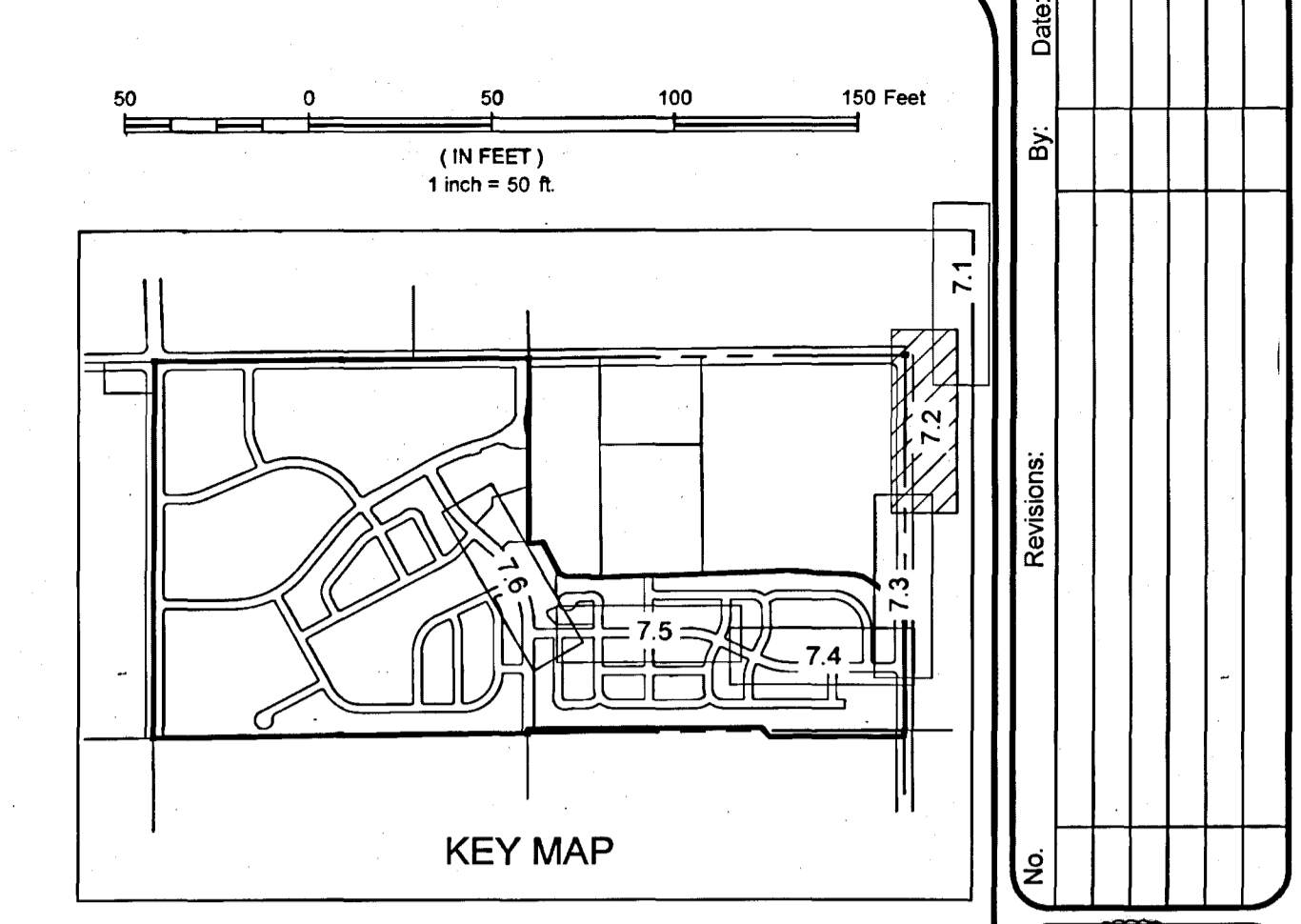
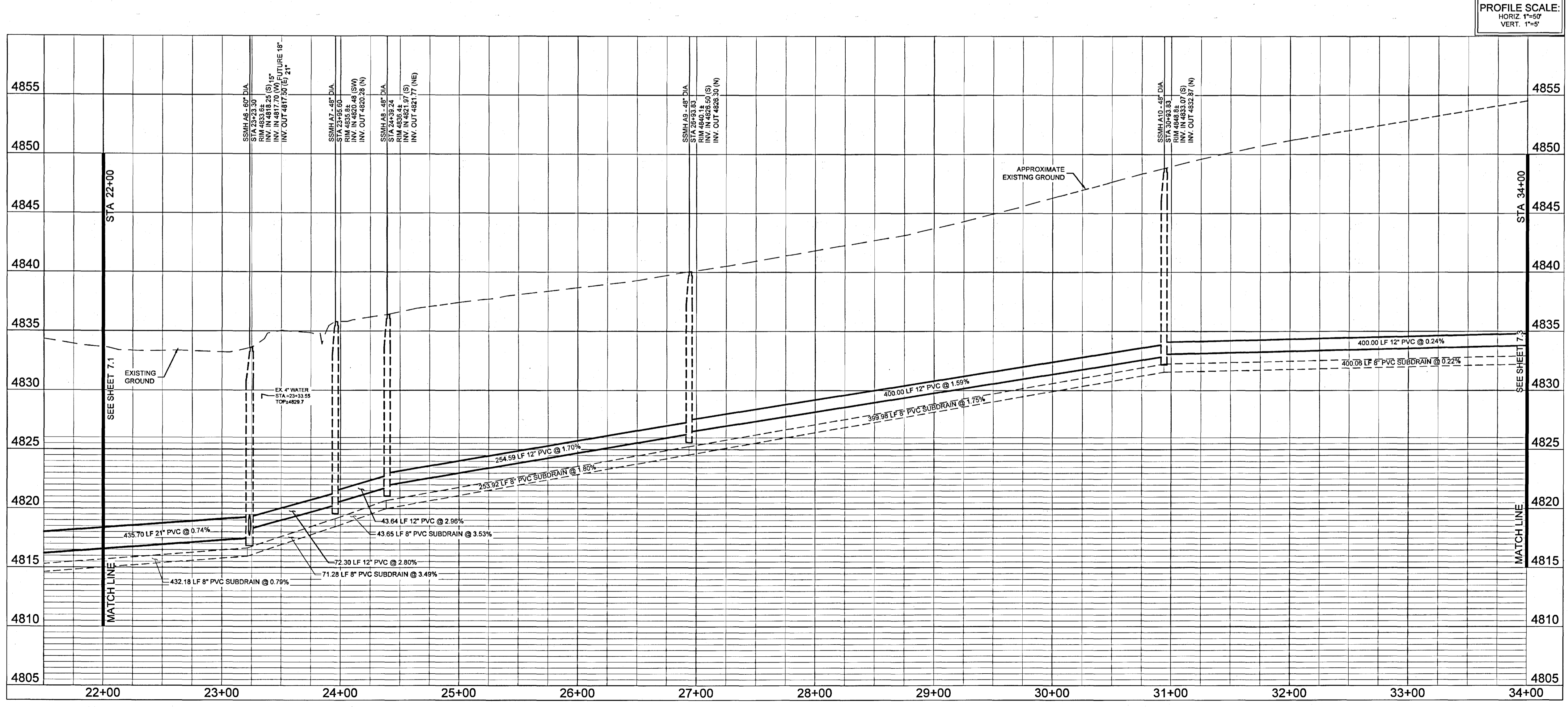


SANITARY SEWER LINE - A



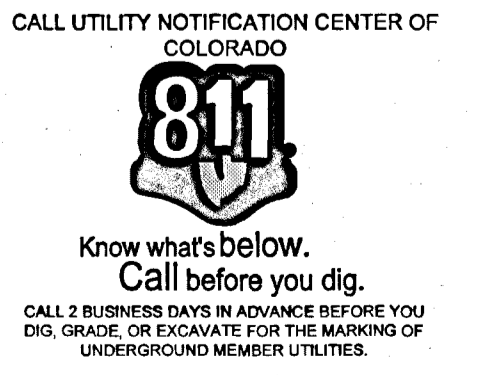
LEGEND:

EXISTING WATER MAIN	---
EXISTING SANITARY SEWER	---
PROPOSED SEWER SERVICE	---
PROPOSED WATER SERVICE W/ CURB STOP	---
PROPOSED FIRE DEPT. CONN.	---
EXISTING FIRE HYDRANT	---
PROPOSED STORM DRAIN	---
PROPOSED UNDERDRAIN	---
EXISTING STORM DRAIN	---
EXISTING ELECTRIC	---
EXISTING TELEPHONE	---
EXISTING GAS	---
PROPOSED CURB & GUTTER	---
PROJECT BOUNDARY	---
PROPOSED LOT LINE	---
EXISTING RIGHT OF WAY	---
EASEMENT LINE	---
PROPOSED STORM INLET	---
PROPOSED IRRIGATION (BY AUEA ENG.)	---

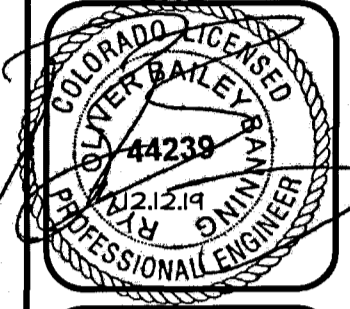
ABBREVIATIONS:

AE = ACCESS EASEMENT
DE = DRAINAGE EASEMENT
UE = UTILITY EASEMENT
EAE = EMERGENCY ACCESS EASEMENT
D&GE = DRAINAGE AND GRADING EASEMENT
U&DE = UTILITY AND DRAINAGE EASEMENT

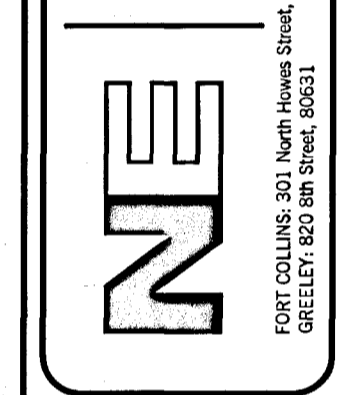
- NOTES:**
- THE SIZE, TYPE AND LOCATION OF ALL KNOWN UNDERGROUND UTILITIES ARE APPROXIMATE WHEN SHOWN ON THESE DRAWINGS. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE EXISTENCE OF ALL UNDERGROUND UTILITIES IN THE AREA OF THE WORK. BEFORE COMMENCING NEW CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES AND SHALL BE RESPONSIBLE FOR ALL UNKNOWN UNDERGROUND UTILITIES.
 - ALL SEWER CONSTRUCTION SHALL BE PER THE CITY OF EVANS STANDARD CONSTRUCTION SPECIFICATIONS, LATEST EDITION.
 - MANHOLE RIM ELEVATIONS ARE TO BE ADJUSTED TO 1/2" BELOW FINISHED GRADE. IF NECESSARY, CONE SECTIONS SHALL BE ROTATED TO PREVENT LIDS BEING LOCATED WITHIN VEHICLE OR BICYCLE WHEEL PATHS.
 - ALL WATER FITTINGS AND VALVES ARE ONLY GRAPHICALLY REPRESENTED AND ARE NOT TO SCALE.
 - UTILITY SERVICES ARE SHOWN IN A SCHEMATIC FASHION ONLY. EXACT LOCATIONS SHALL BE PER THE REQUIREMENTS OF THE RESPECTIVE UTILITY PROVIDERS, AND ARE SUBJECT TO CHANGE IN THE FIELD.
 - MAINTAIN 10' HORIZONTAL AND 18" VERTICAL MINIMUM SEPARATION BETWEEN ALL SANITARY SEWER MAINS, WATER MAINS, SERVICES AND UNDERDRAINS.
 - ALL SANITARY SEWER SERVICES TO BE 4" PVC FOR SINGLE FAMILY LOTS. MULTI-FAMILY TRACTS SHALL HAVE 6" SANITARY SERVICE AT S+2.0%.
 - ALL SANITARY MANHOLES TO BE 4' DIA. UNLESS OTHERWISE NOTED.
 - REFER TO THE PLAT FOR LOT AREAS, TRACT SIZES, EASEMENTS, LOT DIMENSIONS, UTILITY EASEMENTS, OTHER EASEMENTS, AND OTHER SURVEY INFORMATION.
 - IRRIGATION LINES SHOWN ARE FOR REFERENCE ONLY WHEN SHOWN ON THESE DRAWINGS. SEE IRRIGATION DESIGN SHEETS BY AQUA ENGINEERING FOR FINAL DESIGN.
 - SUBDRAIN GREATER THAN 8" DIA. TO BE SLOTTED HDPE N-12 OR APPROVED EQUIVALENT, LESS THAN 8" DIA. TO BE PERFORATED PVC.
 - SUBDRAIN SERVICES TO BE 4" PVC.
 - PER STATE OF COLORADO NEW STATUTE, TRACER WIRE TO BE INSTALLED WITH SANITARY SEWER LINE. TRACER WIRE TO BE BROUGHT UP ALONG SIDE PROPOSED MANHOLE AND LOOPED IN TOP OF VALVE BOX MARKED "SEWER".
 - SANITARY SEWER MANHOLE IN FIELD EAST SIDE OF 65th AVENUE SHALL HAVE BOLLARD PLACED AROUND MANHOLE FOR PROTECTION FROM FARMING. SEE BOLLARD DETAIL SHEET 11.2
 - SERVICE INVERTS INTO MANHOLES SHALL MATCH CROWN OF OUTLET PIPE. CHANNEL SHALL BE FORMED SO THAT THE SERVICE IS NOT SPILLING ONTO THE TOP OF BENCH BUT THE INVERT OF THE CHANNEL.



By: _____
 Date: _____
 Revisions: _____
 No. _____



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 denver@northerneng.com



DATE: DEC 12, 2019	SCALE: 1" = 50'
DESIGNED BY: A. Boese	DRAWN BY: A. Boese
PROJECT: 1123-002	REVIEWED BY: R. Banning

PEAKVIEW SUBDIVISION - FIRST FILING
 EVANS, COLORADO
Sanitary Sewer A - Plan & Profile

DRAWING PROVIDED BY: V:\12-2019\1123-002_SANITARY Sewer A - Plan & Profile.dwg DATE: Dec 11, 2019 11:58am CAD: ABOESE
 USER: ABOESE
 UNIT: US
 PLOT: 1123-002_SANITARY Sewer A - Plan & Profile.dwg

