

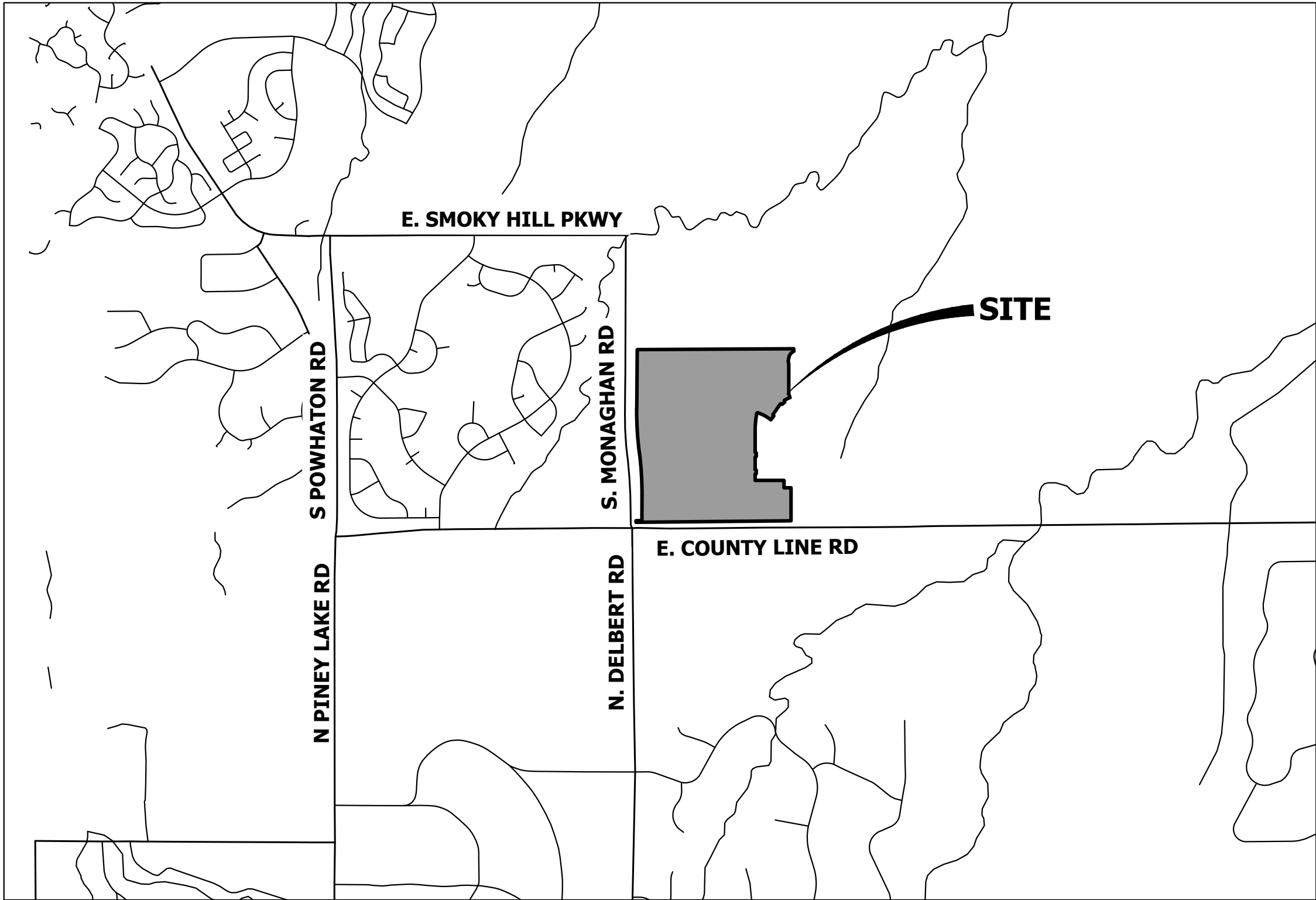
BASIN SUMMARY TABLE							
Tributary Sub-basin	Area (acres)	Percent Impervious	C ₂	C ₁₀₀	t _c (min)	Q ₂ (cfs)	Q ₁₀₀ (cfs)
A1	1.91	10.7%	0.06	0.48	15.37	0.2	4.9
A2	1.32	60.3%	0.47	0.72	8.43	1.5	6.5
A3	0.45	74.7%	0.60	0.78	6.12	0.7	2.7
A4	5.13	42.6%	0.31	0.64	19.81	2.6	15.5
A5	0.62	71.5%	0.57	0.76	9.34	0.8	3.1
A6	2.06	27.5%	0.19	0.56	7.94	0.9	8.0
B1	1.54	69.8%	0.55	0.76	7.94	2.1	8.2
B2	1.54	76.6%	0.62	0.79	7.82	2.3	8.5
B3	6.43	13.1%	0.08	0.49	16.40	0.9	16.3
B3A	0.85	11.1%	0.06	0.48	10.88	0.1	2.5
B4	2.51	56.7%	0.43	0.69	14.84	2.1	9.5
B5	1.50	58.5%	0.45	0.70	11.07	1.4	6.5
B6	1.46	57.3%	0.44	0.69	10.08	1.4	6.5
B7	2.66	55.2%	0.42	0.69	13.23	2.2	10.4
B8*	1.76	63.3%	0.50	0.74	9.70	2.0	8.5
B9	1.53	55.2%	0.42	0.69	10.38	1.4	6.7
B10	2.40	56.5%	0.43	0.69	9.79	2.3	10.8
B11	0.44	60.1%	0.46	0.71	7.44	0.5	2.2
B12	0.66	60.6%	0.47	0.73	10.27	0.7	3.1
B13	2.91	32.9%	0.24	0.61	14.13	1.3	9.9
B14	1.54	80.9%	0.65	0.82	7.18	2.5	9.1
B15	2.20	5.0%	0.03	0.49	14.61	0.1	5.9
B16	0.66	67.9%	0.54	0.76	9.05	0.8	3.4
B17	0.37	82.0%	0.67	0.82	5.00	0.7	2.4
B18	1.97	52.4%	0.40	0.70	12.10	1.6	8.2
B19	1.28	58.1%	0.45	0.72	9.69	1.3	6.0
B20	0.66	62.4%	0.49	0.74	8.62	0.8	3.3
B21	2.61	52.2%	0.40	0.68	10.79	2.2	11.1
B22	1.45	58.8%	0.45	0.70	11.10	1.4	6.3
B23A	0.22	25.0%	0.17	0.54	10.80	0.1	0.7
B23	22.94	14.4%	0.09	0.49	22.76	3.0	49.5
B24	3.41	50.2%	0.38	0.69	13.81	2.5	13.2
B25	2.35	53.1%	0.41	0.70	10.94	2.1	10.2
B26	3.57	51.2%	0.39	0.68	15.61	2.6	12.9
B27	1.47	61.4%	0.47	0.71	9.59	1.6	6.9
B28	1.62	55.7%	0.43	0.71	12.16	1.4	6.9
B29	1.19	54.5%	0.42	0.69	8.52	1.2	5.6
B30	3.16	41.8%	0.31	0.64	13.90	1.9	11.3
B31	1.87	53.4%	0.41	0.69	10.55	1.7	8.1
B32	0.20	77.5%	0.62	0.79	5.00	0.4	1.3
B33	0.21	74.0%	0.59	0.78	5.00	0.3	1.3
B33A	0.41	49.0%	0.37	0.66	8.70	0.4	1.8
B33B	0.21	68.3%	0.54	0.75	5.00	0.3	1.3
B34	0.98	58.1%	0.44	0.82	10.49	1.0	5.1
B35	0.98	60.9%	0.48	0.73	7.57	1.2	5.1
B36	1.24	57.5%	0.45	0.72	10.24	1.2	5.7
B37	1.74	53.2%	0.41	0.69	12.19	1.5	7.2
B38	0.91	58.2%	0.45	0.70	7.56	1.0	4.5
B39	0.78	53.7%	0.41	0.68	7.04	0.8	3.9
B39A	0.23	62.8%	0.49	0.72	5.00	0.3	1.3
B39B	0.26	81.7%	0.66	0.81	5.00	0.5	1.7
B40*	1.94	63.6%	0.50	0.74	11.38	2.0	8.8
B41	0.80	59.7%	0.46	0.71	8.38	0.9	3.9
B42	2.98	54.7%	0.41	0.68	14.21	2.4	11.3
B43A	0.95	59.5%	0.46	0.70	8.78	1.0	4.5
B43	0.45	64.4%	0.50	0.73	7.84	0.6	2.3
B44	0.22	77.2%	0.62	0.79	5.00	0.4	1.4
B45	2.01	50.9%	0.38	0.67	12.20	1.6	7.9
B46	1.56	61.8%	0.48	0.72	9.56	1.7	7.3
B47	2.80	51.3%	0.38	0.67	14.19	2.1	10.3
B48	1.29	61.7%	0.48	0.72	9.00	1.4	6.2
B49A*	4.22	25.0%	0.17	0.56	18.54	1.2	11.6
B49B*	1.94	25.0%	0.17	0.58	19.64	0.6	5.4
B50*	0.46	80.3%	0.65	0.81	5.00	0.8	3.0
B51	0.85	81.0%	0.66	0.81	5.60	1.5	5.4
B52	0.96	60.0%	0.46	0.71	8.74	1.0	4.6
B53	1.33	58.5%	0.45	0.72	8.27	1.5	6.6
B54	0.56	59.8%	0.46	0.72	8.25	0.6	2.8
B55	3.16	54.4%	0.41	0.68	11.32	2.8	13.2
B56	1.09	59.2%	0.46	0.70	9.28	1.1	5.1
B57	0.79	60.1%	0.46	0.71	12.61	0.7	3.3
B58	2.16	65.0%	0.51	0.73	10.11	2.4	10.2
B58A	0.98	32.7%	0.23	0.59	11.74	0.5	3.5
B59	3.96	50.9%	0.38	0.67	15.67	2.8	13.9
B61	2.43	85.0%	0.69	0.83	6.31	4.4	15.2
B62	12.96	36.7%	0.26	0.60	12.87	6.8	44.9
C1	1.51	40.7%	0.29	0.62	13.71	0.9	5.3
C2	1.39	58.5%	0.45	0.72	11.36	1.3	6.1
C3	1.74	51.6%	0.40	0.70	13.60	1.3	6.8
C4	3.68	50.3%	0.38	0.69	13.21	2.8	14.5
C5	2.03	56.9%	0.44	0.71	10.92	1.9	9.0
C6	1.05	36.2%	0.26	0.61	10.05	0.6	4.1
C7*	9.17	71.1%	0.56	0.76	14.65	9.8	38.3
C8*	3.03	64.9%	0.51	0.73	10.59	3.4	13.9
C9	4.93	40.2%	0.29	0.62	11.69	3.0	18.3
D1	3.06	54.9%	0.42	0.70	12.26	2.7	12.8
D2	3.07	56.8%	0.44	0.71	12.28	2.8	12.9
D3	1.77	54.2%	0.42	0.71	9.17	1.7	8.3
D4*	1.65	64.1%	0.50	0.73	9.74	1.9	7.8
D5	11.36	5.7%	0.03	0.47	24.49	0.5	22.3
OS1	21.79	5.0%	0.03	0.47	20.96	0.9	47.0
OS2	13.65	5.0%	0.03	0.45	20.21	0.6	28.9
OS3	0.14	65.0%	0.51	0.73	5.00	0.2	0.8
OS4	0.72	2.0%	0.01	0.44	8.80	0.02	2.1
OS5*	1.69	31.2%	0.22	0.57	9.19	0.8	6.4

OVERLAND RANCH FILING NO. 1

FINAL DRAINAGE PLAN

A PARCEL OF LAND LOCATED IN SECTION 34, TOWNSHIP 5 SOUTH, RANGE 65 WEST OF THE 6TH P.M.

CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



VICINITY MAP

1"=2000'

ROUTED FLOWS		
DP #	Q ₂ -YR	Q ₁₀₀ -YR
1.0	2.25	52.21
1.0A	2.29	53.84
1.1	2.09	34.46
1.2	4.69	93.45
1.3	3.31	15.12
1.4	3.47	16.16
1.5	9.71	116.89
1.6	3.26	11.84
1.7	5.78	26.14
1.8	13.25	131.34
1.9	1.93	12.54
2.0	2.00	10.95
2.1	3.11	20.82
2.2	2.82	7.22
2.3	5.56	27.16
2.4	6.05	31.49
2.5	4.85	22.28
2.6	10.81	53.40
2.7	21.02	167.23
2.8	22.89	202.64
2.9	4.43	16.25
3.0	8.00	16.35
3.1	12.17	33.95
3.2	3.77	21.49
3.3	13.92	68.74
3.4	14.31	69.93
3.5	1.99	9.64
3.6	2.60	12.45
3.5A	2.36	11.04
3.8	16.36	78.70
3.9	1.80	8.31
3.9A	17.16	82.99
4.0	2.77	11.04
4.1	4.24	29.62
4.1A	6.15	34.13
4.2	4.79	34.75
4.3	3.13	7.46
4.4	7.24	40.67
4.5	9.77	55.66
4.6	1.02	7.07
4.7	2.35	9.26
4.8	2.06	9.38
4.9	4.00	19.71
5.0	3.84	17.90
5.1	3.38	16.24
5.2	5.36	24.33
5.2A	5.59	27.12
5.3	6.77	33.01
5.3A	7.16	34.53
5.4	16.63	88.69
5.5	19.01	97.02
5.6	50.91	346.19
5.7	54.40	403.23
7.0	1.35	14.89
7.1	1.84	16.42
7.2	4.27	24.95
7.3	4.75	26.78
7.4	5.29	31.73
7.5	0.30	9.76
8.0	2.09	10.90
8.1	4.12	20.40
8.2	5.93	30.90
8.3	7.55	38.77
8.4	8.01	42.01
8.5	20.09	92.99
9.0	5.39	25.65
9.1	8.42	39.52
9.2	6.63	50.78

CITY OF AURORA POND CERTIFICATION NOTE.

THE DEVELOPER SHALL HAVE A LICENSED PROFESSIONAL ENGINEER CERTIFY EACH STORMWATER DETENTION POND AND/OR WATER QUALITY BMP IS BUILT ACCORDING TO THE APPROVED PLANS AND SPECIFICATIONS AND THE REQUIRED DETENTION VOLUME, INCLUDING THE WQCV WHEN USED, IS MET. THE CERTIFICATION SHALL ALSO VERIFY ALL PERTINENT DIMENSIONS, ELEVATIONS, REQUIRED OUTLET ORIFICE PLATES FOR DETENTION AND WQCV AND OTHER PERMANENT BMPS REQUIREMENTS ARE INSTALLED PER THE APPROVED PLANS AND SPECIFICATIONS, AND SHALL SHOW THE AS-BUILT DESIGN VOLUMES (WQCV, 10-YEAR, 100-YEAR, EURV) AND OTHER PERTINENT DIMENSIONS, ELEVATIONS AND CAPACITY REQUIREMENTS ASSOCIATED WITH THE WQ BMP USED. THE CERTIFICATION SHALL BE PROVIDED TO THE CITY OF AURORA ENGINEERING CONTROL SECTION PRINCIPAL ENGINEER. AN APPROVED POND CERTIFICATE SHALL BE REQUIRED PRIOR TO THE RETURN OF ANY FISCAL SECURITY DEPOSIT (AS WELL AS SATISFYING OTHER CONDITIONS OF THE STORMWATER PERMIT) FOR SITES THAT DO NOT REQUIRE A CERTIFICATE OF OCCUPANCY. EXAMPLES OF THESE SITES INCLUDE BUT ARE NOT LIMITED TO: SITES WITHOUT VERTICAL CONSTRUCTION, OIL AND GAS WELL PADS, OUTDOOR STORAGE, AND TOW YARDS. AN APPROVED POND CERTIFICATE SHALL BE REQUIRED PRIOR TO COMMENCEMENT OF BUSINESS OPERATIONS. IN NO CASE SHALL A CERTIFICATE OF OCCUPANCY OR TEMPORARY CERTIFICATE OF OCCUPANCY BE ISSUED WITHOUT AN APPROVED POND CERTIFICATE.

ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

KURTIS W. WILLIAMS, P.E.
COLORADO NO. 34270
FOR AND ON BEHALF OF JR ENGINEERING, LLC

DATE



Know what's below.
Call before you dig.

BENCHMARK:

COA ID 556532NE004-3" BRASS CAP ON THE SELY CORNER OF A CURB OPENING INLET STRUCTURE BEING ON THE EASTERLY SIDE OF SMOKY HILL ROAD AND BEING NEARLY ON A PROJECTED LINE WITH THE SELY BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 & THE NWLY BDY OF SERENITY RIDGE FILING NO. 1. NAVD88 ELEVATION=6093.997.

BASIS OF BEARINGS:

THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 5 SOUTH, RANGE 65 WEST OF THE 6TH P.M. BEING MONUMENTED BY A 3.25" ALUMINUM CAP STAMPED "LS 25942" AT THE WEST 1/4 CORNER AND A 3.25"ALUMINUM CAP STAMPED "LS 38098" AT THE SOUTHWEST CORNER, SAID LINE BEARING S00°23'41"W AS REFERENCED TO COLORADO STATE PLANE CENTRAL ZONE NAD(83).

NOTES:

- CITY OF AURORA PLAN REVIEW IS ONLY FOR GENERAL CONFORMANCE WITH CITY OF AURORA DESIGN CRITERIA AND THE CITY CODE. THE CITY IS NOT RESPONSIBLE FOR THE ACCURACY AND ADEQUACY OF THE DESIGN, OF DIMENSIONS AND ELEVATIONS WHICH SHALL BE CONFIRMED AND CORRELATED AT THE JOB SITE. THE CITY OF AURORA, THROUGH THE APPROVAL OF THIS DOCUMENT, ASSUMES NO RESPONSIBILITY FOR THE COMPLETENESS AND/OR ACCURACY OF THIS DOCUMENT.
- ALL PROPOSED STORM INFRASTRUCTURE WITHIN THE RIGHT-OF-WAY SHALL BE PUBLIC AND WILL BE MAINTAINED BY THE CITY OF AURORA.
- ALL PROPOSED DETENTION PONDS, SWALES, AND AREA INLETS SHALL BE PRIVATE AND WILL BE MAINTAINED BY THE HOA.
- ALL STORM INFRASTRUCTURE IS SIZED FOR THE 100-YEAR STORM EVENT.
- PIPE CLASS SHALL BE CLASS III.
- PIPE BEDDING MATERIAL SHALL BE CLASS B.
- ALL LPE'S SHALL BE 1' MINIMUM ABOVE ALL EMERGENCY OVERFLOW AND 100-YEAR WATER SURFACE ELEVATIONS AND GARAGES SHALL NOT BE INUNDATED.
- POR MUST BE APPROVED PRIOR TO CIVIL PLAN APPROVAL
- DRAINAGEWAY 1 WILL BE LOCATED WITHIN A SEPARATE TRACT/EASEMENT AND SHALL BE PRIVATELY OWNED AND MAINTAINED BY THE HOA.
- APPROVAL OF THIS DOCUMENT BY COA DOES NOT IMPLY APPROVAL FOR ANY OFFSITE WORK ON ADJACENT PRIVATE PROPERTY. IT IS THE OWNER'S RESPONSIBILITY TO COORDINATE WITH ADJACENT PROPERTY OWNERS AND OBTAIN ALL NECESSARY APPROVALS AND EASEMENTS FOR SUCH WORK. IF APPROVALS ARE NOT OBTAINED BY THE START OF CONSTRUCTION, REVISIONS TO CIVIL PLANS WILL BE REQUIRED.
- ALL CURB RETURNS SHALL HAVE A MINIMUM SLOPE OF 1.27% WHEN TURNING WATER.

UNTIL SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE APPROPRIATE REVIEWING AGENCIES, OR ENGINEERING APPROVES THEIR USE, THESE DRAWINGS ARE DESIGNATED BY WRITTEN AUTHORIZATION.

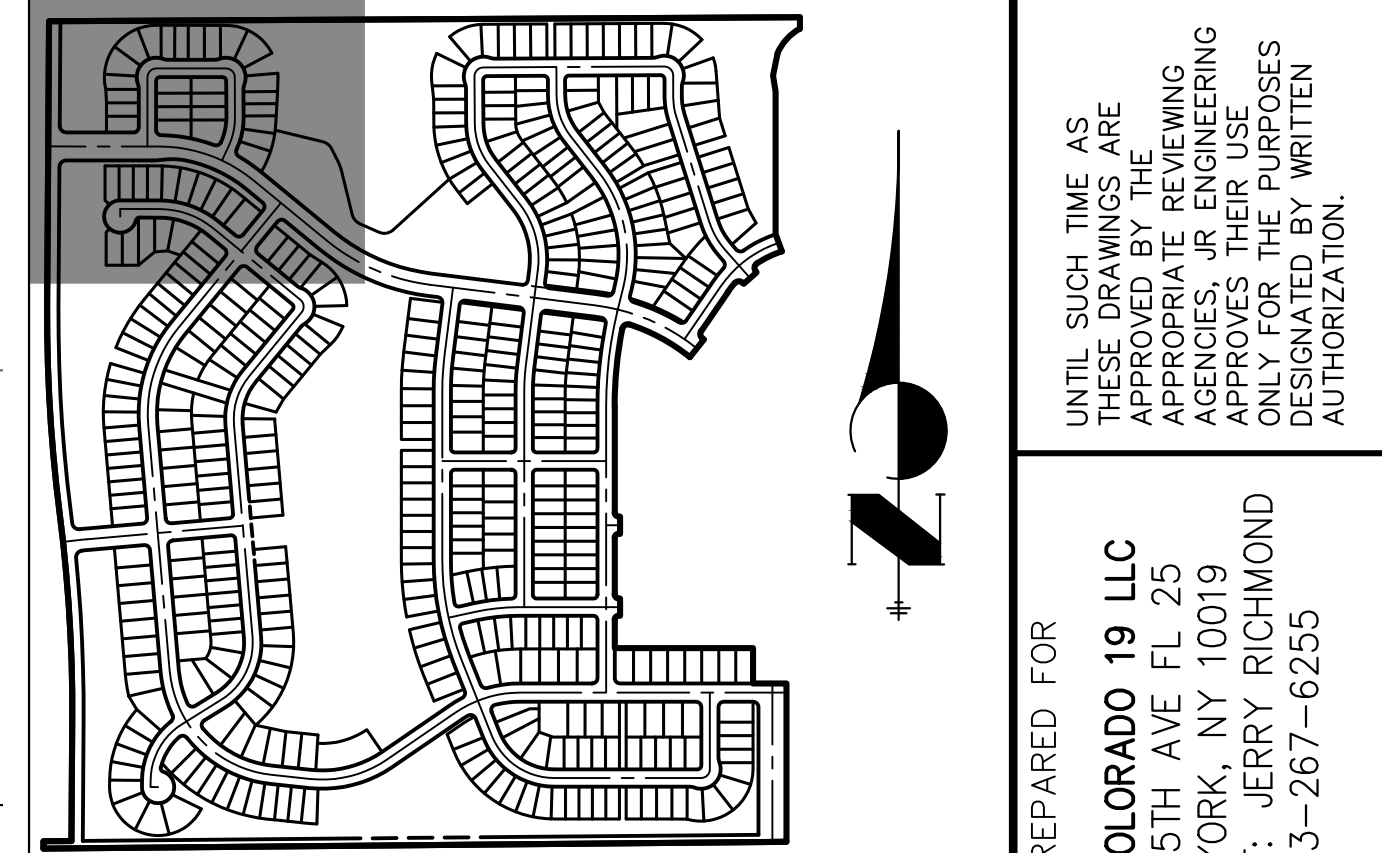
PREPARED FOR
JEN COLORADO 19 LLC
660 5TH AVE FL 25
NEWYORK, NY 10019
CONTACT: JERRY RICHMOND
303-267-6255

J.R. ENGINEERING
A Westman Company
Central 303-740-9888 • Colorado Springs 719-583-2583
Fort Collins 970-491-9888 • www.jrengineering.com

BY	DATE	REVISION	No.	1"=2000'	H-SCALE	V-SCALE	N/A	DATE	DESIGNED BY	DRAWN BY	CHECKED BY
								6/19/24	AAM	AAM	

OVERLAND RANCH FILING NO. 1
FINAL DRAINAGE PLAN

SHEET 317
JOB NO. 16118.10



KEY MAP

SCALE: 1"=700'

NOTE:

ALL STORM INFRASTRUCTURE IS PUBLIC, UNLESS STATED OTHERWISE, AND DESIGNED FOR THE 100Y STORM EVENT.

BENCHMARK:

COA ID 556532NE004-3" BRASS CAP ON THE SELY
CORNER OF A CURB OPENING INLET STRUCTURE BEING
ON THE EASTERLY SIDE OF SMOKY HILL ROAD AND BEING
NEARLY ON A PROJECTED LINE WITH THE SELY
BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 &
THE NWLY BDY OF SERENITY RIDGE FILING NO. 1. NAVD88
ELEVATION=6093.997.

BASIS OF BEARINGS:

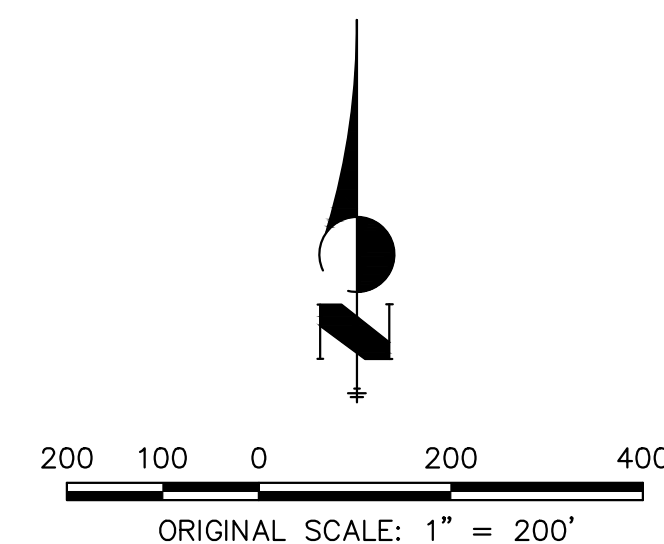
THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 34,
TOWNSHIP 5 SOUTH, RANGE 65 WEST OF THE 6TH P.M.
BEING MONUMENTED BY A 3.25" ALUMINUM CAP STAMPED
"LS 25942" AT THE WEST 1/4 CORNER AND A3.25"
ALUMINUM CAP STAMPED "LS 38098" AT THE SOUTHWEST
CORNER, SAID LINE BEARING S00°23'41"W AS REFERENCED
TO COLORADO STATE PLANE CENTRAL ZONE NAVD88
ELEVATION: 6145.93



Know what's **below**.
Call before you dig.

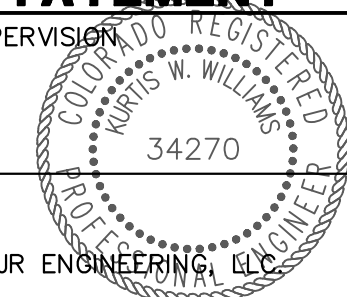
LEGEND:

- | | |
|--|---|
| | PROPOSED MAJOR CONTOUR |
| | PROPOSED MINOR CONTOUR |
| | EXISTING MAJOR CONTOUR |
| | EXISTING MINOR CONTOUR |
| | DRAINAGE BASIN |
| | DRAINAGE SUB-BASIN |
| | <p>A = BASIN DESIGNATION</p> <p>B = AREA IN ACRES</p> <p>C = 2-YR RUNOFF COEFFICIENT</p> <p>D = 100-YR RUNOFF COEFFICIENT</p> |
| | DESIGN POINT |
| | HIGH POINT |
| | LOW POINT |
| | DRAINAGE ARROW |
| | EXISTING DRAINAGE ARROW |
| | EMERGENCY OVERFLOW PATH |
| | PROPOSED DRAINAGE SWALE |
| | PROPOSED FLOODPLAIN |
| | PROPOSED EASEMENT |
| | PROPOSED TOP OF SLOPE |
| | PROPOSED TOE OF SLOPE |
| | OVERLAND RANCH FILING 1 STORM |
| | COUNTY LINE RD STORM |
| | BY OTHERS STORM |



ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION



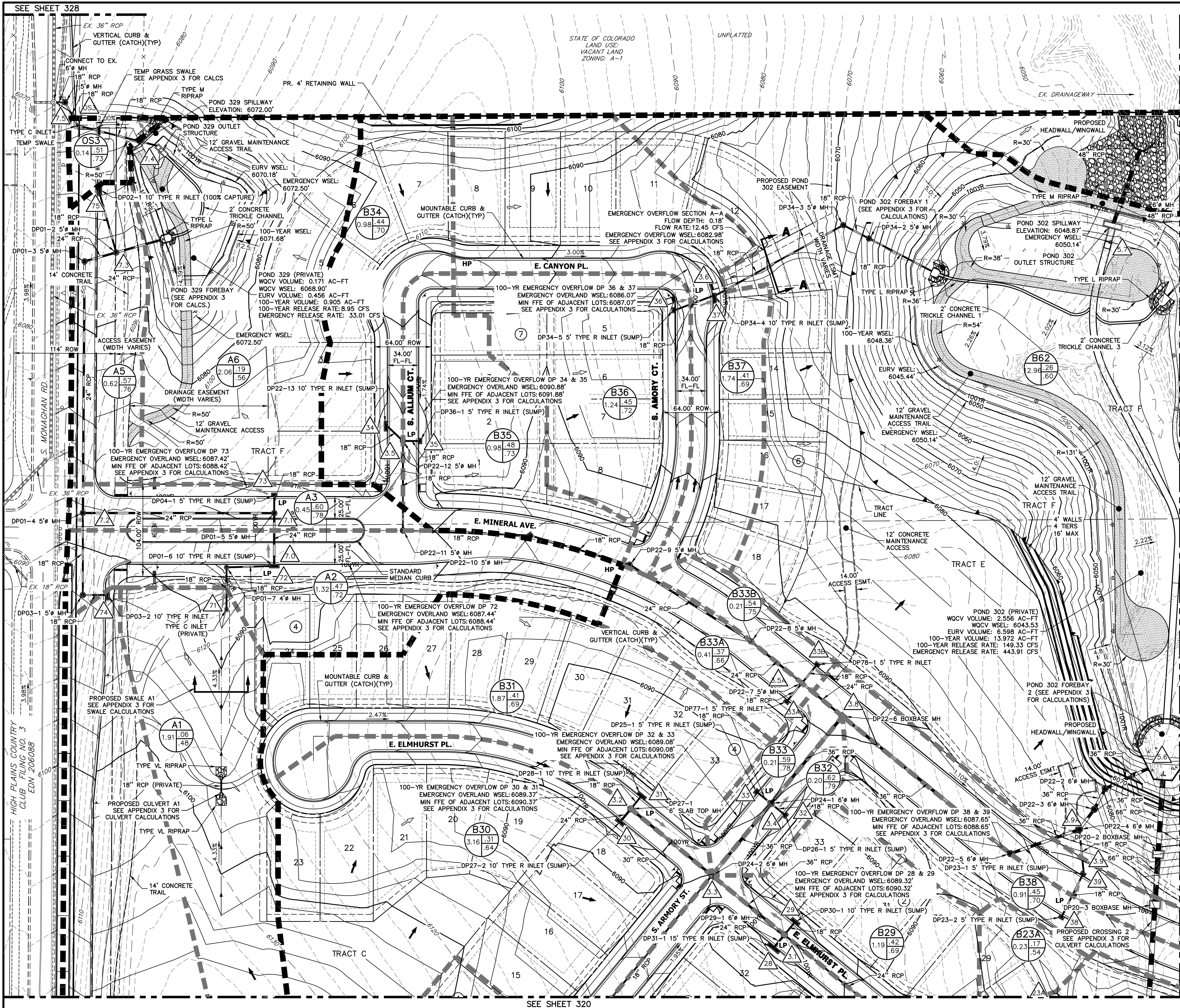
KURTIS W. WILLIAMS, P.E.
COLORADO NO. 34270
FOR AND ON BEHALF OF

DATE _____

OVERLAND RANCH FILING NO.

SHEET 318 OF

JOB NO. 16118.10



KEY MAP

SCALE: 1"=700'

NOTE:
ALL STORM INFRASTRUCTURE IS PUBLIC, UNLESS STATED OTHERWISE, AND DESIGNED FOR THE 100Y STORM EVENT.

BENCHMARK:
COA ID 556532NE004-3" BRASS CAP ON THE SELY CORNER OF A CURB OPENING INLET STRUCTURE BEING ON THE EASTERLY SIDE OF SMOKEY HILL ROAD AND BEING NEARLY ON A PROJECTED LINE WITH THE SELY BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 & THE NWLY B'DY OF SERENITY RIDGE FILING NO. 1. NAVD88 ELEVATION=6093.997.

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THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 5 SOUTH, RANGE 65 WEST OF THE 6TH P.M. BEING MONUMENTED BY A 3.25" ALUMINUM CAP STAMPED "LS 25942" AT THE WEST 1/4 CORNER AND A3.25" ALUMINUM CAP STAMPED "LS 38098" AT THE SOUTHWEST CORNER, SAID LINE BEARING S002°34'11"W AS REFERENCED TO COLORADO STATE PLANE CENTRAL ZONE NAVD88 ELEVATION: 6145.93

Know what's below.
Call before you dig.

LEGEND:

- PROPOSED STORM SEWER
- PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- EXISTING MINOR CONTOUR
- DRAINAGE BASIN
- DRAINAGE SUB-BASIN
- A = BASIN DESIGNATION
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- DESIGN POINT
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- EMERGENCY OVERFLOW PATH
- PROPOSED DRAINAGE SWALE
- PROPOSED FLOODPLAIN
- PROPOSED EASEMENT
- PROPOSED TOP OF SLOPE
- PROPOSED TOE OF SLOPE

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

KURTIS W. WILLIAMS, P.E.
COLORADO NO. 34270
FOR AND ON BEHALF OF JR ENGINEERING, LLC

DATE

OVERLAND RANCH FILING NO. 1
FINAL DRAINAGE PLANS

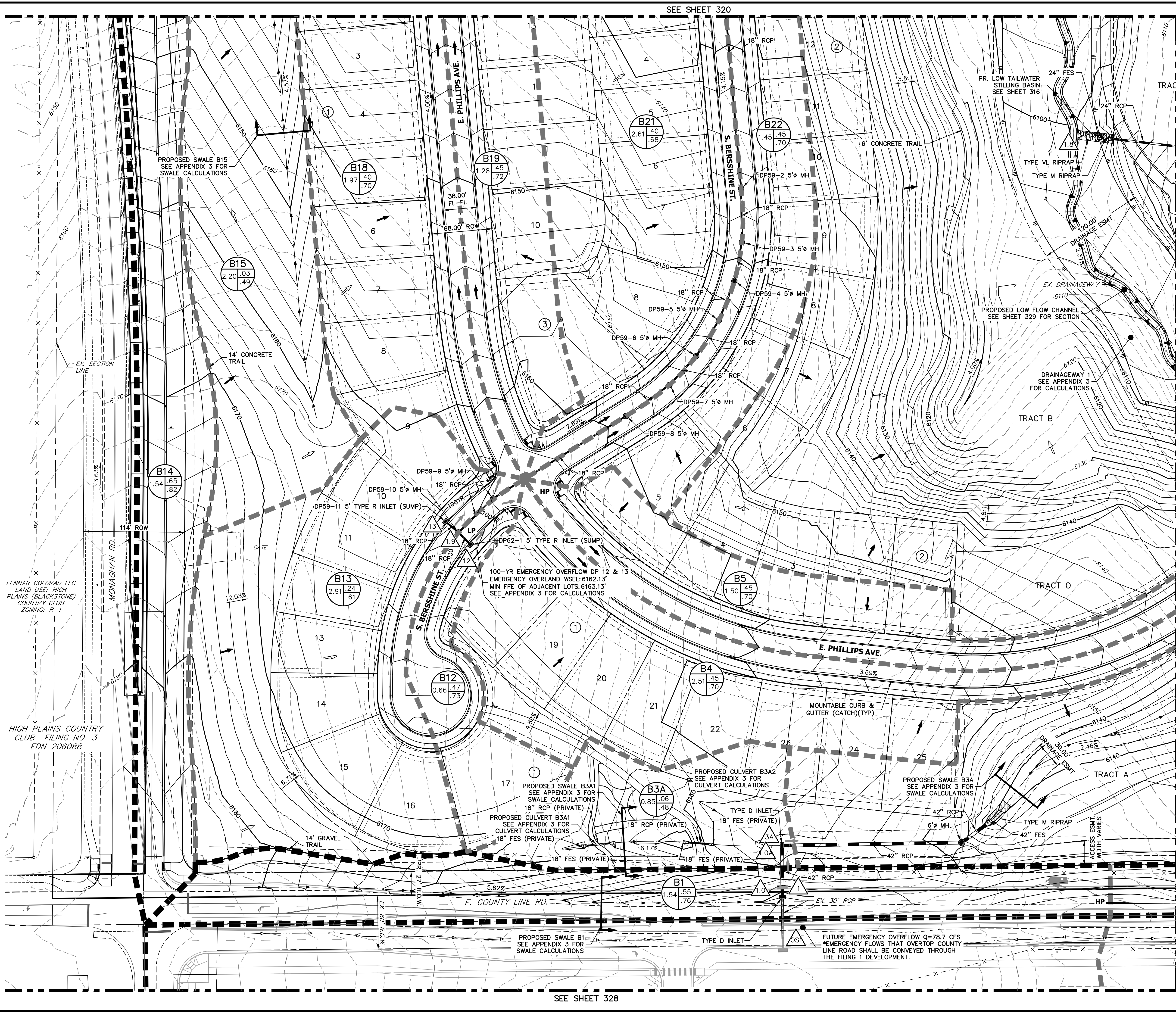
SHEET 319
JOB NO. 16118.10

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KEY MAP

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ALL STORM INFRASTRUCTURE IS PUBLIC, UNLESS STATED OTHERWISE, AND DESIGNED FOR THE 100Y STORM EVENT.

BENCHMARK:
COA ID 556532NE004-3" BRASS CAP ON THE SELY CORNER OF A CURB OPENING INLET STRUCTURE BEING ON THE EASTERLY SIDE OF SMOKY HILL ROAD AND BEING NEARLY ON A PROJECTED LINE WITH THE SELY BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 & THE NWLY BDY OF SERENITY RIDGE FILING NO. 1. NAVD88 ELEVATION=6093.997.

BASIS OF BEARINGS:
THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 5 SOUTH, RANGE 65 WEST OF THE 6TH P.M. BEING MONUMENTED BY A 3.25"ALUMINUM CAP STAMPED "LS 25942" AT THE WEST 1/4 CORNER AND A3.25" ALUMINUM CAP STAMPED "LS 38098" AT THE SOUTHWEST CORNER, SAID LINE BEARING S00°23'41"W AS REFERENCED TO COLORADO STATE PLANE CENTRAL ZONE NAVD88 ELEVATION: 6145.93

UNTIL SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE AGENCIES, OR ENGINEERING APPROVES THEIR USE, THEY ARE DESIGNATED BY WRITTEN AUTHORIZATION.

PREPARED FOR
JEN COLORADO 19 LLC
680 5TH AVE FL 25
NEWYORK, NY 10019
CONTACT: JERRY RICHMOND
303-267-6255

Know what's below.
Call before you dig.

LEGEND:

- PROPOSED STORM SEWER
- PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR
- DRAINAGE BASIN
- DRAINAGE SUB-BASIN
- A = BASIN DESIGNATION
- B = AREA IN ACRES
- C = 2-YR RUNOFF COEFFICIENT
- D = 100-YR RUNOFF COEFFICIENT
- DESIGN POINT
- HIGH POINT
- LOW POINT
- DRAINAGE ARROW
- EXISTING DRAINAGE ARROW
- EMERGENCY OVERFLOW PATH
- PROPOSED DRAINAGE SWALE
- PROPOSED FLOODPLAIN
- PROPOSED EASEMENT
- PROPOSED TOP OF SLOPE
- PROPOSED TOE OF SLOPE

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

CURTIS W. WILLIAMS
34270
REGISTERED PROFESSIONAL ENGINEER
STATE OF COLORADO

DATE

OVERLAND RANCH FILING NO. 1

FINAL DRAINAGE PLANS

SHEET 321

JOB NO. 16118.10

OVERLAND RANCH FILING NO. 1

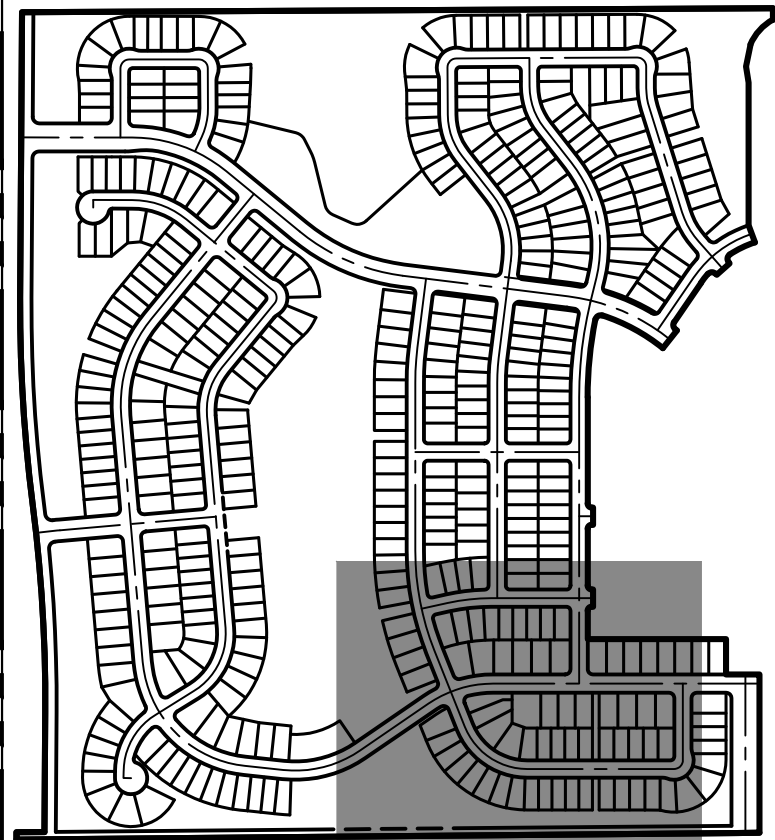
FINAL DRAINAGE PLANS

SHEET 321

JOB NO. 16118.10

SEE SHEET 323

SEE SHEET 328



KEY MAP

SCALE: 1"=700'

NOTE:

ALL STORM INFRASTRUCTURE IS PUBLIC, UNLESS STATED OTHERWISE, AND DESIGNED FOR THE 100Y STORM EVENT.

BENCHMARK:

COA ID 556532NE004-3" BRASS CAP ON THE SELY CORNER OF A CURB OPENING INLET STRUCTURE BEING ON THE EASTERLY SIDE OF SMOKY HILL ROAD AND BEING NEARLY ON A PROJECTED LINE WITH THE SELY BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 & THE NWLY BDY OF SERENITY RIDGE FILING NO. 1. NAVD88 ELEVATION=6093.997.

BASIS OF BEARINGS:

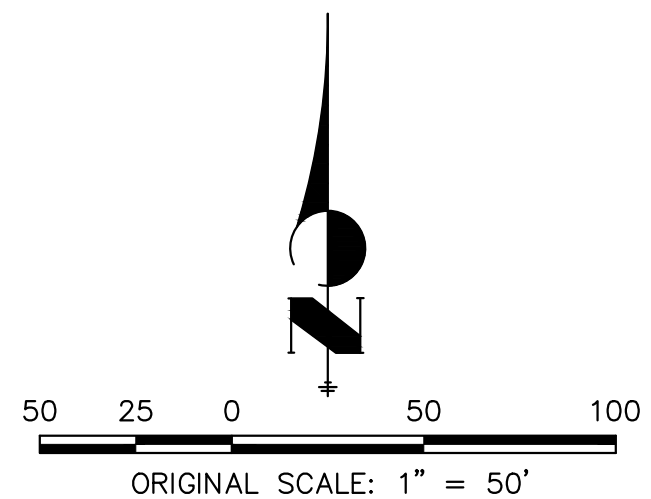
THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 5 SOUTH, RANGE 65 WEST OF THE 6TH P.M. BEING MONUMENTED BY A 3.25" ALUMINUM CAP STAMPED "LS 25942" AT THE WEST 1/4 CORNER AND A3.25" ALUMINUM CAP STAMPED "LS 38098" AT THE SOUTHWEST CORNER, SAID LINE BEARING S00°23'41"W AS REFERENCED TO COLORADO STATE PLANE CENTRAL ZONE NAVD88 ELEVATION: 6145.93



Know what's below.
Call before you dig.

LEGEND:

- PROPOSED STORM SEWER
- 6100 PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- 6100 EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR
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- DRAINAGE SUB-BASIN
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- DESIGN POINT
- HIP HIGH POINT
- LOW POINT
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- EXISTING DRAINAGE ARROW
- EMERGENCY OVERFLOW PATH
- PROPOSED DRAINAGE SWALE
- 100YR PROPOSED FLOODPLAIN
- PROPOSED EASEMENT
- PROPOSED TOP OF SLOPE
- PROPOSED TOE OF SLOPE



ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

KURTIS W. WILLIAMS, P.E.
COLORADO NO. 34270
FOR AND ON BEHALF OF JR ENGINEERING, LLC

DATE

OVERLAND RANCH FILING NO. 1

FINAL DRAINAGE PLANS

SHEET 322

JOB NO. 16118.10

PREPARED FOR

JEN COLORADO 19 LLC

680 5TH AVE FL 25

NEW YORK, NY 10019

CONTACT: JERRY RICHMOND

303-267-6255

J.R. ENGINEERING

A Westman Company



Central 303-740-9888 • Colorado Springs 719-583-2583
Fort Collins 970-491-9888 • www.jrengineering.com

BY DATE

No. REVISION

H-SCALE 1"=50'

V-SCALE N/A

DATE 6/19/24

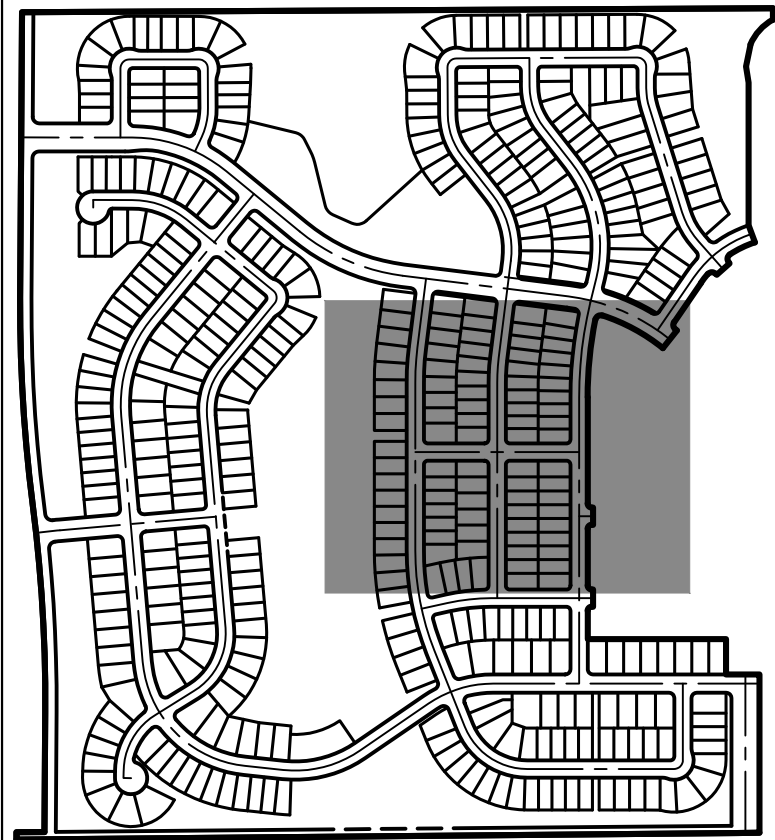
DESIGNED BY WKN

DRAWN BY MMC

CHECKED BY

SEE SHEET 324

SEE SHEET 322



KEY MAP

SCALE: 1"=700'

NOTE:

ALL STORM INFRASTRUCTURE IS PUBLIC, UNLESS STATED OTHERWISE, AND DESIGNED FOR THE 100Y STORM EVENT.

BENCHMARK:

COA ID 556532NE004-3" BRASS CAP ON THE SELY CORNER OF A CURB OPENING INLET STRUCTURE BEING ON THE EASTERLY SIDE OF SMOKY HILL ROAD AND BEING NEARLY ON A PROJECTED LINE WITH THE SELY BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 & THE NWLY BDY OF SERENITY RIDGE FILING NO. 1. NAVD88 ELEVATION=6093.997.

BASIS OF BEARINGS:

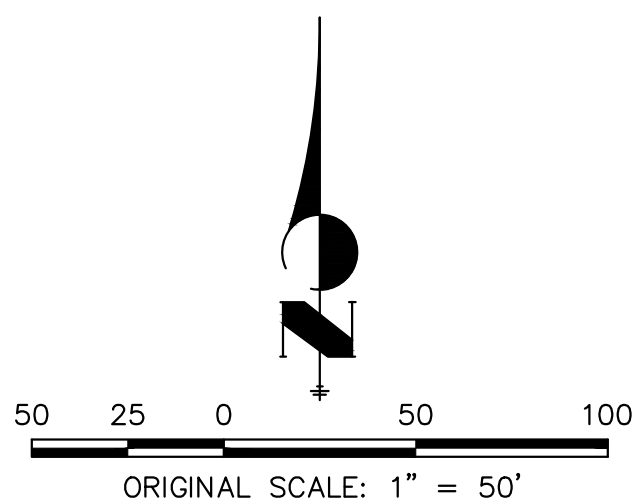
THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 5 SOUTH, RANGE 65 WEST OF THE 6TH P.M. BEING MONUMENTED BY A 3.25"ALUMINUM CAP STAMPED "LS 25942" AT THE WEST 1/4 CORNER AND A3.25" ALUMINUM CAP STAMPED "LS 38098" AT THE SOUTHWEST CORNER, SAID LINE BEARING S00°23'41"W AS REFERENCED TO COLORADO STATE PLANE CENTRAL ZONE NAVD88 ELEVATION: 6145.93



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Call before you dig.

LEGEND:

- PROPOSED STORM SEWER
- 6100 PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- 6100 EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR
- DRAINAGE BASIN
- DRAINAGE SUB-BASIN
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- EMERGENCY OVERFLOW PATH
- PROPOSED DRAINAGE SWALE
- 100YR PROPOSED FLOODPLAIN
- PROPOSED EASEMENT
- PROPOSED TOP OF SLOPE
- PROPOSED TOE OF SLOPE



ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

KURTIS W. WILLIAMS, P.E.
COLORADO NO. 34270
FOR AND ON BEHALF OF JR ENGINEERING, LLC

DATE

OVERLAND RANCH FILING NO. 1

FINAL DRAINAGE PLANS

SHEET 323

JOB NO. 16118.10

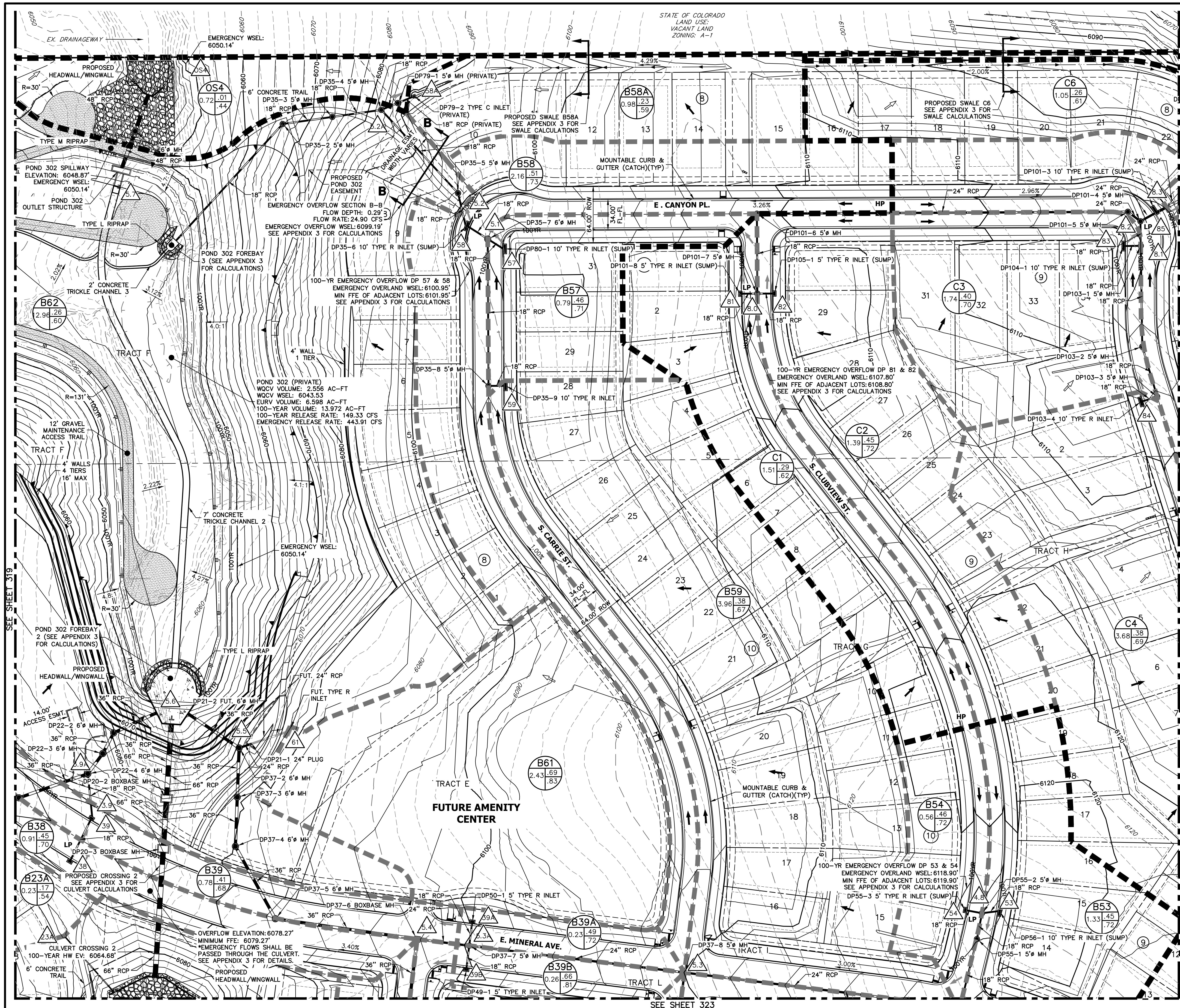
J.R. ENGINEERING
A Westman Company



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Fort Collins 970-491-9888 • www.jrengineering.com

PREPARED FOR
JEN COLORADO 19 LLC
680 5TH AVE FL 25
NEW YORK, NY 10019
CONTACT: JERRY RICHMOND
303-267-6255

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APPROPRIATE REVIEWING
AGENCIES, OR ENGINEERING
APPROVES THEIR USE,
THESE DRAWINGS ARE
DESIGNATED BY WRITTEN
AUTHORIZATION.



KEY MAP

NOTE:

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BENCHMARK:

COA ID 5S6532NE004-3" BRASS CAP ON THE SELV
CORNER OF A CURB OPENING INLET STRUCTURE BEING
ON THE EASTERLY SIDE OF SMOKY HILL ROAD AND BEING
NEARLY ON A PROJECTED LINE WITH THE SELV
BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 &
THE NWLY BDY OF SERENITY RIDGE FILING NO. 1. NAVD83
ELEVATION=6093.997.

BASIS OF BEARINGS:

THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 34,
TOWNSHIP 5 SOUTH, RANGE 65 WEST OF THE 6TH P.M.
BEING MONUMENTED BY A 3.25"ALUMINUM CAP STAMPED
"LS 25942" AT THE WEST 1/4 CORNER AND A 3.25"
ALUMINUM CAP STAMPED "LS 38098" AT THE SOUTHWEST
CORNER, SAID LINE BEARING S00°23'41"W AS REFERENCE
TO COLORADO STATE PLANE CENTRAL ZONE NAVD88
ELEVATION: 6145.93



Know what's **below**.
Call before you dig.

LEGEND:

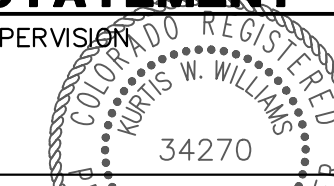
- | | |
|--|---|
| | PROPOSED STORM SEWER |
| | PROPOSED MAJOR CONTOUR |
| | PROPOSED MINOR CONTOUR |
| | EXISTING MAJOR CONTOUR |
| | EXISTING MINOR CONTOUR |
| | DRAINAGE BASIN |
| | DRAINAGE SUB-BASIN |
| | <p>A = BASIN DESIGNATION</p> <p>B = AREA IN ACRES</p> <p>C = 2-YR RUNOFF COEFFICIENT</p> <p>D = 100-YR RUNOFF COEFFICIENT</p> |
| | DESIGN POINT |
| | HIGH POINT |
| | LOW POINT |
| | DRAINAGE ARROW |
| | EXISTING DRAINAGE ARROW |
| | EMERGENCY OVERFLOW PATH |
| | PROPOSED DRAINAGE SWALE |
| | PROPOSED FLOODPLAIN |
| | PROPOSED EASEMENT |
| | PROPOSED TOP OF SLOPE |
| | PROPOSED TOE OF SLOPE |



50 25 0 50 100
ORIGINAL SCALE: 1" = 50'

ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION



DATE

OVERLAND RANCH FILING NO.

FINAL DRAINAGE PLANS

SHEET 324

JOB NO. 16118.10

PREPARED FOR

COLORADO 19 LLC

COLORADO 19 LLC
10 5TH AVE FL 25
NEW YORK NY 10010

YORK, NY 10019
CT: JERRY RICHMOND

303-267-6255

303-267-6255

[illegible]

I.D. ENGINEERING

J·R ENGINEERING
A Westrian Company



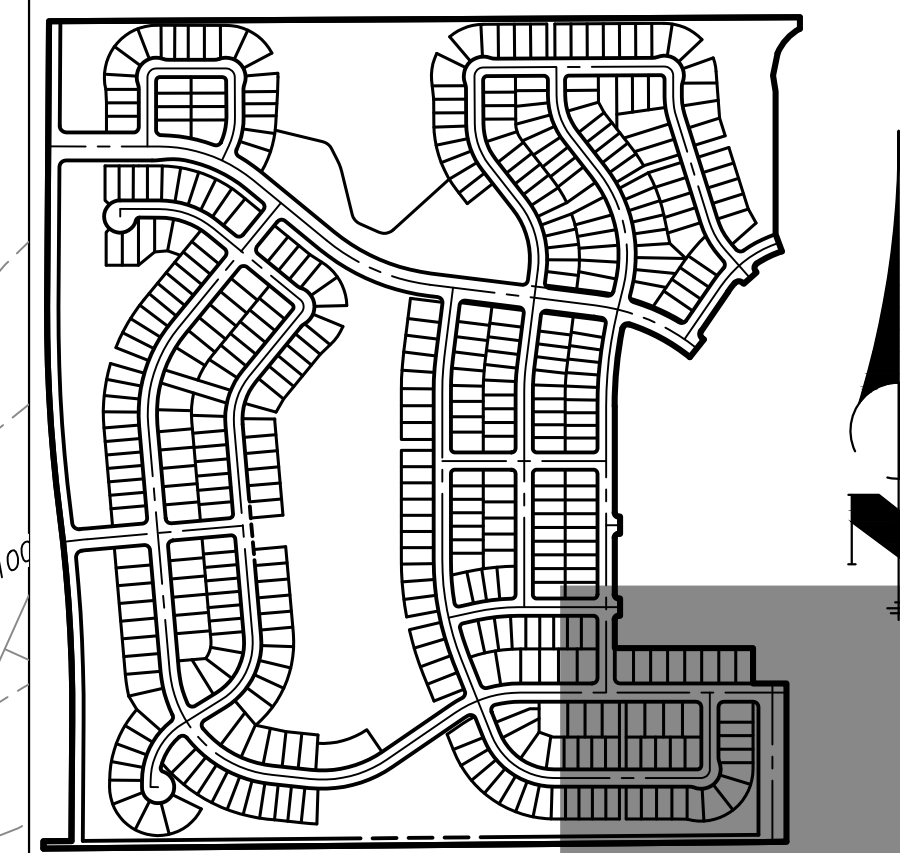
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Fort Collins 970-494-8888 • www.jiracengineering.com

FUTURE FILING 2

FUTURE FILING 2

DHIC-GATEWAY LLC
LAND USE:
VACANT LAND
ZONING: C-MU-20

SEE SHEET 328



KEY MAP

SCALE: 1"=700'

NOTE:

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BENCHMARK:

COA ID 5S6532NE004-3" BRASS CAP ON THE SELY
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ELEVATION=6093.997.

BASIS OF BEARINGS:

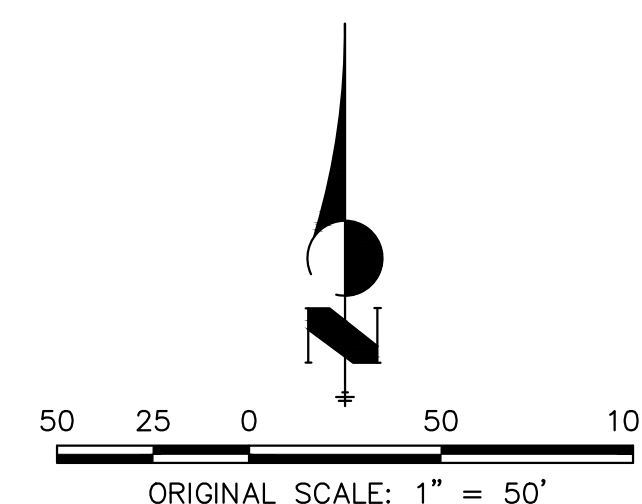
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TO COLORADO STATE PLANE CENTRAL ZONE NAVD88
ELEVATION: 6145.93



Know what's **below**.
Call before you dig.

LEGEND:

- | | |
|--|---|
| | PROPOSED STORM SEWER |
| | PROPOSED MAJOR CONTOUR |
| | PROPOSED MINOR CONTOUR |
| | EXISTING MAJOR CONTOUR |
| | EXISTING MINOR CONTOUR |
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 C = 2-YR RUNOFF COEFFICIENT
 D = 100-YR RUNOFF COEFFICIENT</p> |
| | DESIGN POINT |
| | HIGH POINT |
| | LOW POINT |
| | DRAINAGE ARROW |
| | EXISTING DRAINAGE ARROW |
| | EMERGENCY OVERFLOW PATH |
| | PROPOSED DRAINAGE SWALE |
| | PROPOSED FLOODPLAIN |
| | PROPOSED EASEMENT |
| | PROPOSED TOP OF SLOPE |
| | PROPOSED TOE OF SLOPE |



ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

KURTIS W. WILLIAMS, P.E.
COLORADO NO. 34270
FOR AND ON BEHALF OF

DATE _____

UNTIL SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE APPROPRIATE REVIEWING AGENCIES, JR ENGINEERING APPROVES THEIR USE ONLY FOR THE PURPOSES DESIGNATED BY WRITTEN AUTHORIZATION.

PREPARED FOR
JEN COLORADO 19 LLC
680 5TH AVE FL 25
NEWYORK, NY 10019
CONTACT: JERRY RICHMOND
303-267-6255

J·R ENGINEERING
A Westrian Company



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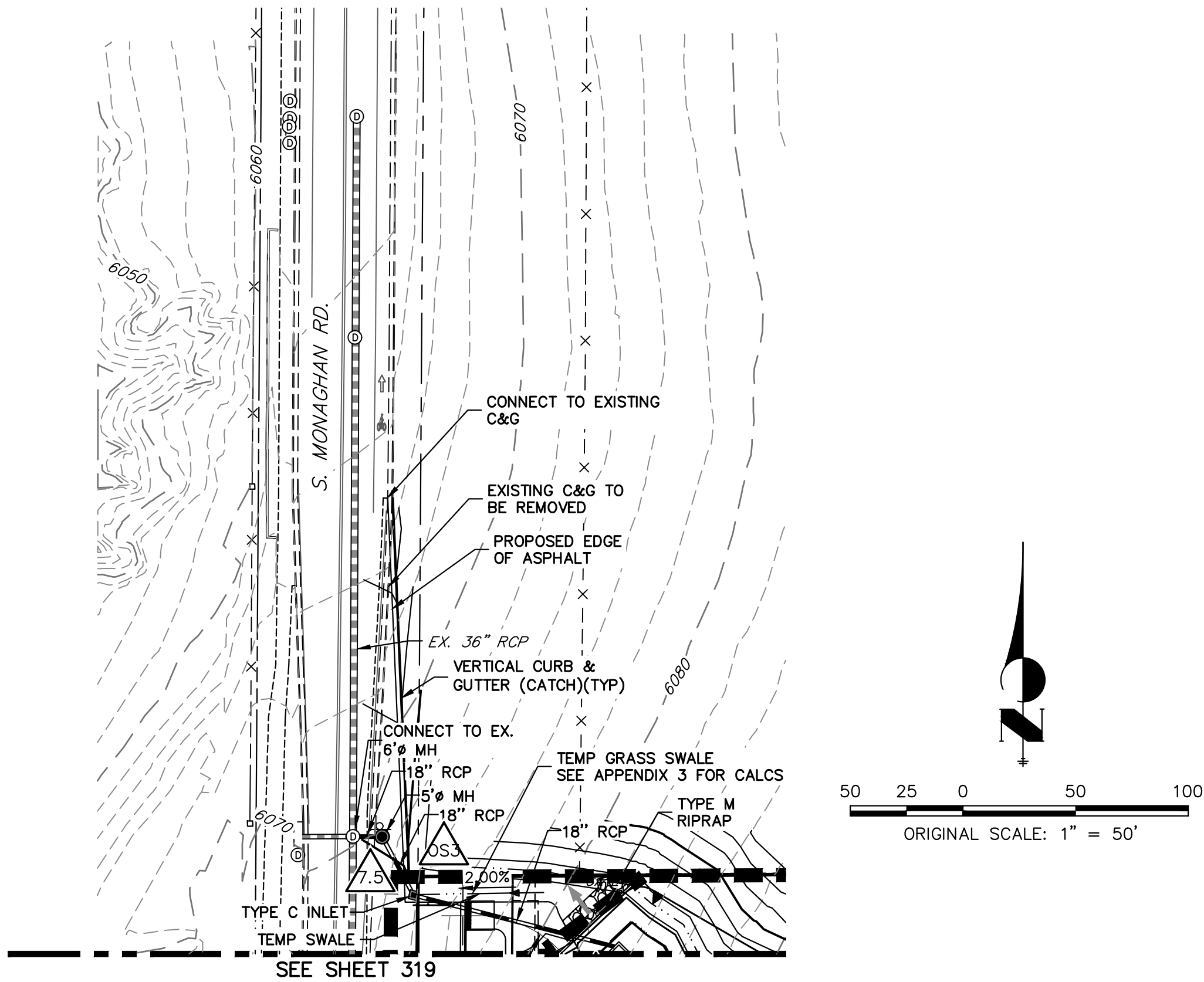
H-SCALE	1"=50'
V-SCALE	N/A
DATE	6/19/24
DESIGNED BY	WKN
DRAWN BY	MMC

OVERLAND RANCH FILING NO.

FINAL DRAINAGE PLANS

SHEET 327

JOB NO. 16118.10



NOTE:

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BENCHMARK:

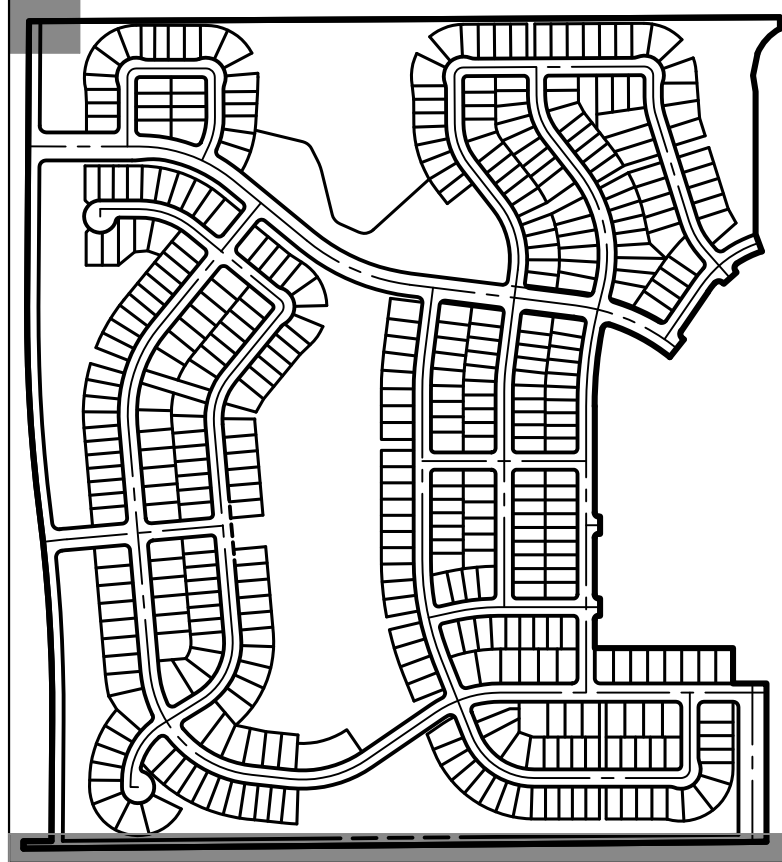
COA ID 556532NE004-3" BRASS CAP ON THE SELY CORNER OF A CURB OPENING INLET STRUCTURE BEING ON THE EASTERLY SIDE OF SMOXY HILL ROAD AND BEING NEARLY ON A PROJECTED LINE WITH THE SELY BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 & THE NWLY BDY OF SERENITY RIDGE FILING NO. 1. NAVD88 ELEVATION=6093.997.

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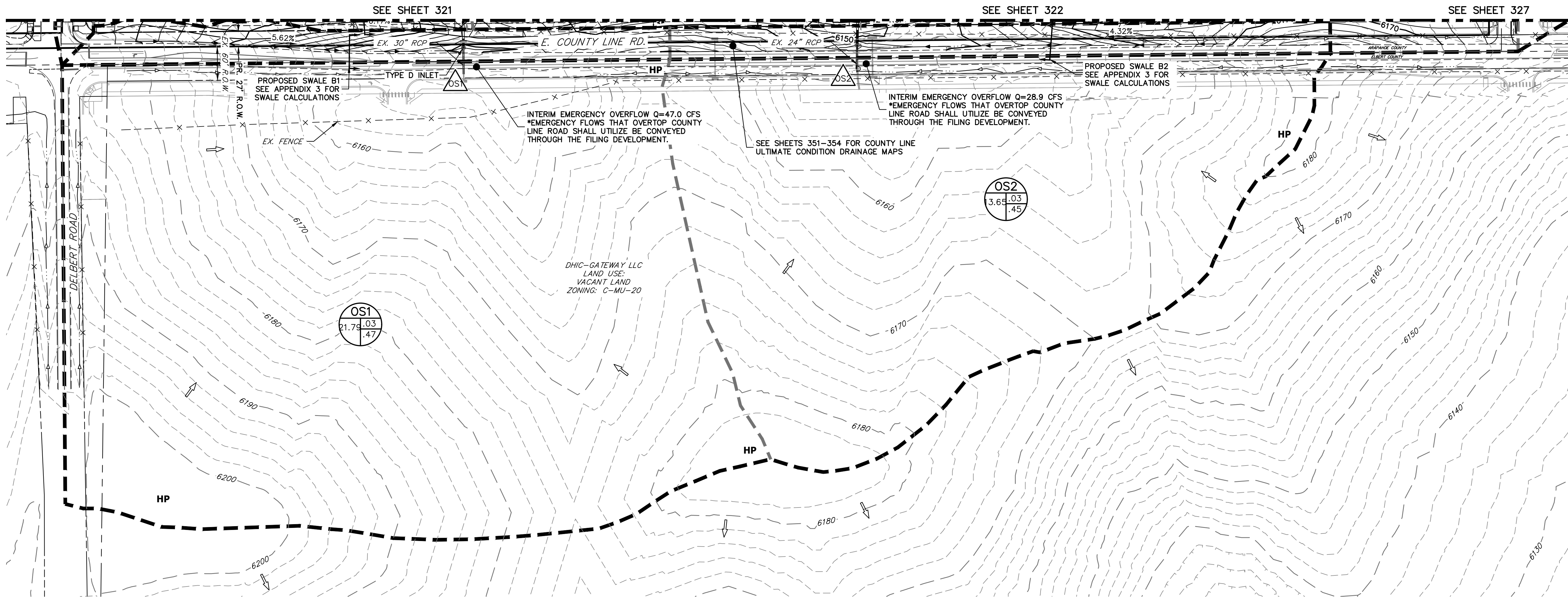
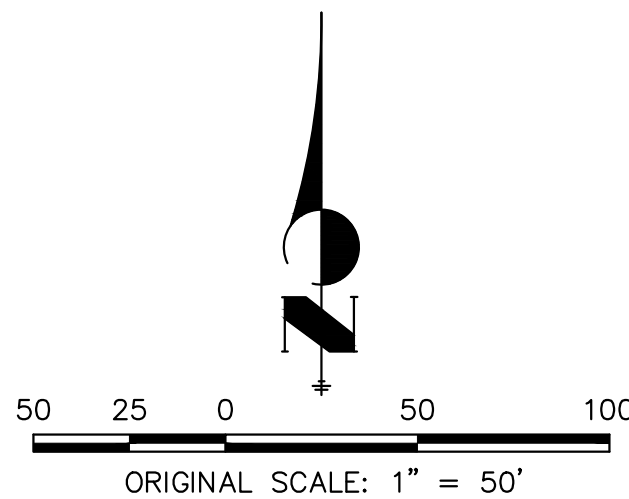
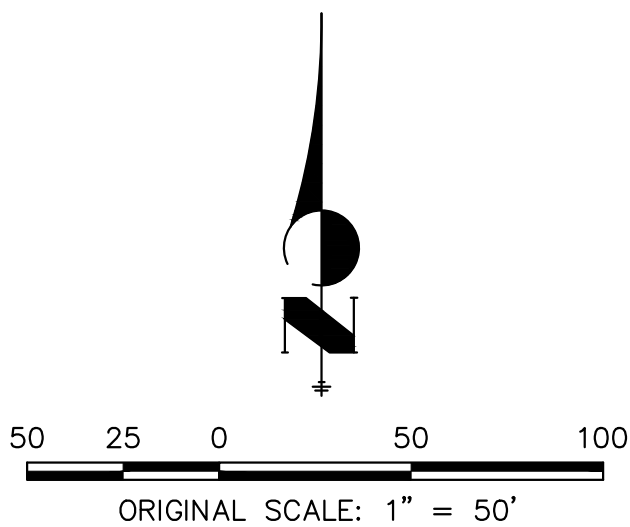
LEGEND:

- PROPOSED STORM SEWER
- 6100 PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- 6100 EXISTING MAJOR CONTOUR
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- 100YR PROPOSED FLOODPLAIN
- PROPOSED EASEMENT
- PROPOSED TOP OF SLOPE
- PROPOSED TOE OF SLOPE



KEY MAP

SCALE: 1"=700'

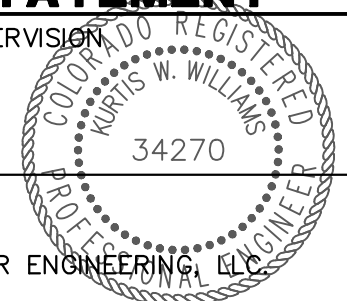


ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

KURTIS W. WILLIAMS, P.E.
COLORADO NO. 34270
FOR AND ON BEHALF OF JR ENGINEERING

DATE



OVERLAND RANCH FILING NO.

1

FINAL DRAINAGE PLANS

SHEET 328

JOB NO. 16118.10

BY DATE

No. REVISION

H-SCALE 1"=50'

V-SCALE N/A

DATE 6/19/24

DESIGNED BY WKN

DRAWN BY MMC

CHECKED BY

J.R. ENGINEERING

A Western Company



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Fort Collins 970-491-9888 • www.jrengineering.com

PREPARED FOR

JEN COLORADO 19 LLC

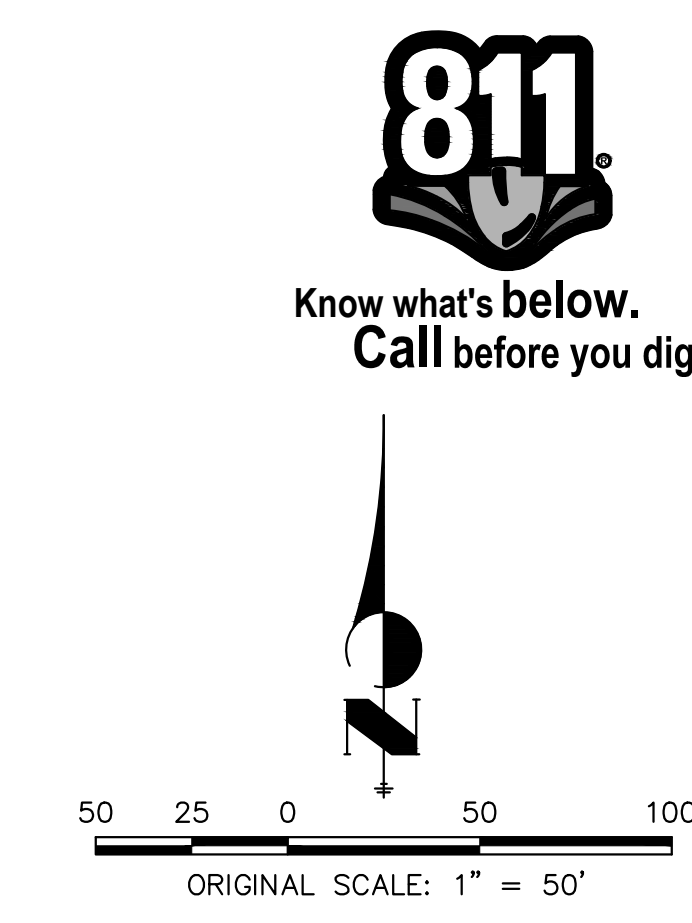
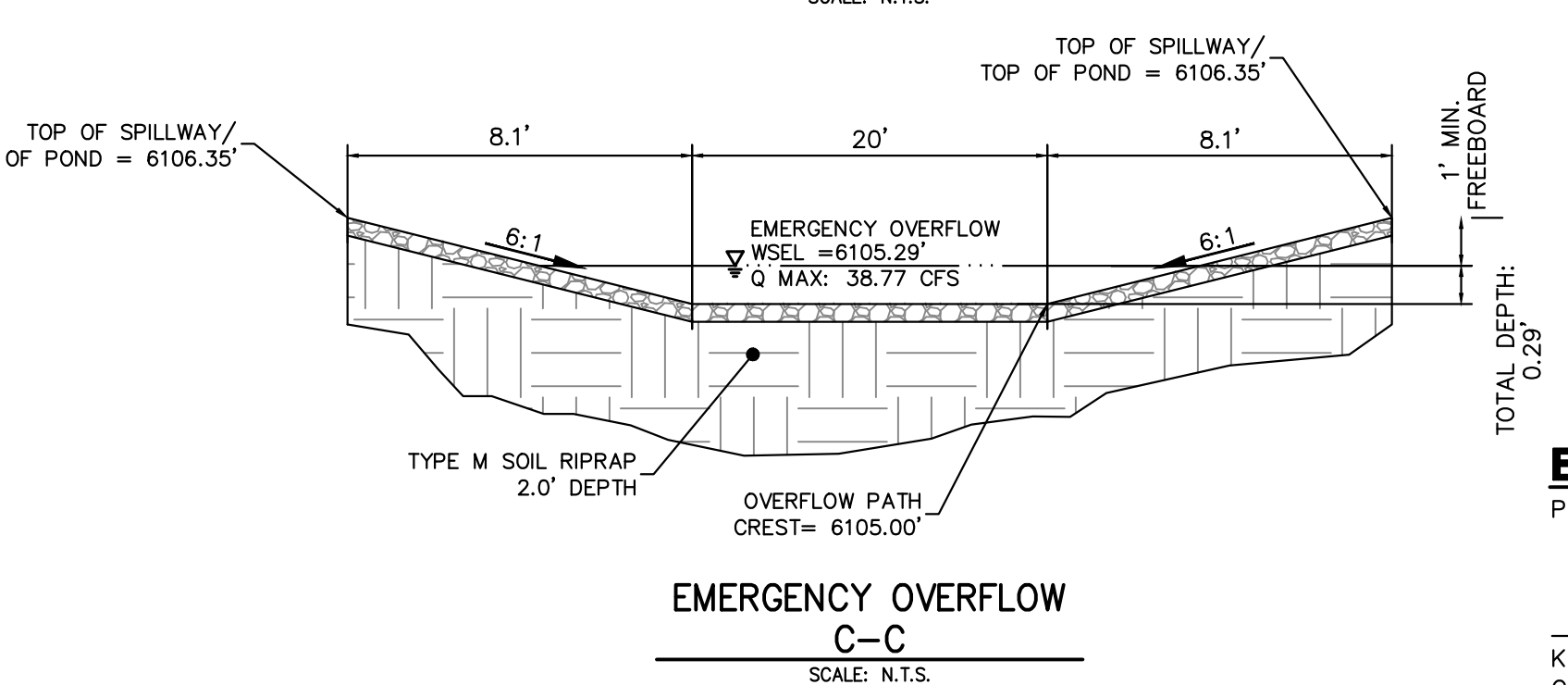
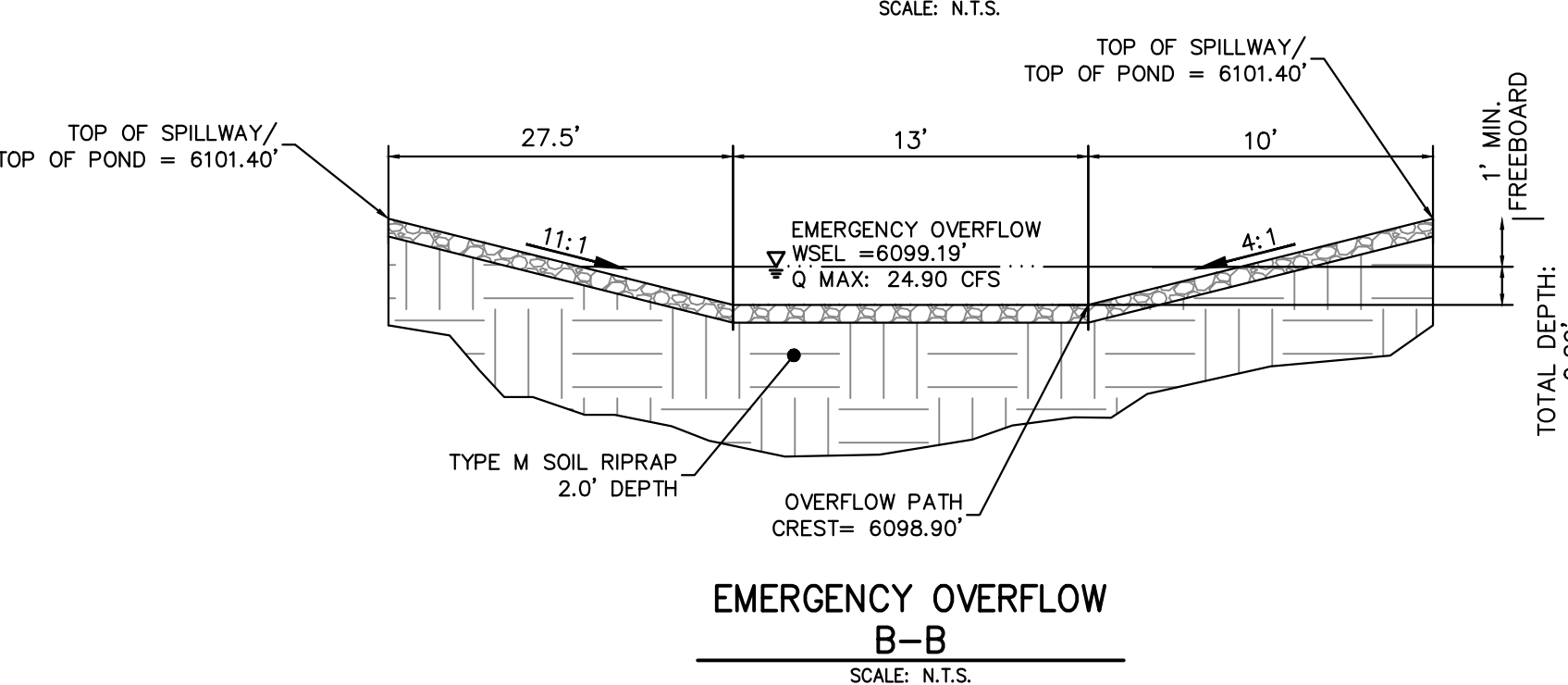
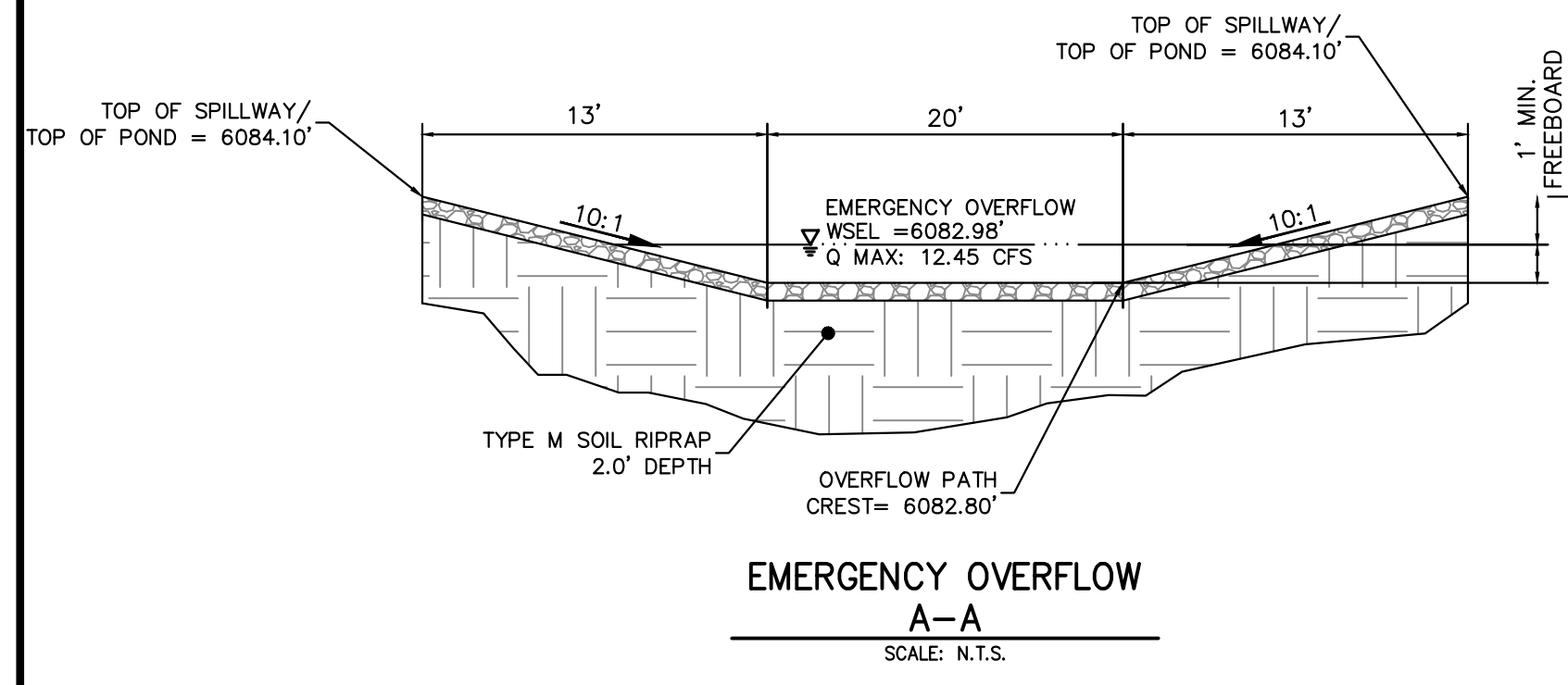
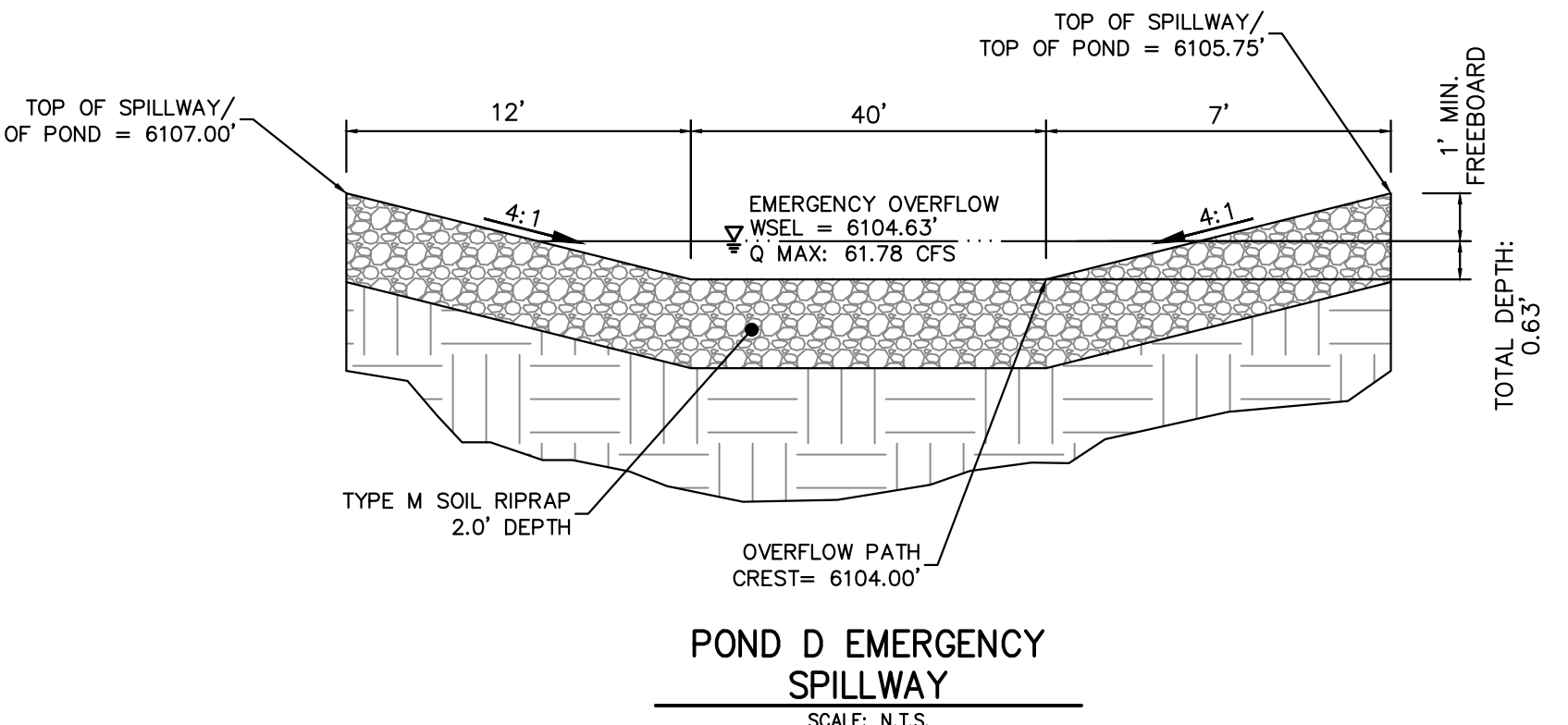
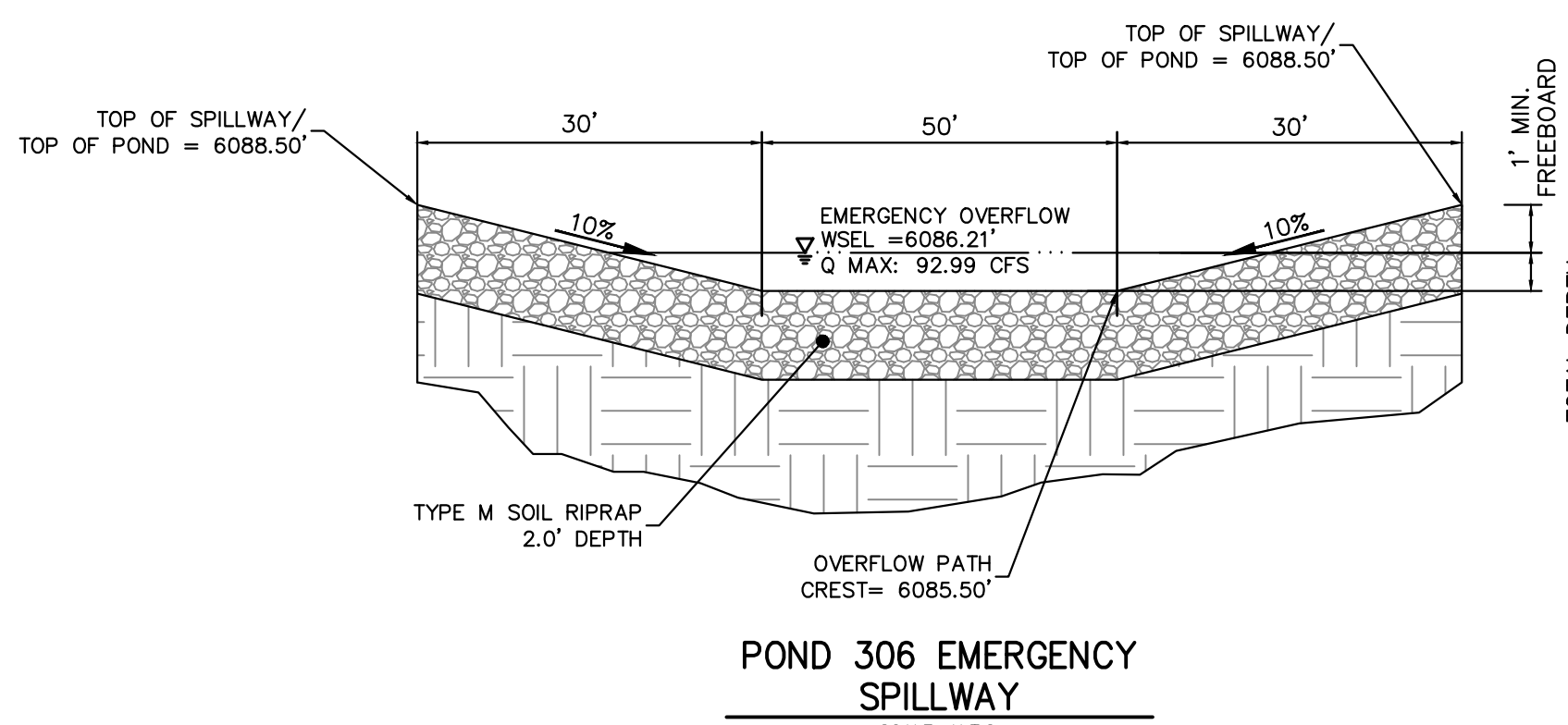
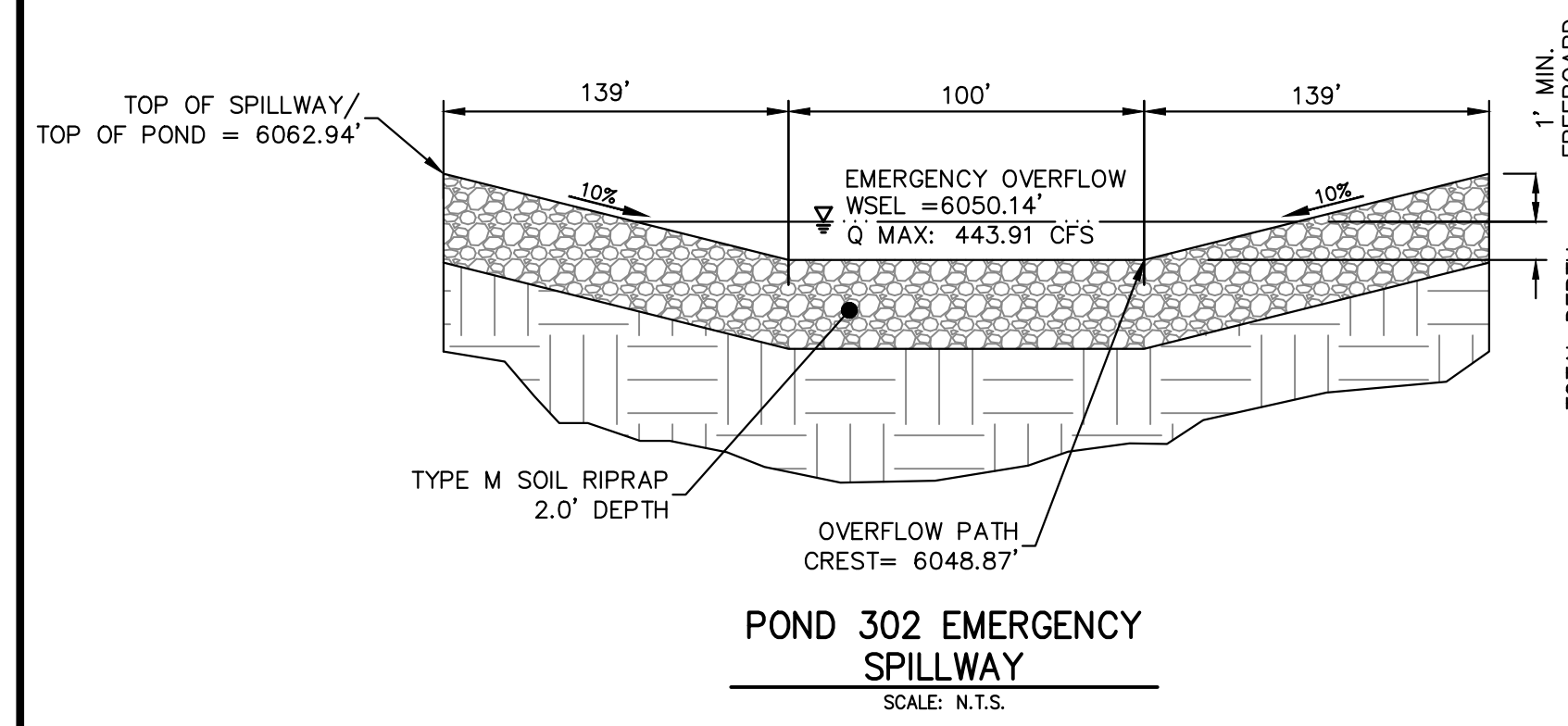
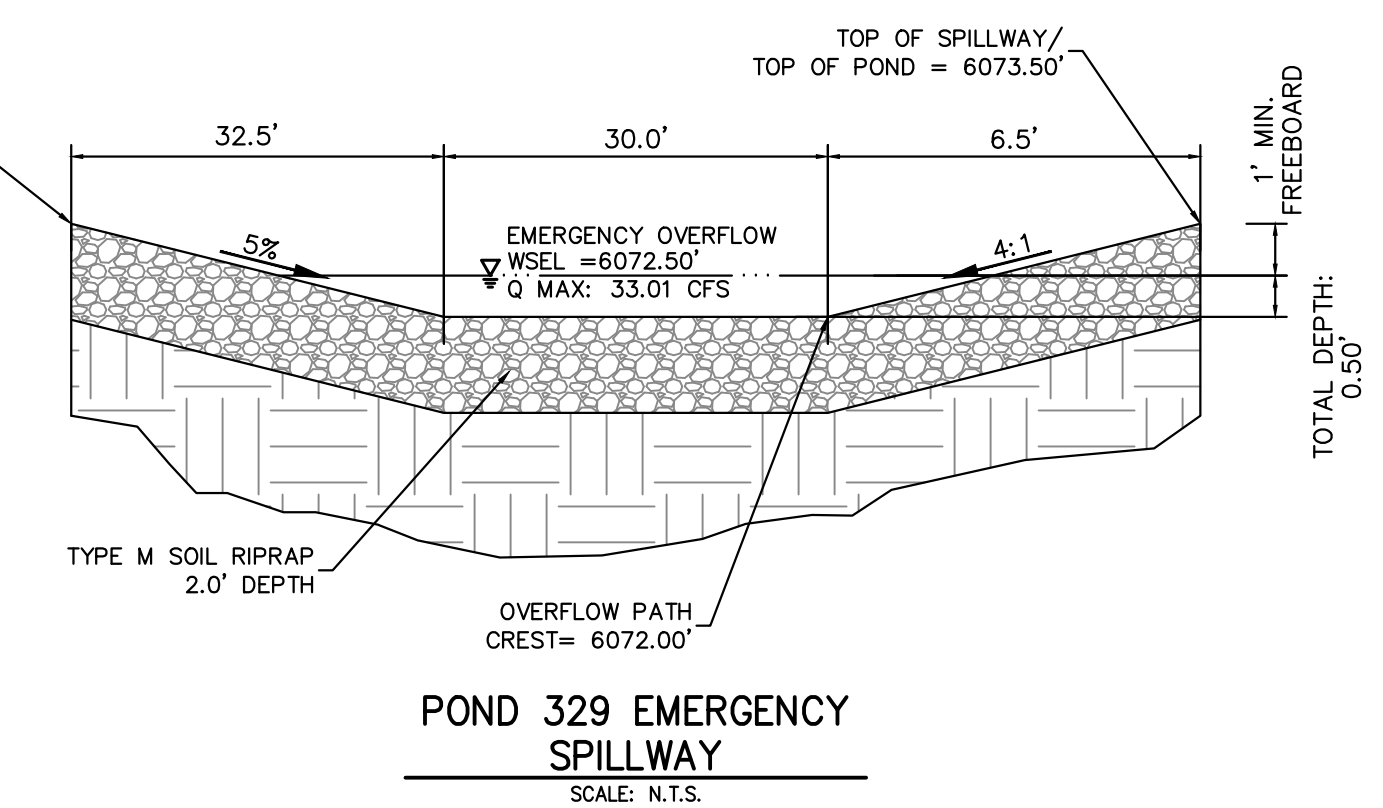
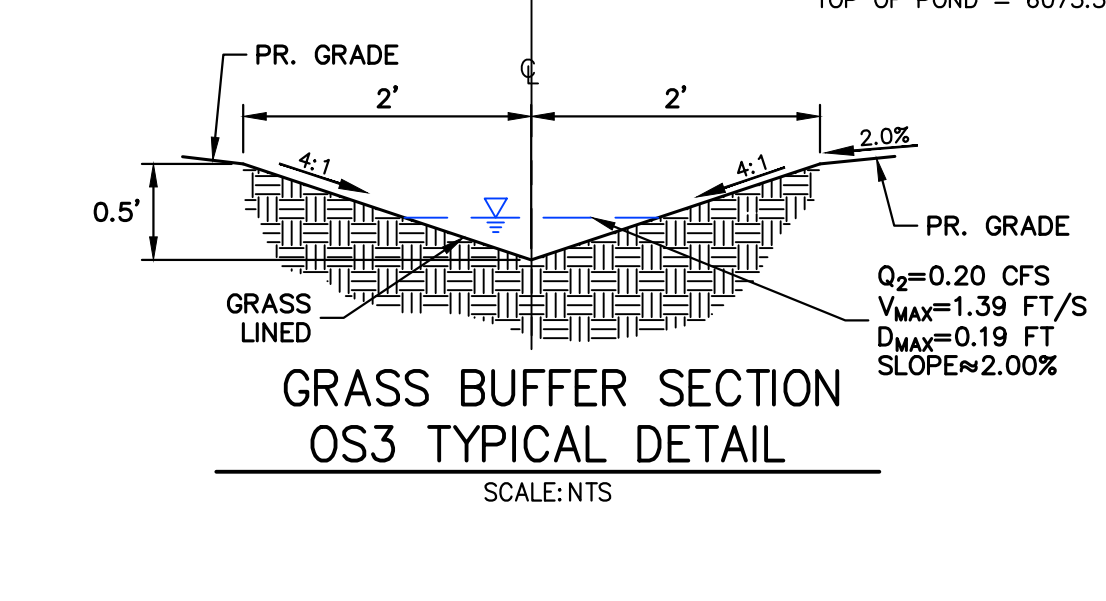
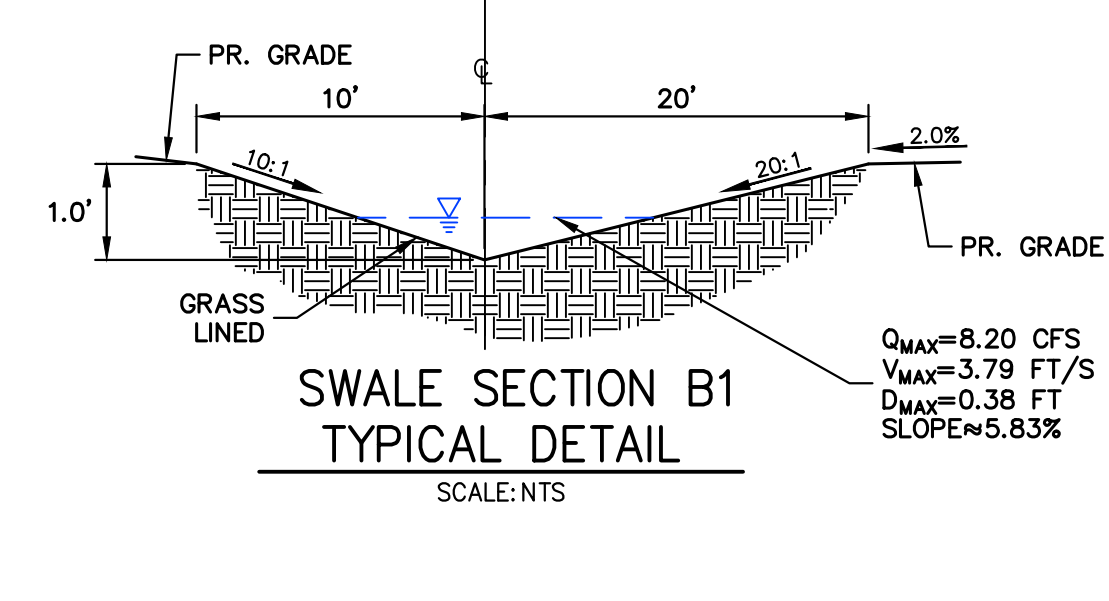
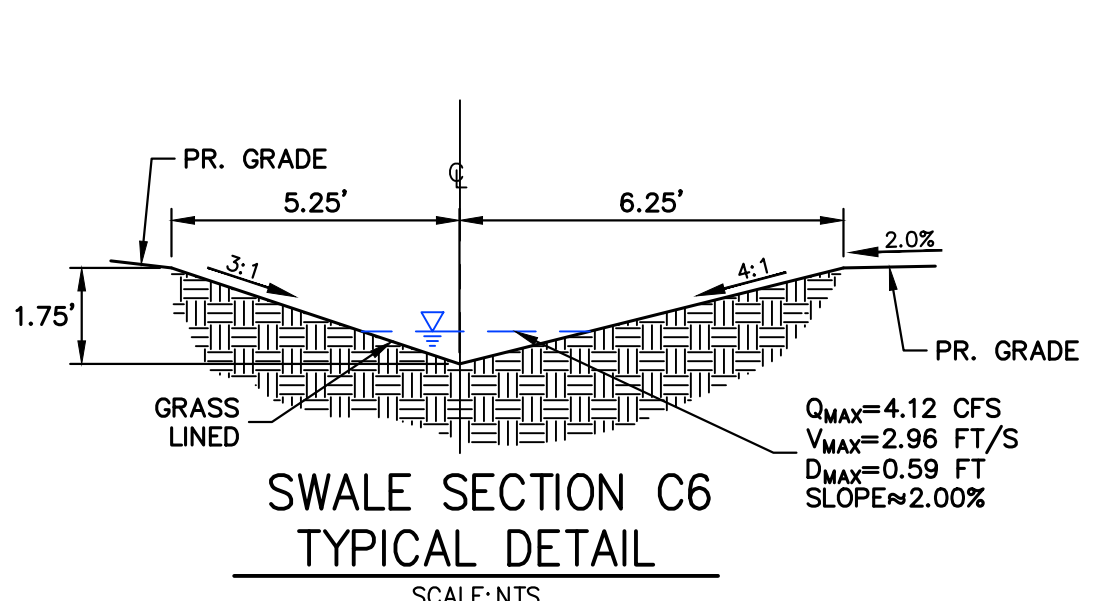
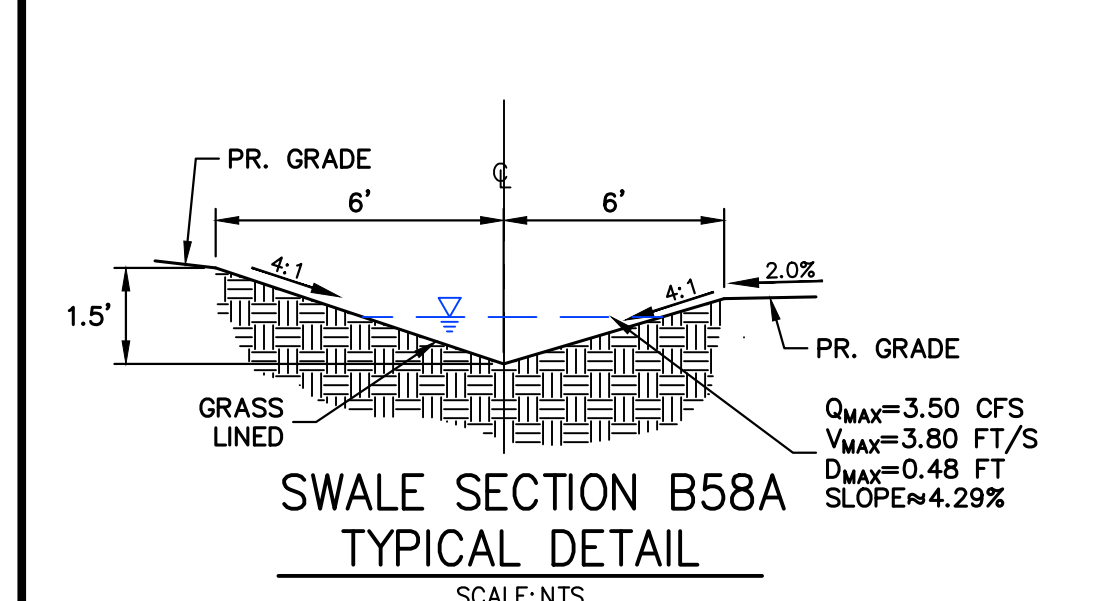
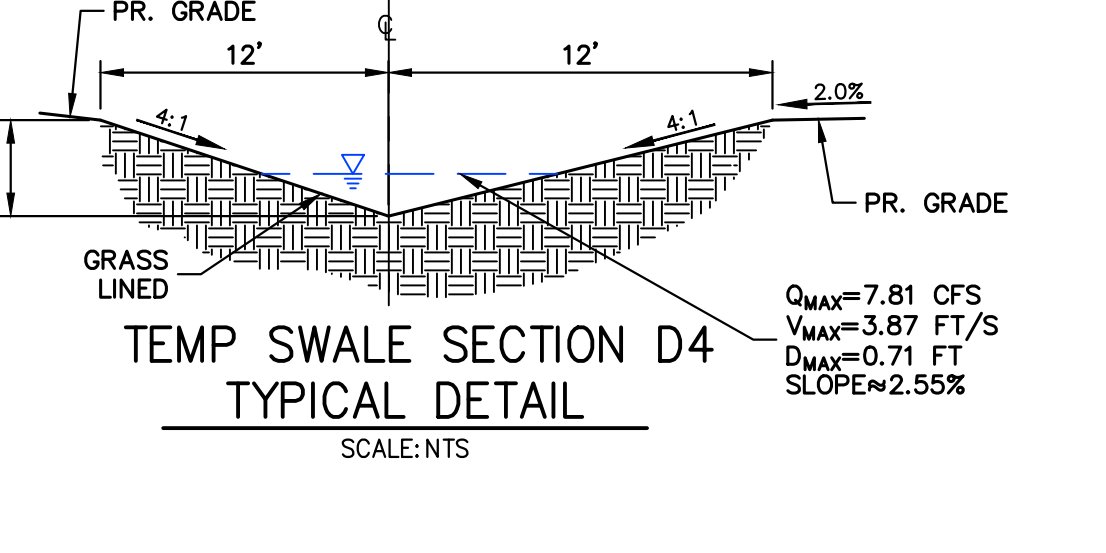
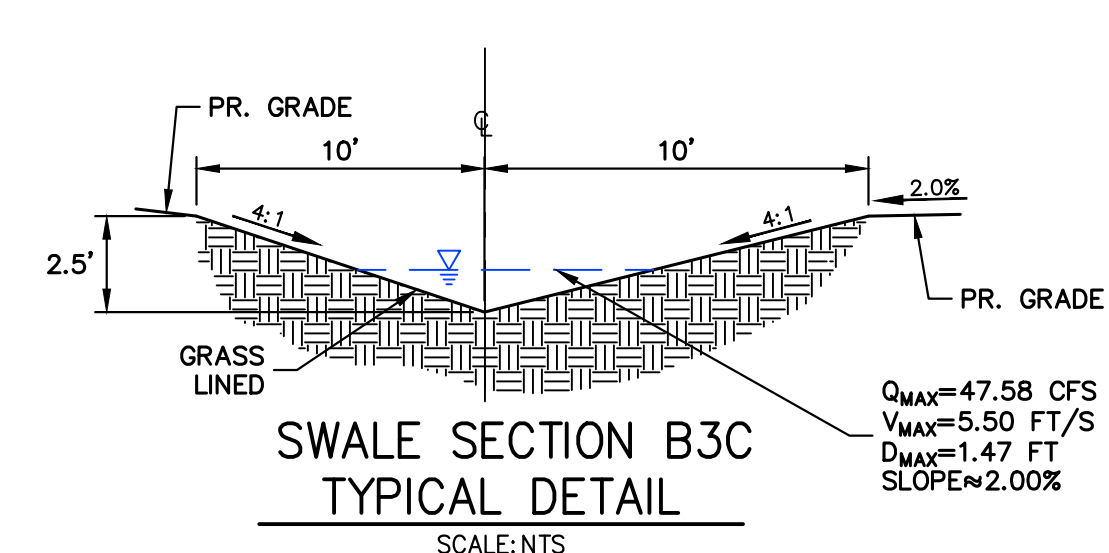
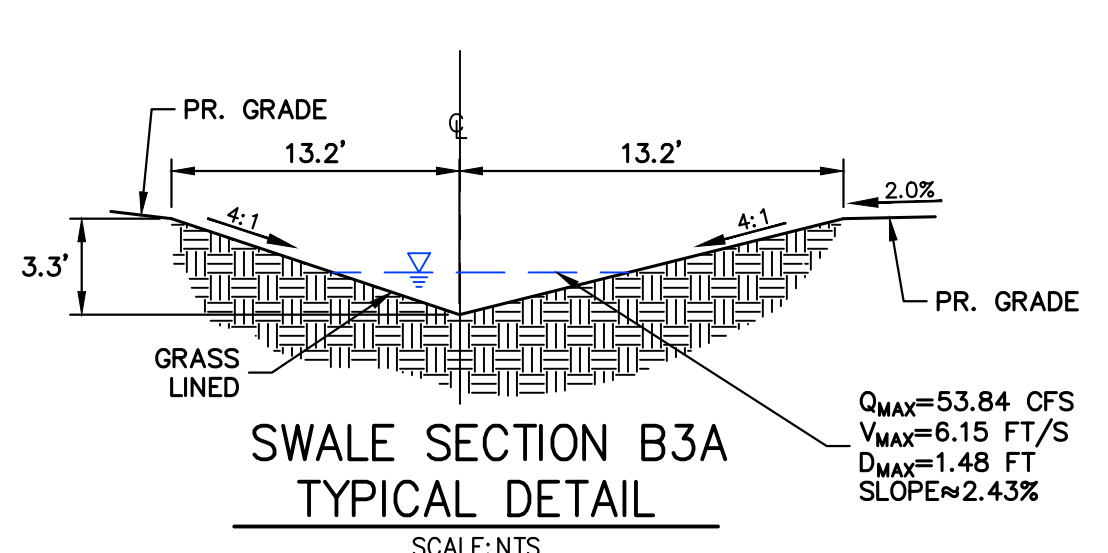
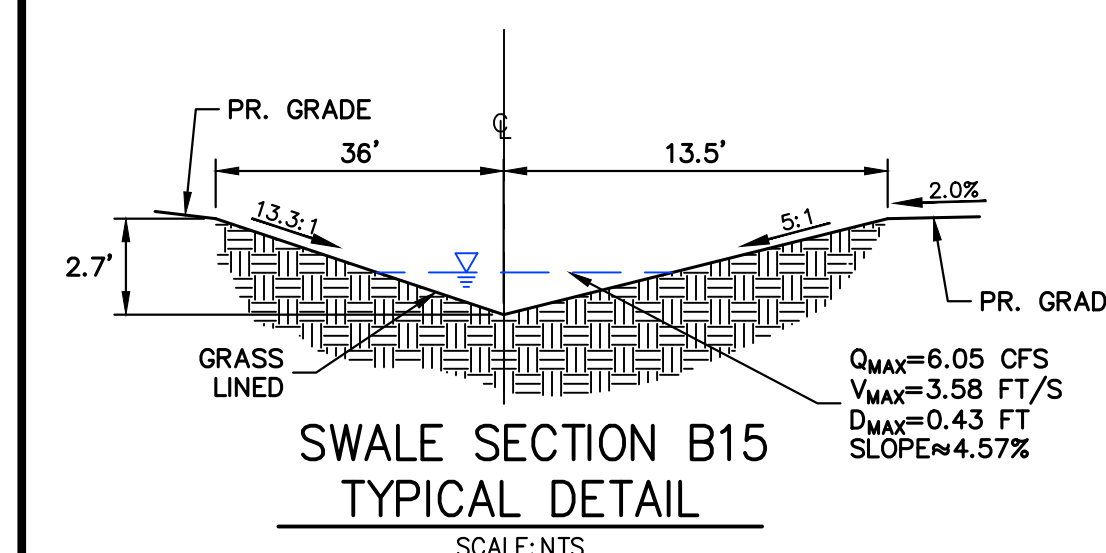
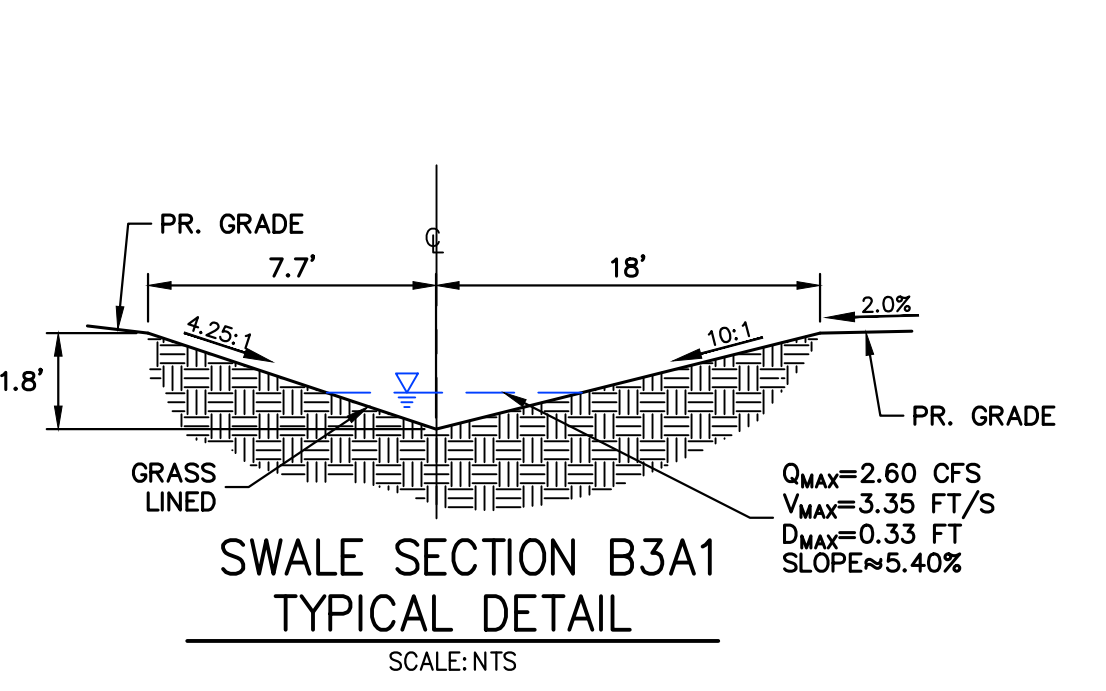
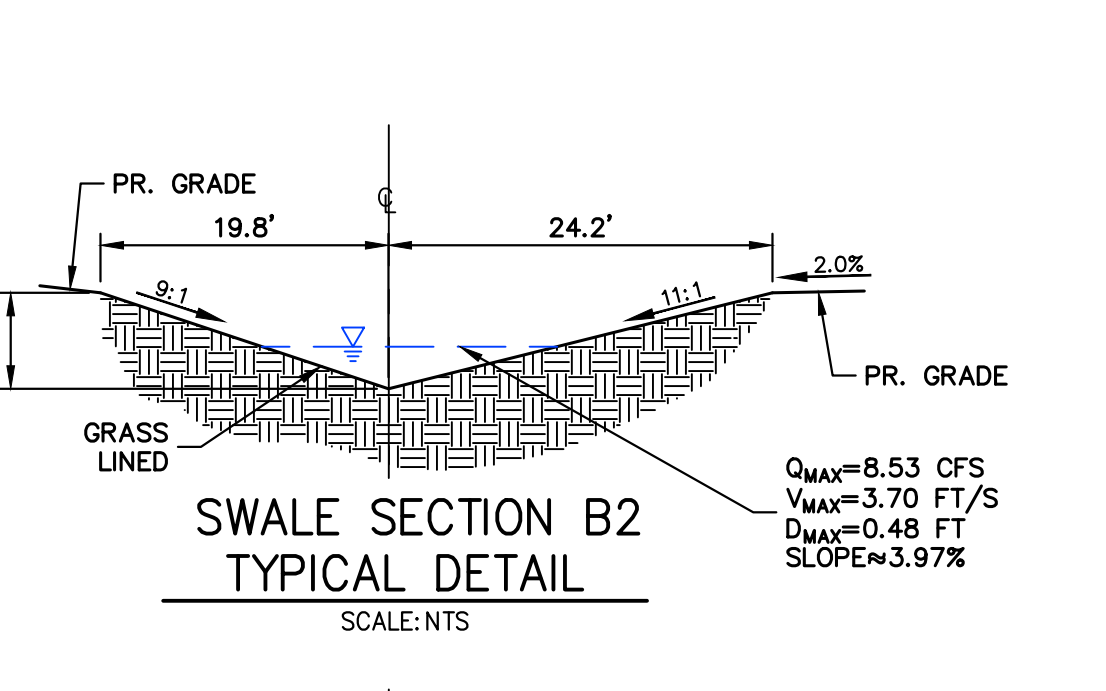
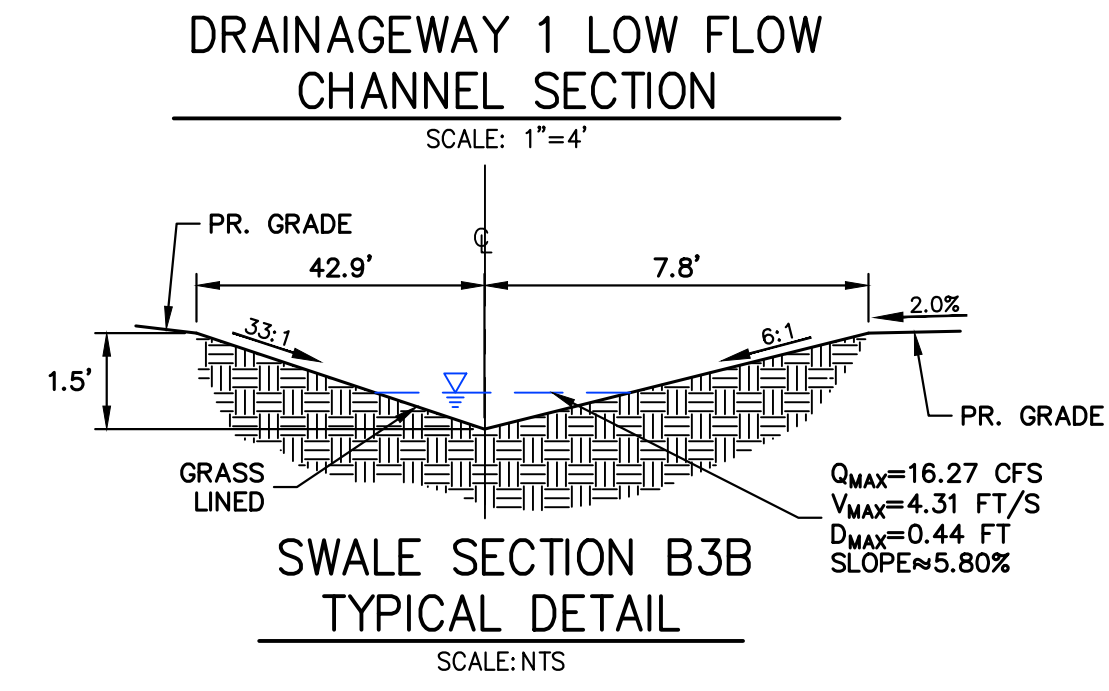
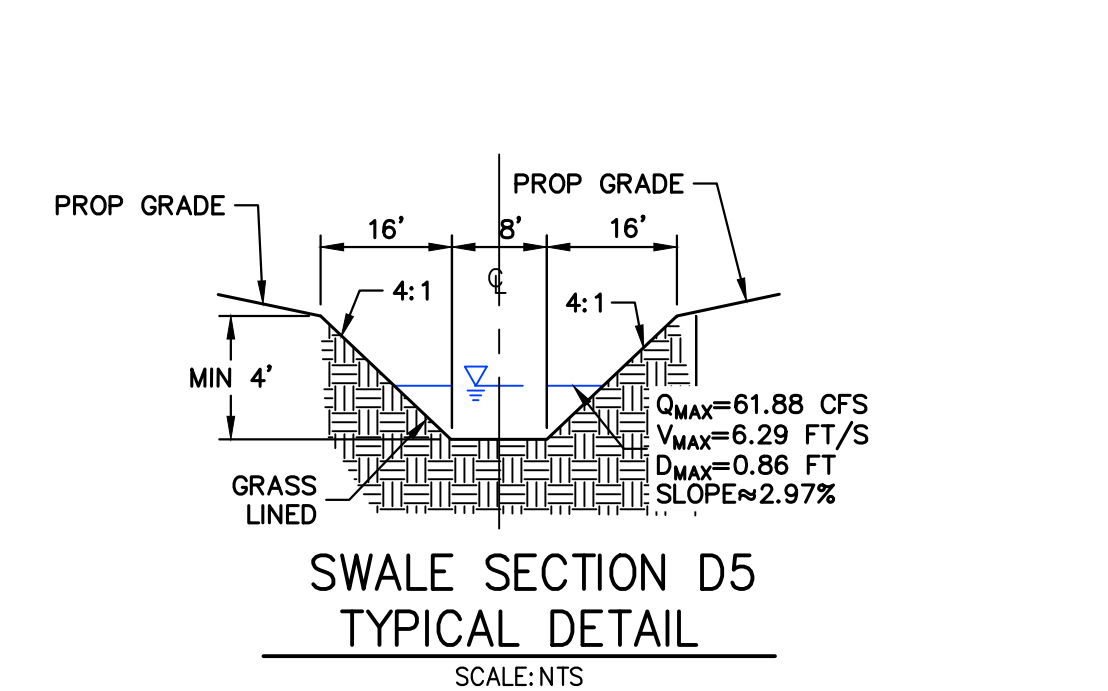
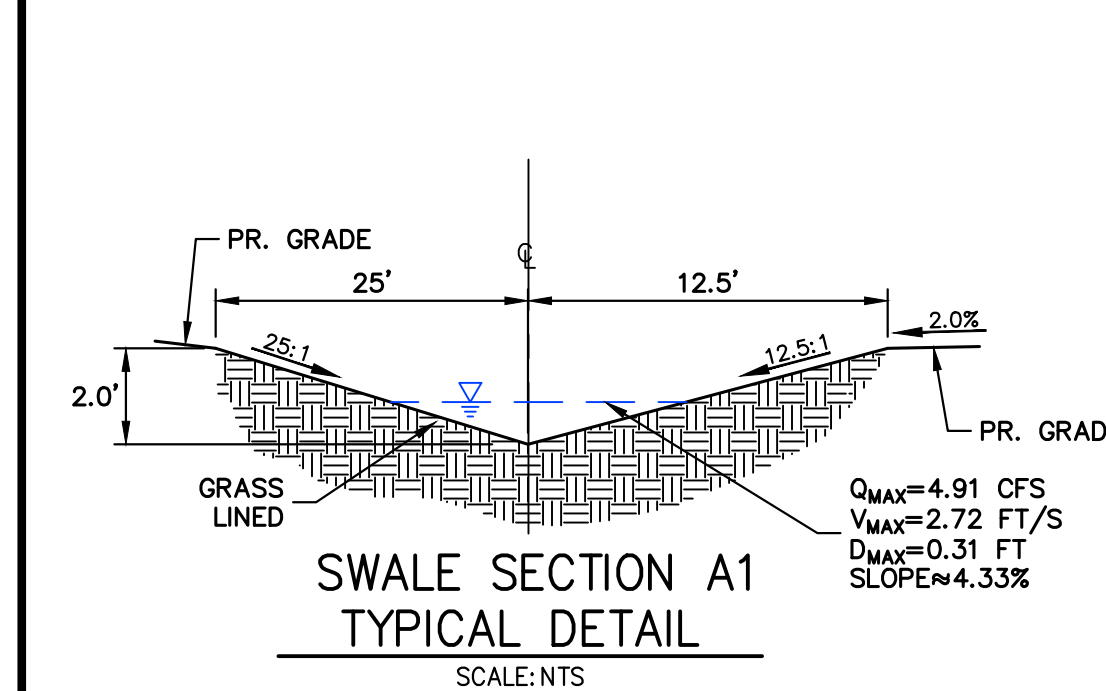
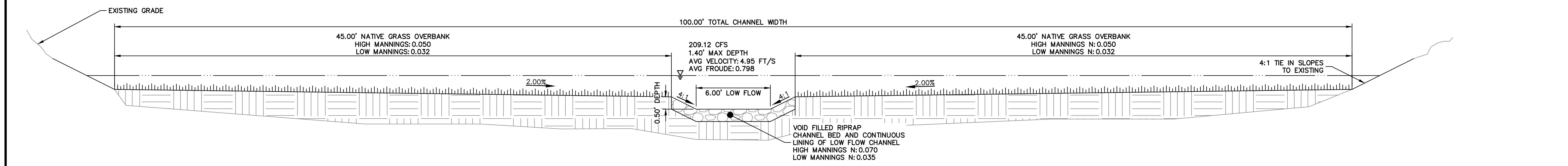
680 5TH AVE FL 25

NEW YORK, NY 10019

CONTACT: JERRY RICHMOND

303-267-6255

UNTIL SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE AGENCIES, OR ENGINEERING APPROVES THEIR USE, THESE DRAWINGS ARE DESIGNATED BY WRITTEN AUTHORIZATION.



ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION
KURTIS W. WILLIAMS, P.E.
COLORADO NO. 34270
FOR AND ON BEHALF OF JR ENGINEERING, LLC
DATE

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PREPARED FOR
JEN COLORADO 19 LLC
680 5TH AVE FL 25
NEWYORK, NY 10019
CONTACT: JERRY RICHMOND
303-267-6255

J.R. ENGINEERING
A Western Company

Central 303-740-9888 • Colorado Springs 719-583-2583
Fort Collins 970-491-9888 • www.jrengineering.com

NO.	REVISION	BY	DATE
1			

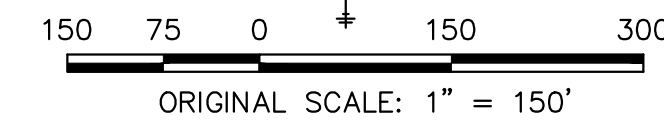
H-SCALE	V-SCALE	DATE	DESIGNED BY	DRAWN BY	CHECKED BY
1"=50'	N/A	6/19/24	WKN	MMC	

OVERLAND RANCH FILING NO. 1

FINAL DRAINAGE PLANS

SHEET 329

JOB NO. 16118.10



- FEMA FLOODPLAIN INFORMATION: FIRM PANEL 08005C0508K/08005C0509K, DATED DECEMBER 17, 2010
- FLOODPLAIN LIMITS AND BFE'S FROM 2010 FHAD STUDY FOR COAL CREEK, PROVIDED BY MILE HIGH FLOOD DISTRICT
- APPLICANT UNDERSTANDS THAT CONSTRUCTION OR GRADING IN THE 100YR FLOODPLAIN REQUIRES FLOODPLAIN DEVELOPMENT PERMIT, WHICH MUST BE OBTAINED PRIOR TO GRADING OR CONSTRUCTION CAN COMMENCE.

BENCHMARK:

CITY OF AURORA BENCHMARK COA ID 5S6529SC001 BEING MONUMENTED BY A 3" BRASS CAP ON THE SELY CORNER OF A CURB OPENING INLET STRUCTURE BEING ON THE EASTERLY SIDE OF SMOKY HILL ROAD AND BEING NEARLY ON A PROJECTED LINE WITH THE SELY BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 & THE NWLY BDY OF SERENITY RIDGE FILING NO. 1, HAVING AN ELEVATION OF 6145.93' NAVD(88).

BASIS OF BEARINGS:

THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 34,
TOWNSHIP 5 SOUTH, RANGE 65 WEST OF THE 6TH P.M.
BEING MONUMENTED BY A 3.25" ALUMINUM CAP STAMPED
"LS 25942" AT THE WEST 1/4 CORNER AND A 3.25"
ALUMINUM CAP STAMPED "LS 38098" AT THE SOUTHWEST
CORNER, SAID LINE BEARING S00°23'41"W AS REFERENCED
TO COLORADO STATE PLANE CENTRAL ZONE NAVD88
ELEVATION: 6145.93

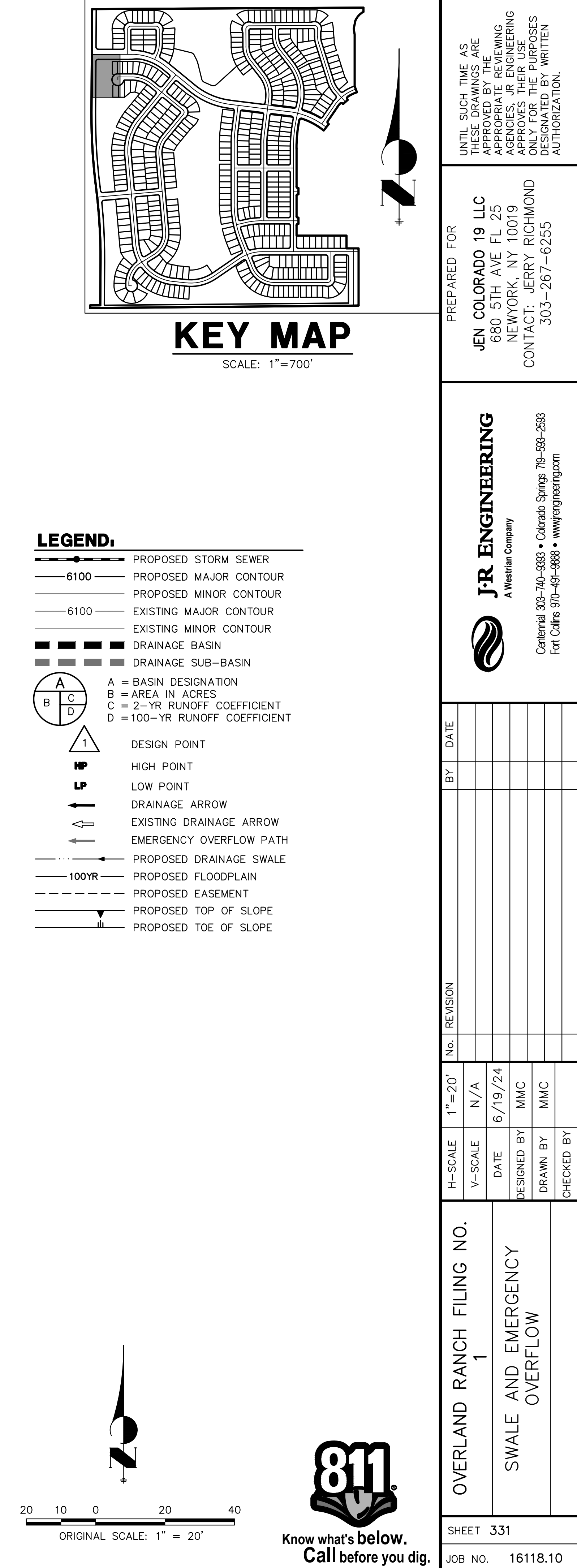
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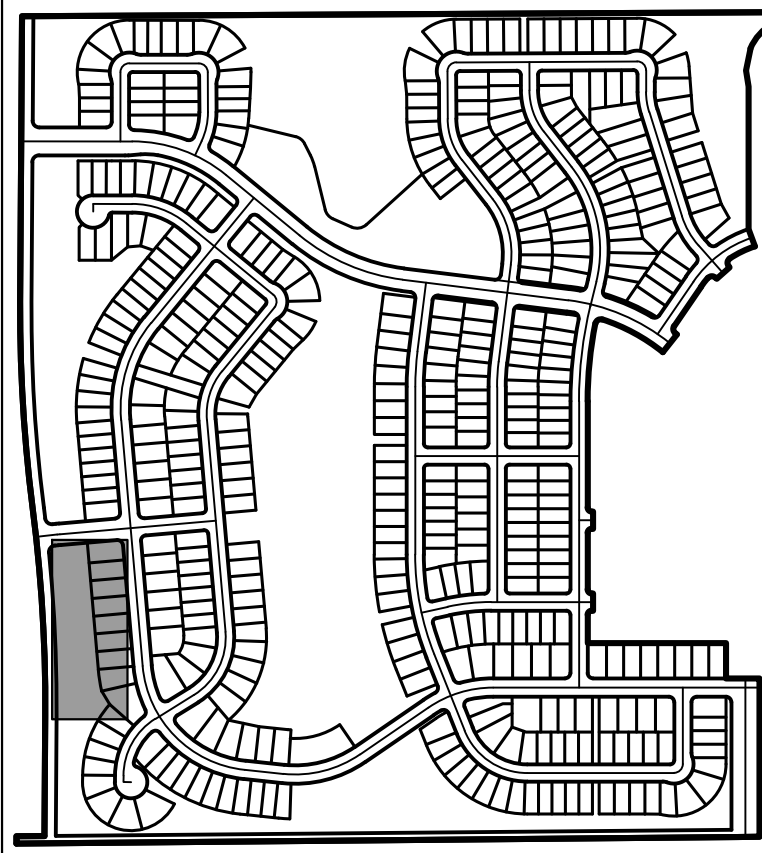
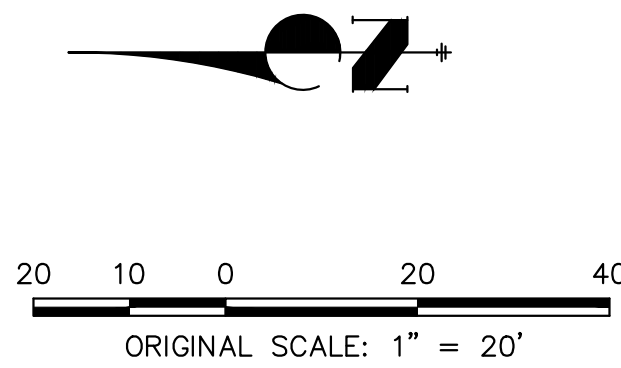
PREPARED FOR
JEN COLORADO 19 LLC
680 5TH AVE FL 25
NEWYORK, NY 10019
CONTACT: JERRY RICHMOND
303-267-6255

J·R ENGINEERING
A Westrian Company

 Centennial 303-740-9393 • Colorado Springs 719-593-2593
Fort Collins 970-201-9988 • www.jrengineering.com

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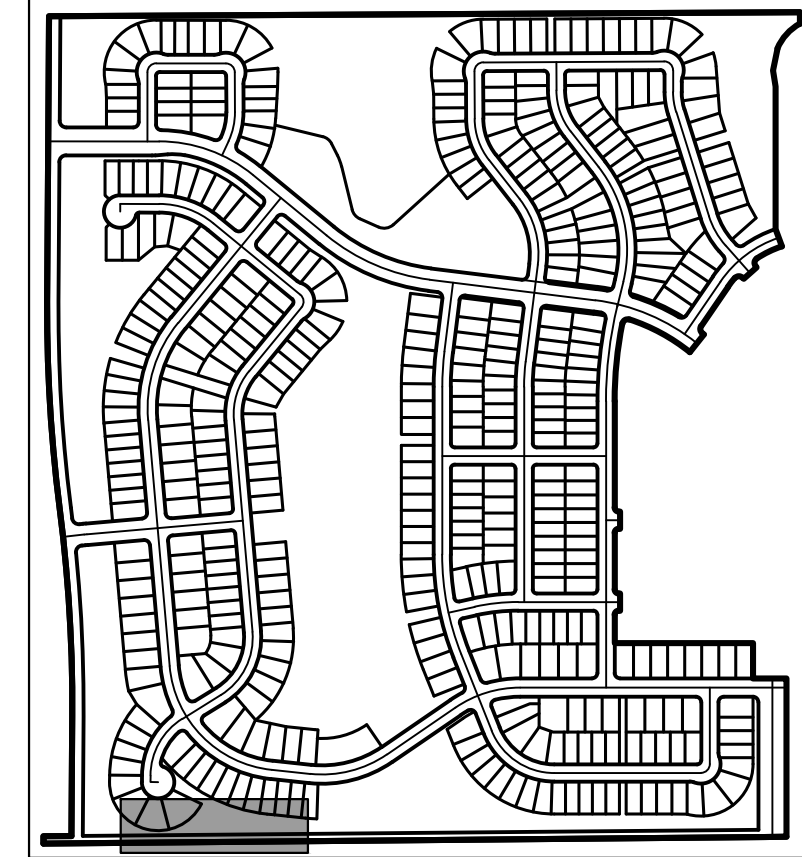
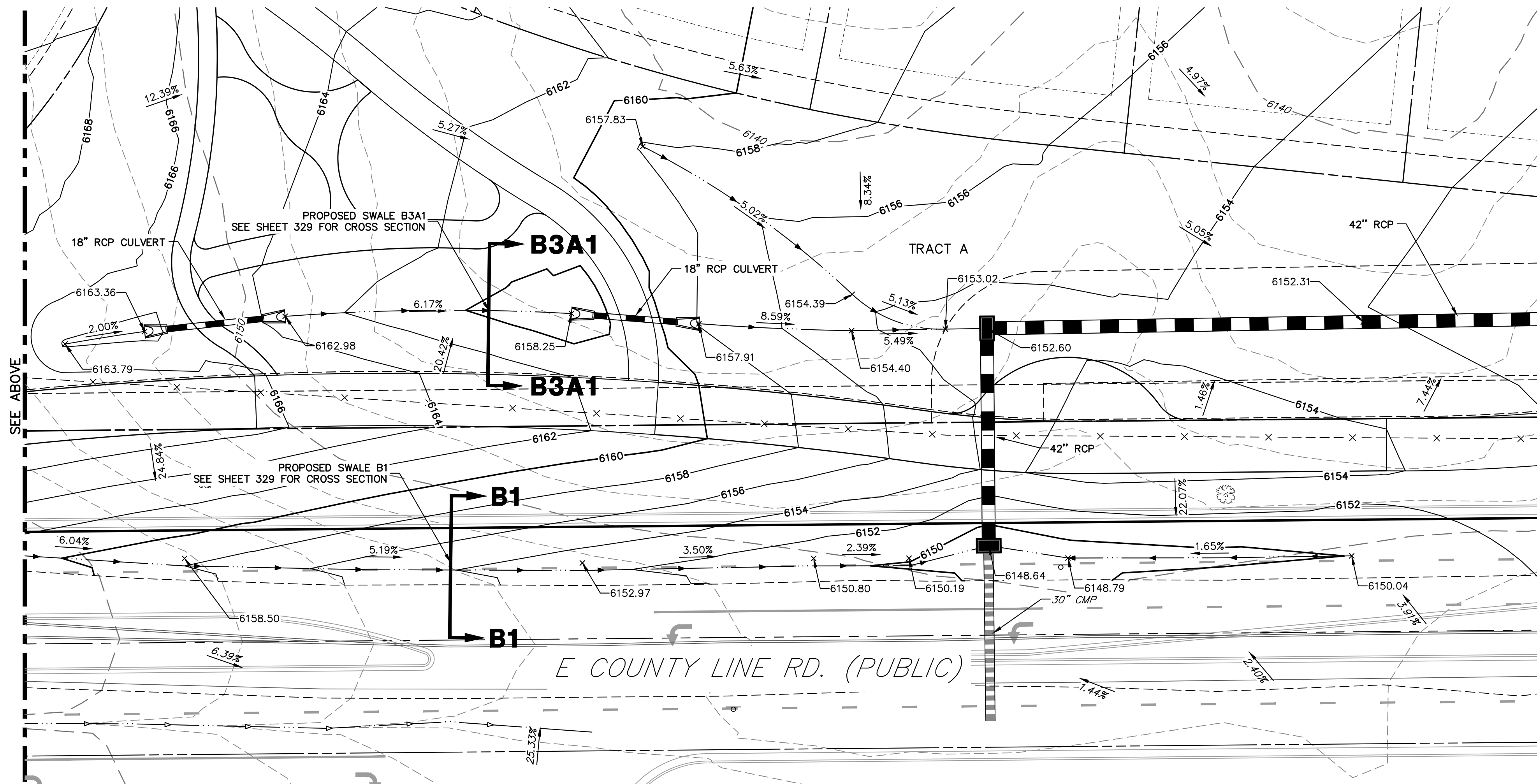
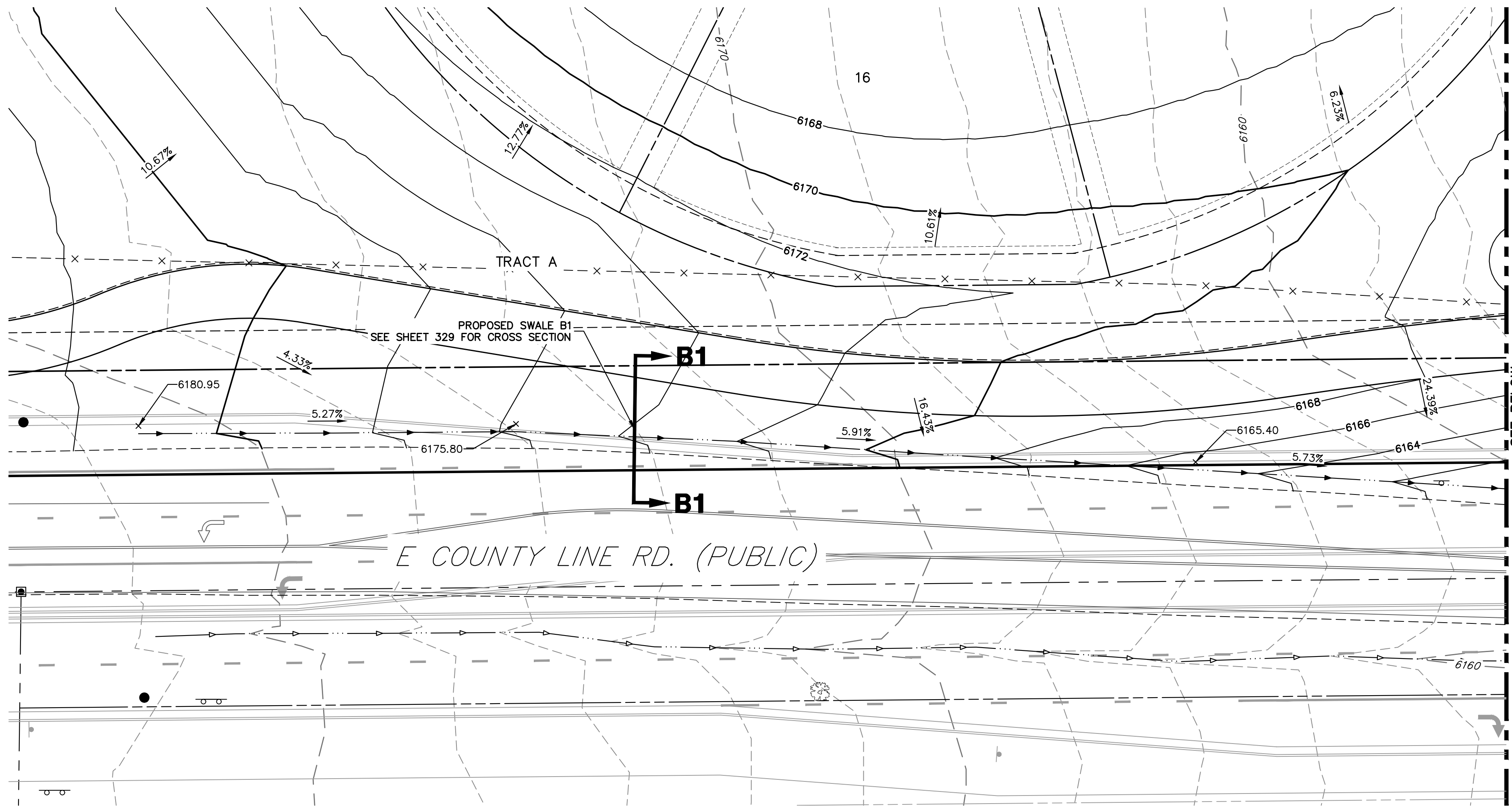


SCALE: 1"=700'

H-SCALE		1"=20'	No.	REVISION	BY	DATE
V-SCALE		N/A				
DATE		6/19/24				
DESIGNED BY		MMC				
DRAWN BY		MMC				
CHECKED BY						

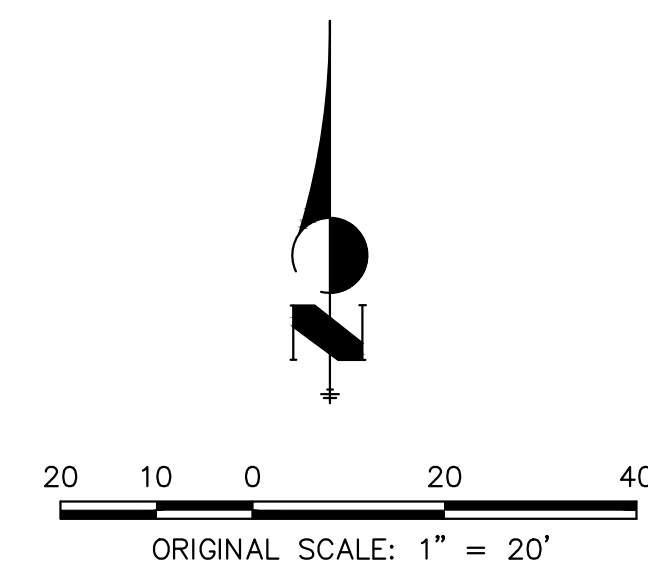
SHEET 332		OVERLAND RANCH FILING NO. 1
		SWALE AND EMERGENCY OVERFLOW
JOB NO.	16118.10	

UNTIL SUCH TIME AS THESE DOCUMENTS ARE APPROVED BY THE APPROPRIATE REVIEWING AGENCIES, JR ENGINEERING APPROVES THEIR USE ONLY FOR THE PURPOSES AUTHORIZED BY WRITTEN AUTHORIZATION.




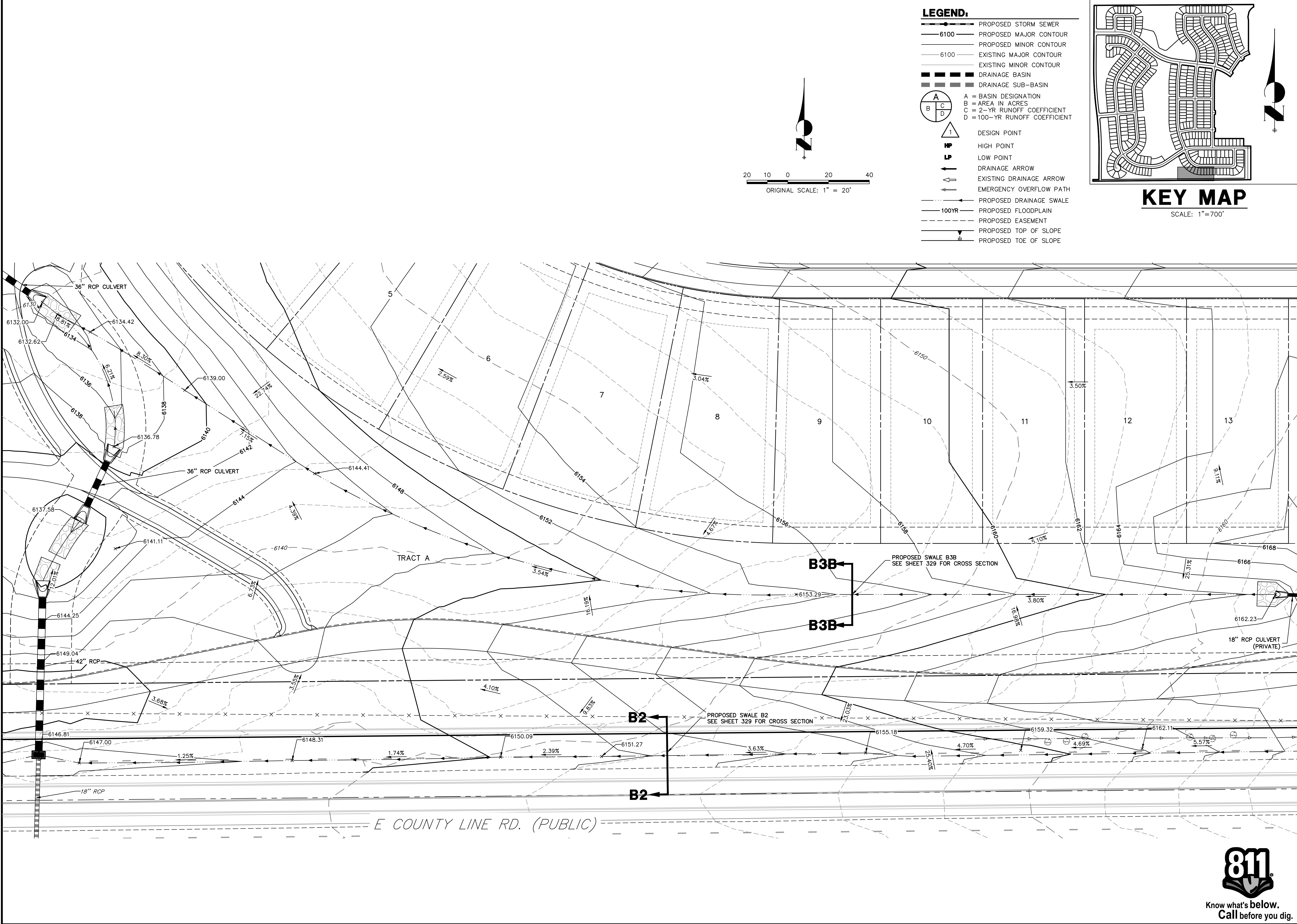
KEY MAP
SCALE: 1"=700'

- LEGEND:**
- PROPOSED STORM SEWER
 - 6100 PROPOSED MAJOR CONTOUR
 - PROPOSED MINOR CONTOUR
 - 6100 EXISTING MAJOR CONTOUR
 - EXISTING MINOR CONTOUR
 - DRAINAGE BASIN
 - DRAINAGE SUB-BASIN
 - A = BASIN DESIGNATION
 - B = AREA IN ACRES
 - C = 2-YR RUNOFF COEFFICIENT
 - D = 100-YR RUNOFF COEFFICIENT
 - DESIGN POINT
 - HP HIGH POINT
 - LP LOW POINT
 - DRAINAGE ARROW
 - EXISTING DRAINAGE ARROW
 - EMERGENCY OVERFLOW PATH
 - PROPOSED DRAINAGE SWALE
 - 100YR PROPOSED FLOODPLAIN
 - PROPOSED EASEMENT
 - PROPOSED TOP OF SLOPE
 - PROPOSED TOE OF SLOPE

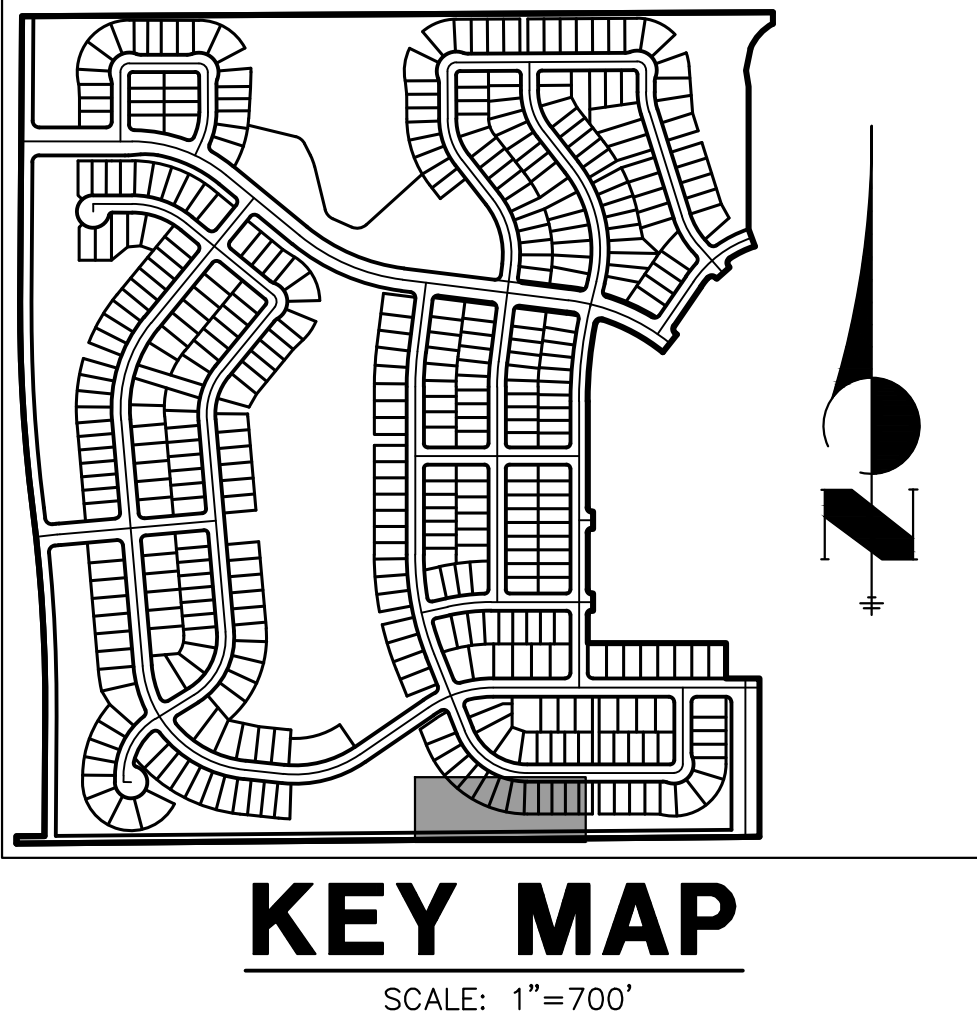


Know what's below.
Call before you dig.

OVERLAND RANCH FILING NO. 1		SHEET 334		JOB NO. 16118.10							
SWALE AND EMERGENCY OVERFLOW		H-SCALE V-SCALE		1"=20' N/A		No. REVISION		BY		DATE	
		DATE		6/19/24							
		DESIGNED BY		MMC							
		DRAWN BY		MMC							
		CHECKED BY									
											
J-R ENGINEERING A Western Company											
Central 303-740-9888 • Colorado Springs 719-583-2583 Fort Collins 970-491-9888 • www.jrengineering.com											
PREPARED FOR											
JEN COLORADO 19 LLC 680 5TH AVE FL 25 NEWYORK, NY 10019 CONTACT: JERRY RICHMOND 303-267-6255											
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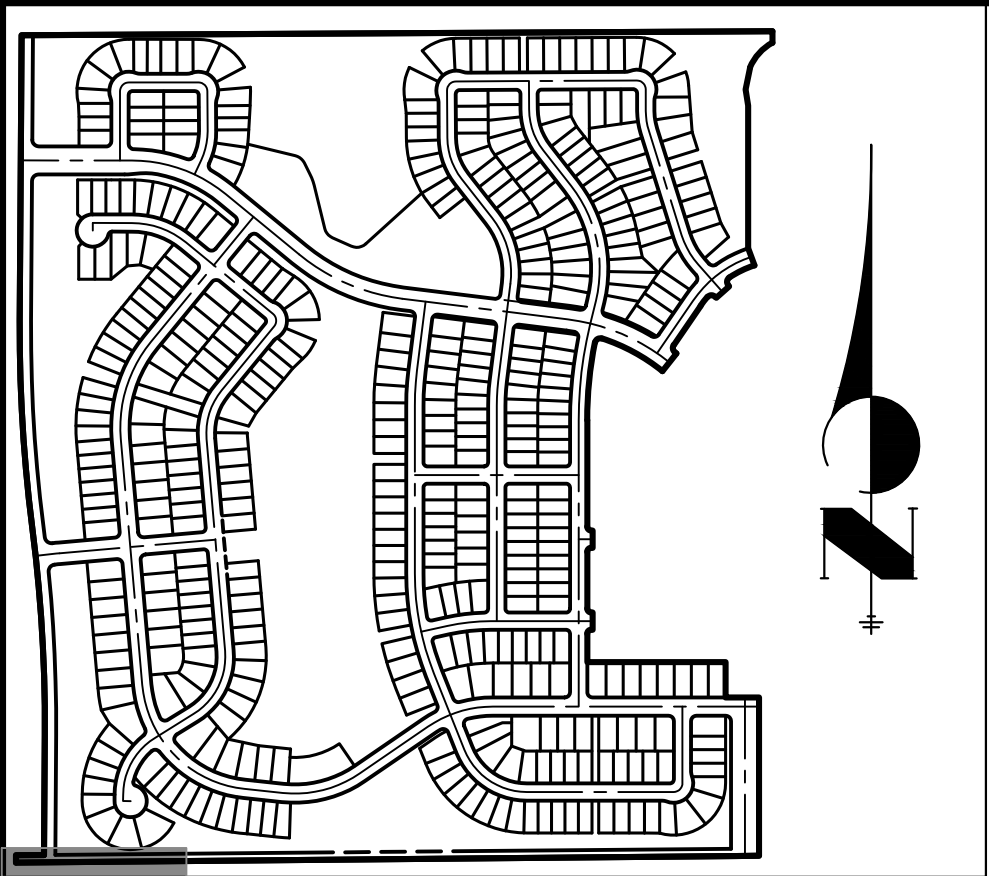


- LEGEND:**
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 - PROPOSED MINOR CONTOUR
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J.R. ENGINEERING		A Western Company		Central 303-740-9888 • Colorado Springs 719-583-2583		Fort Collins 970-491-9888 • www.jrengineering.com		BY		DATE		No.	
OVERLAND RANCH FILING NO.		1		H-SCALE		V-SCALE		DATE		DESIGNED BY		DRAWN BY	
SWALE AND EMERGENCY OVERFLOW		1		1"=20'		N/A		6/19/24		MMC		MMC	
SHEET 336		JOB NO.		16118.10		CHECKED BY							





KEY MAP

SCALE: 1"=700'

LEGEND:

- 6100 PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR
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- DRAINAGE SUB-BASIN
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- PROPOSED FLOODPLAIN
- PROPOSED EASEMENT
- PROPOSED TOP OF SLOPE
- PROPOSED TOE OF SLOPE
- OVERLAND RANCH FILING 1 STORM
- COUNTY LINE RD STORM
- BY OTHERS STORM

NOTE:

ALL STORM INFRASTRUCTURE IS PUBLIC, UNLESS STATED OTHERWISE, AND DESIGNED FOR THE 100Y STORM EVENT.

BENCHMARK:

COA ID 556532NE004-3" BRASS CAP ON THE SELY CORNER OF A CURB OPENING INLET STRUCTURE BEING ON THE EASTERLY SIDE OF SMOKY HILL ROAD AND BEING NEARLY ON A PROJECTED LINE WITH THE SELY BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 & THE NWLY BDY OF SERENITY RIDGE FILING NO. 1. NAVD88 ELEVATION=6093.997.

BASIS OF BEARINGS:

THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 5 SOUTH, RANGE 65 WEST OF THE 6TH P.M. BEING MONUMENTED BY A 3.25" ALUMINUM CAP STAMPED "LS 25942" AT THE WEST 1/4 CORNER AND A3.25" ALUMINUM CAP STAMPED "LS 38098" AT THE SOUTHWEST CORNER, SAID LINE BEARING S00°23'41"W AS REFERENCED TO COLORADO STATE PLANE CENTRAL ZONE NAVD88 ELEVATION: 6145.93

HIGH PLAINS COUNTRY CLUB FILING NO. 3 EDN 206088

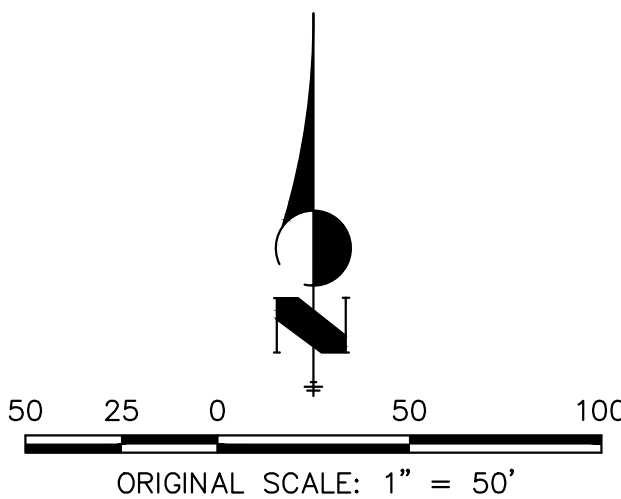
LENNAR COLORADO LLC
LAND USE: HIGH PLAINS (BLACKSTONE)
COUNTRY CLUB
ZONING: R-1

SEE SHEET 321

SEE SHEET 352

BASIN SUMMARY TABLE							
Tributary Sub-basin	Area (acres)	Percent Impervious	C ₂	C ₁₀₀	t _c (min)	Q ₂ (cfs)	Q ₁₀₀ (cfs)
CL1	2.66	18.5%	0.12	0.51	11.34	0.7	8.4
CL2	1.45	76.9%	0.62	0.79	8.59	2.1	7.8
CL3	0.59	93.7%	0.77	0.87	5.81	1.2	4.0
CL4	1.80	54.2%	0.41	0.68	9.12	1.7	8.2
CL5	0.58	92.4%	0.77	0.86	5.00	1.2	4.0
CL6	1.43	59.9%	0.46	0.71	9.62	1.5	6.6
CL7	0.62	92.6%	0.77	0.86	6.43	1.2	4.0
CL8	0.63	74.8%	0.60	0.78	6.22	1.0	3.7
CL9	0.27	92.2%	0.76	0.86	5.00	0.6	1.9
CL10	0.28	68.2%	0.54	0.76	5.65	0.4	1.7
CL11	0.28	61.8%	0.48	0.74	6.05	0.4	1.6
UB3*	7.32	14.8%	0.09	0.50	16.26	1.2	18.8
UB3A*	1.05	19.0%	0.12	0.51	10.28	0.3	3.4
UB12*	0.69	66.4%	0.52	0.75	9.51	0.8	3.4
UB13*	3.03	36.8%	0.27	0.63	13.61	1.6	10.7

ROUTED FLOWS		
DP #	Q ₂ YR	Q ₁₀₀ YR
C1	0.66	8.35
C2	2.12	7.83
C3	1.23	3.96
C4	1.71	8.18
C5	1.25	4.03
C6	1.50	6.61
C7	1.24	4.01
C8	0.99	3.72
C9	0.58	1.88
C10	0.41	1.67
C11	0.36	1.58
12	0.82	3.42
13	1.61	10.74
6.0	2.58	5.44
6.1	2.71	14.76
6.2	3.06	49.30
POND A	0.34	39.22
1.0A	1.30	6.69
1.2	4.54	62.64
1.9	2.31	13.65
3	1.19	18.82
3A	0.29	3.44



ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

KURTIS W. WILLIAMS, P.E.
COLORADO NO. 34270
FOR AND ON BEHALF OF JR ENGINEERING

DATE

OVERLAND RANCH FILING NO. 1

ULTIMATE COUNTY LINE RD DRAINAGE

SHEET 351

JOB NO. 16118.10

BY DATE

No. REVISION

H-SCALE 1"=50'

V-SCALE N/A

DATE 6/19/24

DESIGNED BY WKN

DRAWN BY MMC

CHECKED BY

PREPARED FOR

JEN COLORADO 19 LLC

680 5TH AVE FL 25

NEW YORK, NY 10019

CONTACT: JERRY RICHMOND

303-267-6255

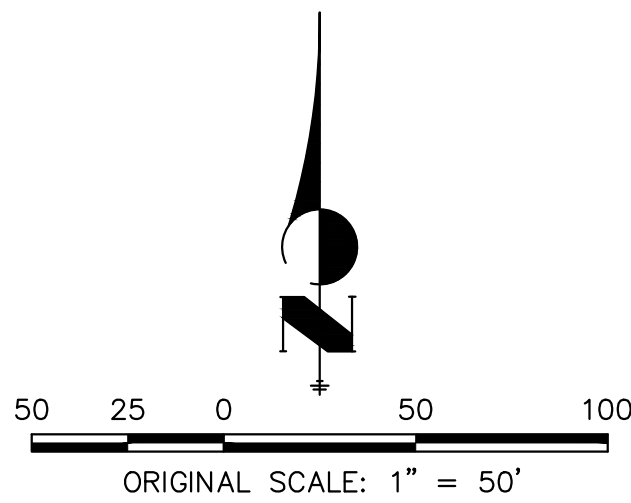
J.R. ENGINEERING

A Western Company



Central 303-740-9888 • Colorado Springs 719-583-2583
Fort Collins 970-491-9888 • www.jrengineering.com

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NOTE:

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BENCHMARK:

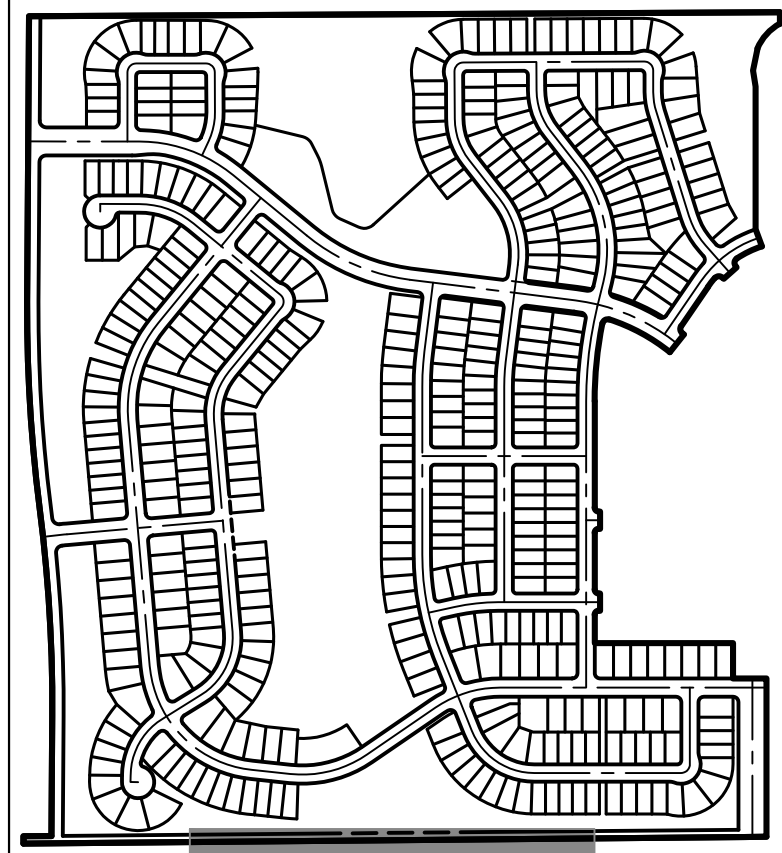
COA ID 556532NE004-3" BRASS CAP ON THE SELY CORNER OF A CURB OPENING INLET STRUCTURE BEING ON THE EASTERLY SIDE OF SMOKY HILL ROAD AND BEING NEARLY ON A PROJECTED LINE WITH THE SELY BOUNDARY OF SERENITY RIDGE SUBD. FILING NO. 3 & THE NWLY B'DY OF SERENITY RIDGE FILING NO. 1. NAVD88 ELEVATION=6093.997.

BASIS OF BEARINGS:

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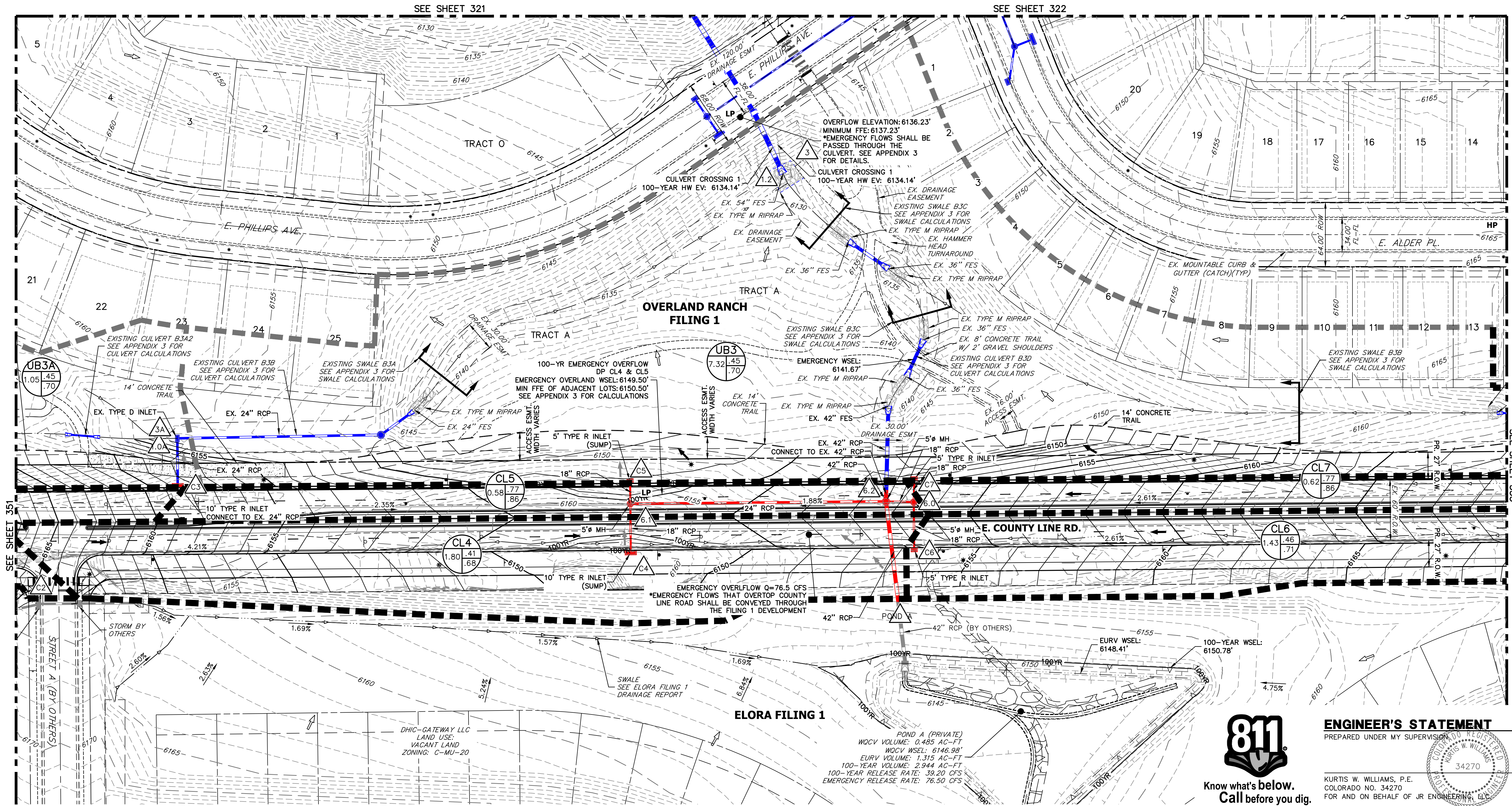
LEGEND:

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- PROPOSED EASEMENT
- PROPOSED TOP OF SLOPE
- PROPOSED TOE OF SLOPE
- OVERLAND RANCH FILING 1 STORM
- COUNTY LINE RD STORM
- BY OTHERS STORM



KEY MAP

SCALE: 1"=700'



ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

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COLORADO NO. 34270
FOR AND ON BEHALF OF JR ENGINEERING

DATE

OVERLAND RANCH FILING NO. 1

ULTIMATE COUNTY LINE RD DRAINAGE

SHEET 352

JOB NO. 16118.10

BY DATE

No. REVISION

H-SCALE 1"=50'

V-SCALE N/A

DATE 6/19/24

DESIGNED BY WKN

DRAWN BY MMC

CHECKED BY

J.R. ENGINEERING
A Westman Company

Central 303-740-9888 • Colorado Springs 719-583-2583
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PREPARED FOR
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680 5TH AVE FL 25
NEW YORK, NY 10019
CONTACT: JERRY RICHMOND
303-267-6255

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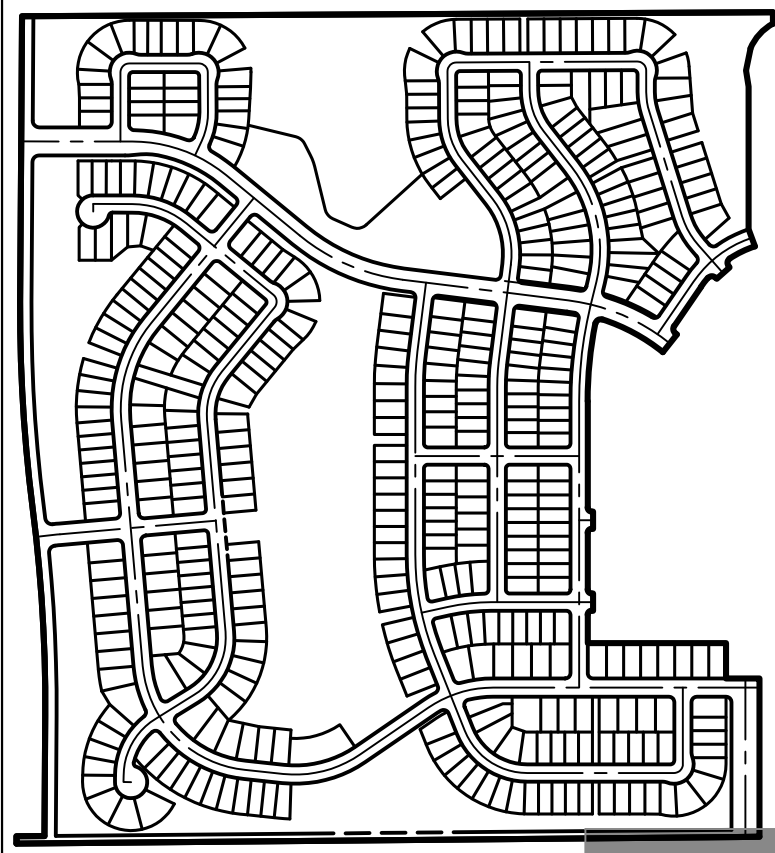
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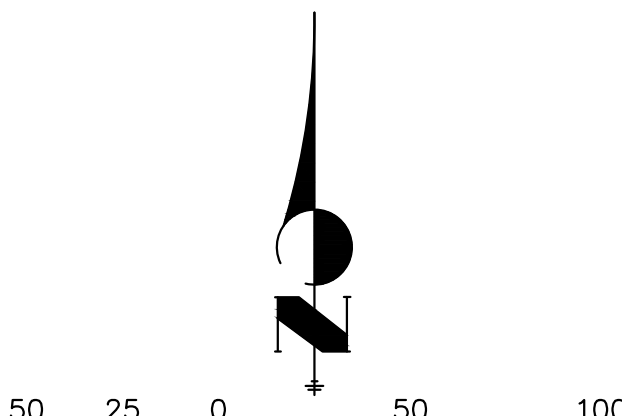
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- COUNTY LINE RD STORM
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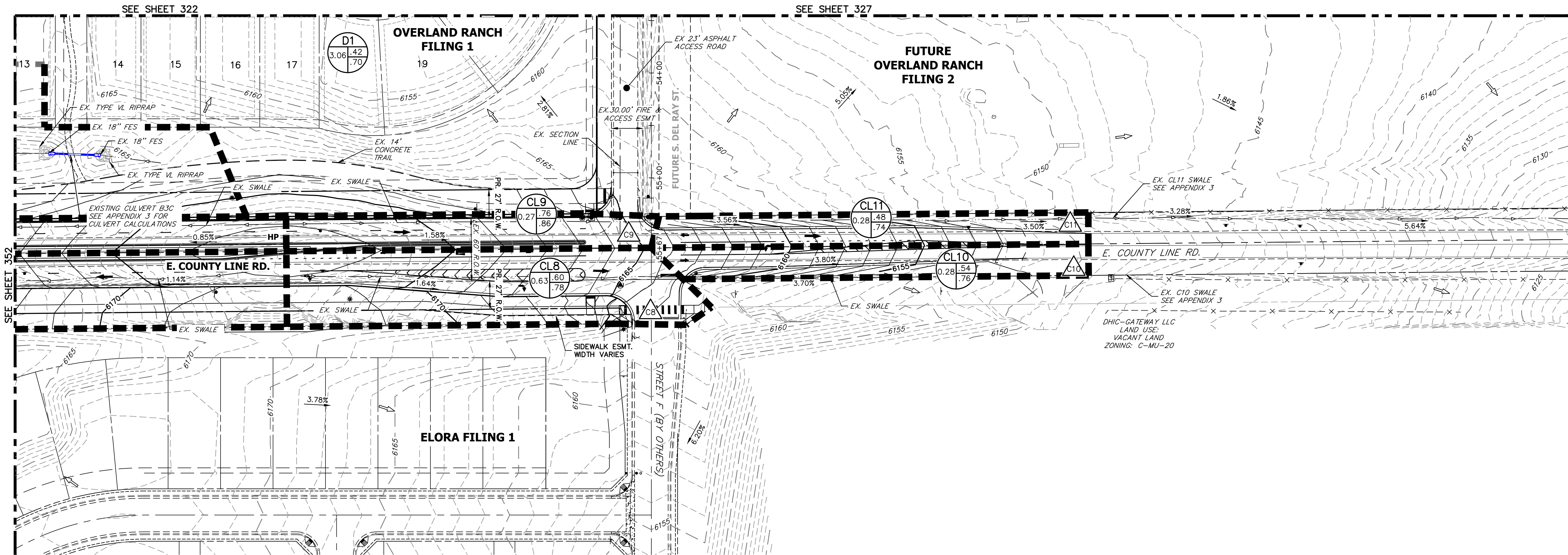


KEY MAP

SCALE: 1"=700'



ORIGINAL SCALE: 1" = 50'

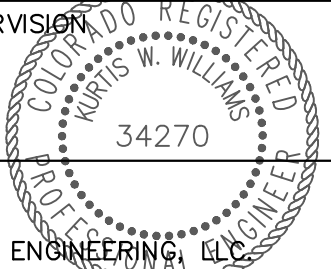


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Channel Report

HydroFlow Express Extension for AutoCAD® Civil 3D® by Autodesk, Inc.

Tuesday, Jul 30 2024

Swale CL10 (100-Year)

Triangular
Side Slopes (z:1)
= 4.00, 4.00
Total Depth (ft)
= 1.25
Invert Elev (ft)
= 6147.00
Slope (%)
= 5.00
N-Value
= 0.030

Highlighted
Depth (ft)
= 0.35
Q (cfs)
= 1.640
Area (sqft)
= 0.49
Velocity (ft/s)
= 3.35
Wetted Perm (ft)
= 2.89
Crit Depth, Yc (ft)
= 0.41
Top Width (ft)
= 2.80
EGL (ft)
= 0.52

Calculations
Compute by:
Known Q (cfs)
Known Q
= 1.64

Channel Report

HydroFlow Express Extension for AutoCAD® Civil 3D® by Autodesk, Inc.

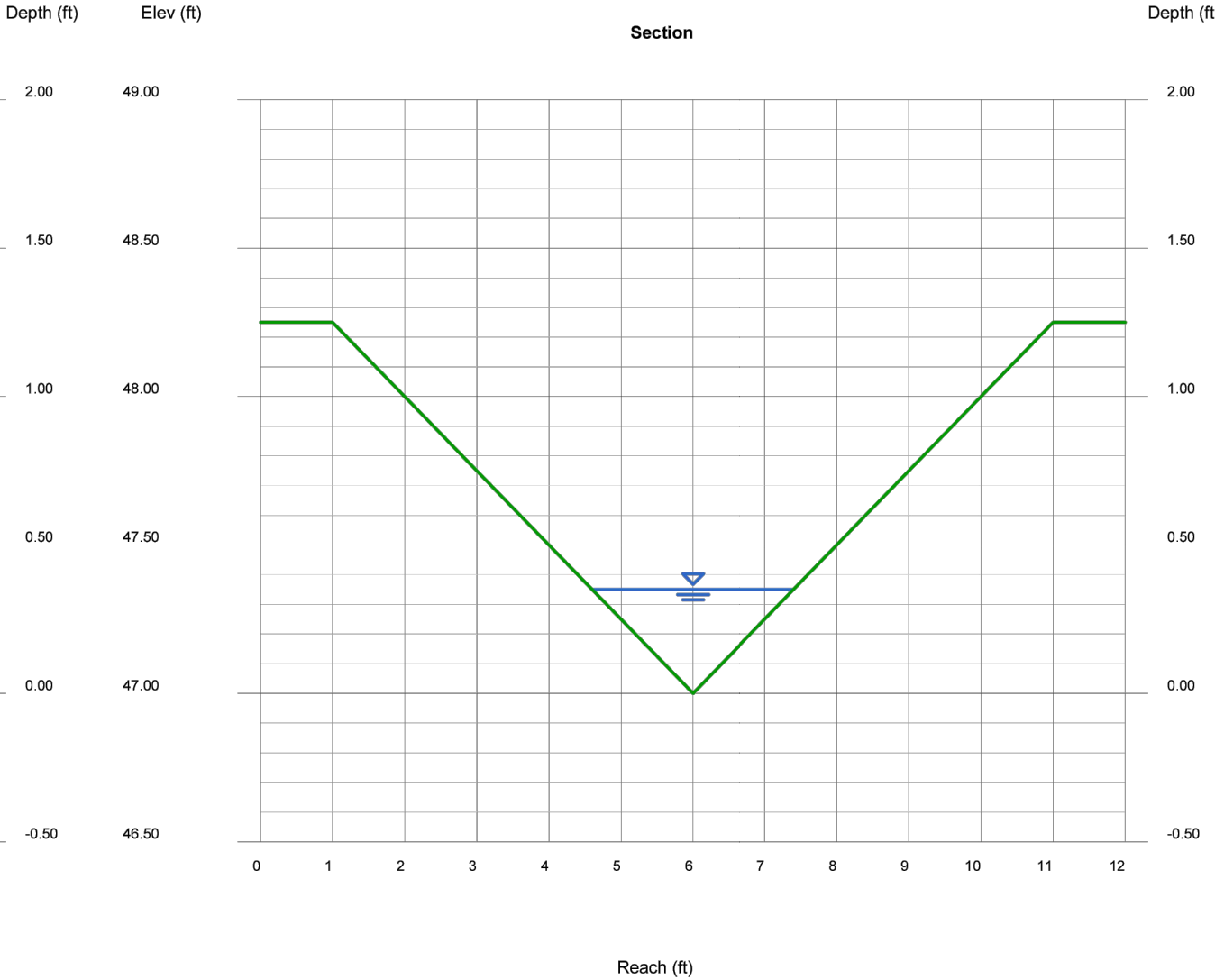
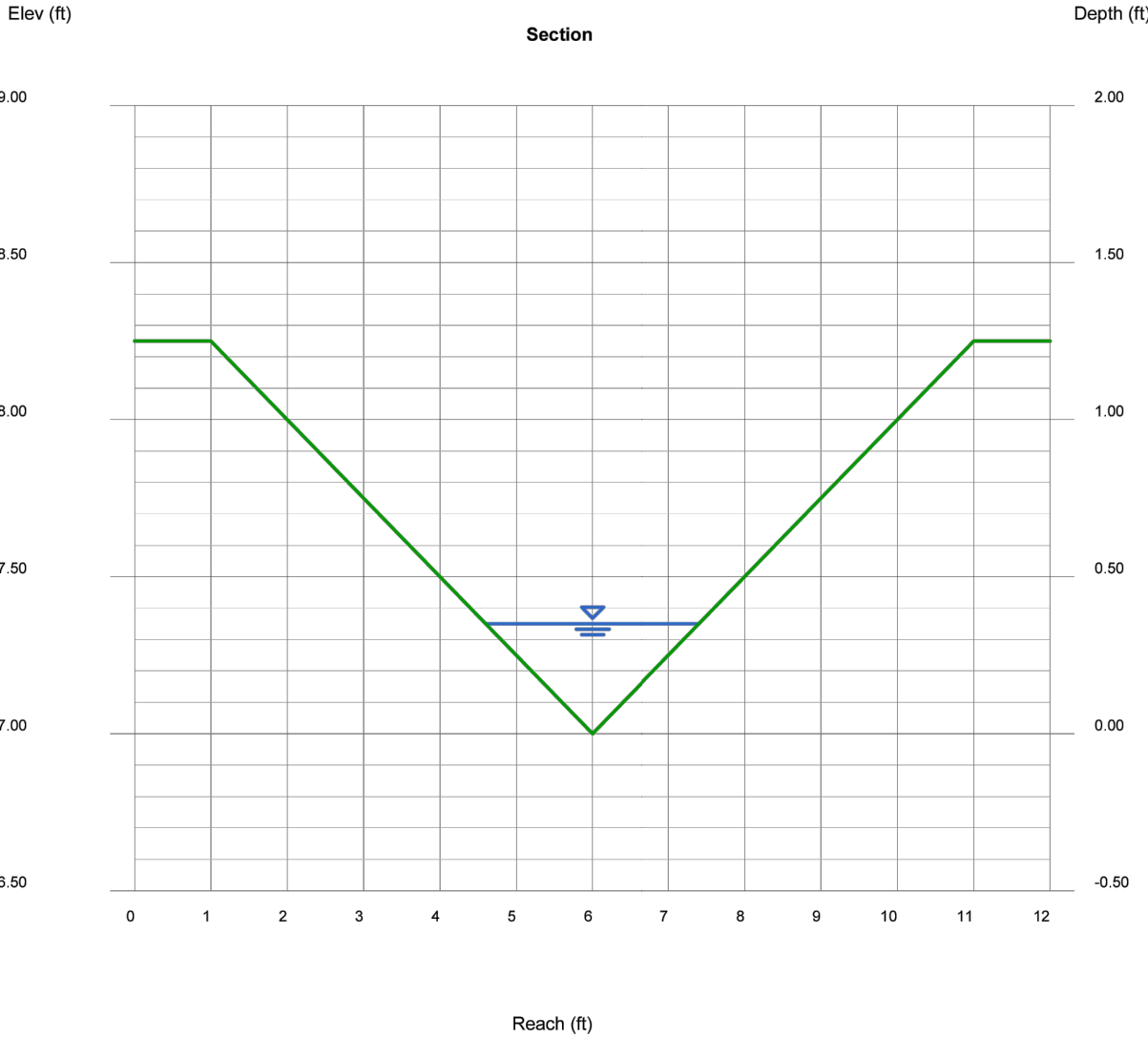
Tuesday, Jul 30 2024

Swale CL11 (100-Year)

Triangular
Side Slopes (z:1)
= 4.00, 4.00
Total Depth (ft)
= 1.25
Invert Elev (ft)
= 6147.00
Slope (%)
= 5.00
N-Value
= 0.030

Highlighted
Depth (ft)
= 0.35
Q (cfs)
= 1.610
Area (sqft)
= 0.49
Velocity (ft/s)
= 3.29
Wetted Perm (ft)
= 2.89
Crit Depth, Yc (ft)
= 0.40
Top Width (ft)
= 2.80
EGL (ft)
= 0.52

Calculations
Compute by:
Known Q (cfs)
Known Q
= 1.61



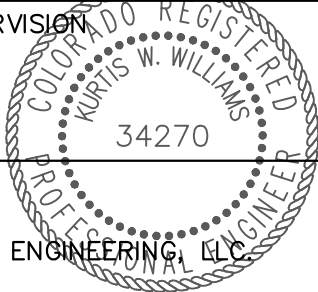
Know what's below.
Call before you dig.

ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

KURTIS W. WILLIAMS, P.E.
COLORADO NO. 34270
FOR AND ON BEHALF OF JR ENGINEERING

DATE



OVERLAND RANCH FILING NO.

1

ULTIMATE COUNTY LINE RD
DRAINAGE

SHEET 354

JOB NO. 16118.10

PREPARED FOR

JEN COLORADO 19 LLC

680 5TH AVE FL 25

NEWYORK, NY 10019

CONTACT: JERRY RICHMOND

303-267-6255

J.R. ENGINEERING

A Western Company



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Fort Collins 970-491-9888 • www.jrengineering.com

UNTIL SUCH TIME AS
THESE DRAWINGS ARE
APPROVED BY THE
APPROPRIATE REVIEWING
AGENCIES, JR ENGINEERING
APPROVES THEIR USE
FOR THE PROJECTS
DESIGNATED BY WRITTEN
AUTHORIZATION.