

SCHOMP FORD SDP
DRAINAGE PLANS

PARCELS OF LAND WITHIN NAUGHTON SUBDIVISION FIL. 1 AND FIL. 2
LOCATED IN THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 4 SOUTH, RANGE 67 WEST OF THE 6th PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

LEGAL DESCRIPTION:

PARCEL A:
LOT 1, BLOCK 1, NAUGHTON SUBDIVISION FILING NO. 2, ACCORDING TO THE PLAT THEREOF
RECORDED NOVEMBER 15, 2016 AT RECEPTION NO. D6131306,
COUNTY OF ARAPAHOE, STATE OF COLORADO.

PARCEL B:
LOT 1, BLOCK 1, NAUGHTON SUBDIVISION FILING NO. 1, COUNTY OF ARAPAHOE, STATE OF
COLORADO.

BASIC OF BEARINGS

BASIS OF BEARINGS: BEARINGS ARE BASED ON GRID BEARINGS OF THE
COLORADO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NORTH
AMERICAN DATUM 1983. THE BEARING OF THE WEST LINE OF LOT 1, BLOCK 1,
NAUGHTON SUBDIVISION FILING NO.2, BETWEEN MONUMENTS AS SHOWN
HEREON IS N0°11'21"W, WITH ALL BEARINGS CONTAINED HEREON RELATIVE
THERETO.

BENCHMARK

ELEVATIONS ARE BASED ON DIFFERENTIAL GPS OBSERVATIONS PERFORMED
ON 1/12/2021 AND ARE BASED ON NAVD88 VERTICAL DATUM. SITE TBM IS THE
FOUND DISC AND NAIL BEING THE SOUTHEAST PROPERTY CORNER, HAVING
AN ELEVATION OF 5449.18'.



VICINITY MAP
SCALE: 1"=300'

SHEET LIST TABLE	
SHEET NUMBER	SHEET TITLE
1	DRAINAGE COVER SHEET
2	PROPOSED DRAINAGE MAP - 1
3	PROPOSED DRAINAGE MAP - 2
4	EXISTING DRAINAGE MAP
5	OFF-SITE BASIN EXHIBIT

OWNER/DEVELOPER:
SCHOMP FORD
150 SOUTH HAVANA STREET
AURORA, CO 80012
CONTACT: MICHAEL DUNLAP
PHONE: 720.737.2555

ENGINEER:
PARAGON ENGINEERING CONSULTANTS, INC.
801 WEST MINERAL AVENUE, SUITE 202
LITTLETON, CO 80120
CONTACT: MICHAEL GOODHUE, P.E.
PHONE: 303-794-8604, EXT. 314

BUILDING ARCHITECT:
WESNAE
DENNIS THOMPSON, ARC 00201880
2109 S. WADSWORTH BLVD., SUITE 303
LAKEWOOD, COLORADO 80227
CONTACT: WALID ELKHOORY
PHONE: 720-984-5835

LANDSCAPE ARCHITECT:
WESNAE
DENNIS THOMPSON, ARC 00201880
2109 S. WADSWORTH BLVD., SUITE 303
LAKEWOOD, COLORADO 80227
CONTACT: WALID ELKHOORY
PHONE: 720-984-5835

PREPARED BY:
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CONSULTANTS, INC.
A W.H. COMPANY
801 W. MINERAL AVE., SUITE 202
LITTLETON, CO 80120
PHONE: 303-794-8604



WESTERN HERITAGE
CONSULTING ENGINEERS

PREPARED FOR:

SCHOMP FORD
150 SOUTH HAVANA STREET
AURORA, CO 80012
CONTACT: MICHAEL DUNLAP
PHONE: 720.737.2555

DATE									
REVISION DESCRIPTION									
NO.	1								

SCHOMP FORD
DRAINAGE COVER SHEET
PRELIMINARY DRAINAGE PLANS
AURORA, CO

SCALE:	N/A
DRAWN BY:	JLC
DESIGNED BY:	MSG
APPROVED BY:	MSG
DATE:	7/12/2021
PROJECT NO:	21-002

INFORMATION
SHOWN IS
SUBJECT
TO CHANGE. NOT
FOR
CONSTRUCTION



Know what's below.
Call before you dig.

SHEET 1

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
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CONFIRMED AND CORRELATED TO 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.

APPROVED FOR ONE YEAR FROM THIS DATE

CITY ENGINEER	DATE
WATER DEPARTMENT	DATE

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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



PREPARED FOR:
SCHOMP FORD
0 SOUTH HAVANA STREET
AURORA, CO 80012
CONTACT: MICHAEL DUNLAP
PHONE: 720.737.2555

[illegible]

PROPOSED DRAINAGE MAP - 1
PRELIMINARY DRAINAGE REPORT

AURORA, CO

SCALE:	1"=30'
DRAWN BY:	OWS
DESIGNED BY:	MSG
APPROVED BY:	
DATE:	7/12/2021
PROJECT NO:	21-002

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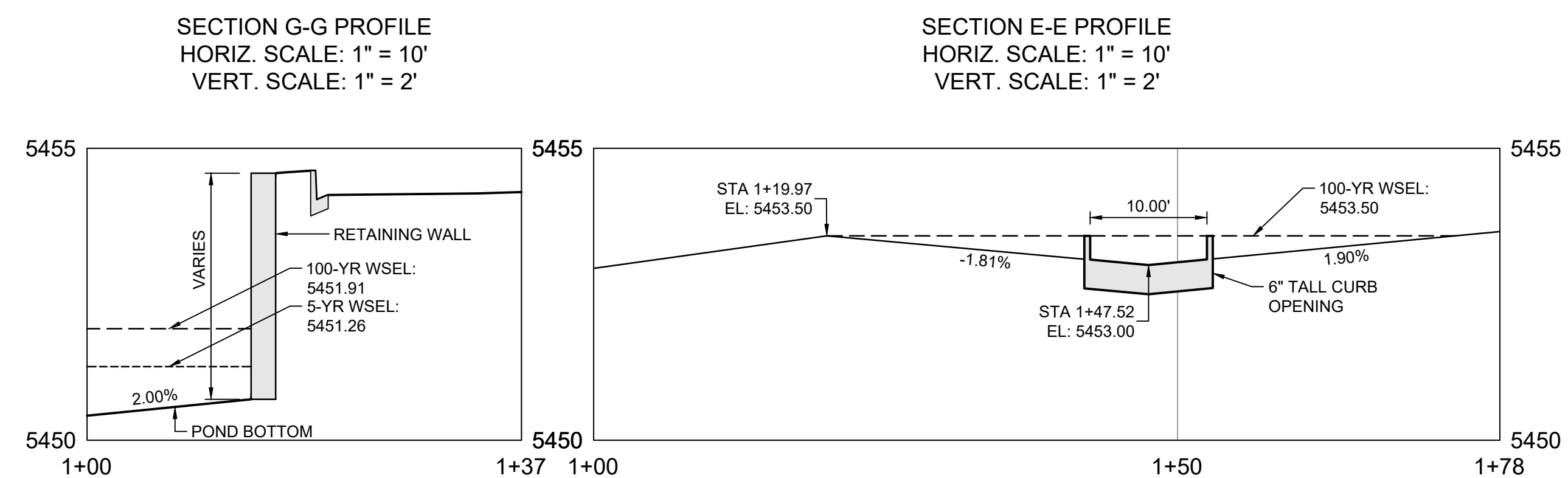


HEET 2



BASIN SUMMARY TABLE						
DESIGN POINT	BASIN ID	TRIBUTARY AREA (ACRES)	C ₂	C ₁₀₀	2-YEAR DIRECT RUNOFF (CFS)	100-YEAR DIRECT RUNOFF (CFS)
1	A1	1.63	0.75	0.82	3.68	10.89
1	A2	0.39	0.80	0.90	1.01	3.08
2	OS1	0.28	—	—	1.03	1.30
2	OS2	0.43	0.95	1.00	1.21	2.97
2	OS3	1.35	0.95	1.00	2.50	6.08
3	OS4	1.35	0.95	1.00	2.50	6.08
6	OS5	1.83	0.95	1.00	3.92	9.55
4.1	B1.1	5.56	0.77	0.84	8.90	26.30
4.2	B1.2	2.16	0.79	0.86	4.89	14.49
4	B2	0.20	0.80	0.90	0.53	1.61
5	EX-C1	2.04	0.74	0.79	4.05	11.85
5	EX-C2	0.18	0.80	0.90	0.45	1.38
6	EX-C3	0.28	0.69	0.75	0.52	1.52

POND SUMMARY TABLE					
	TRIBUTARY AREA (AC)	TOTAL DETENTION (AC-FT)	10YR RELEASE RATE (CFS)	100YR RELEASE RATE (CFS)	NOTES
POND A	2.016	0.290	0.800	2.200	
POND B	7.920	0.304 (WQCV)	—	0.1 (WQCV)	FLOW TAKEN FROM COA# 850217 FDR



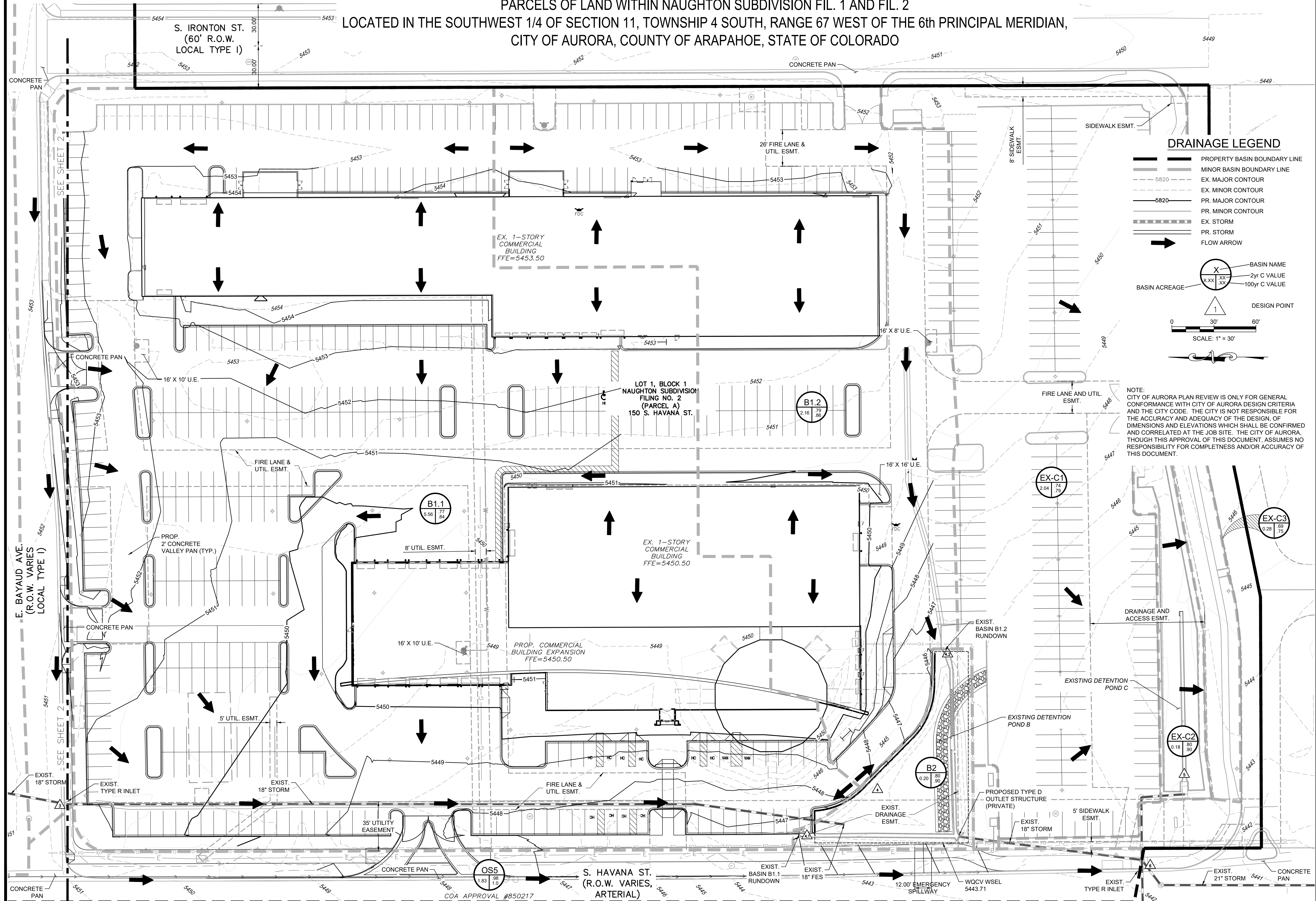
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SCHOMP FORD SDP DRAINAGE PLANS

PARCELS OF LAND WITHIN NAUGHTON SUBDIVISION FIL. 1 AND FIL. 2

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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

S. IRONTON ST
(60' R.O.W.
LOCAL TYPE I



PREPARED BY:
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PHONE: 303-794-8604



WESTERN HERITAGE
CONSULTING ENGINEERING

PREPARED FOR:

SCHOMP FORD
10 SOUTH HAVANA STREET
AURORA, CO 80012
CONTACT: MICHAEL DUNLAP
PHONE: 720.737.2555

CONFORM 10K PROPOSED DRAINAGE MAP - 2 PRELIMINARY DRAINAGE REPORT

AOKUHA, CO

SCALE:	1"=30'
DRAWN BY:	OWS
DESIGNED BY:	MSG
APPROVED BY:	
DATE:	7/12/2021
PROJECT NO:	21-002

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EET 3

PARCELS OF LAND WITHIN NAUGHTON SUBDIVISION FIL. 1 AND FIL. 2
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BASIN SUMMARY TABLE						
DESIGN POINT	BASIN ID	TRIBUTARY AREA (ACRES)	C ₂	C ₁₀₀	2-YEAR DIRECT RUNOFF (CFS)	100-YEAR DIRECT RUNOFF (CFS)
1	EX-A	2.02	0.13	0.17	0.62	2.20
2	OS1	0.28	—	—	1.03	1.30
2	OS2	0.43	0.95	1.00	1.21	2.97
2	OS3	1.35	0.95	1.00	2.50	6.08
3	OS4	1.35	0.95	1.00	2.50	6.08
6	OS5	1.83	0.95	1.00	3.92	9.55
4	EX-B1	7.72	0.78	0.85	14.16	41.75
4	EX-B2	0.20	0.80	0.90	0.53	1.61
5	EX-C1	2.04	0.74	0.79	4.05	11.85
5	EX-C2	0.18	0.80	0.90	0.45	1.38
6	EX-C3	0.28	0.69	0.75	0.52	1.52

	TRIBUTARY AREA (AC)	100YR DETENTION (AC-FT)	10YR RELEASE RATE (CFS)	100YR RELEASE RATE (CFS)	NOTES
POND B	7.920	1.040	—	5.980	COA# 850217 FDR

HEET 4

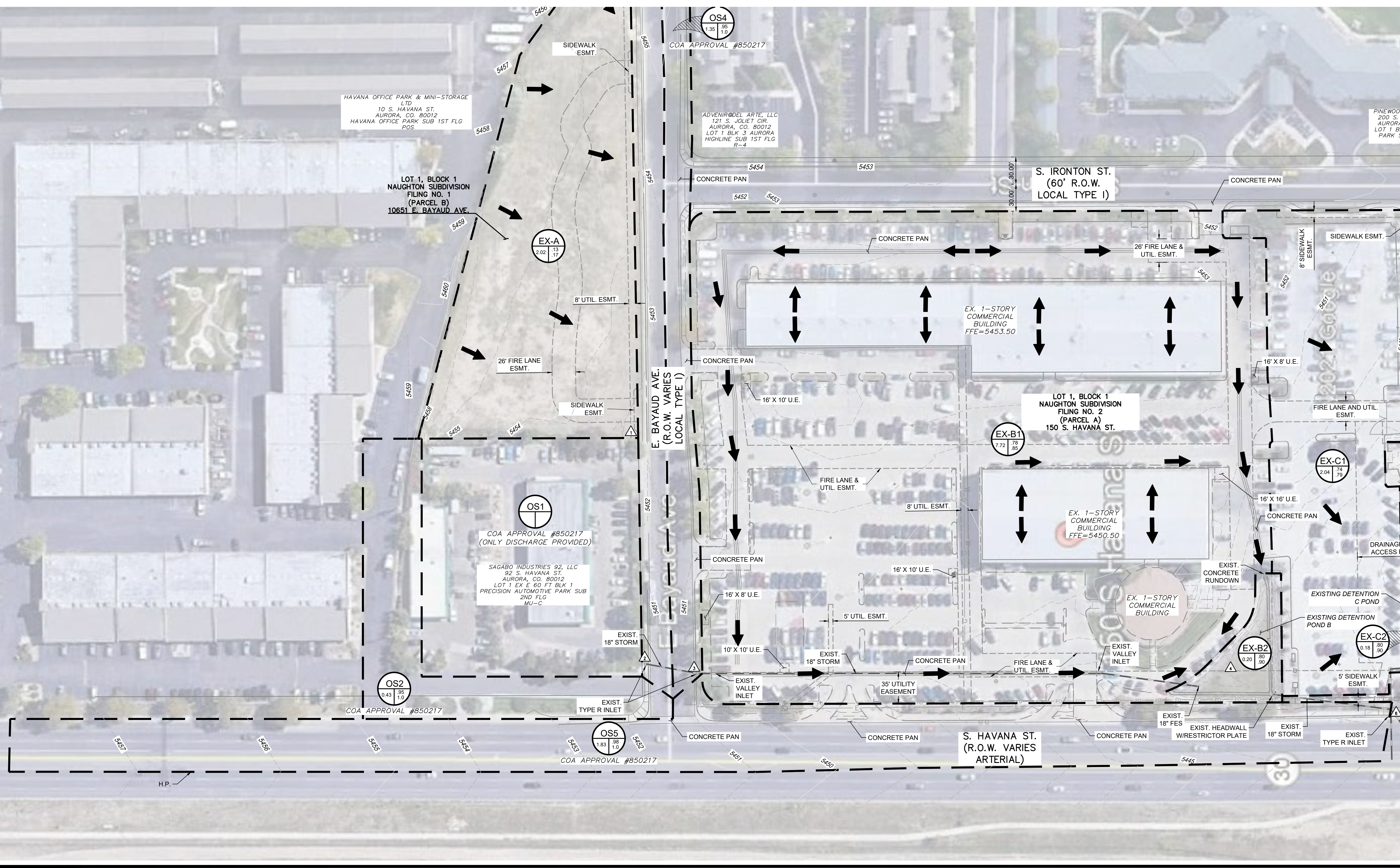
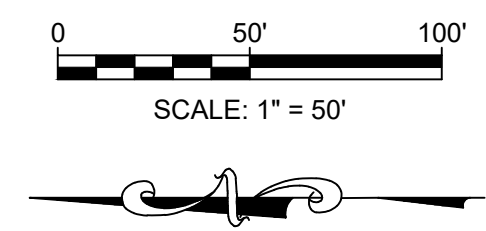
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150 SOUTH HAVANA STREET
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PHONE: 720.737.2555

DATE	REVISION DESCRIPTION	NO.

SCHOMP FORD
OFF-SITE BASIN EXHIBIT
PRELIMINARY DRAINAGE REPORT

AURORA, CO

SCALE: 1"=50'

DRAWN BY: OWS

DESIGNED BY: MSG

APPROVED BY:

DATE: 7/12/2021

PROJECT NO: 21-002

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