

TRAILS AT ASPEN RIDGE - FILING NO. 5

EL PASO COUNTY, COLORADO

8" PUBLIC WATERLINE PLANS

AUGUST, 2026

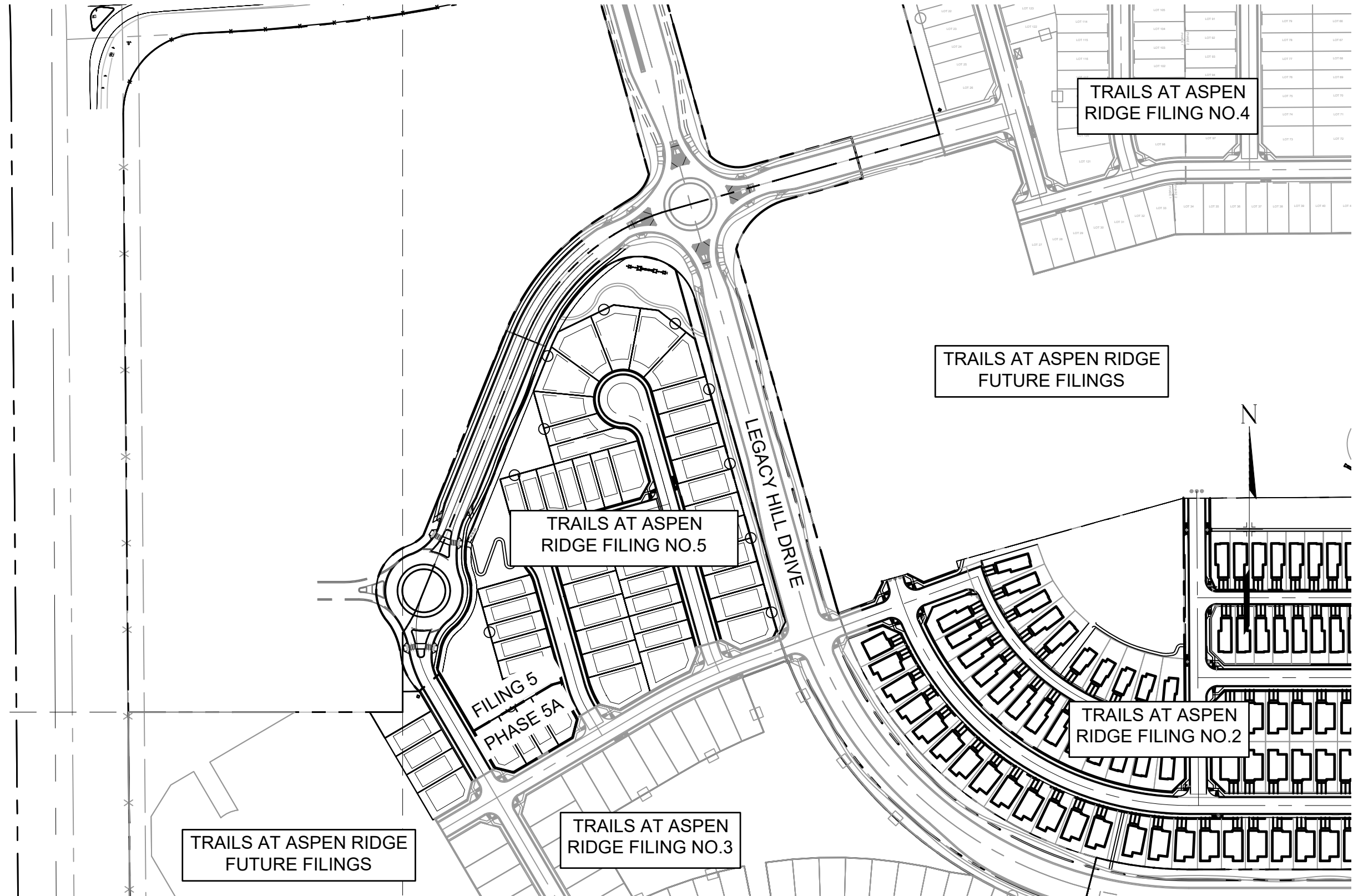
SHEET No. 1



Know what's below.
Call before you dig.

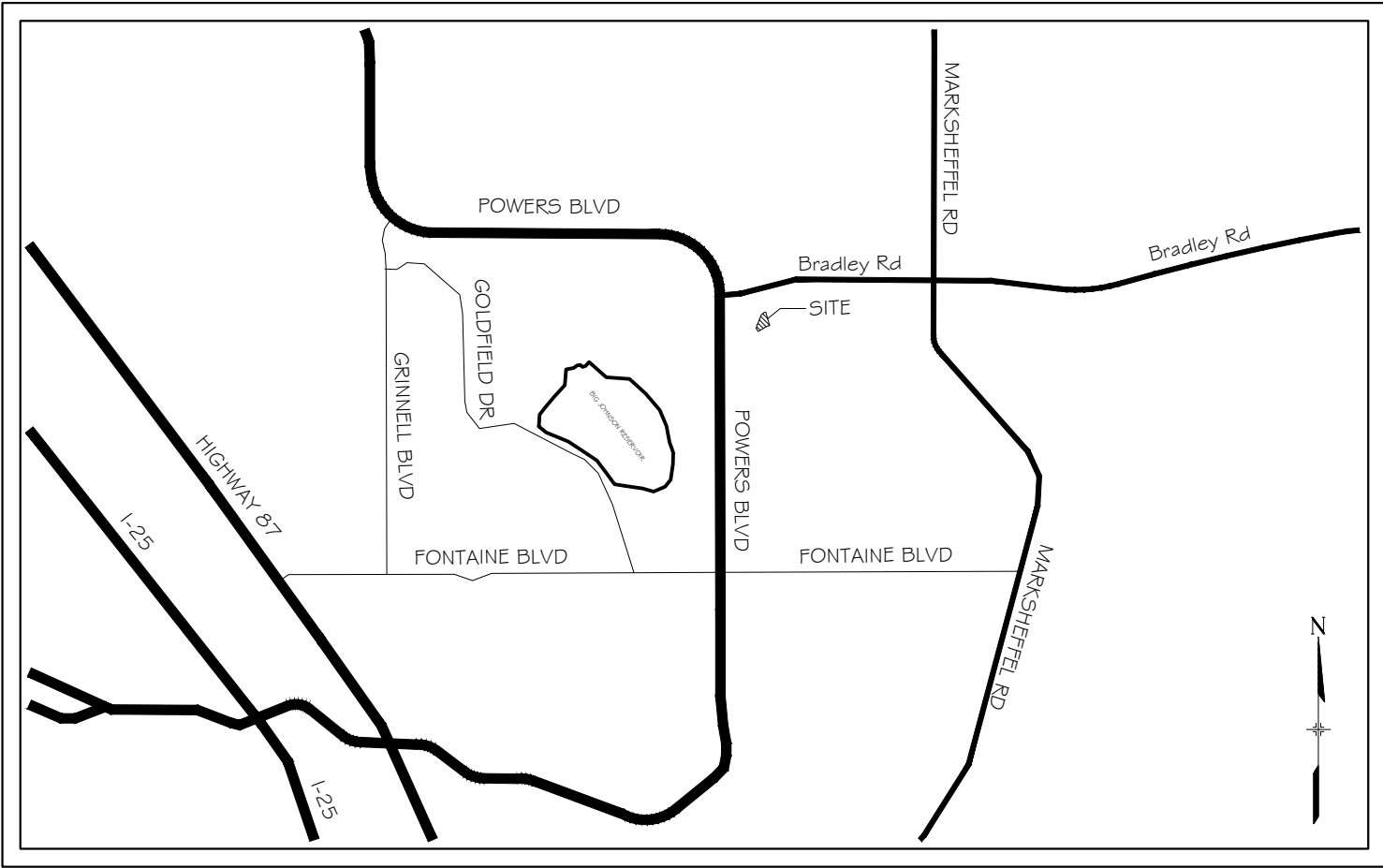
INDEX OF SHEETS		SHEET No.
TS01	TITLE SHEET	1
GN01	GENERAL NOTES	2
WT01-4	WATER LINE PLAN & PROFILE	3-6
WT05	WATER SERVICE PLAN	7

OWNER	HUNT LB VH HOLDINGS LLC 1330 AVENUE OF THE AMERICAS,FLR 28 NEW YORK, NY 10019
DEVELOPER	COLA, LLC 555 MIDDLE CREEK PKWY, SUITE 500 COLORADO SPRINGS, CO 80910
CIVIL ENGINEER	MATRIX DESIGN GROUP 2435 RESEARCH PARKWAY, SUITE 300 COLORADO SPRINGS, CO 80920
WATER & SANITARY SEWER	WIDEFIELD WATER AND SANITATION DISTRICT 8495 FONTAINE BOULEVARD COLORADO SPRINGS, CO 80925 ROBERT BANNISTER, (719) 390-7111
ELECTRIC	MOUNTAIN VIEW ELECTRIC ASSOCIATION (719) 495-2283
GAS	COLORADO SPRINGS UTILITIES 1521 HANCOCK EXPRESSWAY COLORADO SPRINGS, CO MARY HOAGLUND (719) 668-4083
STREET	EL PASO COUNTY PUBLIC SERVICES DEPARTMENT (719) 520-6460
DRAINAGE	EL PASO COUNTY PUBLIC SERVICES DEPARTMENT (719) 520-6460
FIRE DEPARTMENT	SECURITY FIRE DEPARTMENT 400 SECURITY BOULEVARD SECURITY, CO 80911 (719) 392-7121



SITE MAP

1" = 200'



VICINITY MAP
N.T.S.

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 _____

SIGNED _____ DATE _____
FIRE PROTECTION DISTRICT

DISTRICT APPROVALS:

THE WIDEFIELD WATER AND SANITATION DISTRICT RECOGNIZES THE DESIGN ENGINEER AS HAVING RESPONSIBILITY FOR THE DESIGN AND HAS LIMITED ITS SCOPE OF REVIEW ACCORDINGLY.

WIDEFIELD WATER AND SANITATION DISTRICT
WATER DESIGN APPROVAL

DATE: _____ BY: _____

PROJECT NUMBER: _____

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

WATER AND SANITARY SEWER APPROVAL

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 OPERATION DAMAGES AND DEFECTS IN INSTALLATION AND MATERIAL FOR MAINS AND SERVICES FROM THE DATE OF APPROVAL UNTIL FINAL ACCEPTANCE IS ISSUED.

SIGNED _____ DATE _____
OWNER/DEVELOPER

PRINT NAME _____

DBA _____

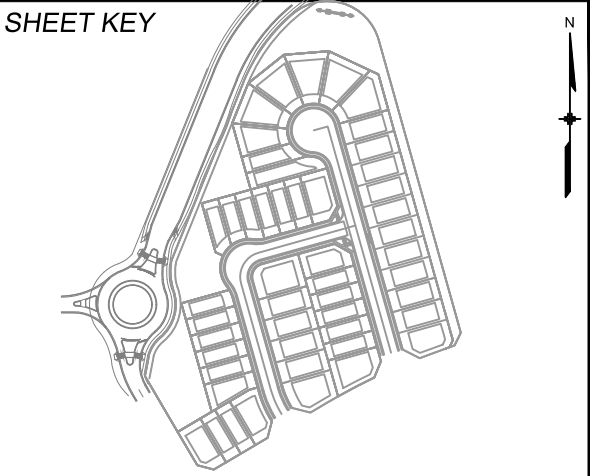
ADDRESS _____

NODE	FIRE FLOW (GPM)	PSI @ MDD
A	2,160	25
B	1,830	20.2

NOTE: FIRE FLOW AND PRESSURE VALUES ARE PROVIDED BY WIDEFIELD DISTRICT ENGINEERING CONSULTANT BASED ON LATEST WATER MODELING.

THE LOCATIONS OF EXISTING ABOVE GROUND AND UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL ABOVE GROUND AND UNDERGROUND UTILITIES.

REFERENCE DRAWINGS	##	##	##	##
X-886-PR SITE-F2	##	##	##	##
X-886-PR SITE_F1	##	##	##	##
886-PR Legacy Drive	##	##	##	##
X-Title Utilities	##	##	##	##
X-886-PR-SITE - F4	##	##	##	##
X-886-PR-SITE - F5	No.	DATE	DESCRIPTION	BY
X-886-PR-SITE - F3	REVISIONS			
X-886-EX-BASE-BRADLEY ROAD				
X-886-EX SURVEY				
886-PR Legacy Drive Roundabout				
X-1213-PR_BASE MATRIX				
COMPUTER FILE MANAGEMENT				
FILE NAME: S:\21.886.048 (Trails at Aspen Ridge - F5)\100 Dwg\104 Plan Sets\Construction Plans\Utility Plans\Water Plan\TS01.dwg				
CTB FILE: ----				
PLOT DATE: August 13, 2026 7:07:39 AM				
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE.				

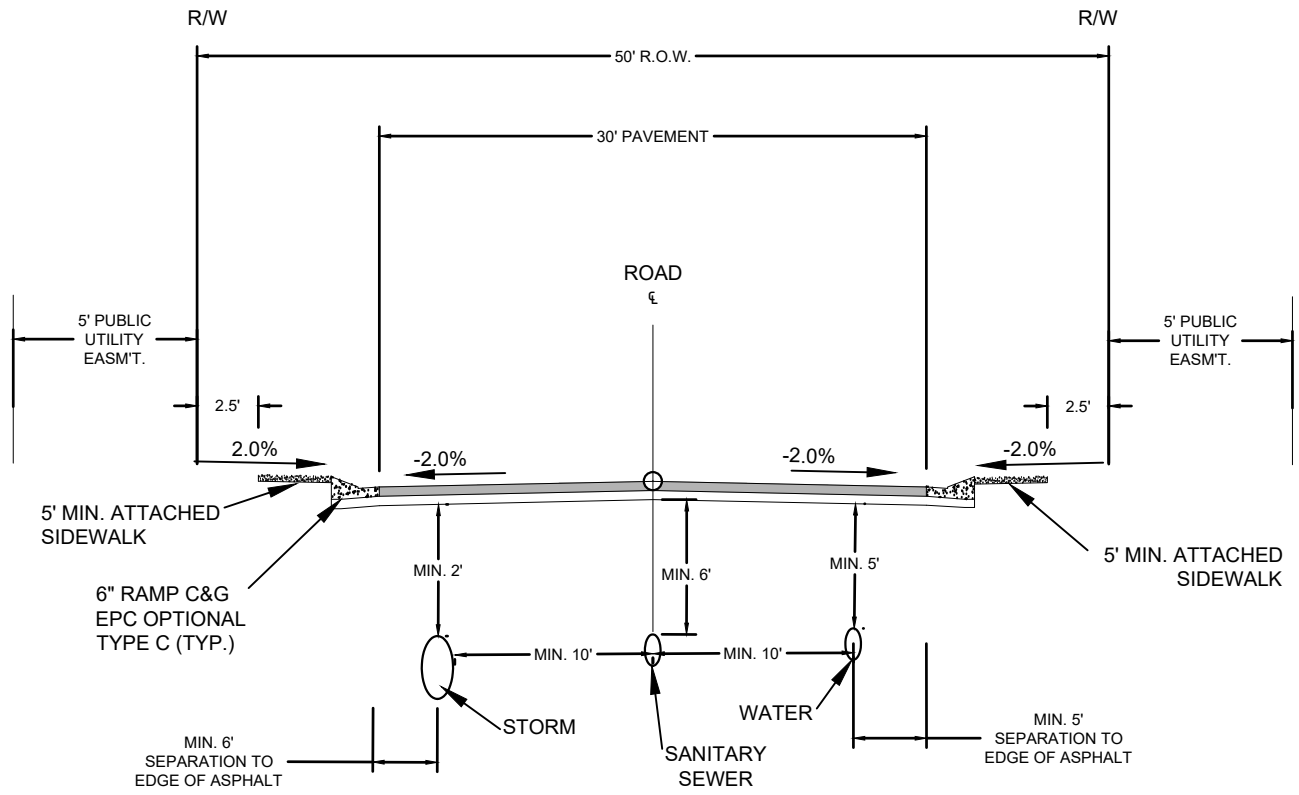


BENCHMARK COLORADO SPRINGS UTILITIES (FIMS) MONUMENT F206 A BERTSEN TOP SECURITY MONUMENT SYSTEM WITH A 3.5-INCH DIAMETER ALUMINUM CAP IN A ROAD BOX, LOCATED ON THE NORTHWEST CORNER OF FONTAINE BOULEVARD AND POWERS BOULEVARD. ELEVATION - 5897.89' U.S. SURVEY FT	BASIS OF BEARING BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE 6TH P.M. SAID LINE BEARS S89°51'23"E FROM THE NORTHWEST CORNER OF SAID SECTION 9 (2 1/2" AULM. CAP PLS 17664) TO THE N 1/4 CORNER OF SAID SECTION 9 (3 1/4" AULM. CAP PLS 10377)
---	---

PREPARED BY:

SEAL	TRAILS AT ASPEN RIDGE			
	FILING NO. 5 PUBLIC WATERLINE PLANS			
	TITLE SHEET			
FOR AND ON BEHALF OF MATRIX DESIGN GROUP, INC. PROJECT No. 21.886.048	DESIGNED BY: CRD DRAWN BY: TRS CHECKED BY: NMS	SCALE HORIZ. N/A VERT. N/A	DATE ISSUED: AUGUST, 2026 SHEET 1 OF 7	DRAWING No. TS01

TYPICAL STREET CROSS-SECTIONS



TYPICAL SECTION
(URBAN LOCAL ROADWAY)

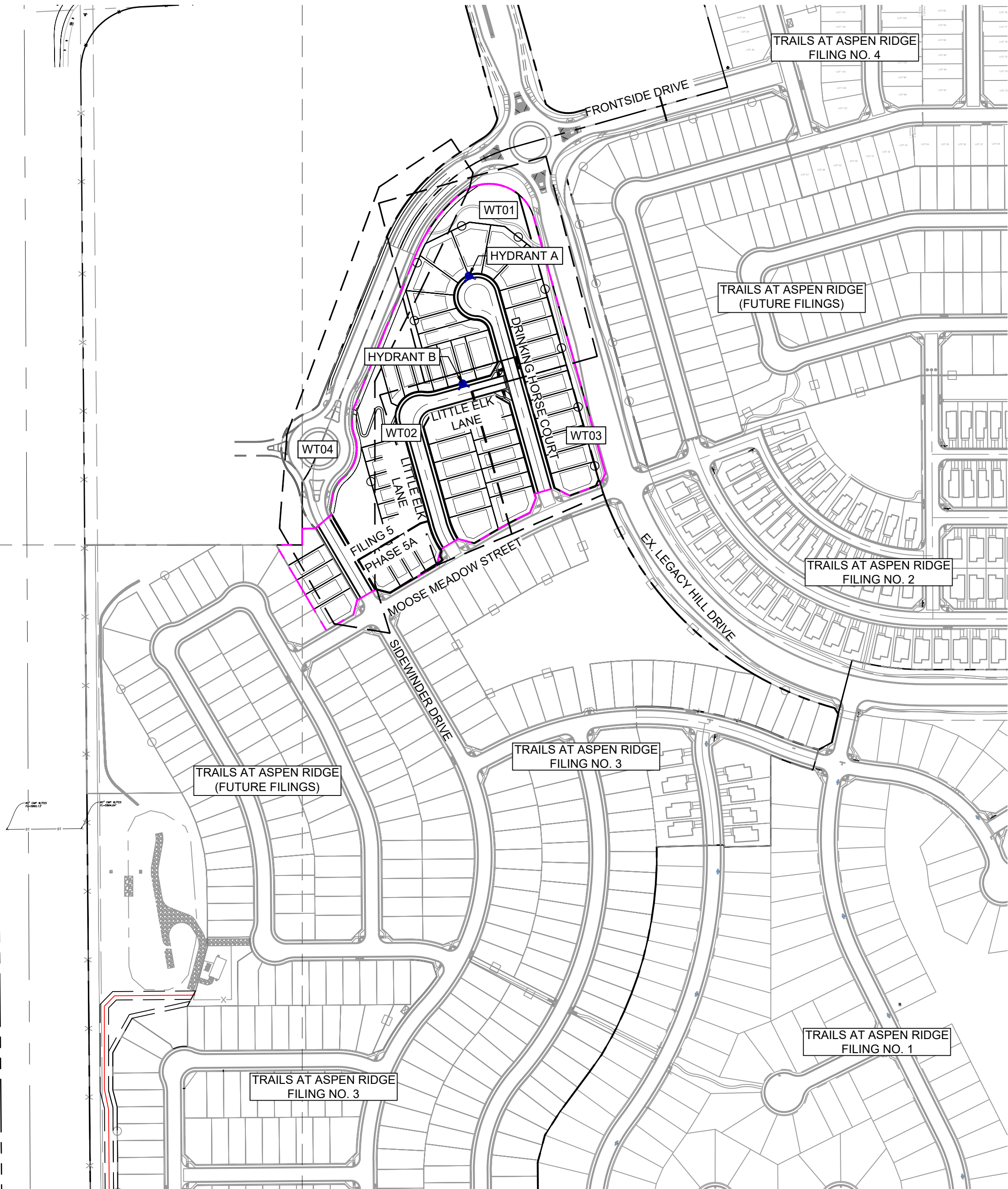
SCALE : N.T.S.

ABBREVIATIONS

ASSY	ASSEMBLY
BOP	BOTTOM OF PIPE
BOV	BLOWOFF ASSEMBLY AND VALVE
CPLG	COUPLING
(INS.)	(INSULATING)
(RED.)	(REDUCING)
(STR.)	(STRAIGHT)
CRA	CONCRETE REVERSE ANCHOR
CTRB	CONCRETE THRUST REACTION BLOCK
DEFL	DEFLECT
DIP	DUCTILE IRON PIPE
EL.	ELEVATION
EX	EXISTING
FLG	FLANGE
FH	FIRE HYDRANT
GPM	GALLONS PER MINUTE
GRD BRK	V.P.I. GRADE BREAK
HYD ASSY	INCLUDES FIRE HYDRANT, LATERAL, VALVE, TIE RODS, AND REVERSE ANCHOR.
INV	INVERT
LT	LEFT OF CENTER LINE
MIN	MINIMUM
MJ	MECHANICAL JOINT
N,S,E,W	NORTH,SOUTH,EAST,WEST
PL	PROPERTY LINE
PSI	POUNDS PER SQUARE INCH
PVC	POLYVINYL CHLORIDE PIPE
RCP	REINFORCED CONCRETE PIPE
RED	REDUCER
RSNTS	MJ RESTRAINT (i.e. MEGALUG)
RT	RIGHT OF CENTER LINE
SJ	SLIP JOINT
SS	SANITARY SEWER
STA	STATION
STS	STORM SEWER
TOP	TOP OF PIPE
TYP	TYPICAL
WL	WATER LINE

LEGEND

	VALVE (PROPOSED)
	VALVE (EXISTING)
	BLOWOFF (PROPOSED)
	BLOWOFF (EXISTING)
	PLUG (PROPOSED)
	PLUG (EXISTING)
	EXISTING FIRE HYDRANT
	PROPOSED FIRE HYDRANT
	PROPERTY LINE
	CURB LINE
	EXISTING GAS MAIN
	EXISTING WATER
	PROPOSED 8" WATER
	PROPOSED 12" WATER
	EXISTING STORM DRAIN
	PROPOSED STORM DRAIN
	EXISTING SAN. SEWER
	PROPOSED SAN. SEWER
	EXISTING MANHOLE
	PROPOSED MANHOLE



OVERALL LAYOUT

SCALE: 1" = 200'

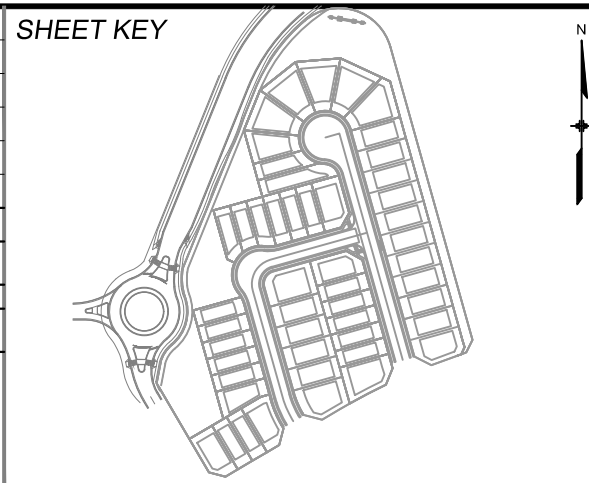
WIDEFIELD WATER AND SANITATION DISTRICT GENERAL NOTES

- ALL UTILITY CONSTRUCTION TO BE CONDUCTED IN CONFORMANCE WITH THE CURRENT WIDEFIELD WATER AND SANITATION DISTRICT SPECIFICATIONS. COMPACTION REQUIREMENTS SHALL BE 95% STANDARD PROCTOR AS DETERMINED BY ASTM D698, UNLESS OTHERWISE APPROVED BY THE WIDEFIELD WATER AND SANITATION DISTRICT OR A HIGHER STANDARD IS IMPOSED BY ANOTHER AGENCY HAVING RIGHT-OF-WAY JURISDICTION.
- ALL MATERIALS AND WORKMANSHIP SHALL BE SUBJECT TO INSPECTION BY THE WIDEFIELD WATER AND SANITATION DISTRICT. THE WIDEFIELD WATER AND SANITATION DISTRICT RESERVES THE RIGHT TO ACCEPT OR REJECT ANY SUCH MATERIALS AND WORKMANSHIP THAT DOES NOT CONFORM TO ITS STANDARDS AND SPECIFICATIONS.
- THE DEVELOPER OR HIS ENGINEER HAS LOCATED ALL FIRE HYDRANTS AND FUTURE SERVICE STUBS. ANY REQUIRED REALIGNMENT, EITHER HORIZONTAL OR VERTICAL, SHALL BE AT THE EXPENSE OF THE DEVELOPER.
- ALL DUCTILE IRON PIPE, TO INCLUDE FITTINGS, VALVES AND FIRE HYDRANTS WILL BE WRAPPED WITH POLYETHYLENE TUBING, AND ELECTRICALLY ISOLATED.
- ALL DUCTILE IRON PIPE AND FITTINGS SHALL BE DOUBLE BONDED. SPECIFICATIONS FOR CATHODIC PROTECTION ON BOTH DIP MAINS AND PVC MAINS IS SPECIFIED IN THE STANDARDS AND SPECIFICATIONS.
- PVC MAIN LINES SHALL BE INSTALLED WITH COATED NO. 12 TRACER WIRE.
- THE CONTRACTOR IS REQUIRED TO NOTIFY THE WIDEFIELD WATER AND SANITATION DISTRICT (390-7111) A MINIMUM OF 48 HOURS AND A MAXIMUM OF 96 HOURS PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL ALSO NOTIFY AFFECTED UTILITY COMPANIES 48 HOURS PRIOR TO CONSTRUCTION ADJACENT TO THE KNOWN UTILITY LINES.
- THE LOCATION OF ALL UTILITIES AS SHOWN ON THESE DRAWINGS ARE APPROXIMATE ONLY. THE LOCATION OF ALL UTILITIES SHALL BE VERIFIED PRIOR TO CONSTRUCTION BY THE CONTRACTOR.
- THE CONTRACTOR SHALL FIELD EXCAVATE AND VERIFY THE VERTICAL AND HORIZONTAL LOCATION OF ALL TIE-INS. CONTRACTOR SHALL NOTIFY THE WIDEFIELD WATER AND SANITATION DISTRICT AND THE ENGINEER OF THE FIELD VERIFIED INFORMATION PRIOR TO CONSTRUCTION.
- ALL BENDS SHALL BE FIELD STAKED PRIOR TO CONSTRUCTION.
- ANY WATER UTILITY MATERIAL REMOVED AND NOT REUSED SHALL BE RETURNED TO THE WIDEFIELD WATER AND SANITATION DISTRICT IF THE DISTRICT SO REQUESTS.
- THE CONTRACTOR SHALL AT HIS EXPENSE SUPPORT AND PROTECT ALL UTILITY MAINS SO THAT THEY WILL FUNCTION CONTINUOUSLY DURING CONSTRUCTION. SHOULD A UTILITY MAIN FAIL AS A RESULT OF THE CONTRACTOR'S OPERATION, IT WILL BE REPLACED IMMEDIATELY BY EITHER THE CONTRACTOR OR THE WIDEFIELD WATER AND SANITATION DISTRICT AT FULL COST OF LABOR AND MATERIALS TO THE CONTRACTOR.
- ANY PUMPING OR BYPASS OPERATIONS MUST BE REVIEWED AND APPROVED PRIOR TO EXECUTION BY BOTH THE WIDEFIELD WATER AND SANITATION DISTRICT AND THE ENGINEER.
- CONTRACTOR MUST REPLACE OR REPAIR ANY DAMAGE TO ALL SURFACE IMPROVEMENTS, INCLUDING BUT NOT LIMITED TO FENCES, CURB AND GUTTER AND/OR ASPHALT THAT MAY BE CAUSED DURING CONSTRUCTION.
- ALL WATER LINES 6" AND LARGER, AND ALL SEWER LINES 8" AND LARGER, SHALL HAVE AS "AS-BUILT" PLANS PREPARED AND APPROVED PRIOR TO FINAL ACCEPTANCE BY THE WIDEFIELD WATER AND SANITATION DISTRICT.
- PRIOR TO CONSTRUCTION, A PRE-CONSTRUCTION CONFERENCE IS REQUIRED A MINIMUM OF 72 HOURS IN ADVANCE OF COMMENCEMENT OF WORK. TO SET THE PRE-CONSTRUCTION CONFERENCE, CONTACT BRANDON BERNARD-WATER DIVISION MANAGER AND/OR TRAVIS JONES, WASTEWATER DIVISION MANAGER AT (719)955-0548 OF THE WIDEFIELD WATER AND SANITATION DISTRICT FOR A TIME. NO PRE-CONSTRUCTION CONFERENCE TIMES WILL BE SET UNTIL 4 SETS OF SIGNED DRAWINGS ARE RECEIVED BY THE WIDEFIELD W & S DISTRICT. PRE-CONSTRUCTION DATE/INITIALS _____.



REFERENCE DRAWINGS	##	##	##	##
X-886-PR-SITE-F2	##	##	##	##
X-886-PR-SITE-F1	##	##	##	##
886-PR Legacy Drive	##	##	##	##
X-886-PR-SITE-F5	##	##	##	##
X-886-PR-SITE-F3	##	##	##	##
X-886-PR-SITE-F4	##	##	##	##
X-886-PR-WTR-F4	##	##	##	##
X-886-PR-WTR-F5	##	##	##	##
X-886-PR-WTR-F3	##	##	##	##
19-886-PR-UTIL	##	##	##	##
X-716-Utilities	##	##	##	##
X-886-PR-SITE-F6	##	##	##	##
X-886-PR-SITE-F7	##	##	##	##
886-PR Legacy Drive-Roundabout	##	##	##	##
X-886-EX-BASE-BRADLEY ROAD	##	##	##	##
X-886-EX SURVEY	##	##	##	##
X-1213-PR-BASE-MATRIX	##	##	##	##

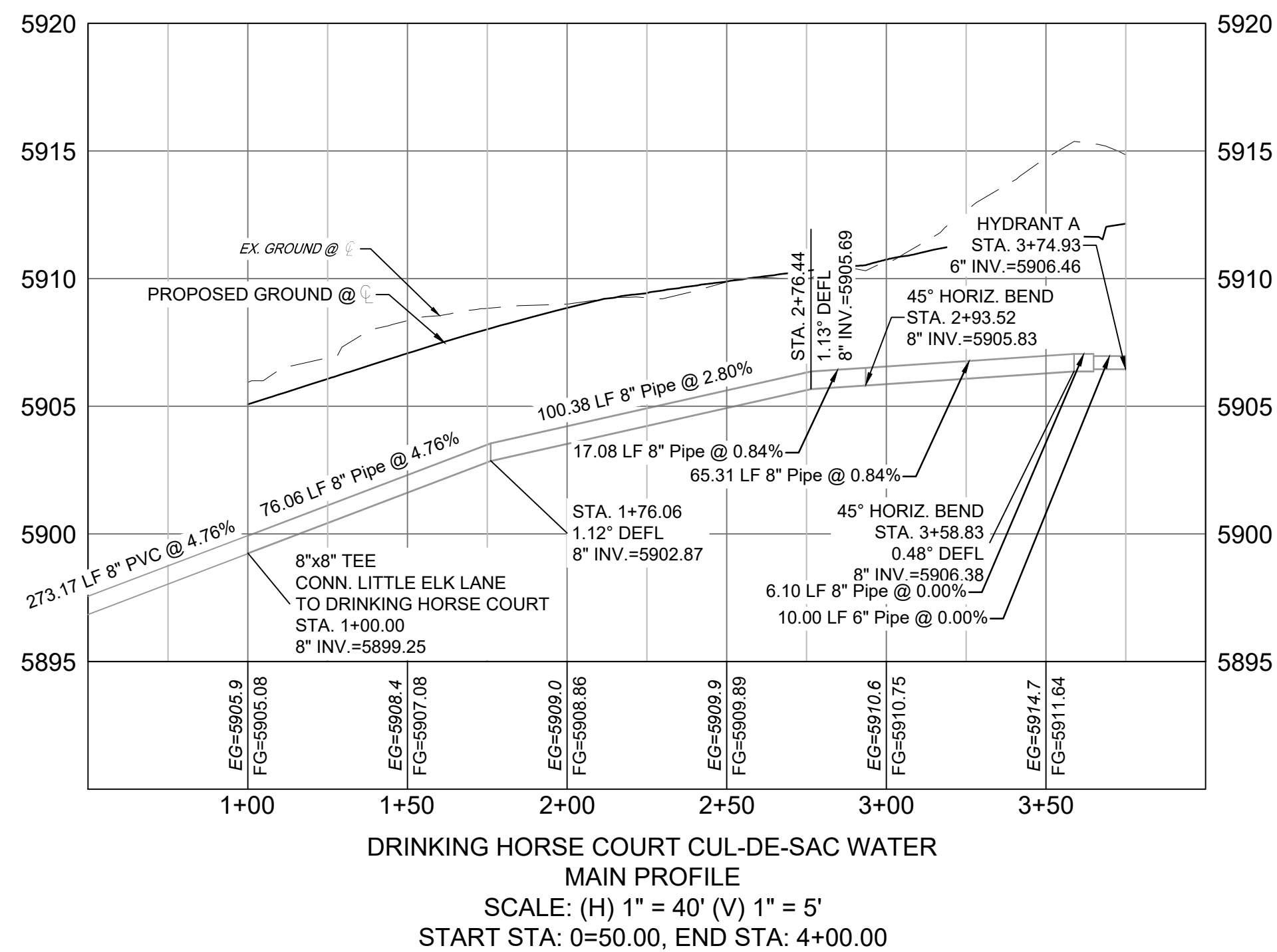
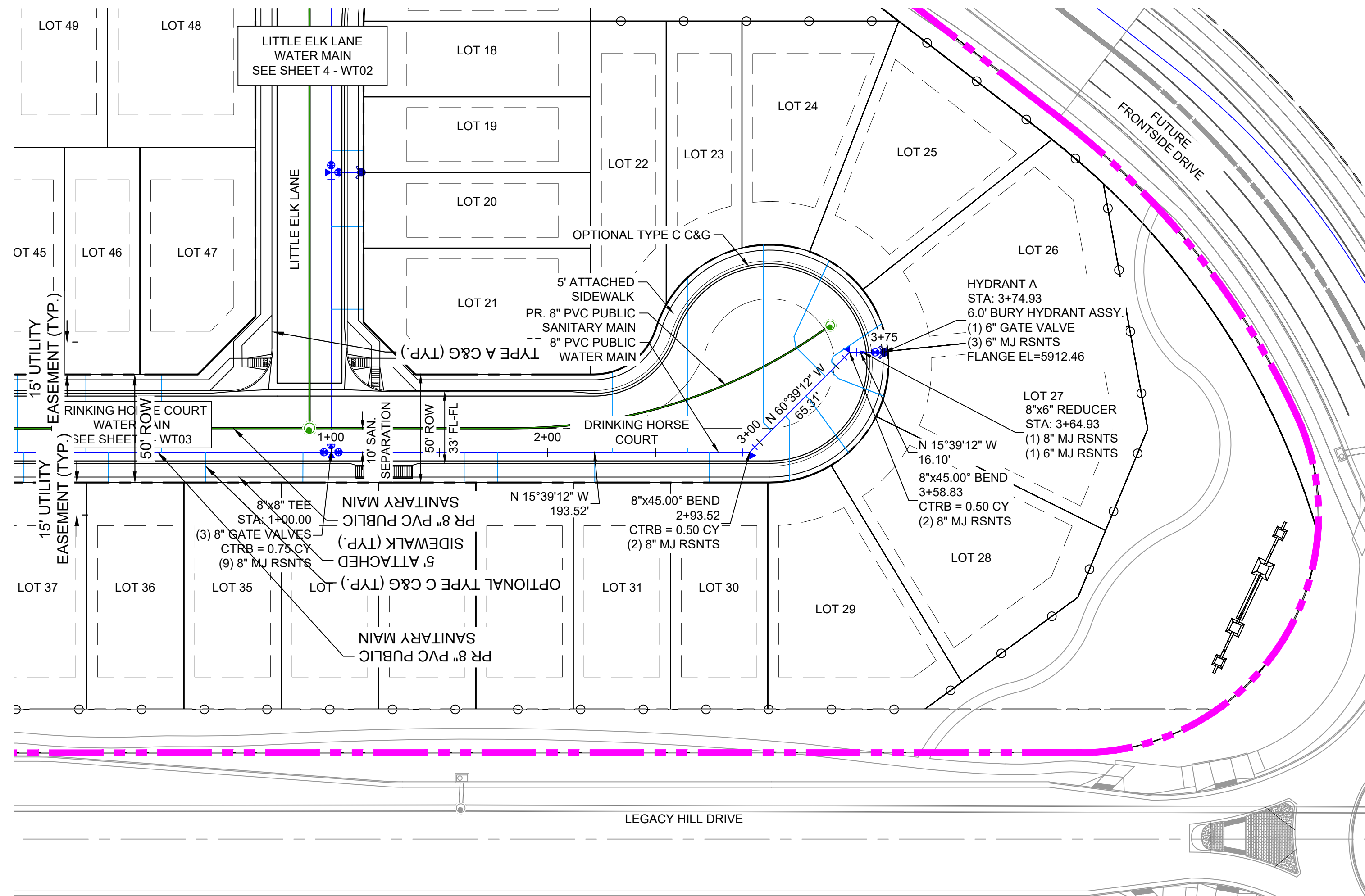
No.	DATE	DESCRIPTION	BY
COMPUTER FILE MANAGEMENT			
FILE NAME: S:\21.886.048 (Trails at Aspen Ridge - F5)\100 Dwg\104 Plan Sets\Construction Plans\Utility Plans\Water Plan\GN01.dwg			
CTB FILE: ---			
PLOT DATE: August 13, 2026 7:07:42 AM			
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE.			



BENCHMARK COLORADO SPRINGS UTILITIES (FIMS) MONUMENT F206 A BERTSEN TOP SECURITY MONUMENT SYSTEM WITH A 3.5-INCH DIAMETER ALUMINUM CAP IN A ROAD BOX, LOCATED ON THE NORTHWEST CORNER OF FONTAINE BOULEVARD AND POWERS BOULEVARD, ELEVATION - 5897.89' U.S. SURVEY FT	BASIS OF BEARING BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE 6TH P.M. SAID LINE BEARS S89°51'23"E FROM THE NORTHWEST CORNER OF SAID SECTION 9 (2 1/4" AULM. CAP PLS 17664) TO THE N 1/4 CORNER OF SAID SECTION 9 (3 1/4" AULM. CAP PLS 10377)
---	---



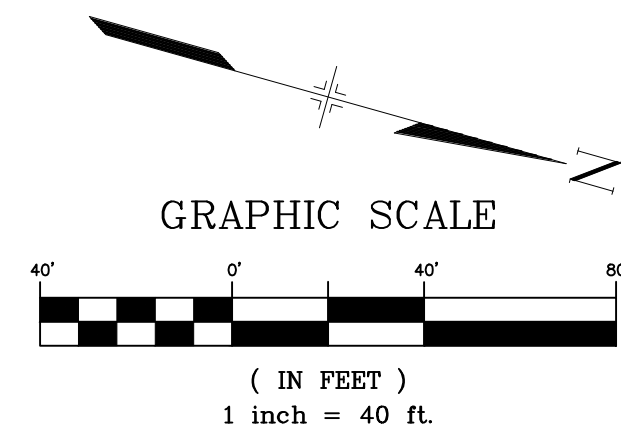
SEAL	TRAILS AT ASPEN RIDGE			
	FILING NO. 5 PUBLIC WATERLINE PLANS			
	GENERAL NOTES			
FOR AND ON BEHALF OF MATRIX DESIGN GROUP, INC. PROJECT No. 21.886.048	DESIGNED BY: CRD DRAWN BY: TRS CHECKED BY: NMS	SCALE HORIZ. N/A VERT. N/A	DATE ISSUED: AUGUST, 2026 SHEET 2 OF 7	DRAWING No. GN01

Know what's below.
Call before you dig.

NOTES:

1. ALL DEFLECTIONS ARE ACHIEVED UTILIZING HIGH-DEFLECTION COUPLERS.
2. WATER CROSSINGS REQUIRING SECONDARY CONAINMENT SHALL BE IN ACCORDANCE WITH WIDEFIELD WATER STANDARDS DETAIL W-16.
3. ALL WATER LOWERINGS SHALL BE BUILT IN ACCORDANCE WITH WIDEFIELD WATER STANDARDS DETAIL W-16

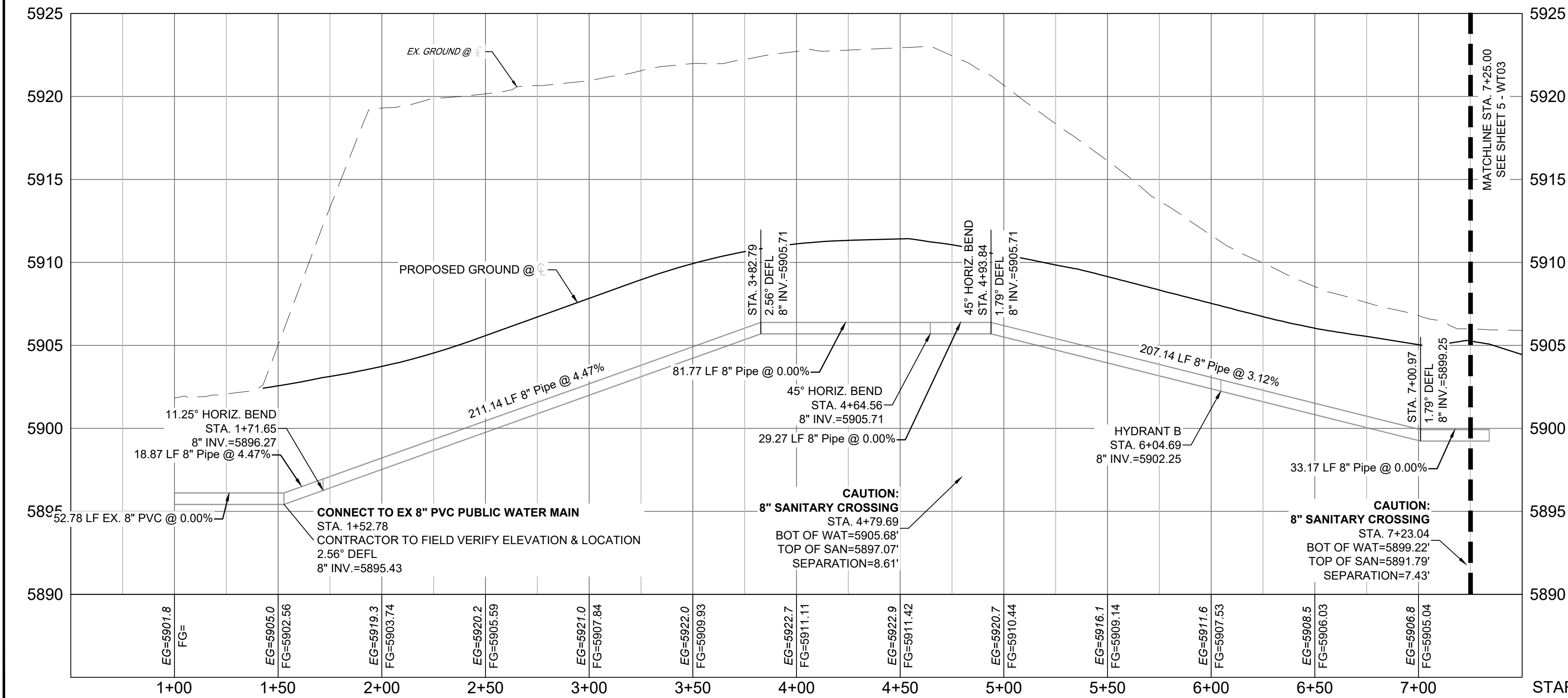
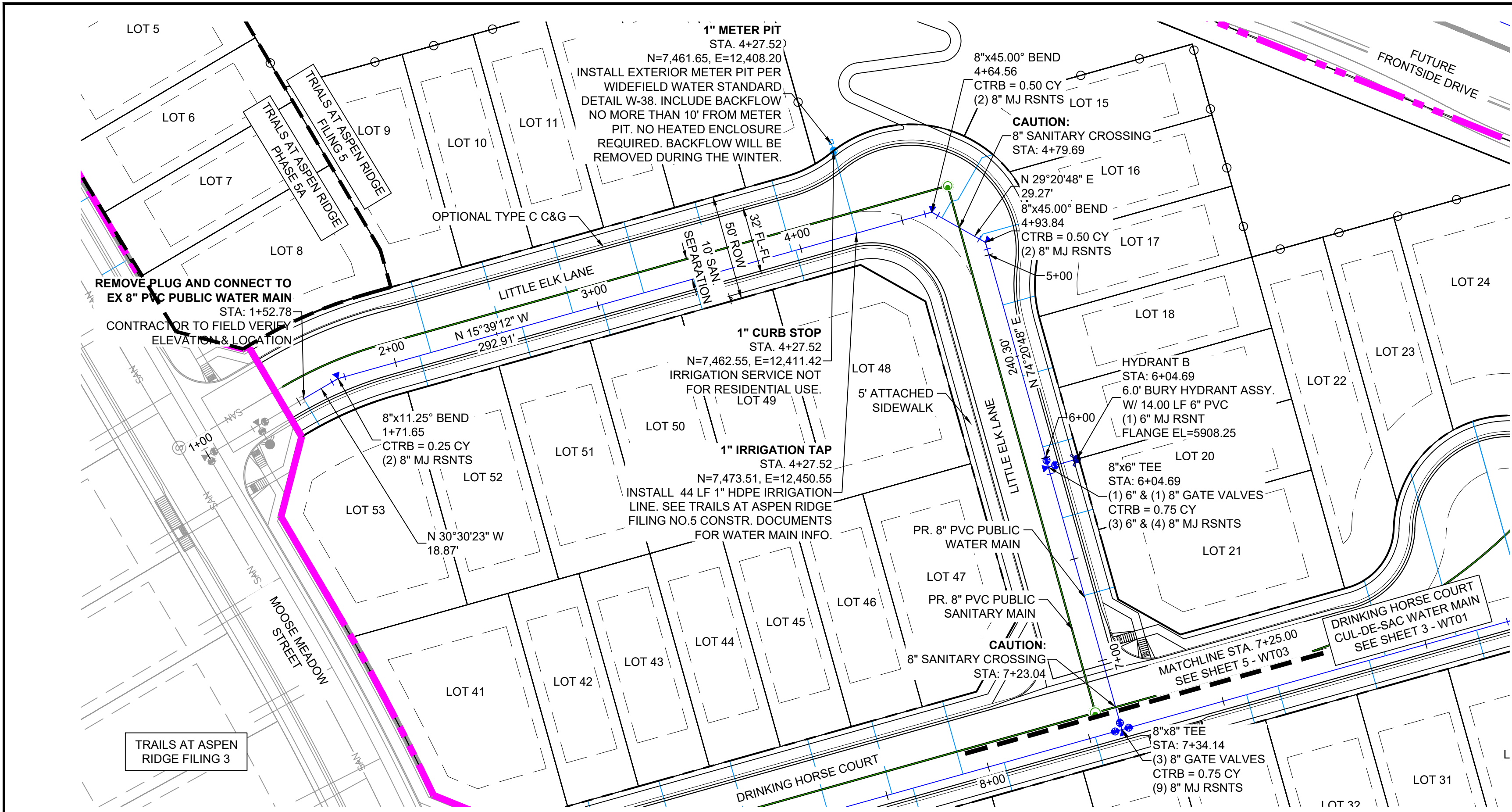
THE LOCATIONS OF EXISTING ABOVE GROUND AND UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL ABOVE GROUND AND UNDERGROUND UTILITIES.



REFERENCE DRAWINGS		BENCHMARK		SHEET KEY		BENCHMARK		SEAL		TRAILS AT ASPEN RIDGE			
X-886-PR-WTR-F5		##	##	##	##	COLORADO SPRINGS UTILITIES (FIMS) MONUMENT F206				FILING NO. 5 PUBLIC WATERLINE PLANS			
X-886-EX-BASE		##	##	##	##	A BERNTSEN TOP SECURITY MONUMENT SYSTEM WITH A 3.5-INCH DIAMETER ALUMINUM CAP IN A ROAD BOX, LOCATED ON THE NORTHWEST CORNER OF FONTAINE BOULEVARD AND POWERS BOULEVARD.							
X-886-EX SURVEY		##	##	##	##	ELEVATION - 5897.89' U.S. SURVEY FT							
X-886-PR SITE-F2		##	##	##	##								
886-PR Legacy Drive-Roundabout		No.	DATE	DESCRIPTION						WATERLINE PLAN AND PROFILE			
886 or legacy drive				REVISIONS		BY							
X-886-PR-SITE													
X-886-PR-SITE - F6													
X-886-PR-SITE - F5													
X-886-PR-SITE - F4													
X-886-PR-SITE - F3													
X-886-PR-SITE - F7													
X-886-PR-WTR-F4													
X-Title-Utilities													
X-886-PR-WTR-F3													
12-886-PR-UTIL													
X-886-EX-BASE-BRADLEY ROAD													

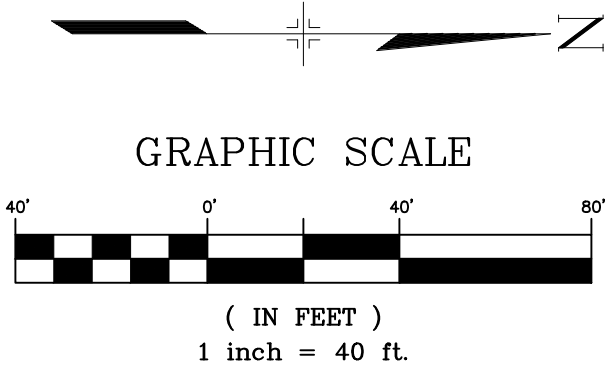


Know what's below.
Call before you dig.



- NOTES:
1. ALL DEFLECTIONS ARE ACHIEVED UTILIZING HIGH-DEFLECTION COUPLERS.
 2. WATER CROSSINGS REQUIRING SECONDARY CONAINMENT SHALL BE IN ACCORDANCE WITH WIDEFIELD WATER STANDARDS DETAIL W-16.
 3. ALL WATER LOWERINGS SHALL BE BUILT IN ACCORDANCE WITH WIDEFIELD WATER STANDARDS DETAIL W-16

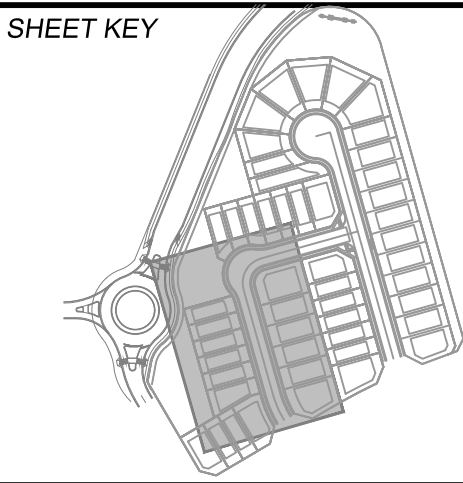
THE LOCATIONS OF EXISTING ABOVE GROUND AND UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL ABOVE GROUND AND UNDERGROUND UTILITIES.



LITTLE ELK LANE
WATER MAIN PROFILE
SCALE: (H) 1" = 40' (V) 1" = 5'
START STA: 0+50.00, END STA: 7+50.00

REFERENCE DRAWINGS			
X-886-PR-WTR-F5			
X-886-EX-BASE			
X-886-EX-SURVEY			
X-886-PR-SITE-F2			
886-PR Legacy Drive-Roundabout			
886-pr legacy drive			
X-886-PR-SITE			
X-886-PR-SITE - F6			
X-886-PR-SITE - F5			
X-886-PR-SITE - F4			
X-886-PR-SITE - F3			
X-886-PR-SITE - F7			
X-886-PR-WTR-F4			
X-Title-Utilities			
X-886-PR-WTR-F3			
19-886-PR-UTL			
X-886-EX-BASE-BRADLEY ROAD			
X-886-PR-SITE-MATRIX			

No.	DATE	DESCRIPTION	BY
REVISIONS			
COMPUTER FILE MANAGEMENT			
FILE NAME: S:\21.886.048 (Trails at Aspen Ridge - F5)\100 Dwg\104 Plan Sets\Construction Plans\Utility Plans\Water Plan\WT00.dwg			
CTB FILE: ---			
PLOT DATE: August 13, 2026 7:08:18 AM			
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE.			



BENCHMARK
COLORADO SPRINGS UTILITIES (FIMS) MONUMENT F206
A BERNTSEN TOP SECURITY MONUMENT SYSTEM WITH A 3.5-INCH DIAMETER ALUMINUM CAP IN A ROAD BOX, LOCATED ON THE NORTHWEST CORNER OF FONTAINE BOULEVARD AND POWERS BOULEVARD.
ELEVATION - 5897.89' U.S. SURVEY FT

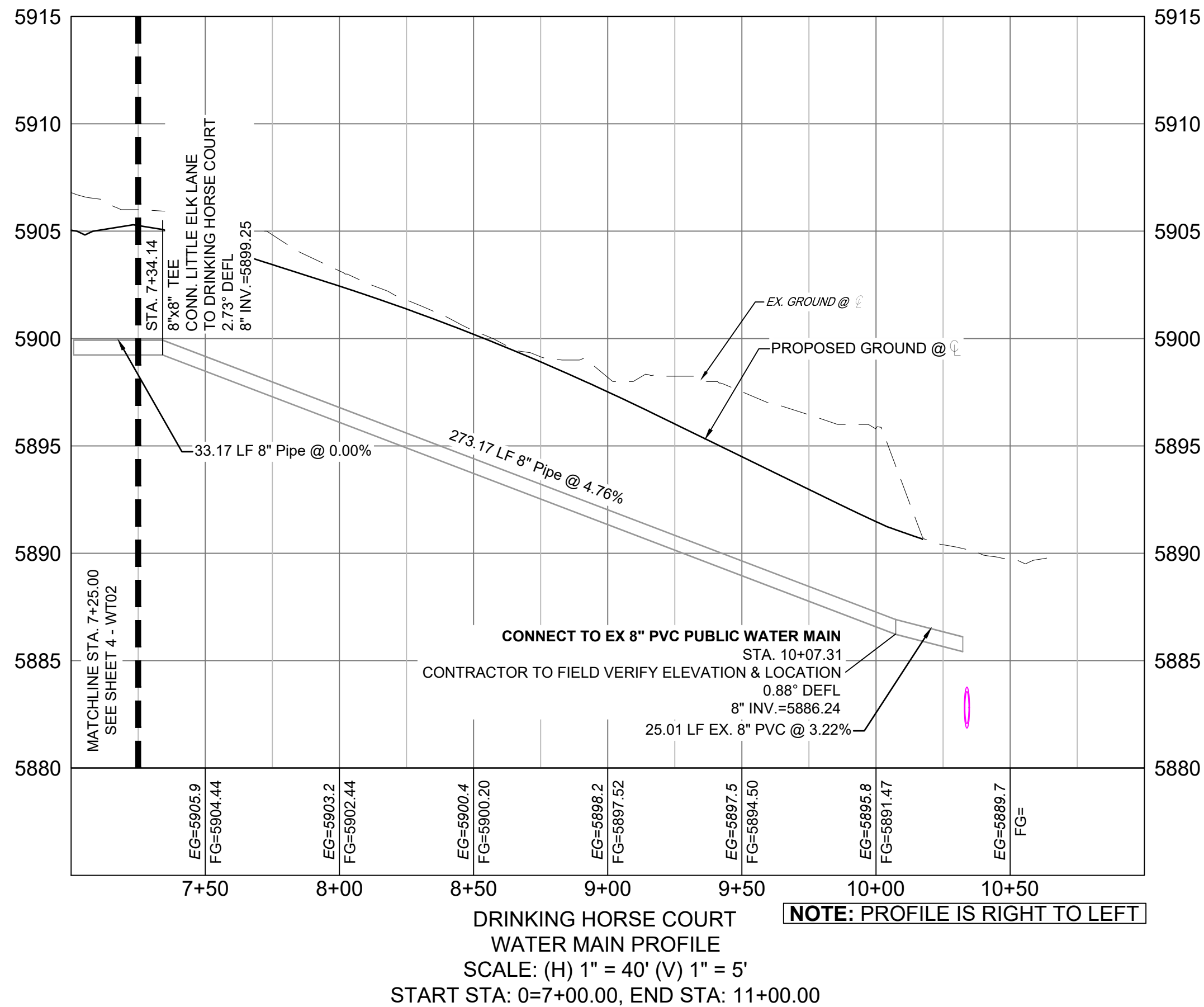
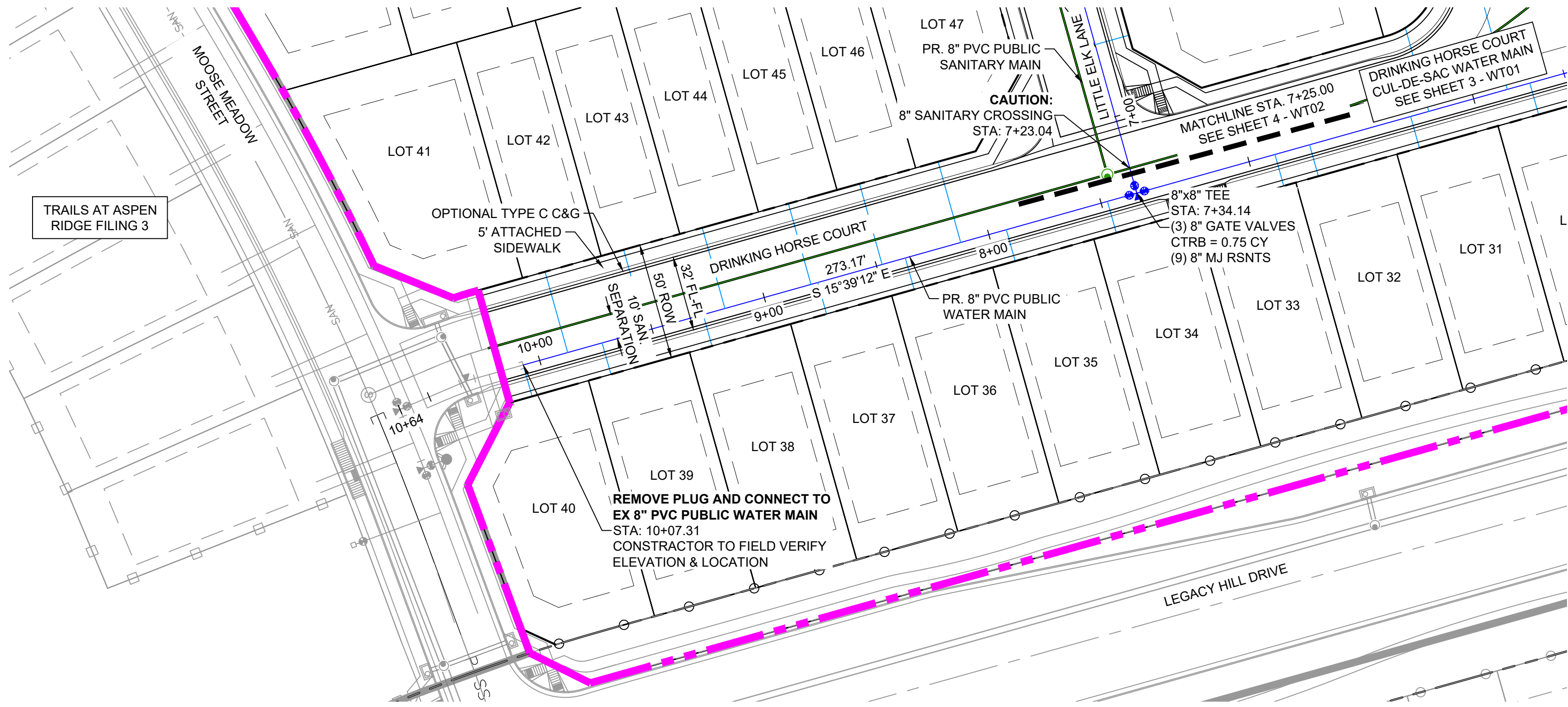
BASIS OF BEARING
BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 9.
TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE 6TH P.M. SAID LINE BEARS S89°51'23"E FROM THE NORTHWEST CORNER OF SAID SECTION 9 (2 1/2' AULM. CAP PLS 17664) TO THE N 1/4 CORNER OF SAID SECTION 9 (3 1/2' AULM. CAP PLS 10377)



SEAL

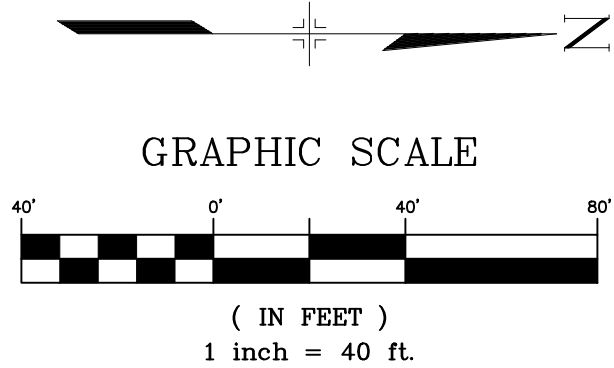
FOR AND ON BEHALF OF
MATRIX DESIGN GROUP, INC.
PROJECT No. 21.886.048

TRAILS AT ASPEN RIDGE			
FILING NO. 5 PUBLIC WATERLINE PLANS			
WATERLINE PLAN AND PROFILE			
DESIGNED BY: CRD	SCALE: 1" = 40'	DATE ISSUED: AUGUST, 2026	DRAWING No. WT02
DRAWN BY: TRS	HORIZ. 1" = 40'	SHEET 4 OF 7	
CHECKED BY: NMS	VERT. 1" = 5'		



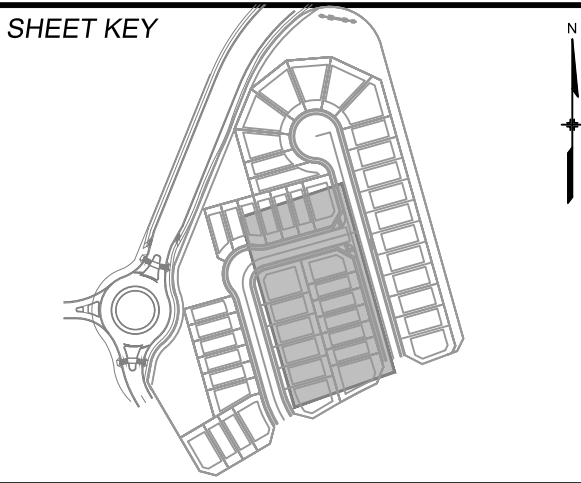
- NOTES:
1. ALL DEFLECTIONS ARE ACHIEVED UTILIZING HIGH-DEFLECTION COUPLERS.
 2. WATER CROSSINGS REQUIRING SECONDARY CONAINMENT SHALL BE IN ACCORDANCE WITH WIDEFIELD WATER STANDARDS DETAIL W-16.
 3. ALL WATER LOWERINGS SHALL BE BUILT IN ACCORDANCE WITH WIDEFIELD WATER STANDARDS DETAIL W-16

THE LOCATIONS OF EXISTING ABOVE GROUND AND UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL ABOVE GROUND AND UNDERGROUND UTILITIES.



REFERENCE DRAWINGS				
	##	##	##	##
X-886-PR-WTR-F5	##	##	##	##
X-886-EX-BASE	##	##	##	##
X-886-EX-SURVEY	##	##	##	##
X-886-PR-SITE-F2	##	##	##	##
886-PR Legacy Drive-Roundabout	##	##	##	##
886-pr legacy drive				
X-886-PR-SITE	No.	DATE	DESCRIPTION	BY
X-886-PR-SITE - F6	REVISIONS			
X-886-PR-SITE - F5				
X-886-PR-SITE - F4				
X-886-PR-SITE - F3				
X-886-PR-SITE - F7				
X-886-PR-WTR-F4				
X-Title-Utilities				
X-886-PR-WTR-F3				
19-886-PR-UTIL				
X-886-EX-BASE-BRADLEY ROAD				

COMPUTER FILE MANAGEMENT	
FILE NAME:	S:\21.886.048 (Trails at Aspen Ridge - F5)\100 Dwg\104 Plan Sets\Construction Plans\Utility Plans\Water Plan\WT00.dwg
CTB FILE:	
PLOT DATE:	August 13, 2026 7:08:15 AM
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE.	



BENCHMARK
COLORADO SPRINGS UTILITIES (FIMS) MONUMENT F206
A BERNTSEN TOP SECURITY MONUMENT SYSTEM WITH A 3.5-INCH DIAMETER ALUMINUM CAP IN A ROAD BOX, LOCATED ON THE NORTHWEST CORNER OF FONTAINE BOULEVARD AND POWERS BOULEVARD.
ELEVATION - 5897.89' U.S. SURVEY FT

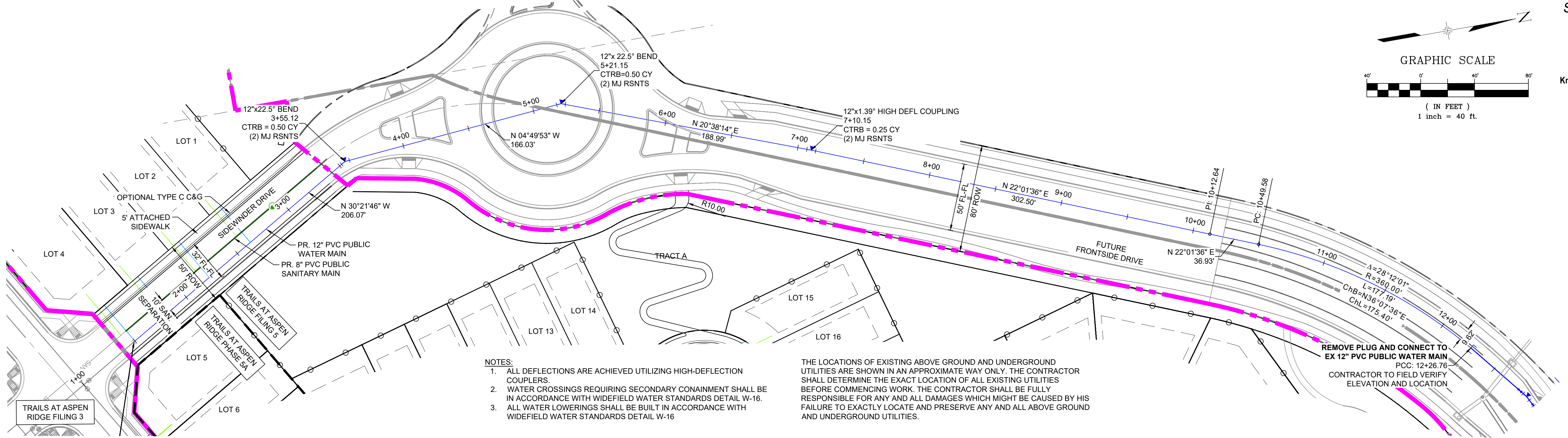
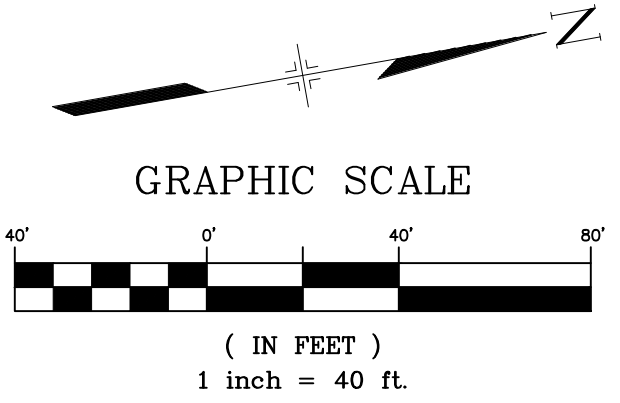
BASIS OF BEARING
BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE 6TH P.M. SAID LINE BEARS S89°51'23"E FROM THE NORTHWEST CORNER OF SAID SECTION 9 (2 1/2" AULM. CAP PLS 17664) TO THE N 1/4 CORNER OF SAID SECTION 9 (3 1/2" AULM. CAP PLS 10377)



TRAILS AT ASPEN RIDGE			
FILING NO. 5 PUBLIC WATERLINE PLANS			
WATERLINE PLAN AND PROFILE			
FOR AND ON BEHALF OF MATRIX DESIGN GROUP, INC. PROJECT No. 21.886.048	DESIGNED BY: CRD	SCALE	DATE ISSUED: AUGUST, 2026
	DRAWN BY: TRS	HORIZ. 1" = 40'	DRAWING No. WT03
	CHECKED BY: NMS	VERT. 1" = 5'	SHEET 5 OF 7



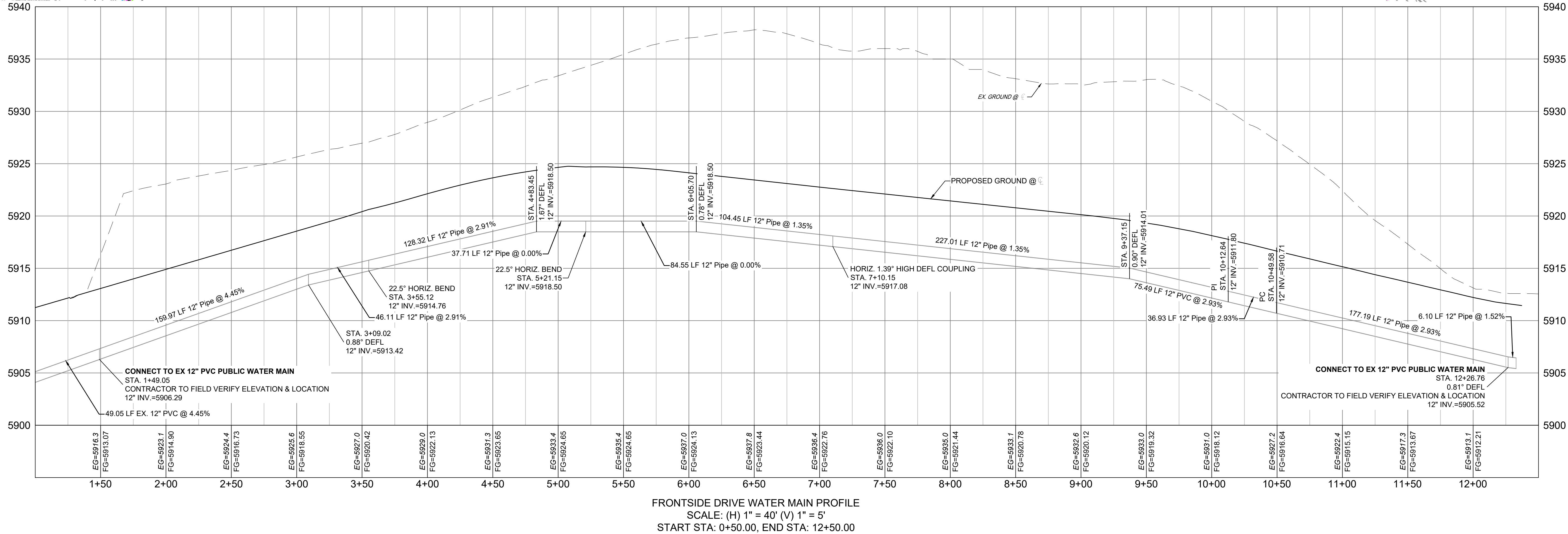
Know what's below.
Call before you dig.



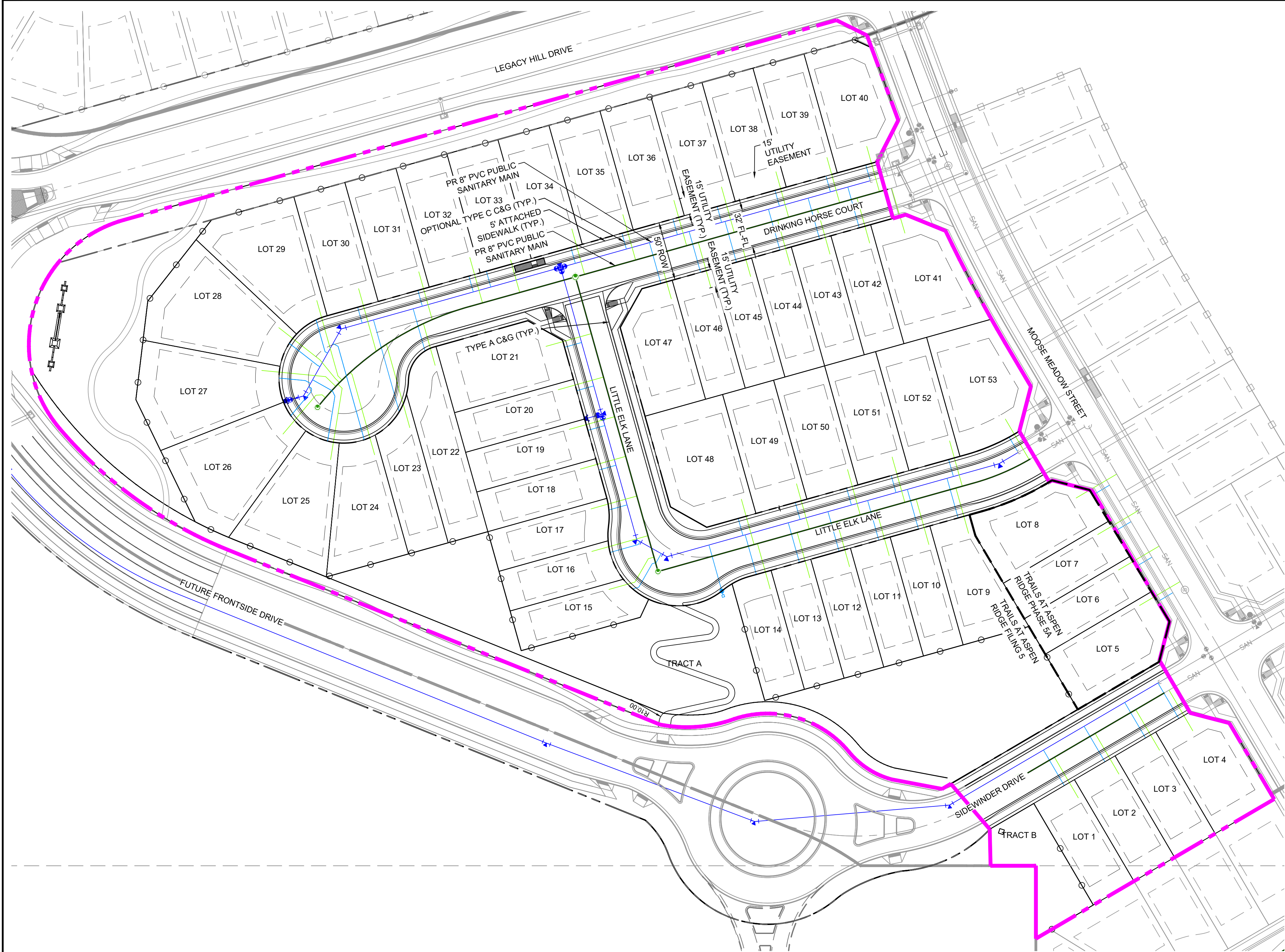
- NOTES:
1. ALL DEFLECTIONS ARE ACHIEVED UTILIZING HIGH-DEFLECTION COUPLERS.
 2. WATER CROSSINGS REQUIRING SECONDARY CONAINMENT SHALL BE IN ACCORDANCE WITH WIDEFIELD WATER STANDARDS DETAIL W-16.
 3. ALL WATER LOWERINGS SHALL BE BUILT IN ACCORDANCE WITH WIDEFIELD WATER STANDARDS DETAIL W-16

THE LOCATIONS OF EXISTING ABOVE GROUND AND UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL ABOVE GROUND AND UNDERGROUND UTILITIES.

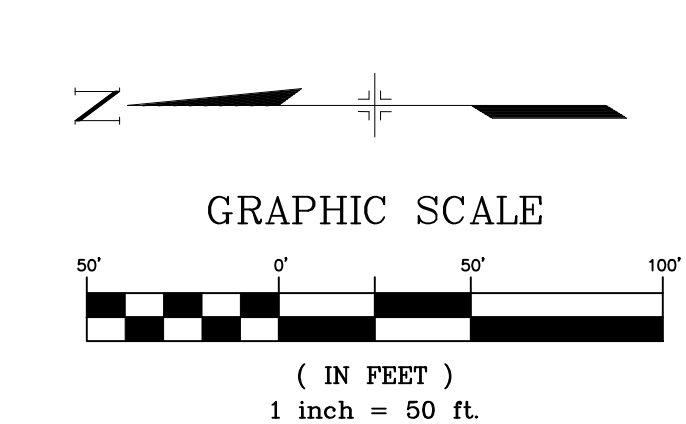
REMOVE PLUG AND CONNECT TO
EX 12" PVC PUBLIC WATER MAIN
PCC: 12+26.76
CONTRACTOR TO FIELD VERIFY
ELEVATION AND LOCATION



REFERENCE DRAWINGS X-886-PR-WTR-F5 X-886-EX-BASE X-886-EX-SURVEY X-886-PR-SITE-F2 886-PR Legacy Drive-Roundabout 886-pr legacy drive X-886-PR-SITE X-886-PR-SITE - F6 X-886-PR-SITE - F5 X-886-PR-SITE - F4 X-886-PR-SITE - F3 X-886-PR-SITE - F7 X-886-PR-WTR-F4 X-Title-Utilities X-886-PR-WTR-F3 19-886-PR-UTIL X-886-EX-BASE-BRADLEY ROAD	COMPUTER FILE MANAGEMENT FILE NAME: S:\21.886.048 (Trails at Aspen Ridge - F5)\100 Dwg\104 Plan Sets\Construction Plans\Utility Plans\Water Plan\WT00.dwg CTB FILE: --- PLOT DATE: August 13, 2026 7:08:49 AM			SHEET KEY 	BENCHMARK COLORADO SPRINGS UTILITIES (FIMS) MONUMENT F206 A BERNTSEN TOP SECURITY MONUMENT SYSTEM WITH A 3.5-INCH DIAMETER ALUMINUM CAP IN A ROAD BOX, LOCATED ON THE NORTHWEST CORNER OF FONTAINE BOULEVARD AND POWERS BOULEVARD. ELEVATION - 5897.89' U.S. SURVEY FT	BASIS OF BEARING BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 9. A BERNTSEN TOP SECURITY MONUMENT SYSTEM WITH A 3.5-INCH DIAMETER ALUMINUM CAP IN A ROAD BOX, LOCATED ON THE NORTHWEST CORNER OF FONTAINE BOULEVARD AND POWERS BOULEVARD. ELEVATION - 5897.89' U.S. SURVEY FT	PREPARED BY: 	SEAL	TRAILS AT ASPEN RIDGE			
	FILING NO. 5 PUBLIC WATERLINE PLANS											
	WATERLINE PLAN AND PROFILE											
	DESIGNED BY: CRD DRAWN BY: TRS CHECKED BY: NMS											
DATE		DESCRIPTION		BY	SCALE HORIZ. 1" = 40' VERT. 1" = 5'				DATE ISSUED: AUGUST, 2026	DRAWING No. WT04		



LINE TABLE				
LOT #	BEARING	LENGTH	NORTHING	EASTING
L1	N59°38'14"E	35.00	7171.69	12246.14
L3	N59°38'14"E	35.00	7102.67	12286.57
L4	N59°38'14"E	35.00	7074.43	12303.12
L5	N30°30'47"W	15.00	7079.42	12410.06
L6	N30°30'47"W	15.00	7097.19	12440.21
L7	N30°30'47"W	15.00	7114.96	12470.37
L8	S30°30'47"E	15.00	7146.16	12493.76
L10	N74°20'48"E	35.00	7295.56	12464.07
L11	N74°20'48"E	35.00	7329.26	12454.62
L12	N74°20'48"E	35.00	7362.96	12445.18
L15A	N74°20'48"E	35.00	7396.66	12435.73
L15B	S60°13'13"E	8.87	7518.39	12435.55
L15C	S15°39'12"E	3.43	7521.70	12434.63
L15D	S60°13'13"E	22.96	7533.10	12414.70
L16A	S15°39'12"E	5.39	7538.29	12413.24
L16B	S60°39'12"E	2.85	7533.48	12450.95
L17	S15°39'12"E	24.94	7557.49	12444.22
L18	S15°39'12"E	16.02	7558.45	12480.30
L19	S15°39'12"E	15.00	7566.91	12514.27
L20	S15°39'12"E	15.00	7576.36	12547.97
L21	S15°39'12"E	15.00	7585.80	12581.67
L22	S15°39'12"E	15.00	7596.13	12618.53
L23	N74°20'48"E	37.23	7714.66	12615.36
L24A	S74°20'48"W	81.03	7758.42	12641.77
L24B	S29°20'48"W	5.00	7792.82	12621.73
L25A	S74°20'48"W	82.38	7788.46	12619.28
L25B	N29°20'48"E	19.30	7793.32	12581.45
L25C	N64°16'46"E	4.92	7791.19	12577.01
L26A	S80°47'16"E	38.67	7797.38	12538.85
L26B	S29°20'48"W	2.50	7813.45	12585.04
L26C	S74°20'48"W	1.14	7811.27	12583.82
L26D	N79°18'25"W	1.92	7810.96	12582.72
L27A	N49°43'35"W	26.77	7811.31	12580.83
L27B	S29°20'48"W	5.00	7816.27	12590.23
L28A	S05°30'03"W	22.51	7838.67	12592.39
L28B	S29°20'48"W	2.50	7806.07	12603.26
L29A	S37°58'43"W	30.26	7829.93	12621.88
L29B	S29°20'48"W	2.50	7799.59	12614.78
L30	S74°20'48"W	28.10	7807.17	12641.84
L31	S74°20'48"W	14.00	7720.72	12666.87
L32	S74°22'30"W	14.00	7677.40	12679.01
L33	S74°22'30"W	14.00	7662.55	12683.17
L34	S74°22'30"W	14.00	7590.74	12703.28
L35	S74°19'29"W	14.00	7547.39	12715.44
L36	S74°19'29"W	14.00	7504.07	12727.58
L37	S74°20'48"W	14.00	7466.52	12738.10
L38	S74°20'48"W	14.00	7417.41	12751.86
L39	S74°19'22"W	14.00	7374.07	12764.01
L40	S74°19'22"W	14.00	7340.28	12773.47
L41	N73°26'51"E	36.00	7316.06	12728.33
L42	N74°20'48"E	36.00	7345.83	12719.99
L43	N74°20'48"E	36.00	7379.53	12710.55
L44	N74°20'48"E	36.00	7413.23	12701.11
L45	N74°20'48"E	36.00	7450.14	12690.77
L46	N74°20'48"E	36.00	7480.63	12682.22
L47	N74°20'48"E	36.00	7514.34	12672.78
L48	S74°20'48"W	15.00	7448.67	12473.09
L49	S74°20'48"W	15.00	7400.13	12486.69
L50	S74°20'48"W	15.00	7356.57	12498.90
L51	S74°20'48"W	15.00	7318.68	12509.51
L52	S74°20'48"W	15.00	7269.91	12523.18
L53	S59°29'13"W	15.10	7218.53	12542.18
TRACT H	N74°20'48"E	43.98	7461.65	12408.20



SHEET No. 7



Know what's below.
Call before you dig.

NOTE:
SERVICES FOR LOTS 5-8 WERE INSTALLED WITH TRAILS AT ASPEN RIDGE FILING 3

THE LOCATIONS OF EXISTING ABOVE GROUND AND UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE CAUSED BY HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL ABOVE GROUND AND UNDERGROUND UTILITIES.

REFERENCE
DRAWINGS

X-886-PR-WTR-F5

X-886-EX-BASE

X-886-EX-SURVEY

X-886-PR-SITE-F2

886-PR Legacy Drive-Roundabout

886-pr legacy drive

X-886-PR-SITE

X-886-PR-SITE - F6

X-886-PR-SITE - F5

X-886-PR-SITE - F4

X-886-PR-SITE - F3

X-886-PR-SITE - F7

X-886-PR-WTR-F4

X-Title-Utilities

X-886-PR-WTR-F3

19-886-PR-UTIL

X-886-EX-BASE-BRADLEY ROAD

No.

DATE

DESCRIPTION
REVISIONS

BY

COMPUTER FILE MANAGEMENT

FILE NAME: S:\21.886.048 (Trails at Aspen Ridge - F5)\100 Plan Sets\Construction Plans\Utility Plans\Water Plan\WT00.dwg

CTB FILE: ---

PLOT DATE: August 13, 2026 7:08:15 AM

THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE.

SHEET KEY

BENCHMARK

COLORADO SPRINGS UTILITIES (FIMS) MONUMENT F206
A BERNTSEN TOP SECURITY MONUMENT SYSTEM WITH A 3.5-INCH DIAMETER ALUMINUM CAP IN A ROAD BOX, LOCATED ON THE NORTHWEST CORNER OF FONTAINE BOULEVARD AND POWERS BOULEVARD.
ELEVATION - 5697.89' U.S. SURVEY FT

BASIS OF BEARING

BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE 6TH P.M. SAID LINE BEARS S89°51'23"E FROM THE NORTHWEST CORNER OF SAID SECTION 9 (2 1/2' AULM. CAP PLS 17664) TO THE N 1/4 CORNER OF SAID SECTION 9 (3 1/4' AULM. CAP PLS 10377)

PREPARED BY:



SEAL

FOR AND ON BEHALF OF
MATRIX DESIGN GROUP, INC.
PROJECT No. 21.886.048

DESIGNED BY: CRD

DRAWN BY: TRS

CHECKED BY: NMS

SCALE
HORIZ 1" = 50'
VERT. N/A

DATE ISSUED: AUGUST, 2026

SHEET 7 OF 7

DRAWING No. WT05

TRAILS AT ASPEN RIDGE

FILING NO. 5
PUBLIC WATERLINE PLANS

WATER SERVICE PLAN