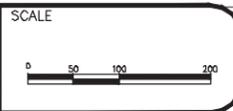


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△			BH	2019
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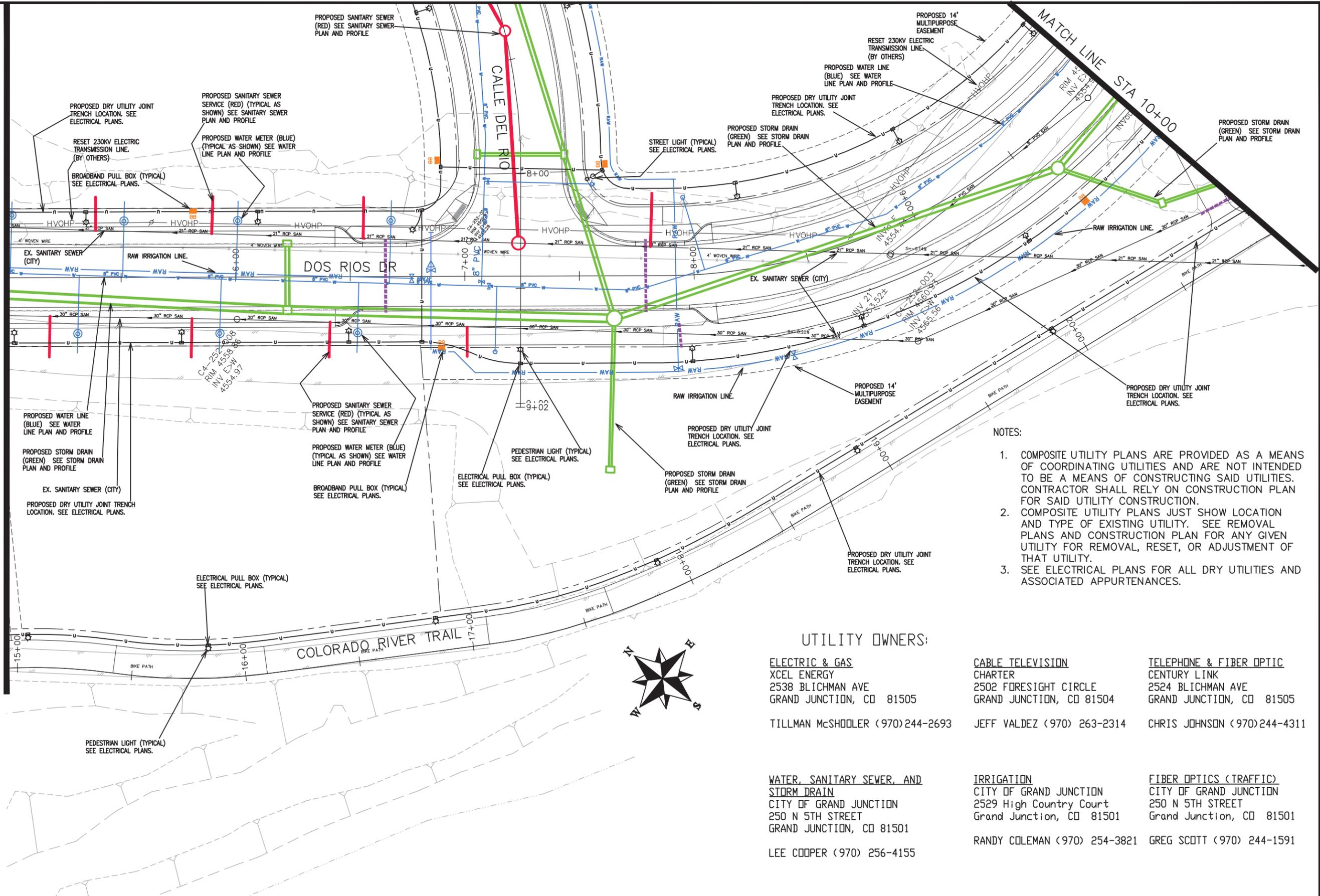


**PUBLIC WORKS
ENGINEERING DIVISION**

**THE RIVERFRONT AT DOS RIOS
COMPOSITE UTILITY PLAN SHEET INDEX - 1
June 18, 2020**

MATCH LINE STA 5+00

MATCH LINE STA 10+00



- NOTES:
1. COMPOSITE UTILITY PLANS ARE PROVIDED AS A MEANS OF COORDINATING UTILITIES AND ARE NOT INTENDED TO BE A MEANS OF CONSTRUCTING SAID UTILITIES. CONTRACTOR SHALL RELY ON CONSTRUCTION PLAN FOR SAID UTILITY CONSTRUCTION.
 2. COMPOSITE UTILITY PLANS JUST SHOW LOCATION AND TYPE OF EXISTING UTILITY. SEE REMOVAL PLANS AND CONSTRUCTION PLAN FOR ANY GIVEN UTILITY FOR REMOVAL, RESET, OR ADJUSTMENT OF THAT UTILITY.
 3. SEE ELECTRICAL PLANS FOR ALL DRY UTILITIES AND ASSOCIATED APPURTENANCES.

UTILITY OWNERS:

<p>ELECTRIC & GAS XCEL ENERGY 2538 BLICHMAN AVE GRAND JUNCTION, CO 81505 TILLMAN McSHOOLER (970)244-2693</p>	<p>CABLE TELEVISION CHARTER 2502 FORESIGHT CIRCLE GRAND JUNCTION, CO 81504 JEFF VALDEZ (970) 263-2314</p>	<p>TELEPHONE & FIBER OPTIC CENTURY LINK 2524 BLICHMAN AVE GRAND JUNCTION, CO 81505 CHRIS JOHNSON (970)244-4311</p>
<p>WATER, SANITARY SEWER, AND STORM DRAIN CITY OF GRAND JUNCTION 250 N 5TH STREET GRAND JUNCTION, CO 81501 LEE COOPER (970) 256-4155</p>	<p>IRRIGATION CITY OF GRAND JUNCTION 2529 High Country Court Grand Junction, CO 81501 RANDY COLEMAN (970) 254-3821</p>	<p>FIBER OPTICS (TRAFFIC) CITY OF GRAND JUNCTION 250 N 5TH STREET Grand Junction, CO 81501 GREG SCOTT (970) 244-1591</p>



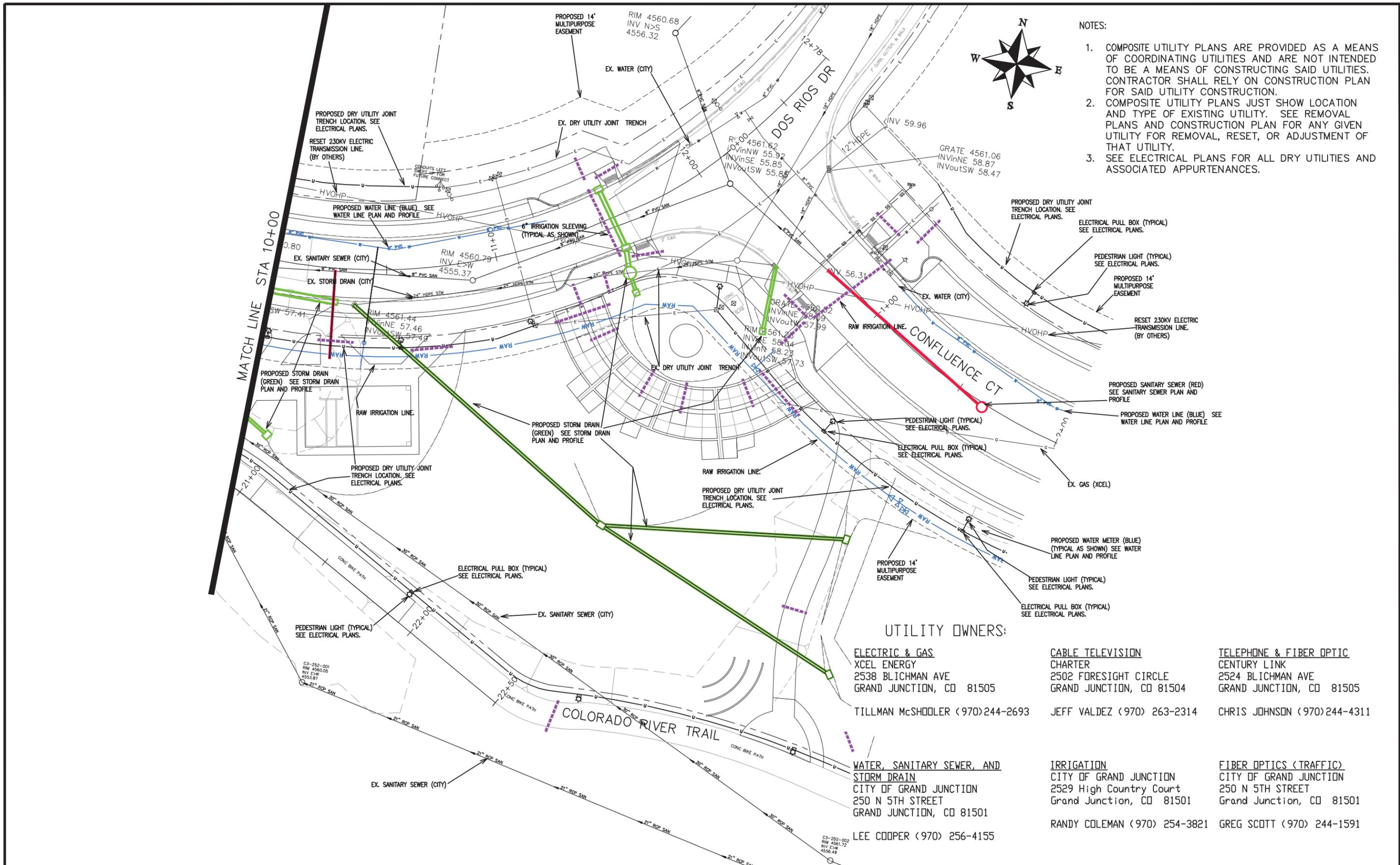
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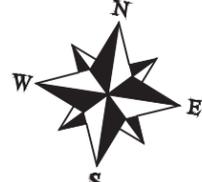
PUBLIC WORKS
ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS
COMPOSITE UTILITY PLAN - C-6
June 19, 2020

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- NOTES:
1. COMPOSITE UTILITY PLANS ARE PROVIDED AS A MEANS OF COORDINATING UTILITIES AND ARE NOT INTENDED TO BE A MEANS OF CONSTRUCTING SAID UTILITIES. CONTRACTOR SHALL RELY ON CONSTRUCTION PLAN FOR SAID UTILITY CONSTRUCTION.
 2. COMPOSITE UTILITY PLANS JUST SHOW LOCATION AND TYPE OF EXISTING UTILITY. SEE REMOVAL PLANS AND CONSTRUCTION PLAN FOR ANY GIVEN UTILITY FOR REMOVAL, RESET, OR ADJUSTMENT OF THAT UTILITY.
 3. SEE ELECTRICAL PLANS FOR ALL DRY UTILITIES AND ASSOCIATED APPURTENANCES.



UTILITY OWNERS:

- | | | |
|---|---|---|
| <p>ELECTRIC & GAS
 XCEL ENERGY
 2538 Blichman Ave
 Grand Junction, CO 81505
 TILLMAN McSHODLER (970)244-2693</p> | <p>CABLE TELEVISION
 CHARTER
 2502 FORESIGHT CIRCLE
 GRAND JUNCTION, CO 81504
 JEFF VALDEZ (970) 263-2314</p> | <p>TELEPHONE & FIBER OPTIC
 CENTURY LINK
 2524 Blichman Ave
 GRAND JUNCTION, CO 81505
 CHRIS JOHNSON (970)244-4311</p> |
| <p>WATER, SANITARY SEWER, AND STORM DRAIN
 CITY OF GRAND JUNCTION
 250 N 5TH STREET
 GRAND JUNCTION, CO 81501
 LEE COOPER (970) 256-4155</p> | <p>IRRIGATION
 CITY OF GRAND JUNCTION
 2529 High Country Court
 Grand Junction, CO 81501
 RANDY COLEMAN (970) 254-3821</p> | <p>FIBER OPTICS (TRAFFIC)
 CITY OF GRAND JUNCTION
 250 N 5TH STREET
 Grand Junction, CO 81501
 GREG SCOTT (970) 244-1591</p> |

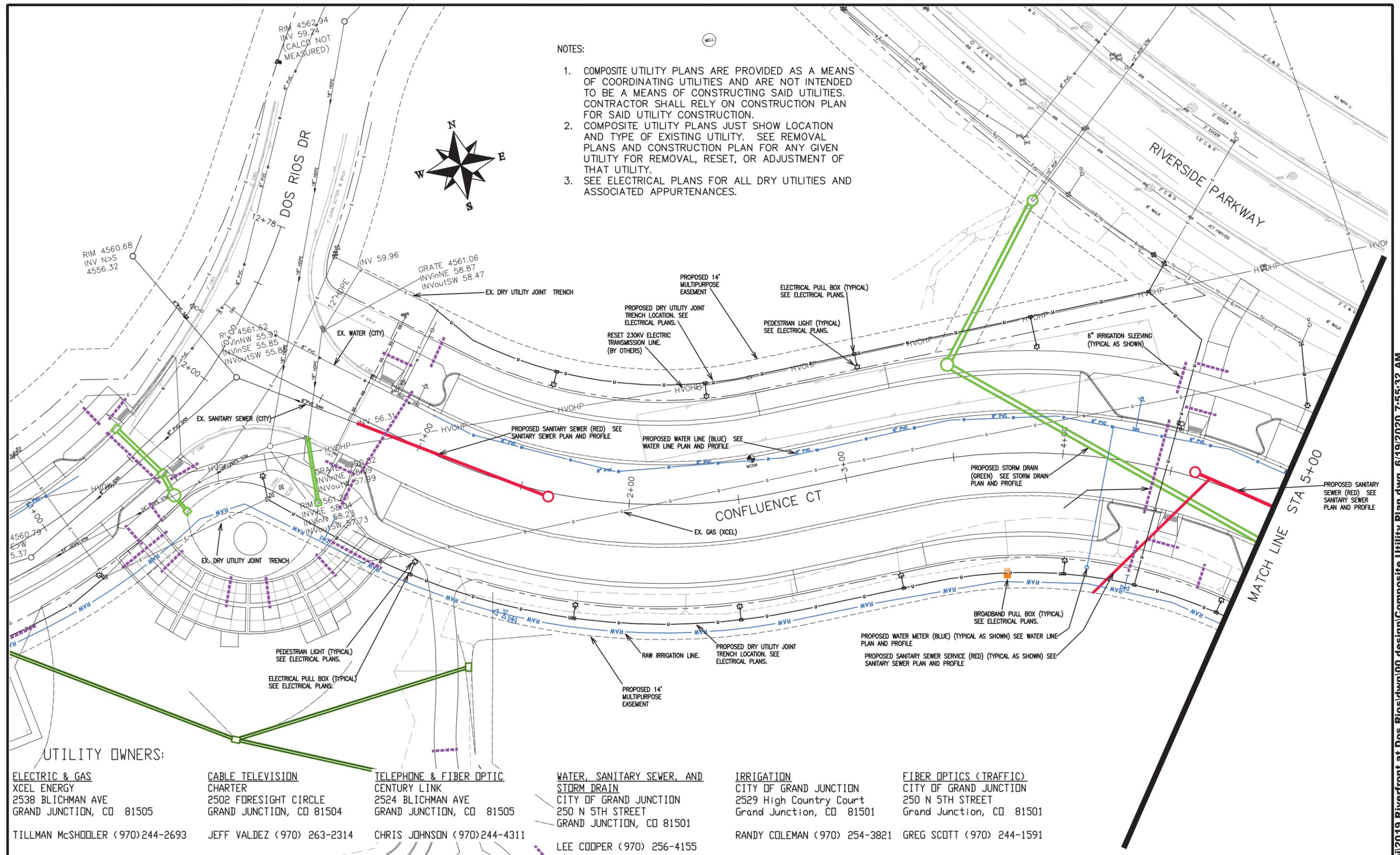
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REVISION Δ			BH	2019	0 NA VERTICAL NA
REVISION Δ			TCP	2019	



PUBLIC WORKS ENGINEERING DIVISION

**THE RIVERFRONT AT DOS RIOS
 COMPOSITE UTILITY PLAN - C-7
 June 19, 2020**

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- NOTES:
1. COMPOSITE UTILITY PLANS ARE PROVIDED AS A MEANS OF COORDINATING UTILITIES AND ARE NOT INTENDED TO BE A MEANS OF CONSTRUCTING SAID UTILITIES. CONTRACTOR SHALL RELY ON CONSTRUCTION PLAN FOR SAID UTILITY CONSTRUCTION.
 2. COMPOSITE UTILITY PLANS JUST SHOW LOCATION AND TYPE OF EXISTING UTILITY. SEE REMOVAL PLANS AND CONSTRUCTION PLAN FOR ANY GIVEN UTILITY FOR REMOVAL, RESET, OR ADJUSTMENT OF THAT UTILITY.
 3. SEE ELECTRICAL PLANS FOR ALL DRY UTILITIES AND ASSOCIATED APPURTENANCES.



UTILITY OWNERS:

<p>ELECTRIC & GAS XCEL ENERGY 2538 BLICHMAN AVE GRAND JUNCTION, CO 81505 TILLMAN McSHODLER (970)244-2693</p>	<p>CABLE TELEVISION CHARTER 2502 FORESIGHT CIRCLE GRAND JUNCTION, CO 81504 JEFF VALDEZ (970) 263-2314</p>	<p>TELEPHONE & FIBER OPTIC CENTURY LINK 2524 BLICHMAN AVE GRAND JUNCTION, CO 81505 CHRIS JOHNSON (970)244-4311</p>	<p>WATER, SANITARY SEWER, AND STORM DRAIN CITY OF GRAND JUNCTION 250 N 5TH STREET GRAND JUNCTION, CO 81501 LEE COOPER (970) 256-4155</p>	<p>IRRIGATION CITY OF GRAND JUNCTION 2529 High Country Court Grand Junction, CO 81501 RANDY COLEMAN (970) 254-3821</p>	<p>FIBER OPTICS (TRAFFIC) CITY OF GRAND JUNCTION 250 N 5TH STREET Grand Junction, CO 81501 GREG SCOTT (970) 244-1591</p>
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REVISION	DESCRIPTION	DATE	DRAWN BY	DATE
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REVISION			JCS	2019
REVISION			BH	2019
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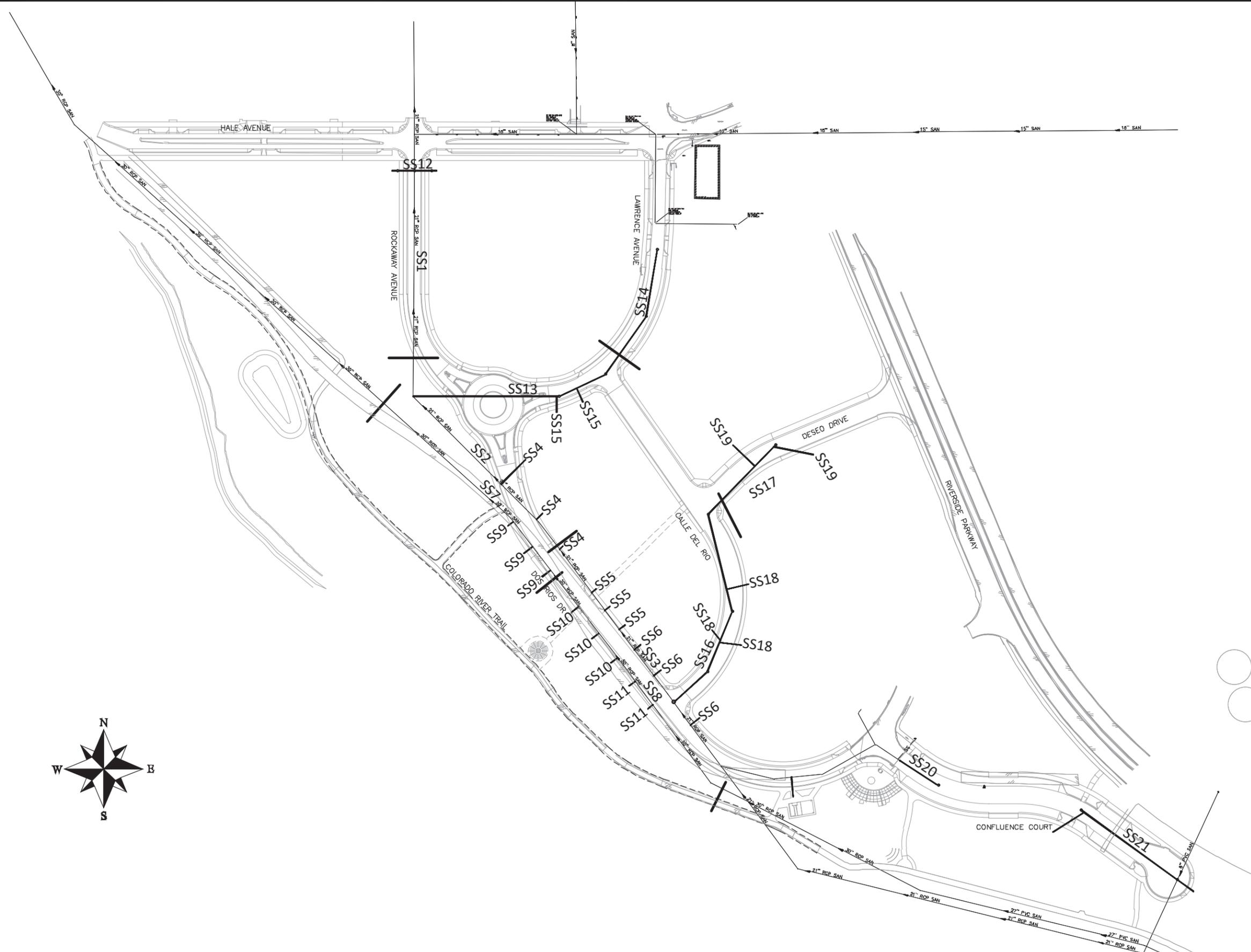
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VERTICAL	1" = 10'



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ENGINEERING DIVISION**

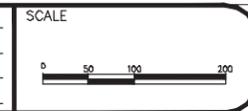
**THE RIVERFRONT AT DOS RIOS
COMPOSITE UTILITY PLAN - C-13
June 19, 2020**

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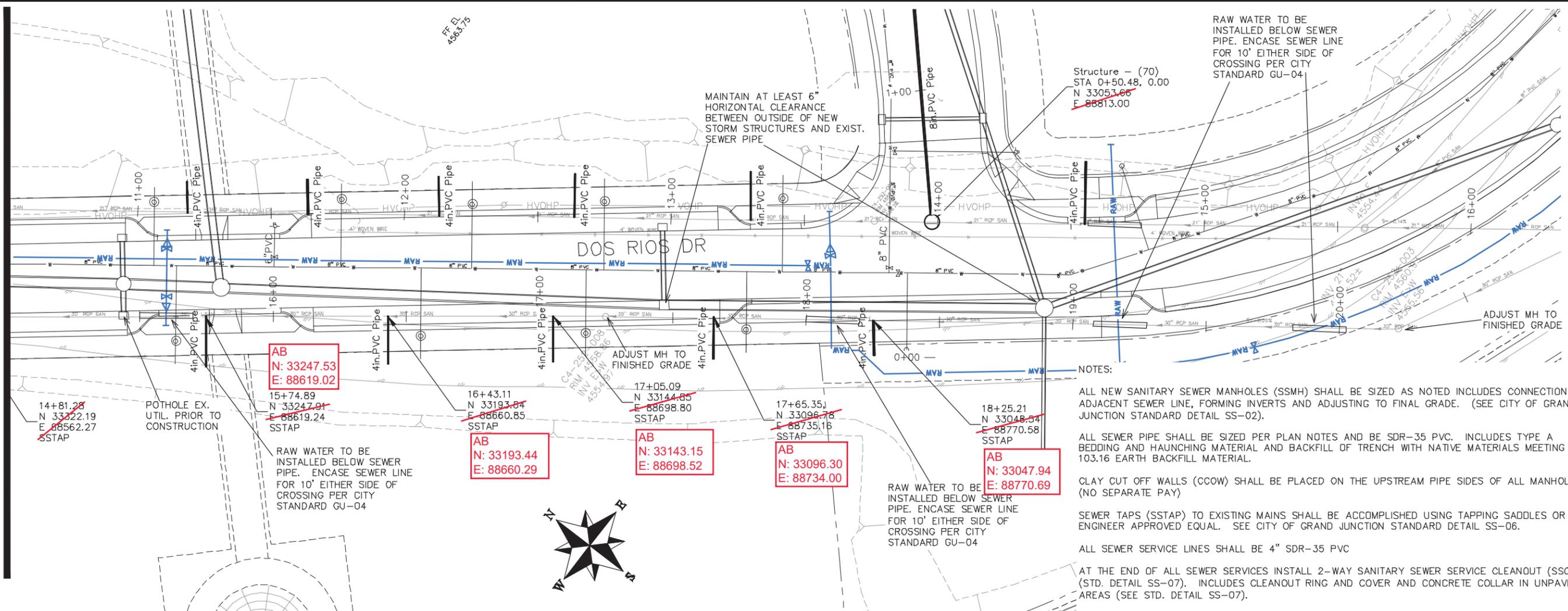
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 CHECKED BY BH DATE 2019
 APPROVED BY TCP DATE 2019



PUBLIC WORKS
 ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS
 SANITARY SEWER SHEET INDEX
 June 18, 2020

MATCH LINE STA 15+00



NOTES:

ALL NEW SANITARY SEWER MANHOLES (SSMH) SHALL BE SIZED AS NOTED INCLUDES CONNECTION OF ADJACENT SEWER LINE, FORMING INVERTS AND ADJUSTING TO FINAL GRADE. (SEE CITY OF GRAND JUNCTION STANDARD DETAIL SS-02).

ALL SEWER PIPE SHALL BE SIZED PER PLAN NOTES AND BE SDR-35 PVC. INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.

CLAY CUT OFF WALLS (CCOW) SHALL BE PLACED ON THE UPSTREAM PIPE SIDES OF ALL MANHOLES. (NO SEPARATE PAY)

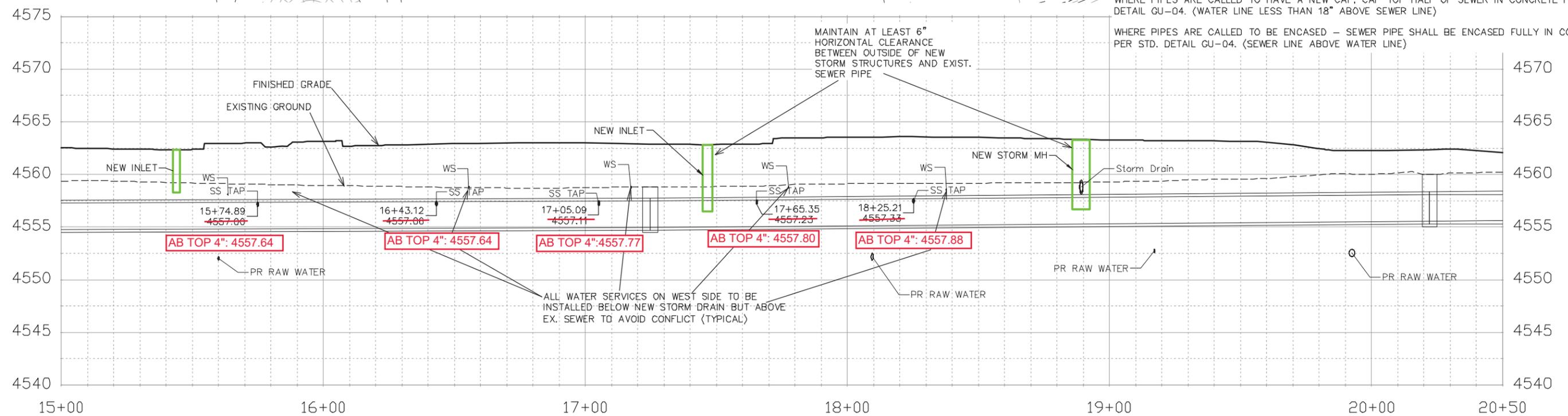
SEWER TAPS (SSTAP) TO EXISTING MAINS SHALL BE ACCOMPLISHED USING TAPPING SADDLES OR ENGINEER APPROVED EQUAL. SEE CITY OF GRAND JUNCTION STANDARD DETAIL SS-06.

ALL SEWER SERVICE LINES SHALL BE 4" SDR-35 PVC

AT THE END OF ALL SEWER SERVICES INSTALL 2-WAY SANITARY SEWER SERVICE CLEANOUT (SSCO) (STD. DETAIL SS-07). INCLUDES CLEANOUT RING AND COVER AND CONCRETE COLLAR IN UNPAVED AREAS (SEE STD. DETAIL SS-07).

WHERE PIPES ARE CALLED TO HAVE A NEW CAP, CAP TOP HALF OF SEWER IN CONCRETE PER STD. DETAIL GU-04. (WATER LINE LESS THAN 18" ABOVE SEWER LINE)

WHERE PIPES ARE CALLED TO BE ENCASED - SEWER PIPE SHALL BE ENCASED FULLY IN CONCRETE PER STD. DETAIL GU-04. (SEWER LINE ABOVE WATER LINE)



REVISION	DESCRIPTION	DATE	DRAWN BY	DATE	2019
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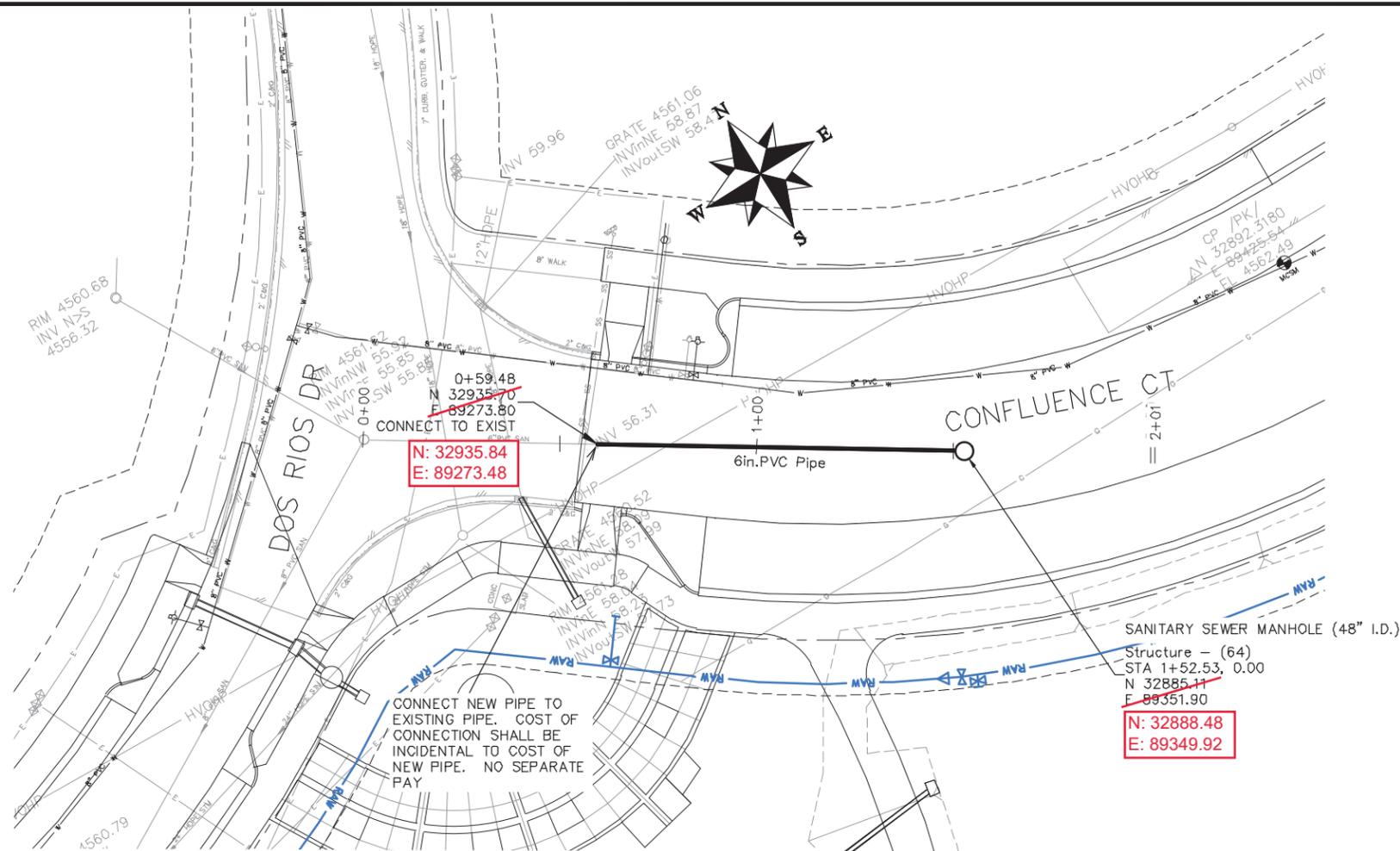
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CITY OF Grand Junction COLORADO

PUBLIC WORKS ENGINEERING DIVISION

**THE RIVERFRONT AT DOS RIOS
SANITARY SEWER PH 2 - SSB
June 18, 2020**

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NOTES:

ALL NEW SANITARY SEWER MANHOLES (SSMH) SHALL BE SIZED AS NOTED INCLUDES CONNECTION OF ADJACENT SEWER LINE, FORMING INVERTS AND ADJUSTING TO FINAL GRADE. (SEE CITY OF GRAND JUNCTION STANDARD DETAIL SS-02).

ALL SEWER PIPE SHALL BE SIZED PER PLAN NOTES AND BE SDR-35 PVC. INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.

CLAY CUT OFF WALLS (CCOW) SHALL BE PLACED ON THE UPSTREAM PIPE SIDES OF ALL MANHOLES. (NO SEPARATE PAY)

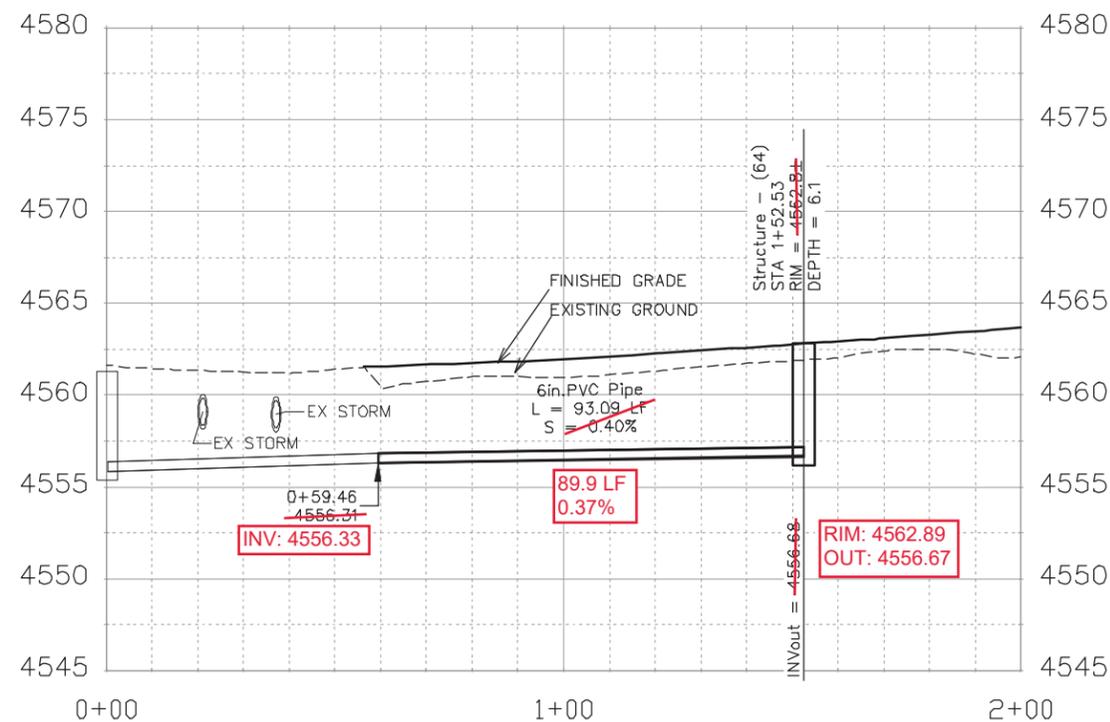
SEWER TAPS (SSAP) TO NEW MAINS SHALL BE ACCOMPLISHED USING FULL BODY WYES. SEE CITY OF GRAND JUNCTION STANDARD DETAIL SS-06.

ALL SEWER SERVICE LINES SHALL BE 4" SDR-35 PVC

AT THE END OF ALL SEWER SERVICES INSTALL 2-WAY SANITARY SEWER SERVICE CLEANOUT (SSCO) (STD. DETAIL SS-07). INCLUDES CLEANOUT RING AND COVER AND CONCRETE COLLAR IN UNPAVED AREAS (SEE STD. DETAIL SS-07).

WHERE PIPES ARE CALLED TO HAVE A NEW CAP, CAP TOP HALF OF SEWER IN CONCRETE PER STD. DETAIL GU-04. (WATER LINE LESS THAN 18" ABOVE SEWER LINE)

WHERE PIPES ARE CALLED TO BE ENCASED - SEWER PIPE SHALL BE ENCASED FULLY IN CONCRETE PER STD. DETAIL GU-04. (SEWER LINE ABOVE WATER LINE)



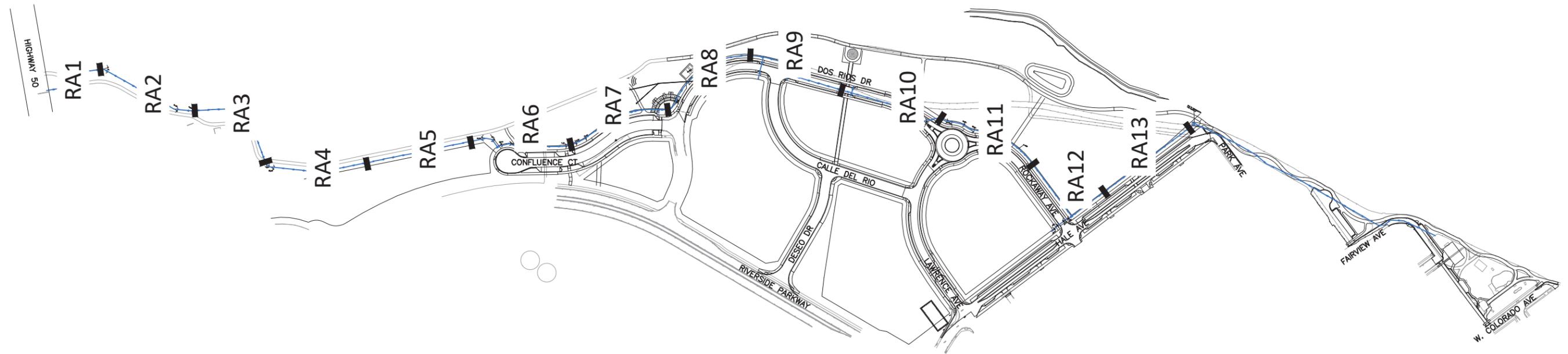
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PLAN & PROFILE
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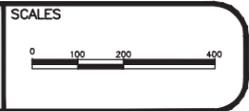


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ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS
SANITARY SEWER PH 2 - SS20
June 18, 2020



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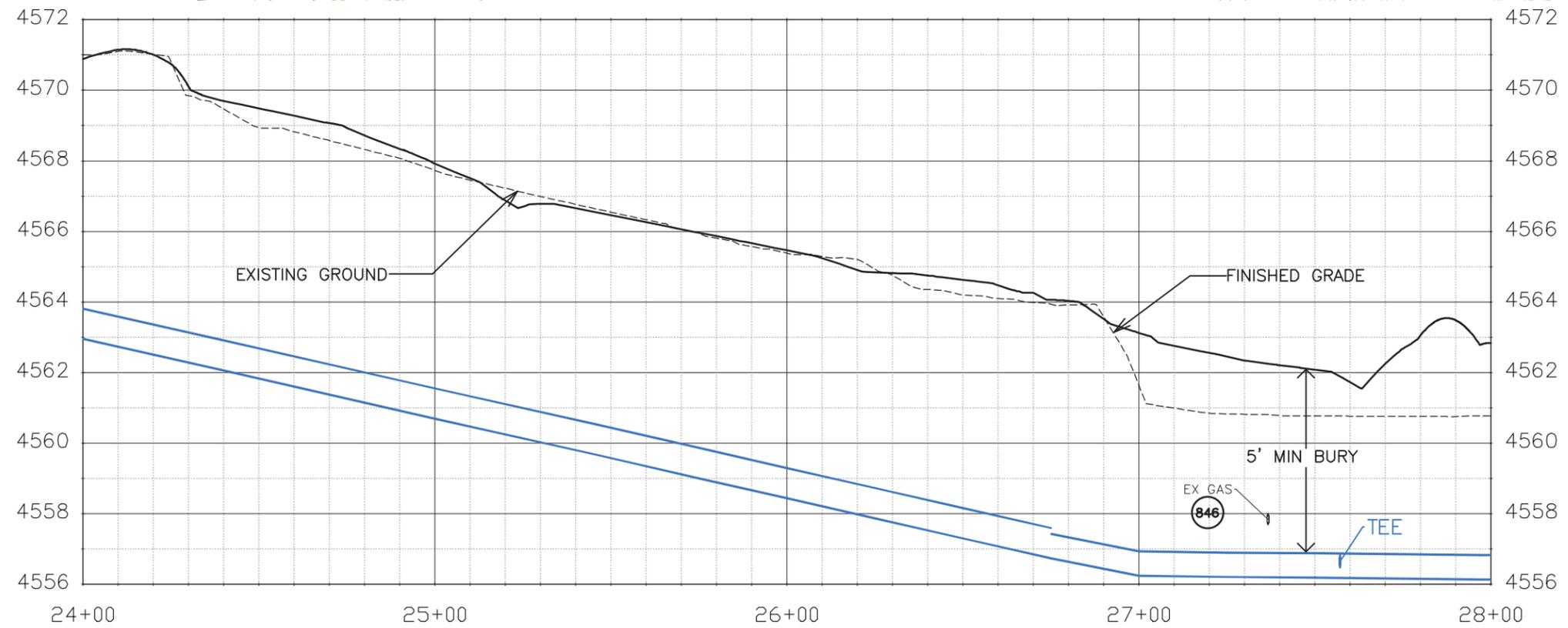
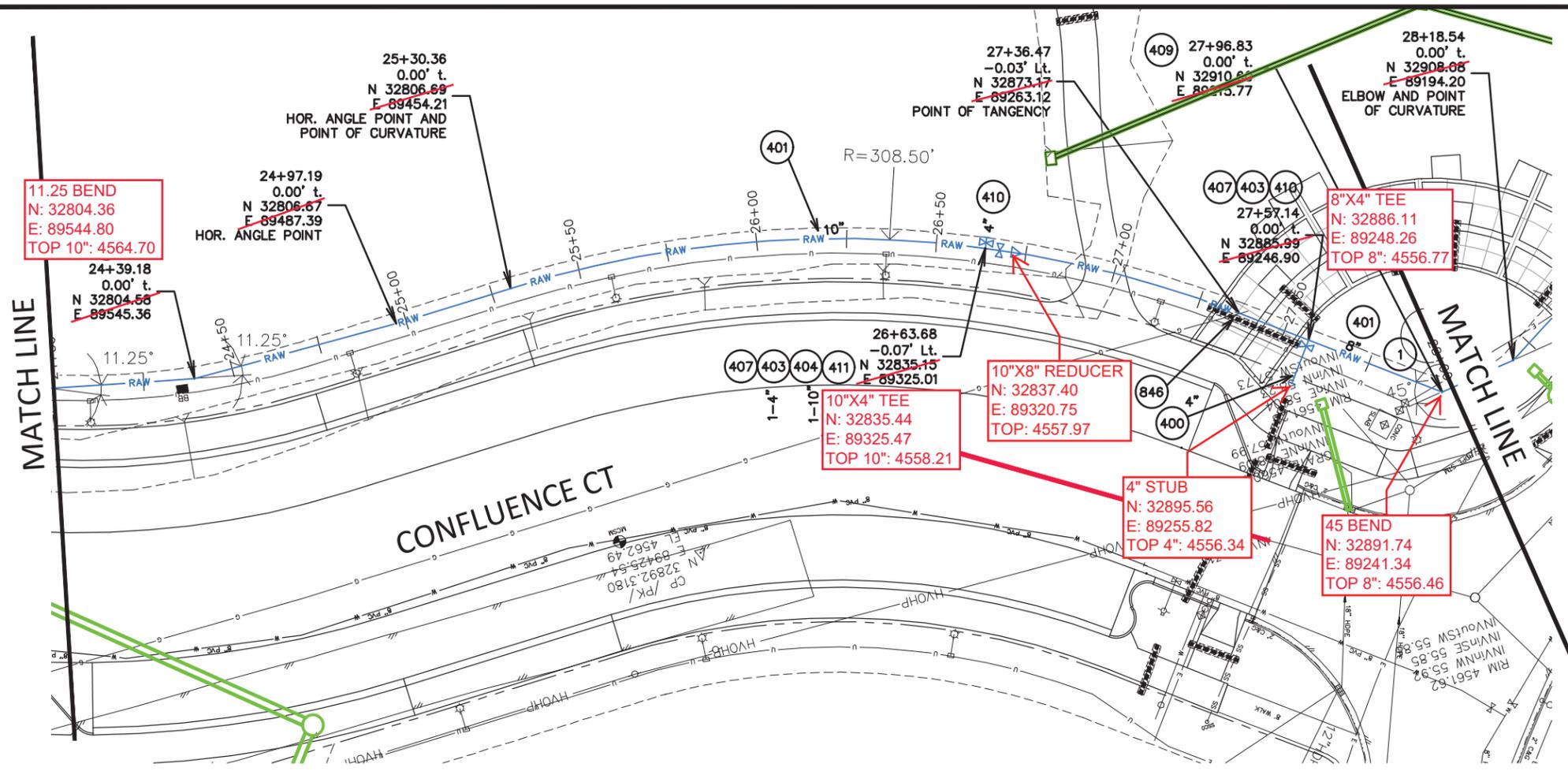


PUBLIC WORKS
ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS
RAW WATER LINE – KEYMAP
June 19, 2020

CONSTRUCTION NOTES

- 1) 202 - REMOVAL OF ASPHALT MAT. CUT AND REMOVE ASPHALT AS NEEDED FOR PIPE INSTALLATION.
- 400 102.7/108.2 - WATER MAIN PIPE (C-900 PVC) (SIZE AS SHOWN). INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.
- 401 102.7/108.2 - WATER MAIN PIPE (DR-25 PVC) (SIZE AS SHOWN). INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.
- 403 102.8b/108.3 - GATE VALVE. (SIZE AS SHOWN)
- 407 102.8/108.3 - TEE (SIZE AS SHOWN).
- 409 102.8/108.3 - ELBOW (SIZE AND ANGLE AS SHOWN)
- 410 102.8/108.3 - END CAP / PLUG (SIZE AS SHOWN).
- 411 102.8/108.3 - REDUCER (SIZE AS SHOWN).
- 846 POT HOLE EXISTING UTILITY AHEAD OF CONSTRUCTION. TRANSITION WATER PIPE AS NEEDED TO MAINTAIN 18" CLEARANCE MINIMUM ABOVE SEWER PIPES AND 6" CLEARANCE MINIMUM ABOVE OR BELOW OTHER UTILITY LINES.



Know what's below.
Call before you dig.

NOTE: NOTIFY AFFECTED UTILITY VENDOR 48 HOURS PRIOR TO EXCAVATIONS THAT WILL EXPOSE UTILITY LINES. THE UTILITY PLAN WILL HAVE A LISTING OF UTILITY VENDORS AND TELEPHONE NUMBERS.

REVISION	DESCRIPTION	DATE	DRAWN BY	DATE	SCALES:
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REVISION			ICP	2020	



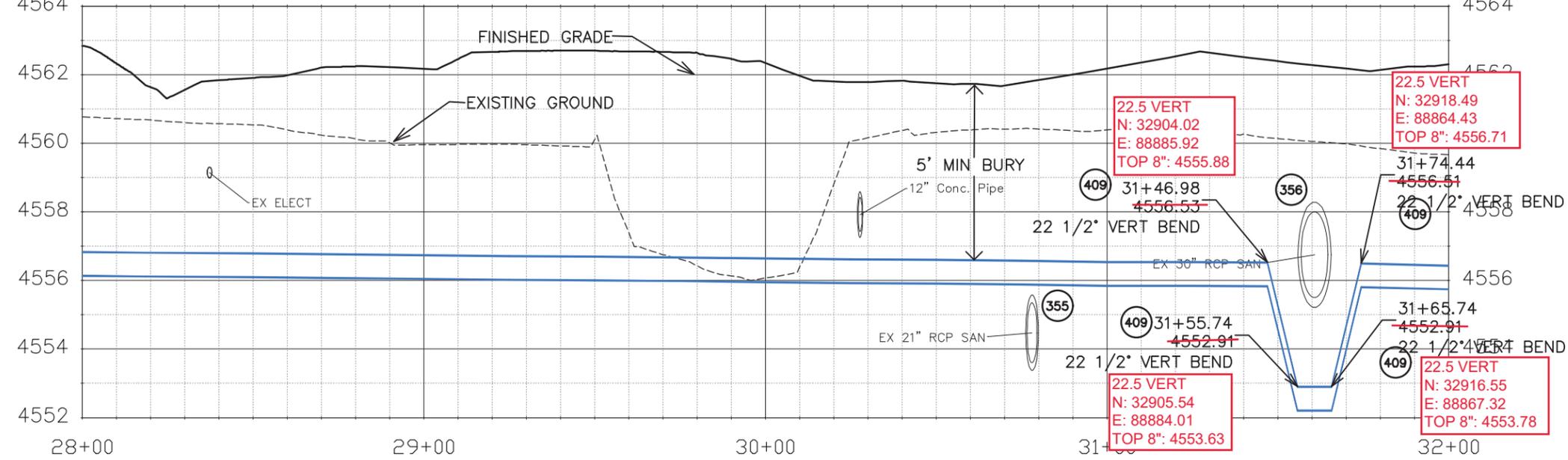
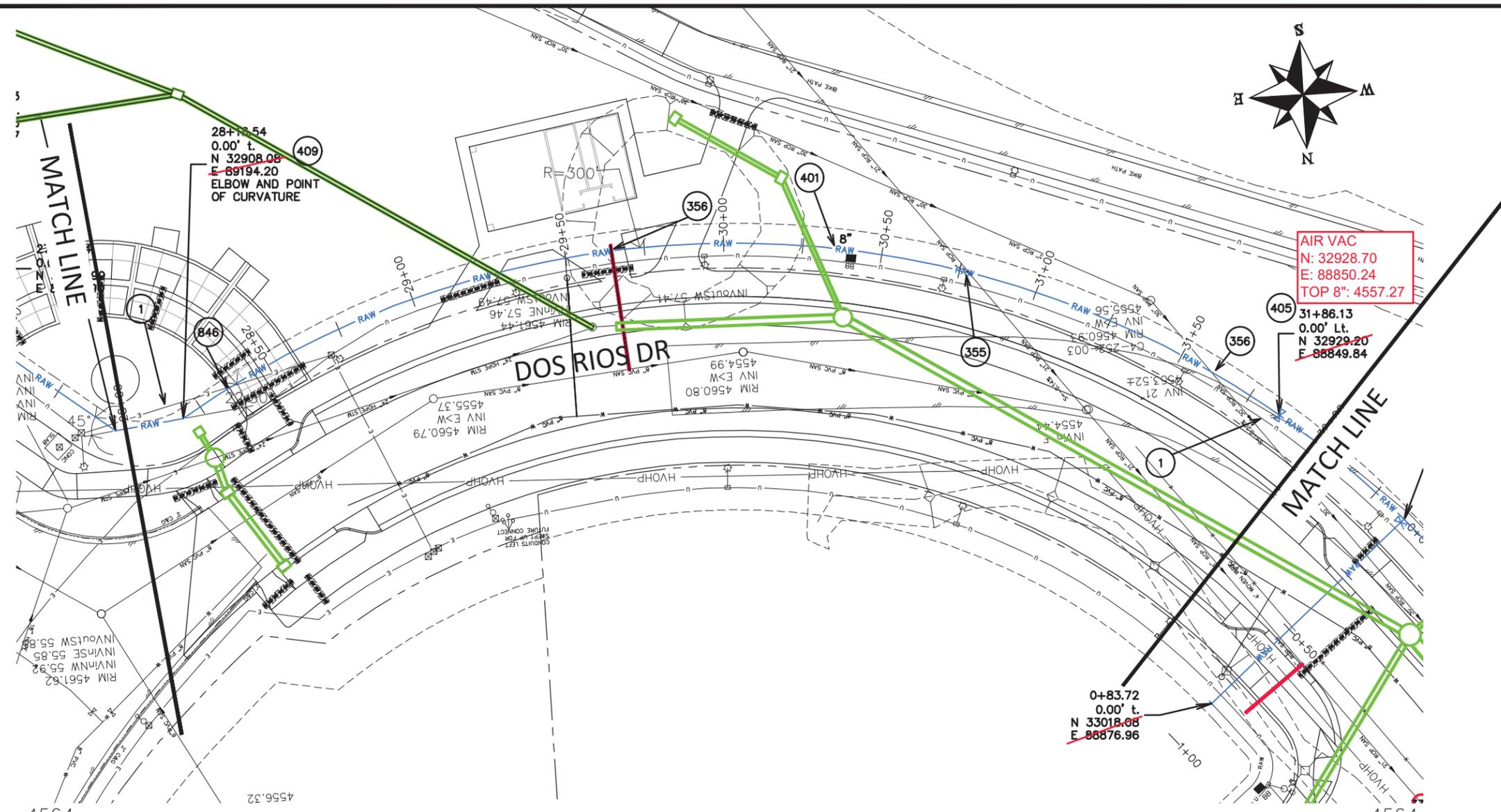
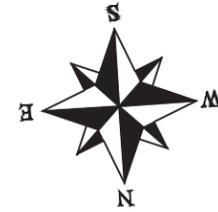
PUBLIC WORKS
ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS
RAW WATER LINE - RA7
June 19, 2020

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CONSTRUCTION NOTES

- 1 202 - REMOVAL OF ASPHALT MAT. CUT AND REMOVE ASPHALT AS NEEDED FOR PIPE INSTALLATION.
- 355 104.40 - CAP TOP HALF OF SEWER IN CONCRETE PER STD. DETAIL GU-04. (WATER LINE LESS THAN 18" ABOVE SEWER LINE)
- 356 104.40 - ENCASE ENTIRE SEWER IN REINFORCED CONCRETE PER STD. DETAIL GU-04. (ALL CASES WHERE WATER LINE BELOW SEWER LINE OR AT WATERWAY CROSSING)
- 401 102.7/108.2 - WATER MAIN PIPE (DR-25 PVC) (SIZE AS SHOWN). INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.
- 405 102.8g/102.8h/108.3 - AIR VALVE AND VAULT (SIZE AS SHOWN).
- 409 102.8/108.3 - ELBOW (SIZE AND ANGLE AS SHOWN)
- 846 POT HOLE EXISTING UTILITY AHEAD OF CONSTRUCTION. TRANSITION WATER PIPE AS NEEDED TO MAINTAIN 18" CLEARANCE MINIMUM ABOVE SEWER PIPES AND 6" CLEARANCE MINIMUM ABOVE OR BELOW OTHER UTILITY LINES.



NOTE: NOTIFY AFFECTED UTILITY VENDOR 48 HOURS PRIOR TO EXCAVATIONS THAT WILL EXPOSE UTILITY LINES. THE UTILITY PLAN WILL HAVE A LISTING OF UTILITY VENDORS AND TELEPHONE NUMBERS.

REVISION	DESCRIPTION	DATE	DRAWN BY	DATE	SCALES:
REVISION			JCS	2020	PLAN & PROFILE
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REVISION			ICP	2020	



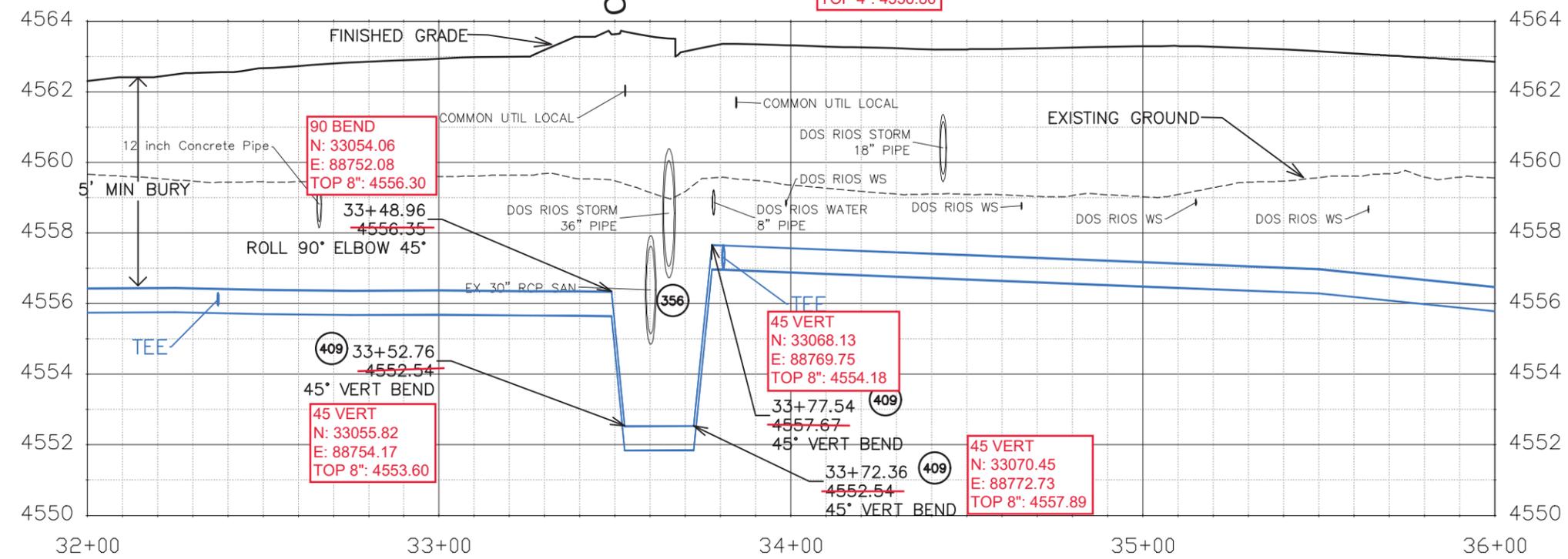
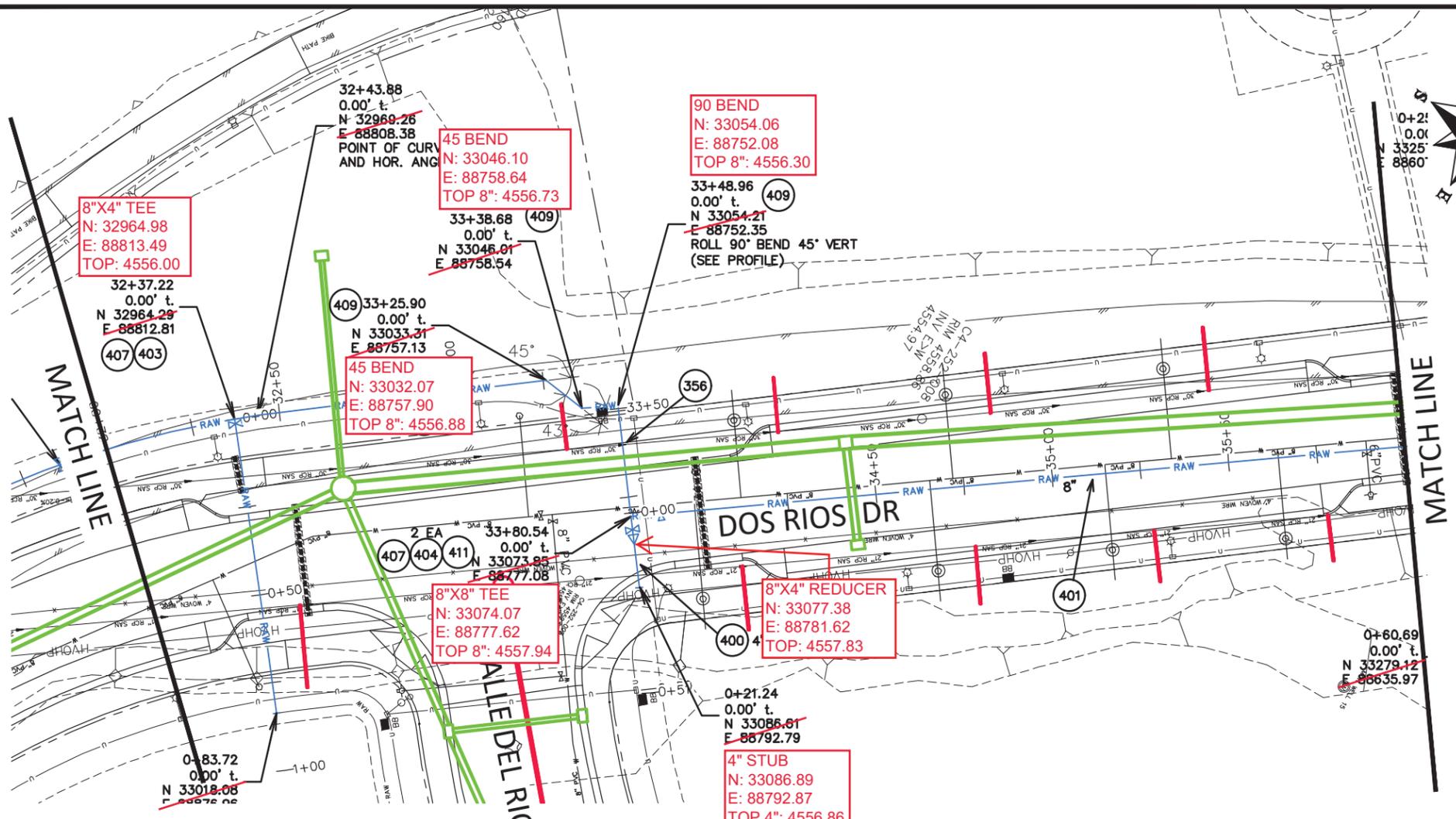
PUBLIC WORKS ENGINEERING DIVISION

**THE RIVERFRONT AT DOS RIOS
RAW WATER LINE - RAS
June 19, 2020**

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CONSTRUCTION NOTES

- 1 202 - REMOVAL OF ASPHALT MAT. CUT AND REMOVE ASPHALT AS NEEDED FOR PIPE INSTALLATION.
- 356 104.40 - ENCASE ENTIRE SEWER IN REINFORCED CONCRETE PER STD. DETAIL GU-04. (ALL CASES WHERE WATER LINE BELOW SEWER LINE OR AT WATERWAY CROSSING)
- 400 102.7/108.2 - WATER MAIN PIPE (C-900 PVC) (SIZE AS SHOWN). INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.
- 401 102.7/108.2 - WATER MAIN PIPE (DR-25 PVC) (SIZE AS SHOWN). INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.
- 403 102.8b/108.3 - GATE VALVE. (SIZE AS SHOWN)
- 404 BUTTERFLY VALVE (SIZE AS SHOWN).
- 407 102.8/108.3 - TEE (SIZE AS SHOWN).
- 409 102.8/108.3 - ELBOW (SIZE AND ANGLE AS SHOWN)
- 411 102.8/108.3 - REDUCER (SIZE AS SHOWN).



Know what's below.
Call before you dig.

NOTE: NOTIFY AFFECTED UTILITY VENDOR 48 HOURS PRIOR TO EXCAVATIONS THAT WILL EXPOSE UTILITY LINES. THE UTILITY PLAN WILL HAVE A LISTING OF UTILITY VENDORS AND TELEPHONE NUMBERS.

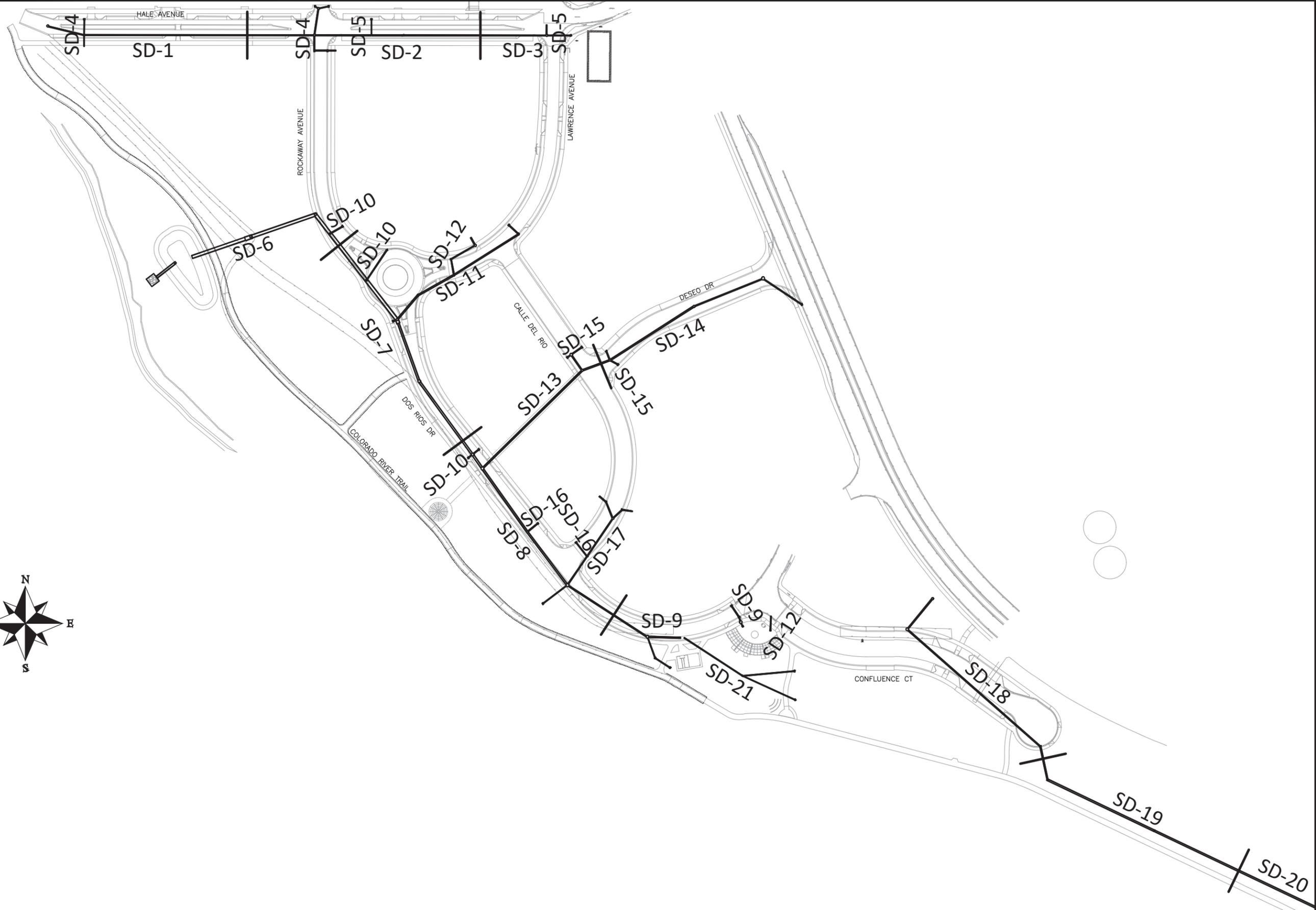
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REVISION			BH	2020	0" = 1' VERTICAL
REVISION			ICP	2020	



PUBLIC WORKS
ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS
RAW WATER LINE - RA9
June 19, 2020

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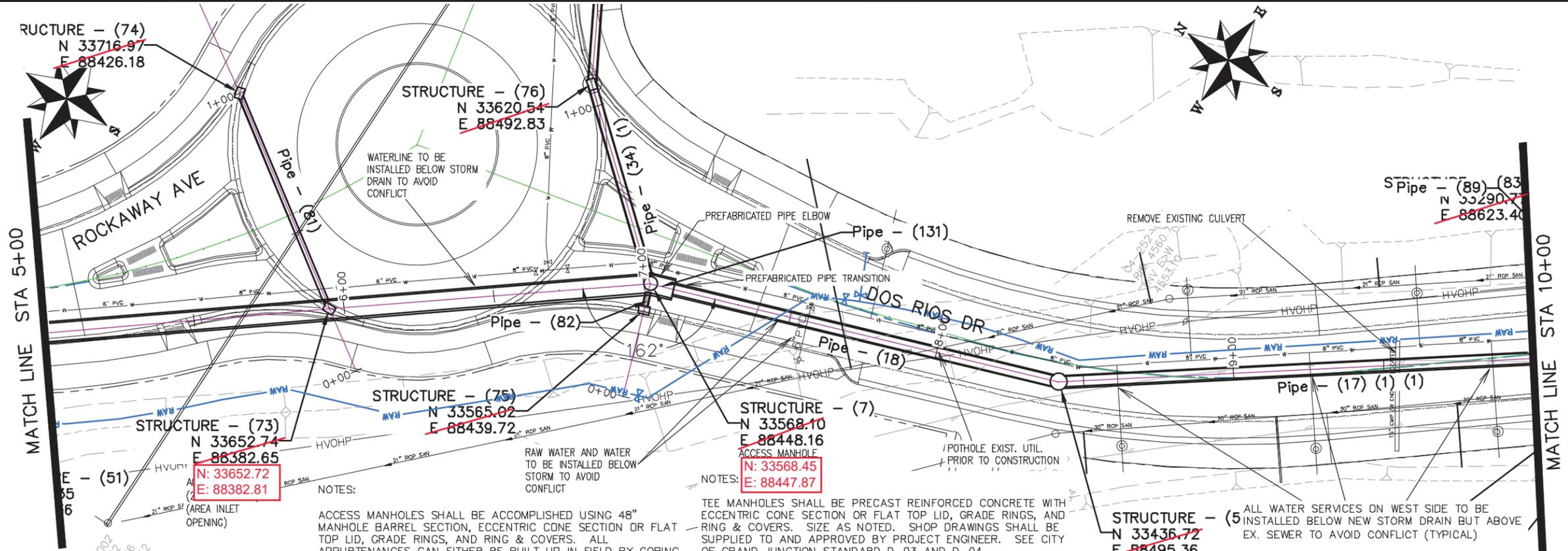


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△			TCP	2019	
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PUBLIC WORKS
ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS
STORM DRAIN SHEET INDEX
June 19, 2020



NOTES:
 ACCESS INLETS SHALL BE ACCOMPLISHED USING 24" X 36" I.D. CONCRETE BOX, AND EITHER VERTICAL CURB OPENING OR AREA INLET FRAME AND GRATE AS NOTED. ALL APPURTENANCES CAN EITHER BE BUILT UP IN FIELD BY CORING AND CONNECTING TO PIPE OR BE PRECAST. SHOP DRAWINGS SHALL BE SUPPLIED TO AND APPROVED BY PROJECT ENGINEER IF PRECAST. SEE CITY OF GRAND JUNCTION STANDARD D-02, D-07, D-10 AND D-12 FOR ADDITIONAL INFORMATION

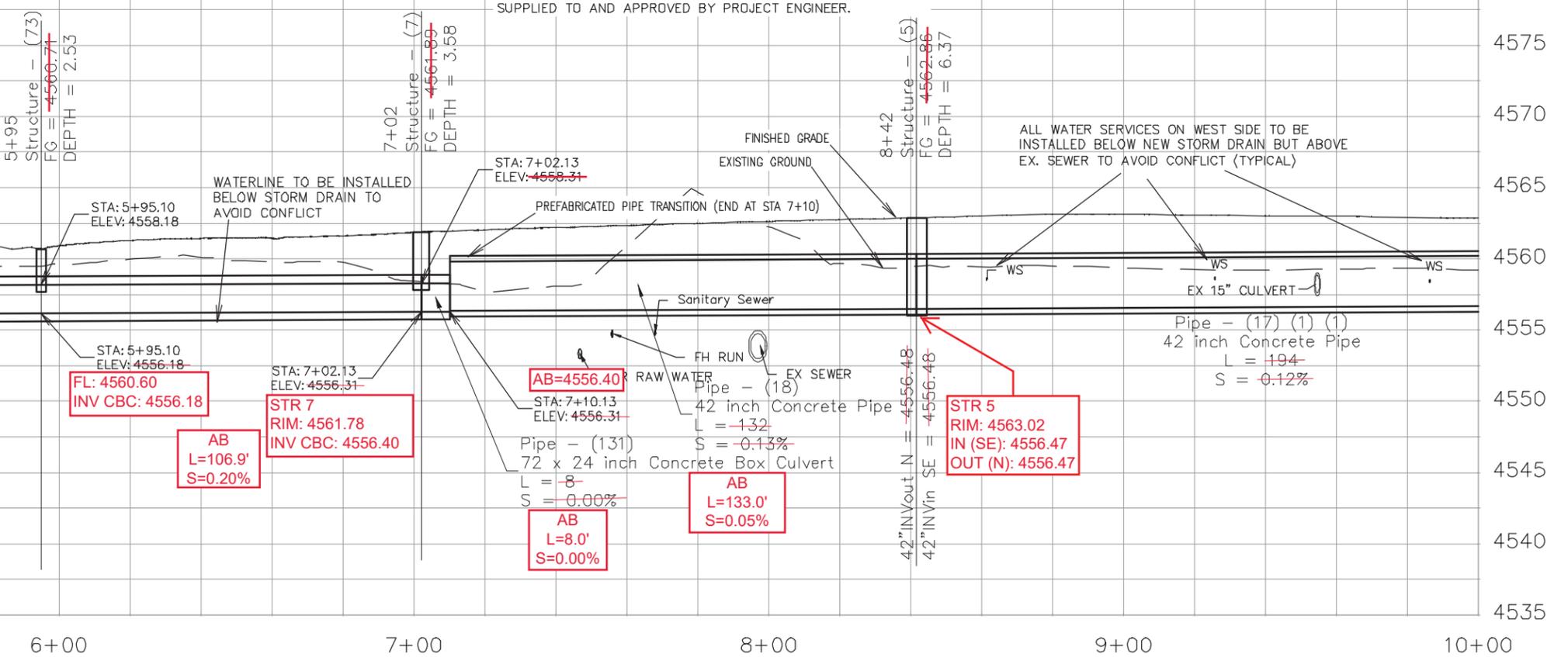
NOTES:
 ACCESS MANHOLES SHALL BE ACCOMPLISHED USING 48" MANHOLE BARREL SECTION, ECCENTRIC CONE SECTION OR FLAT TOP LID, GRADE RINGS, AND RING & COVERS. ALL APPURTENANCES CAN EITHER BE BUILT UP IN FIELD BY CORING AND CONNECTING TO PIPE OR BE PRECAST. SHOP DRAWINGS SHALL BE SUPPLIED TO AND APPROVED BY PROJECT ENGINEER IF PRECAST. SEE CITY OF GRAND JUNCTION STANDARD D-03, D-04, AND D-12 FOR ADDITIONAL INFORMATION

NOTES:
 TEE MANHOLES SHALL BE PRECAST REINFORCED CONCRETE WITH ECCENTRIC CONE SECTION OR FLAT TOP LID, GRADE RINGS, AND RING & COVERS. SIZE AS NOTED. SHOP DRAWINGS SHALL BE SUPPLIED TO AND APPROVED BY PROJECT ENGINEER. SEE CITY OF GRAND JUNCTION STANDARD D-03 AND D-04.

NOTES:
 PREFABRICATED PIPE ELBOWS - SHOP DRAWINGS SHALL BE SUPPLIED TO AND APPROVED BY PROJECT ENGINEER.

NOTES:
 ALL WATER SERVICES ON WEST SIDE TO BE INSTALLED BELOW NEW STORM DRAIN BUT ABOVE EX. SEWER TO AVOID CONFLICT (TYPICAL)

ALL STORM DRAIN PIPE SHALL BE SIZED PER PLAN NOTES AND BE REINFORCED CONCRETE PIPE OR ENGINEER APPROVED EQUAL. INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.



REVISION	DESCRIPTION	DATE	DRAWN BY	DATE
△			JCS	2019
△			JCS	2019
△			BH	2019
△			TCP	2019

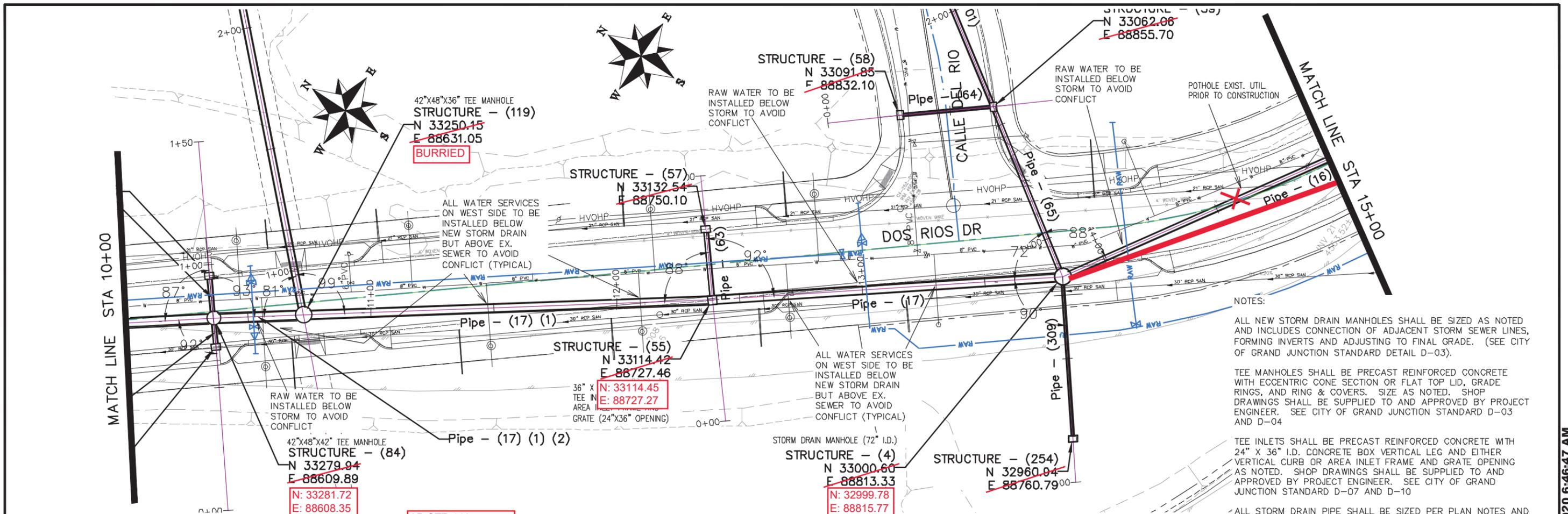
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PLAN & PROFILE
0 10 20 40 HORIZONTAL
0 2.5 5 10 VERTICAL



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 ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS
 STORM DRAIN PH 2 - SD-7
 June 19, 2020

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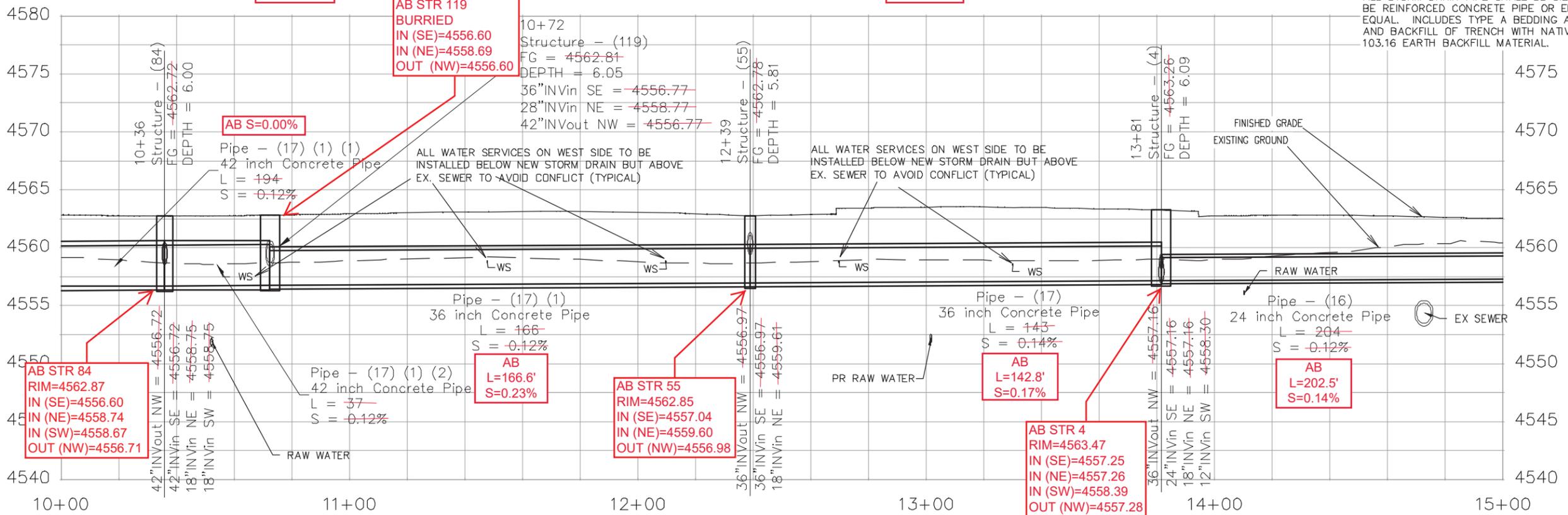
NOTES:

ALL NEW STORM DRAIN MANHOLES SHALL BE SIZED AS NOTED AND INCLUDES CONNECTION OF ADJACENT STORM SEWER LINES, FORMING INVERTS AND ADJUSTING TO FINAL GRADE. (SEE CITY OF GRAND JUNCTION STANDARD DETAIL D-03).

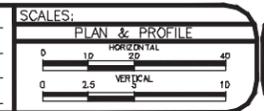
TEE MANHOLES SHALL BE PRECAST REINFORCED CONCRETE WITH ECCENTRIC CONE SECTION OR FLAT TOP LID, GRADE RINGS, AND RING & COVERS. SIZE AS NOTED. SHOP DRAWINGS SHALL BE SUPPLIED TO AND APPROVED BY PROJECT ENGINEER. SEE CITY OF GRAND JUNCTION STANDARD D-03 AND D-04

TEE INLETS SHALL BE PRECAST REINFORCED CONCRETE WITH 24" X 36" I.D. CONCRETE BOX VERTICAL LEG AND EITHER VERTICAL CURB OR AREA INLET FRAME AND GRATE OPENING AS NOTED. SHOP DRAWINGS SHALL BE SUPPLIED TO AND APPROVED BY PROJECT ENGINEER. SEE CITY OF GRAND JUNCTION STANDARD D-07 AND D-10

ALL STORM DRAIN PIPE SHALL BE SIZED PER PLAN NOTES AND BE REINFORCED CONCRETE PIPE OR ENGINEER APPROVED EQUAL. INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.



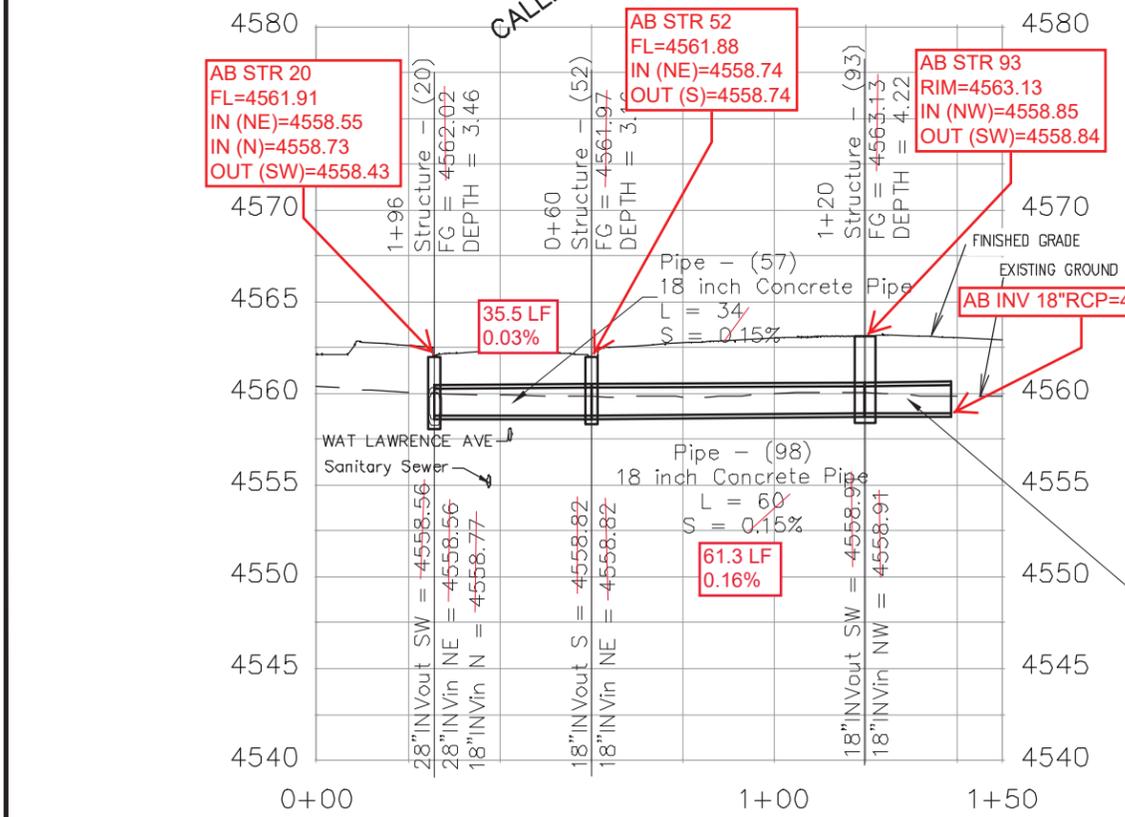
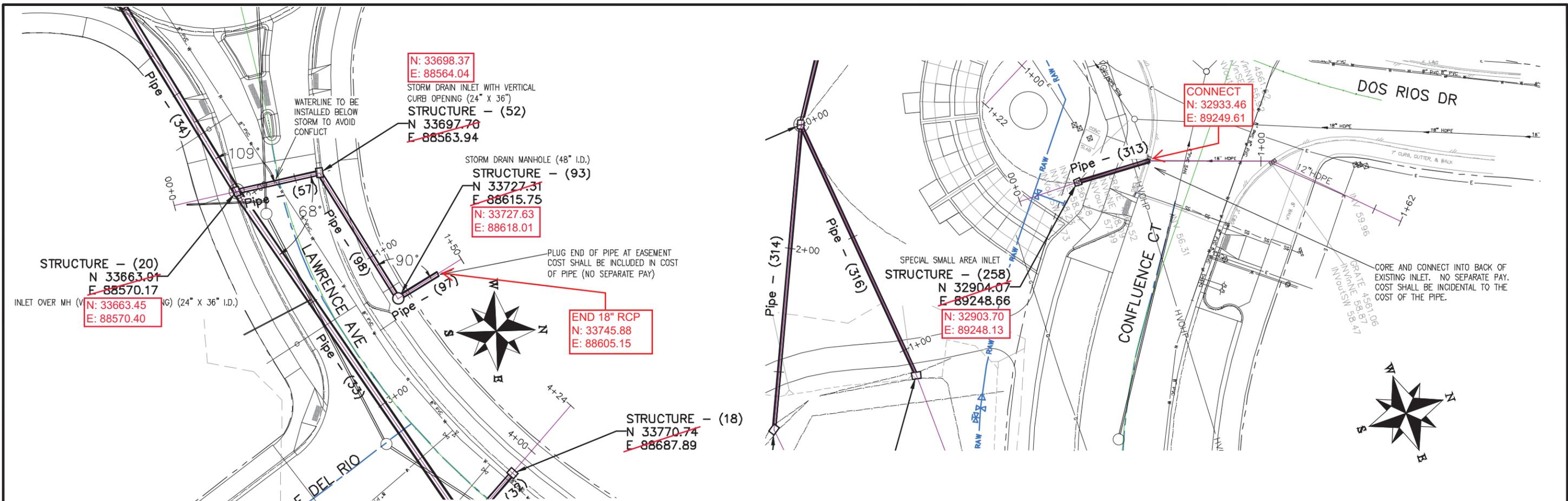
REVISION	DESCRIPTION	DATE	DRAWN BY	DATE
REVISION			JCS	2019
REVISION			JCS	2019
REVISION			BH	2019
REVISION			TCP	2019



PUBLIC WORKS ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS STORM DRAIN PH 2 - SD-8
June 19, 2020

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NOTES:

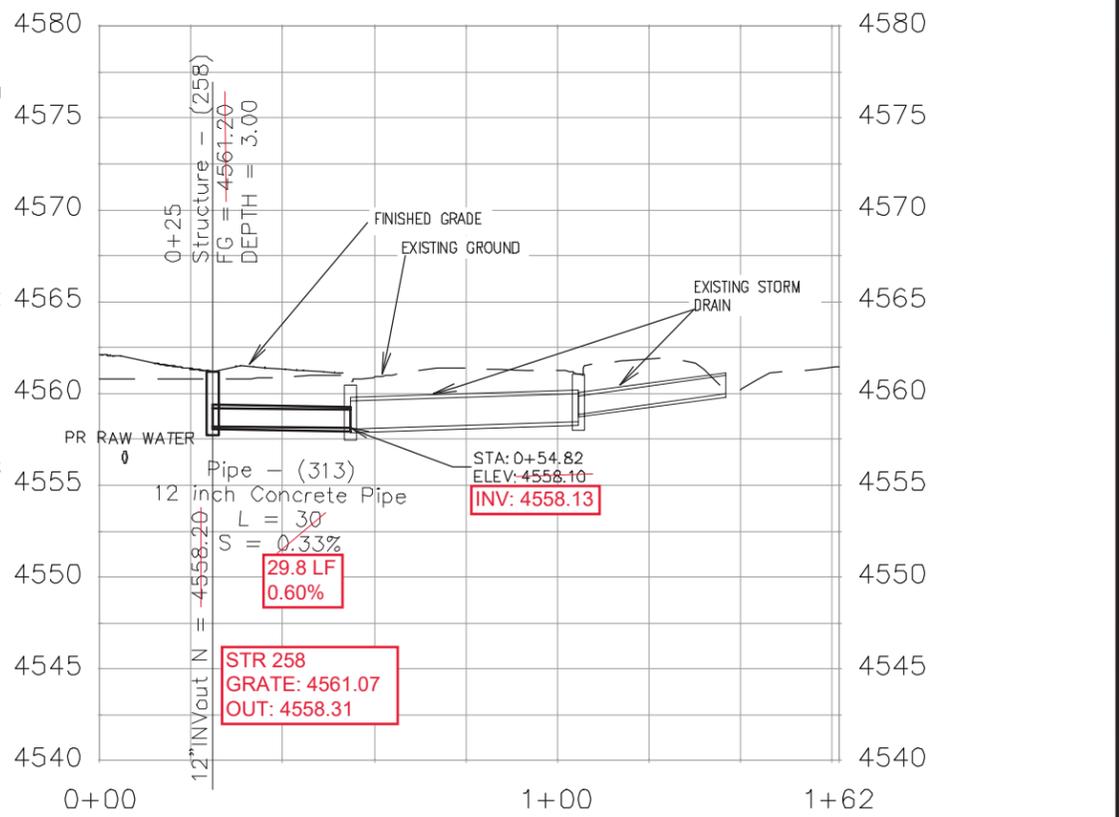
INLET OVER MH SHALL BE ACCOMPLISHED USING 24" X 36" I.D. CONCRETE BOX WITH EITHER VERTICAL CURB OPENING OR AREA INLET FRAME AND GRATE AS NOTED PLACED UPON AN 8" THICK FLAT TOP MH LID (84" O.D.) WITH 24" X 36" SQUARE OPENING AND THAT PLACED UPON 72" MANHOLE BARRELL SECTION. SHOP DRAWINGS SHALL BE SUPPLIED TO AND APPROVED BY PROJECT ENGINEER. SEE CITY OF GRAND JUNCTION STANDARD D-03, D-07, AND D-10 FOR ADDITIONAL INFORMATION.

INLETS SHALL BE SIZED AS NOTED AND EITHER VERTICAL CURB STORM DRAIN INLETS OR DRIVE OVER CURB STORM DRAIN INLETS OR AREA INLETS PER CITY OF GRAND JUNCTION STANDARD DETAILS.

ALL NEW STORM DRAIN MANHOLES SHALL BE SIZED AS NOTED AND INCLUDES CONNECTION OF ADJACENT STORM SEWER LINES, FORMING INVERTS AND ADJUSTING TO FINAL GRADE. (SEE CITY OF GRAND JUNCTION STANDARD DETAIL D-03).

ALL STORM DRAIN PIPE SHALL BE SIZED PER PLAN NOTES AND BE REINFORCED CONCRETE PIPE OR ENGINEER APPROVED EQUAL. INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.

Pipe - (97)
18 inch Concrete Pipe
L = 19
S = 0.10%



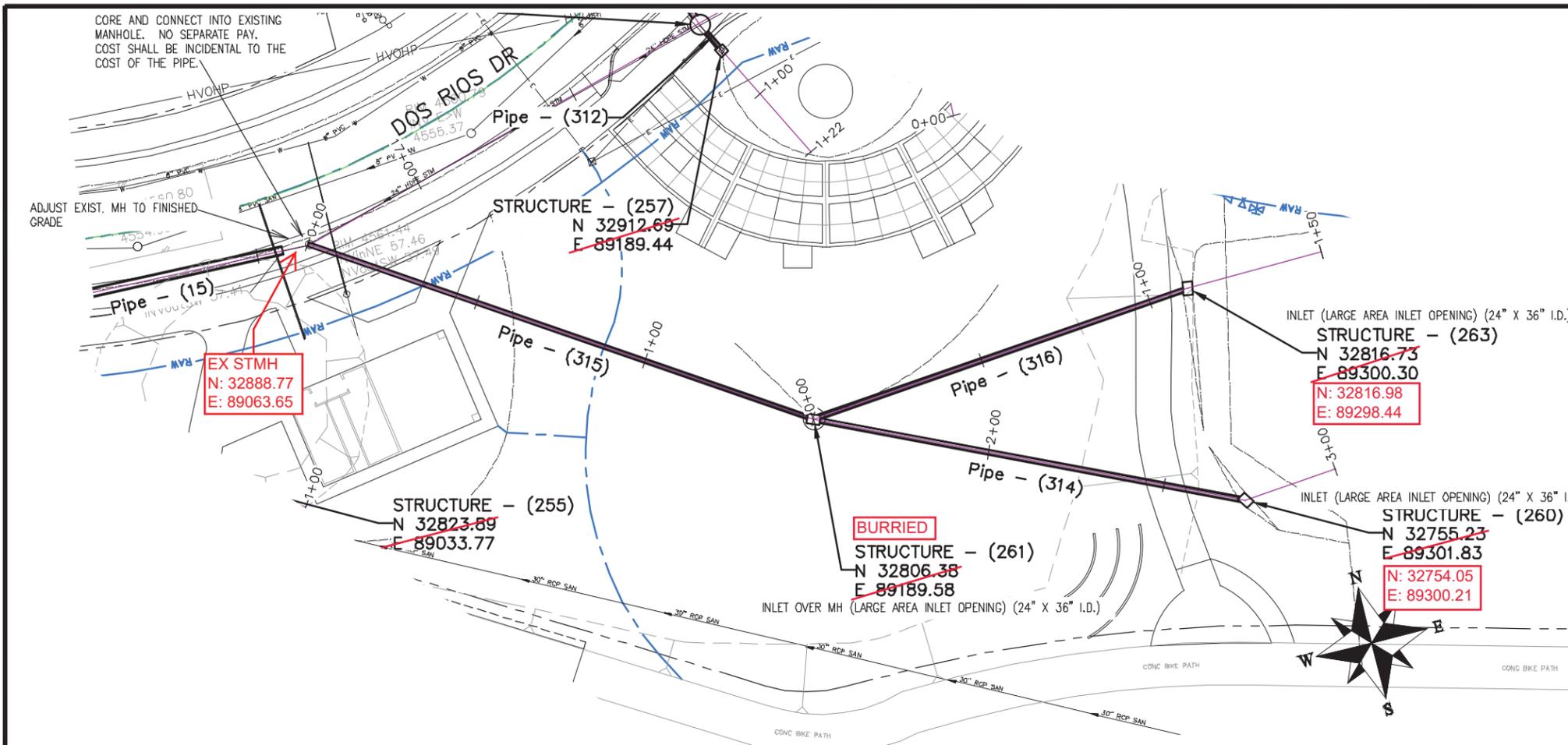
REVISION	DESCRIPTION	DATE	DRAWN BY	DATE
REVISION			JCS	2019
REVISION			JCS	2019
REVISION			BH	2019
REVISION			TCP	2019

SCALES:
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THE RIVERFRONT AT DOS RIOS
STORM DRAIN PH 2 - SD-12
June 19, 2020

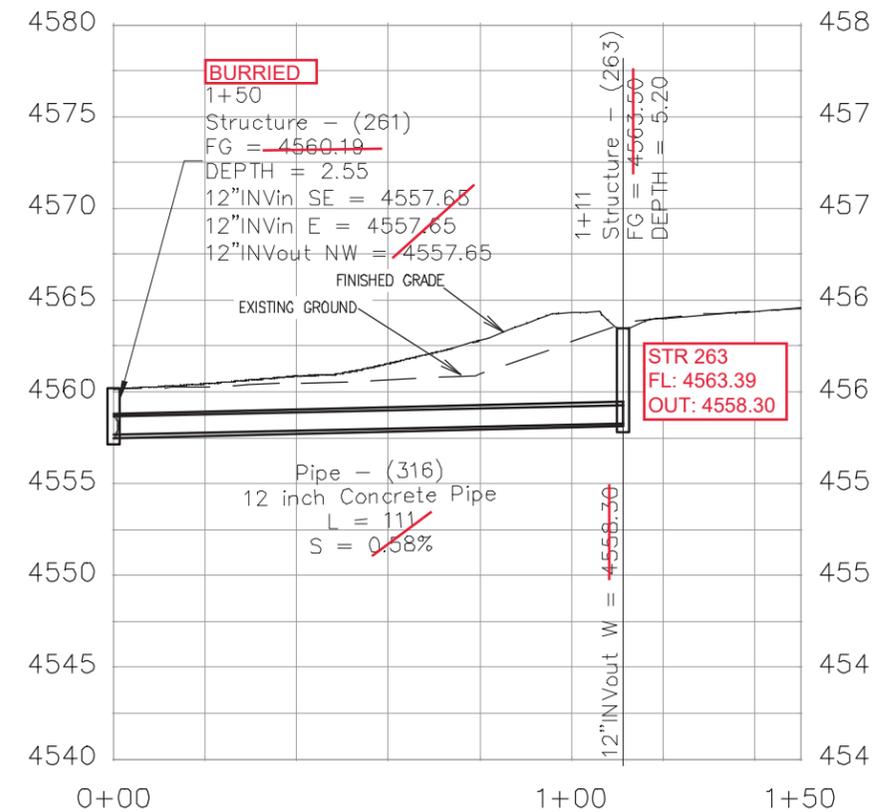
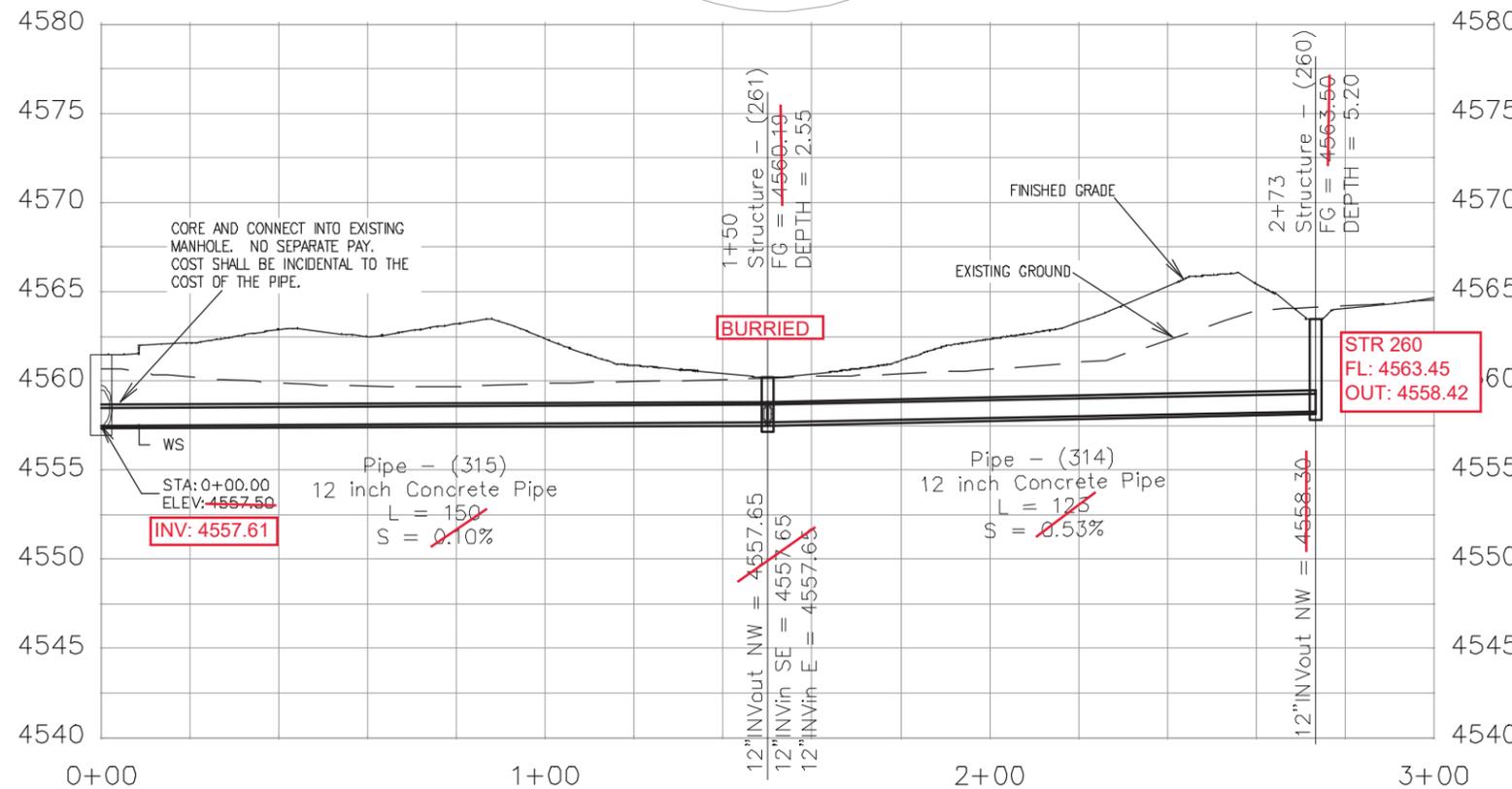


NOTES:

INLET OVER MH SHALL BE ACCOMPLISHED USING 24" X 36" I.D. CONCRETE BOX WITH EITHER VERTICAL CURB OPENING OR AREA INLET FRAME AND GRATE AS NOTED PLACED UPON AN 8" THICK FLAT TOP MH LID (84" O.D.) WITH 24" X 36" SQUARE OPENING AND THAT PLACED UPON 72" MANHOLE BARRELL SECTION. SHOP DRAWINGS SHALL BE SUPPLIED TO AND APPROVED BY PROJECT ENGINEER. SEE CITY OF GRAND JUNCTION STANDARD D-03, D-07, AND D-10 FOR ADDITIONAL INFORMATION

INLETS SHALL BE SIZED AS NOTED AND EITHER VERTICAL CURB STORM DRAIN INLETS OR AREA INLET PER CITY OF GRAND JUNCTION STANDARD DETAILS.

ALL STORM DRAIN PIPE SHALL BE SIZED PER PLAN NOTES AND BE REINFORCED CONCRETE PIPE OR ENGINEER APPROVED EQUAL. INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.



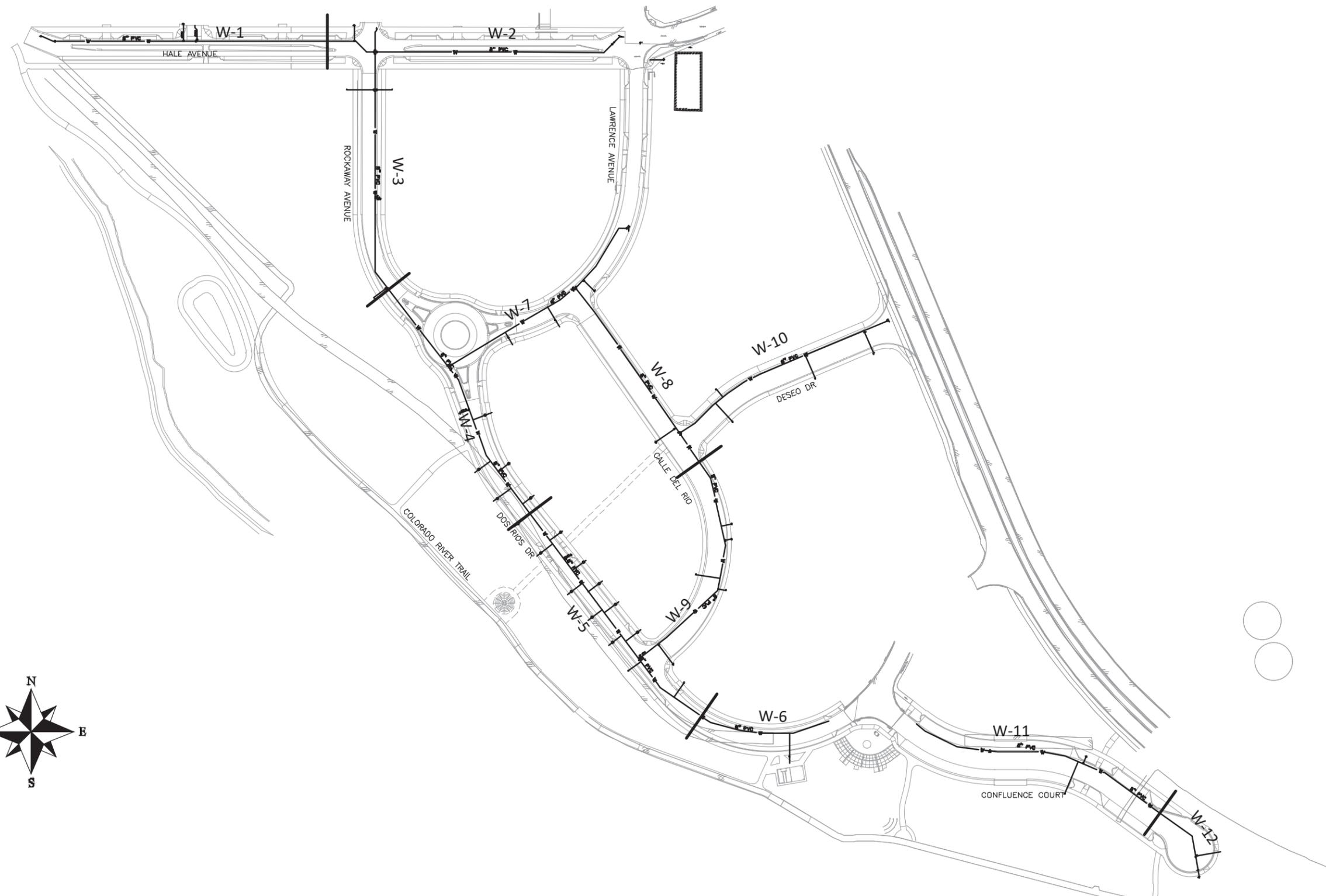
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△			JCS	2019
△			BH	2019
△			TCP	2019

SCALES:
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0 2.5 5 10 VERTICAL



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ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS
STORM DRAIN PH 2 - SD-21
June 19, 2020



REVISION	DESCRIPTION	DATE	DRAWN BY	DATE	SCALE
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△			BH	2019	
△			TCP	2019	



**PUBLIC WORKS
ENGINEERING DIVISION**

**THE RIVERFRONT AT DOS RIOS
WATER SHEET INDEX
June 19, 2020**

NOTES:

ALL WATER MAIN PIPE (C-900 PVC) (SIZE AS SHOWN). INCLUDES TYPE A BEDDING AND HAUNCHING MATERIAL AND BACKFILL OF TRENCH WITH NATIVE MATERIALS MEETING 103.16 EARTH BACKFILL MATERIAL.

ALL WATER SERVICE LINE SHALL BE 2" PURE CORE HDPE

WATER SERVICE LINES SHALL EXTEND BEYOND METER PITS SO AS TO GET PAST ALL DRY UTILITIES. SERVICE ENDS TO BE PLUGGED AND MARKED IN ACCORDANCE WITH CITY OF GRAND JUNCTION STANDARD WATERLINE DETAIL W-03

ALL BEND, TEES, FITTINGS, DEAD ENDS, ETC.. SHALL BE RESTRAINED WITH CONCRETE THRUST BLOCKS OR MECHANICAL THRUST RESTRAINTS IN ACCORDANCE WITH CITY OF GRAND JUNCTION STANDARD WATERLINE DETAIL W-08 AND W-08A.

WHERE PIPES ARE CALLED TO HAVE A NEW CONNECTION TO EXISTING SEWER IN CONCRETE PER STD. DETAIL CU-04. (WATER LINE LESS THAN 18" ABOVE EXISTING SEWER)

AB WL
N: 32947.77
E: 88918.84
TOP 8": 4558.35

AB WL
N: 32930.02
E: 88951.28
TOP 8": 4558.21

11.25 BEND
N: 32920.72
E: 88976.75
TOP 8": 4558.05

15+19.87, 0.00LT.
N 32935.89
E 88922.80
8" 22 1/4' BEND

15+76.55, 0.01LT.
N 32920.66
E 88977.39
8" 11 1/4' BEND

SADDLE
N: 32916.11
E: 89070.41
TOP 8": 4557.54

16+19.31, 0.00RT.
N 32915.00
E 89019.77
8" 11 1/4' BEND

16+70.11, 0.00T.
N 32915.36
E 89070.57
2" TAPPING SADDLE AND
2" CORPORATION STOP

WV
N: 32938.45
E: 89145.35
TOP NUT: 4558.05

17+47.77, 0.00T.
N 32938.68
E 89144.25
CONNECT NEW TO EXIST
PIPE (NO SEPARATE PAY)

16+77.77, 0.01RT.
N 32915.41
E 89078.24
8" 11 1/4' BEND

11.25 VERT
N: 32926.53
E: 89114.38
TOP 8": 4556.66

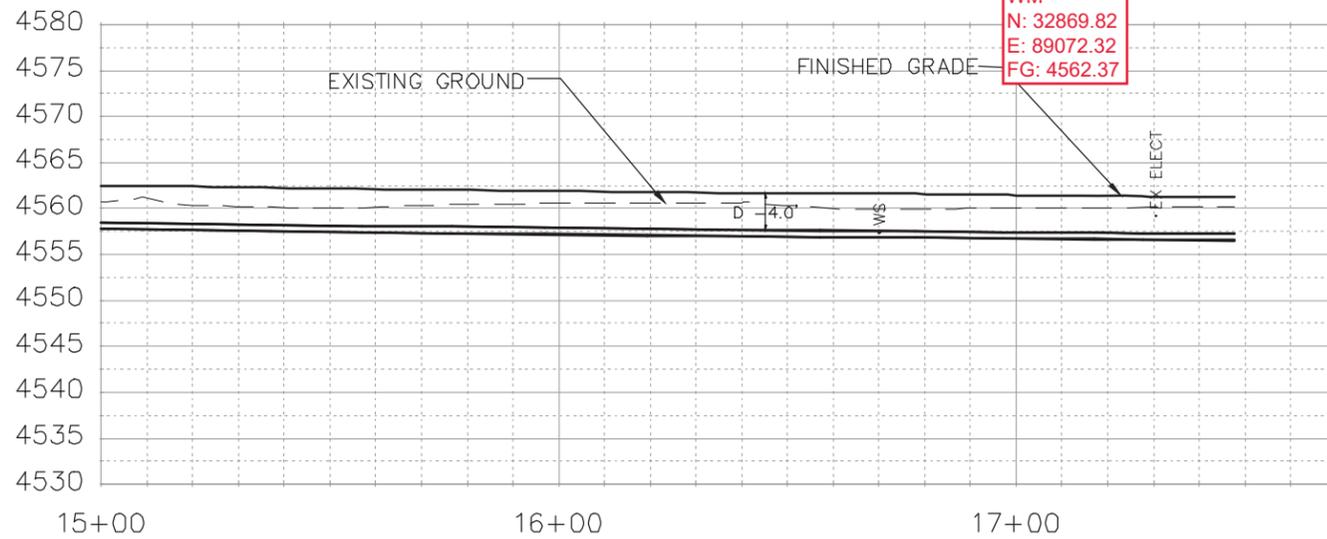
11.25 VERT
N: 32929.52
E: 89121.88
TOP 8": 4555.35

11.25 BEND
N: 32915.86
E: 89078.39
TOP 8": 4557.52

WM
N: 32869.82
E: 89072.37
FG: 4562.32

SOLID SLEEVE
N: 32923.77
E: 89106.84
TOP 8": 4557.24

WATER SERVICE TO BE INSTALLED BELOW NEW STORM DRAIN BUT ABOVE EX. SEWER TO AVOID CONFLICT



REVISION	DESCRIPTION	DATE	DRAWN BY	DATE
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REVISION			JCS	2018
REVISION			TCP	2018
REVISION			TCP	2018

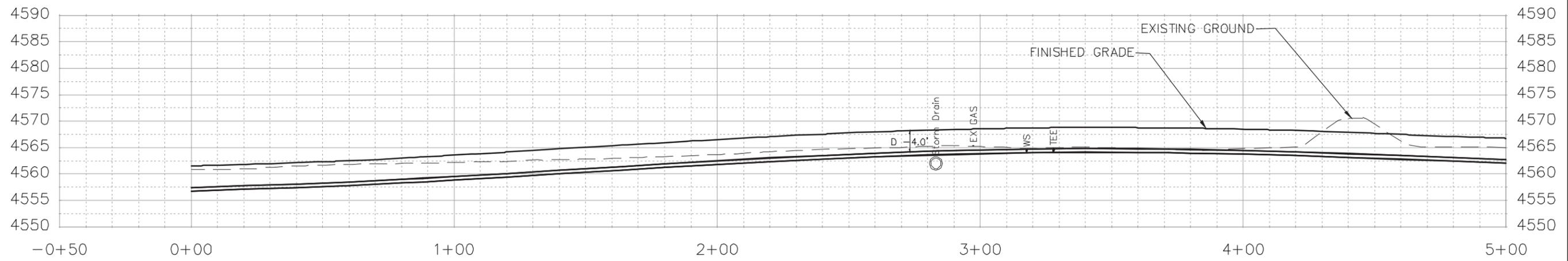
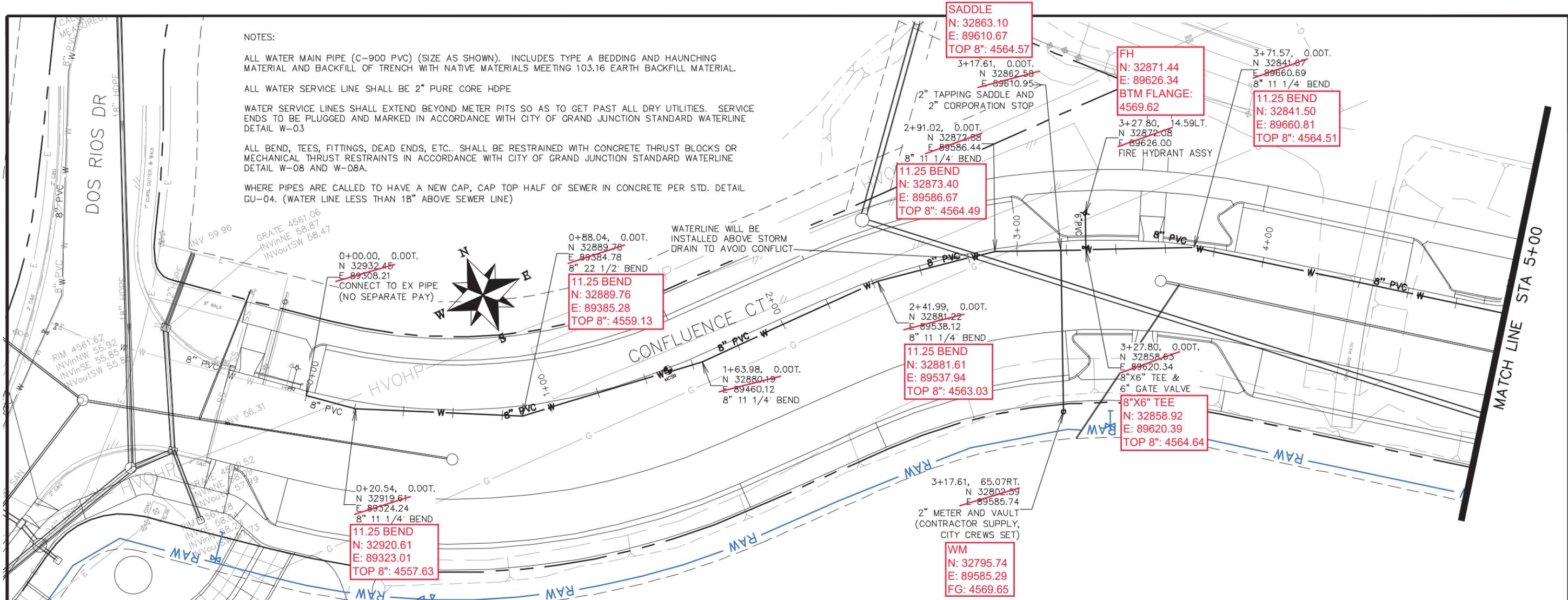
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0 2.5 5 10 VERTICAL



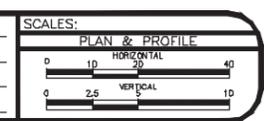
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ENGINEERING DIVISION

THE RIVERFRONT AT DOS RIOS
WATER PH 2 - W-6
June 19, 2020

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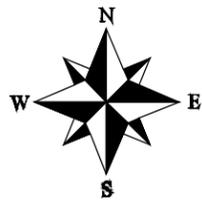
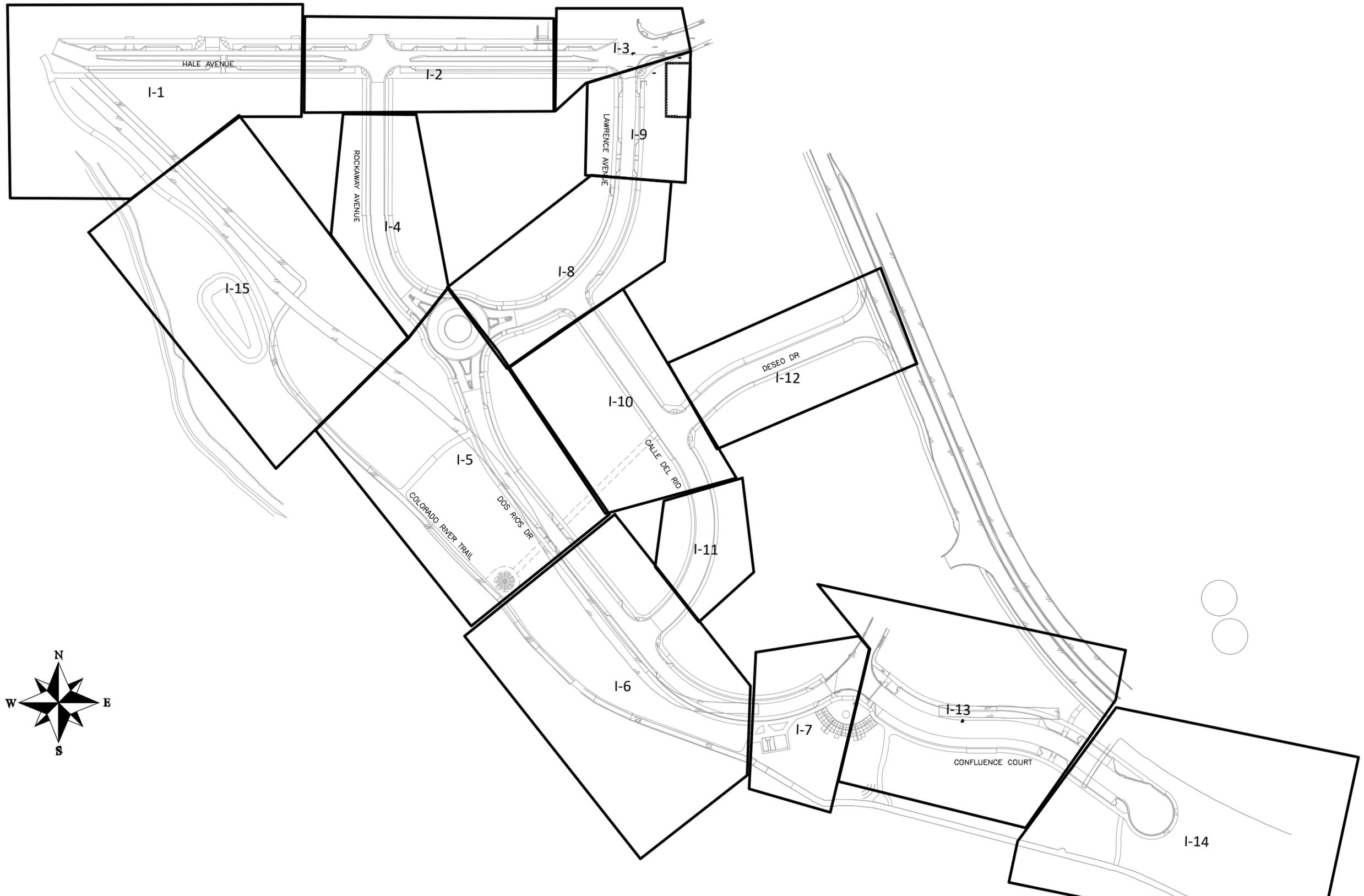


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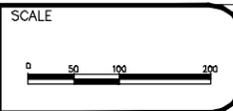


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THE RIVERFRONT AT DOS RIOS
WATER PH 2 - W-11
June 19, 2020

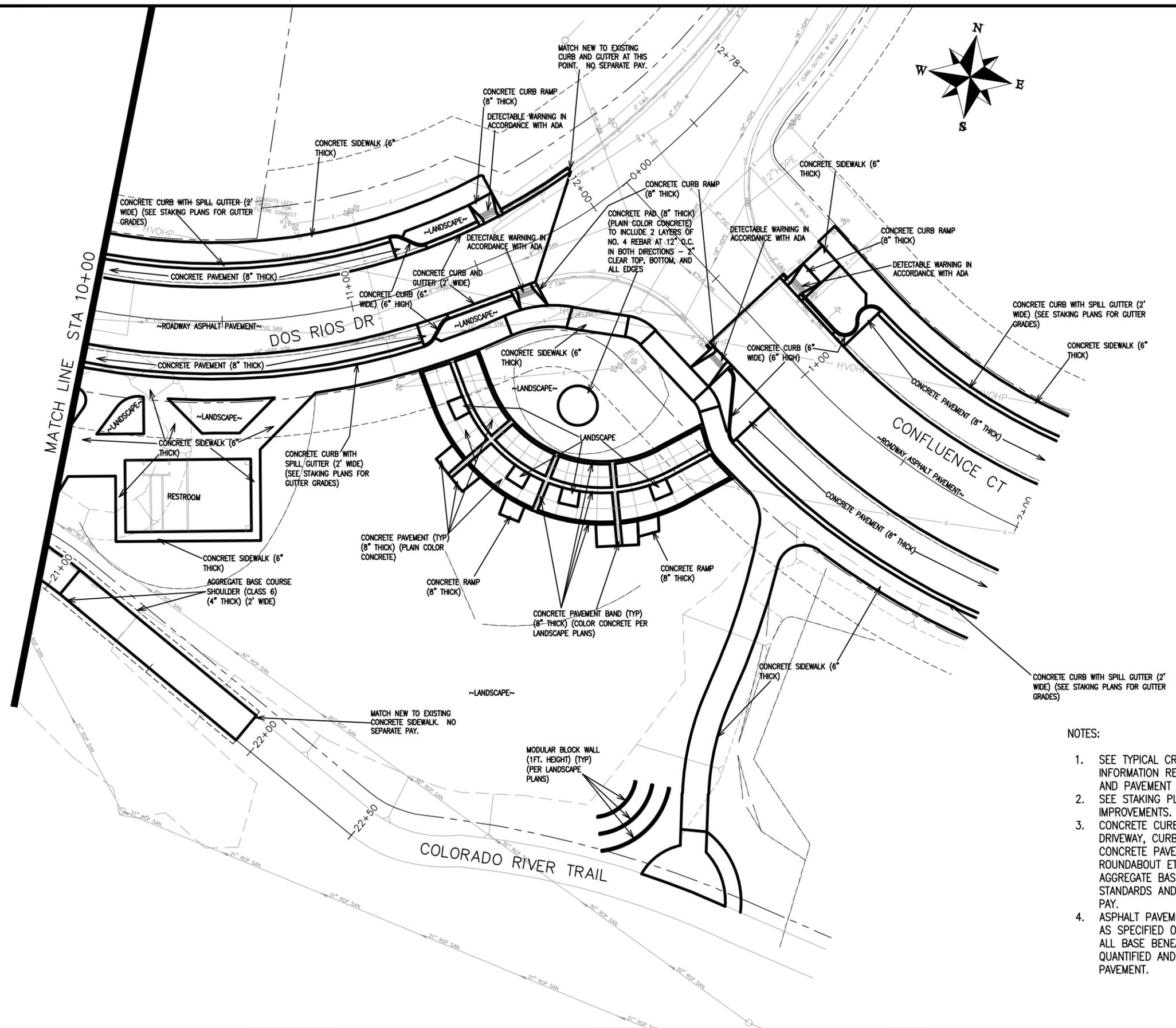


REVISION	DESCRIPTION	DATE	DRAWN BY	DATE
△			JCS	2019
△			JCS	2019
△			BH	2019
△			TCP	2019



**PUBLIC WORKS
ENGINEERING DIVISION**

**THE RIVERFRONT AT DOS RIOS
IMPROVEMENT PLAN SHEET INDEX
June 19, 2020**



- NOTES:
1. SEE TYPICAL CROSS SECTIONS FOR MORE INFORMATION REGARDING ROADWAY CONSTRUCTION AND PAVEMENT COMPOSITION.
 2. SEE STAKING PLAN FOR LOCATION OF ALL IMPROVEMENTS.
 3. CONCRETE CURB, GUTTER, V-PAN, SIDEWALK, DRIVEWAY, CURB RAMP, CORNER FILLET, CONCRETE PAVEMENT FOR ON STREET PARKING & ROUNDABOUT ETC. SHALL INCLUDE CLASS 6 AGGREGATE BASE COURSE AS SPECIFIED IN CITY STANDARDS AND THERE WILL BE NO SEPARATE PAY.
 4. ASPHALT PAVEMENT SHALL HAVE BASE COURSE AS SPECIFIED ON THE TYPICAL CROSS SECTIONS. ALL BASE BENEATH PAVEMENT WILL BE QUANTIFIED AND PAID FOR SEPARATELY FROM THE PAVEMENT.

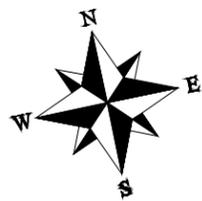
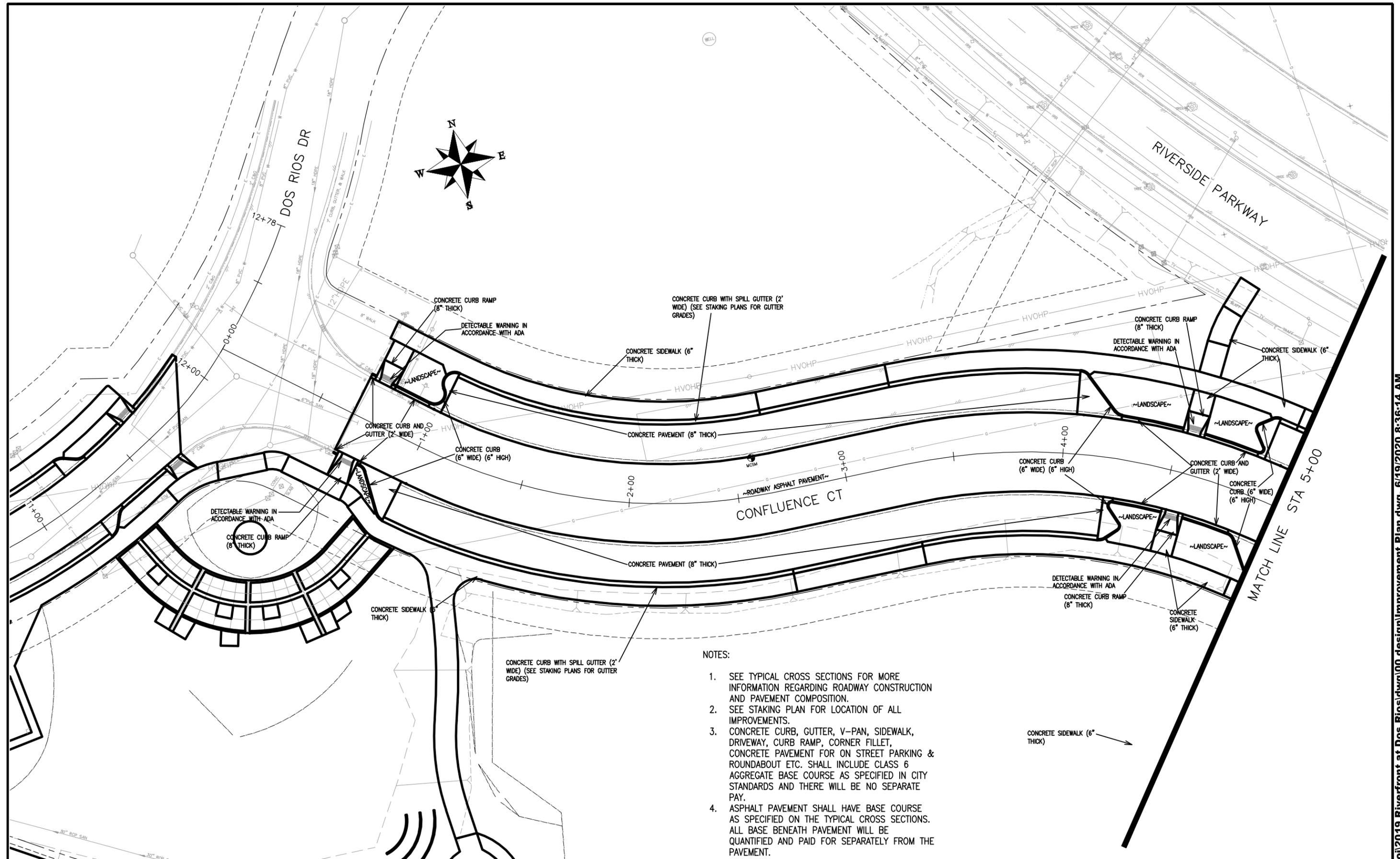
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REVISION			TCP	2019	



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THE RIVERFRONT AT DOS RIOS
IMPROVEMENT PLAN - I-7
June 19, 2020

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NOTES:

1. SEE TYPICAL CROSS SECTIONS FOR MORE INFORMATION REGARDING ROADWAY CONSTRUCTION AND PAVEMENT COMPOSITION.
2. SEE STAKING PLAN FOR LOCATION OF ALL IMPROVEMENTS.
3. CONCRETE CURB, GUTTER, V-PAN, SIDEWALK, DRIVEWAY, CURB RAMP, CORNER FILLET, CONCRETE PAVEMENT FOR ON STREET PARKING & ROUNDABOUT ETC. SHALL INCLUDE CLASS 6 AGGREGATE BASE COURSE AS SPECIFIED IN CITY STANDARDS AND THERE WILL BE NO SEPARATE PAY.
4. ASPHALT PAVEMENT SHALL HAVE BASE COURSE AS SPECIFIED ON THE TYPICAL CROSS SECTIONS. ALL BASE BENEATH PAVEMENT WILL BE QUANTIFIED AND PAID FOR SEPARATELY FROM THE PAVEMENT.

REVISION	DESCRIPTION	DATE	DRAWN BY	DATE	SCALES:
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REVISION			BH	2019	0 NA VERTICAL NA
REVISION			TCP	2019	



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THE RIVERFRONT AT DOS RIOS
IMPROVEMENT PLAN - I-13
June 19, 2020