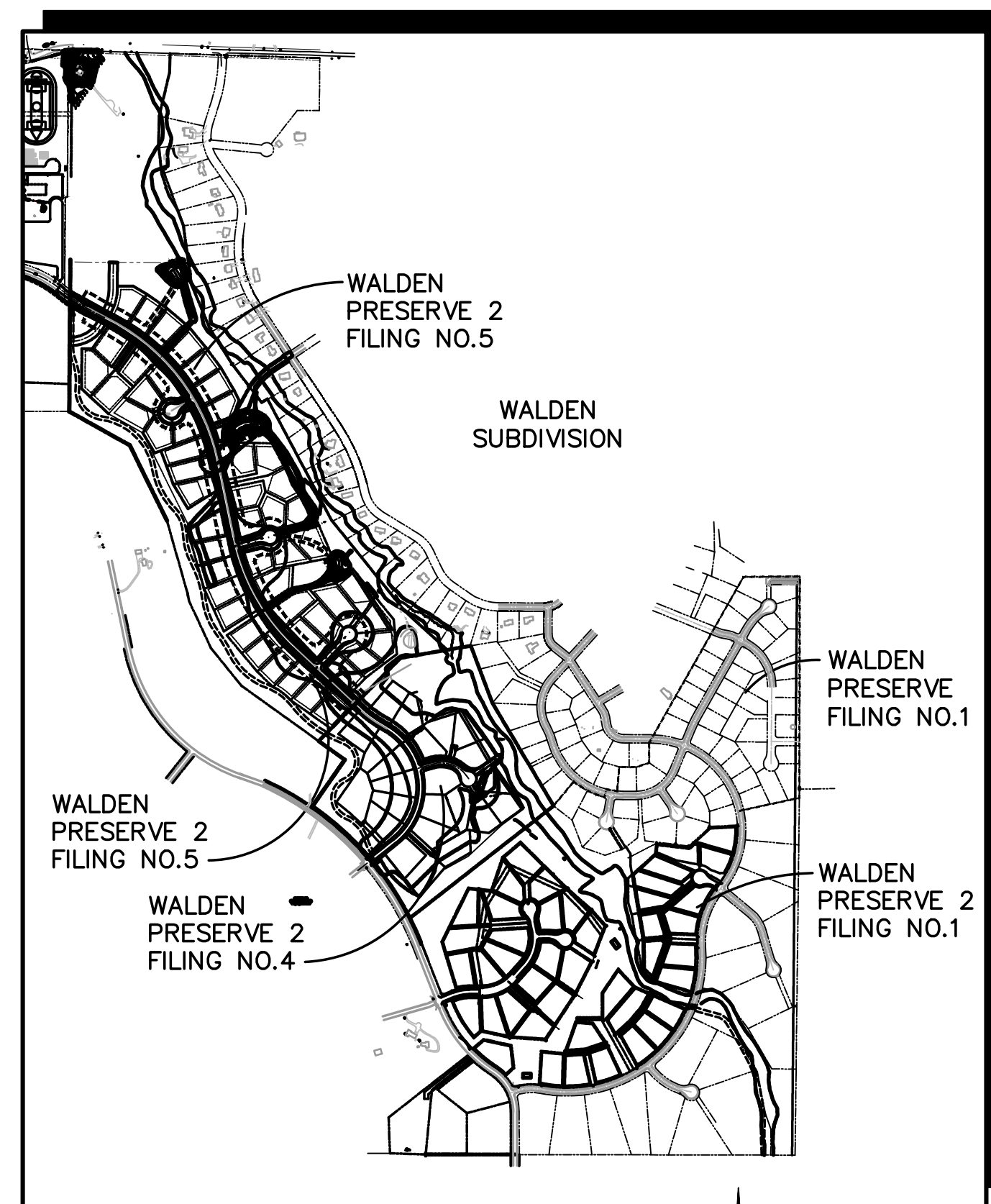




VICINITY MAP
NOT TO SCALE



SITE MAP
NOT TO SCALE

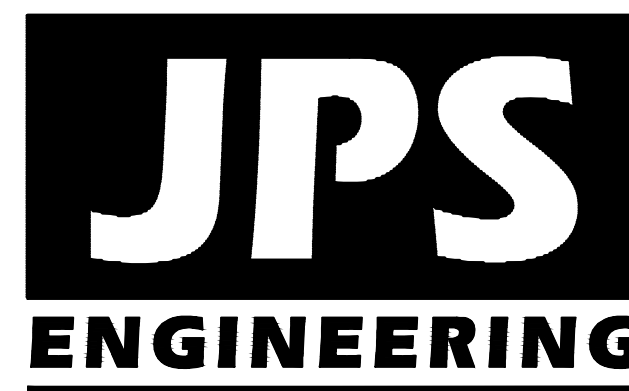
BENCHMARK:
BENCHMARK 4 BB RESET 1984 NAVD 88 DATUM ELEV = 7570.80 FOUND BRASS CAP IN CONCRETE INT HWY 83 & HODGEN RD.

BASIS OF BEARINGS:
THE BEARINGS FOR THIS SURVEY ARE BASED UPON THE SOUTH LINE OF LOT 7, FOREST HIGHLANDS SUBDIVISION AS RECORDED AT BOOK G-2, PAGE 6 IN THE RECORDS OF THE CLERK AND RECORDERS OFFICE, COUNTY OF EL PASO, STATE OF COLORADO, BEING ALSO A PORTION OF THE NORTH RIGHT-OF-WAY LINE OF DAWSON ROAD, BEING MONUMENTED AT THE SOUTHWEST CORNER OF SAID LOT 7 BY A FOUND REBAR & CAP MARKED "LS 9477" AND AT THE SOUTHEAST CORNER OF SAID LOT 7 BY A FOUND REBAR AND CAP MARKED "LS 9477". SAID LINE BEARS S89°05'35"E, A DISTANCE OF 601.38 FEET MEASURED (601.33 FEET PLATTED).

WALDEN PRESERVE 2 FILING NO. 5 Construction Drawings El Paso County, Colorado

PREPARED FOR:
Custom Castles, Inc.
17145 Colonial Park Drive
Monument, CO 80132

PREPARED BY:



PREPARED BY:
**19 East Willamette Avenue
Colorado Springs, Colorado 80903
January, 2022**

AGENCIES/CONTACTS

DEVELOPER:	CUSTOM CASTLES, INC. 17145 COLONIAL PARK DRIVE MONUMENT, CO 80132 MR. BILL DUNSTON (719)243-1111	WATER/WASTEWATER:	WALDEN CORPORATION PO BOX 1870 MONUMENT, CO 80132 MR. MATT DUNSTON (719)339-2410
LAND PLANNER:	LAND RESOURCE ASSOCIATES 9736 MOUNTAIN ROAD CHIPITA PARK, CO 80809 MR. DAVE JONES (719)684-2298	GAS DEPARTMENT:	BLACK HILLS ENERGY MR. SEBASTIAN SCHWENDER (719)399-3176
CIVIL ENGINEER:	JPS ENGINEERING, INC. 19 E. WILLAMETTE AVENUE COLORADO SPRINGS, CO 80903 MR. JOHN P. SCHWAB, P.E. (719)477-9429	ELECTRIC DEPARTMENT:	MOUNTAIN VIEW ELECTRIC ASSOCIATION 11140 E. WOODMEN ROAD COLORADO SPRINGS, CO 80908 MR. DAVE WALDNER (719)495-2283
LOCAL ROADS & DRAINAGE:	EL PASO COUNTY PCD 2880 INTERNATIONAL CIRCLE COLORADO SPRINGS, CO 80910 (719)520-6300	TELEPHONE COMPANY:	CENTURY LINK COMMUNICATIONS (LOCATORS) (800)922-1987 A.T. & T. (LOCATORS) (719)635-3674
STATE HIGHWAY	COLORADO DEPARTMENT OF TRANSPORTATION REGION 2 5615 WILLS BLVD. PUEBLO, CO 81008 MR. ART GONZALES (719)546-5732		

SHEET INDEX

G1	GEC TITLE SHEET
G2	GENERAL NOTES & LEGEND
C1	OVERALL SITE PLAN
TY1	TYPICAL SECTIONS & DETAILS
PP1.1	PINEHURST CIRCLE PLAN & PROFILE
PP1.2	PINEHURST CIRCLE PLAN & PROFILE
PP1.3	PINEHURST CIRCLE PLAN & PROFILE
PP1.4	PINEHURST CIRCLE PLAN & PROFILE
PP2.1	EMERSON CLIFF CT PLAN & PROFILE
PP2.2	CUL-DE-SAC B, & C PLAN & PROFILES
SD1	CULVERT PLAN & PROFILES
U1	MASTER UTILITY PLAN
U1.1	SITE UTILITY PLAN - SOUTH
U1.2	SITE UTILITY PLAN - NORTH
U2	UTILITY NOTES & DETAILS
SS1	OFF-STREET SANITARY SEWER PLAN & PROFILES

ENGINEER:

DESIGN ENGINEER'S STATEMENT:

THESE DETAILED PLANS AND SPECIFICATIONS WERE PREPARED UNDER MY DIRECTION AND SUPERVISION. SAID PLANS AND SPECIFICATIONS HAVE BEEN PREPARED ACCORDING TO THE CRITERIA ESTABLISHED BY THE COUNTY FOR DETAILED ROADWAY, DRAINAGE, GRADING AND EROSION CONTROL PLANS AND SPECIFICATIONS, AND SAID PLANS AND SPECIFICATIONS ARE IN CONFORMITY WITH APPLICABLE MASTER DRAINAGE PLANS AND MASTER TRANSPORTATION PLANS. SAID PLANS AND SPECIFICATIONS MEET THE PURPOSES FOR WHICH THE PARTICULAR ROADWAY AND DRAINAGE FACILITIES ARE DESIGNED AND ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I ACCEPT RESPONSIBILITY FOR LIABILITY CAUSED BY NEGLIGENT ACTS, ERRORS OR OMISSIONS ON MY PART IN PREPARATION OF THESE DETAILED PLANS AND SPECIFICATIONS.

JOHN P. SCHWAB, P.E. #29891 _____ DATE _____

OWNER/DEVELOPER'S STATEMENT:

I, THE OWNER/DEVELOPER HAVE READ AND WILL COMPLY WITH ALL OF THE REQUIREMENTS SPECIFIED IN THESE DETAILED PLANS AND SPECIFICATIONS.

_____ DATE _____

CUSTOM CASTLES, INC.
17145 COLONIAL PARK DRIVE
MONUMENT, COLORADO 80132

EL PASO COUNTY:

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.

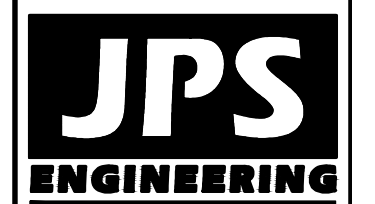
FILED IN ACCORDANCE WITH THE REQUIREMENTS OF THE EL PASO COUNTY LAND DEVELOPMENT CODE, DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2, AND ENGINEERING CRITERIA MANUAL AS AMENDED.

IN ACCORDANCE WITH ECM 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 DIRECTOR'S SF2211

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

PCD FILE NO. SF-22-XXX

WALDEN PRESERVE 2 - FILING NO. 5



19 E. Willamette Ave.
Colorado Springs, CO
80903

PH: 719-477-9429
FAX: 719-471-0766
www.jpsegr.com



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

DATE 1/10/22

BY JPS

REVISION
FINAL PLAT SUBMITTAL

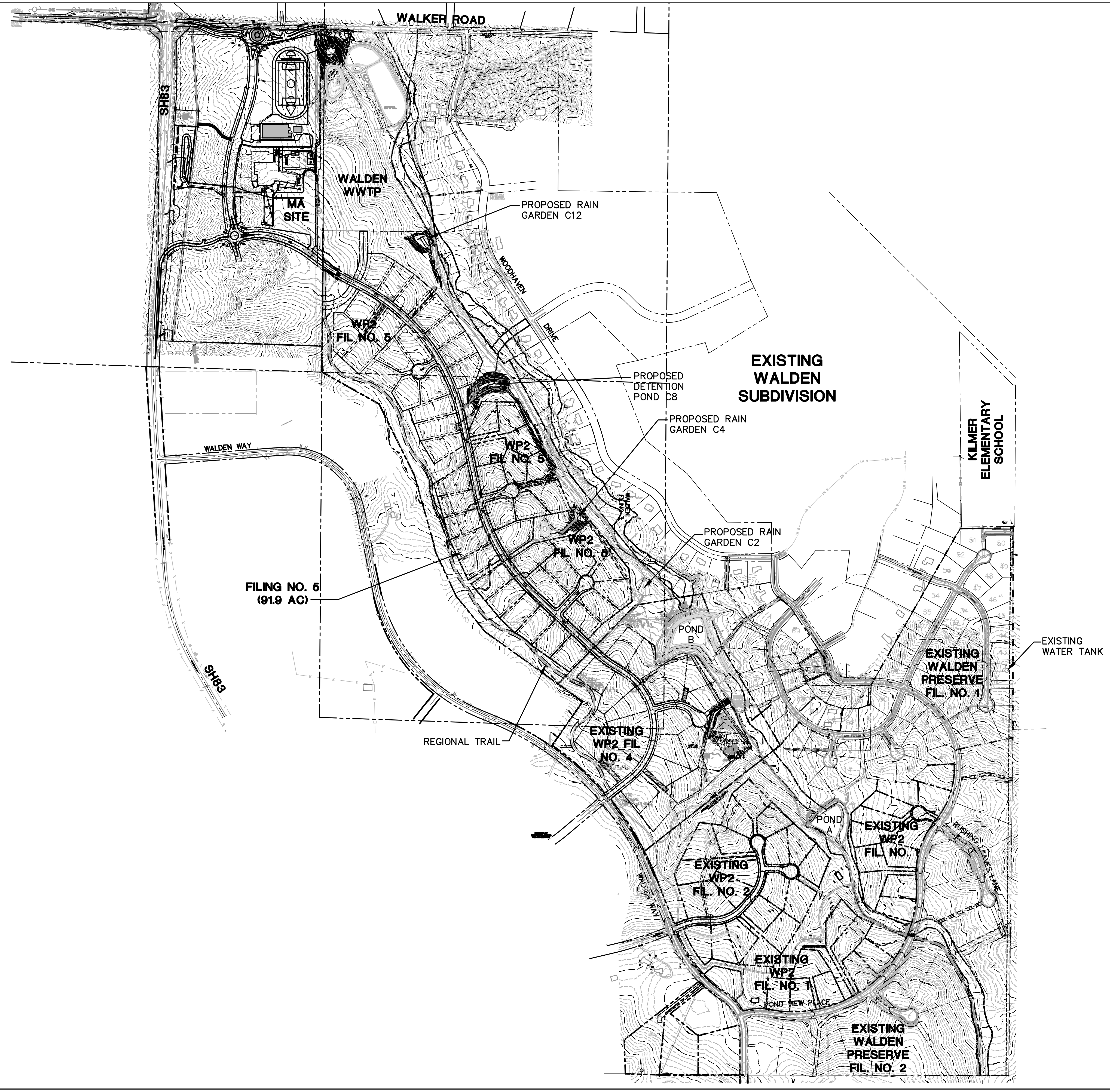
No. 1

TITLE SHEET

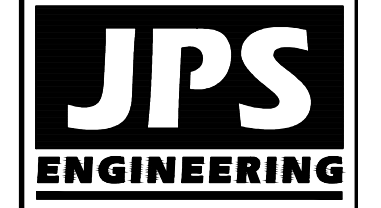
HORIZ. SCALE:	HS	DRAWN:	BJJ
VERT. SCALE:	VS	DESIGNED:	JPS
SURVEYED:	RAMPART	CHECKED:	JPS
CREATED:	9/14/20	LAST MODIFIED:	1/10/22
PROJECT NO:	040201	MODIFIED BY:	BJJ

SHEET: **G1**

C:\Users\Owner\Dropbox\psprojects\040201\walden\dwg\civil\WALDEN PRESERVE 2\Fig 5\C1.dwg Jan 14, 2022 - 10:30am



WALDEN PRESERVE 2 - FILING NO. 5



19 E. Willamette Ave.
Colorado Springs, CO
80903
PH: 719-477-9429
FAX: 719-471-0766
www.jpsegr.com



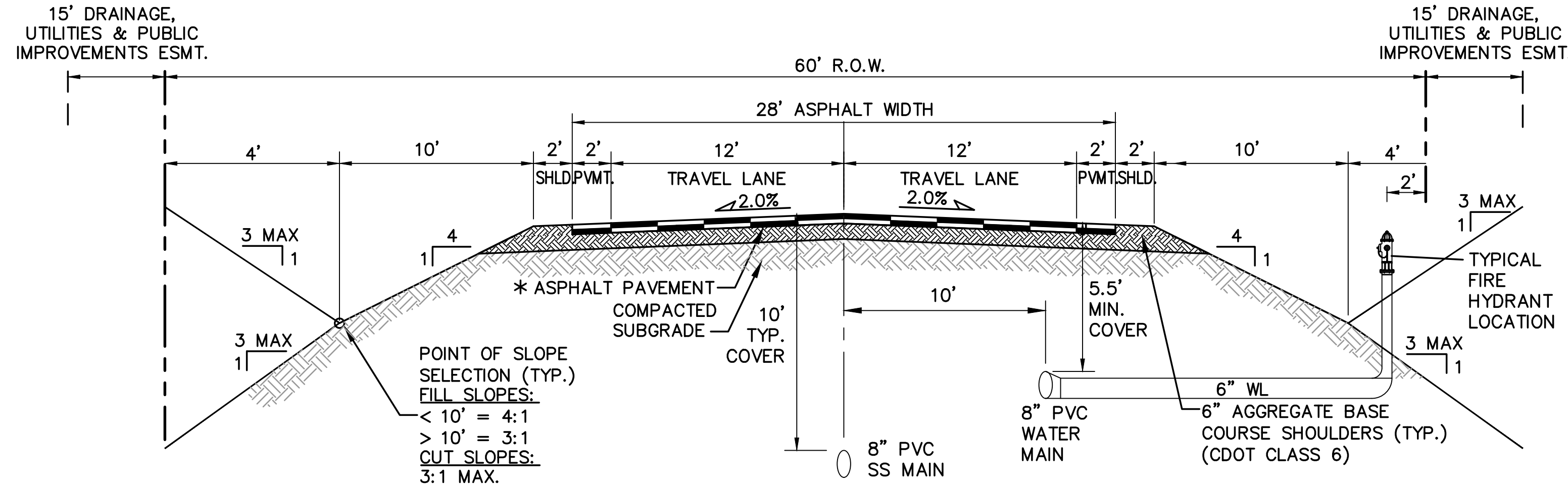
CALL UTILITY NOTIFICATION
CENTER OF COLORADO
1-800-922-1987
CALL BEFORE YOU DIG. IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKINGS OF UNDERGROUND
MEMBER UTILITIES.

No.	REVISION	BY	DATE
1	FINAL PLAT SUBMITTAL	JPS	1/10/22

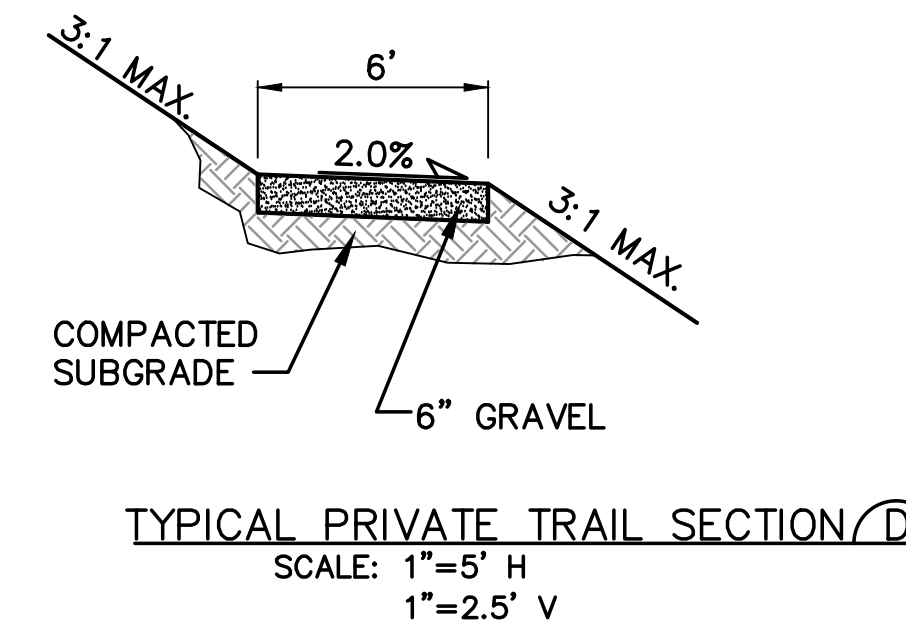
OVERALL SITE PLAN

HORIZ. SCALE: 1"=400'	DRAWN: BJJ
VERT. SCALE: N/A	DESIGNED: JPS
SURVEYED: RAMPART	CHECKED: JPS
CREATED: 9/14/20	LAST MODIFIED: 1/10/22
PROJECT NO: 040201	MODIFIED BY: BJJ

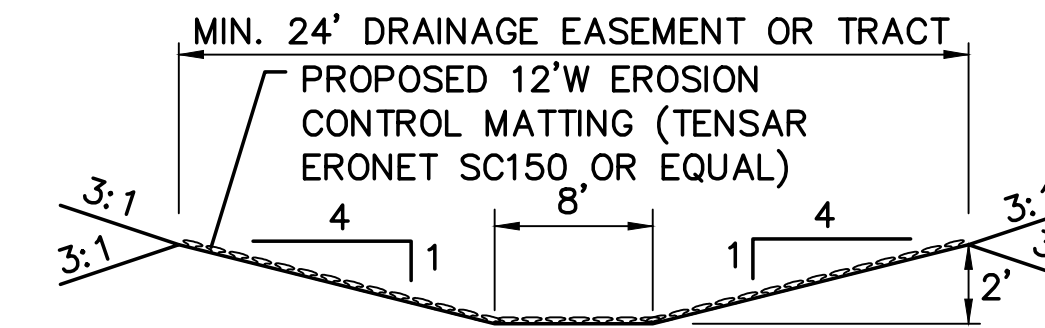
SHEET: **C1**



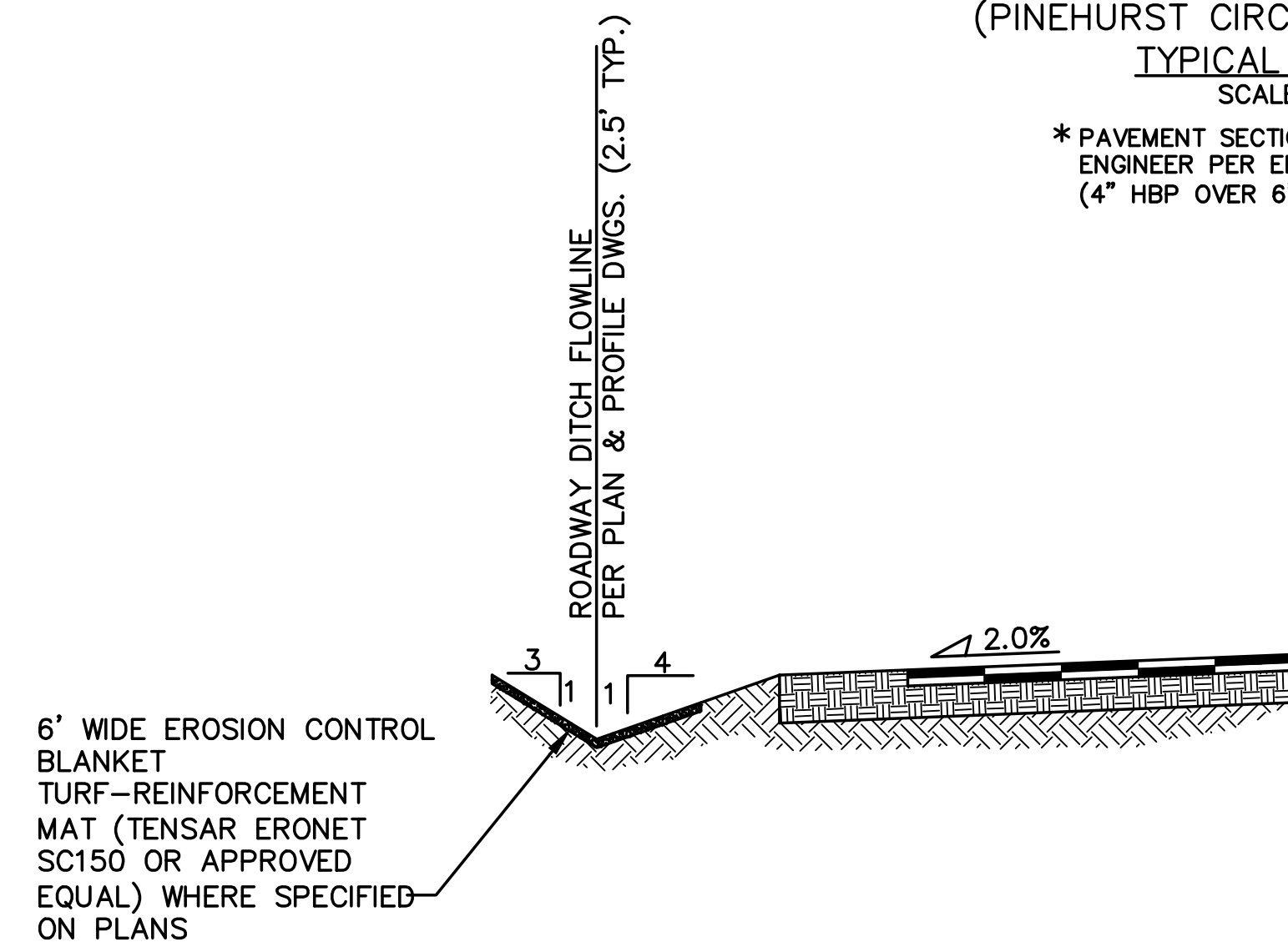
RURAL LOCAL-PAVED ROAD (PUBLIC)
(PINEHURST CIRCLE &, DEBOODT CT)
TYPICAL SECTION (A)
SCALE: 1"=5'
* PAVEMENT SECTION TO BE DESIGNED BY GEOTECHNICAL ENGINEER PER EPC SPECIFICATIONS. (4" HBP OVER 6" ABC FOR BIDDING PURPOSES)



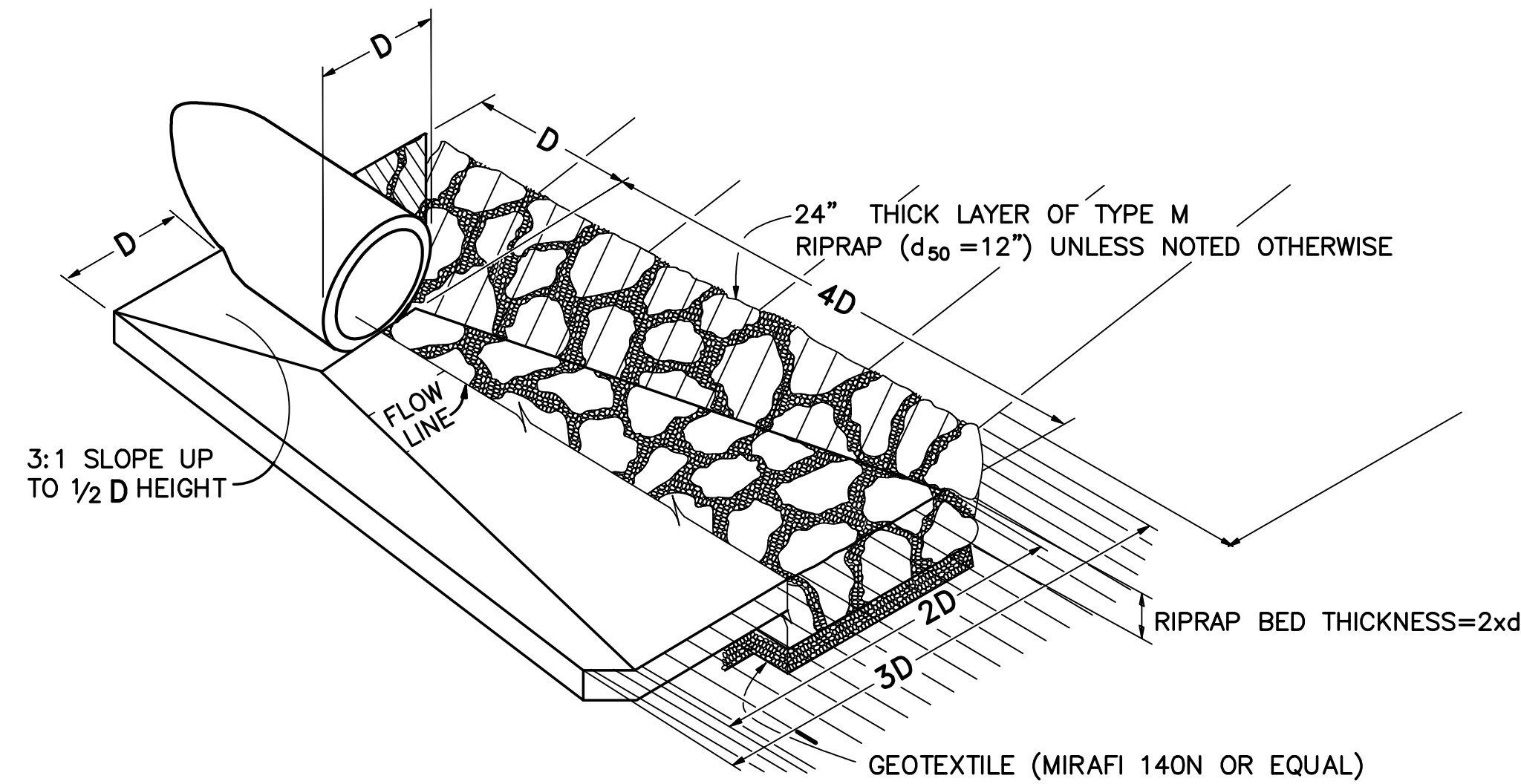
TYPICAL PRIVATE TRAIL SECTION (D)
SCALE: 1"=5' H
1"=2.5' V



CHANNEL SECTION (E)
N.T.S.



TYPICAL DITCH SECTION WITH EROSION CONTROL BLANKET LINING (B)
SCALE: N.T.S.



TYPICAL RIPRAP APRON/CULVERT OUTLET PAVING (C)
NOT TO SCALE

Table MD-7—Classification and Gradation of Ordinary Riprap

Riprap Designation	% Smaller Than Given Size by Weight	Intermediate Rock Dimensions (inches)	d ₅₀ (inches)*
Type VL	70-100	12	6**
	50-70	9	
	35-50	6	
	2-10	2	
Type L	70-100	15	9**
	50-70	12	
	35-50	9	
	2-10	3	
Type M	70-100	21	12**
	50-70	18	
	35-50	12	
	2-10	4	
Type H	70-100	30	18
	50-70	24	
	35-50	18	
	2-10	6	
Type VH	70-100	42	24
	50-70	33	
	35-50	24	
	2-10	9	

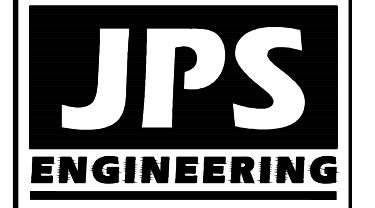
* d₅₀ = mean particle size (intermediate dimension) by weight.

** Mix VL, L and M riprap with 35% topsoil (by volume) and bury it with 4 to 6 inches of topsoil, all vibration compacted, and revegetate.

Basic requirements for riprap stone are as follows:

- Rock shall be hard, durable, angular in shape, and free from cracks, overburden, shale, and organic matter.
- Neither breadth nor thickness of a single stone should be less than one-third its length, and rounded stone should be avoided.
- The rock should sustain a loss of not more than 40% after 500 revolutions in an abrasion test (Los Angeles machine—ASTM C-535-69) and should sustain a loss of not more than 10% after 12 cycles of freezing and thawing (AASHTO test 103 for ledge rock procedure A).
- Rock having a minimum specific gravity of 2.65 is preferred; however, in no case should rock have a specific gravity less than 2.50.

RIPRAP DETAILS (F)



19 E. Willamette Ave.
Colorado Springs, CO
80903
PH: 719-477-9429
FAX: 719-471-0766
www.jpsegr.com



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

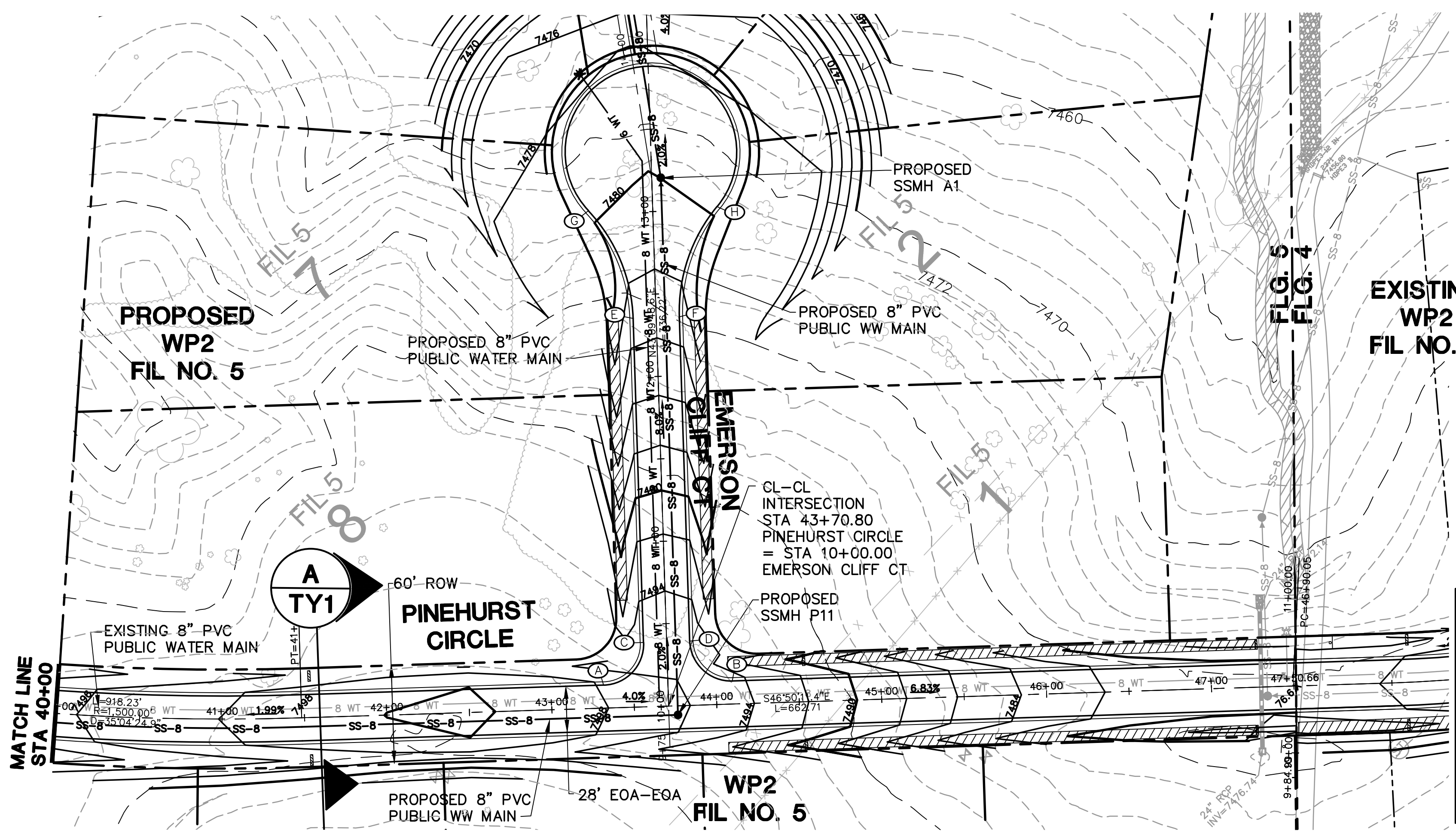
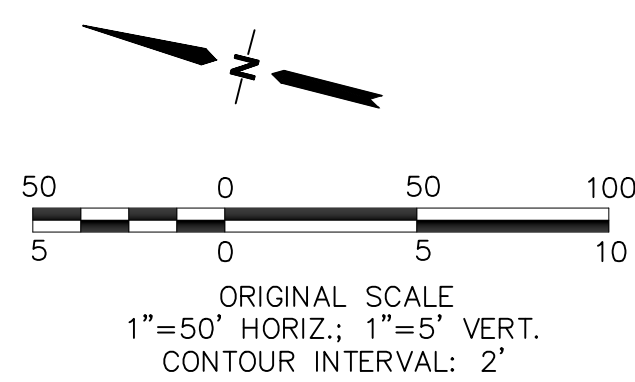
WALDEN PRESERVE 2 - FILING NO. 5

NO.	REVISION	BY	DATE

TYPICAL SECTIONS AND DETAILS

HORIZ. SCALE: AS SHOWN	DRAWN: BJJ
VERT. SCALE: AS SHOWN	DESIGNED: JPS
SURVEYED: RAMPART	CHECKED: JPS
CREATED: 9/16/20	LAST MODIFIED: 1/10/22
PROJECT NO: 040201	MODIFIED BY: BJJ

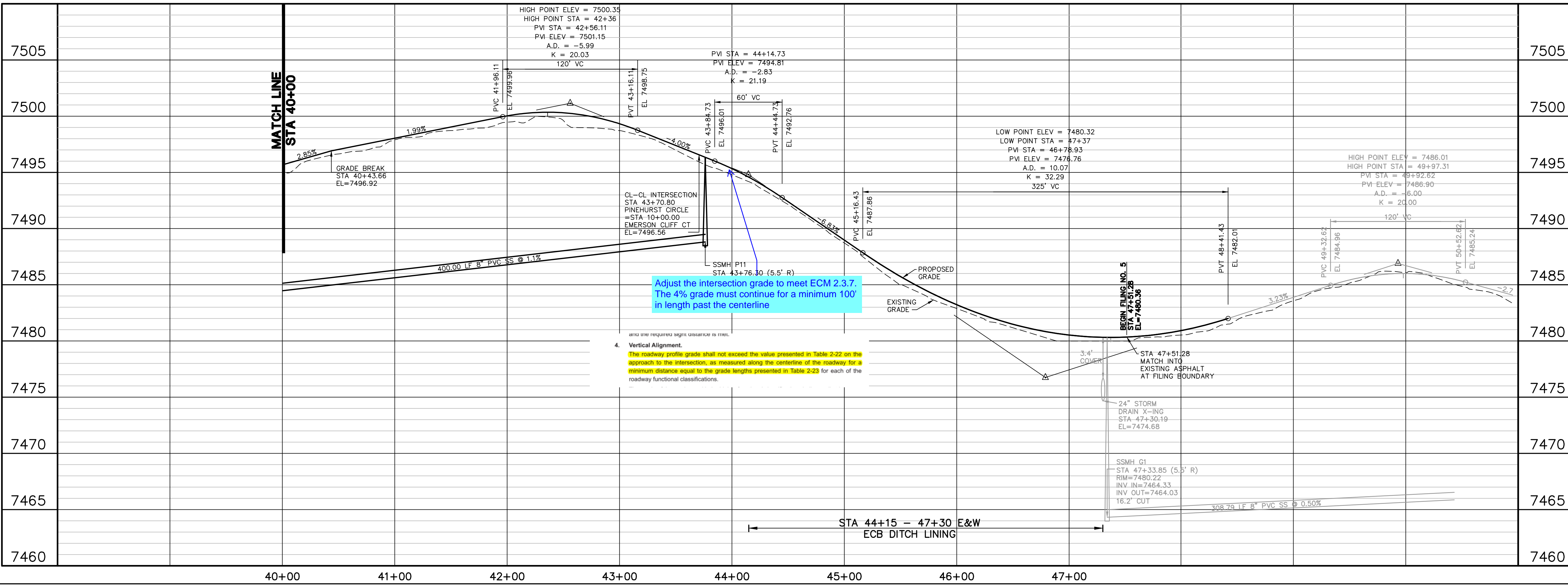
SHEET: TY1



PC-PT EDGE OF ASPHALT SPOT DATA TABLE

SPOT	STATION	OFFSET	ELEVATION
①	43+31.80*	14.0' L	7497.84
②	44+09.80*	14.0' L	7494.58
③	10+39.00	14.0' L	7495.25
④	10+39.00	14.0' R	7495.25
⑤	12+35.68	14.0' L	7481.33
⑥	12+35.68	14.0' R	7481.33
⑦	13+01.82	39.0' L	7476.53
⑧	13+01.82	39.0' R	7476.53

* PINEHURST CIRCLE DATA

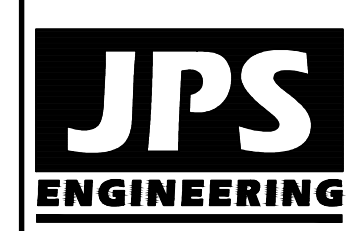


Adjust the intersection grade to meet ECM 2.3.7. The 4% grade must continue for a minimum 100' in length past the centerline

4. Vertical Alignment. The roadway profile grade shall not exceed the value presented in Table 2-22 on the approach to the intersection, as measured along the centerline of the roadway for a minimum distance equal to the grade lengths presented in Table 2-23 for each of the roadway functional classifications.

WALDEN PRESERVE 2 - FILING NO. 5

PINEHURST CIRCLE PLAN & PROFILE



19 E. Willamette Ave.
Colorado Springs, CO 80903
PH: 719-477-9429
FAX: 719-471-0766
www.jpsegr.com



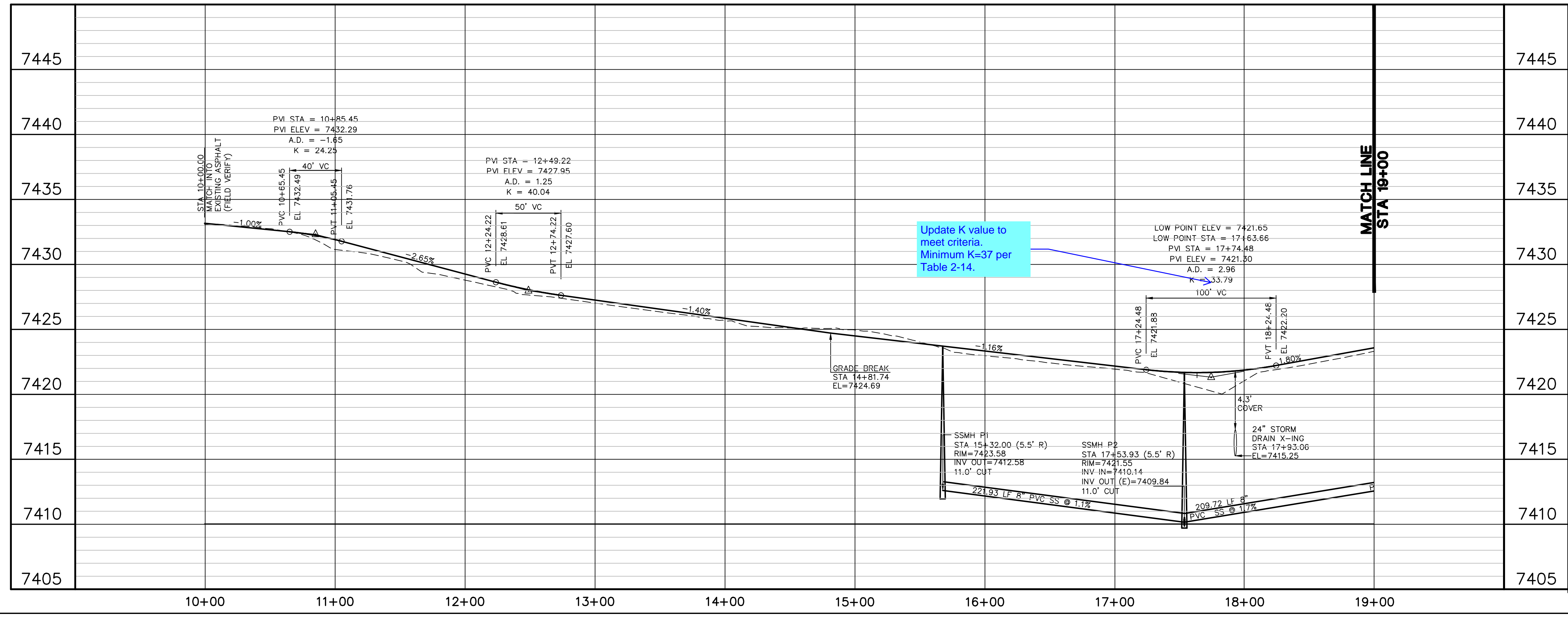
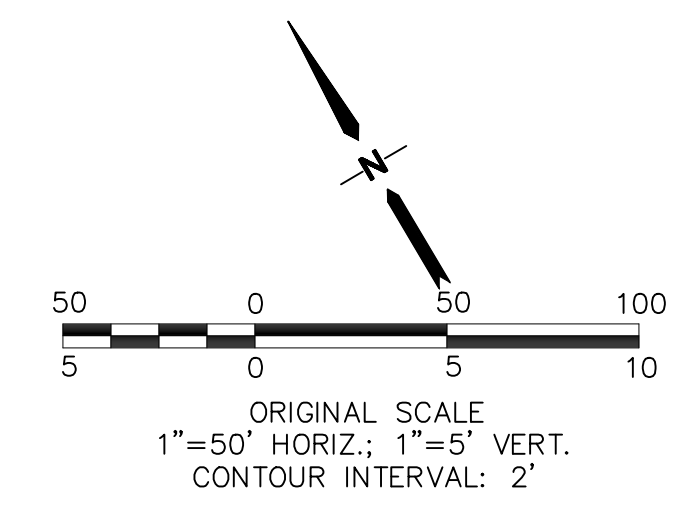
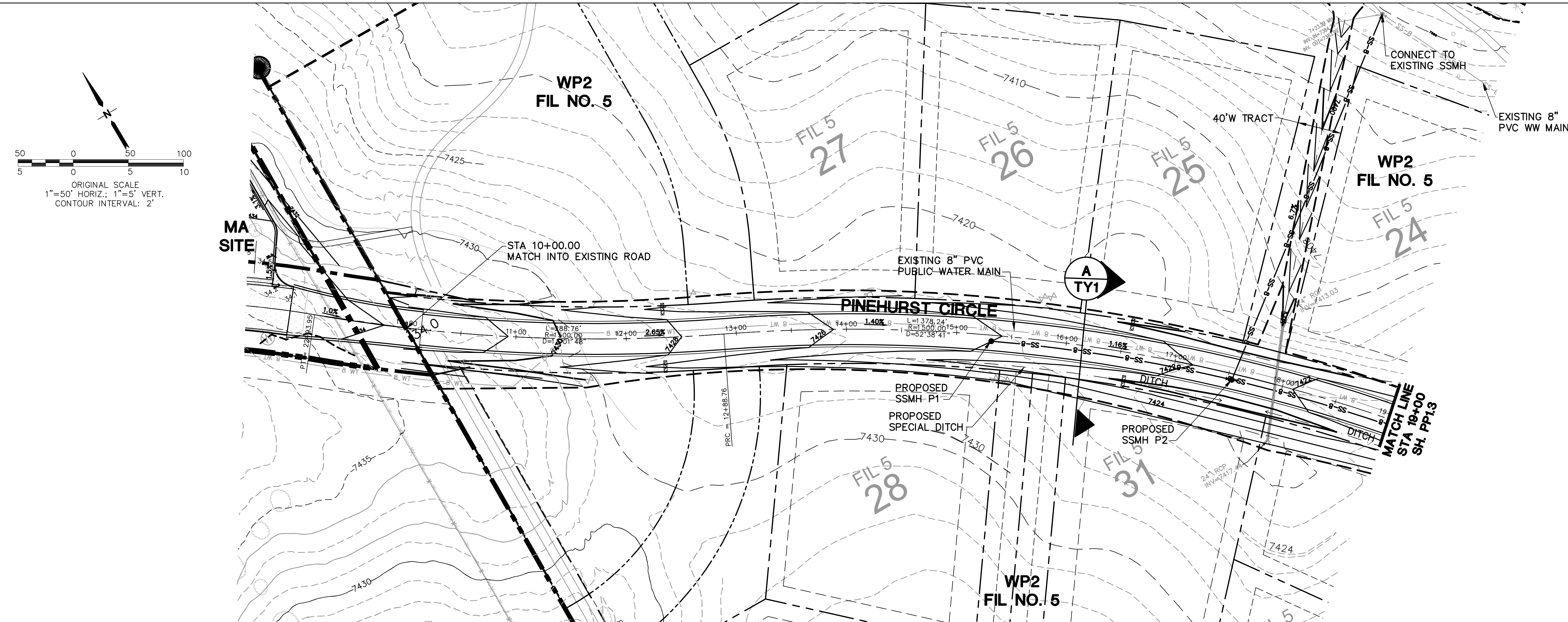
CALL UTILITY NOTIFICATION CENTER OF COLORADO
1-800-922-1987
CALL 24 HOURS A DAY IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES.

NO.	REVISION	DATE
1	FINAL PLAT SUBMITTAL	1/10/22

HORIZ. SCALE: 1"=50'
VERT. SCALE: 1"=5'
SURVEYED: RAMPART
CREATED: 9/14/20
PROJECT NO: 040201
DRAWN: BJJ
DESIGNED: JPS
CHECKED: JPS
LAST MODIFIED: 10/22
MODIFIED BY: BJJ

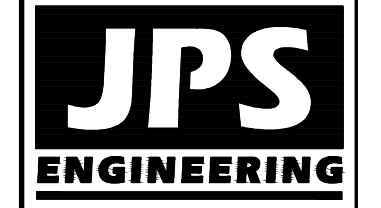
SHEET: PP1.1

C:\Users\Owner\Desktop\psprojects\040201\walderen\dwg\civil\WALDEN PRESERVE 2\Fig 5\PP1.dwg Jan 06, 2022 - 7:26am



WALDEN PRESERVE 2 - FILING NO. 5

PINEHURST CIRCLE PLAN & PROFILE



19 E. Willamette Ave.
Colorado Springs, CO
80903
PH: 719-477-9429
FAX: 719-471-0766
www.jpsegr.com



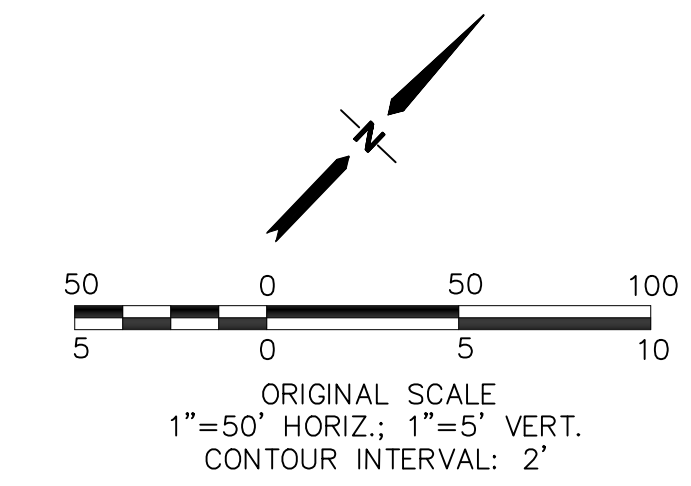
CALL UTILITY NOTIFICATION
CENTER OF COLORADO
1-800-922-1987
CALL 800-922-1987 IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKING OF UNDERGROUND
MEMBER UTILITIES

No.	REVISION	BY	DATE
1	FINAL PLAT SUBMITTAL	JPS	1/10/22

HORIZ. SCALE:	N/A	DRAWN:	BJJ
VERT. SCALE:	N/A	DESIGNED:	JPS
SURVEYED:	RAMPART	CHECKED:	JPS
CREATED:	9/14/20	LAST MODIFIED:	1/10/22
PROJECT NO:	040201	MODIFIED BY:	BJJ

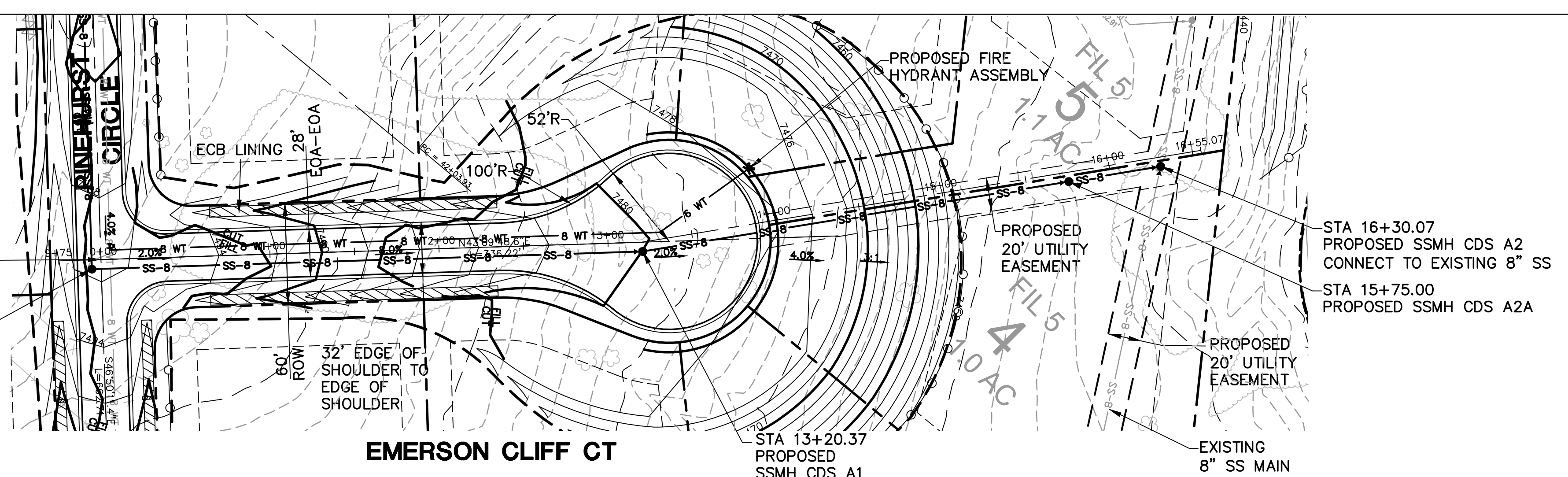
SHEET: **PP1.4**

C:\Users\Owner\Dropbox\psprojects\040201\walderm\dwg\civil\WALDEN PRESERVE 2\Fig 5\PP2.1.dwg - Jan 12, 2022 - 9:58am



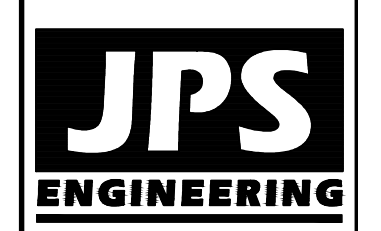
CL-CL INTERSECTION
 STA 10+00.00
 EMERSON CLIFF CT
 = STA 43+70.80
 PINEHURST CIRCLE

STA 9+94.50
 PROPOSED
 SSMH P11



WALDEN PRESERVE 2 - FILING NO. 5

EMERSON CLIFF CT PLAN & PROFILE

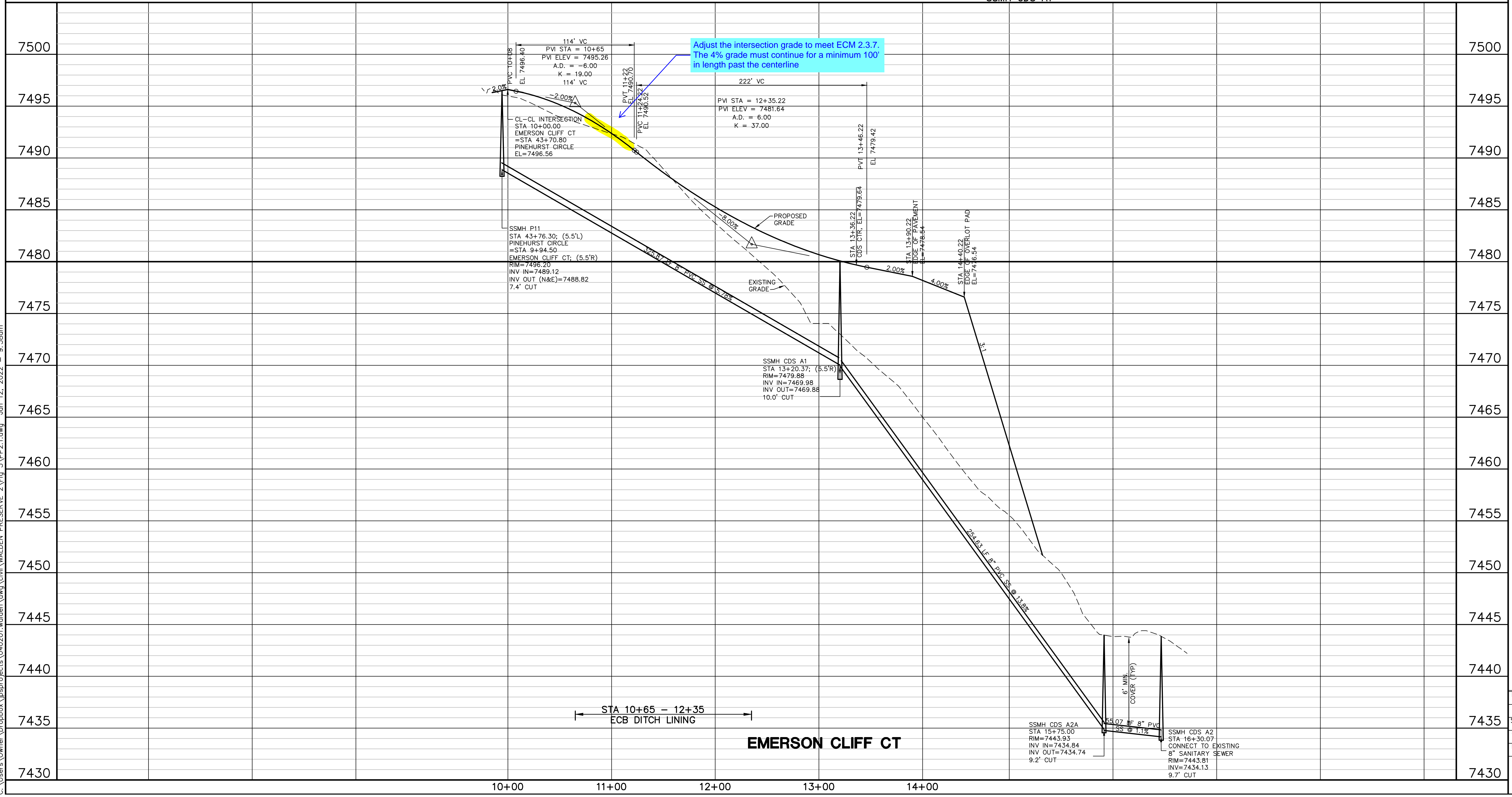


19 E. Willamette Ave.
 Colorado Springs, CO
 80903
 PH: 719-477-9429
 FAX: 719-471-0766
 www.jpsegr.com



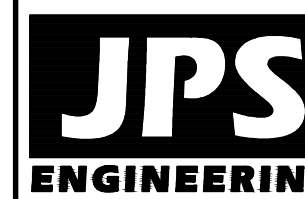
CALL UTILITY NOTIFICATION
 CENTER OF COLORADO
 1-800-922-1987
 CALL OR VISIT WWW.COCOLORADO.COM
 BEFORE YOU DIG, GRADE, OR EXCAVATE
 FOR THE MARKING OF UNDERGROUND
 MEMBER UTILITIES

No.	REVISION	BY	DATE
1	FINAL PLAT SUBMITTAL	JPS	1/10/22



STA 10+65 - 12+35
 ECB DITCH LINING

HORIZ. SCALE: 1"=50'	DRAWN: BJJ
VERT. SCALE: 1"=5'	DESIGNED: JPS
SURVEYED: RAMPART	CHECKED: JPS
CREATED: 12/24/20	LAST MODIFIED: 1/10/22
PROJECT NO: 040201	MODIFIED BY: BJJ
SHEET: PP2.1	



19 E. Willamette Ave.
Colorado Springs, CO
80903

PH: 719-477-9429
FAX: 719-471-0766
www.jpsegr.com



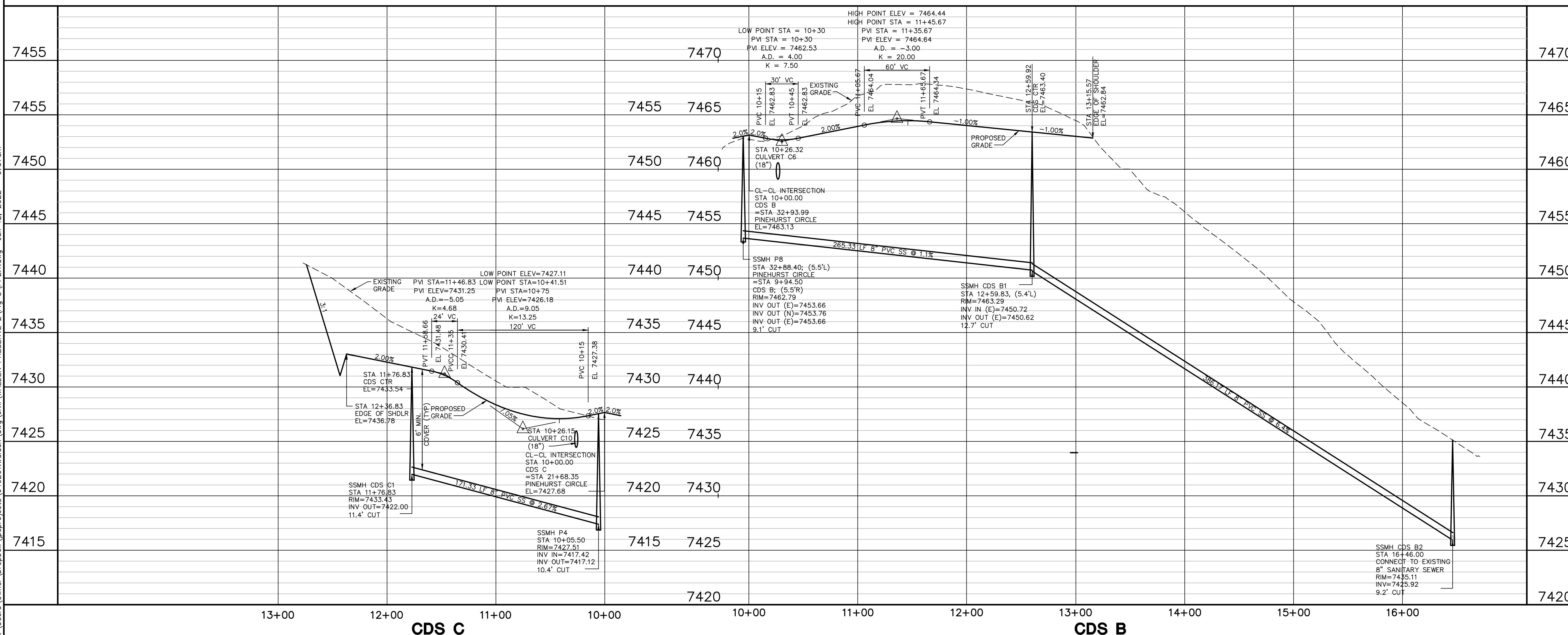
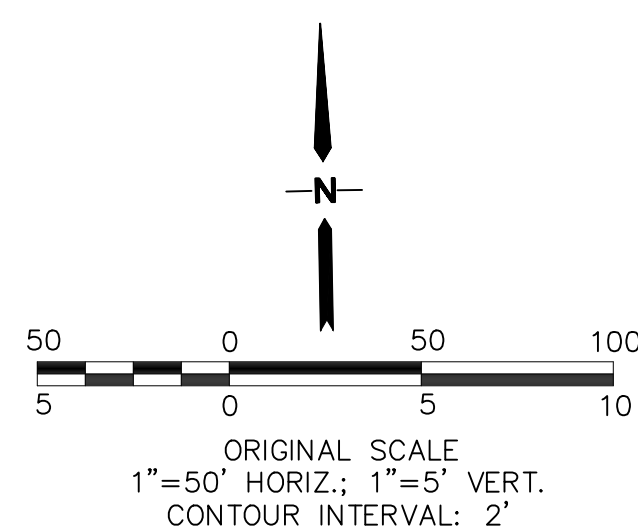
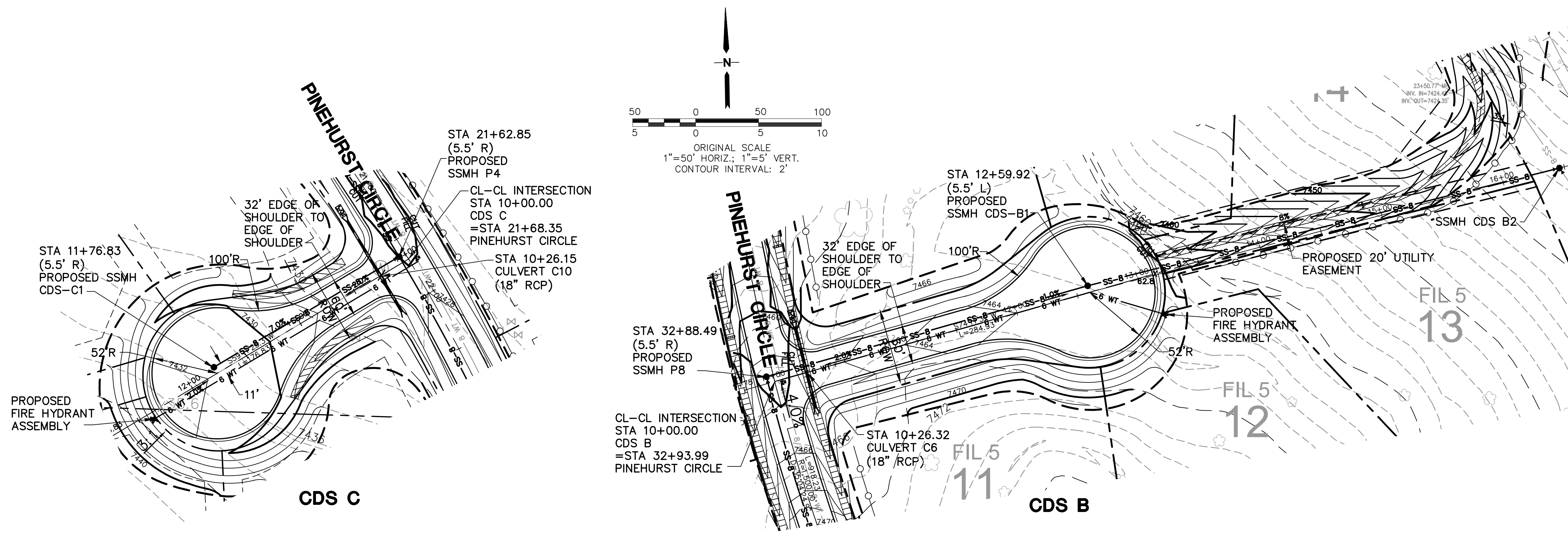
CALL UTILITY NOTIFICATION
CENTER OF COLORADO
1-800-922-1987
CALL 24 HOURS AHEAD IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKINGS OF UNDERGROUND
MEMBER UTILITIES.

WALDEN PRESERVE 2 - FILING NO. 5

CDS B & C PLAN & PROFILE

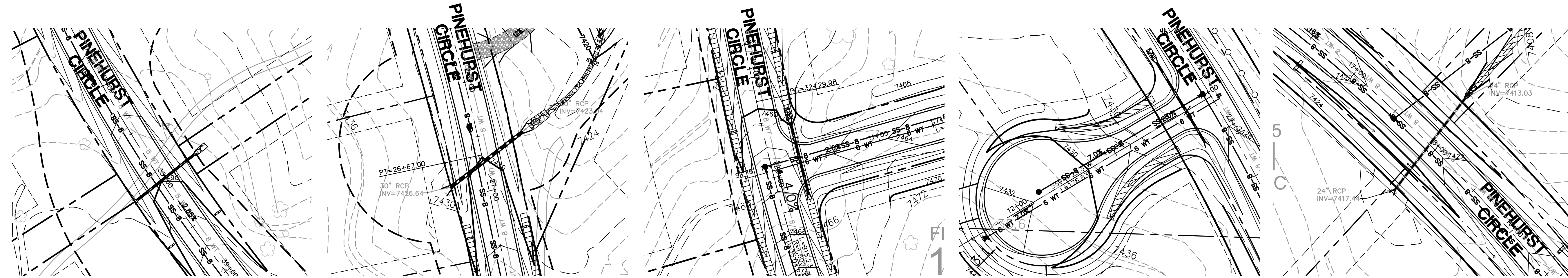
HORIZ. SCALE: 1"=50'
VERT. SCALE: 1"=5'
SURVEYED: RAMPART
CREATED: 12/24/20
PROJECT NO: 040201
DRAWN: BJJ
DESIGNED: JPS
CHECKED: JPS
LAST MODIFIED: 6/04/21
MODIFIED BY: BJJ

SHEET: PP2.2

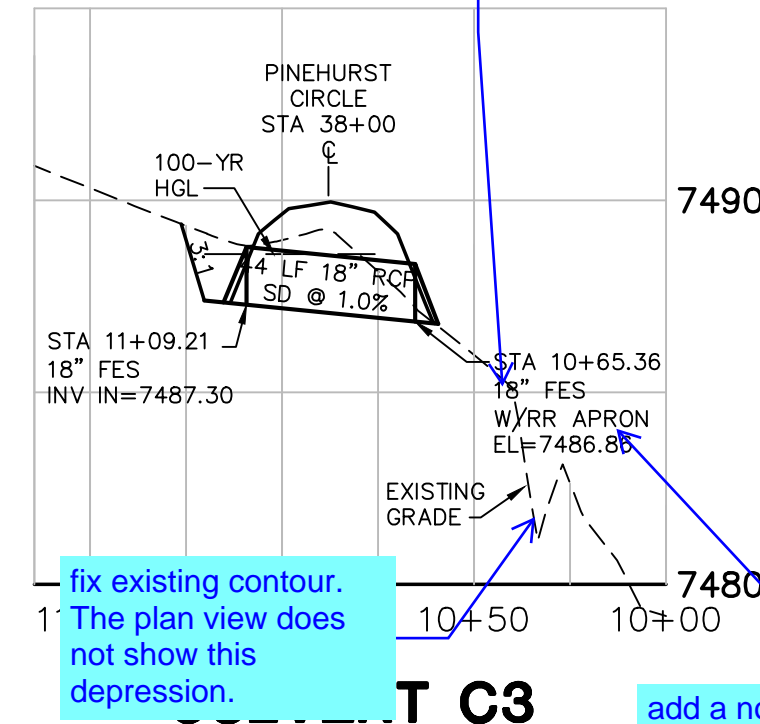


C:\Users\Owner\Dropbox\psprojects\040201\walden_preserve_2\Fig 5\PP2.1.dwg - Jan 12, 2022 - 9:57am

C:\Users\Owner\Dropbox\psprojects\040201\walden_preserve_2\Fig 5\SD1.dwg Jan 25, 2022 - 7:57am

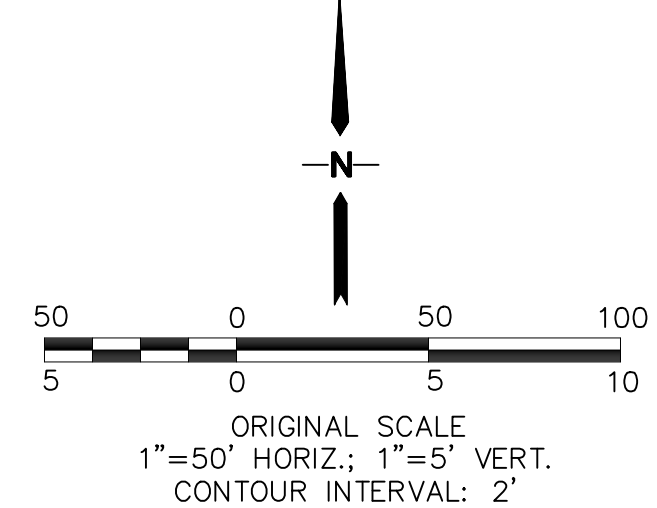


This is still concentrated flow traveling on a steep path. Provide hydraulic analysis verifying no additional erosion protection is needed or extend erosion protection as necessary. Typical for all pipe outfalls. Construction easement is required for offsite work.

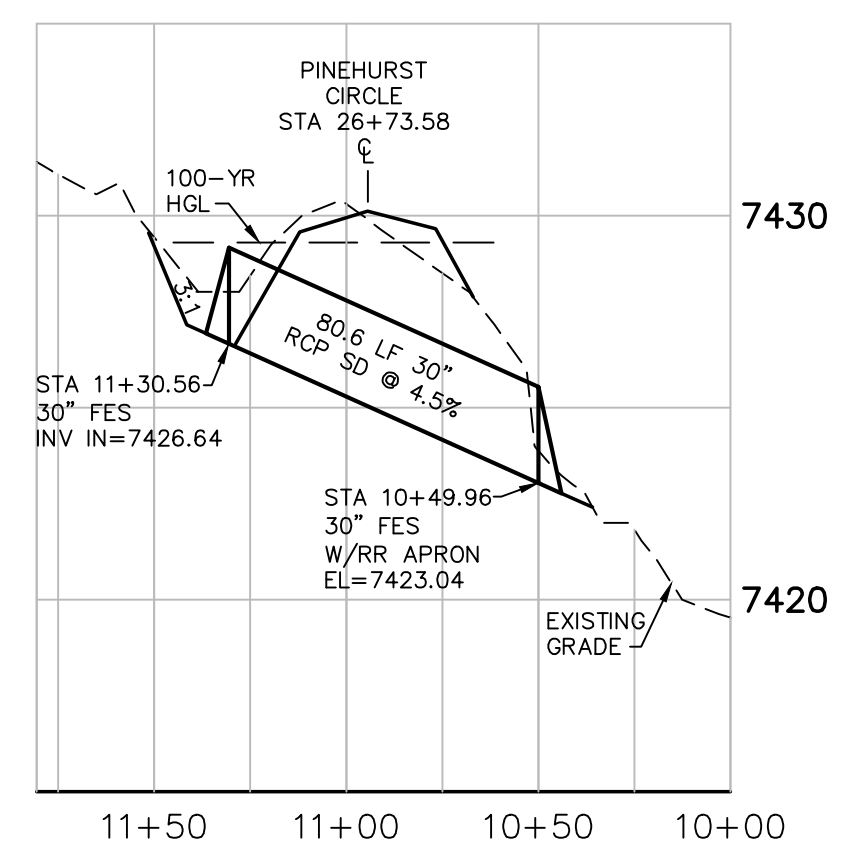


1. fix existing contour. The plan view does not show this depression.

add a note or reference to the GEC for riprap details.

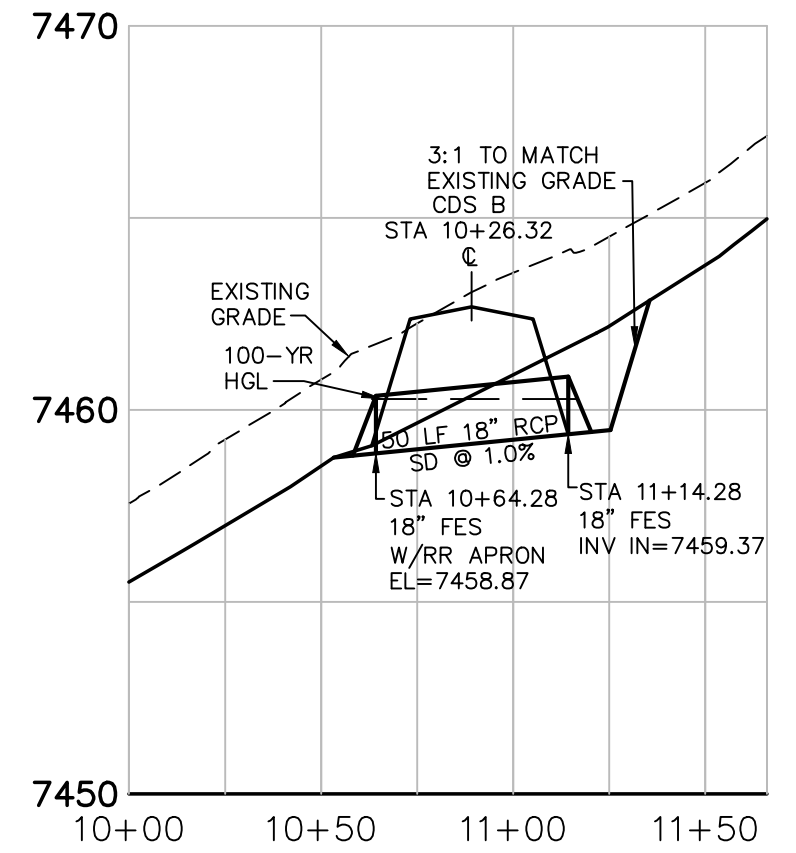


CULVERT C5



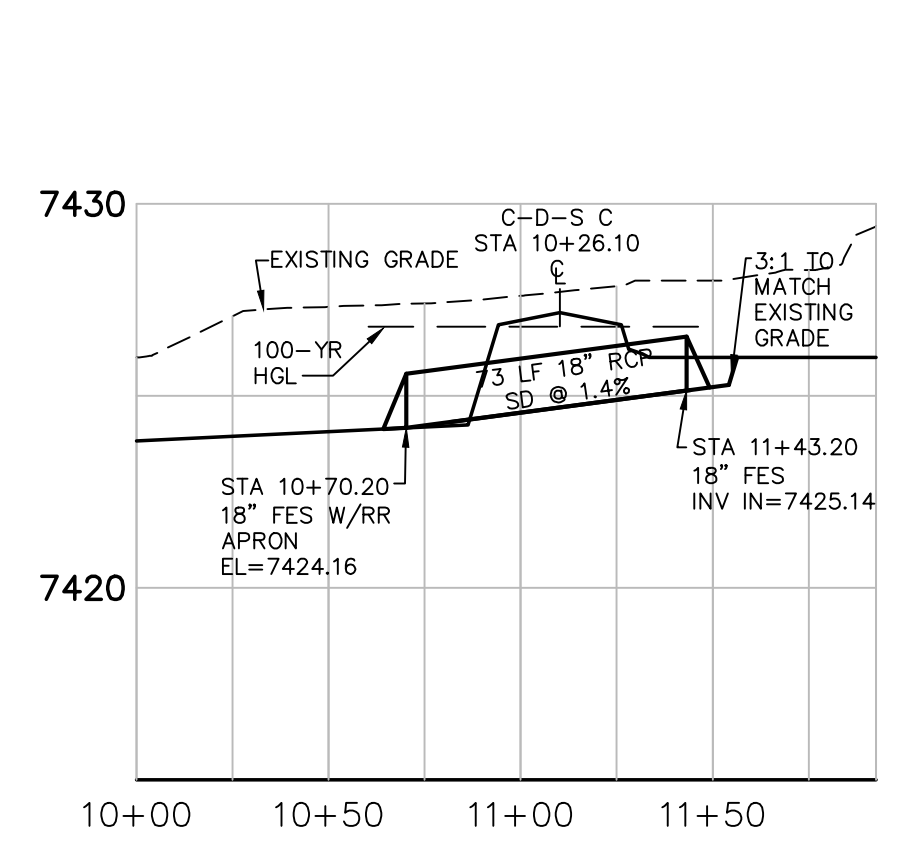
CULVERT C5

CULVERT C6



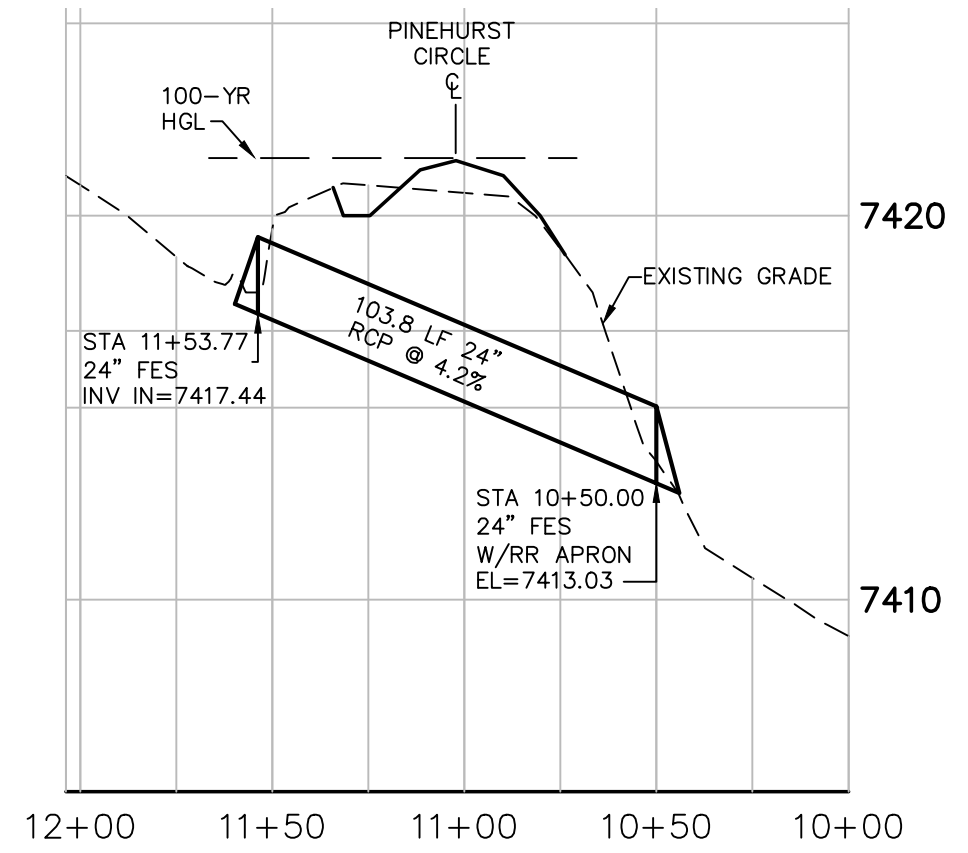
CULVERT C6

CULVERT C10



CULVERT C10

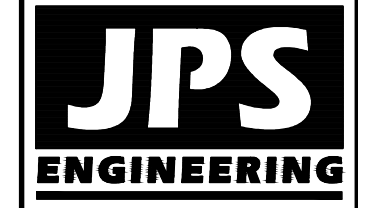
CULVERT C11



CULVERT C11

WALDEN PRESERVE 2 - FILING NO. 5

FILING NO. 5 CULVERTS
PLAN & PROFILE



19 E. Willamette Ave.
Colorado Springs, CO
80903
PH: 719-477-9429
FAX: 719-471-0766
www.jpsegr.com



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

No.	REVISION	BY	DATE
1	FINAL PLAT SUBMITTAL	JPS	1/25/22

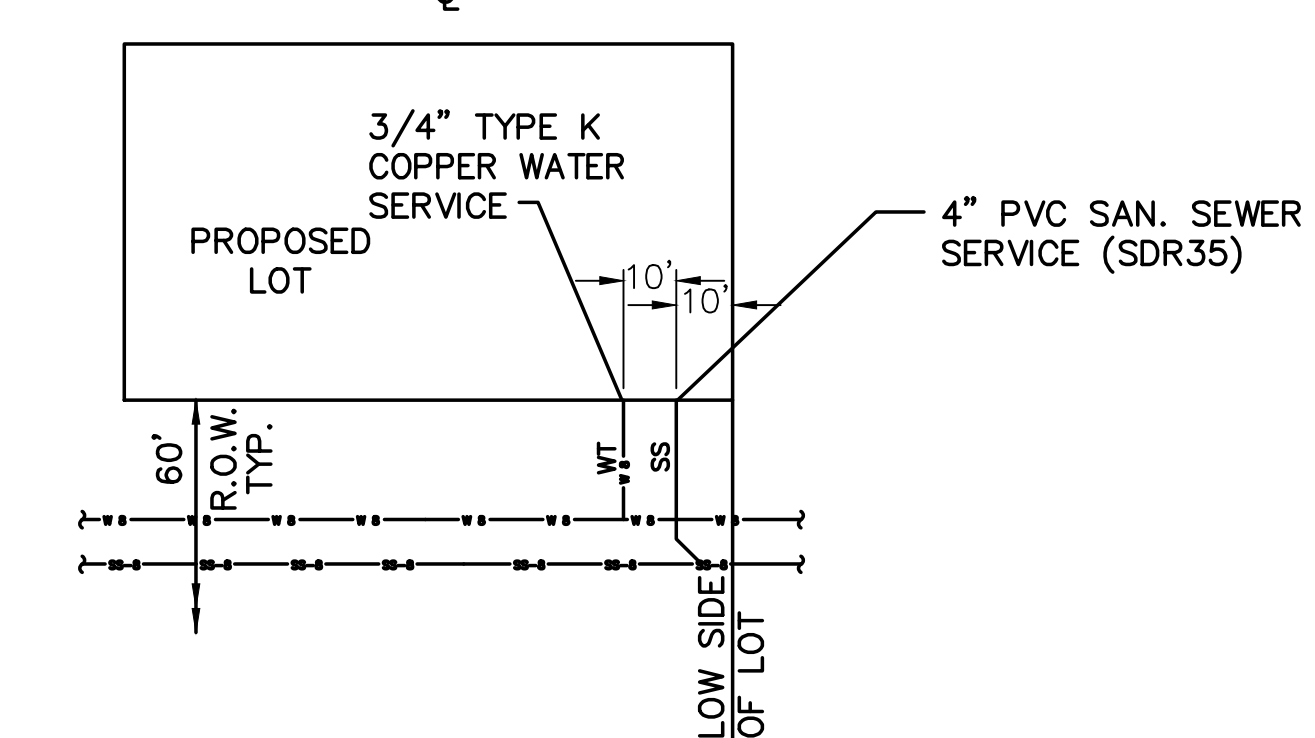
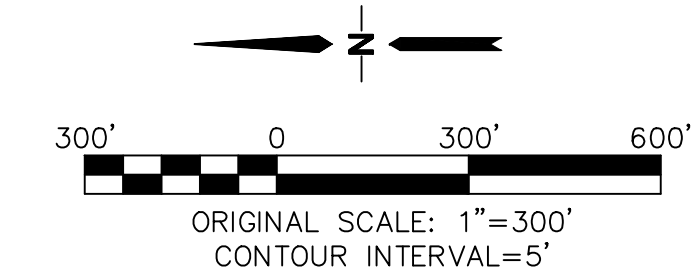
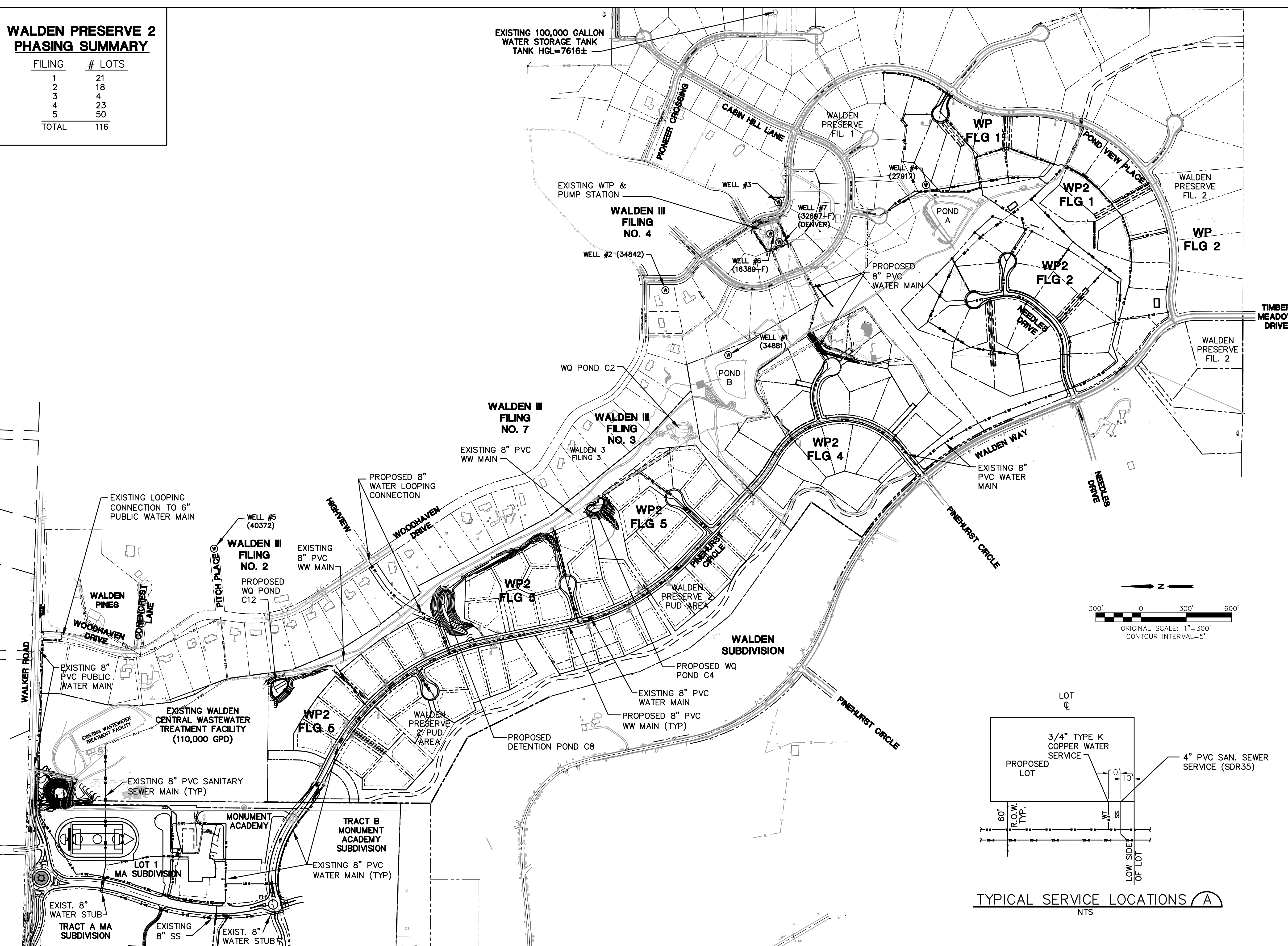
HORIZ. SCALE: 1"=50'	DRAWN: BJJ
VERT. SCALE: 1"=5'	DESIGNED: JPS
SURVEYED: RAMPART	CHECKED: JPS
CREATED: 1/10/22	LAST MODIFIED: 1/25/22
PROJECT NO: 040201	MODIFIED BY: BJJ

SHEET: SD1

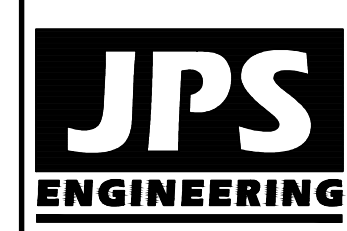
**WALDEN PRESERVE 2
PHASING SUMMARY**

FILING	# LOTS
1	21
2	18
3	4
4	23
5	50
TOTAL	116

EXISTING 100,000 GALLON
WATER STORAGE TANK
TANK HGL=7616±



TYPICAL SERVICE LOCATIONS A
NTS



19 E. Willamette Ave.
Colorado Springs, CO
80903
PH: 719-477-9429
FAX: 719-471-0766
www.jpsegr.com



CALL UTILITY NOTIFICATION
CENTER OF COLORADO
1-800-922-1987
CALL 24 HOURS A DAY IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKINGS OF UNDERGROUND
MEMBER UTILITIES

NO.	REVISION	DATE
1	FINAL PLAT SUBMITTAL	1/10/22

WALDEN WATER SYSTEM

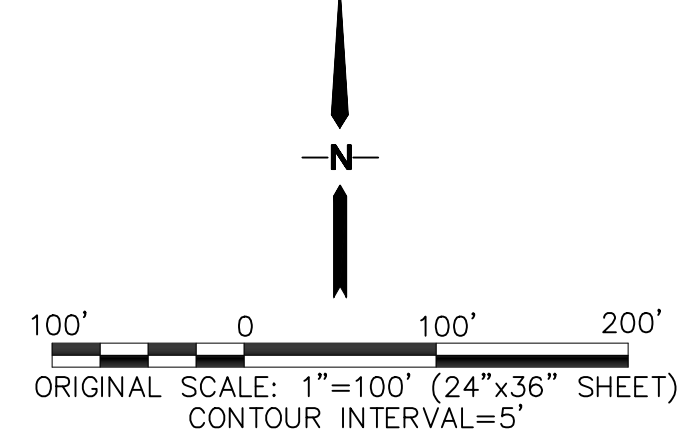
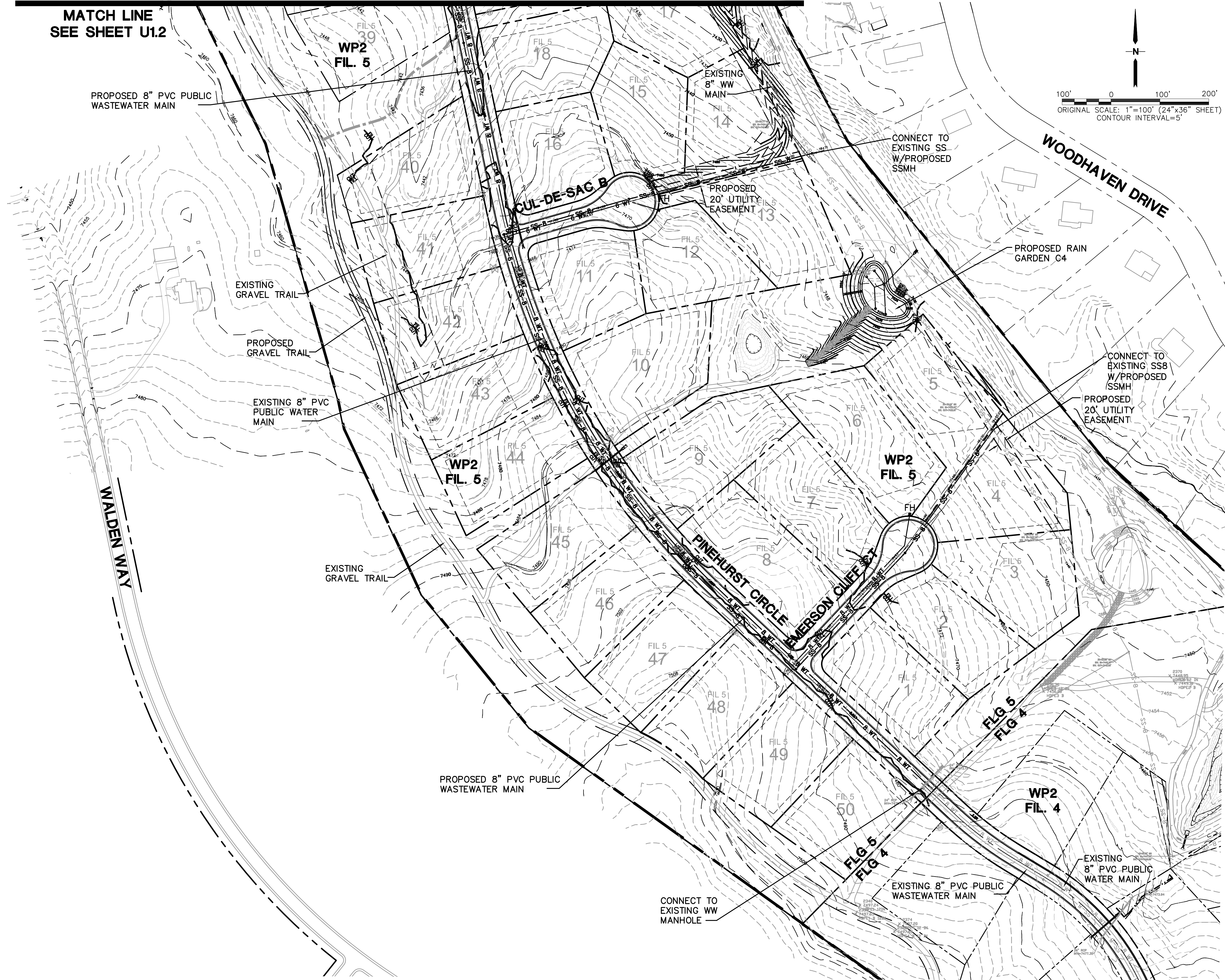
**MASTER
UTILITY PLAN**

HORZ. SCALE: 1"=300'	DRAWN: BJJ
VERT. SCALE: N/A	DESIGNED: JPS
SURVEYED: N/A	CHECKED: JPS
CREATED: 9/14/20	LAST MODIFIED: 1/10/22
PROJECT NO: 040201	MODIFIED BY: BJJ

SHEET: **U1**

C:\Users\Owner\Dropbox\jpsprojects\040201\walden_preserve_2\Fig 5\U1.dwg, Jan 14, 2022 - 10:34am

MATCH LINE
SEE SHEET U1.2

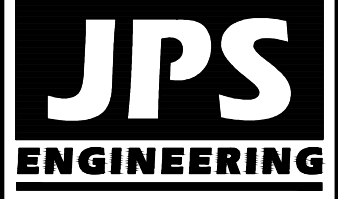


WALDEN PRESERVE 2 - FILING NO. 5

SITE UTILITY PLAN - SOUTH

HORZ. SCALE: 1"=100'	DRAWN: BJJ
VERT. SCALE: N/A	DESIGNED: JPS
SURVEYED: RAMPART	CHECKED: JPS
CREATED: 9/16/20	LAST MODIFIED: 1/24/22
PROJECT NO: 040201	MODIFIED BY: BJJ

SHEET: **U1.1**

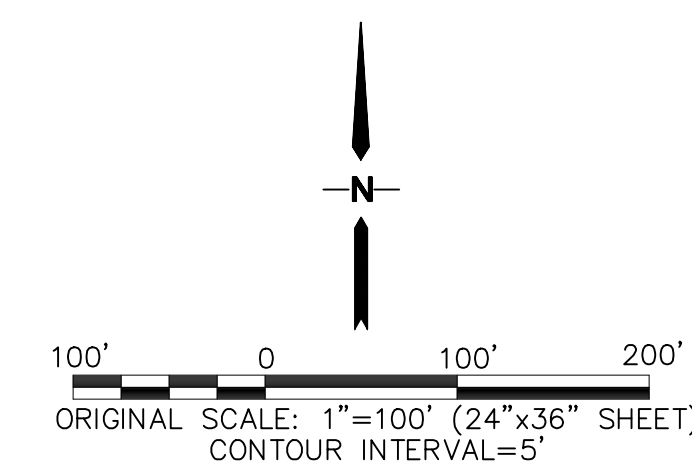
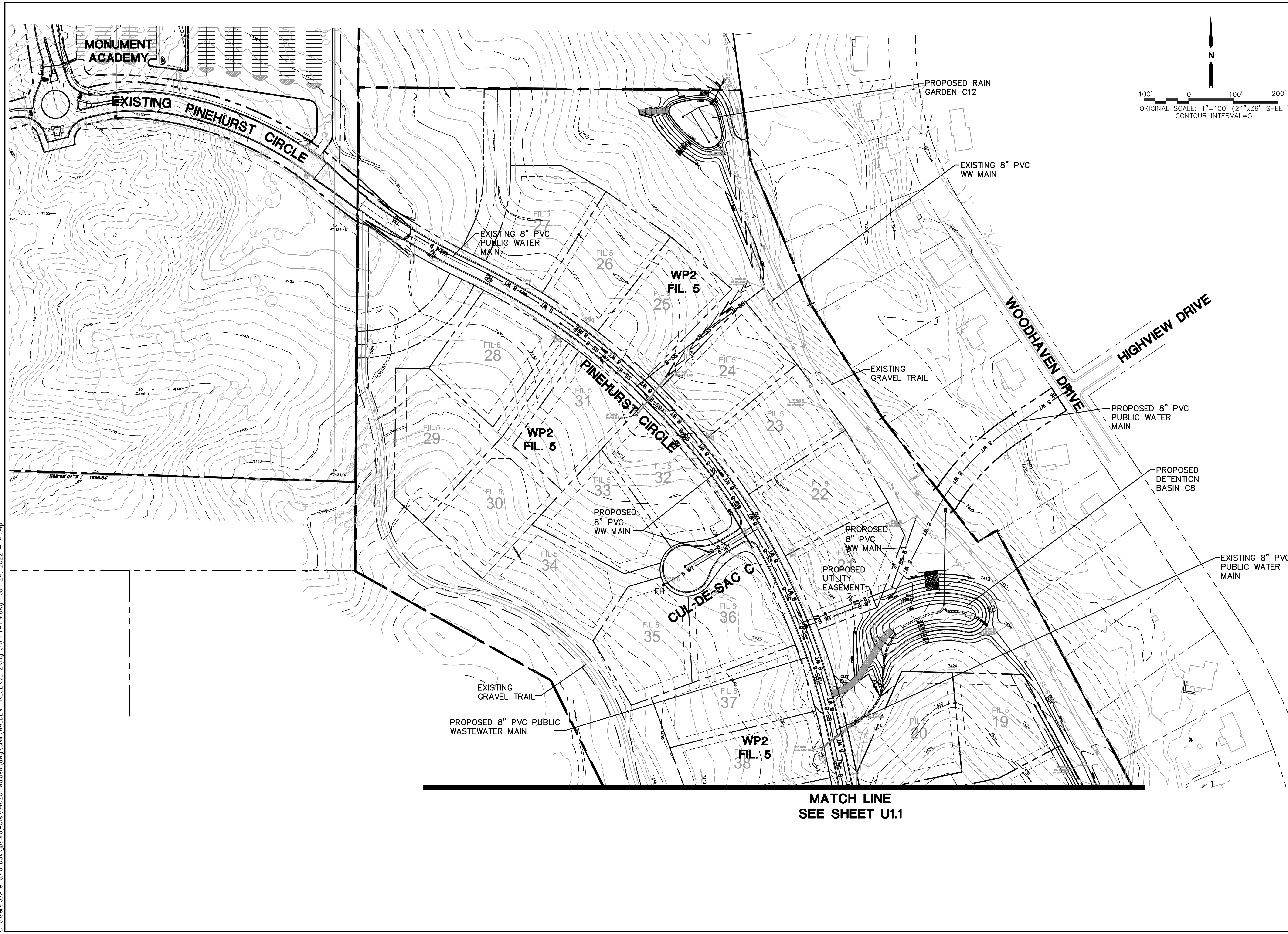


19 E. Willamette Ave.
Colorado Springs, CO
80903
PH: 719-477-9429
FAX: 719-471-0766
www.jpseng.com



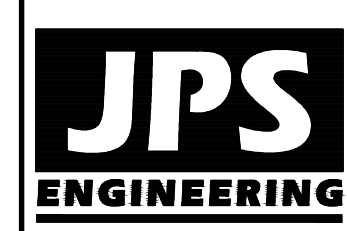
CALL UTILITY NOTIFICATION
CENTER OF COLORADO
1-800-922-1987
CALL 24 HOURS A DAY IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKING OF UNDERGROUND
MEMBER UTILITIES

No.	REVISION	BY	DATE



WALDEN PRESERVE 2 - FILING NO. 5

SITE UTILITY PLAN - NORTH



19 E. Willamette Ave.
Colorado Springs, CO
80903
PH: 719-477-9429
FAX: 719-471-0766
www.jpsegr.com



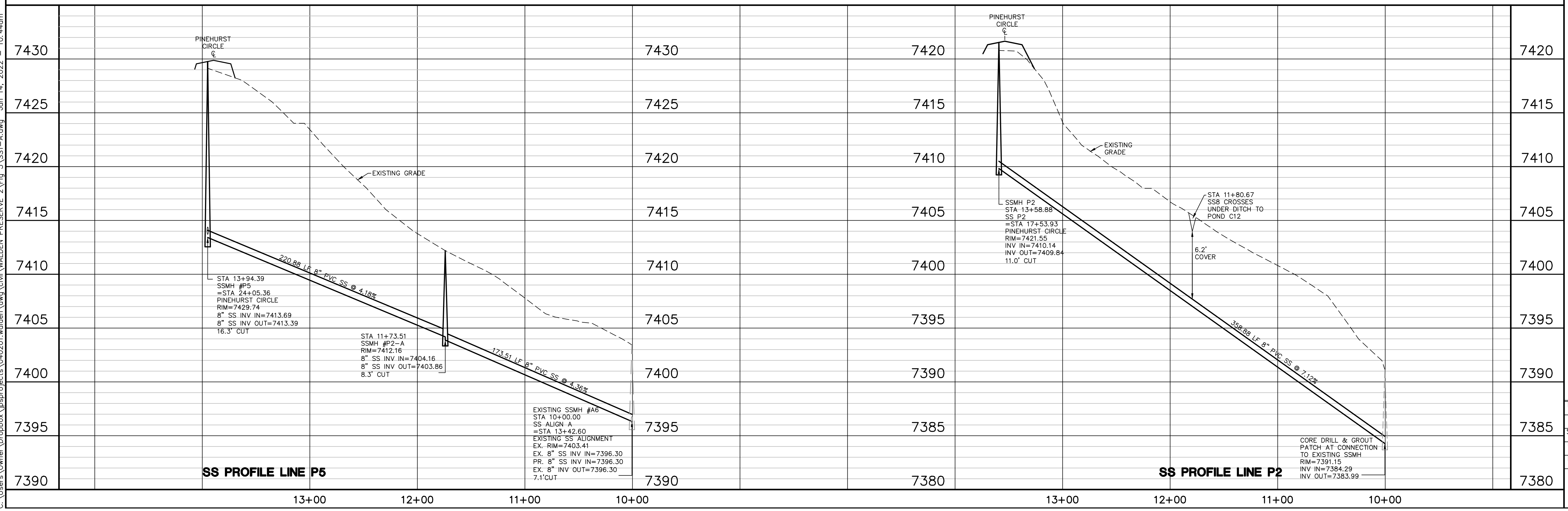
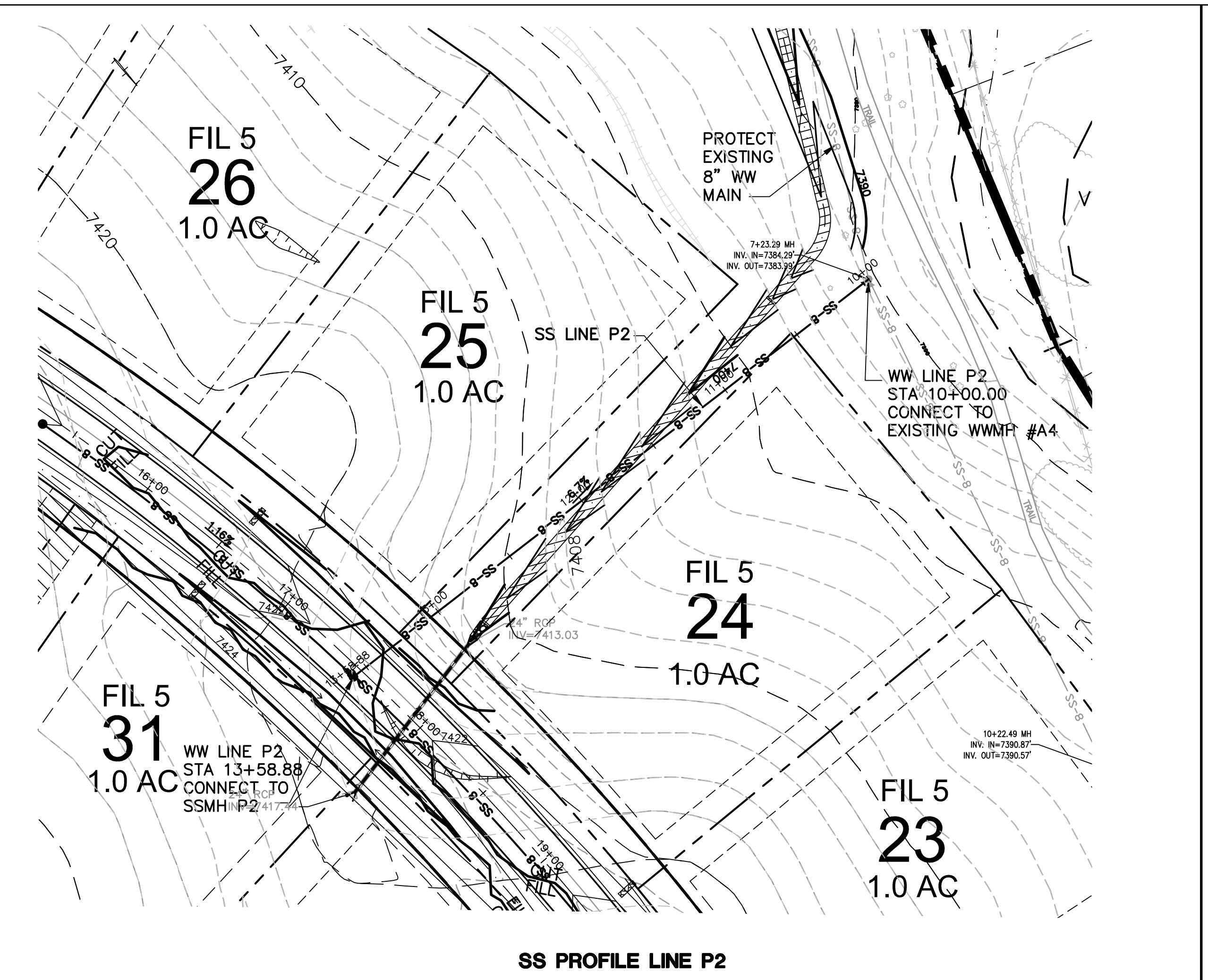
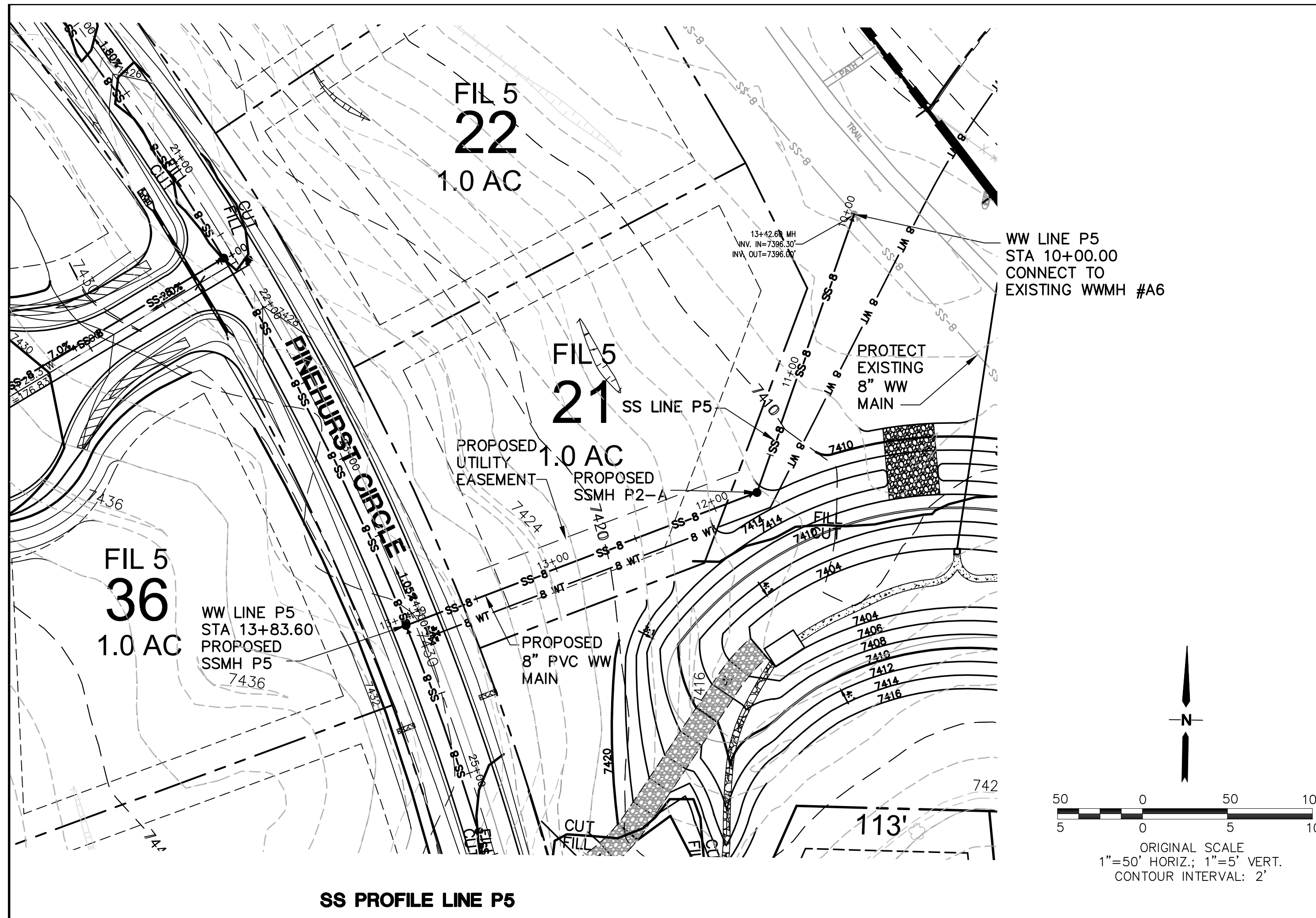
CALL UTILITY NOTIFICATION
CENTER OF COLORADO
1-800-922-1987
CALL BEFORE YOU DIG. IN ADVANCE
BEFORE YOU DIG, GRADE, OR EXCAVATE
FOR THE MARKINGS OF UNDERGROUND
MEMBER UTILITIES.

No.	REVISION	BY	DATE

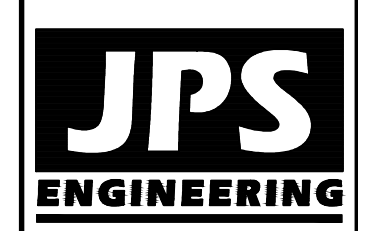
HORZ. SCALE: 1"=100'	DRAWN: BJJ
VERT. SCALE: N/A	DESIGNED: JPS
SURVEYED: RAMPART	CHECKED: JPS
CREATED: 9/16/20	LAST MODIFIED: 2/24/22
PROJECT NO: 040201	MODIFIED BY: BJJ

SHEET: **U1.2**

C:\Users\Owner\Desktop\psprojects\040201\walden_preserve_2\fig_5\U1.1-1.4.dwg - Jun 24, 2022 - 4:34pm



WALDEN PRESERVE 2 - FILING NO. 5



19 E. Willamette Ave.
Colorado Springs, CO 80903
PH: 719-477-9429
FAX: 719-471-0766
www.jpsegr.com



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

NO.	REVISION	BY	DATE

OFF-STREET SANITARY SEWER PLAN & PROFILES

HORIZ. SCALE: 1"=50'
VERT. SCALE: 1"=5'
SURVEYED: RAMPART
CREATED: 8/17/21
PROJECT NO: 040201
SHEET: SS1

DRAWN: BJJ
DESIGNED: JPS
CHECKED: JPS
LAST MODIFIED: 1/10/22
MODIFIED BY: BJJ

C:\Users\Owner\Dropbox\psprojects\040201\walden_preserve_2\Fig 5\SS1-A.dwg Jan 14, 2022 - 10:44am