

COLORADO SPRINGS UTILITIES
 PER THE SDS DRAINAGE REPORT FOR THE FACILITY IN THIS SUB-BASIN THE ONSITE DETENTION POND CAPTURES ALL OF THE UPSTREAM FLOWS AND DISCHARGES VIA INFILTRATION. THEREFORE, NONE OF THESE FLOWS ARE DISCHARGED ACROSS HWY 94 TO THE REAGAN RANCH PROPERTY.

OWNER: CITY OF COLORADO SPRINGS
 ZONED: PF AO AP22
 LAND USE: POLITICAL SUBDIVISION

OWNER: BLH NO 1 LLC
 ZONED: PBC/CR R PIP2/CR SU
 LAND USE: AG GRAZING LAND UNPLATTED

OWNER: PIKES PEAK INVESTMENTS LLC
 ZONED: OC/CR PIP2/CR AP22 A
 LAND USE: AG GRAZING LAND UNPLATTED

HIGHWAY 94
 (PUBLIC R.O.W. VARIES)
 BOOK 6620, PAGE 203

OWNER: BLH NO 2 LLC
 ZONED: PIP2/CR OC/CR RS/CR
 LAND USE: AG GRAZING LAND UNPLATTED

OWNER: BLH NO 2 LLC
 ZONED: PIP2/CR AO
 LAND USE: AG GRAZING LAND UNPLATTED

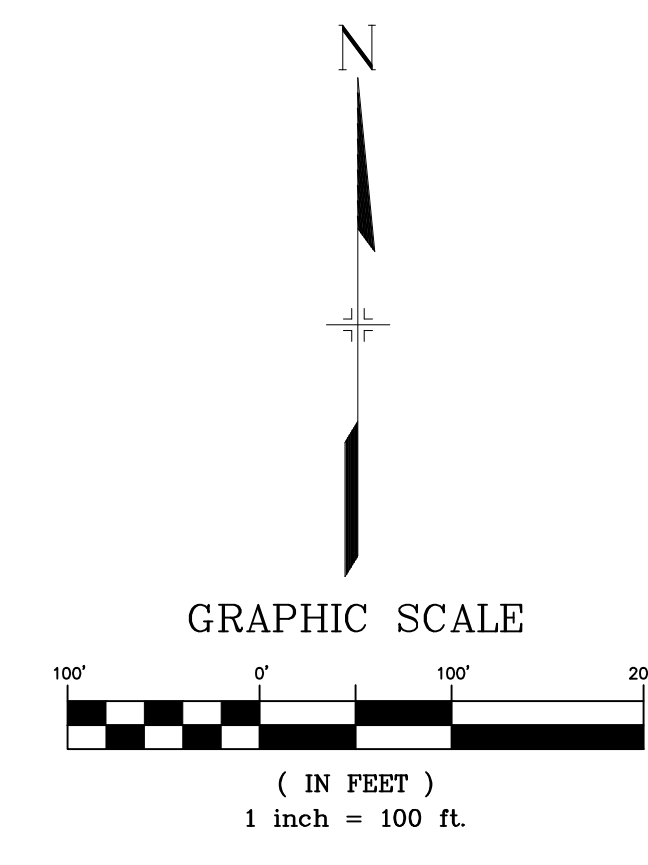
OWNER: PIKES PEAK INVESTMENTS LLC
 ZONED: PIP2/CR AP21 AO, and PIP2/CR
 LAND USE: AG GRAZING LAND VACANT

OWNER: BLH NO 2 LLC
 ZONED: PIP2/CR AO
 LAND USE: AG GRAZING LAND UNPLATTED

LEGEND

- EX BASIN BOUNDARY
- EXISTING CONTOUR
- PROPOSED CONTOUR
- EXISTING STORM DRAIN PIPE
- DRAINAGE CHANNEL
- EXISTING EDGE OF ROAD
- PROPOSED LIMITS OF DISTURBANCE
- PROPOSED FLOW DIRECTION

- DESIGN POINT
- SUB BASIN DESIGNATION
- 5-YEAR STORM EVENT PEAK FLOW (CFS)
- 100-YEAR STORM EVENT PEAK FLOW (CFS)
- SUB BASIN AREA (AC.)



| REAGAN RANCH MDDP Existing Conditions Basin Summary Table | | | |
|---|--------------|----------|------------|
| Area ID | Area (Acres) | Q5 (cfs) | Q100 (cfs) |
| Basin B | 16.72 | 3.9 | 26.3 |
| Basin C | 24.29 | 3.8 | 25.8 |
| Basin J | 24.60 | 6.5 | 31.3 |

| REAGAN RANCH MDDP Existing Design Point Summary | | | | |
|---|---------------------------------|------------------|------------|--------------|
| Design Point | Sub-Basins | Total Area (ac.) | Q(5) (cfs) | Q(100) (cfs) |
| DP2 | Basin C ACROSS SPACE VILLAGE | 24.29 | 3.84 | 25.84 |
| DP12 | Basin J Outfall | 29.35 | 9.38 | 40.40 |

- NOTES:**
- NO NEW STORM INFRASTRUCTURE IS PROPOSED.
 - NO NEW IMPERVIOUS SURFACES ARE BEING ADDED.
 - THIS REPORT IS ASSOCIATED WITH THE HIGH PLAINS AT REAGAN RANCH DP.
 - PLEASE SEE THE REAGAN RANCH MDDPA APPROVED MAY 2023, STM-REV23-0061 FOR FURTHER DRAWINGS DESCRIBING FUTURE PROPOSED DEVELOPMENTS FOR REAGAN RANCH. THIS DRAWING IS SHOWING THE WALL WITH PREDEVELOPMENT CONDITIONS TO DEMONSTRATE THAT THE UNDEVELOPED FLOWS/CONDITIONS WILL BE CHANGING MINIMALLY POST WALL CONSTRUCTION.

CITY OF COLORADO SPRINGS
 REAGAN RANCH
 MDDPA

PROPOSED CONDITIONS DRAINAGE MAP

PREPARED BY: Matrix by Design
 Excellence by Design

FOR AND ON BEHALF OF
 MATRIX DESIGN GROUP, INC.
 PROJECT No. 22-351.004

DATE ISSUED: JULY 2023
 DRAWN BY: WJC
 CHECKED BY: JTS
 SCALE: 1" = 100'
 SHEET: NA
 1 OF 1
 DR01

SEAL: PRELIMINARY
 THIS DRAWING HAS NOT
 BEEN APPROVED BY
 GOVERNING AGENCIES AND
 IS SUBJECT TO CHANGE

SHEET KEY

NO. DATE DESCRIPTION REVISIONS

COMPUTER FILE MANAGEMENT
 FILE NAME: S:\22-351.004 - Reagan Ranch Add\Parsons\220 Drainage\WR222 Reports\MDDPA\DWGDR02.dwg
 PLOT DATE: July 19, 2023 10:40:31 AM
 THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE

REFERENCES:
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