

GENERAL NOTES

- 

SHEET INDEX

- ## BENCHMARKS

- ## LEGEND

- [illegible]

AGENCIES

- ## EL PASO COUNTY STATEMENT

JENNIFER IRVINE, P.E.
COUNTY ENGINEER/ECM ADMINISTRATOR

MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314
FOR AND ON BEHALF OF JR ENGINEERING, LLC



DATE 7/12/2021

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

SR LAND, LLC
20 BOULDER CRESCENT

COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

J·R ENGINEERING



Centennial 303-740-9393 • Colorado Springs 719-593-2593
Fort Collins 970-491-9888 • www.jirengineering.com

[illegible]

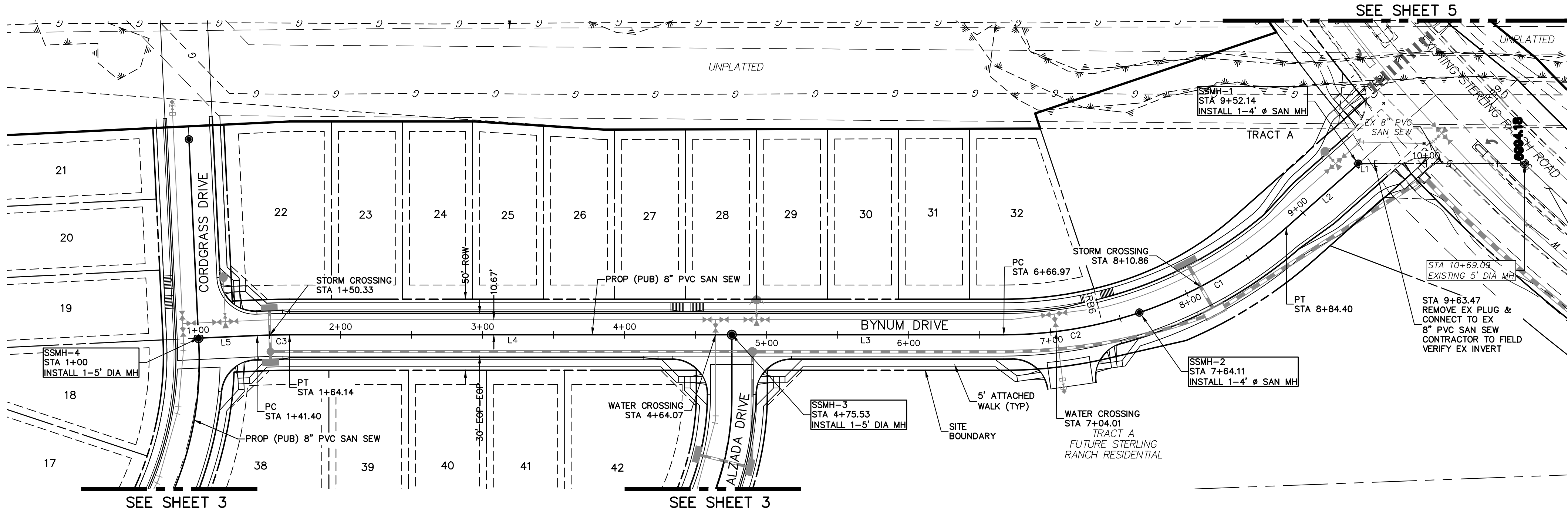
H-SCALE	N/A
V-SCALE	N/A
DATE	02/01/21
DESIGNED BY	RAB
DRAWN BY	RAB
CHECKED BY	

STERLING RANCH FILING NO.2

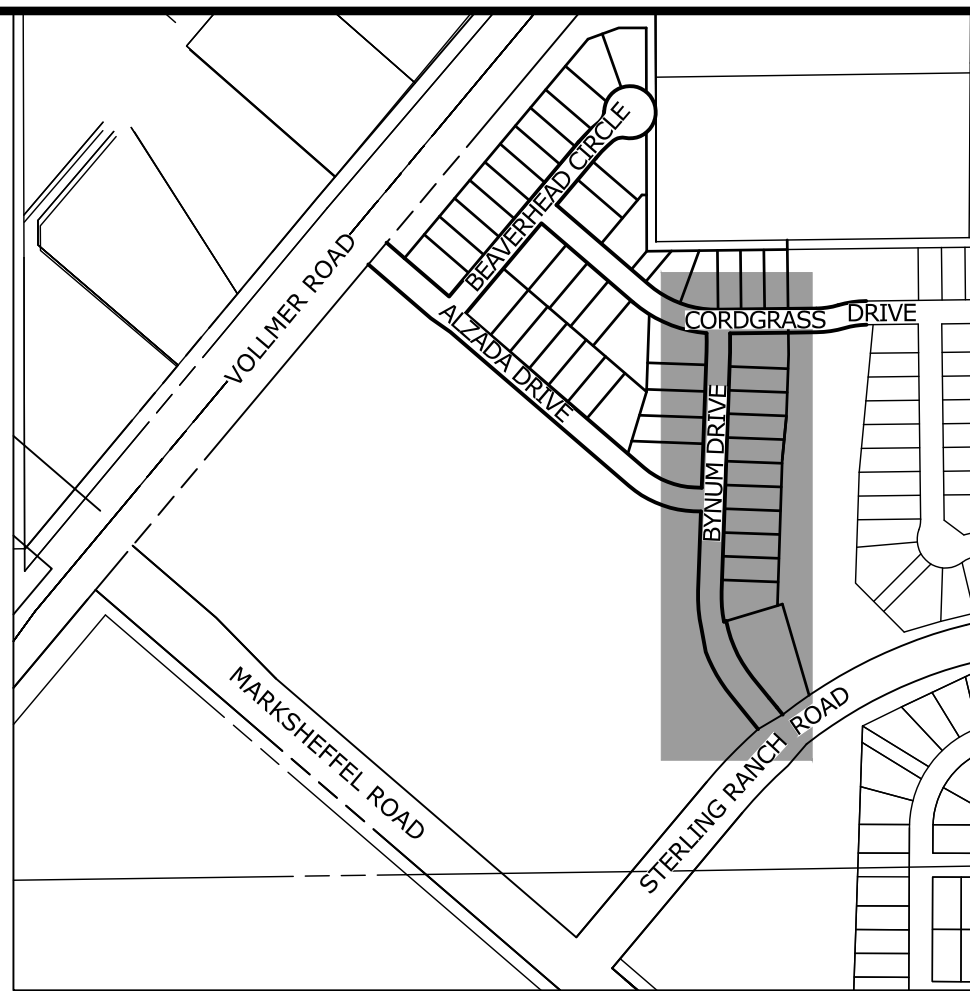
SANITARY SEWER PLAN

SHEET 1 OF 6

JOB NO. 25188.01

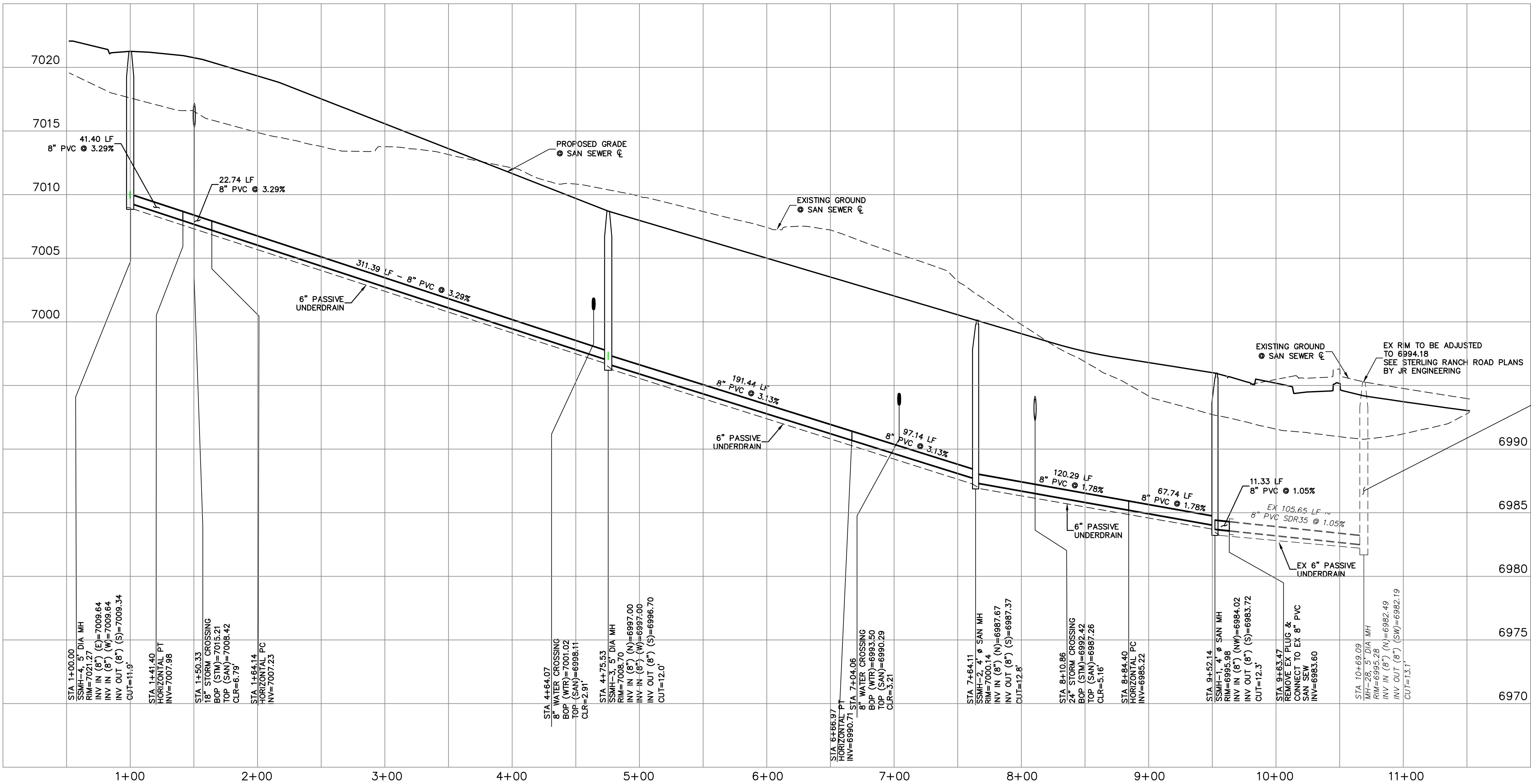


SEE STERLING RANCH-
SANITARY INFRASTRUCTURE
PROJECT 1 PLANS BY M&S
ENGINEERING.



KEY MAP
SCALE: NTS

SP01
STA 1+00.00 TO STA 9+63.47



SANITARY SEWER LINE TABLE		
LINE	LENGTH	DIRECTION
L1	11.29'	S1°58'17"W
L2	67.74'	S39°28'36"E
L3	191.44'	S2°02'55"W
L4	311.39'	S2°02'55"W
L5	41.40'	S0°33'26"E

SANITARY SEWER CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	22°58'23"	300.00'	120.29'
C2	18°33'08"	300.00'	97.14'
C3	2°36'21"	500.00'	22.74'

SEE STERLING RANCH-
SANITARY INFRASTRUCTURE
PROJECT 1 PLANS BY M&S
ENGINEERING.



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

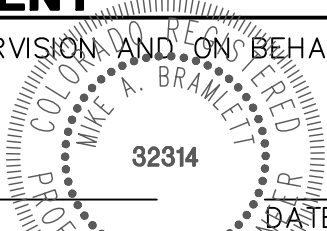


ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR
ENGINEERING

Mike A. Bramlett
MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314

FOR AND ON BEHALF OF JR ENGINEERING, LLC



STERLING RANCH FILING NO.2

SANITARY SEWER PLAN

SHEET 2 OF 7

JOB NO. 25188.01

No.	REVISION	BY	DATE

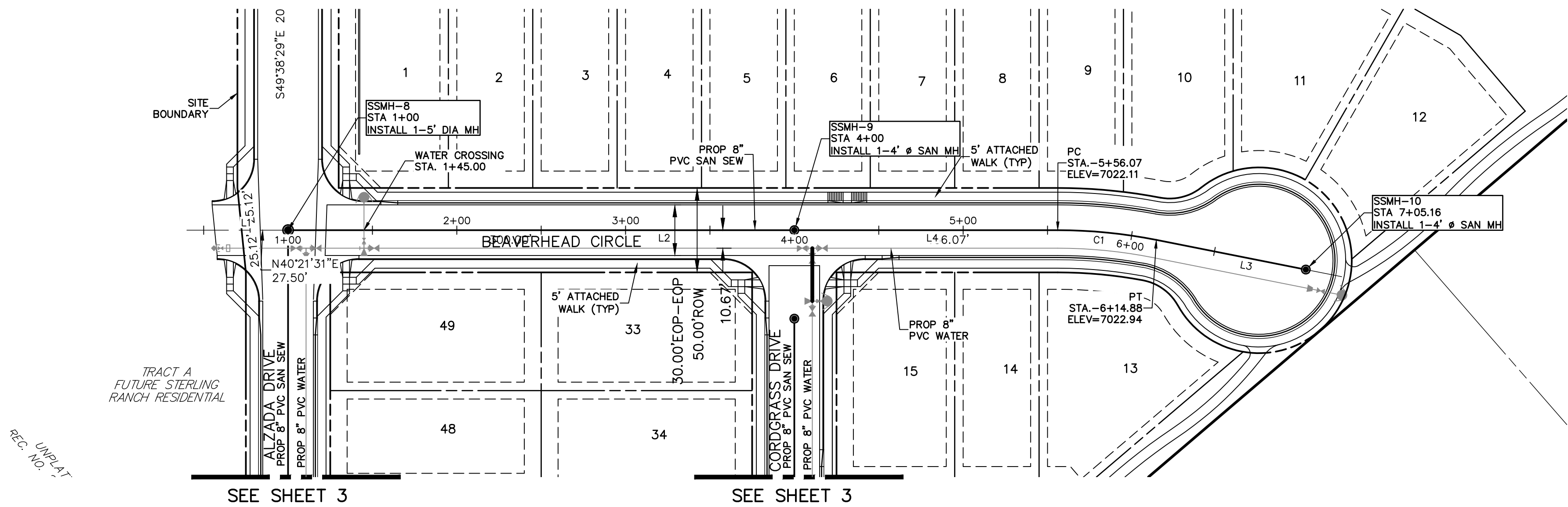
H-SCALE	V-SCALE	DATE	DESIGNED BY	DRAWN BY	CHECKED BY
1"=50'	1"=5'	04/15/21	RAB	RAB	

J.R. ENGINEERING
A Western Company
Central 303-740-9888 • Colorado Springs 719-583-2593
Fort Collins 970-491-9888 • www.jrengineering.com

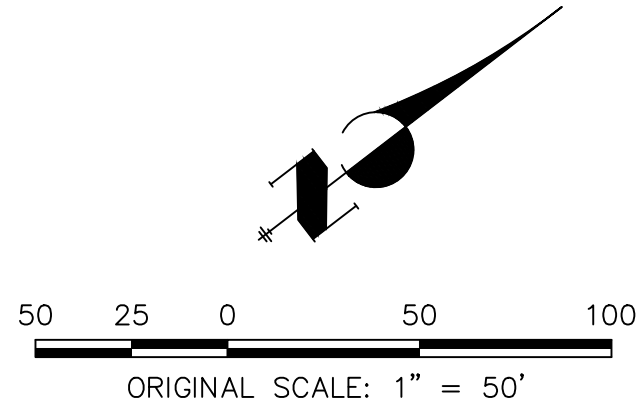
PREPARED FOR

SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

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.

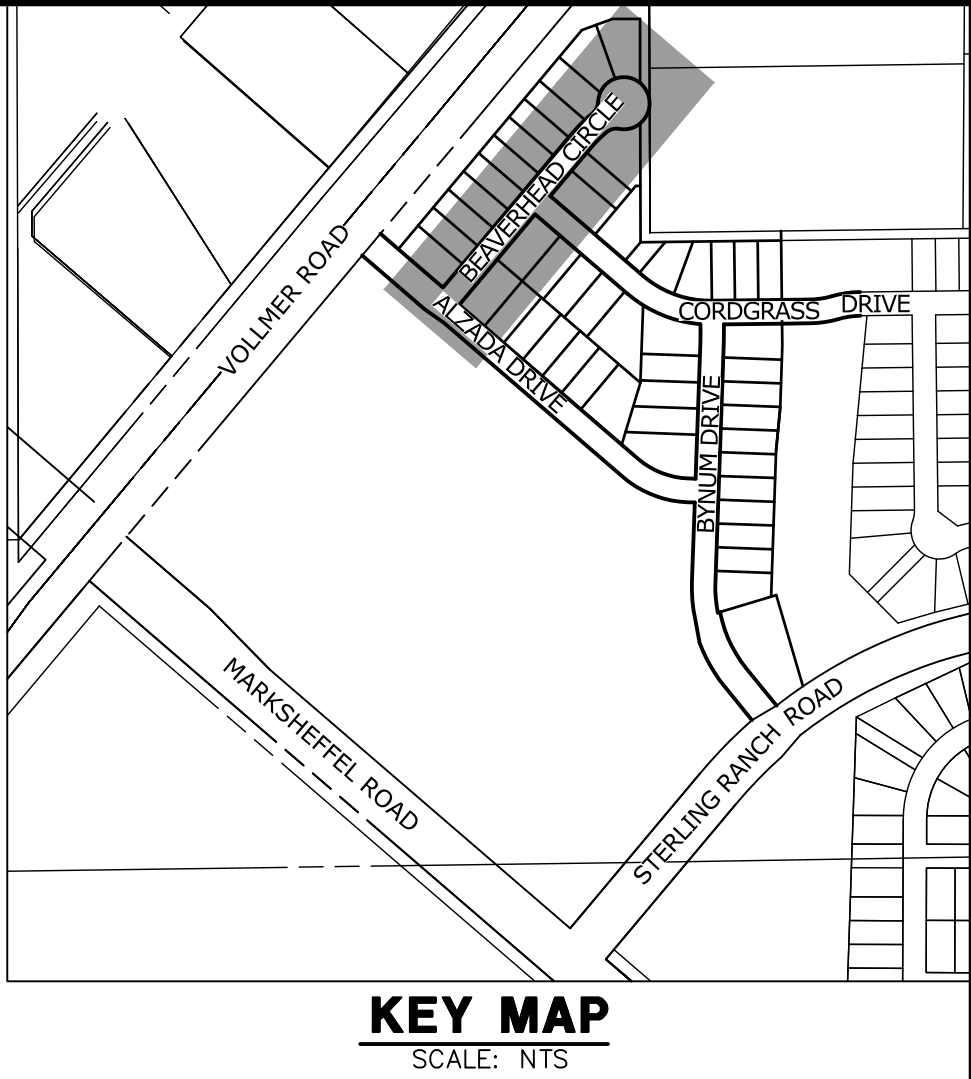


SP 04
STA 0+52.50 TO STA 7+05.16

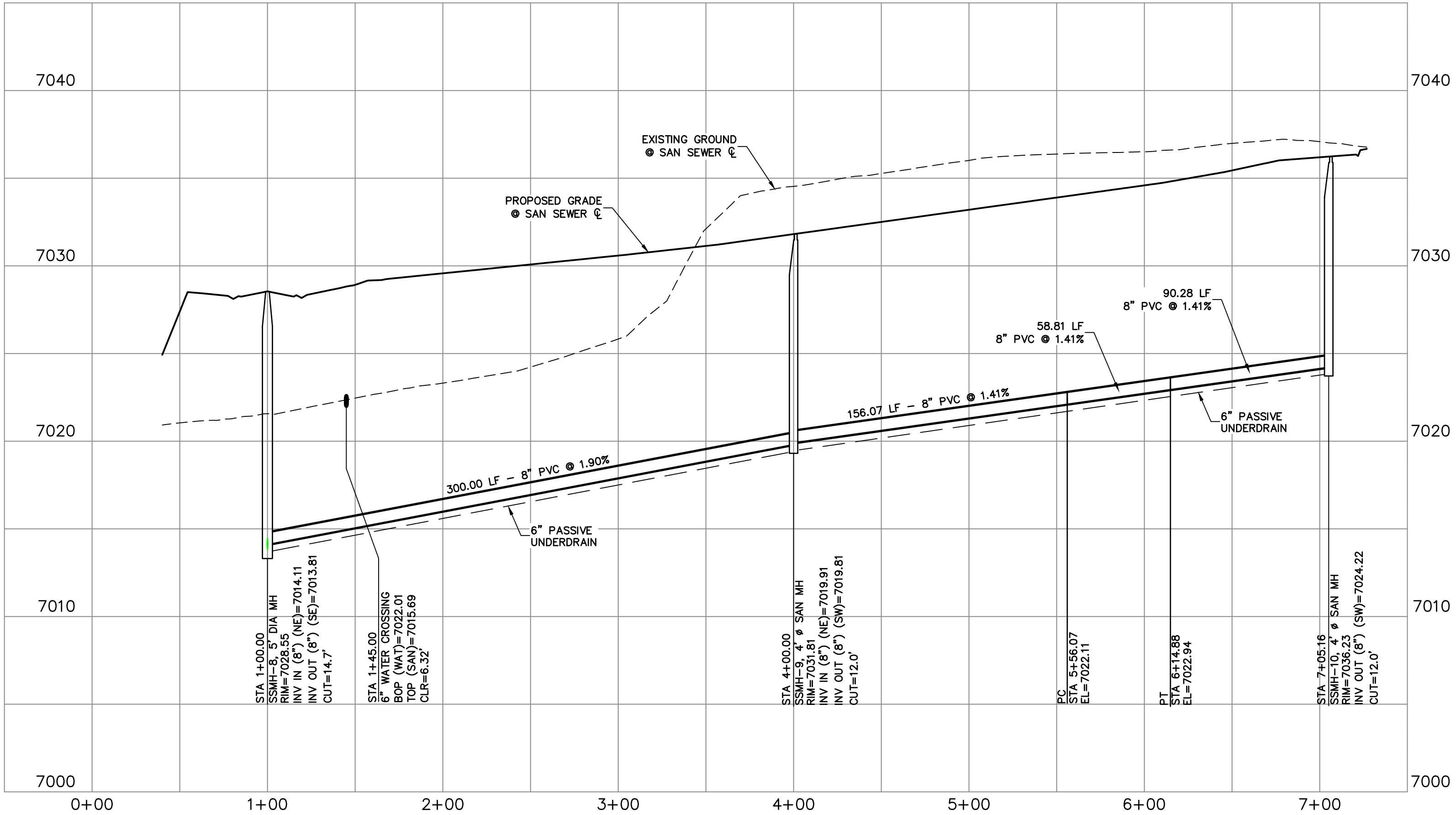


SANITARY SEWER LINE TABLE		
LINE	LENGTH	DIRECTION
L1	47.50'	N40°21'31"E
L2	300.00'	N40°21'31"E
L3	90.28'	N51°35'24"E
L4	156.07'	N40°21'31"E

SANITARY SEWER CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	111°13'53"	300.00'	58.81'



KEY MAP
SCALE: NTS



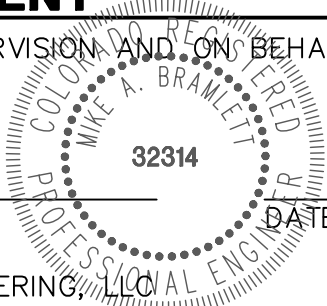
SP 04- STA 0+52.50 TO STA 7+05.16

ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314

FOR AND ON BEHALF OF JR ENGINEERING, LLC



STERLING RANCH FILING NO.2

SANITARY SEWER PLAN

SHEET 4 OF 7

JOB NO. 25188.01

No.	REVISION	BY	DATE	H-SCALE	V-SCALE	DATE	DESIGNED BY	DRAWN BY	CHECKED BY
				1"=50'	1"=5'	04/15/21	RAB	RAB	

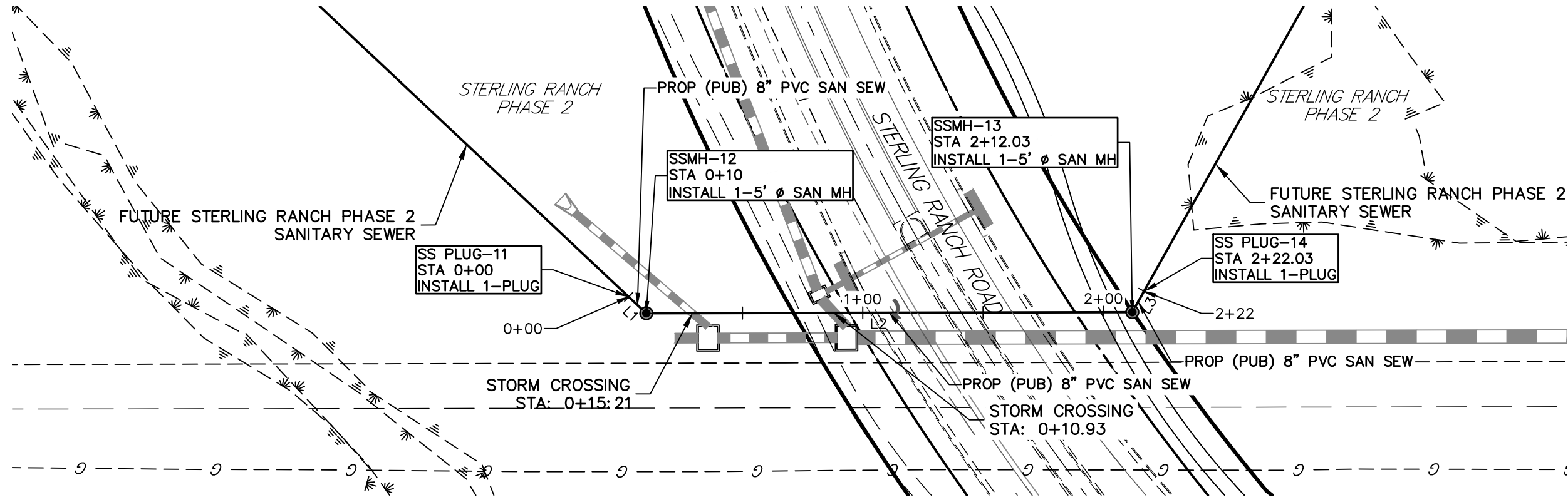
J.R. ENGINEERING
A Westman Company



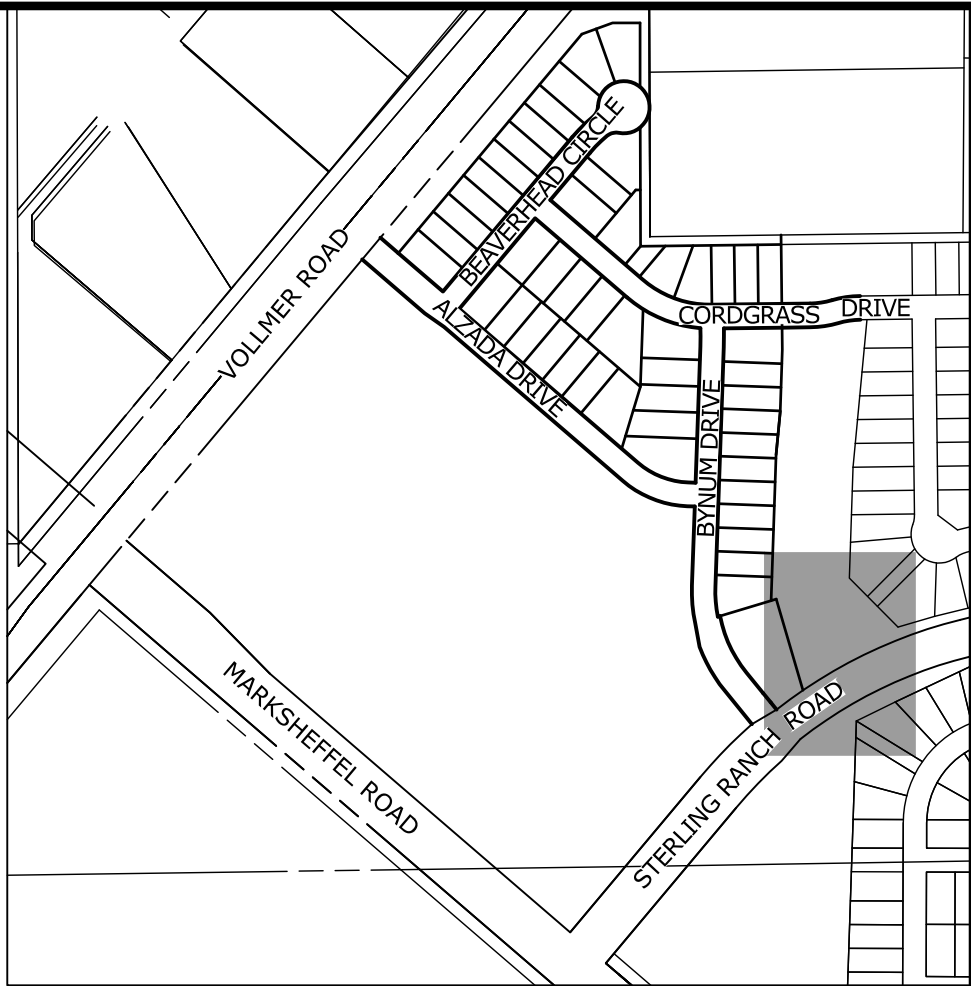
Central 303-740-9888 • Colorado Springs 719-583-2583
Fort Collins 970-491-9888 • www.jrengineering.com

PREPARED FOR
SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

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.



SANITARY SEWER LINE TABLE		
LINE	LENGTH	DIRECTION
L1	10.00'	N45°19'07\"E
L2	202.03'	N1°55'19\"E
L3	10.00'	N58°43'39\"W



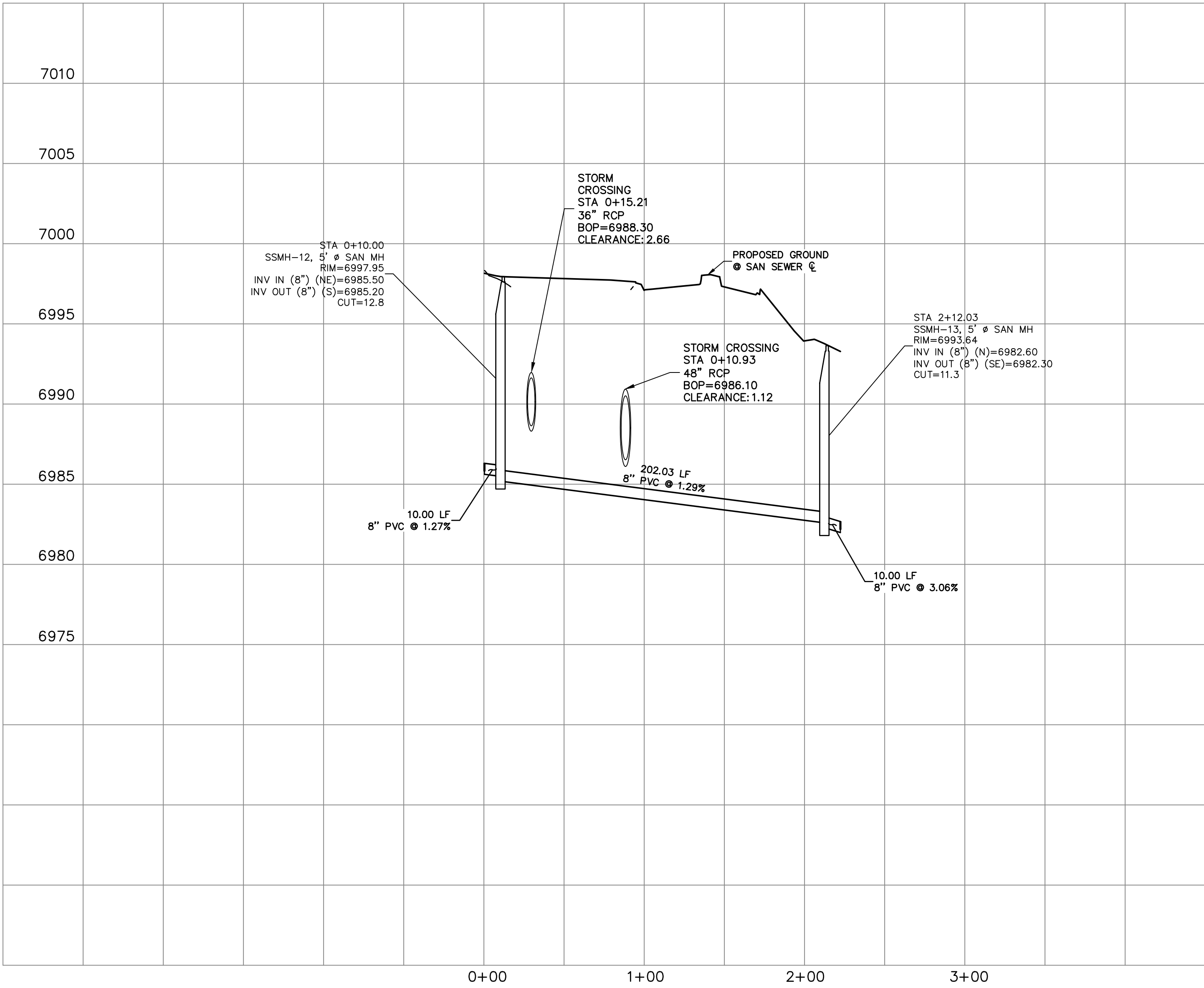
KEY MAP
SCALE: NTS

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

PREPARED FOR
SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

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

SP05
STA 1+00.00 TO STA 2+00.00

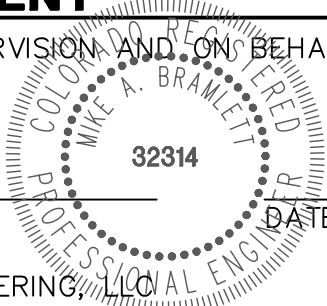


ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

Mike A. Bramlett
MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314

FOR AND ON BEHALF OF JR ENGINEERING, LLC



STERLING RANCH FILING NO.2

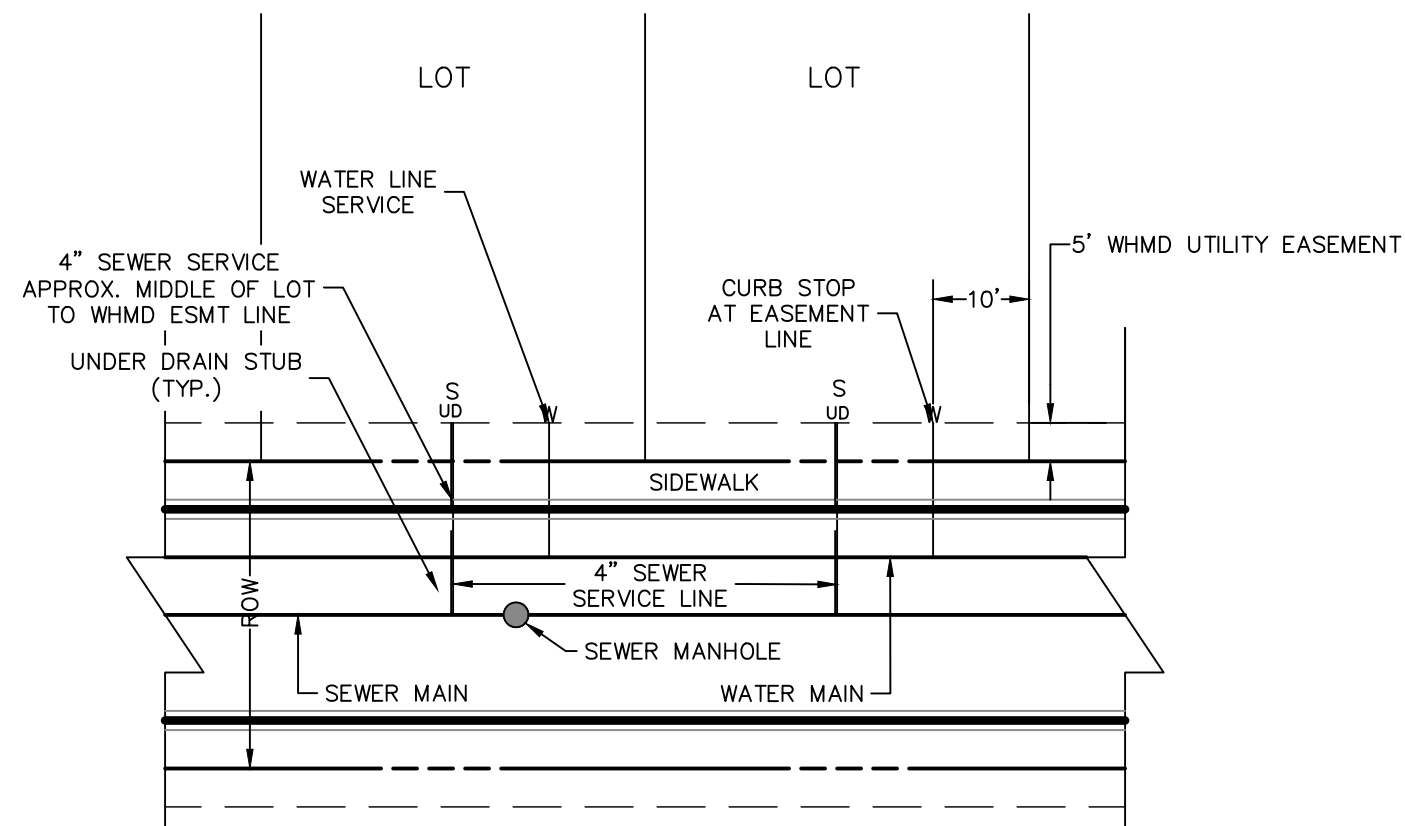
SANITARY SEWER PLAN

SHEET 5 OF 7

JOB NO. 25188.01

NOTES:

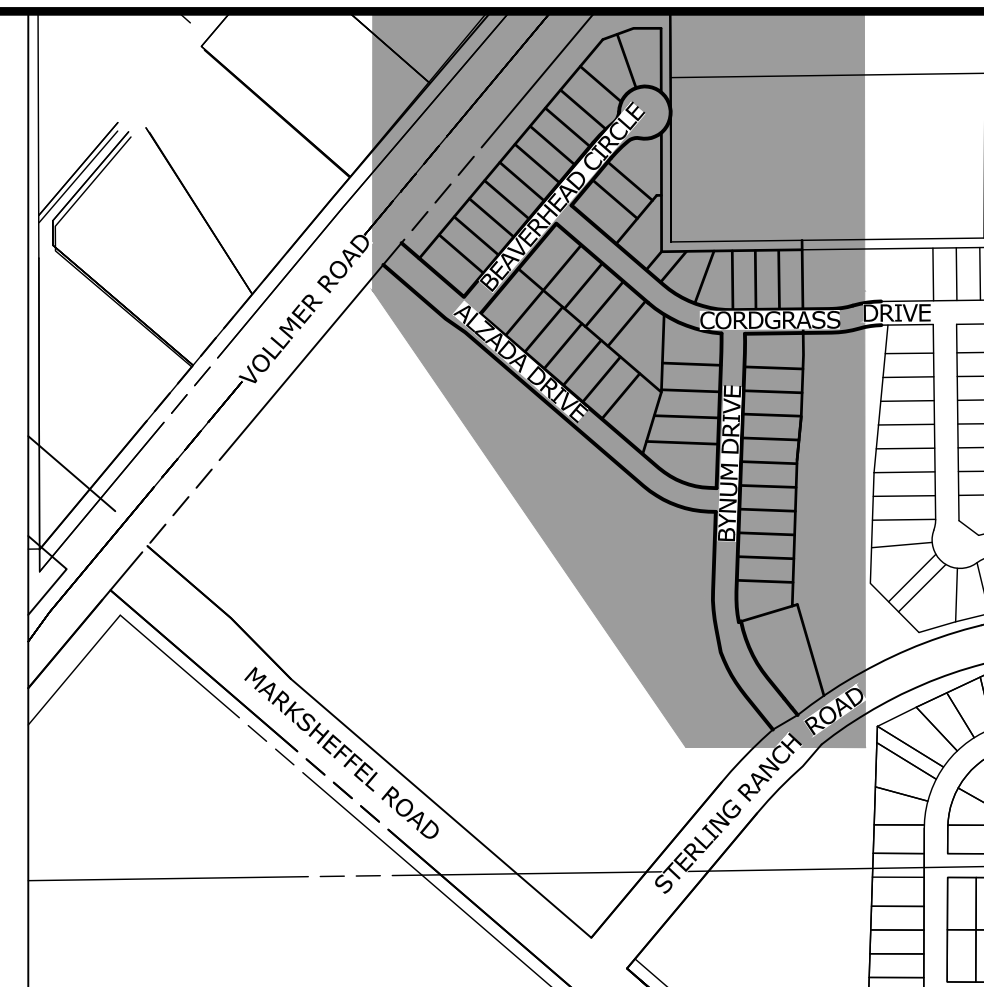
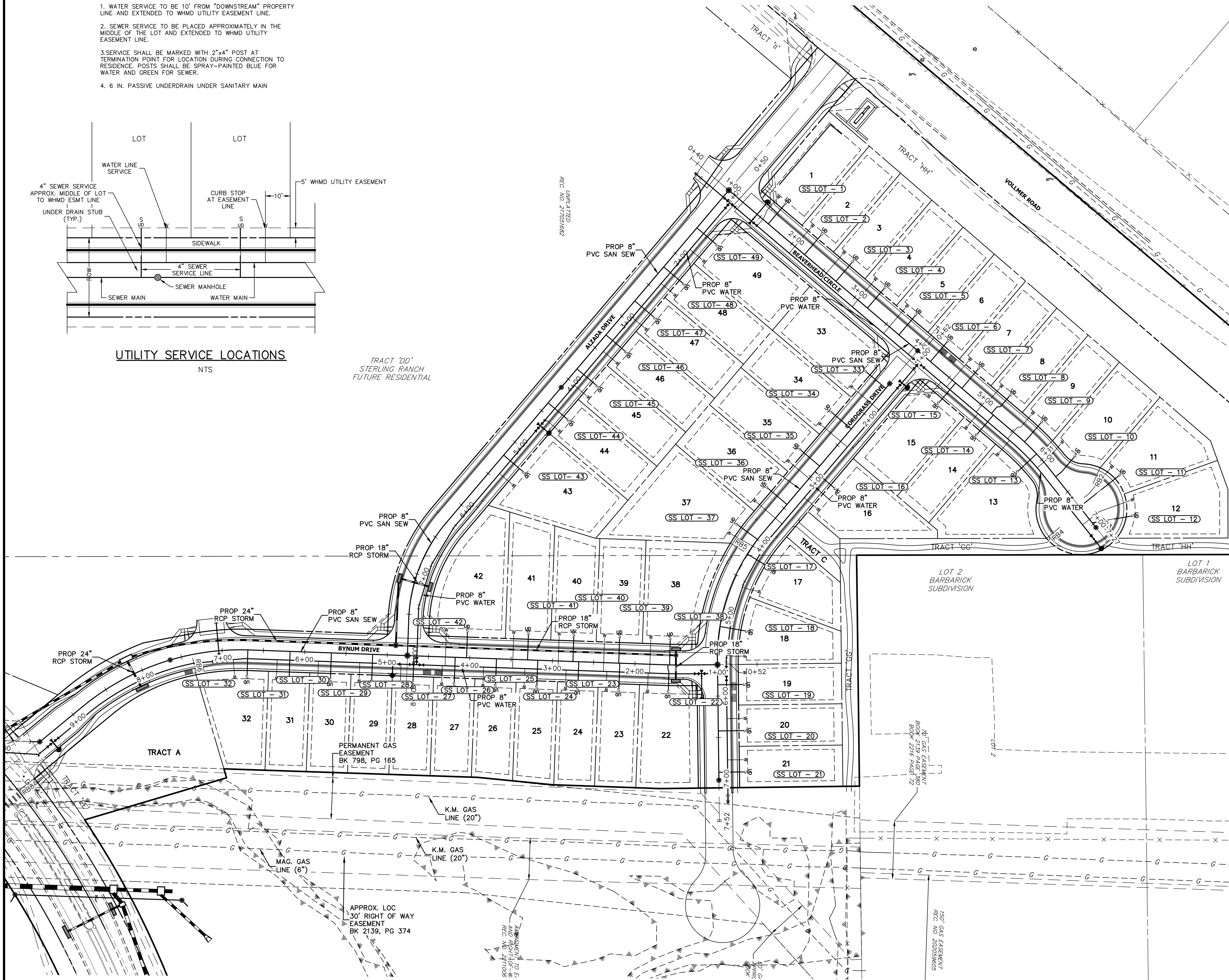
1. WATER SERVICE TO BE 10' FROM "DOWNSTREAM" PROPERTY LINE AND EXTENDED TO WHMD UTILITY EASEMENT LINE.
2. SEWER SERVICE TO BE PLACED APPROXIMATELY IN THE MIDDLE OF THE LOT AND EXTENDED TO WHMD UTILITY EASEMENT LINE.
3. SERVICE SHALL BE MARKED WITH 2"x4" POST AT TERMINATION POINT FOR LOCATION DURING CONNECTION TO RESIDENCE. POSTS SHALL BE SPRAY-PAINTED BLUE FOR WATER AND GREEN FOR SEWER.
4. 6 IN. PASSIVE UNDERDRAIN UNDER SANITARY MAIN



UTILITY SERVICE LOCATIONS

NTS

TRACT 'DD'
STERLING RANCH
FUTURE RESIDENTIAL



KEY MAP

SCALE: NTS

SANITARY SERVICE & UD
TABULATION

SERVICE/LOT #	STATION	ALIGNMENT
SS LOT - 1	1+62.50	SS-BC
SS LOT - 2	2+20.00	SS-AD
SS LOT - 3	2+70.00	SS-BC
SS LOT - 4	3+20.00	SS-BC
SS LOT - 5	3+70.00	SS-BC
SS LOT - 6	4+20.00	SS-BC
SS LOT - 7	4+70.00	SS-BC
SS LOT - 8	5+17.00	SS-BC
SS LOT - 9	5+69.68	SS-BC
SS LOT - 10	6+26.27	SS-BC
SS LOT - 11	6+73.04	SS-BC
SS LOT - 12	6+97.58	SS-BC
SS LOT - 13	5+90.34	SS-BC
SS LOT - 14	5+20.00	SS-BC
SS LOT - 15	4+60.00	SS-BC

SANITARY SERVICE & UD
TABULATION

SERVICE/LOT #	STATION	ALIGNMENT
SS LOT - 43	5+20.87	SS-AD
SS LOT - 44	4+38.00	SS-AD
SS LOT - 45	3+84.00	SS-AD
SS LOT - 46	3+30.00	SS-AD
SS LOT - 47	2+76.00	SS-AD
SS LOT - 48	2+22.00	SS-AD
SS LOT - 49	1+60.00	SS-AD

SANITARY SERVICE & UD
TABULATION

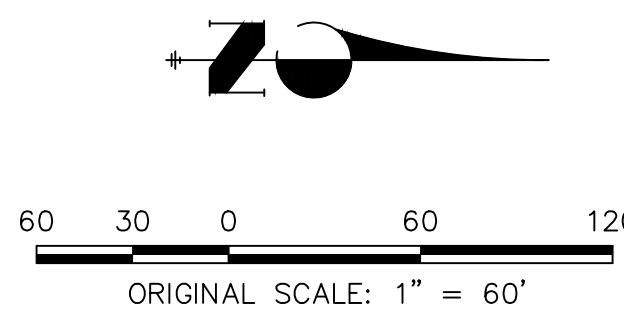
SERVICE/LOT #	STATION	ALIGNMENT
SS LOT - 22	1+60.21	SS-BD
SS LOT - 23	2+18.57	SS-BD
SS LOT - 24	2+68.25	SS-BD
SS LOT - 25	3+17.92	SS-BD
SS LOT - 26	3+67.92	SS-BD
SS LOT - 27	4+17.92	SS-BD
SS LOT - 28	4+67.92	SS-BD
SS LOT - 29	5+17.92	SS-BD
SS LOT - 30	5+67.92	SS-BD
SS LOT - 31	6+17.92	SS-BD
SS LOT - 32	6+69.10	SS-BD
SS LOT - 38	1+58.21	SS-BD
SS LOT - 39	2+19.84	SS-BD
SS LOT - 40	2+75.34	SS-BD
SS LOT - 41	3+30.34	SS-BD
SS LOT - 42	4+04.18	SS-BD

SANITARY SERVICE & UD
TABULATION

SERVICE/LOT #	STATION	ALIGNMENT
SS LOT - 16	2+92.19	SS-CD
SS LOT - 17	4+21.39	SS-CD
SS LOT - 18	5+15.84	SS-CD
SS LOT - 19	5+86.56	SS-CD
SS LOT - 20	6+42.43	SS-CD
SS LOT - 21	6+92.43	SS-CD
SS LOT - 33	1+60.00	SS-CD
SS LOT - 34	2+24.50	SS-CD
SS LOT - 35	2+83.50	SS-CD
SS LOT - 36	3+44.50	SS-CD
SS LOT - 37	3+99.91	SS-CD

STREET ABBREVIATIONS

- AD ALZADA DRIVE
- BC BEAVERHEAD CIRCLE
- BD BYNUM DRIVE
- CD CORDGRASS DRIVE
- DD DODSON DRIVE



Know what's below.
Call before you dig.

ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR
ENGINEERING

MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314

FOR AND ON BEHALF OF JR ENGINEERING, LLC

DATE 5/26/21

STERLING RANCH FILING NO.2

SANITARY SEWER PLAN

SHEET 6 OF 6

JOB NO. 25188.01

BY DATE

No. REVISION

1"=50'

H-SCALE

V-SCALE

DATE

DESIGNED BY

DRAWN BY

CHECKED BY

STERLING RANCH FILING NO.2

JOB NO. 25188.01

J.R. ENGINEERING
A Western Company

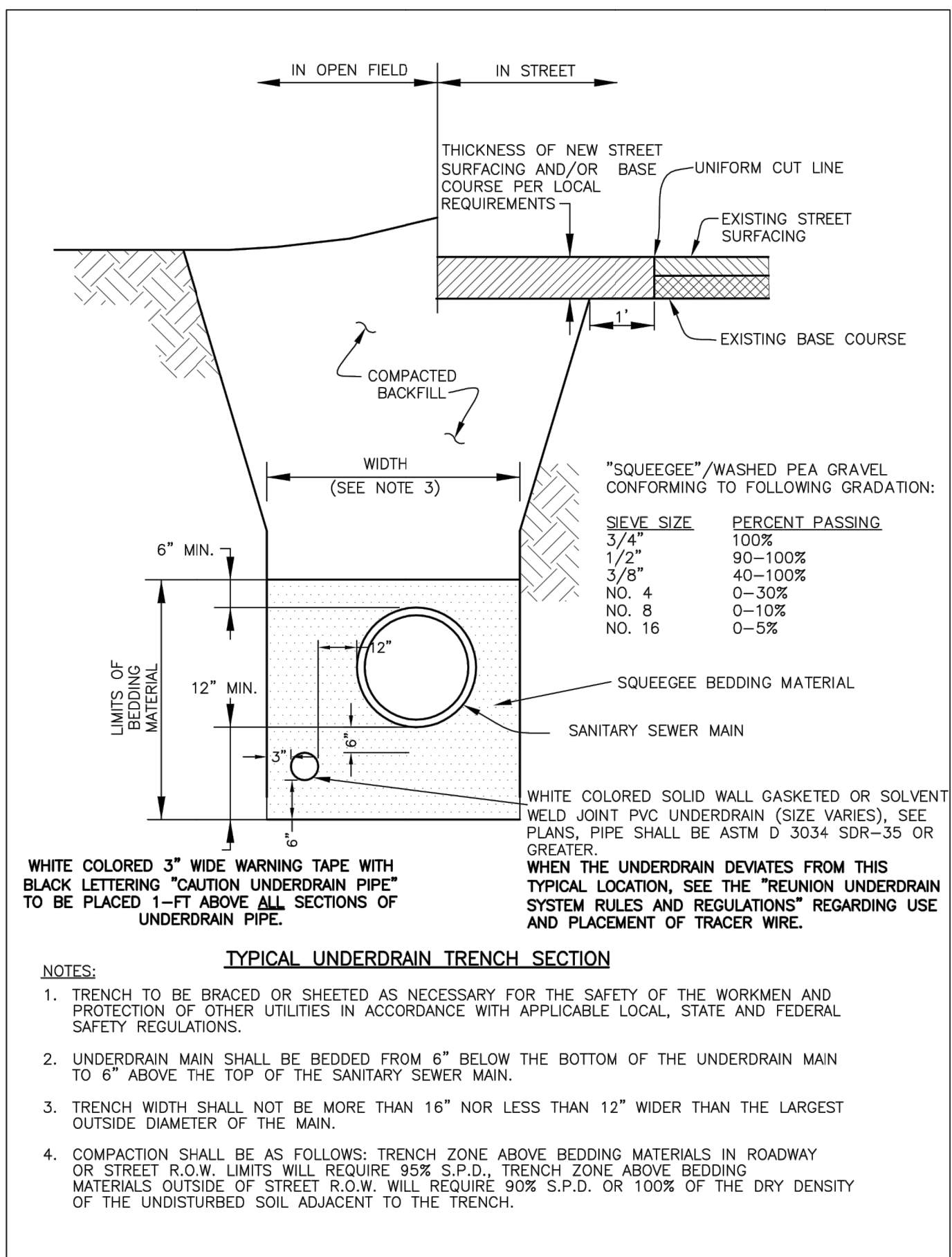


Central 303-740-9383 • Colorado Springs 719-583-2593
Fort Collins 970-491-9888 • www.jrengineering.com

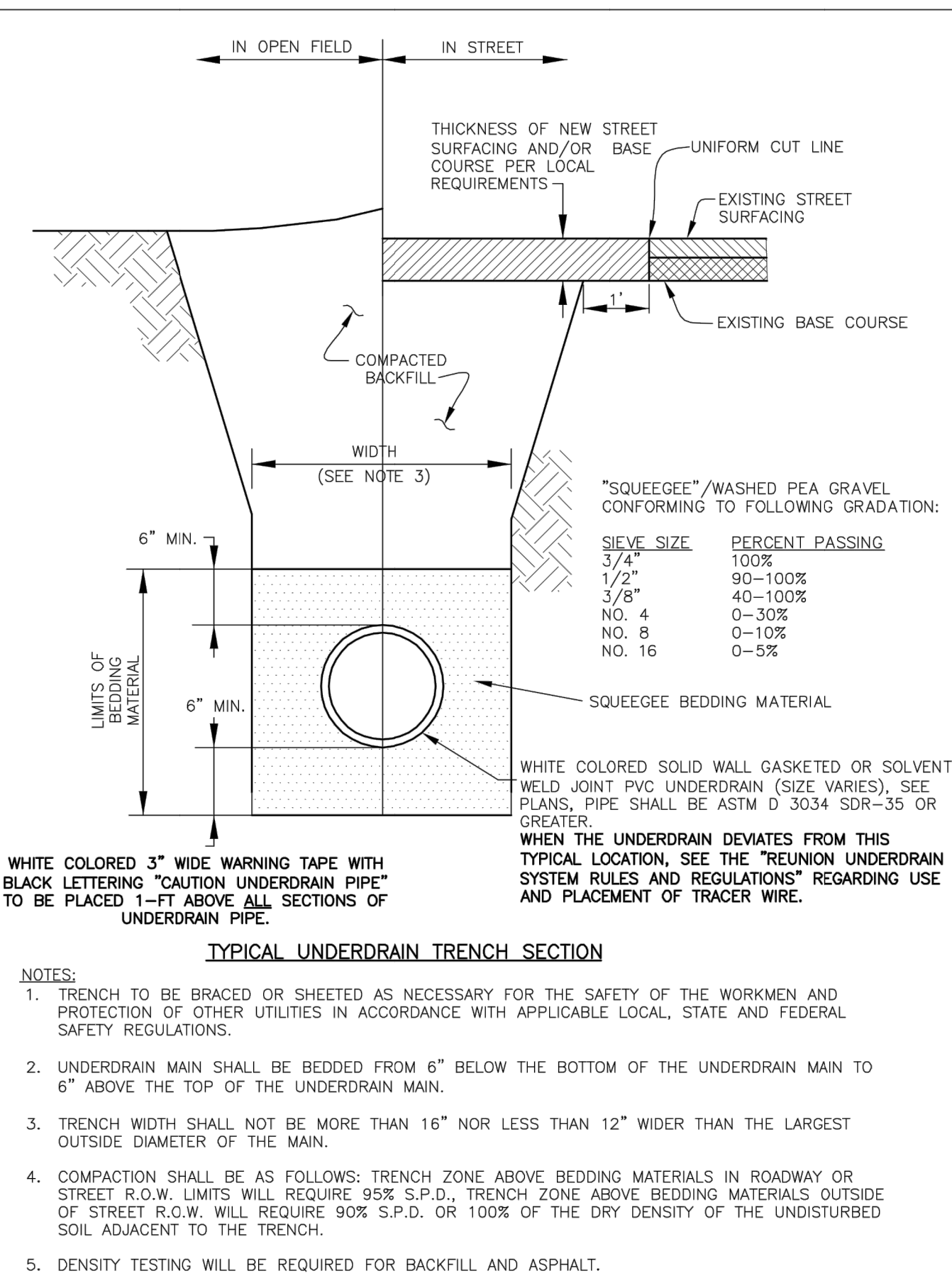
PREPARED FOR

SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

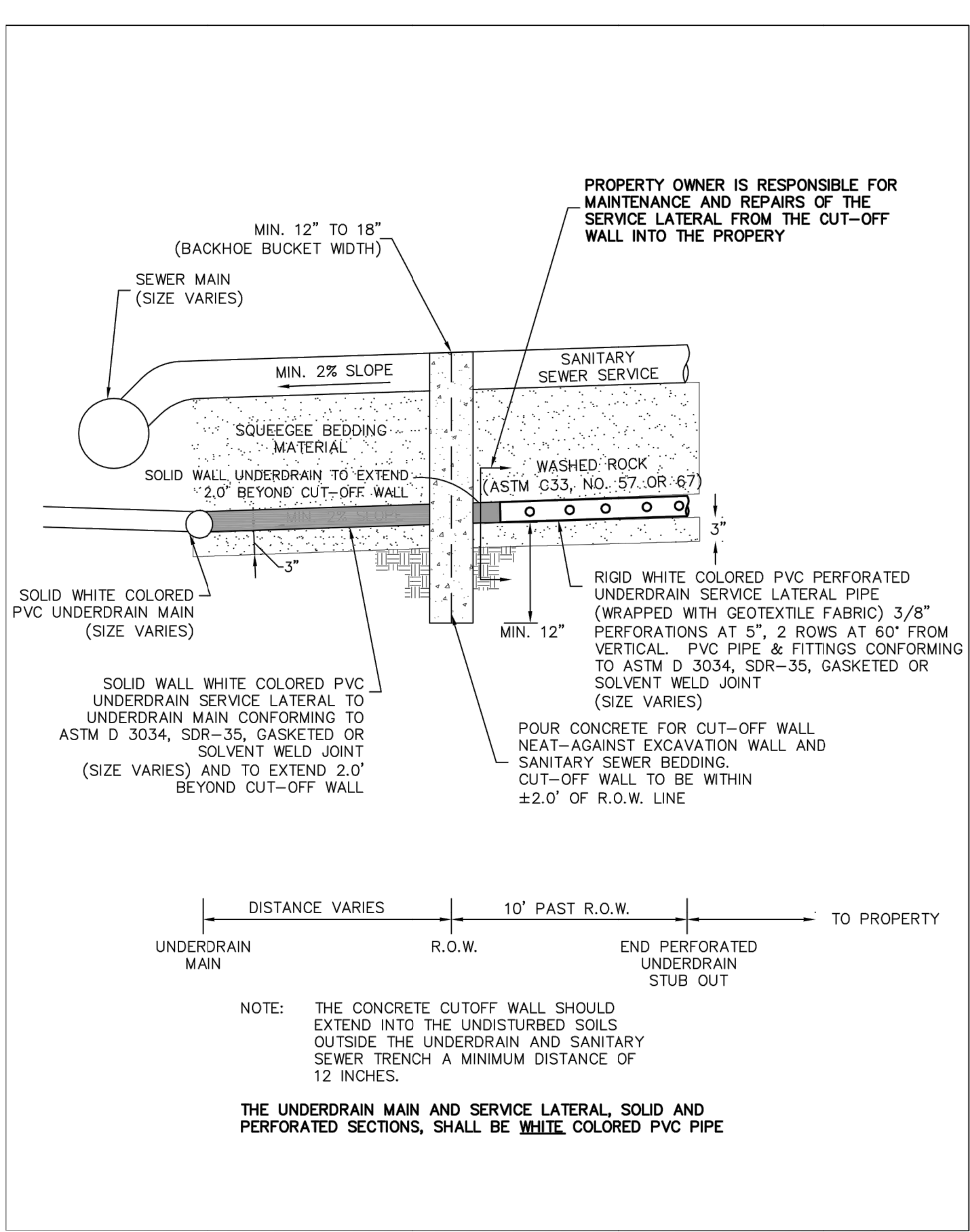
UNTIL SUCH TIME AS
THESE DRAWINGS ARE
APPROVED BY THE
APPROPRIATE REVIEWING
AGENCIES, OR ENGINEERING
APPROVES THEIR USE,
THESE DRAWINGS ARE
DESIGNED BY WRITTEN
AUTHORIZATION.



UNDERDRAIN TYPICAL TRENCH
SCALE: NTS



UNDERDRAIN TYPICAL TRENCH OUTSIDE OF
SANITARY SEWER
SCALE: NTS



UNDER DRAIN CUT-OFF WALL DETAIL
SCALE: NTS



Know what's below.
Call before you dig.

STERLING RANCH FILING NO.2		
SANITARY SEWER PLAN		
SHEET 7 OF 7		
JOB NO. 25188.01		

H-SCALE 1"=XX'	No.	REVISION	BY	DATE
V-SCALE 1"=X'				
DATE 04/15/21				
DESIGNED BY XXX				
DRAWN BY XXX				
CHECKED BY				



J.R. ENGINEERING
A Westman Company

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

PREPARED FOR
SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

UNTIL SUCH TIME AS
THESE DRAWINGS ARE
APPROVED BY THE
APPROPRIATE REVIEWING
AGENCIES, OR ENGINEERING
APPROVES THEIR USE, THESE
DRAWINGS ARE NOT TO BE
DESIGNATED BY WRITTEN
AUTHORIZATION.

STERLING RANCH FILING NO.2

COUNTY OF EL PASO, STATE OF COLORADO

WATER SYSTEM PLAN - INCLUDING UTILITY SERVICE PLAN

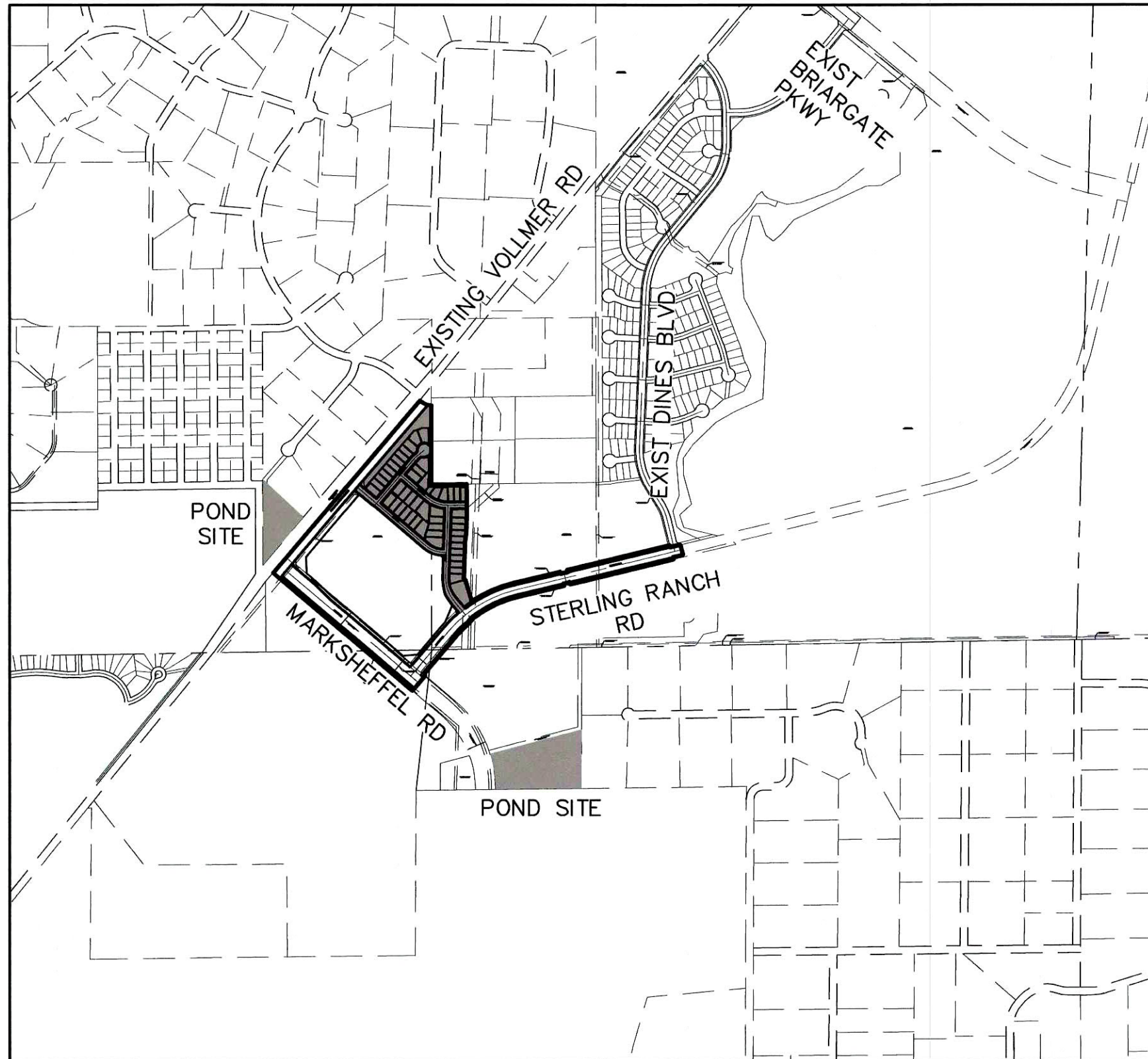
JANUARY 2021

GENERAL NOTES

- ALL UTILITY CONSTRUCTION TO BE CONDUCTED IN CONFORMANCE WITH THE CURRENT STERLING RANCH METROPOLITAN DISTRICT (SRMD, THE DISTRICT) SPECIFICATIONS.
- ALL PLANS ON THE JOB SITE SHALL BE SIGNED BY THE DISTRICT AND THE DISTRICT'S ENGINEER. ANY REVISION TO THE PLANS SHALL BE SO NOTED WITH THE OLD DRAWING MARKED NOT VALID.
- ALL STATIONING IS CENTERLINE UNLESS OTHERWISE NOTED. ALL ELEVATIONS ARE CENTERLINE UNLESS OTHERWISE NOTED.
- ALL MATERIALS AND WORKMANSHIP SHALL BE SUBJECT TO INSPECTION BY THE DISTRICT. THE DISTRICT RESERVES THE RIGHT TO ACCEPT OR REJECT ANY SUCH MATERIALS AND WORKMANSHIP THAT DOES NOT CONFORM TO ITS STANDARDS AND SPECIFICATIONS.
- ALL WATER AND SEWER SERVICE LOCATIONS SHALL BE CLEARLY MARKED ON EITHER THE CURB HEAD OR THE FACE OF THE CURB, WITH AN "S" FOR SEWER AND A "W" FOR WATER.
- DUCTILE IRON PIPES, INCLUDING FITTINGS, VALVES AND FIRE HYDRANTS, SHALL BE WRAPPED WITH POLYETHYLENE TUBING, DOUBLE BONDED AT EACH JOINT AND ELECTRICALLY ISOLATED. BONDING AND ANODE CONNECTIONS SHALL BE THOROUGHLY COATED WITH BITUMINOUS COATINGS.
- ALL DUCTILE IRON PIPE LESS THAN 12 INCHES AND FITTINGS SHALL HAVE CATHODIC PROTECTION USING TWO NO. 6 WIRES WITH 17 LB MAGNESIUM ANODES EVERY 400 FEET AND 9 LB MAGNESIUM ANODES AT EACH FITTING. ALL DUCTILE IRON PIPE 12 INCHES AND GREATER AND FITTINGS SHALL HAVE CATHODIC PROTECTION USING TWO NO. 6 WIRES WITH 17 LB MAGNESIUM ANODES EVERY 300 FEET AND 9 LB MAGNESIUM ANODES AT EACH FITTING.
- ALL PIPE MATERIAL, BACKFILL AND INSTALLATION SHALL CONFORM TO THE APPLICABLE SPECIFICATIONS OF THE CITY OF COLORADO SPRINGS, COLORADO DEPARTMENT OF TRANSPORTATION, EL PASO COUNTY DEPARTMENT OF TRANSPORTATION, COLORADO SPRINGS UTILITIES AND THE GEOTECHNICAL ENGINEER.
- COMPACTION TESTS SHALL BE 95% STANDARD PROCTOR AS DETERMINED BY ASTM D698, UNLESS OTHERWISE APPROVED BY THE DISTRICT OR HIGHER STANDARD AS IMPOSED BY ANOTHER AGENCIES HAVING RIGHT-OF-WAY JURISDICTION. THIS SHALL INCLUDE ALL VALVES, FIRE HYDRANT RUNS, WATER & SEWER SERVICE LINES AND MANHOLES. ALL REPORTS SHALL BE SUBMITTED TO THE DISTRICT FOR REVIEW AND APPROVAL.
- THE LOCATION OF ALL EXISTING UTILITIES SHOWN ON THE DRAWINGS ARE APPROXIMATE ONLY. THE LOCATION OF ALL UTILITIES SHALL BE FIELD VERIFIED PRIOR TO COMMENCING CONSTRUCTION ACTIVITIES. THE DISTRICT SHALL BE NOTIFIED OF ANY DEVIATIONS TO THE LINE AND/OR GRADE AS DEPICTED ON THE PLANS. CONTRACTOR SHALL SUBMIT TO THE DISTRICT AND THE ENGINEER OF RECORD A REPORT OF THE FIELD VERIFIED INFORMATION PRIOR TO THE START OF CONSTRUCTION.
- ALL BENDS SHALL BE FIELD STAKED PRIOR TO THE START OF CONSTRUCTION.
- BENDS, DEFLECTION & CUT PIPE LENGTHS SHALL BE USED TO HOLD HORIZONTAL ALIGNMENT OF SEWER AND WATER LINES TO NO MORE THAN 0.5' FROM THE DESIGNED ALIGNMENT. CONSTRUCTION STAKES TO BE AT 25' INTERVALS ALONG CURVES TO ASSURE LOCATION OF PIPE LINE CONSTRUCTION.
- AT ALL LOCATIONS WHERE CAP AND STUB IS NOTED ON DRAWINGS, PROVIDE A PLUG AT THE END OF THE PIPE JOINT NEAREST THE SPECIFIED STATION. PROVIDE A REVERSE ANCHOR AT ALL WATER LINE PLUGS.
- ALL UNUSED SALVAGED WATER UTILITY MATERIAL SHALL BE RETURNED TO THE METROPOLITAN DISTRICT AS REQUESTED.
- AT THE CONTRACTOR'S EXPENSE, ALL UTILITY MAINS SHALL BE SUPPORTED AND PROTECTED SUCH THAT THEY SHALL FUNCTION CONTINUOUSLY DURING CONSTRUCTION OPERATIONS. IF A UTILITY MAIN FAILS AS A RESULT OF THE CONTRACTOR'S OPERATION, IT SHALL BE REPLACED IMMEDIATELY BY THE CONTRACTOR OR BY THE DISTRICT AT FULL COST OF LABOR AND MATERIALS TO THE CONTRACTOR/DEVELOPER.
- PUMPING OR BYPASS OPERATIONS SHALL BE REVIEWED AND APPROVED BY BOTH THE DISTRICT AND THE DISTRICT ENGINEER PRIOR TO EXECUTION.
- THE CONTRACTOR SHALL REPLACE OR REPAIR DAMAGE TO ALL SURFACE IMPROVEMENTS, INCLUDING BUT NOT LIMITED TO FENCES, LANDSCAPING, CURB AND GUTTER AND/OR ASPHALT THAT MAY BE CAUSED DURING CONSTRUCTION.
- ALL CONTRACTORS WORKING ON OR NEAR A WATER OR SEWER FACILITY (TO INCLUDE SERVICE LINE) SHALL HAVE LIABILITY INSURANCE NAMING THE DISTRICT AS AN ADDITIONAL INSURED AND SHALL PROVIDE A CURRENT COPY OF WORKERS COMPENSATION INSURANCE ON FILE WITH THE DISTRICT. NO WORK CAN PROCEED WITHOUT CURRENT CERTIFICATES ON FILE AT THE DISTRICT'S OFFICE.
- THE CONTRACTOR SHALL NOTIFY THE DISTRICT AND ALL AFFECTED UTILITY COMPANIES ADJACENT TO THE PROPOSED UTILITY CONSTRUCTION A MINIMUM OF 48 HOURS AND A MAXIMUM OF 96 HOURS PRIOR TO THE START OF CONSTRUCTION. A WEEKLY CONSTRUCTION MEETING SHALL BE REQUIRED WITH THE CONTRACTOR, DISTRICT ENGINEER AND ALL OTHER PARTIES AS DEEMED NECESSARY BY THE DISTRICT.
- COMMENCEMENT OF CONSTRUCTION OF WATER/SEWER SYSTEMS WITHIN THE METROPOLITAN DISTRICT:
 - PRIOR TO THE START OF CONSTRUCTION, A PRE-CONSTRUCTION MEETING IS REQUIRED A MINIMUM OF 48 HOURS IN ADVANCE OF COMMENCEMENT OF WORK. A REPRESENTATIVE OF THE OWNER OR DEVELOPER, A REPRESENTATIVE OF THE CONTRACTOR AND DESIGN ENGINEER ARE REQUIRED TO ATTEND. CONTACT THE DISTRICT TO SCHEDULE THE PRE-CONSTRUCTION MEETING. NO PRE-CONSTRUCTION MEETING CAN BE SCHEDULED PRIOR TO FOUR (4) SIGNED / APPROVED PLAN SETS ARE RECEIVED BY THE DISTRICT.
 - THE CONTRACTOR IS REQUIRED TO NOTIFY THE DISTRICT A MINIMUM OF 48 HOURS AND A MAXIMUM OF 2 WEEKS PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL ALSO NOTIFY AFFECTED UTILITY COMPANIES AT LEAST 48 HOURS PRIOR TO THE START OF CONSTRUCTION ADJACENT TO THE KNOWN UTILITY LINES.
- TESTING OF FACILITIES:
 - THE CONTRACTOR SHALL NOTIFY THE DISTRICT A MINIMUM OF 48 HOURS AND A MAXIMUM OF 96 HOURS PRIOR TO THE START OF ANY TESTING.
 - ALL SECTIONS OF WATER LINE ARE TO MEET THE FOLLOWING PRESSURE TESTING REQUIREMENTS:
 - TEST 100% OF ALL LINES
 - MUST PASS PRESSURE TEST TO 200 PSI FOR TWO HOURS (UNLESS OTHERWISE APPROVED ON THE PLANS).
 - ALL SANITARY SEWER FACILITIES ARE TO MEET THE FOLLOWING TESTING REQUIREMENTS:
 - ALL LINES SHALL BE JET CLEANED PRIOR TO VACUUM OR PRESSURE TESTING
 - ALL MANHOLES SHALL BE VACUUM TESTED WITH DISTRICT STAFF PRESENT PRIOR TO CCTV INSPECTION.
 - SEWER MAINS TO BE PRESSURE TEST PRIOR TO CCTV INSPECTION
 - ALL LINES SHALL BE CCTV INSPECTED AND VIDEO SHALL TO BE SUBMITTED TO THE DISTRICT FOR REVIEW AND APPROVAL.
- PRELIMINARY ACCEPTANCE SHALL BE DEFINED AS THE POINT IN TIME THAT THE DISTRICT ACCEPTS THE FACILITY FOR USE. ALL SURFACE IMPROVEMENTS AND RESTORATION SHALL BE COMPLETED WITHIN 30 DAYS OF COMPLETION. SHOULD THE CONTRACTOR FAIL TO COMPLETE ALL SURFACE IMPROVEMENTS AND RESTORATION WITHIN 30 DAYS OF COMMENCEMENT OF SERVICE, THE DISTRICT, AT THEIR DISCRETION, MAY ELECT TO COMPLETE THE IMPROVEMENTS AT THE CONTRACTORS COST.
- FINAL ACCEPTANCE BY THE DISTRICT OF ANY LINE OR SYSTEM SHALL NOT OCCUR UNTIL COMPLETION OF FINAL ASPHALT LAYERS AND/OR FINAL COMPLETION AND/OR RESTORATION OF ALL SURFACE IMPROVEMENTS. THE WARRANTY PERIOD FOR ALL FACILITIES PRIOR TO FINAL ACCEPTANCE SHALL BE 24 MONTHS COMMENCING AFTER PRELIMINARY ACCEPTANCE.
- ACCEPTANCE:
 - THE DISTRICT MAY GIVE PRELIMINARY ACCEPTANCE ONLY ALL OF THE TESTS ON ALL THE LINES HAVE BEEN COMPLETED AND A WALK-THRU HAS OCCURRED.
 - A SECOND ACCEPTANCE MAY OCCUR ONCE FIRST LIFT OF ASPHALT GOES DOWN AND A SECOND WALK-THRU OF THE SYSTEM OCCURS. IF ALL FACILITIES ARE CLEAN AND ACCESSIBLE, A FINAL ACCEPTANCE MAY OCCUR (THE DISTRICT MAY REQUIRE CLEANING AND RE-VIDEO OF THE SYSTEM, DEPENDING ON THE SEVERITY OF THE CONTAMINATION).
- ALL WATER AND SEWER MAINS, INCLUDING SERVICE LINES, SHALL HAVE "AS-BUILT" DRAWINGS PREPARED AND APPROVED PRIOR TO PRELIMINARY ACCEPTANCE BY THE DISTRICT.
- ALL COMMERCIAL/BUSINESS DEVELOPMENTS SHALL HAVE AN EIGHT INCH (MIN.) WATER MAIN LOOPED THROUGH THE PROPOSED PROPERTY WITH GATE VALVES LOCATED WHERE THE MAIN ENTERS THE PROPERTY LINE. AN EIGHT INCH SEWER MAIN SHALL BE INSTALLED FOR SERVICE TO COMMERCIAL/BUSINESS DEVELOPMENTS, AND A MANHOLE SHALL BE LOCATED WHERE THE MAIN ENTERS THE PROPERTY. THE END OF THE MAINS SHALL BE MARKED WITH THE APPROPRIATE COLORED CARSONITE MARKER ALONG WITH TRACER WIRE.
- AFTER REVIEW AND APPROVAL OF PLANS FOR THE EXTENSION OF LINES, FACILITIES AND/OR SERVICES, CONSTRUCTION MUST BE COMMENCED WITHIN 18 MONTHS FOR RESIDENTIAL SUBDIVISIONS AND 12 MONTHS FOR ANY COMMERCIAL INSTALLATIONS.
- INSPECTION FEES: CALL THE DISTRICT (719-495-2500) FOR FEE SCHEDULE.

WATER SYSTEM INSTALLATION NOTES

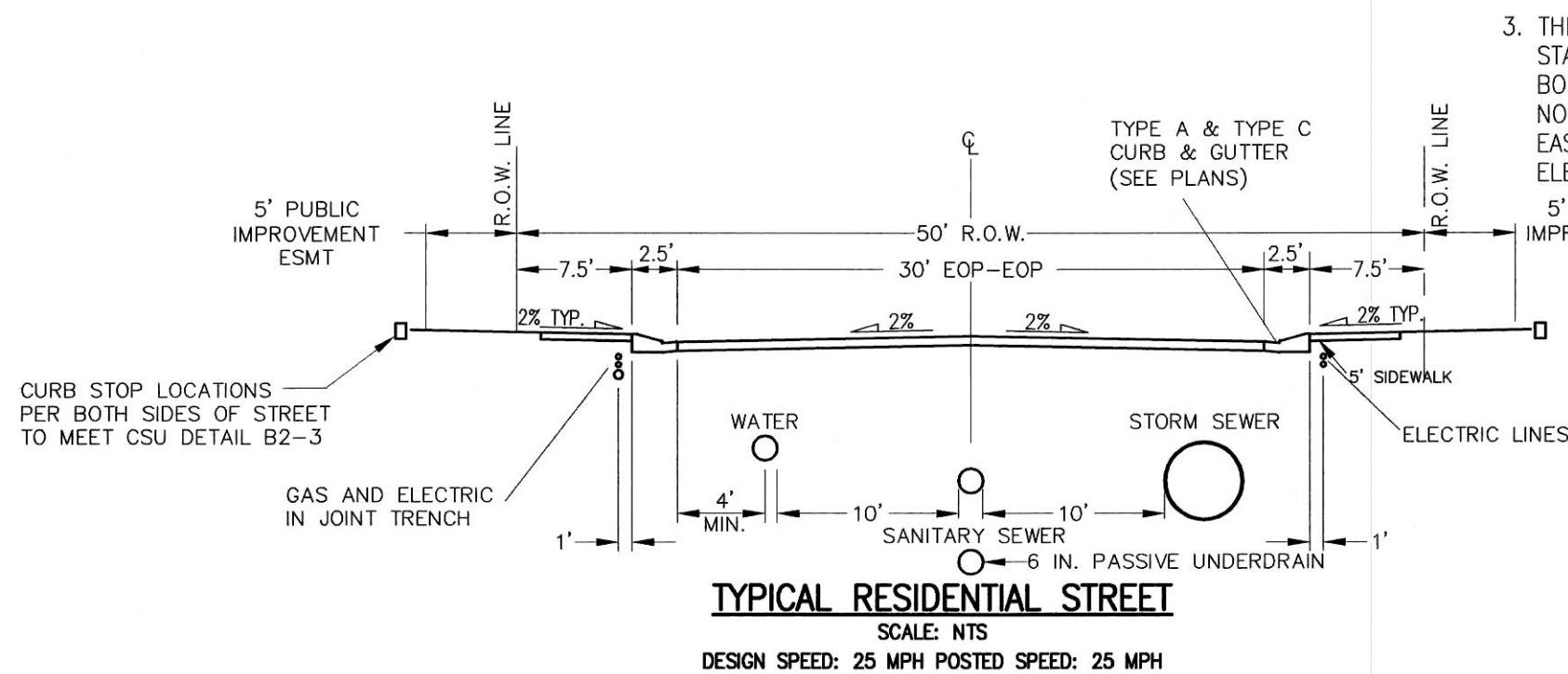
- ALL WATER AND FORCE MAIN PIPE SHALL BE AWWA C900 PVC, OR EQUAL, PRESSURE CLASS 200. ALL WATER AND FORCE MAIN FITTINGS SHALL HAVE MECHANICAL RESTRAINTS AND THRUST BLOCKS. ALL WATER AND FORCE MAIN PIPE SHALL HAVE A MINIMUM COVER DEPT OF FIVE AND ON-HALF (5.5) FEET.
- ALL WATER VALVES ASSOCIATED WITH THE POTABLE WATER SYSTEM SHALL BE OPEN CLOCKWISE. ALL VALVES INSTALLED IN LANDSCAPED AREAS AND/OR NOT WITHIN PAVED STREETS SHALL BE MARKED WITH CARSONITE MARKERS. ALL VALVES ASSOCIATED WITH THE RAW WATER SYSTEM SHALL BE OPEN COUNTERCLOCKWISE AND MARKED WITH CARSONITE MARKERS AS APPLICABLE.
- THE DEVELOPER OR HIS ENGINEER SHALL LOCATE ALL FIRE HYDRANTS AND SERVICE STUB-OUTS FOR FUTURE DEVELOPMENT. ANY REQUIRED REALIGNMENT, (HORIZONTAL OR VERTICAL), SHALL BE AT THE EXPENSE OF THE DEVELOPER. FIRE HYDRANT LOCATION SHALL BE REVIEWED AND APPROVED BY THE APPLICABLE FIRE AUTHORITY.
- FIRE HYDRANTS SHALL BE OPEN RIGHT WITH 7/8" x 7/8" SQUARE TAPERED ALONG WITH SERVICE CAPS. LUBRICATION TYPE: (GREASE). ACCEPTABLE BRANDS ARE AMERICAN AVK SERIES 2700 (MODERN) AND MUELLER SUPER CENTURION 250.
- ALL MAIN LINES (PVC & DUCTILE IRON) SHALL BE INSTALLED WITH COATED #12 TRACER WIRE WITH TEST STATIONS AT INTERVALS NO GREATER THAN 500 FT (VALVE BOXES CAN BE USED AT INTERSECTIONS AND SERVICE STUBS).
- CONTRACTOR SHALL MAKE CONNECTIONS TO EXISTING WATER LINE WITHOUT SHUTDOWN, OR ELSE NOTIFY THE DISTRICT OF ANY SERVICE SHUTDOWNS NECESSARY TO CONNECT TO EXISTING LINES.
- IRRIGATION SERVICES SHALL HAVE A STOP AND WASTE CURB STOP VALVE INSTALLED ALONG WITH TRACER WIRE EXTENDING BACK TO THE MAIN LINE.
- COMMENCEMENT OF USE OF WATER LINES AND/OR SYSTEMS:
 - NO WATER FACILITY SHALL BE PLACED IN SERVICE UNTIL AFTER THE COMPLETION OF ALL PRESSURE TESTING, FLUSHING, BAC-T TESTING, COMPACTION TESTING, AND AS-BUILT DRAWINGS ARE SUBMITTED AND APPROVED BY THE DISTRICT.
 - NO WATER FACILITY SHALL BE PLACED IN SERVICE UNTIL ALL SERVICE LINES ARE COMPLETED AND THE FIRST LIFT OF ASPHALT IS COMPLETED OVER THE LINE. IN THE CASE WHERE NO ASPHALT IS TO BE PLACED OVER THE LINE, SURFACE IMPROVEMENTS SHALL BE COMPLETED PRIOR TO USE OF THE FACILITY.
 - ALL EASEMENTS (PLATTED OR DEEDED) ARE DEDICATED, EXECUTED BY THE DISTRICT, AND RECORDED.



VICINITY MAP
SCALE: 1"=1,000'

SHEET INDEX

- | | |
|-----|----------------------|
| 1 | COVER |
| 2-4 | WATER PLAN |
| 5 | UTILITY SERVICE PLAN |



TYPICAL RESIDENTIAL STREET
SCALE: NTS
DESIGN SPEED: 25 MPH POSTED SPEED: 25 MPH

AGENCIES

OWNER/DEVELOPER:	SR LAND, LLC 20 BOULDER CRESCENT, SUITE 201 COLORADO SPRINGS, CO 80903 JAMES F. MORLEY (719) 471-1742	ELECTRIC DEPARTMENT:	MOUNTAIN VIEW ELECTRIC 11140 E. WOODMEN ROAD FALCON, CO 80831 (719) 495-2283
CIVIL ENGINEER:	JR ENGINEERING, LLC 5475 TECH CENTER DRIVE COLORADO SPRINGS, CO 80919 MIKE BRAMLETT P.E. (303) 267-6240	COMMUNICATIONS:	QWEST COMMUNICATIONS (U.N.C.C. LOCATORS) (800) 922-1987 AT&T (LOCATORS) (719) 635-3674
COUNTY ENGINEERING:	EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT 2880 INTERNATIONAL CIRCLE, SUITE 110 COLORADO SPRINGS, CO 80910 JEFF RICE, P.E. (719) 520-6300	STORMWATER:	STORMWATER ENTERPRISE 30 S. NEVADA AVENUE, SUITE 401 COLORADO SPRINGS, CO 80903 (719)-385-5980
TRAFFIC ENGINEERING:	EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS 3275 AKERS DRIVE COLORADO SPRINGS, CO 80922 JENNIFER IRVINE, P.E. (719) 520-6460	TRAFFIC:	TRAFFIC AND TRANSPORTATION ENGINEERING 30 S. NEVADA AVE. COLORADO SPRINGS, CO 80903 (719)-385-5908
WATER RESOURCES:	STERLING RANCH METRO DISTRICT ENGINEERS JDS-HYDRO CONSULTANTS 545 E. PIKES PEAK AVE., SUITE 300 COLORADO SPRINGS, CO 80903 JOHN MCGINN (719) 668-8769	GAS:	STEPHEN BACON SR. ROW AGENT II COLORADO INTERSTATE GAS CO. (KINDER MORGAN) 2 N. NEVADA AVE. COLORADO SPRINGS, CO 80903 (719)-659-5936
FIRE DISTRICT:	BLACK FOREST FIRE PROTECTION DISTRICT 11445 TEACHOUT ROAD COLORADO SPRINGS, CO 80908 CHIEF BRYAN JACK (719) 495-4300	GAS:	CRAIG KEIRSEY REAL ESTATE MAGELLAN MIDSTREAM PARTNERS, L.P. ONE WILLIAMS CENTER, OTC-8, TULSA, OK 74172 (918)-574-7986
GAS DEPARTMENT:	COLORADO SPRINGS UTILITIES 7710 DURANT DR. COLORADO SPRINGS, CO 80947 TIM WENDT (719) 668-3556		

WATER & SEWER MAIN EXTENSIONS

ANY CHANGES OR ALTERATIONS AFFECTING THE GRADE, ALIGNMENT, ELEVATION AND/OR DEPTH OF COVER OF ANY WATER OR SEWER MAINS OR OTHER APPURTENANCE SHOWN ON THIS DRAWING SHALL BE THE RESPONSIBILITY OF THE OWNER/DEVELOPER. THE OWNER/DEVELOPER SHALL BE RESPONSIBLE FOR ALL OPERATIONAL DAMAGES AND DEFECTS IN INSTALLATION AND MATERIAL FOR MAINS AND SERVICES FROM THE DATE OF APPROVAL UNTIL FINAL ACCEPTANCE IS ISSUED.

SIGNED James F. Morley DATE 4/12/2021
JAMES F. MORLEY
SR LAND, LLC
20 BOULDER CRESCENT, SUITE 201
COLORADO SPRINGS, CO 80903
(719) 471-1742

DISTRICT APPROVALS

THE STERLING RANCH METROPOLITAN DISTRICT RECOGNIZES THE DESIGN ENGINEER AS HAVING RESPONSIBILITY FOR THE DESIGN AND HAS LIMITED ITS SCOPE OF REVIEW ACCORDINGLY.

STERLING RANCH METROPOLITAN DISTRICT

WATER DESIGN APPROVAL

DATE: 4/12/2021 BY: James F. Morley
PROJECT NO. 2518801 SR/WATER

IN CASE OF ERRORS OR OMISSIONS WITH THE WATER DESIGN AS SHOWN ON THIS DOCUMENT THE STANDARDS AS DEFINED IN THE "RULES AND REGULATIONS FOR INSTALLATION OF WATER MAINS AND SERVICES" SHALL RULE.

APPROVAL EXPIRES 180 DAYS FROM DESIGN APPROVAL.

FIRE AUTHORITY APPROVAL

THE NUMBER OF FIRE HYDRANTS AND HYDRANT LOCATIONS SHOWN ON THIS WATER INSTALLATION PLAN ARE CORRECT AND ADEQUATE TO SATISFY THE FIRE PROTECTION REQUIREMENTS AS SPECIFIED BY THE FIRE DISTRICT SERVING THE PROPERTY NOTED ON THE PLANS.

FIRE PROTECTION DISTRICT Fire Protection District
SIGNED James F. Morley DATE 4/12/2021
FIRE PROTECTION DISTRICT

EL PASO COUNTY STATEMENT

COUNTY PLAN REVIEW IS PROVIDED ONLY FOR GENERAL CONFORMANCE WITH COUNTY DESIGN CRITERIA. THE COUNTY IS NOT RESPONSIBLE FOR THE ACCURACY AND ADEQUACY OF THE DESIGN, DIMENSIONS, AND/OR ELEVATIONS WHICH SHALL BE CONFIRMED AT THE JOB SITE. THE COUNTY THROUGH THE APPROVAL OF THIS DOCUMENT ASSUMES NO RESPONSIBILITY FOR COMPLETENESS AND/OR ACCURACY OF THIS DOCUMENT.

FILED IN ACCORDANCE WITH THE REQUIREMENTS OF THE EL PASO COUNTY LAND DEVELOPMENT CODE, DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2, AND ENGINEERING CRITERIA MANUAL AS AMENDED.

IN ACCORDANCE WITH EGM SECTION 1.12, THESE CONSTRUCTION DOCUMENTS WILL BE VALID FOR CONSTRUCTION FOR A PERIOD OF 2 YEARS FROM THE DATE SIGNED BY THE EL PASO COUNTY ENGINEER. IF CONSTRUCTION HAS NOT STARTED WITHIN THOSE 2 YEARS, THE PLANS WILL NEED TO BE RESUBMITTED FOR APPROVAL, INCLUDING PAYMENT OF REVIEW FEES AT THE PLANNING AND COMMUNITY DEVELOPMENT DIRECTORS DISCRETION.

ENGINEER'S STATEMENT

THIS WATER SYSTEM PLAN WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. SAID PLAN HAS BEEN PREPARED ACCORDING TO THE CRITERIA ESTABLISHED BY THE COUNTY FOR WATER SYSTEM PLANS. I ACCEPT RESPONSIBILITY FOR ANY LIABILITY CAUSED BY ANY NEGLIGENT ACTS, ERRORS OR OMISSIONS ON MY PART IN PREPARING THIS PLANS.

MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314
FOR AND ON BEHALF OF JR ENGINEERING, LLC
DATE 4-12-2021

JENNIFER IRVINE, P.E. DATE
COUNTY ENGINEER/ECM ADMINISTRATOR

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

PREPARED FOR
SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

JR ENGINEERING
A Weidman Company
Central 303-740-9883 • Colorado Springs 719-589-2593
Fort Collins 970-491-9888 • www.jrengineering.com

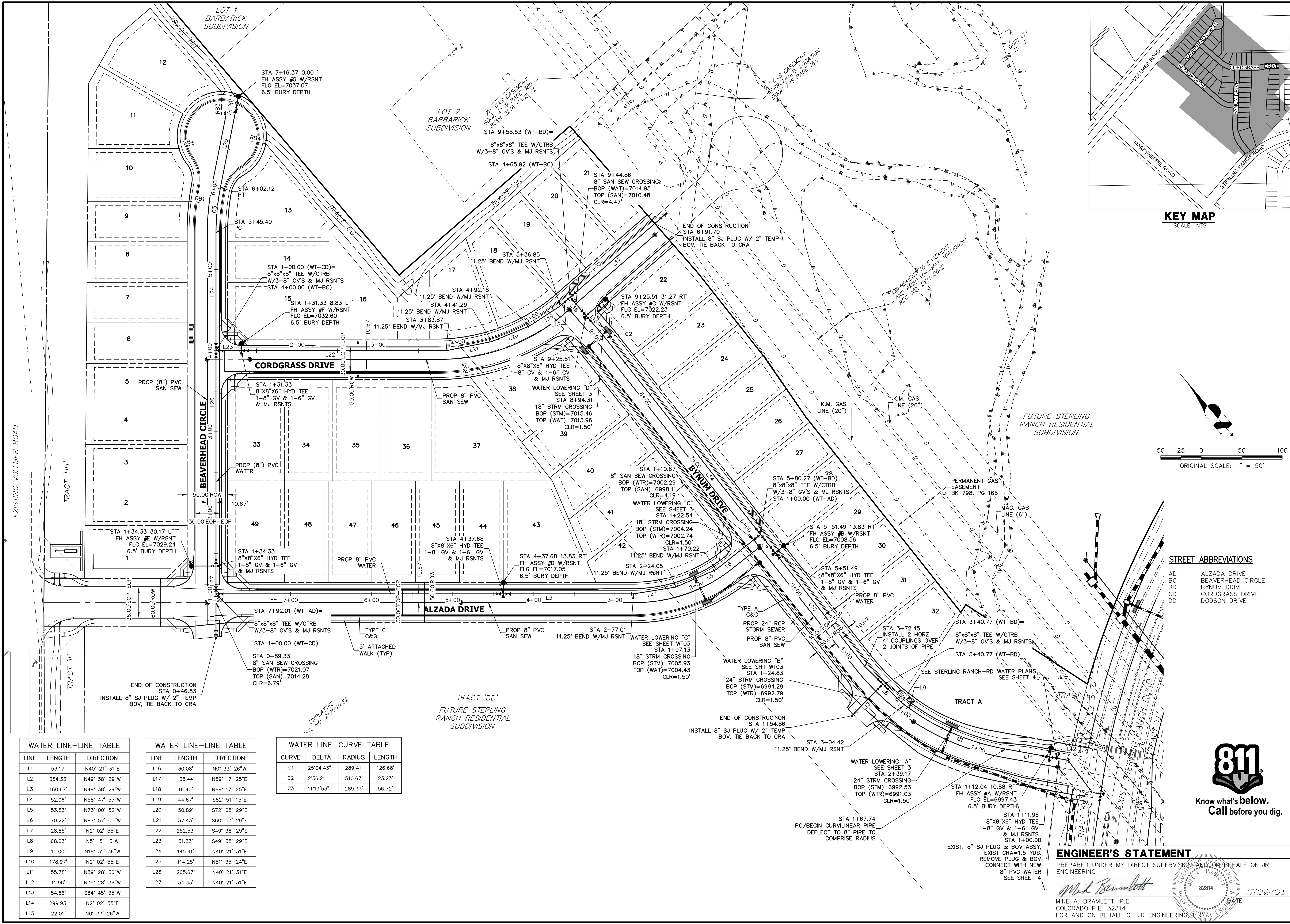
BY	DATE

NO.	REVISION

H-SCALE	V-SCALE	DATE	DESIGNED BY	DRAWN BY	CHECKED BY
		02/01/21	RAB	RAB	

STERLING RANCH FILING NO.2
COVER

SHEET 1 OF 5
JOB NO. 25188.01



WATER LINE—LINE TABLE		
LINE	LENGTH	DIRECTION
L1	53.17'	N40° 21' 31"E
L2	354.33'	N49° 38' 29"W
L3	160.67'	N49° 38' 29"W
L4	52.96'	N58° 47' 57"W
L5	53.83'	N73° 00' 52"W
L6	70.22'	N87° 57' 05"W
L7	28.85'	N2° 02' 55"E
L8	68.03'	N5° 15' 13"W
L9	10.00'	N16° 31' 36"W
L10	178.97'	N2° 02' 55"E
L11	55.78'	N39° 28' 36"W
L12	11.96'	N39° 28' 36"W
L13	54.86'	S84° 45' 35"W
L14	299.93'	N2° 02' 55"E
L15	22.01'	N0° 33' 26"W

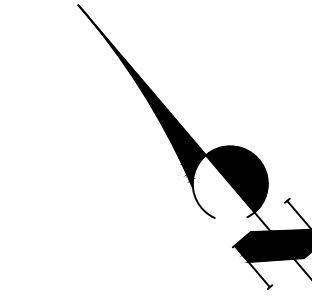
WATER LINE—LINE TABLE		
LINE	LENGTH	DIRECTION
L16	30.08'	N0° 33' 26"W
L17	138.44'	N89° 17' 25"E
L18	16.40'	N89° 17' 25"E
L19	44.67'	S82° 51' 15"E
L20	50.89'	S72° 08' 29"E
L21	57.43'	S60° 53' 29"E
L22	252.53'	S49° 38' 29"E
L23	31.33'	S49° 38' 29"E
L24	145.41'	N40° 21' 31"E
L25	114.25'	N51° 35' 24"E
L26	285.67'	N40° 21' 31"E
L27	34.33'	N40° 21' 31"E

WATER LINE—CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	25°04'43"	289.41'	126.68'
C2	2°36'21"	510.67'	23.23'
C3	11°13'53"	289.33'	56.72'

STREET ABBREVIATIONS	
AD	ALZADA DRIVE
BC	BEAVERHEAD CIRCLE
BD	BYNUM DRIVE
CD	CORDGRASS DRIVE
DD	DODSON DRIVE



KEY MAP
SCALE: NTS



ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR ENGINEERING

MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314
FOR AND ON BEHALF OF JR ENGINEERING, LLC

DATE 5/26/21
32314

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

PREPARED FOR
SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80903
JAMES F. MORLEY
(719) 471-1742

J.R. ENGINEERING
A Western Company

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

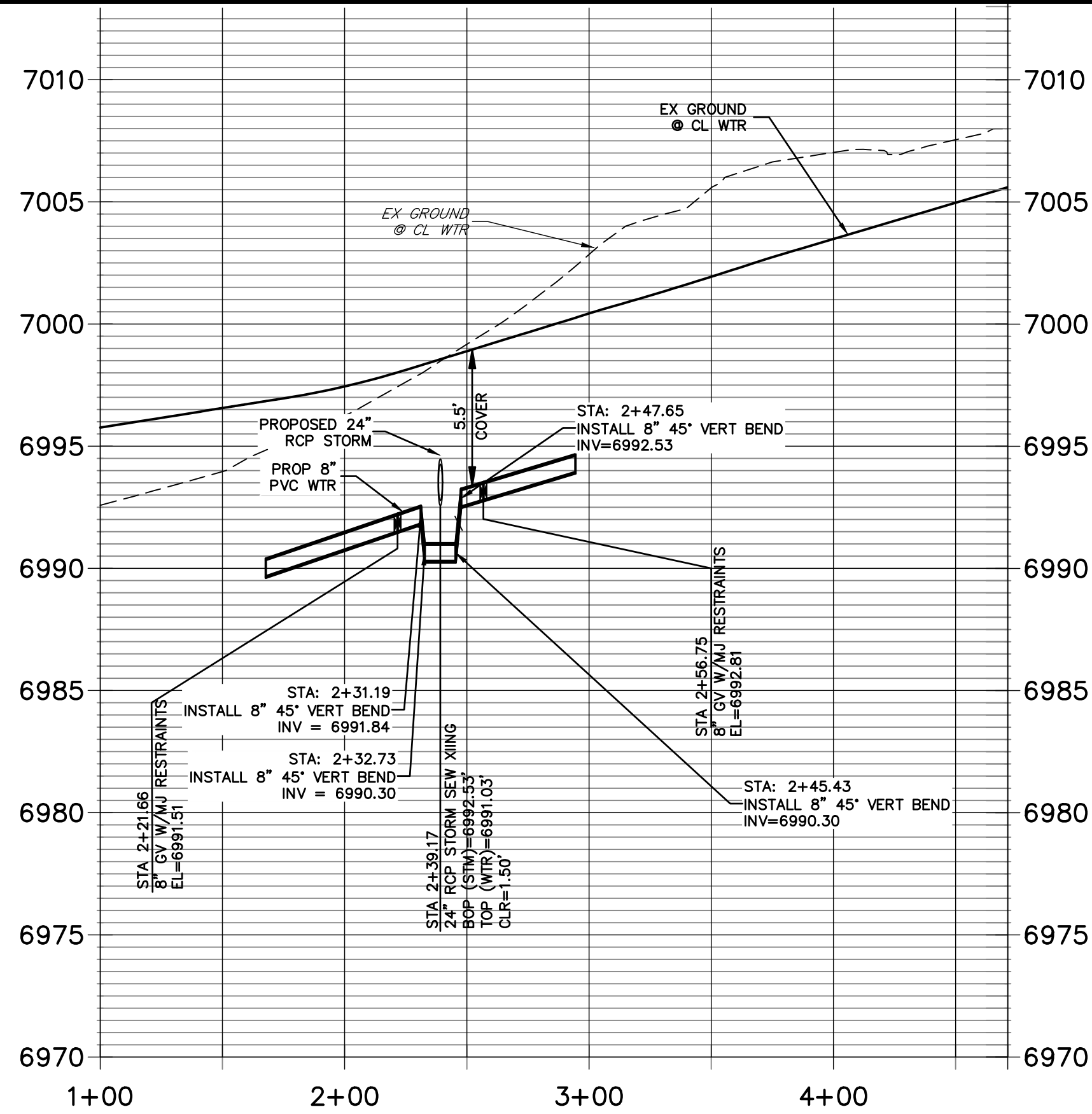
STERLING RANCH FILING NO.2

DESIGNED BY
DRAWN BY
CHECKED BY

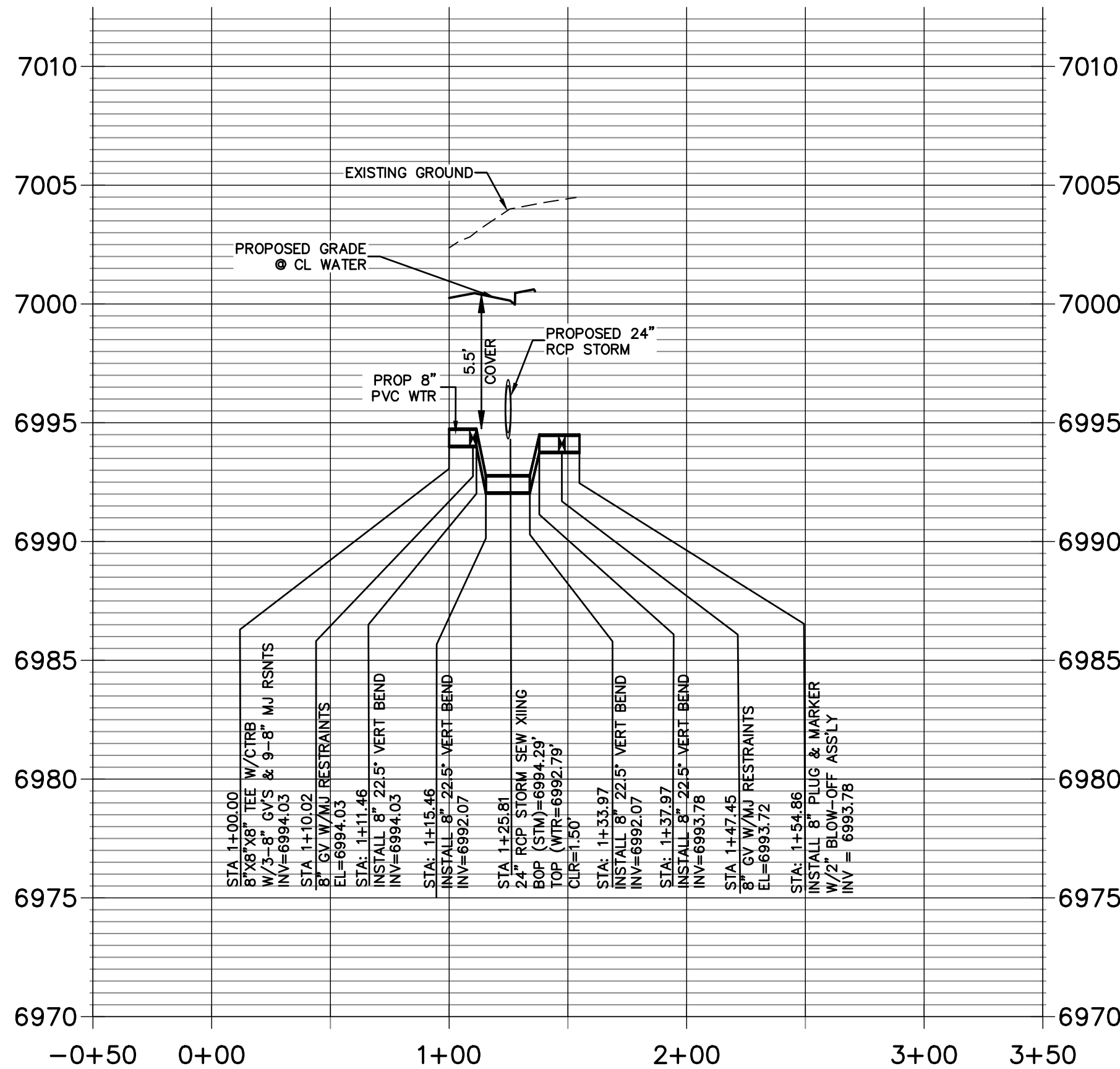
WATER PLAN

SHEET 2 OF 5

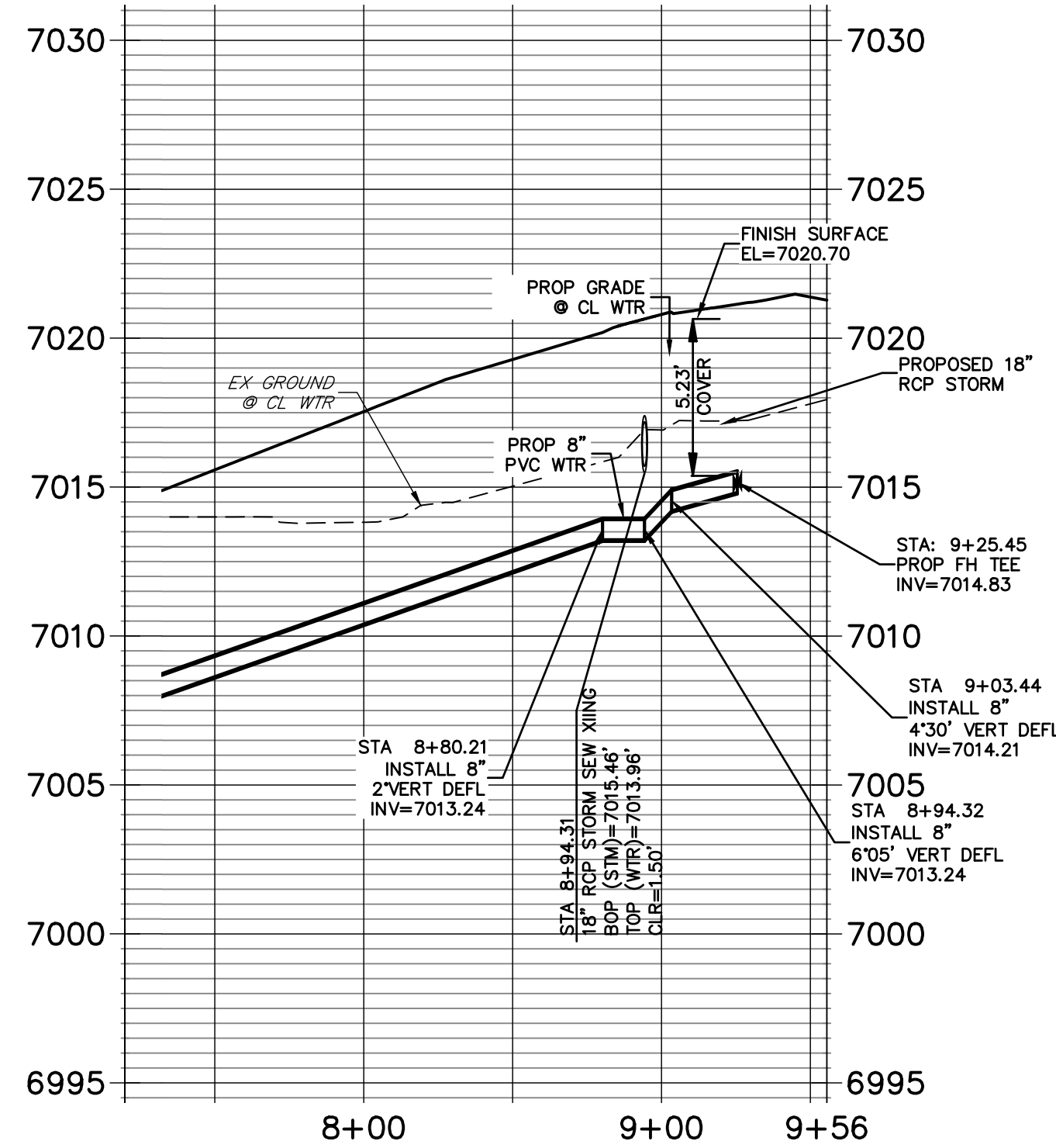
JOB NO. 25188.01



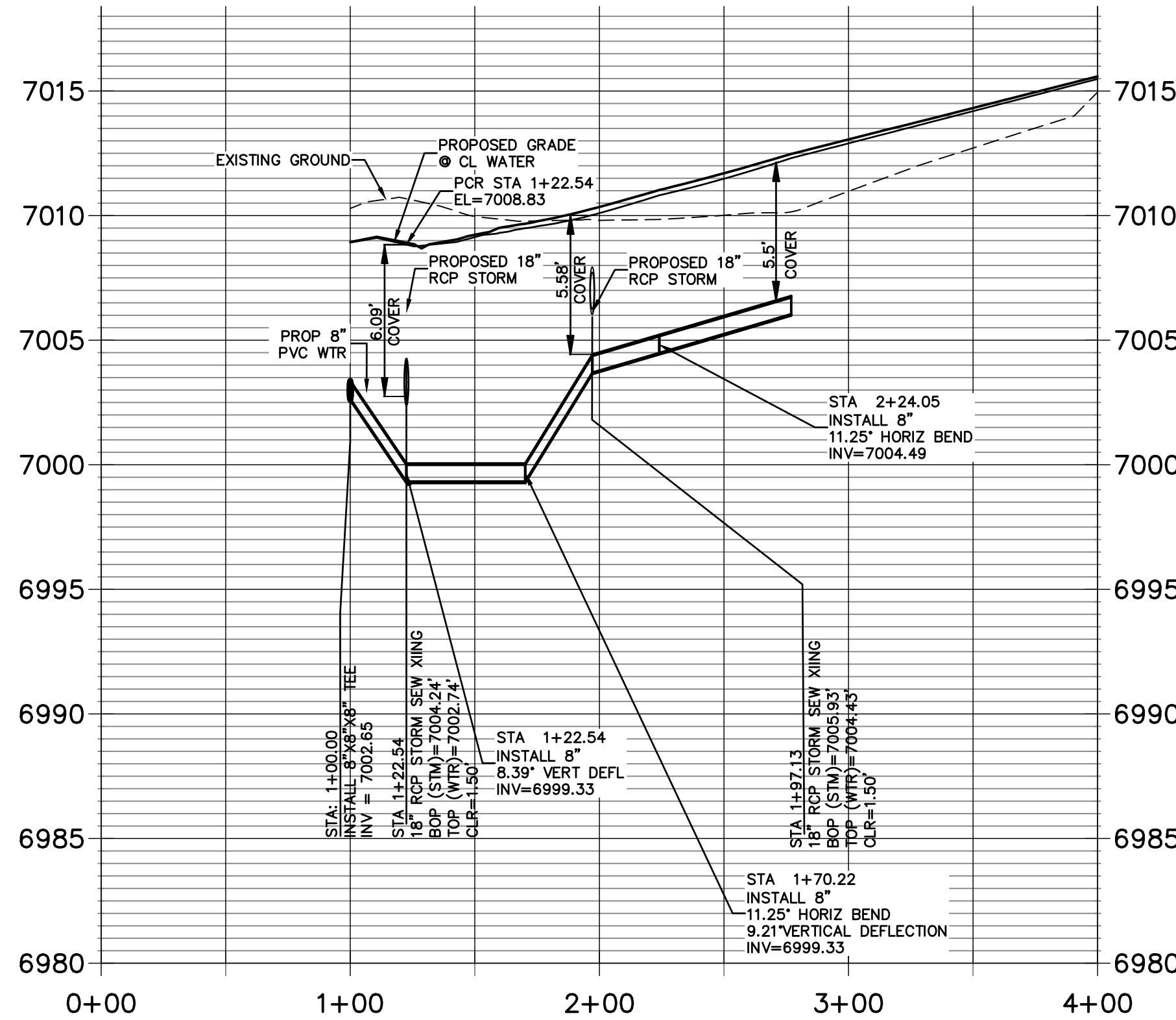
WATER LOWERING "A"
STA 2+39.17



WATER LOWERING "B"
STA 1+25.81



WATER LOWERING "D"
STA 8+94.31



2 - WATER LOWERING "C"
STA 1+97.13 & STA 1+22.54

STREET ABBREVIATIONS

AD	ALZADA DRIVE
BC	BEAVERHEAD CIRCLE
BD	BYNUM DRIVE
CD	CORDGRASS DRIVE
DD	DODSON DRIVE



HORIZONTAL
ORIGINAL SCALE: 1" = 50'
VERTICAL
ORIGINAL SCALE: 1" = 5'



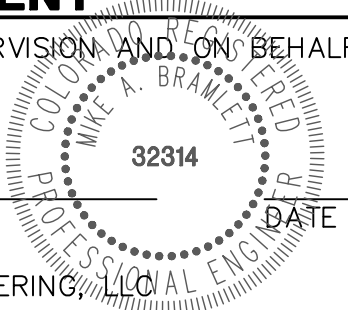
Know what's below.
Call before you dig.

ENGINEER'S STATEMENT

PREPARED UNDER MY DIRECT SUPERVISION AND ON BEHALF OF JR
ENGINEERING

Mike A. Bramlett
Mike A. Bramlett, P.E.
COLORADO P.E. 32314

FOR AND ON BEHALF OF JR ENGINEERING, LLC



DATE 5/26/21

STERLING RANCH FILING NO.2

WATER PLAN

SHEET 3 OF 5

JOB NO. 25188.01

BY DATE

No. REVISION

H-SCALE 1"=50'

V-SCALE 1"=5'

DATE 04/15/21

DESIGNED BY RAB

DRAWN BY RAB

CHECKED BY

PREPARED FOR

SR LAND, LLC

20 BOULDER CRESCENT

SUITE 201

COLORADO SPRINGS, CO 80903

JAMES F. MORLEY

(719) 471-1742

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

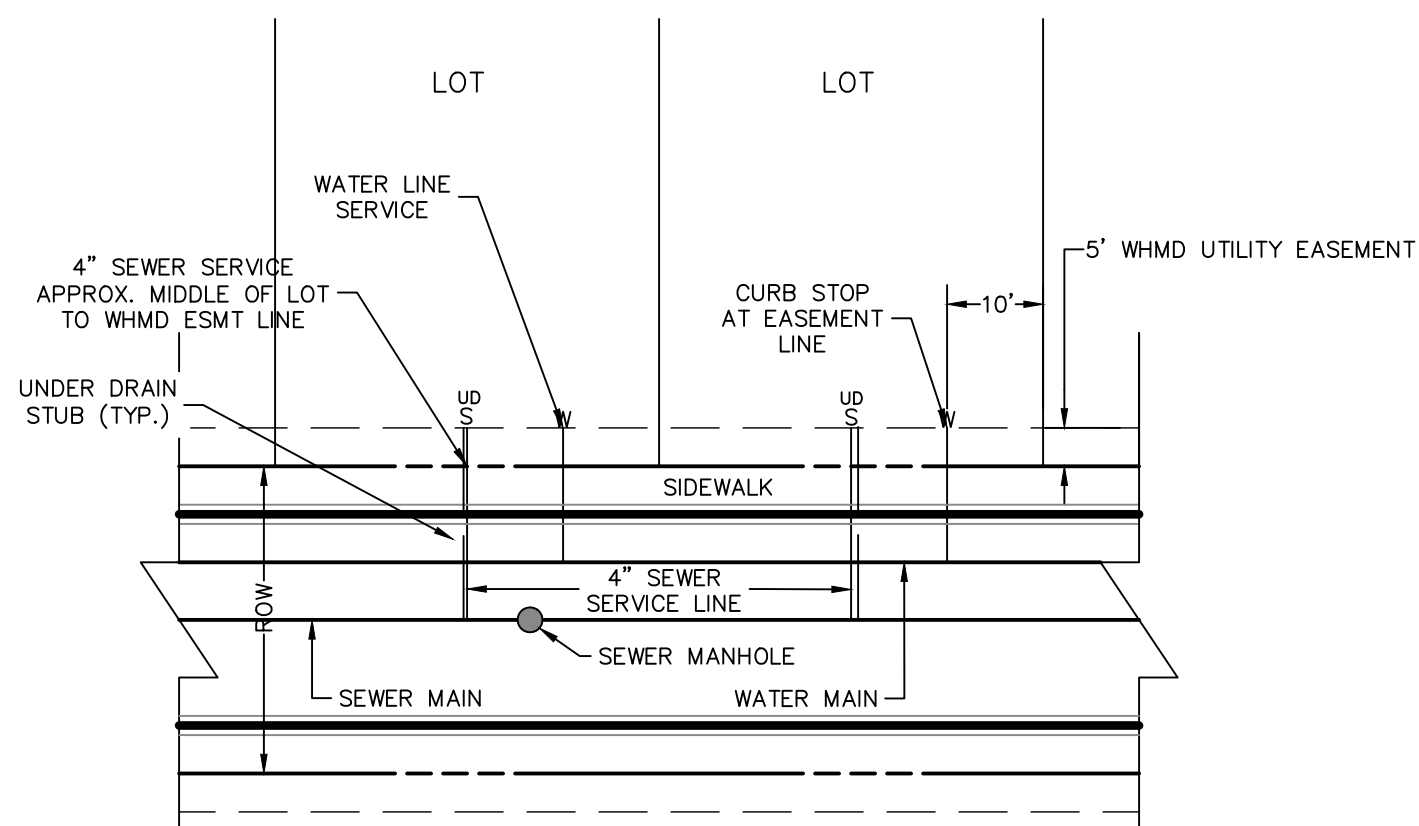
J.R. ENGINEERING
A Western Company

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

1. WATER SERVICE TO BE 10' FROM "DOWNSTREAM" PROPERTY LINE AND EXTENDED TO WHMD UTILITY EASEMENT LINE.

2. SEWER SERVICE TO BE PLACED APPROXIMATELY IN THE MIDDLE OF THE LOT AND EXTENDED TO WHMD UTILITY EASEMENT LINE.

3. SERVICE SHALL BE MARKED WITH 2"x4" POST AT TERMINATION POINT FOR LOCATION DURING CONNECTION TO RESIDENCE. POSTS SHALL BE SPRAY-PAINTED BLUE FOR WATER AND GREEN FOR SEWER.



UTILITY SERVICE LOCATIONS



KEY MAP
SCALE: NTS

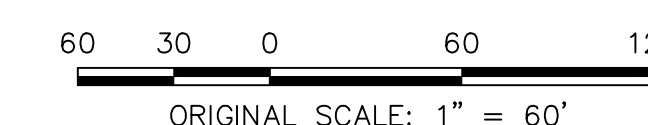
WATER SERVICE TABULATION		
SERVICE/LOT #	STATION	ALIGNMENT
WS - LOT 1	1+43.33	WT-BC
WS - LOT 2	1+94.33	WT-BC
WS - LOT 3	2+44.33	WT-BC
WS - LOT 4	2+94.33	WT-BC
WS - LOT 5	3+44.33	WT-BC
WS - LOT 6	3+83.29	WT-BC
WS - LOT 7	4+44.33	WT-BC
WS - LOT 8	4+91.33	WT-BC
WS - LOT 9	5+41.33	WT-BC
WS - LOT 10	5+91.56	WT-BC
WS - LOT 11	6+55.04	WT-BC
WS - LOT 12	6+79.82	WT-BC
WS - LOT 13	5+44.33	WT-BC
WS - LOT 14	4+94.33	WT-BC
WS - LOT 15	4+35.33	WT-BC

WATER SERVICE TABULATION		
SERVICE/LOT #	STATION	ALIGNMENT
WS - LOT 43	3+61.58	WT-AD
WS - LOT 44	4+47.68	WT-AD
WS - LOT 45	5+01.68	WT-AD
WS - LOT 46	5+55.68	WT-AD
WS - LOT 47	6+09.68	WT-AD
WS - LOT 48	6+63.68	WT-AD
WS - LOT 49	7+17.68	WT-AD

WATER SERVICE TABULATION			
SERVICE/LOT #	STATION	ALIGNMENT	
WS - LOT 22	8+60.78	WT-BD	
WS - LOT 23	8+10.78	WT-BD	
WS - LOT 24	7+61.42	WT-BD	
WS - LOT 25	7+11.42	WT-BD	
WS - LOT 26	6+61.42	WT-BD	
WS - LOT 27	6+11.42	WT-BD	
WS - LOT 28	5+61.42	WT-BD	
WS - LOT 29	5+11.42	WT-BD	
WS - LOT 30	4+61.42	WT-BD	
WS - LOT 31	4+11.42	WT-BD	
WS - LOT 32	3+58.04	WT-BD	
WS - LOT 38	8+62.51	WT-BD	
WS - LOT 39	8+06.51	WT-BD	
WS - LOT 40	7+51.51	WT-BD	
WS - LOT 41	6+96.51	WT-BD	
WS - LOT 42	6+14.82	WT-BD	

WATER SERVICE TABULATION			
SERVICE/LOT #	STATION	ALIGNMENT	
WS - LOT 16	3+13.72	WT-CD	
WS - LOT 17	4+46.29	WT-CD	
WS - LOT 18	5+31.29	WT-CD	
WS - LOT 19	6+41.85	WT-CD	
WS - LOT 20	6+08.00	WT-CD	
WS - LOT 21	6+58.00	WT-CD	
WS - LOT 33	1+74.33	WT-CD	
WS - LOT 34	2+33.33	WT-CD	
WS - LOT 35	2+92.33	WT-CD	
WS - LOT 36	3+55.33	WT-CD	
WS - LOT 37	3+96.69	WT-CD	

AD	ALZADA DRIVE
BC	BEAVERHEAD CIRCLE
BD	BYNUM DRIVE
CD	CORDGRASS DRIVE
DD	DODSON DRIVE



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

PREPARED UNDER MY DIRECT SUPERVISION AND, ON BEHALF OF JR
ENGINEERING

Mike Bramlett
MIKE A. BRAMLETT, P.E.
COLORADO P.E. 32314
FOR AND ON BEHALF OF JR ENGINEERING, LLC

PREPARED FOR

SR LAND, LLC
20 BOULDER CRESCENT
SUITE 201
COLORADO SPRINGS, CO 80905
JAMES F. MORLEY
(719) 471-1742

J·R ENGINEERING
A Westrian Company



Centennial 303-740-9393 • Colorado Springs 719-593-2593
Fort Collins 970-491-9888 • www.wireengineering.com

H-SCALE		1"=50'		REVISION			
V-SCALE		N/A		No.	BY	DATE	
DATE		04/15/21					
DESIGNED BY		BAB					
DRAWN BY		ARJ					
CHECKED BY							

STERLING RANCH FILING NO.2

WATER PLAN

1 SHEET 5 OF 5

JOB NO. 25188.0