100 Jefferson County Parkway, Suite 3550, Golden, Colorado 80419-3550
☎ 303.271.8700 • Fax 303.271.8744 • http://planning.jeffco.us

Jefferson County, Colorado
Planning & Zoning Division

GRADING PERMIT APPLICATION

Is this property currently in a county platting process? ☐ Yes ☑ No *(Please check one)*

Permit # – GP

Project Location/Name *(Street Address or Legal Description)*: 332 QUARTER CIRCLE LANE, EVERGREEN, CO 80439

Parcel ID #: 41-072-00-003

Section: 7

Township: 4

Range: 71

Project Acreage: 0.25

Subdivision Name: SODA CREEK AND M & B

Zoning:

Purpose of Land Disturbance: LAND DISTURBANCE VIOLATION

Name of Company/Owner: JERRY TIDWELL

Contact Name: JERRY TIDWELL

Address

Street: 332 QUARTER CIRCLE LANE

City: EVERGREEN

State: CO

ZIP: 80439

☎ Home:

☎ Work:

☎ Cell: 303-803-8451

☎ FAX:

In consideration for the granting of this permit by Jefferson County, I hereby give permission for County staff, County board members or County contractors to enter upon my property for the purposes of site inspection and investigation and to remove or correct any hazardous or unsafe conditions and to complete or correct any work or any portion of work not done as required by the plans submitted and approved by the County as part of this grading permit application. If the County does any work on the project site, I understand that the County will use the funds available from the improvement security which I submitted to guarantee the performance of this work to pay for the County's costs and expenses.

I hereby acknowledge that total sum of the security submitted can be utilized as necessary to complete the project or stabilize the site. Further, I understand and acknowledge that any grading done prior to platting is done at my own risk and that additional grading may be required as a result of final plat approval.

Please specify any extraordinary circumstances of which staff should be aware, i.e., dogs on the site, locked gates, etc.

Owner's Signature:

Date:

Name of Engineer: JOHN TOMPKINS

Company Name: HIGH POINT ENGINEERING

Address

Street: 12567 WEST CEDAR DRIVE, STE 102

City: LAKEWOOD

State: CO

ZIP: 80228

☎ Home:

☎ Work:

☎ Cell: 720-837-0648

☎ FAX:

Name of Contractor:

Signature:

Contact Name: JERRY TIDWELL

Address

Street: SEE ABOVE

City:

State:

ZIP:

☎ Home:

☎ Work:

☎ Cell:

☎ FAX:

See page 2 for complete list of items to be submitted with this application ☛

Submittal Requirements

Please submit one (1) copy of all supporting material and four (4) copies of the grading and erosion control plans. Submit a smaller scale (11" x17") copy of the grading plans for the County. Please refer to Section 16 of the Zoning Resolution for specific grading regulations, as some projects may require Board of Adjustment approval.

1. **Fees are on-line at our web site** or call 303-271-8700. Make checks payable to Jefferson County Treasurer.
2. Proof of Ownership: A copy of a deed that shows ownership of the parcel, tract or lot.
3. Legal Parcel Letter (if unplatted): A letter stating that the affected property(ies) under the ownership of the applicant has (have) been legally subdivided. Obtain letter from Jefferson County Zoning Administration, 100 Jefferson Pkwy, Suite 3550, Golden, Colorado 80419-3550, Phone 271-8700.
4. Legal Access Letter (if property does not adjoin a County, City, Town, or State maintained street/road): A letter stating that the affected property(ies) under the ownership of the applicant has (have) legal access in conformance with Section 2 of the Zoning Resolution. Obtain letter from Jefferson County Zoning Administration, 100 Jefferson County Pkwy, Suite 3550, Golden, Colorado 80419-3550, Phone 271-8700.
5. This office will mail the grading application and plans, as applicable, to the adjacent and affected property owners and outside reviewing agencies. We will require reimbursement for the postage fees during the processing of the grading application.
6. Grading, Erosion, and Sediment Control Plan: Plans shall include a vicinity map, title block, date, scale, north arrow, site and property boundaries, easements and rights-of-way, location of site features, location of hazard areas, topographic map, floodplain boundaries, receiving water(s), drainage facilities, finished slopes, stockpile locations, existing vegetative cover and location of major rock outcrops, typical cross sections, cut/fill quantities, project schedule, erosion and sediment control BMPs according to the construction and final grade phases of the project, permanent and, if applicable, temporary revegetation including seed mixture(s), seeding rates and dates plus their method of application. The final grading plan requires the signature and stamp of a registered professional engineer. In addition to the plan, design of drainage structures and devices and calculations for both will be required. (ENCLOSED)
7. Drainage Report: A drainage report in accordance with the Storm Drainage Design and Technical Criteria if drainage facilities are proposed or are requir(NO IMPERVIOUS AREA INCREASE, NO PATTERN the proposal will alter patterns of storm ncentration, or the ALTERATION, NO ALTERING EXISTING DRAINAGEWAY) proposal will alter an e
8. A materials handling plan: A proposed materials handling plan including Best Management Practices for controlling construction and building material wastes, location of dumpsters, portable toilets, (SEE GESC PLANS) .
9. Retaining wall engineered design (required for retaining walls over 36" in height): Construction plans, details and support calculations for retaining walls. (NO WALLS)
10. Geologic/Soils Report (required for cut/fill slopes greater than 2:1): Reports shall include the signature of a professional geologist or the signature and stamp of a regis(NO PROPOSED SLOPES oil types, geologic description, instability areas, groundwater conditions, investigative te GREATER THAN 2:1) dures and recommendations, drainage and erosion control recommendations, mitigation of geological hazards, date of field work and design of retaining walls.
11. Cost Estimate (Exhibit "A"): An itemized cost estimate (see sample format) of all proposed grading and erosion control plans, plus 10% contingency, must be submitted with plans. The County will request the actual amount as soon as the plans are ready for approval. The performance guarantee must be in the form of cash, letter of credit, or a certified or cashier's check made payable to Jefferson County Treasurer. The performance guarantee should not be generated until the cost estimate (Exhibit "A") has been approved by Jefferson County staff. (SEE ATTACHED)
12. Other: Other documents may be required; i.e. fugitive dust, wetlands, easements, etc.

Standard Erosion and Sediment Control Notes

1. The contractor must notify the Jefferson County Transportation and Engineering Department at least three days prior to starting construction.
2. All grading, erosion, and sediment control must conform to approved plans. Revisions to disturbance areas, slopes, and/or erosion and sediment control measures are not permitted without prior approval from the Jefferson County Planning and Zoning Division.
3. The landowner and/or contractor is responsible for obtaining a permit for Stormwater Discharges Associated with Construction Activity from the Colorado Department of Public Health and Environment, at least 10 days prior the start of construction activities for land disturbance areas of one acre or greater. The permit must be kept current throughout the construction duration. State stormwater permit applications are available at this address: http://www.cdphe.state.co.us/wq/PermitsUnit/wqcdpmt.html
4. Erosion control best management practices (BMPs) must be installed prior to grading activities, to the maximum extent practicable. Two-phased (Initial & Final) erosion control plans must be submitted for sites disturbing 2 acres or more.
5. All temporary and permanent soil erosion and sediment control practices must be maintained and repaired as needed to assure continued performance of their intended function. For example, erosion control blankets, sediment control logs, or silt fences may require periodic replacement. Sediment traps and basins will require periodic sediment removal.
6. All topsoil, where physically practicable, must be salvaged and no topsoil shall be removed from the site except as set forth in the approved plans. Topsoil and overburden must be segregated and stockpiled separately. Topsoil and overburden must be redistributed within the graded area after rough grading to provide a suitable base for areas that must be seeded and planted. Runoff from the stockpiled area must be controlled to prevent erosion and sedimentation of receiving waters.
7. The landowner and/or contractor must immediately take all necessary steps to control sediment discharge.
8. The landowner and/or contractor is responsible for clean up and removal of all sediment and debris from all drainage infrastructure and other public facilities.
9. The landowner and/or contractor must take reasonable precautions to ensure that vehicles do not track or spill earth materials on to streets/roads and must immediately remove such materials if this occurs.
10. The landowner and/or contractor is responsible for controlling *litter such as discarded building materials, concrete truck washout, chemicals, and sanitary waste, as applicable. In addition, spill prevention and containment BMPs for construction materials, waste, and fuel must be provided, as applicable. Locations of stockpiles, concrete washout areas, and trash receptacles must be clearly shown on the plans. *Littering is defined and enforced by CRS 18-4-511.
11. If it is necessary to move material in excess of 300 cubic yards and/or 10,000 square feet of land disturbance area to or from another unincorporated Jefferson County site, a grading permit or Notice of Intent (NOI) is necessary for the off-site property. If the material is moved to a property located within another jurisdiction, evidence is required that the local government has approved the grading operation.
12. The stormwater volume capacity of detention ponds must be restored and storm sewer lines will be cleaned upon completion of the project.
13. Seeding and mulching shall be completed within 30 days of initial exposure or 7 days after grading is substantially completed in a given area (as defined by the county). This may require multiple mobilizations for seeding and mulching.
14. Temporary vegetative cover consisting of (species/variety)(mix noted below) must be (drill) (hydro-)(broadcast) seeded at _____ pounds pure live seed per acre. Mulch consisting of _____, applied at a rate of _____ tons per acre and crimped must be used to stabilize the exposed surface. Permanent vegetative cover consisting of (species/variety)(mix noted below) must be (drill) (hydro-)(broadcast) seeded at _____ pounds pure live seed per acre. Mulch consisting of _____ ____, applied at a rate of _____ tons per acre and crimped must be used to stabilize the exposed surface.

(Temporary)(Permanent) Seed Mix

Species	Variety	% of Mix	Min. lbs. PLS/Acre

15. Fugitive dust emissions resulting from grading activities and/or wind shall be controlled using the best available control technology, as defined by the Colorado Department of Public Health and Environment, at the time of grading. During grading, applying a combination of water, tackifier and silt fence to break up wind surface velocities may control dust. If wind speeds exceed the ability of BMPs to control fugitive dust, grading activities must cease.
16. All disturbed fill slopes greater than or equal to 30%, flowlines of swales, gutter downspouts, or additional areas at the discretion of county staff, shall be protected with an erosion blanket.
17. The Jefferson County Planning and Zoning Division, or its authorized representative, may modify the erosion and sediment control plan as field conditions warrant.

Sample Format Cost Estimate for Grading Permits

Address	Applicant's Name	Permit #
		– GP

Item	Description	Total Work Units	Unit Price ($)	Total Cost ($)	Security Required (% of Total Cost)	Security Amount ($)
Topsoil	Removal	yd3			100	
	Reuse	yd3			100	
	Import	yd3			100	
Rough Grading	Mountains 25%	yd3			25	
	Plains 10%	yd3			10	
Fine Work	Grading	yd3			100	
	Shaping	yd3			100	
Seeding	Temporary	ac			100	
	Permanent	ac			100	
	Seedbed Prep	ac			100	
Mulching		ac			100	
Netting/Erosion Blankets		yd2			100	
Bonded Fiber Matrix		yd2			100	
Silt Fence		ft			100	
Straw/Hay Bales		ea			100	
Sediment Traps	Outlet	ea			100	
	Excavation	yd3			100	
Slope Drain		ea			100	
Culverts	Pipes	ft			100	
	Flared End-Section	ea			100	
Riprap		yd3			100	
Bedding Material		yd3			100	
Vehicle Tracking		ea			100	
Site Protection	Check Dams	ea			100	
	Gravel	yd3			100	
	Outlet Protection	yd3			100	
Retaining Walls		ft2			100	
Diversion Dikes/Ditches		yd3			100	
Soil Reconditioning & Treatment	Specify	yd2			100	
Mobilization					100	
Other	Porta-potties	ea			100	
	Traffic Control				100	
					100	
					100	
					100	
					Subtotal	$
					Contingency (10% of Subtotal)	$
					Total Security Amount Due	$

Please read and sign below

I hereby acknowledge that total sum of the security, as indicated above, can be utilized for any of the above items as necessary to complete the project or stabilize the site. Further, I understand and acknowledge that any grading done prior to platting is done at my own risk and that additional grading may be required as a result of a final plat approval.

Applicant/Owner	Signature	Date

Prepared by	Signature	Date

County Staff	Signature	Date

RECEPTION NO. F0216854 21.00 PG: 0001-002
742 RECORDED IN JEFFERSON COUNTY, COLORADO 4/15/96 11:53

1100 (3)

WARRANTY DEED

THIS DEED, Made this 29th day of March, 19 96,
between
Robert A. Elmgreen and Rose Marie Elmgreen

of the County of Jefferson and State of Colorado,
grantor, and Jerry R. Tidwell and Violet J. Tidwell

1-2

whose legal address is 29832 Dorothy Road, Evergreen, CO 80439

of the County of Jefferson and State of Colorado, grantees:

WITNESS, That the grantor, for and in consideration of the sum of ONE HUNDRED THOUSAND AND NO/100-- ----------DOLLARS, ($100,000.00), the receipt and sufficiency of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell, convey and confirm, unto the grantees, their heirs and assigns forever, not in tenancy in common but in joint tenancy, all the real property together with improvements, if any, situate, lying and being in the County of Jefferson, and State of Colorado, described as follows:

See Description attached hereto and made a part hereof.

STATE DOCUMENTARY FEE 10.00 APR 15 1996

STOC's AO10085A96 Jefferson Cty.

also known by street and number as 332 Quarter Circle Lane, Evergreen, Colorado 80439

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances.

TO HAVE AND TO HOLD the said premises above bargained and described, with the appurtenances, unto the grantees, their heirs and assigns forever. And the grantor, for himself, his heirs and personal representatives, does covenant, grant, bargain and agree to and with the grantees, their heirs and assigns, that at the time of the ensealing and delivery of these presents, he is well seized of the premises above conveyed, has good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and has good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, **except for taxes for the current year, a lien but not yet due or payable, easements, restrictions, reservations, covenants and rights-of-way of record, if any,** .

Rec Fee 11.00
Doc Fee 10.00

The grantor shall and will WARRANT AND FOREVER DEFEND the above-bargained premises in the quiet and peaceable possession of the grantees, their heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof. The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders. **IN WITNESS WHEREOF**, the grantor has executed this deed on the date set forth above.

Robert A. Elmgreen
Robert A. Elmgreen

Rose Marie Elmgreen
Rose Marie Elmgreen

STATE OF COLORADO)
) ss.
COUNTY OF JEFFERSON)

The foregoing instrument was acknowledged before me this 29th day of March, 19 96, by
Robert A. Elmgreen and Rose Marie Elmgreen

My Commission expires: September 20, 1998

Witness my hand and official seal.
Donna DeVore
Notary Public
Donna DeVore

WDJNTTEN
WARRANTY DEED (to Joint Tenants)

File # AO10085A96

332 Quarter Circle Lane

LEGAL DESCRIPTION OF DEED DATED
March 29, 1996

Parcel 6 of Exemption Survey Sec. 7, T4S, R71W and Sec. 12, T4S, R72W; E44-5-94, said Parcel 6 located in Section 7, Township 4 South, Range 71 West of the 6th Principal Meridian, County of Jefferson, State of Colorado, more particularly described as follows:
Beginning at a point on the Easterly line of the Southwest quarter of the Northwest quarter of Section 7, T4S, R71W, from which the Northeast corner of said Southwest quarter of the Northwest quarter bears N00°13'25"E, a distnace of 644.71 feet; thence S79°35'00"W, a distance of 861.04 feet; thence S00°15'06"E, a distance of 430.50 feet to the Northerly right of way line of U.S. Highway 40; thence along said right of way on an arc of a curve to the left with a radius of 1860.00 feet, a central angle of 13°27'35", a distance of 436.94 feet; thence continuing along said right of way N00°16'35"E, a distance of 19.98 feet; thence continuing along said right of way on an arc of a curve to the left with a radius of 1840.00 feet, a central angle of 09°56'30", a distance of 319.27 feet; thence continuing along said right of way N77°28'00"E, a distance of 92.35 feet to said Easterly line of the Southwest quarter of the Northwest quarter of Section 7; thence along said Easterly line N00°13'25"E, a distance of 552.18 feet to the point of beginning,

County of Jefferson, State of Colorado

2

RECEPTION NO. F0216854

File # AO10085A96

Exhibit "A"
PUBLIC IMPROVEMENT COSTS

332 Quarter Circle Lane, Evergreen, CO 80439

Case No. 13-_____GP

5/24/2013

	IMPROVEMENTS LIST PRICING				
Work Category	**Improvement Item**	**Unit**	**Plan Quantity**	**Unit Cost**	**Total Cost**
Construction					
Sediment Control					
	Sediment Control Logs	LIN FT	298	$ 4.00	$ 1,192.00
				Total	$ 1,192.00
Erosion Control					
	Hydroseed (quantified in "Final Stabilization")	SQ FT	0	$ 0.18	$ -
				Total	$ -
Grading	Grading (Cut)	CU YD	204	$ 2.50	$ 510.00
	Grading (Import)	CU YD	0	$ 12.00	$ -
	Compacting (Fill)	CU YD	109	$ 1.50	$ 163.50
				Total	$ 673.50
Final Stabilization	Permanent Seeding	ACRE	0.071	$ 3,500.00	$ 248.50
	Topsoil (In excess of site availability)	CU YD	0	$ 12.00	$ -
	Flexterra FGM Hydroseed	SQ FT	5998	$ 0.18	$ 1,079.64
	Mulch (In excess of site availability)	SQ FT	0	$ 0.18	$ -
				Total	$ 1,328.14
PRIVATE CIRCULATION					
Storm Drainage					
					$ -
			Subtotal		$ 3,193.64
			10%		$ 319.36
			TOTAL		$ 3,513.00

THIS QUANTITY ESTIMATE WAS PREPARED UNDER MY DIRECT SUPERVISION:

John Tompkins, PE, CFM Date

Owner/Applicant (Print Name) Date

Approved- Jefferson County Date