

NOTE:  
1. LOT PERCENT IMPERVIOUS:  
(for lots 2.5 acres and larger )

The Drainage, Erosion and Sediment Control Plan included herein has been prepared under my direct supervision in accordance with the requirements of the grading erosion and sediment control (GESC) Manual of Douglas County, as amended.  
DESC PLANS PREPARED BY:

DAVID E. ARCHER & ASSOCIATES, INC. DATE \_\_\_\_\_  
PROFESSIONAL LICENSE NO. 26309

REQUIRE STABILIZED DRIVEWAY ACCESS.

ANY AREA WHERE VEGETATION IS REMOVED BY VEHICLE TRAFFIC OR STAGING WILL BE SEEDED AND MULCHED.

ANY ADDITIONAL EROSION CONTROLS DEEMED NECESSARY BY THE DOUGLAS COUNTY EROSION CONTROL INSPECTOR WILL BE INSTALLED PER THE INSPECTOR'S DIRECTION.

SILT FENCE OR SOIL CONTROL LOGS TO FOLLOW CONTOURS.

ALL DISTURBED SOIL OUTSIDE OF BUILDING FOOTPRINT WILL BE SEEDED AND MULCHED IN ACCORDANCE WITH DOUGLAS COUNTY CRITERIA UNLESS SURFACED WITH GRAVEL, CONCRETE OR OTHER IMPERVIOUS MATERIAL.

ANY GRATED SLOPES STEEPER THAN 4H:1V WILL BE PROTECTED BY EROSION CONTROL BLANKET, SEEDING AND MULCHING.

GRADE SLOPES SHALL NOT BE STEEPER THAN 3H:1V.

A MINIMUM SLOPE OF 10% AND A MAXIMUM SLOPE OF 33% IN THE FIRST 10 FEET AWAY FROM THE FOUNDATION WALLS AND WINDOW WELLS SHALL BE ESTABLISHED FOR PERVIOUS SURFACES. ALL OTHER DISTURBED AREAS SHALL HAVE A MINIMUM OF 2% SLOPE.

DEVELOPMENT REVIEW ENGINEER \_\_\_\_\_  
DATE \_\_\_\_\_  
THIS DESC PLAN HAS BEEN REVIEWED BY DOUGLAS COUNTY FOR DRAINAGE, EROSION AND SEDIMENT CONTROL IMPROVEMENTS ONLY.  
ENGINEERING DIVISION ACCEPTANCE

ALL SLOPES GREATER THAN 4:1 WILL NEED TO BE COVERED BY EROSION CONTROL BLANKET

ALL DISTURBED SOIL WILL BE SEEDED AND MULCHED IN ACCORDANCE WITH DOUGLAS COUNTY CRITERIA EXCEPT WHERE COVERED WITH THE PROPOSED IMPROVEMENTS OR UNLESS THE DISTURBED AREA IS STABILIZED WITH SOD/TURF OR OTHER ACCEPTABLE PERMANENT LANDSCAPING.

NOTE:  
DESC PLAN SHOWS ONLY PROPOSED IMPROVEMENTS - FINAL CONSTRUCTION MAY VARY.

THE LANDSCAPE WALLS AS SHOWN HEREON ARE FOR SITE GRADING PURPOSES. THE SOILS ENGINEER SHOULD BE CONSULTED FOR STRUCTURAL INTEGRITY.

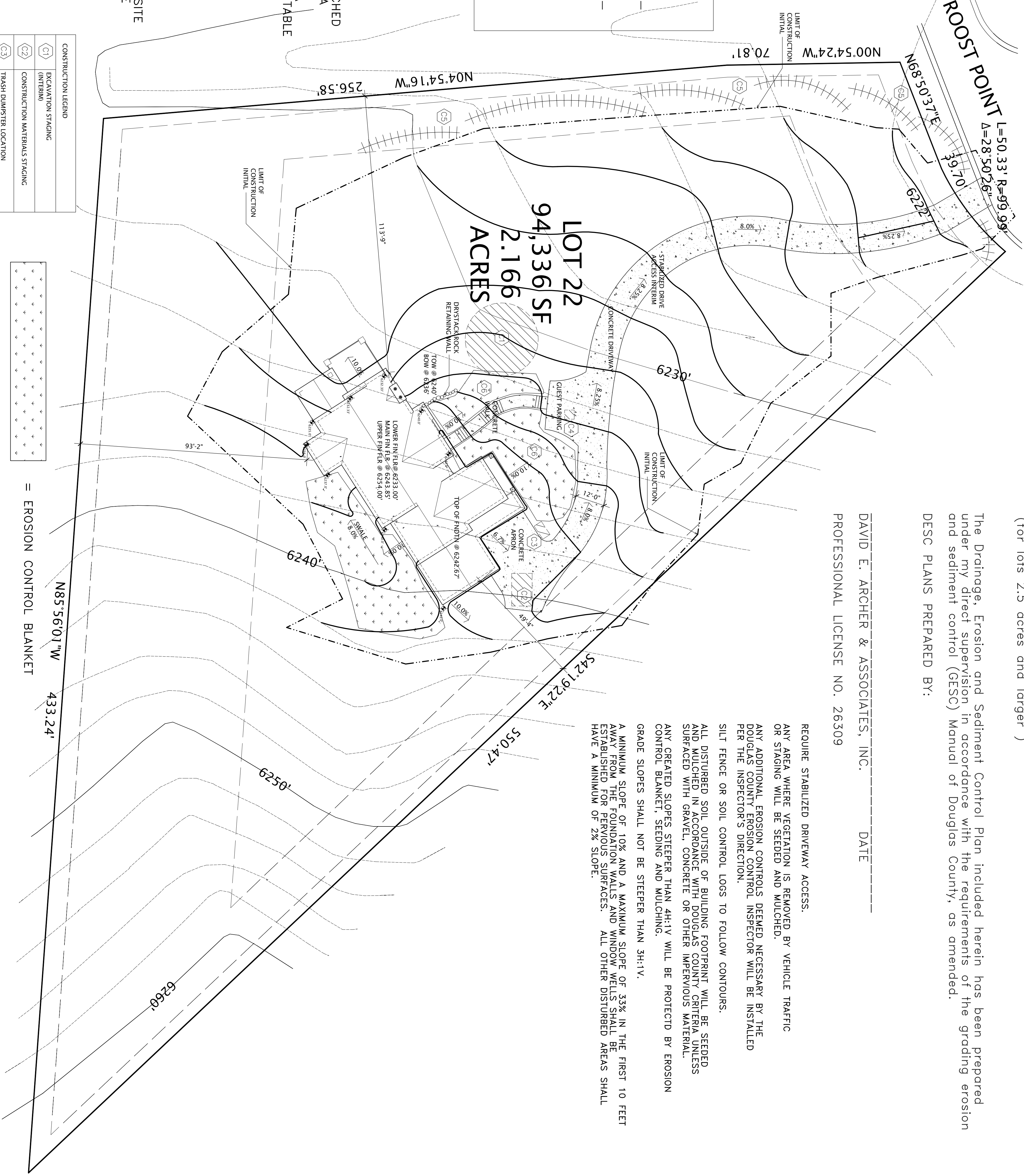
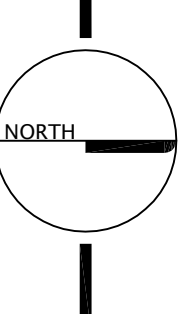
*Warning!*

1. LOCATE UNDERGROUND UTILITIES PRIOR TO EXCAVATION.
2. THIS PLOT PLAN SHOWS IMPROVEMENTS AT GRADE AND GRADING ONLY. SEE FOUNDATION PLANS FOR STRUCTURAL INFORMATION.

CONSTRUCTION LEGEND	
(C1)	EXCAVATION STAGING (INTERIM)
(C2)	CONSTRUCTION MATERIALS STAGING
(C3)	TRASH DUMPSTER LOCATION
(C4)	PORTABLE TOILET
(C5)	SILT FENCING (INITIAL & INTERIM)
(C6)	EROSION CONTROL BLANKET (FINAL)

**1 SITE PLAN & DESC PLAN**  
SP-1.0 SCALE: 1" = 20'-0"

NOTE: TOPOGRAPHICS SURVEY ADAPTED FOR USE BY SEIBEL DESIGN GROUP



CUSTOM HOME  
9910 FALCON ROOST POINT  
PARKER, COLORADO 80138

WAYNE BLOCK HOMES  
17268 WATERHOUSE CIR UNIT E  
PARKER, COLORADO 80134  
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PROJECT #	S144005
DATE	02/9/14

REVISIONS

SHEET #  
**SP-1.0**