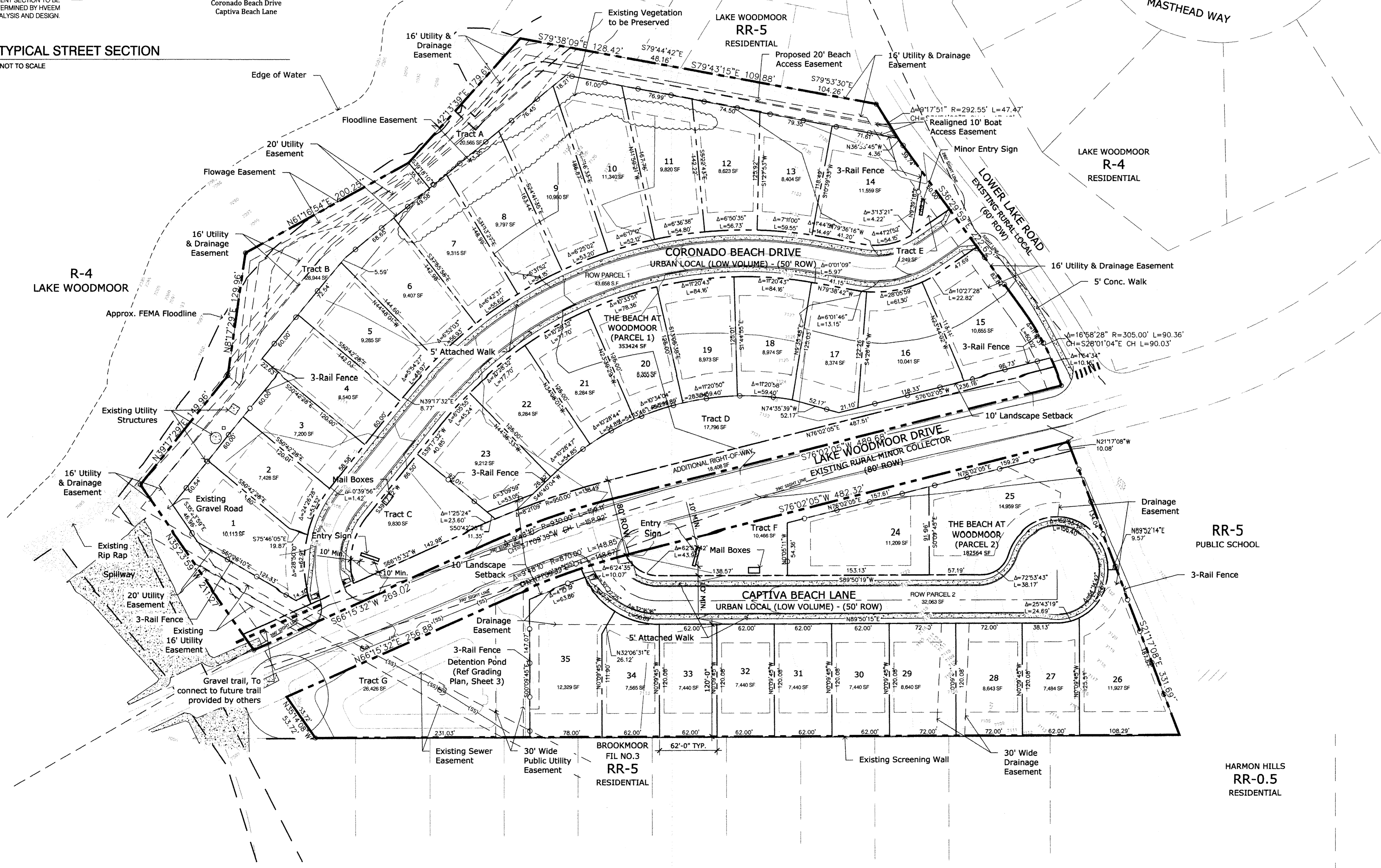


1 TYPICAL STREET SECTION
NOT TO SCALE



N.E.S. Inc.
619 N. Cascade Avenue, Suite 200
Colorado Springs, CO 80903
Tel. 719.471.0073
Fax 719.471.0267
www.nescolorado.com
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The Beach at Woodmoor
PRELIMINARY / PUD DEVELOPMENT PLAN

Lake Woodmoor Dr. & Lower Lake Rd.
Monument, CO 80132

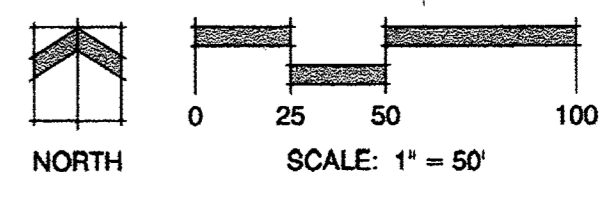
DATE: 05-26-17
PROJECT MGR: A. BARLOW
PREPARED BY: K. MARSHALL

ENTITLEMENT

DATE:	BY:	DESCRIPTION:
11-02-17	KMM	PER COUNTY REVIEW COMMENTS
1-17-18	KMM	PER COUNTY REVIEW COMMENTS

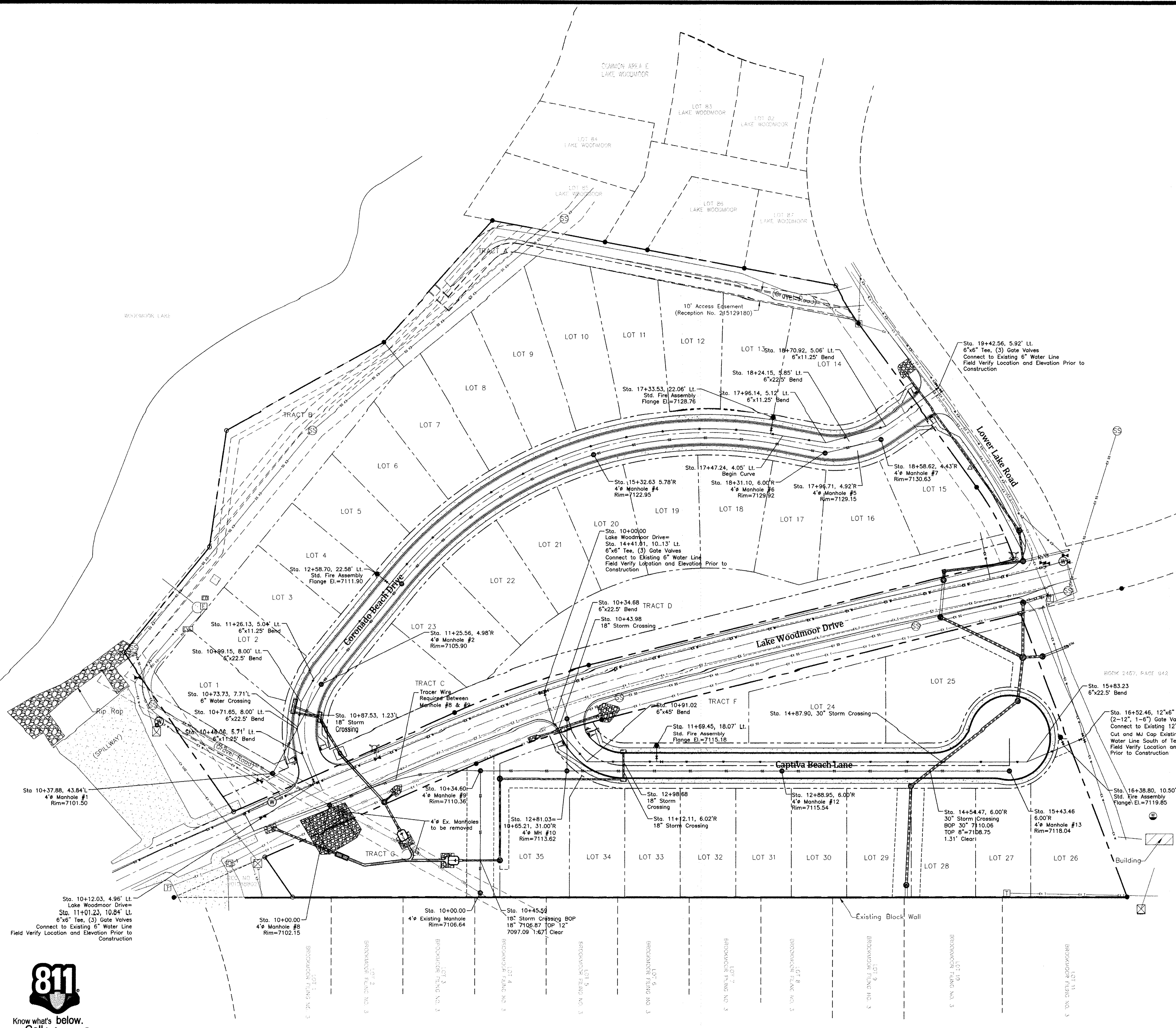
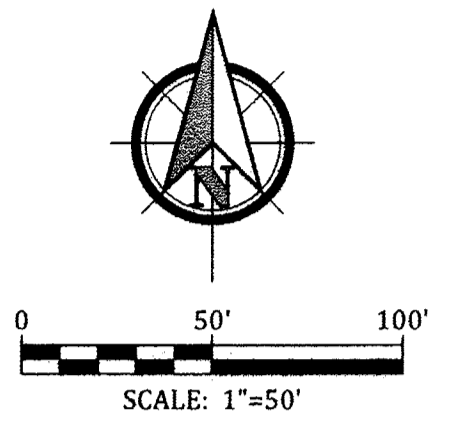
DEVELOPMENT PLAN

DP2
2 OF 6



219118081
9/26/2019

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LEGEND

- Sanitary Sewer Manhole
- Water Manhole
- Water Valve
- Fire Hydrant
- Well
- Electric Transformer
- Electric Vault
- Electric Box
- Electric Pedestal
- Utility Pole
- Guy Anchor
- Telephone Pedestal
- Sanitary Sewer Line (Underground)
- Water Line (Underground)
- Electric Line (Underground)
- Telephone Line (Underground)
- Telephone Line (Overhead)
- Concrete Area

PRE-EXCAVATION CHECKLIST

- Gas and other utility lines of record shown on the plans.
- Utilities Central Locating called at least 2 business days ahead. (1-800-922-1987)
- Utilities located and marked.
- Employees briefed on marking and color codes.*
- Employees trained on excavation and safety procedures for natural gas lines.
- When excavation approaches gas lines, employees expose lines by careful probing and hand digging.

***A.G.A./A.P.W.A. STANDARD UTILITY MARKING COLOR CODE**

Natural Gas	Yellow
Electric	Red
Water	Blue
Wastewater	Green

219118081 9/26/2019

WOODMOOR WATER & SANITATION DISTRICT NO. 1
APPROVED FOR CONSTRUCTION

Date: _____ By: _____
These plans have been reviewed only for general conformance with District Rules and Regulations and System Specifications. Review and construction approval by the District does not relieve the Developer/Owner and/or Contractor from responsibility for compliance with any Rules, Regulations, or Specifications required by the District.

The Beach at Woodmoor Filing No. 1
Utility System Plan
El Paso County, Colorado




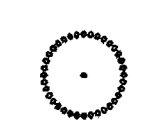
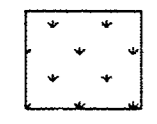
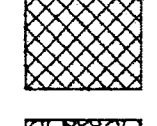
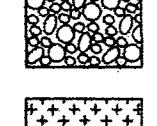
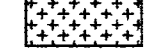
Project No.:	16059
Date:	January 16, 2018
Design:	JAK
Drawn:	JAK
Check:	AWMc
Revisions:	

SHEET

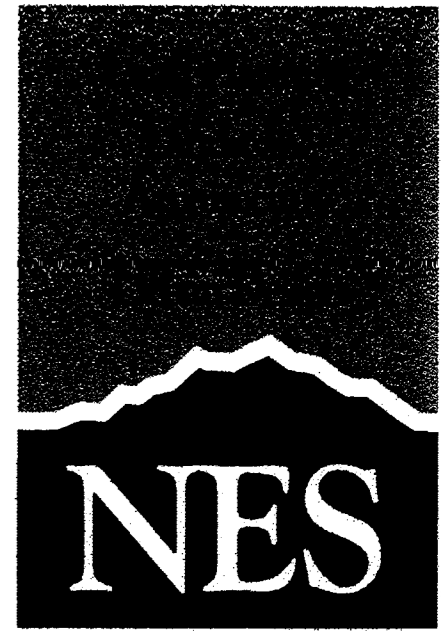
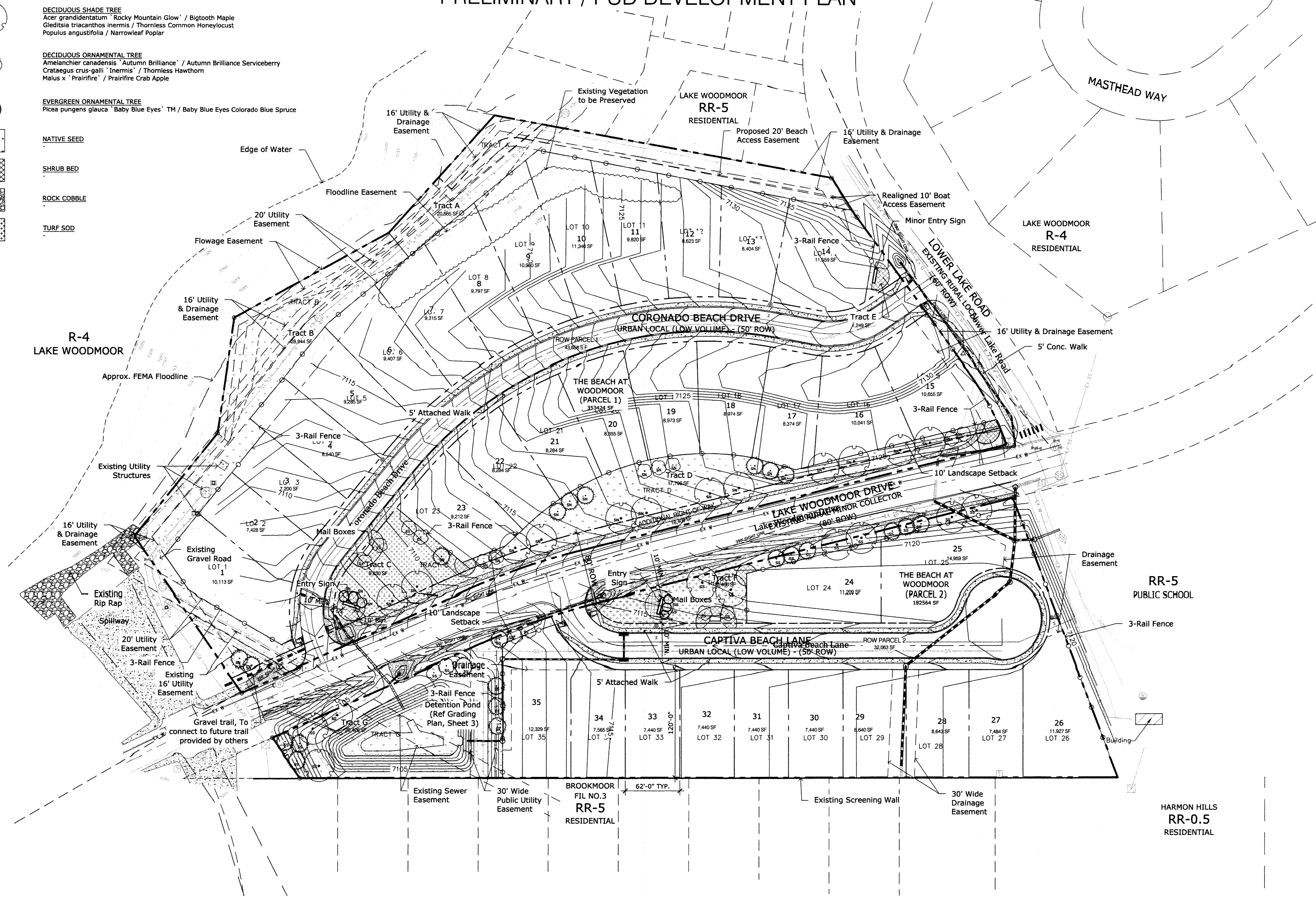


Know what's below.
Call before you dig.

PRELIMINARY PLANT LEGEND

-  **EVERGREEN TREE**
Pinus ponderosa / Ponderosa Pine
Pinus sylvestris / Scotch Pine
-  **DECIDUOUS SHADE TREE**
Acer grandidentatum "Rocky Mountain Glow" / Bigtooth Maple
Gleditsia triacanthos inermis / Thornless Common Honeylocust
Populus angustifolia / Narrowleaf Poplar
-  **DECIDUOUS ORNAMENTAL TREE**
Amelanchier canadensis "Autumn Brilliance" / Autumn Brilliance Serviceberry
Crataegus crus-galli "Inermis" / Thornless Hawthorn
Malus x "Prairifire" / Prairifire Crab Apple
-  **EVERGREEN ORNAMENTAL TREE**
Picea pungens glauca "Baby Blue Eyes"™ / Baby Blue Eyes Colorado Blue Spruce
-  **NATIVE SEED**
-  **SHRUB BED**
-  **ROCK COBBLE**
-  **TURF SOD**

THE BEACH AT WOODMOOR FILING NO. 1
EL PASO COUNTY, COLORADO
PRELIMINARY / PUD DEVELOPMENT PLAN



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PRELIMINARY LANDSCAPE PLAN

LS1
5 OF 6

219118081
9/26/2019

NORTH
SCALE: 1" = 50'

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