PARCEL # 2945-043-04-009
CITY OF GRAND JUNCTION ZONING C-1

NOTE: THIS SITE IS NOT IMPACTED BY A 100 YEAR FLOOD PLAIN.

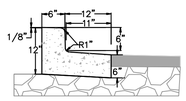
BOSTON'S RESTAURANT PARKING
LOT 4A

CALL UTILITY NOTIFICATION CENTER OF COLORADO
1-800-922-1987
CALL 2 BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES.

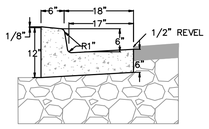
NOTES:

1. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH CITY OF GRAND JUNCTION SPECIFICATIONS AND STANDARD DRAWINGS, STANDARD CONTRACT DOCUMENTS FOR CAPITAL IMPROVEMENTS CONSTRUCTION, ACCORDING TO LATEST EDITION.
2. PAVEMENT STRUCTURAL SECTION IS 3" ASPHALT OVER 8" CLASS 6 AGGREGATE OVER 12" RECOMPACTED NATIVE MATERIAL. SHOULD SOFT SPOTS OCCUR DURING CONSTRUCTION, THE ENGINEER SHALL BE NOTIFIED FOR RE-EVALUATION.
3. ALL CURB CONSISTS OF 6" VERTICAL CURB. SEE DETAILS.
4. ALL CURB RADII PROVIDED ARE TOP BACK OF CURB UNLESS OTHERWSE STATED.
5. EXISTING ACCESS ON UNNAMED STREET TO REMAIN UNCHANGED.
6. ANY WORK WITHIN F ROAD OR MARKET STREET RIGHT-OF-WAYS WILL REQUIRE A PERMIT FROM THE CITY OF GRAND JUNCTION PUBLIC WORKS DEPARTMENT.
7. ALL STORMWATER FROM LOT 4A DRAINS TO THE EXISTING CATCH BASIN AT THE SOUTHWEST CORNER OF LOT 4A.
8. NO STORMWATER MANAGEMENT PERMIT IS REQUIRED FOR THIS SITE AS IT IS LESS THAN 1.0 ACRE.

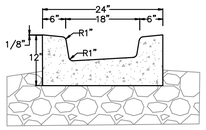
CURB AND GUTTER DETAILS



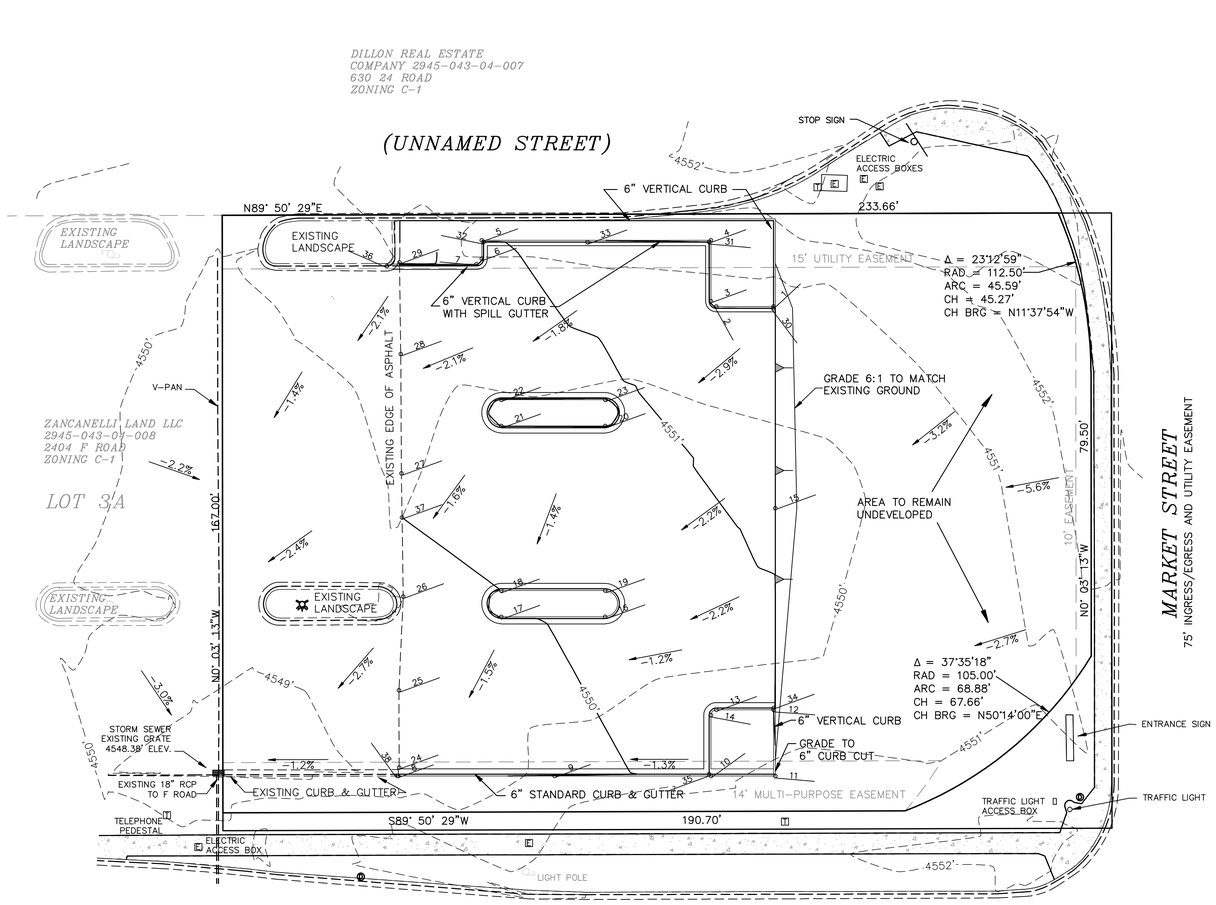
6" CURB WITH SPILL GUTTER
NOT TO SCALE



6" STANDARD CURB AND GUTTER
NOT TO SCALE



6" CURB CUT
NOT TO SCALE



FINISHED ELEVATIONS

Point #	Description	Northing	Easting	Elevation
1	TBC	45954.94	79404.09	4552.50
2	TBC	45954.94	79388.09	4552.42
3	TBC	45956.44	79386.59	4552.40
4	TBC	45973.44	79386.59	4552.49
5	TBC	45973.44	79322.59	4551.42
6	TBC	45968.31	79322.59	4551.35
7	TBC	45966.80	79321.09	4551.32
8	TBC	45823.73	79299.20	4549.58
9	TBC	45823.73	79342.90	4550.18
10	TBC	45823.73	79386.59	4550.78
11	TBC	45823.73	79404.60	4550.87
12	TBC	45842.23	79404.09	4551.00
13	TBC	45842.23	79388.09	4550.90
14	TBC	45840.73	79386.59	4550.87
15	EOA	45898.59	79404.59	4551.25
16	TBC	45868.23	79357.07	4550.60
17	TBC	45868.23	79328.04	4550.43
18	TBC	45875.58	79328.04	4550.51
19	TBC	45875.58	79357.07	4550.60
20	TBC	45921.58	79357.07	4551.24
21	TBC	45921.58	79328.04	4551.10
22	TBC	45928.93	79328.04	4551.16
23	TBC	45928.93	79357.07	4551.31
24	Existing EOA	45826.09	79299.47	4549.18
25	Existing EOA	45847.66	79299.41	4549.45
26	Existing EOA	45873.85	79300.61	4549.94
27	Existing EOA	45908.29	79300.10	4550.08
28	Existing EOA	45941.64	79299.93	4550.25
29	Existing EOA	45967.24	79299.57	4550.65
30	FL	45954.44	79404.09	4552.00
31	FL	45972.94	79386.09	4551.99
32	FL	45972.94	79323.09	4550.92
33	FL	45972.94	79352.13	4551.31
34	FL	45842.73	79404.09	4550.50
35	FL	45824.23	79386.09	4550.28
36	Existing FL	45966.29	79296.07	4550.54
37	Existing EOA	45895.94	79300.28	4550.00
38	Existing TBC	45823.70	79299.00	4549.58

ABBREVIATIONS	
TBC	Top Back of Curb
FL	Flow Line of Gutter
EOA	Edge of Asphalt

LEGEND

- TELEPHONE PEDESTAL
- ELECTRIC PEDESTAL
- TRAFFIC LIGHT
- LIGHT POLE
- SANITARY SEWER MANHOLE
- FIRE HYDRANT
- STREET SIGN
- EXISTING CURB & GUTTER
- PROPOSED CURB & GUTTER
- EDGE OF EXISTING ASPHALT (EOA)
- EASEMENT
- LOT BOUNDARY
- 1' CONTOURS PROPOSED
- 1' CONTOURS EXISTING
- SPOT ELEVATION
- GRADE AREA

GRAPHIC SCALE
0 20' 40'
1" = 20'

PROJECT BENCHMARK:

FOUND 1" BRASS DISC STAMPED LS 33202
ELEVATION 4551.45

REVISION	DATE	DESCRIPTION	BY	CK

GRADING PLAN
BOSTON'S RESTAURANT PARKING
2408 F ROAD
GRAND JUNCTION, COLORADO

RHINO ENGINEERING, INC.
1229 N 23RD ST SUITE 201
GRAND JUNCTION, CO 81501
970.241.6027 fax 970.256.7992

R:\All Rhino Templates\White Logo\V\White-LOGO.dwg

APPROVED FOR CONSTRUCTION FOR ONE YEAR OF THIS DATE
CITY DEVELOPMENT ENGINEER DATE

FINAL ACCEPTANCE
CITY DEVELOPMENT ENGINEER DATE

REVIEWED BY: JEK
PREPARED BY: CAH
DATE: 12/22/08
SCALE: 1" = 20'
PROJECT NO: 28065.02
SHEET NO: 2