## Surveyor's Certification

I, ERIC D. CARSON, A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY AND LEGAL DESCRIPTION REPRESENTED BY THIS SITE DEVELOPMENT PLAN WAS MADE UNDER MY SUPERVISION AND THE MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THIS SITE DEVELOPMENT PLAN ACCURATELY REPRESENTS THAT SURVEY. .

_____

ERIC D. CARSON CO. PLS # XXXXX DATE
CNG CONULTANTING GROUP, INC.

## Civil Engineer's Certificate

I, JASON DEYOUNG, BEING A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF COLORADO, HEREBY ATTEST THAT ALL GRADING, UTILITY AND DRAINAGE IMPROVEMENTS IDENTIFIED ON THIS SITE DEVELOPMENT PLAN HAVE BEEN DESIGNATED AND ENGINEERED IN CONFORMANCE WITH ALL TOWN OF CASTLE ROCK PUBLIC WORKS CONSTRUCTION STANDARDS.

_____

JASON DEYOUNG CO PE. # XXXXXXX DATE
PROOF CIVIL CONSULTING ENGINEERS.

## Ownership Certificate

THE UNDERSIGNED ARE ALL OF THE OWNERS OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS AND STATE OF COLORADO DESCRIBED HEREIN.

_____

DOUGLAS COUNTY BOARD OF COUNTY COMMISSIONERS

SIGNED THIS _____ DAY OF _____, 20_____

NOTARY BLOCK

SUBSCRIBED AND SWORN TO BEFORE ME THIS
_____ DAY OF _____, 20_____.

BY _____ as _____ of HSG PLUM CREEK, LLC.
WITNESS MY HAND AND OFFICIAL SEAL.

_____.

NOTARY PUBLIC

MY COMMISSION EXPIRES _____.

## Title Certification

I, _____, AN AUTHORIZED REPRESENTATIVE OF _____, A TITLE INSURANCE COMPANY LICENSED TO DO BUSINESS IN THE SATE OF COLORADO, HAVE MADE AN EXAMINATION OF THE PUBLIC RECORDS AND STATE THAT ALL OWNERS, MORTGAGEES AND LIEN HOLDERS OF THE PROPERTY ARE LISTED IN THE CERTIFICATE OF OWNERSHIP AND LIEN HOLDERS SUBORDINATION CERTIFICATE.

_____

AUTHORIZED REPRESENTATIVE

_____

TITLE INSURANCE COMPANY

SIGNED THIS _____ DAY OF _____, 20_____

NOTARY BLOCK

SUBSCRIBED AND SWORN TO BEFORE ME THIS _____ DAY OF _____, 20_____.

BY_____AS AUTHORIZED
REPRESENTATIVE

OF_____.

WITNESS MY HAND AND OFFICIAL SEAL.

_____

NOTARY PUBLIC

MY COMMISSION EXPIRES _____

## Town of Castle Rock Ownership

THE UNDERSIGNED ARE ALL OWNERS OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS AND STATE OF COLORADO DESCRIBED HEREIN.

TOWN OF CASTLE ROCK, A MUNICIPAL CORPERATION

BY_____
MAYOR

ATTEST

_____
TOWN CLERK

SIGNED THIS _____ DAY OF _____, 20_____

NOTARY BLOCK

SUBSCRIBED AND SWORN TO BEFORE ME THIS _____ DAY OF _____, 20_____

BY_____AS MAYOR AND BY
_____ AS TOWN CLERK.

WITNESS MY HAND AND OFFICIAL SEAL.

_____

NOTARY PUBLIC

MY COMMISSION EXPIRES _____

## Douglas County Clerk and Recorder's Certificate

THIS SITE DEVELOPMENT PLAN WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF DOUGLAS COUNTY AT _____ ON THE _____ DAY OF _____, 20_____ AT RECEPTION NO. _____.

DOUGLAS COUNTY CLERK AND RECORDER

BY _____
DEPUTY

## Statement of Director of Development Services Approval

THIS SITE DEVELOPMENT PLAN AMENDMENT WAS APPROVED BY THE DIRECTOR OF DEVELOPMENT SERVICES OF THE TOWN OF CASTLE ROCK, COLORADO

ON THE _____ DAY OF _____, 20_____.

_____ _____
DIRECTOR OF DEVELOPMENT SERVICES DATE

## Site Development Plan General Notes:

1. Approval of this Site Development Plan does not constitute approval of any deviations from Town of Castle Rock regulations and standards. All deviations from Town regulations and standards are subject to the appropriate procedures for approval. There may be subsequent amendments.

2. This site is zoned as Planned Development in Plum Creek First Amendment.

3. Retaining walls, sections of retaining walls greater than 4-feet in height as measured from the bottom of the footing to the top of the wall, and retaining walls, regardless of height, which retain a surcharge or tiered walls must be designed by a Structural Engineer licensed in the State of Colorado and require a building permit.

4. Retaining walls in common areas or that span multiple lots regardless of size/height must be located in a tract. The retaining walls must be maintained by the HOA or Metro District.

5. The Town of Castle Rock requires that maintenance access be provided to all storm drainage facilities to assure continuous operational capability of the system. The Property Owner, subsequent owners, heirs, successors and assignsshall be responsible for the maintenance of all drainage facilities including, but not limited to, inlets, pipes, culverts, channels, ditches, hydraulic structures, and detention basins located on this property, unless modified by the Subdivision Improvements Agreement. Should the Owner fail to adequately maintain said facilities the Town shall have the right to enter said property for the purposes of operation and maintenance. All such maintenance costs will be assessed to the Property Owner, subsequent owners, heirs, successors and assigns. The maintenance costs shall include all actual costs for labor, equipment and materials and a 25% fee.

6. Pursuant to the Town of Castle Rock Landscape Regulations the Property Owner, subsequent owners, heirs, successors and assigns shall be responsible for the proper maintenance of the area subject to the approved Site Development Plan. Landscaping within public rights-of-way is to be maintained by the adjacent private property owner or the homeowner/Property Owner Association, as applicable. Landscaping shall be continuously maintained including necessary watering, weeding, pruning, mowing, pest control, and replacement of dead or diseased plant material. Upon written notice by the Town, the Owner will have 45 days to cure or replace damaged or dead landscape material. In the case of diseased landscape material, a shorter compliance period may be specified in said notice. The Town of Castle Rock Water Conservation Ordinance regulates times of seasonal irrigation and prohibits the wasting of potable water through improper irrigation.

7. Final landscape area, coverage and plant quantities, shall meet or exceed quantities represented in this Site Development Plan. Any changes to the approved landscape plans shall require an SDP amendment.

8. The number of parking spaces are based on the proposed uses on this Site Development Plan. A change of use to a more parking intensive use as identified in Chapter 17.54 of the Castle Rock Municipal Code or applicable Planned Development Zoning will require an amendment to this Site Development Plan.

9. A sign permit for each sign must be obtained from the Town of Castle Rock Zoning Division prior to placing any sign on the property. All signs must comply with the provisions of Title 19 (Sign Code Regulations) of the Municipal Code or applicable Planned Development Zoning regulations.

10. Any street signs, striping, street lights and curb ramps are conceptual only and subject to Town review with the Construction Documents. These items shall comply with the Town of Castle Rock's regulations, standards and requirements.

11. The Developer shall conform to the Town of Castle Rock "Water Use Management Program Implementation Policy", as amended from time to time, for this project.

12. No solid object (excluding fire hydrants, traffic control devices and traffic signs) exceeding thirty (30) inchesin height above the flow line elevations of the adjacent street, including but not limited to buildings, utility cabinets, walls, fences, landscape plantings, crops, cut slopes, and berms shall be placed within sight distance lines and sight distance easements.

13. All proposed Utility, Drainage, Emergency Access, Sight Distance and Public Access/Trail Easements as shown on the Site Development Plan are conceptual and shall be established with a plat or separate document.

14. Unless otherwise noted, all lotsshall have a 10-foot Utility Easement along the front and rear lot lines and along all public rights-of-way and shall have 5-foot Utility Easements along each side lot line. These Utility Easements are for the installation, maintenance and operation of utilities and drainage facilitiesincluding, but not limited to street lights, electric lines, gaslines, cable television lines, fiber optic lines and telephone lines, water meters, fire hydrants and curb boxes as well as perpetual right for ingress and egress for installation, maintenance and replacement of such line. Any variation from this requires an approved Technical Criteria Variance.

20. All subdivisions shall include adequate easements to accommodate the construction, maintenance and repair of all public access, sidewalks, trails, water supply system, waste water systems, storm water management system and erosion control facilities, telecommunications and other utilities required to provide each utility to each occupied structure in the subdivision.

21. No structure shall be constructed over any portions of a recorded Town easement unless a revocable license is approved by the Town and the structure will not interfere with the intended use of the easement.

22. Any structures placed in the easement including but not limited to paving, fencing, retaining walls and landscaping shall be removed and replaced by the owner upon the request of the utilities department or private utility company so that maintenance may be performed. The owner of the land shall agree to hold the Town and/or private utility company harmless for any loss of property or landscaping and irrigation removed from the easement or damaged due to maintenance activities and all associated costs.

FIRE NOTES

1. If fire apparatus access roads or water supply for fire protection is required to be installed, such protection shall be installed and made serviceable prior to vertical construction.

2. Fire hydrant(s) are required to be installed and made serviceable prior to and during the time of construction.

3. It is the responsibility of the property owner to maintain drive lanes for emergency vehicle ingress and egress, including snow removal.

4. All emergency access roads, emergency access gates and signage shall comply with the Town of Castle Rock Fire Department requirements and shall be maintained by Metropolitan District, Homeowners Association, or other property management entity.

5. Approved fire apparatus access roads shall be provided for every facility, building or portion of a building constructed or moved into, or within the jurisdiction. The fire apparatus access road shall extend to within 150 feet of all portions of the facility and all portions of the exterior walls of the first story of the building as measured by an approved route around the exterior of the building or facility.

6. Dead-end fire access roads in excess of 150 feet shall provide an approved area for turning around fire apparatus.

7. Fire apparatus access roads shall have an unobstructed width of not less than 20 feet, exclusive of shoulders, except for approved security gates and an unobstructed vertical clearance of not less than 13 feet, 6 inches.

8. Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus weighing at least 88,000 pounds, and shall be surfaced so as to provide all weather driving capabilities. The term "all-weather driving capabilities has been interpreted to mean either concrete or asphalt, or other approved driving surface designed by an engineer and approved by the Fire Department.

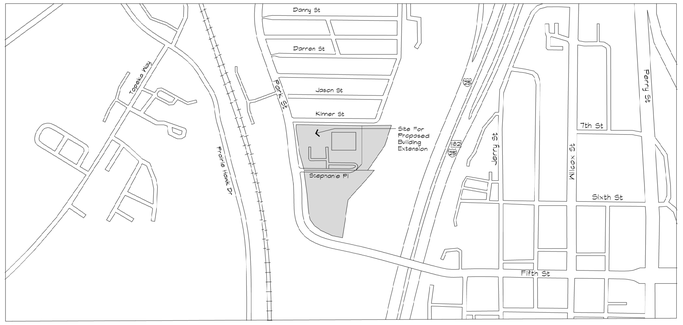
9. No Parking Fire Lane signs are required in areas that meet the following criteria and in areas designated by the Castle Rock Fire Department. Signs shall be posted on both sides of fire access roadways, public or private roadways and driveways less than 26 feet wide. Signs shall be posted on one side only of fire access roadways, public or private roadways or driveways between 26 feet wide and 32 feet wide. No signage is required for fire access roadways, public or private roadways or driveways greater than or equal to32 feet wide.

10. Fire Lane No Parking" Curb Marking. All designated lanes SHALL be accompanies with curb markings in a weather resistant red paint. Reflective paint may be used for higher visibility. Curbing shall be labeled, "NO PARKING - FIRE LANE" in all upper case letters. Lettering shall be no less than three (3A) inches high with white lettering on a red back ground and placed on the face and top of the curb. Lettering shall be located no more than fifty (50') apart and within five feet of the beginning and end of any fire lane.

11. The developer understands that as the project develops there may be fire and life safety provisions of the Town of Castle Rock adopted International Fire Code (IFC) or Community Wildfire Protection Plan (CWPP) that may arise, and were not clearly visible during the initial reviews, but may require corrective action. These items may include, but are not limited to: Fire flow requirements, fire hydrant placement, access, etc.

# DOUGLAS COUNTY ELECTIONS
# SITE DEVELOPMENT PLAN 26-0017

AMENDMENT NO. 1 , LOT 1-3, BLOCK 1, CASTLE PARK SOUTH FILING NO. 1,
LOCATED IN THE NORTHWEST ONE-QUARTER OF SECTION 11, TOWNSHIP 8, RANGE 67
WEST OF THE 6TH P.M. TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO




North

Vicinity Map
1" = 200'-0"

0' 200' 400' 600'

## Zoning Comparison And Development Standards

"The site is governed by Castle Park PD (Ord. 2002-48). Where development standards are not specified in the PD, the Town of Castle Rock UDC applies per Section 1.2 of the PD document."

| | | |
|---|---|---|
| Zoning: Castle Park South (PD) | | |
| Use Area: Commercial | | |
| Uses: | PD Zoning Allowance/Required | Proposed |
| Min Front Yard Setback | 10'-0" | "6'-1" |
| Min Rear Yard Setback | 10'-0" | 29'-8" |
| Min Side Yard Setback | 10'-0" | 23'-4" |
| Min Side to Street Setback | 10'-0" | 16'-6" |
| Max Building Height | 50' | 35'-0" |
| Max Floor Area Ratio | 0.35 / 35% | 0.123 / 12% |
| Min. Parking Spaces | | |
| Standard Parking Spaces (Dimensions) | 59 (9'x18') | 53 Existing & 141 New |
| ADA Parking Spaces (Dimensions) | 3 (10'x18') | 5 Existing |
| Single Family Equivalents (SFEs) | N/A | N/A |

## Site Utilization (Show SF/Acreage and %)

| | SF/Acreage |
|---|---|
| Total Lot 1 Area | 187,308 SF/4.3 Acres |
| Lot Coverage | |
| Buildings | 8,750 Extension SF + 14,284 Existing SF / 12.3% |
| Internal Drives and Parking Lot | 31,276 SF / 16.7% |
| Sidewalks, Trash Enclosures, Misc. | 6,011 SF / 3.2% |
| Common Public Access Drives | N/A |
| ROW Coverage | N/A |
| Landscape/Open Space Coverage | 127,002 SF / 67.8% |
| Other Coverage | N/A |

## Parking - Mixed Use Extension + Existing

| | |
|---|---|
| Storage: New Warehouse + Existing Warehouse + Basement | |
| 1 Space Per 1,000 sq. ft. of GFA (Gross Floor Area) | |
| 8,750 sq. ft. + 6,322 sq. ft. + 6,147 sq. ft. /1000 | 22 Spaces |
| Office: Existing 1st Floor Government Offices | |
| 3.5 Space Per 1,000 sq. ft. of GFA (Gross Floor Area) | 28 Spaces |
| 7,962 sq. ft. /1000 x 3.5 | |
| Total Parking Spaces Required From Extension & Existing | 50 Spaces |
| ADA Required (6 per 151-200 Total, 1 Van Minimum) | |
| ADA Provided (6 per 151-200 Total, 1 Van Minimum) | 3 Existing + 3 New ADA Spaces |
| Total Parking Spaces Provided (Including Existing & ADA) | 193 Spaces |

## Project Roster Names & Addresses

Owner:
Douglas County Board of County Commissioners
100 Third Street
Castle Rock, CO 80104
Contact: Tim Hallmark
Email: tha1mar@douglas.co.us
PH:303-842-2113

Plan Preparer:
DLH Architecture, LLC
200 Front Street
Castle Rock, Colorado 80104
Contact: Dave Hieronymus
Email: dlh@dlharchitecture.com
PH: 303-688-5273

Civil Engineer:
Proof Civil Consulting Engineers.
1531 Market Street,
Denver, Colorado 80202
Contact: Jason DeYoung
Email: jdeyoung@proofcivil.com
PH: 303-323-5709

Electrical Engineer:
PK Electrical Inc.
4601 DTC Blvd #740
Denver, Colorado 80237
Contact: Hayden Schmidt
Email: hschmidt@pkelectrical.com
PH:720-481-5245

Surveyor:
CNG Consulting Group Inc
4360 Teddy Lane
Lone Tree, Colorado 80124
Contact: Eric D. Carson

Landscape Architect:
Natural Design Solutions
5534 Cold Drive
Longront, Colorado 80503
Contact: Jason Odham
Email: jason@ndscolorado.com
PH: 970-420-4555

Black Hills Energy:
P.O. Box 6006
Rapid City, SD 57709
PH: 1-888-890-5554

CORE:
5466 US-85
Sedalia, CO 80135
PH:303-688-3100

Town of Castle Rock Public Works:
4175 N. Castleton Court
Castle Rock, Colorado 80104
PH: 720-733-2462

Castle Rock Water:
175 Kellogg Court
Castle Rock, Colorado 80108
PH: 720-733-6000

## Sheet Index


| | | | | |
|---|---|---|---|---|
| CP1.0 | General Cover Sheet | 1 | of | 11 |
| SP1.0 | Overall Master Site Plan | 2 | of | 11 |
| A1.0 | Exterior Elevations | 3 | of | 11 |
| A2.0 | Renders & Material Pallet | 4 | of | 11 |
| C2.0 | Site Plan | 5 | of | 11 |
| C3.0 | General Grading Plan | 6 | of | 11 |
| C4.0 | General Utility Plan | 7 | of | 11 |
| C5.0 | Fire Access Plan | 8 | of | 11 |
| L1.0 | Landscape Plan | 9 | of | 11 |
| L2.0 | Landscape Details & Notes | 10 | of | 11 |
| E1.0 | Site Plan Lighting Photometrics | 11 | of | 11 |


## Legal Description

LOT 1, BLOCK 1, CASTLE PARK SOUTH FILING NO. 1, AMENDMENT NO.1

## Building Location Summary

Location:
Town of Castle Rock
Castle Rock, CO 80109

County:
Douglas County

Fire District:
Town of Castle Rock Fire Department

## Purpose Statment

This expansion project's objective is to strengthen the County's ability to efficiently conduct future elections, protect ballot security and accommodate increasing voter participation. This project prompts responsible growth, election safety and public transparency, all of which comply with the Town of Castle Rock Vision 2030 through enhancing essential civic infrastructure to serve the growing community.

## Basis of Bearings

BEARINGS ARE BASED ON THE CONSIDERATION THAT THE NORTH LINE OF LOT 1, CASTLE PARK SOUTH FILLING 1 BEARS S89°42'10"E, AS MONUMENTED BY A FOUND #5 REBAR 0.1 BELOW THE GROUND SURFACE AT THE NORTHWEST CORNER OF LOT 1 AND A FOUND #5 REBAR 0. BELOW THE GROUND SURFACE AT THE NORTHEAST CORNER OF LOT 1.

## Benchmark

The project benchmark is the rim of a storm sewer manhole located 7.80' northeast of the northeast corner of the building on Lot 1, with an elevation of 6187.48. All elevations are based on the NAVD88 Datum.

DLH Architecture
Planning, Architecture, Consulting and Construction
200 Front Street, Castle Rock, CO 80104
Phone (303) 688-5273
DLH Architecture is a Limited Liability Corporation Established in 1992

| Rev. # | Description | Date |
|---|---|---|
| 1 | | |
| 2 | | |
| 3 | | |
| 4 | | |
| 5 | | |
| 6 | | |

# Douglas County Elections
125 Stephanie Pl
Castle Rock, CO 80109
Douglas County Government

Project #: 2528
Date: 09/11/26
Drawn By: JTC
Checked By: DLH
Scale: as noted

Print 24" x 36"
Sheet 1 of 11

Cover Sheet
CP1.0

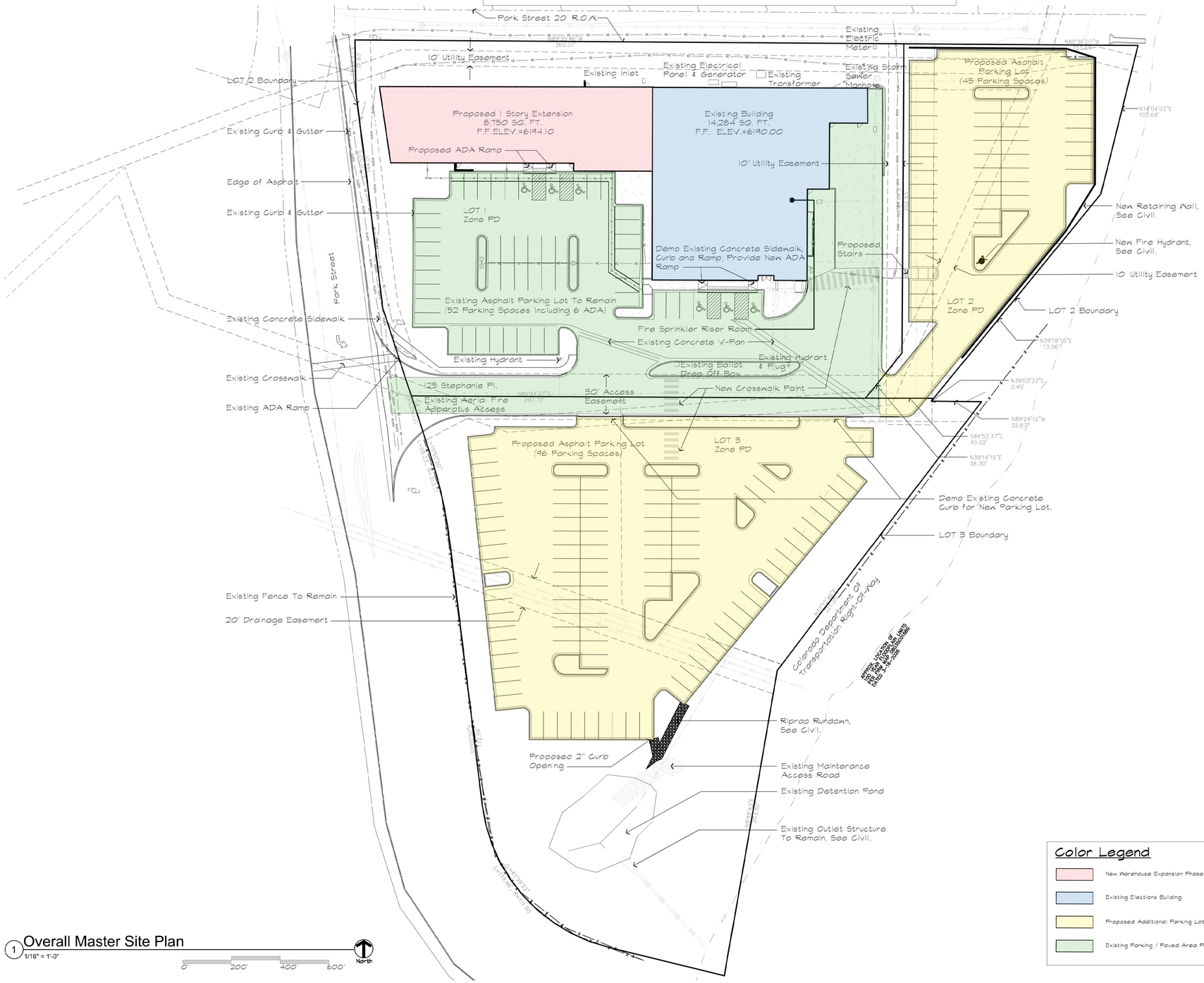
SDP 26-0017
Lot 1-3, Block 1, Castle Park South Filing No. 1, Am. No. 1

# DOUGLAS COUNTY ELECTIONS
# SITE DEVELOPMENT PLAN 26-0017

AMENDMENT NO. 1 , LOT 1-3, BLOCK 1, CASTLE PARK SOUTH FILING NO. 1,
LOCATED IN THE NORTHWEST ONE-QUARTER OF SECTION 11, TOWNSHIP 8, RANGE 67
WEST OF THE 6TH P.M. TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

## Site Plan Legend

- Fire Hydrant(s).
- Existing Storm Sewer Manhole.
- Existing Electrical Units: Electrical Panel, Inlet & Transformer.
- Existing Gas Meter.
- Existing Ballot Drop-Off Box.
- New Crosswalk, Painted.
- New ADA Parking Spaces, Painted.




## Color Legend

- New Warehouse Expansion Phase I
- Existing Elections Building
- Proposed Additional Parking Lot(s) Phase II
- Existing Parking / Paved Area Phase I

1 Overall Master Site Plan
1/16" = 1'-0"
0' 200' 400' 600' North


DLH Architecture
Planning, Architecture, Consulting and Construction Phone (303) 688-5273
200 Front Street, Castle Rock, CO 80104
DLH Architecture is a Limited Liability Corporation Established in 1992


| Rev. # | Description | Date |
|---|---|---|
| 1 | | |
| 2 | | |
| 3 | | |
| 4 | | |
| 5 | | |
| 6 | | |

Douglas County Elections
125 Stephanie Pl
Castle Rock, CO 80109
Douglas County Government

Project #: 2528
Date: 09/11/26
Drawn By: JTC
Checked By: DLH
Scale: as noted

Print 24" x 36"
Sheet 2 of 11

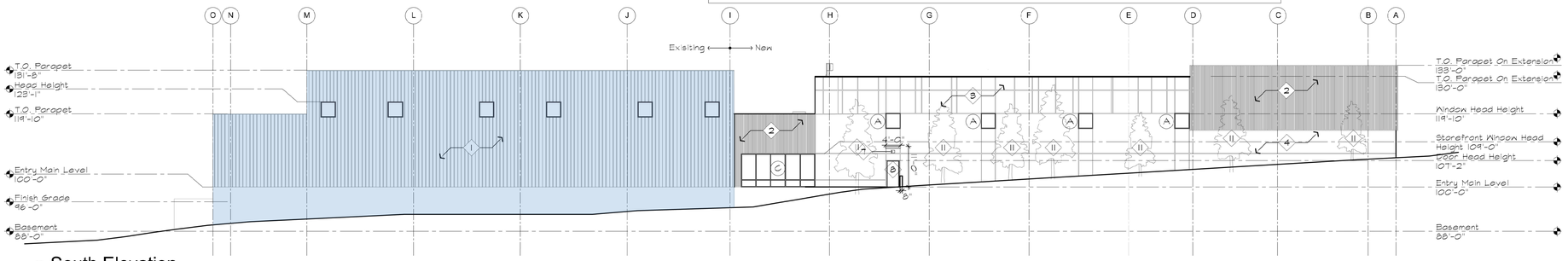
Overall Site Plan

SP1.0

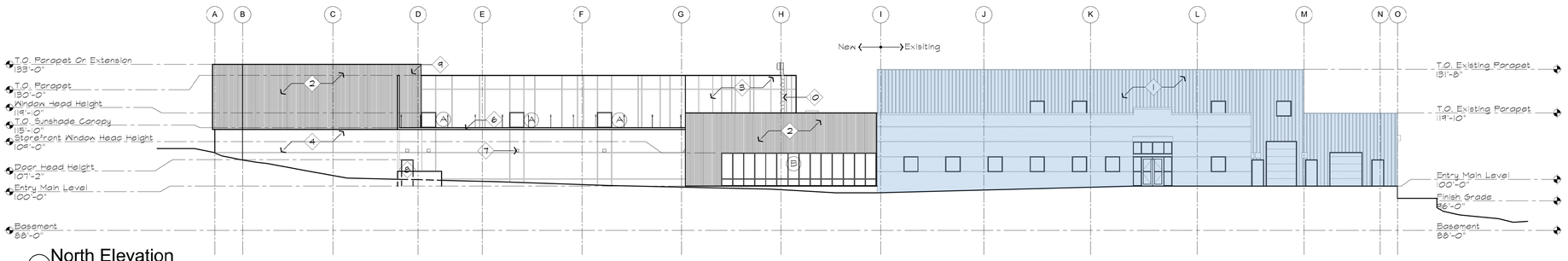
SDP 26-0017
Lot 1-3, Block 1, Castle Park South Filing No. 1, Am. No. 1

# DOUGLAS COUNTY ELECTIONS
# SITE DEVELOPMENT PLAN 26-0017

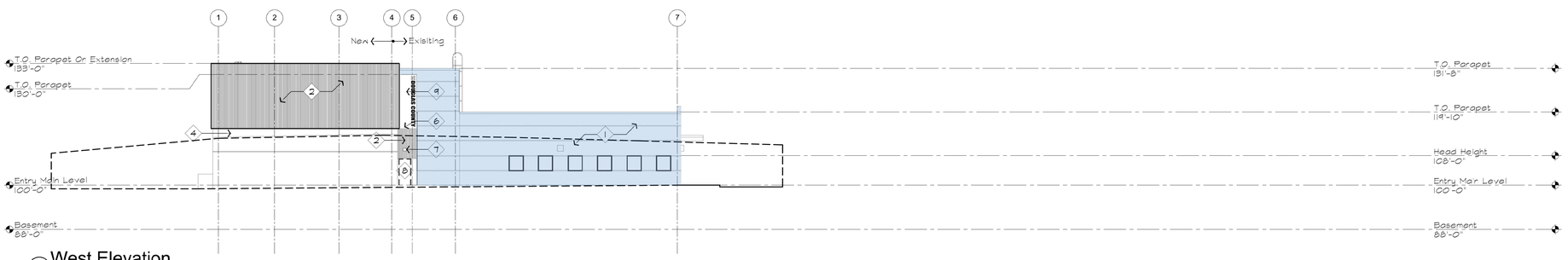
AMENDMENT NO. 1 , LOT 1-3, BLOCK 1, CASTLE PARK SOUTH FILING NO. 1,
LOCATED IN THE NORTHWEST ONE-QUARTER OF SECTION 11, TOWNSHIP 8, RANGE 67
WEST OF THE 6TH P.M. TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



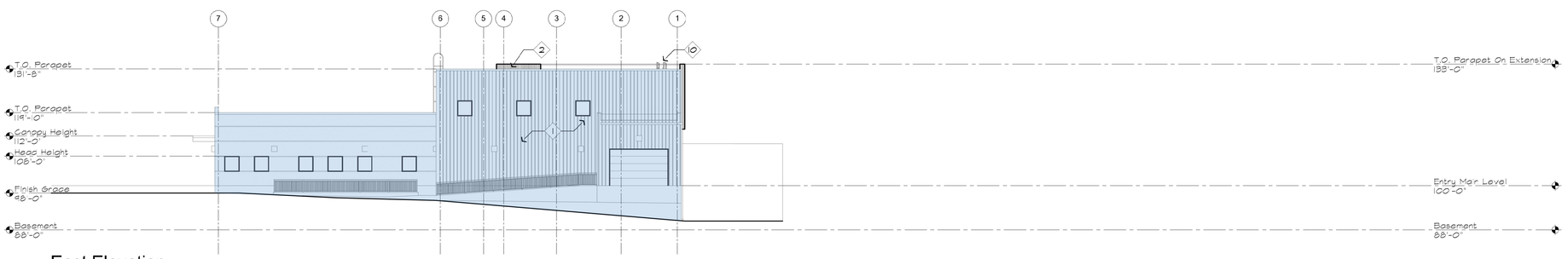

1 South Elevation
1/16" = 1'-0"




2 North Elevation
1/16" = 1'-0"




3 West Elevation
1/16" = 1'-0"




4 East Elevation
1/16" = 1'-0"

## Elevation Legend

1. Existing Building, No Work On Exterior.
2. ATAS Vertical Metal Paneled Louver System, Color: Black.
3. ATAS Metal Panels, Color: Opal Brown.
4. Beige Textured Paint on Vertical Seam Plywood-Formed Concrete Stem Wall.
5. Concrete or Asphalt Drive Slope Away From Building.
6. Sunshade Canopy, See Detail X on Sheet A-5.0.
7. Exterior Wall-mounted Lighting, See Electrical Drawings.
8. Hollow Metal Door Frame and Hollow Metal Door, Paint.
9. Metal Panel Custom Signage, Match Color to Vertical Metal Panels.
10. Roof Maintenance Ladder See Detail 13 on Sheet A-4.3.
11. Pine Trees, To Match Existing Exterior Trees.

## Window Schedule

- A — 4'-0" Wide X 4'-2" High Hollow Metal Window Exterior, Paint Trim Black.
- B — 42'-0" Wide X 9'-0" High Aluminum Storefront Exterior Windows, Tint Windows and Paint Trim Black.
- C — 20'-0" Wide X 9'-0" High Aluminum Storefront Exterior Windows, Tint Windows and Paint Trim Black.

## Color Legend

Existing Elections Building To Remain, No Work Done In This Area.


DLH Architecture
Planning, Architecture, Consulting and Construction
200 Front Street, Castle Rock, CO 80104
Phone (303) 688-3273
DLH Architecture is a Limited Liability Corporation Established in 1992


| Rev. # | Description | Date |
|---|---|---|
| 1 | | |
| 2 | | |
| 3 | | |
| 4 | | |
| 5 | | |
| 6 | | |

Douglas County Elections
125 Stephanie Pl
Castle Rock, CO 80109
Douglas County Government

Project #: 2528
Date: 09/11/26
Drawn By: JTC
Checked By: DLH
Scale: as noted

Print 24" x 36"
Sheet 3 of 11

Elevations
A1.0

SDP 26-0017
Lot 1-3, Block 1, Castle Park South Filing No. 1, Am. No. 1

# DOUGLAS COUNTY ELECTIONS
# SITE DEVELOPMENT PLAN 26-0017

AMENDMENT NO. 1 , LOT 1-3, BLOCK 1, CASTLE PARK SOUTH FILING NO. 1,
LOCATED IN THE NORTHWEST ONE-QUARTER OF SECTION 11, TOWNSHIP 8, RANGE 67
WEST OF THE 6TH P.M. TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



1 Northeast Front Render
N/A



2 South Rear Render
N/A



1 Textured Paint On Concrete
- Sherwin Williams



2 ATAS Metal Panel - Opal



3 ATAS Metal Louver - Black



4 Storefront Windows, Painted
Black Trim (Match Existing)



5 Tinted Black Glass Panes
Exterior View



6 Tinted Black Glass Panes
Interior View



7 Egress Metal Door - Dark Gray



8 Airolite TSC8 Sunshading Canopy
Hampton Brown




9 Custom Metal Panel Signage

DLH Architecture
Planning, Architecture, Consulting and Construction
200 Front Street, Castle Rock, CO 80104
Phone (303) 688-5273
DLH Architecture is a Limited Liability Corporation Established in 1992

| Rev. # | Description | Date |
|---|---|---|
| 1 | | |
| 2 | | |
| 3 | | |
| 4 | | |
| 5 | | |
| 6 | | |

Douglas County Elections
125 Stephanie Pl
Castle Rock, CO 80109
Douglas County Government

Project #: 2528
Date: 09/11/26
Drawn By: JTC
Checked By: DLH
Scale: as noted

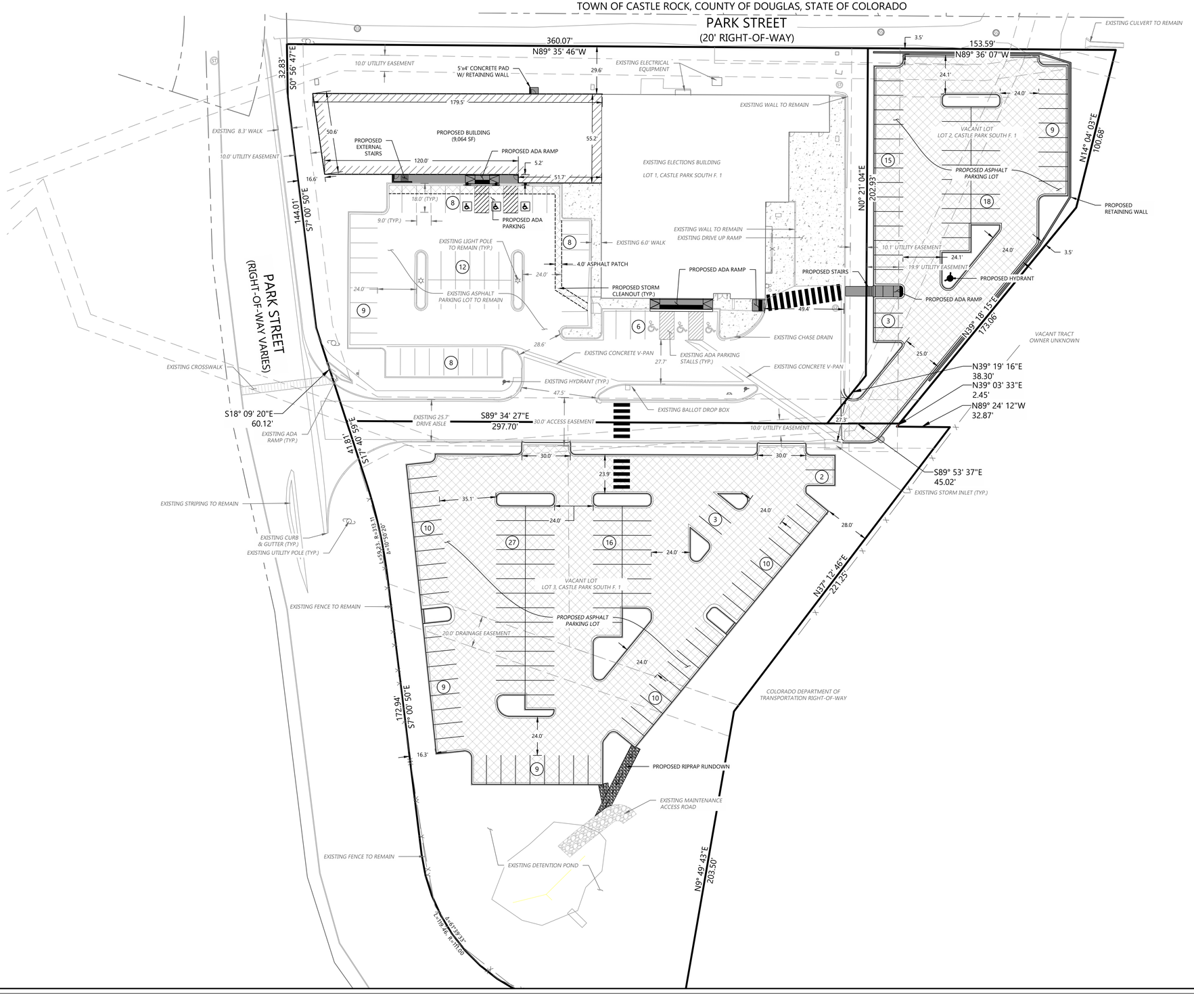
Print 24" x 36"
Sheet 4 of 11

Renderings & Materials
A2.0
SDP 26-0017
Lot 1-3, Block 1, Castle Park South Filing No. 1, Am. No. 1

SITE DEVELOPMENT PLAN

# DOUGLAS COUNTY ELECTIONS OFFICE
# LOTS 1-3, CASTLE PARK SOUTH, FILING NO. 1

LOCATED IN THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 8 SOUTH, RANGE 67 WEST OF THE 6TH P.M.,
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO




## LEGEND:

- PROPERTY LINE
- ADA ACCESSIBLE ROUTE
- PROPOSED BUILDING
- EXISTING BUILDING
- PROPOSED EASEMENT
- EXISTING EASEMENT
- PROPERTY SETBACK
- PROPOSED CURB & GUTTER
- EXISTING CURB & GUTTER
- PROPOSED SAWCUT
- PROPOSED ASPHALT
- PROPOSED WALK
- PROPOSED LIGHT POLE
- EXISTING LIGHT POLE
- PROPOSED SIGN
- EXISTING SIGN

## NOTES:

1. ALL DIMENSIONS TO CURBS ARE TO FLOWLINE UNLESS OTHERWISE INDICATED.

SCALE: 1" = 30'

SITE DEVELOPMENT PLAN
LOTS 1-3, CASTLE PARK SOUTH, FILING NO. 1
**TOWN OF CASTLE ROCK PROJECT #SDP26-00XX**


PROOFCIVIL
consulting engineers
1531 Market Street | Denver, CO


SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS

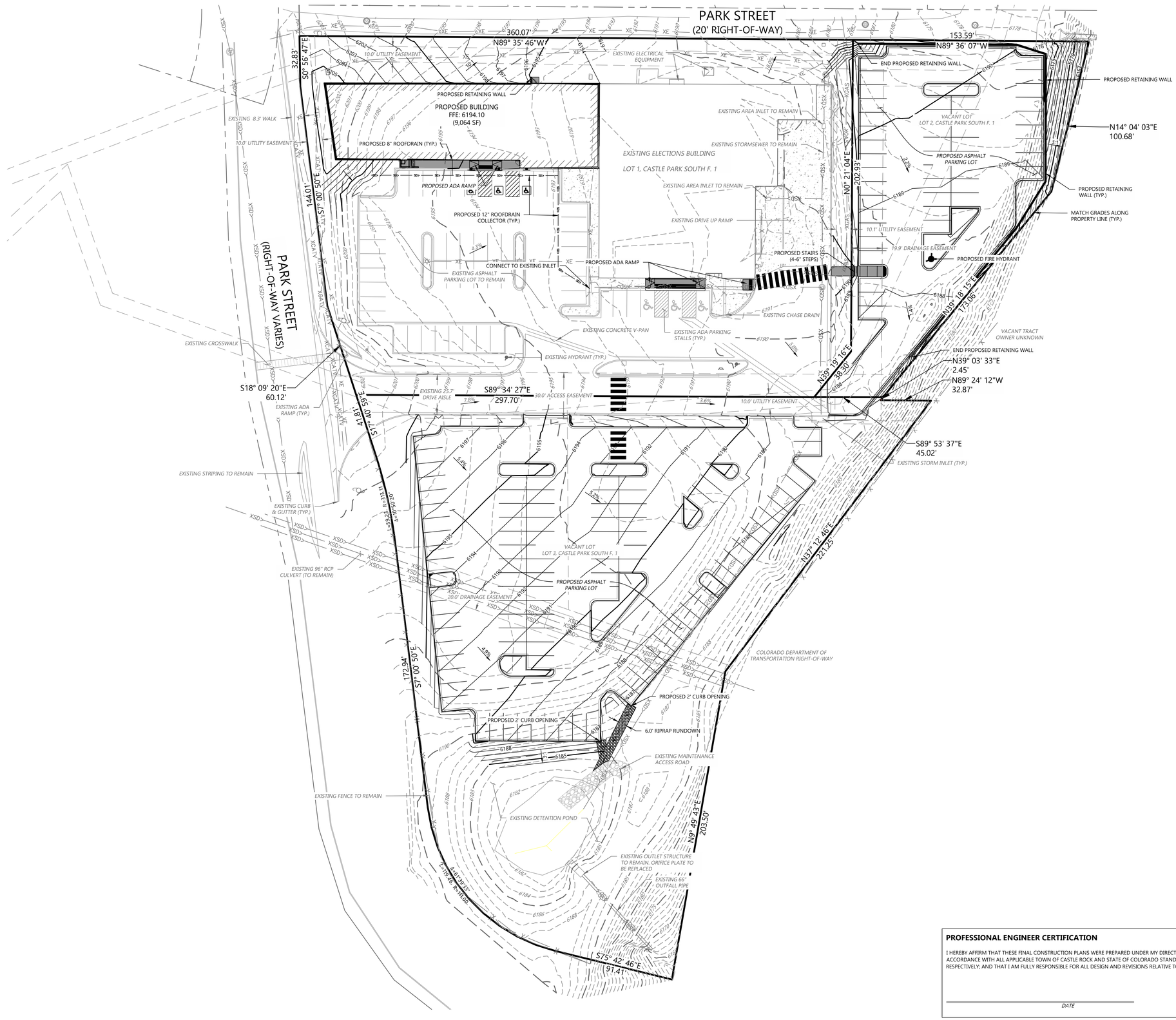
| NO. | DESCRIPTION | DATE |
|---|---|---|

PROJ. NO. 26016
DATE: 6/9/2026
DRAWN BY: MDS
CHECKED BY: JGD

SITE PLAN

DOUGLAS COUNTY ELECTIONS OFFICE
CASTLE ROCK CO

DRAWING NO.
2
2 OF 5




## LEGEND:

| | |
|---|---|
| | PROPERTY LINE |
| | PROPOSED BUILDING |
| | EXISTING BUILDING |
| | PROPOSED EASEMENT |
| | EXISTING EASEMENT |
| 5400 | PROPOSED 5' CONTOUR |
| 5401 | PROPOSED 1' CONTOUR |
| 5400 | EXISTING 5' CONTOUR |
| 5401 | EXISTING 1' CONTOUR |
| | PROPOSED SWALE |
| SD> | PROPOSED STORM LINE W/ F.E.S. |
| XSD> | EXISTING STORM LINE W/ F.E.S. |
| | PROPOSED SAWCUT |
| | PROPOSED STORM INLET |
| | EXISTING STORM INLET |
| | FLOW DIRECTION |
| 25.25 | PROPOSED SPOT GRADE |
| 25.25 | EXISTING SPOT GRADE |
| 2.00% | SLOPE AND DIRECTION |
| HP | HIGH POINT |
| LP | LOW POINT |
| GB | GRADE BREAK |
| GTW | FINISHED GRADE AT TOP OF WALL |
| GBW | FINISHED GRADE AT BOTTOM FACE OF WALL |
| FFE | FINISHED FLOOR ELEVATION |
| M.E. | MATCH EXISTING |

## NOTES:

1. SPOT ELEVATION VALUES ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88) (WITH THE TWO LEADING DIGITS TRUNCATED) AND DO NOT RELATE TO ARCHITECTURAL ELEVATIONS RELATIVE TO FINISHED FLOOR (I.E. +100'-0").
2. UNLESS SPECIFICALLY SHOWN OTHERWISE, ALL SIDEWALKS TO SLOPE 1.8% AWAY FROM BUILDINGS OR STRUCTURES TOWARD PARKING LOTS, DRIVE LANES, ROADS OR LOW POINTS.
3. UNLESS SPECIFICALLY SHOWN OTHERWISE, ALL PROPOSED WALKS AND TRAILS SHALL BE ADA ACCESSIBLE WITH A MAXIMUM LONGITUDINAL SLOPE OF 5.0%.
4. ALL GRADING SHALL CONFORM WITH THE GEOTECHNICAL RECOMMENDATIONS FROM THE CURRENT GEOTECHNICAL STUDY FOR THIS PROJECT.
5. PROPOSED ACCESSIBLE PARKING SPOTS SHALL HAVE 2.0% MAX SLOPE IN ANY DIRECTION.
6. ALL ELEVATION SPOTS ALONG CURB INDICATE FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
7. MAXIMUM FINISHED GRADES SHALL BE 4:1 (H:V).
8. THE CONTRACTOR IS RESPONSIBLE TO LOCATE ALL EXISTING UTILITIES ONSITE PRIOR TO CONSTRUCTION AND PROTECT OR RELOCATE ALL EXISTING UTILITIES DURING GRADING OPERATIONS. THIS PLAN DOES NOT CONSTITUTE A UTILITY LOCATE.
9. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY DISCREPANCIES WITH THESE PLANS.

N

0 15 30 60

SCALE: 1" = 30'

**PROFESSIONAL ENGINEER CERTIFICATION**

I HEREBY AFFIRM THAT THESE FINAL CONSTRUCTION PLANS WERE PREPARED UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH ALL APPLICABLE TOWN OF CASTLE ROCK AND STATE OF COLORADO STANDARDS AND STATUTES, RESPECTIVELY; AND THAT I AM FULLY RESPONSIBLE FOR ALL DESIGN AND REVISIONS RELATIVE TO SAID PLANS.

*DATE*

**TOWN APPROVAL BLOCK**

**TOWN OF CASTLE ROCK APPROVAL**
**PLANS ARE HEREBY APPROVED FOR ONE YEAR FROM DATE OF DEVELOPMENT SERVICES APPROVAL**

APPROVED BY:

*DEVELOPMENT SERVICES* *DATE*

PROOFCIVIL
consulting engineers
1531 Market Street | Denver, CO

SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS

| NO. | DATE | DESCRIPTION |
|---|---|---|

PROJ. NO.: 26016
DATE: 4/17/2026
DRAWN BY: MDS
CHECKED BY: JGD

# GRADING PLAN

# DOUGLAS COUNTY ELECTIONS OFFICE

CASTLE ROCK CO

DRAWING NO.

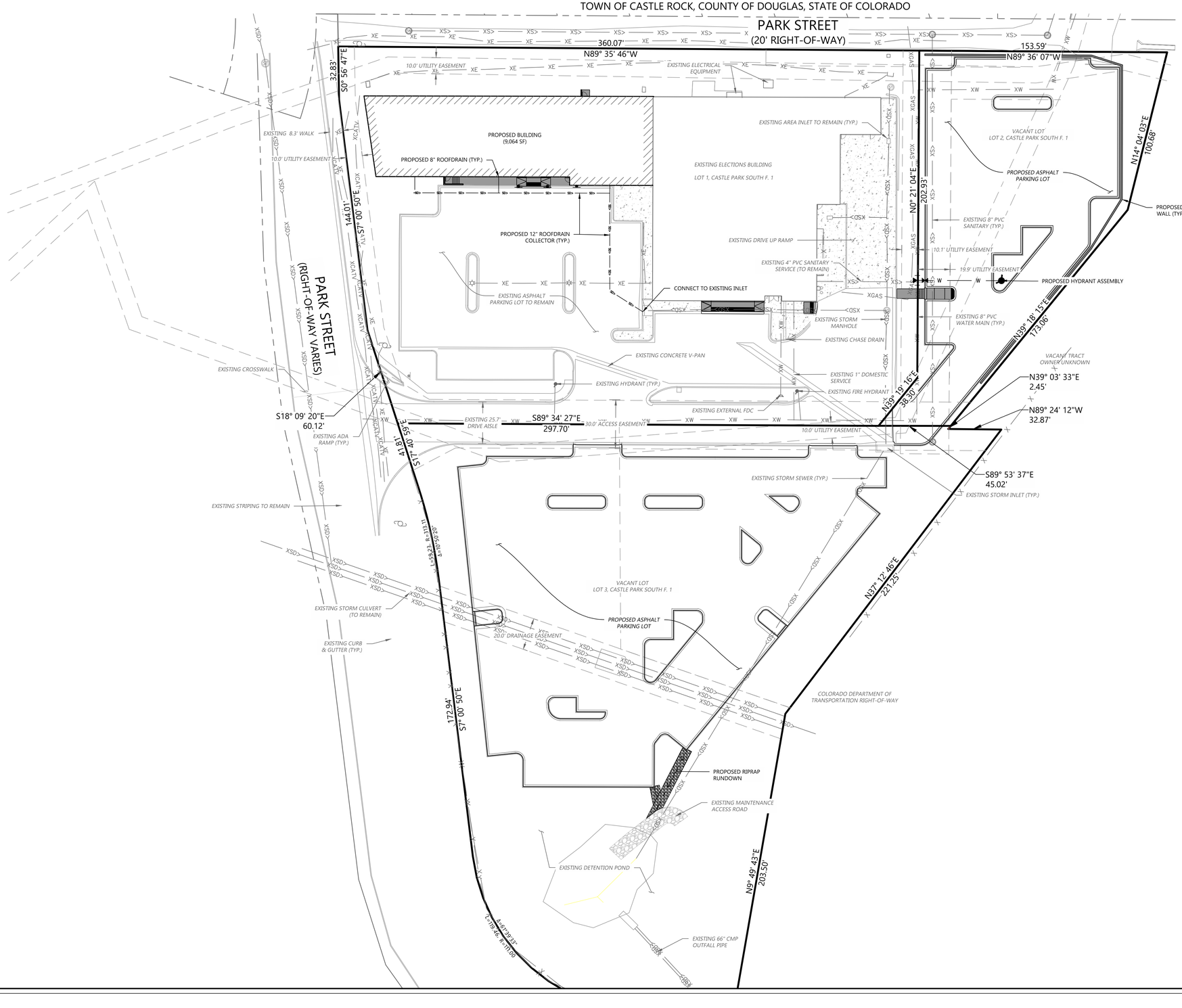
3

SITE DEVELOPMENT PLAN

# DOUGLAS COUNTY ELECTIONS OFFICE

# LOTS 1-3, CASTLE PARK SOUTH, FILING NO. 1

LOCATED IN THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 8 SOUTH, RANGE 67 WEST OF THE 6TH P.M.,
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

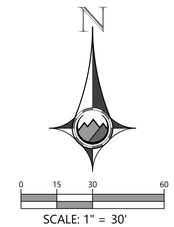



## LEGEND:

- PROPERTY LINE
- PROPOSED BUILDING
- EXISTING BUILDING
- PROPOSED EASEMENT
- EXISTING EASEMENT
- PROPERTY SETBACK
- PROPOSED STORM LINE
- EXISTING STORM LINE
- PROPOSED INLET
- EXISTING INLET
- PROPOSED WATER LINE
- EXISTING WATER LINE
- PROPOSED HYDRANT & VALVE
- EXISTING HYDRANT & VALVE
- PROPOSED SAN SEWER LINE
- EXISTING SAN SEWER LINE
- EXISTING ELECTRICAL LINE
- EXIST. OVERHEAD ELEC. LINE
- EXISTING TELECOMM LINE
- EXISTING GAS LINE
- EXISTING IRRIGATION LINE
- EXISTING FIBER OPTIC LINE
- PROPOSED LIGHT POLE
- EXISTING LIGHT POLE

## NOTES:

1.




SCALE: 1" = 30'

SITE DEVELOPMENT PLAN
LOTS 1-3, CASTLE PARK SOUTH, FILING NO. 1
**TOWN OF CASTLE ROCK PROJECT #SDP26-00XX**


PROOFCIVIL
consulting engineers
1531 Market Street | Denver, CO


SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS

| NO. | DATE | DESCRIPTION |
|---|---|---|

PROJ. NO.: 26016
DATE: 6/9/2026
DRAWN BY: MDS
CHECKED BY: JGD

UTILITY PLAN

DOUGLAS COUNTY ELECTIONS OFFICE
CASTLE ROCK CO

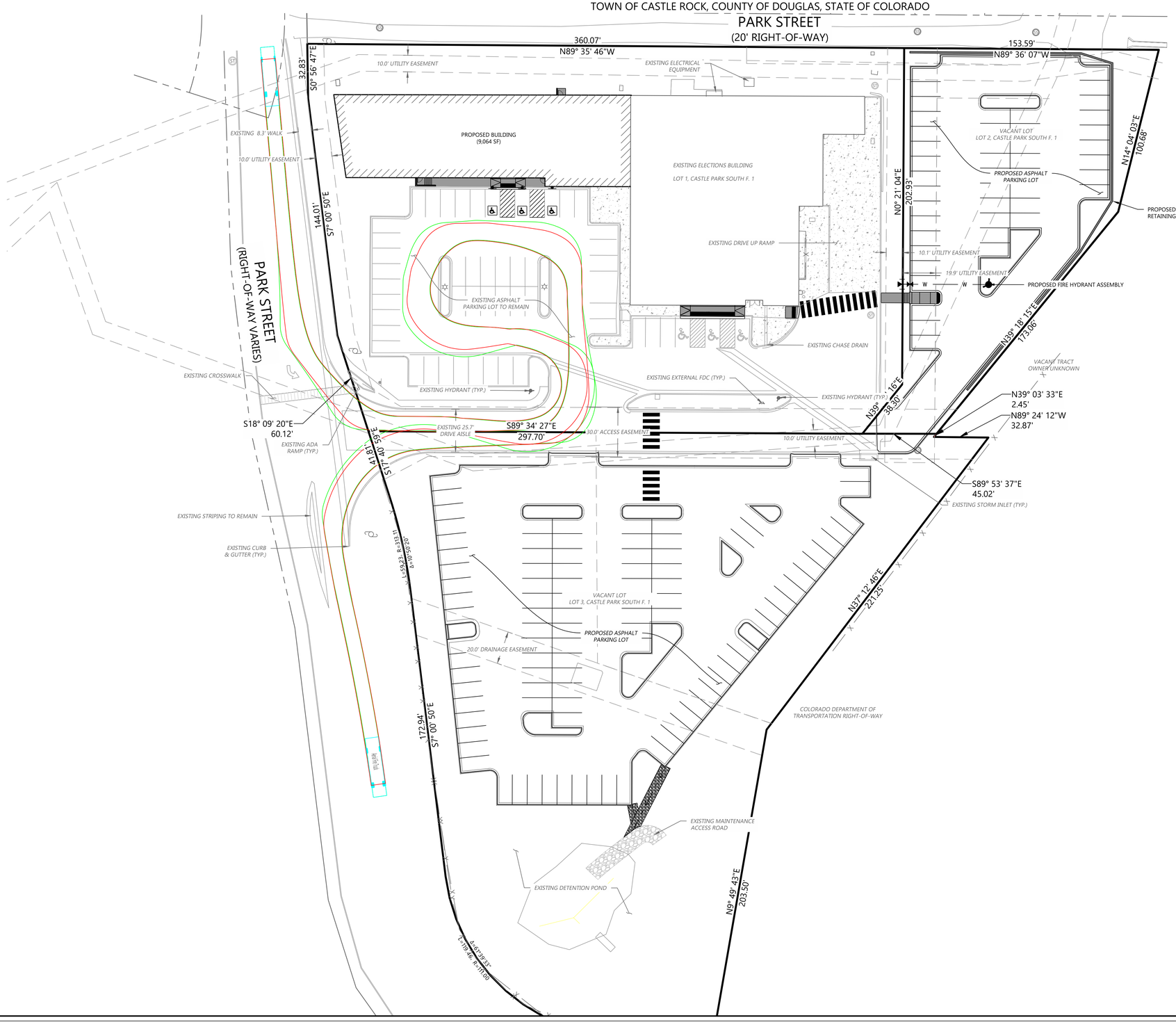
DRAWING NO.

4

SITE DEVELOPMENT PLAN

# DOUGLAS COUNTY ELECTIONS OFFICE
# LOTS 1-3, CASTLE PARK SOUTH, FILING NO. 1

LOCATED IN THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 8 SOUTH, RANGE 67 WEST OF THE 6TH P.M.,
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

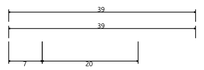



## LEGEND:

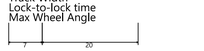
- PROPERTY LINE
- ADA ACCESSIBLE ROUTE
- PROPOSED BUILDING
- EXISTING BUILDING
- PROPOSED EASEMENT
- EXISTING EASEMENT
- PROPERTY SETBACK
- PROPOSED CURB & GUTTER
- EXISTING CURB & GUTTER
- PROPOSED SAWCUT
- PROPOSED ASPHALT
- PROPOSED WALK
- PROPOSED LIGHT POLE
- EXISTING LIGHT POLE
- PROPOSED SIGN
- EXISTING SIGN

## NOTES:

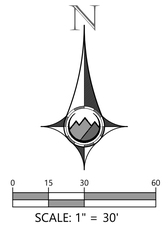
1. ALL DIMENSIONS TO CURBS ARE TO FLOWLINE UNLESS OTHERWISE INDICATED.




| Aerial Fire Truck | |
|---|---|
| Overall Length | 39.000ft |
| Overall Width | 8.167ft |
| Overall Body Height | 7.500ft |
| Min Body Ground Clearance | 0.750ft |
| Track Width | 8.167ft |
| Lock-to-lock time | 5.00s |
| Max Wheel Angle | 45.00° |




| Aerial Fire Truck | |
|---|---|
| Overall Length | 39.000ft |
| Overall Width | 8.167ft |
| Overall Body Height | 7.500ft |
| Min Body Ground Clearance | 0.750ft |
| Track Width | 8.167ft |
| Lock-to-lock time | 5.00s |
| Max Wheel Angle | 45.00° |




SCALE: 1" = 30'

SITE DEVELOPMENT PLAN
LOTS 1-3, CASTLE PARK SOUTH, FILING NO. 1
**TOWN OF CASTLE ROCK PROJECT #SDP26-00XX**

PROOFCIVIL
consulting engineers
1531 Market Street | Denver, CO

SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS

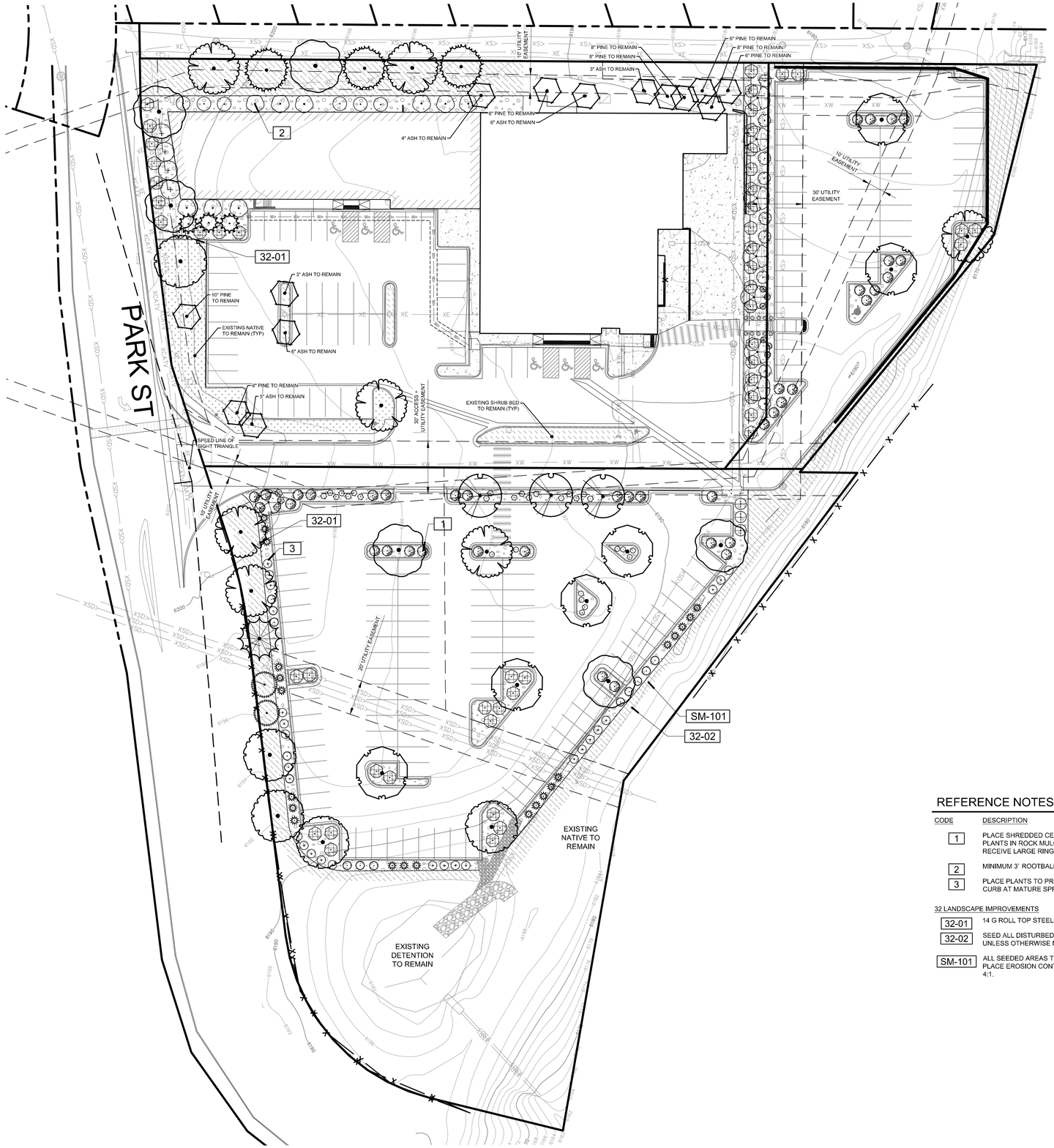
| NO. | DESCRIPTION | DATE |
|---|---|---|

PROJ. NO. 26016
DATE: 6/9/2026
DRAWN BY: MDS
CHECKED BY: JGD

FIRE ACCESS PLAN

DOUGLAS COUNTY ELECTIONS OFFICE
CASTLE ROCK CO

DRAWING NO.
5
5 OF 5




## LANDSCAPE PLAN

SCALE: 1" = 30'

0 30 60 90

N

## PLANT LEGEND

| SYMBOL | CODE | QTY | BOTANICAL / COMMON NAME |
|---|---|---|---|
| **TREES** | | | |
| | EX-RET | 14 | TO REMAIN- PROTECT DURING CONSTRUCTION / EXISTING TREE TO REMAIN |
| **EVERGREEN TREES** | | | |
| | PE | 2 | EVERGREEN TREE |
| | PLB | 3 | EVERGREEN TREE |
| | PNF | 3 | EVERGREEN TREE |
| | PP | 1 | EVERGREEN TREE |
| **ORNAMENTAL TREES** | | | |
| | PCA | 3 | ORNAMENTAL TREE |
| **SHADE TREES** | | | |
| | CS | 5 | DECIDUOUS TREE |
| | CO | 7 | DECIDUOUS TREE |
| | GTS | 6 | DECIDUOUS TREE |
| | GD | 6 | DECIDUOUS TREE |
| **SHRUBS** | | | |
| | ARS | 8 | SHRUB |
| | CPM | 23 | SHRUB |
| | CIT | 14 | SHRUB |
| | CMF | 3 | SHRUB |
| | CSB | 6 | SHRUB |
| | ES | 18 | SHRUB |
| | MR | 8 | SHRUB |
| | PAA | 3 | SHRUB |
| | POD | 9 | SHRUB |
| | PF | 6 | SHRUB |
| | PBP | 42 | SHRUB |
| | RG | 51 | SHRUB |
| | SS | 4 | SHRUB |
| | VRH | 9 | SHRUB |
| **GRASSES** | | | |
| | BB | 10 | ORNAMENTAL GRASS |
| | SW | 22 | ORNAMENTAL GRASS |
| **GROUND COVERS** | | | |
| | EXL-RE | 1,362 SF | EX LANDSCAPE / SHRUB BED -TO REMAIN / ON-SITE |
| | EX-RE | 3,354 SF | EX TURF TO REMAIN / ON-SITE, EXISTING TURF |
| **MULCHES** | | | |
| | RM | 17,560 SF | ROCK MULCH / RIVER ROCK 1"-2" |
| **SOD/SEED** | | | |
| | NLS | 6,516 SF | NATIVE LAWN SEED MIX / PAWNEE BUTTES SEED CO NATIVE LAWN MIX |
| | LGS | 6,541 SF | NATIVE LOW GROW SEED MIX / PBSI SEED MIX |

## REFERENCE NOTES SCHEDULE

| CODE | DESCRIPTION |
|---|---|
| 1 | PLACE SHREDDED CEDAR MULCH AROUND BASE OF ALL PLANTS IN ROCK MULCH AREAS. MASSED PERENNIALS TO RECEIVE LARGE RING AROUND ENTIRE GROUP (TYP). |
| 2 | MINIMUM 3' ROOTBALL OFFSET FROM BUILDING, TYP. |
| 3 | PLACE PLANTS TO PROVIDE MIN. 2' CLEARANCE FROM BACK OF CURB AT MATURE SPREAD. |

**32 LANDSCAPE IMPROVEMENTS**

| | |
|---|---|
| 32-01 | 14 G ROLL TOP STEEL EDGING, STAKED 30" OC MAX. |
| 32-02 | SEED ALL DISTURBED AREAS WITH SPECIFIED SEED MIX UNLESS OTHERWISE NOTED. |
| SM-101 | ALL SEEDED AREAS TO BE AMENDED AND HYDROSEEDED. PLACE EROSION CONTROL MAT ON ALL SLOPES EXCEEDING 4:1. |


Neil A McLane
Colorado License No. LA-405
Castle Rock Registered Landscape
Professional No: 16-1607


JASON R OLDHAM 1646 — 02/01/2023 — Original Date of Licensure 09/22/26 — STATE OF COLORADO LICENSED LANDSCAPE ARCHITECT


NATURAL DESIGN SOLUTIONS
552 Carnelian Ct - Loveland, CO 80537
(970) 420.9555 · jason@ndscolorado.com



DLH Architecture
Planning, Architecture, Consulting and Construction Phone (303) 688-5273
200 Front Street, Castle Rock, CO 80104
DLH Architecture is a Limited Liability Corporation Established in 1992


# Douglas County Elections
125 Stephanie Pl
Castle Rock, CO 80109
Douglas County Government

Project #: 2528
Date: 07/13/26
Drawn By: JRO
Checked By: NAM
Scale: as noted
Revisions:

Sheet #
L1.0

# GENERAL NOTES

(Note: All references to "Contractor" are specific to "Landscape Contractor" unless notified as "General or other type of Contractor")

1. CONTRACTOR IS RESPONSIBLE FOR VERIFYING QUANTITIES OF MATERIALS NEEDED TO COMPLETE THIS PLAN IN THE FIELD. NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES BETWEEN THE DRAWINGS AND CONDITIONS IN THE FIELD. SUBSTITUTIONS OF PLANT MATERIAL ARE NOT ALLOWED WITHOUT APPROVAL FROM LANDSCAPE ARCHITECT GIVEN PRIOR TO INSTALLATION. GRAPHIC QTY'S. PREVAIL OVER WRITTEN QTY'S. PRIOR TO COMMENCEMENT OF WORK THE LANDSCAPE CONTRACTOR SHALL CONTACT OWNERS REPRESENTATIVE FOR SPECIFIC INSTRUCTIONS RELEVANT TO THE SEQUENCING AND SCOPE OF WORK.
2. CONTRACTOR IS RESPONSIBLE FOR INSTALLING ALL LANDSCAPE SHOWN ON THIS PLAN. ANY DEFICIENCIES OR DEVIATIONS FROM THIS PLAN ARE TO BE APPROVED BY OWNER'S REPRESENTATIVE OR LANDSCAPE ARCHITECT. ANY CHANGES FROM THE APPROVED PLANS MAY REQUIRE APPROVAL FROM THE CITY OR COUNTY PLANNING DEPARTMENTS.

   LANDSCAPE CONTRACTOR TO PROVIDE ALL LABOR AND MATERIALS NECESSARY TO FURNISH SCOPE OF WORK AS SHOWN PER PLAN.
3. EXISTING TOPSOIL IS TO BE STOCKPILED AND USED TO ESTABLISH FINAL GRADES WITHIN LANDSCAPE AREAS. ALL STOCKPILED SOIL MUST BE CLEAR OF WEEDS, ROCKS AND DEBRIS BEFORE REUSE. ALL BERMED PLANTING BEDS TO BE CREATED WITH IMPORTED TOPSOIL.
4. GENERAL CONTRACTOR TO RE-SPREAD STOCKPILED SOIL AND ESTABLISH ROUGH GRADE CONDITIONS TO THE FOLLOWING SPECIFICATIONS:
   A. 1" BELOW CURB FOR ALL SEEDED AREAS.
   B. 2.5" BELOW CURB FOR ALL SODDED AREAS.
   C. 4" BELOW CURB FOR ALL PLANTING, ROCK AND MULCH BEDS.
5. CONTRACTOR TO TILL PARKING LOT ISLANDS TO A DEPTH OF 30".
6. AMEND ALL PLANTING BEDS WITH APPROVED ORGANIC COMPOST. PROVIDE 4 CY PER 1000 SF FOR TURF AREAS; 2 CYDS PER 1000 SF FOR SEEDED NATIVE AREAS; AND PROVIDE 2:1 MIXTURE OF AMENDMENT FOR FILL DIRT IN TREE/SHRUB HOLES. MINIMUM TILL DEPTH OF 6".
7. FINE GRADE TO BE ESTABLISHED BY LANDSCAPE CONTRACTOR. FINE GRADE SHALL BE FREE OF ROCKS AND DEBRIS. FINE GRADE IN SEED AREAS SHALL BE FREE FROM ROCKS AND DEBRIS ½" AND GREATER. FINE GRADE IN SODDED AREAS SHALL BE FREE FROM ROCKS AND DEBRIS ¼"AND GREATER. CONTRACTOR TO REPORT ANY POOR DRAINAGE CONDITIONS PRIOR TO CONSTRUCTION.
8. CONTRACTOR IS TO PROVIDE VERIFICATION THAT ALL SOD IS OF THE SPECIES SHOWN ON THIS PLAN. NO SUBSTITUTIONS WILL BE ALLOWED. SOD TO BE LAID WITH TIGHT STAGGERED EDGES AND BE ROLLED AFTER INSTALLATION. SEEDED AREAS CANNOT BE SUBSTITUTED WITH SOD.
9. MULCHS: ALL PLANTING BEDS THAT CALL FOR WOOD/ORGANIC MULCH TO RECEIVE 4" ORGANIC SHREDDED BARK MULCH. SHREDDED MULCH IS TO BE OF FIBROUS MATERIAL, NOT CHIPS OR CHUNKS. NO FABRIC IS TO BE PLACED UNDER WOOD/ORGANIC MULCH. TREES IN TURF AND NATIVE GRASS AREAS TO RECEIVE 4' DIAMETER OF WOOD MULCH, 3" DEPTH. SHRUBS AND GROUNDCOVERS IN NATIVE GRASS AREAS TO RECEIVE 3' DIAMETER OF WOOD MULCH, 3" DEEP. ALL MULCHED BEDS ARE TO BE SPRAYED WITH WATER AFTER INSTALLATION TO HELP MULCH TO MAT DOWN. ALL BEDS MUST BE MULCHED.

   TREES IN COBBLE/ROCK MULCH TO RECEIVE 4' DIAMETER OF WOOD MULCH, 3" DEEP. SHRUBS AND GROUNDCOVERS IN COBBLE/ROCK MULCH AREAS TO RECEIVE 3' DIAMETER OF WOOD MULCH, 3" DEEP. NO FABRIC UNDERLAYMENT IN WOOD MULCH AREAS.

   ALL PLANTING BEDS THAT CALL FOR COBBLE/ROCK MULCH TO RECEIVE MIN. 3" DEPTH OF MULCH USE QUICK RELEASE ORGANIC PRE-EMERGENT HERBICIDE FOR ALL MULCHED AND PERENNIAL/PLANTING BEDS (AND FOR COBBLE/AGGREGATE AREAS WITH SLOPES EXCEEDING 3:1 GRADE.
10. SEED MIX INSTALLATION: CONTRACTOR TO DRILL SEED WITH BRILLION TYPE APPLICATOR AND APPLY 'SOIL GUARD' BONDED FIBER MATRIX (BFM), WHERE INDICATED PER PLAN AND SCHEDULES. APPLY SEED IN TWO DIRECTIONS (PERPENDICULAR OF THE OTHER) ADD SOIL GUARD BFM FOR DRILL SEEDING WHERE NOTED PER PLAN AND ON ALL SLOPES 5:1 TO 3:1. FOR AREAS WITH 3:1 SLOPES OR GREATER CONTRACTOR TO USE SOIL GUARD APPLICATION ONLY (IN LIEU OF HYDROMULCH) CONTRACTOR TO SPOT SEED NON-GERMINATING AREAS (3) MONTHS AFTER INITIAL SEED APPLICATION. CONTRACTOR TO RE-SEED ALL BARE AREAS (6"x6") AND GREATER AFTER (6) MONTHS FROM SEED GERMINATION OR AT THE BEGINNING OF THE FOLLOWING GROWING SEASON. PRIOR TO THE 11-MONTH WARRANTY INSPECTION RE-APPLY SOIL GUARD AND SEED MIX TO ALL BARE AREAS (6"x6" OR GREATER) AND TO ALL BARE AREAS (4"x4" OR GREATER) ON ALL SLOPES 3:1 AND GREATER.
11. REMOVED DEAD TWIGS AND BRANCHES FROM ALL NEW AND EXISTING PLANT MATERIAL IN A MANNER THAT DOES NOT CHANGE THE NATURAL HABIT OF THE PLANT MATERIAL. SCARES OF 1" OR MORE SHALL BE PAINTED WITH ORGANIC TREE PAINT. CENTRAL LEADERS SHALL NOT BE REMOVED AT ANY TIME. NEWLY PLANTED TREES WITHOUT CENTRAL LEADERS WILL BE REJECTED.
12. CONTRACTOR TO APPLY FERTILIZER IN SPRING & LATE SEPTEMBER. WATER THOROUGHLY AFTER APPLICATION OF FERTILIZERS.

    ALL SEEDED AND SODDED AREAS TO HAVE RECOMMEND FERTILIZER APPLICATIONS ADDED 2 TO 3 WEEKS AFTER SEEDLING EMERGENCE. AND ONCE IN MID TO LATE JUNE, IN EARLY TO MID AUGUST, AND ONCE IN LATE SEPTEMBER. SEEDED AND SODDED AREAS ARE ALSO TO RECEIVE .5 LB. OF ELEMENTAL SULFUR (OR EQUIVALENT MATERIAL) PER 1,000 S.F. APPLIED IN LATE SEPTEMBER. WATER THOROUGHLY AFTER APPLICATION OF FERTILIZERS.
13. ALL PLANT MATERIALS AND UTILITIES ARE SHOWN AT AN APPROXIMATE LOCATIONS. THE CONTRACTOR MAY NEED TO ADJUST LOCATIONS OF PLANT MATERIAL TO ADHERE TO SPECIFIC ON-SITE CONDITIONS AND CODE REQUIREMENTS. ALL TREES AND SHRUBS TO BE PLACES AT 2' MINIMUM BACK OF CURB. CONTRACTOR TO CALL FOR UTILITY LOCATES BEFORE PLANTING (TYP.) 1-800-922-1987, OR CALL 811 BEFORE YOU DIG!
14. ALL CONTRASTING GROUND COVER MATERIALS SHALL UTILIZE PROFESSIONAL GRADE STEEL (WITH ROLLED OR SAFETY CAP TOP EDGE), BRICK, STONE, DECORATIVE CONCRETE OR OTHER EDGING APPROVED BY THE MRC TO DEFINE THE AREAS AND PROVIDE A CLEAN MAINTENANCE EDGE. USE PERFORATED EDGING SEGMENTS TO OBTAIN POSITIVE DRAINAGE FOR ALL DRAINAGE SWALES OR AREAS OF STANDING WATER.
15. CONTRACTOR TO PROVIDE COBBLE & UNDERLAYMENT FOR BUILDING DRAINS AND SWALES THROUGH LANDSCAPED AREAS.
16. ALL REQUIRED LANDSCAPING TO BE INSTALLED PRIOR TO ISSUANCE OF THE CERTIFICATE OF OCCUPANCY.
17. ALL NURSERY STOCK TO CONFORM TO THE AMERICAN STANDARD FOR NURSERY STOCK (ANSI z60.1) AND THE COLORADO NURSERY ACT.
18. CONTRACTOR IS RESPONSIBLE FOR CONTACTING LANDSCAPE ARCHITECT FOR ALL REQUIRED INSPECTIONS. PROVIDE AT LEAST 48 HOURS NOTICE TO SCHEDULE AN INSPECTION. REQUIRED INSPECTIONS INCLUDE A LANDSCAPE LAYOUT AND PLANT MATERIAL VERIFICATION AND PLACEMENT INSPECTION, IRRIGATION MAIN LINE INSPECTION, LANDSCAPE AND IRRIGATION PUNCH LIST INSPECTION, AND A LANDSCAPE AND IRRIGATION FINAL INSPECTION.
19. CONTRACTOR IS TO PROVIDE A ONE YEAR WARRANTY ON ALL PLANT MATERIAL, TURF, IRRIGATION COMPONENTS, AND WORKMANSHIP. REPLACEMENT PLANT MATERIALS SHALL BE OF THE SAME SPECIES AND SIZE AS THE DECAYED OR DEAD PLANT MATERIAL. WARRANTY IS VOID IF PLANT MATERIAL ARE UNDER OR OVER-WATERED/FERTILIZED, DAMAGED BY VANDALISM OR NEGLECTED BY OWNER AFTER FINAL MAINTENANCE PERIOD AND FINAL ACCEPTANCE IS PROVIDED.

    REMOVE ALL TREE STAKING MATERIALS AT END OF WARRANTY, PRIOR TO FINAL ACCEPTANCE
20. MAINTENANCE: THE OWNER OF THIS PROPERTY AND ANY FUTURE OWNERS SHALL BE RESPONSIBLE FOR THE PROPER LANDSCAPE AND IRRIGATION MAINTENANCE OF THIS SITE AND ANY RIGHT OF WAY AREAS BETWEEN THE CURB AND PROPERTY LINES OF THIS SITE. MAINTENANCE OF THIS SITE INCLUDES, BUT IS NOT LIMITED TO, IRRIGATION INSPECTIONS AND ADJUSTMENTS, IRRIGATION SYSTEM SHUT DOWN AND START UP, IRRIGATION LEAK REPAIR, LANDSCAPE WEEDING, MOWING, SEEDING, FERTILIZATION, WOOD MULCH AND ROCK COVER REPLACEMENT, PRUNING, AND PLANT MATERIAL REPLACEMENT (INCLUDING ANNUAL BEDS). ALL MAINTENANCE SHOULD BE IN ACCORDANCE WITH STANDARDS SPECIFIED WITHIN THE "ALCC SPECIFICATIONS HANDBOOK" REVISED EDITION- 1996. OWNER SHOULD CONTACT LANDSCAPE CONTRACTOR OR LANDSCAPE ARCHITECT REGARDING ANY QUESTIONS RELATING TO THE LANDSCAPE OR IRRIGATION MAINTENANCE OF THIS SITE.

STREET TREES, STREETSCAPE IMPROVEMENTS AND VEGETATION WITHIN THE CITY ROW SHALL BE MAINTAINED BY THE ABUTTING PROPERTY OWNER

**IRRIGATION NOTES**

ALL SHRUBS BEDS TO BE IRRIGATED WITH AUTOMATIC DRIP IRRIGATION SYSTEM. THE IRRIGATION SYSTEM IS TO BE ADJUSTED TO MEET THE NEEDS OF INDIVIDUAL PLANT MATERIAL.

IRRIGATION SYSTEM TO BE ADJUSTED AS NEEDED FOR PLANT ESTABLISHMENT FOR A PERIOD OF AT LEAST ONE (1) YEAR.

ADJUSTMENTS TO BE MADE AFTER ESTABLISHMENT BASED ON SPECIFIC PLANT REQUIREMENTS. SEE SUGGESTED RUN TIMES PROVIDED WITHIN THESE PLANS.

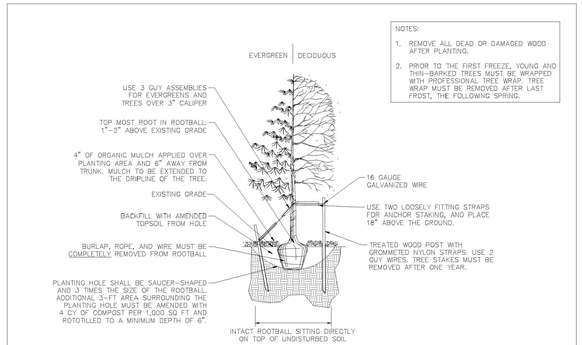
DESIGN OF IRRIGATION SYSTEMS TO MEET OR EXCEED LOCAL REQUIREMENTS AND INDUSTRY STANDARDS. CONSTRUCTION DOCUMENTS SUITABLE FOR DEVELOPMENT COORDINATION TO BE PROVIDED.

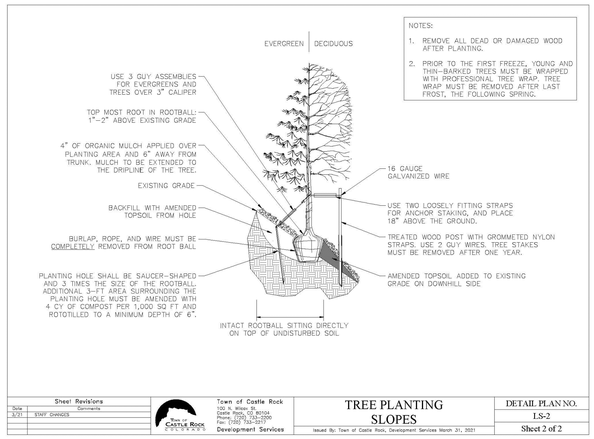
IRRIGATION SYSTEM TO BE DESIGNED USING APPROPRIATE COMPONENTS FOR PLANT MATERIAL, AND WILL INCLUDE A SMART ET CONTROLLER AND RAIN SENSOR.

ALL NATIVE SEED AREAS TO BE TEMPORARILY IRRIGATED.

LANDSCAPE IMPROVEMENTS AND MAINTENANCE SHALL BE THE RESPONSIBILITY OF OWNER, AND/OR THEIR ASSIGNS

ALL STREET TREES AND STREETSCAPE IMPROVEMENTS LOCATED IN THE ROW WILL BE MAINTAINED BY THE PROPERTY OWNER




NATIVE GRASSES MUST BE MAINTAINED IN THEIR NATURAL FORM. NATIVE GRASSES SHOULD NOT BE MOWED AND/OR MAINTAINED AS A TURF GRASS." REMOVE MOW NATIVE SEE MIX TO A THREE (3) INCH HEIGHT

DISTURBED AREAS TO BE RESEEDED WITH NATIVE LOW GROW MIX UNLESS OTHERWISE NOTED. RE: CIVIL PLANS

| Native Seed Mix |
|---|
| Pawnee Buttes Seed Inc. (PBSI)<br>PBSI Low Grow Native Mix<br><br>Rocky Mountain Fescue<br>Sandberg Bluegrass<br>Canby Bluegrass<br><br>Rate: 5 lbs/1000 sf (PLS) |

| Prairie Wetland Seed Mix |
|---|
| PBSI Prairie Wetland Mix<br><br>(14%) Alkali Bulrush<br>(14%) Prairie Cordgrass<br>(10%) Indian Grass<br>(14%) Big Bluestem<br>(6%) Three Square Bulrush<br>(6%) Soft Stem Bulrush<br>(6%) Olney's Threesquare Bulrush<br>(6%) Meadow Sedge<br>(6%) Baltic Rush<br>(6%) Popcorn Sedge<br>(6%) Wedgeleaf Duck Potato<br>(4%) Lens Sedge<br>(2%) Woolly Grass<br><br>BROADCAST @ 10 lbs/Acre (PLS) |

STREETSCAPE*

| Street Name/Tract | Linear Feet (LF)** | Required Street Trees *(1 tree per 40 LF)* | Existing Street Trees (If applicable) | Provided Street Trees | Required Street Shrubs *(4 shrubs per required tree)* | Provided Street Shrubs |
|---|---|---|---|---|---|---|
| Park St | 440 | 11 | 1 | 11 | 44 | 44 |
| | | 0 | | | 0 | |

## NON-RESIDENTIAL SITE INVENTORY

Town of Castle Rock Registered Professional: Neil A McLane

State of Colorado License Landscape Architect #

Town of Castle Rock Registration # 16-1607 LA-405

Company Name: Natural Design Solutions Address: 5539 Colt Drive - Longmont, CO 80503

Phone: 303-443-0388 Email: neil@ndscolorado.com Date: 06.03.26

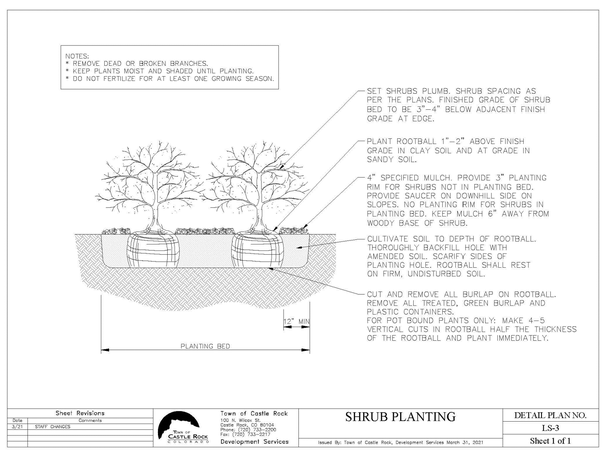
Project Name: DOUGLAS COUNTY ELECTIONS

Please add values/quantity in the shaded areas. Provided values/quantity must be equal to or greater than the required value/quantity.

| Gross Site Area | Required Landscape *(10% of the gross site area)* | Existing Landscape (If Applicable ) | Provided Landscape Area | Required Trees *(2 trees / 1,000 sqft)* | Provided Trees | Required Shrubs *(4 shrubs / 1,000 sqft)* | Provided Shrubs | Soil Prep Amounts (cu.yds. Per 1000 SF) |
|---|---|---|---|---|---|---|---|---|
| 187,322 | 18,732 | 34,280 | 64,888 | 37 | 37 (11 existing) | 75 | 75 | 3 cy / 1000 sf |
| **Turf Grass Square Footage (SF)*** | **Required Landscape Coverage Percentage (75% minimum)** | **Existing Landscape (If Applicable )** | **Provided Landscape Coverage at Maturity (SF)** | **Required Nonliving Ornamental Percentage *(25% maximum)*** | **Provided Nonliving Ornamental Area in Landscape (SF)** | **Required Large Canopy Deciduous Tree (50% minimum )** | **Provided Large Canopy Deciduous Shade Tree** | **Separate Irrigation Service Connections** |
| **N/A** | 14,049 | 0 | 14,800 | 4,683 | 4,025 | 19 | 19 | Yes X<br>No ____ |

| Parking Lot* | | | | | | | |
|---|---|---|---|---|---|---|---|
| **Parking Lot Area** | **Landscaping Area Required *(10% of square footage)*** | **Existing Landscape (If Applicable )** | **Landscaped Area Provided** | **Required Trees** *(2 large canopy deciduous shade trees / 1,000 sqft )* | **Provided Trees** | **Required Shrubs** *(4 shrubs / 1,000 sqft)* | **Provided Shrubs** |
| 61,240 | 6,124 | 1,825 | 6,400 | 12 | 12 (3 existing) | 24 | 24 |
| **Parking Lot Peninsula/Islands (40 Spaces or More)**** | | | | | | | |
| **Number of Parking Spaces** | **Number of Landscaped Islands Required *(1 island per 15 spaces)*** | | **Number of Landscaped Islands Provided** | **Required Trees*** *(Minimum of 1 large canopy deciduous shade tree per island/peninsula)* | **Provided Trees** | **Required Shrubs *(Minimum of 4 shrubs per island/peninsula )*** | **Provided Shrubs** |
| 195 | 13 | | 13 | 13 | 13 | 52 | 52 |

*Parking Lot landscaping can count towards overall site landscape requirements.
**Parking Lot landscaping outside of landscaped islands/peninsulas should be located within 3 feet of the parking lot perimeter.
***Evergreens are not permitted in landscaped islands/peninsulas.
****Parking Lot Peninsula/Islands criteria for lots over 40 spaces can be found in Section 7.2.1.2(2)(c ) of the Landscape and Irrigation Criteria Manual.




## LANDSCAPE NOTES

1. Landscape and irrigation shall be installed by a Town of Castle Rock registered landscape contract professional.
2. Slopes steeper than 3:1 are not permitted on landscape plans in the Town of Castle Rock.
3. Distance of trees to wet utility lines should be a minimum of ten (10) feet.
4. No trees, large shrubs, or permanent structures are allowed in wet utility and drainage easements.
5. Final landscape area, coverage and plant quantities, shall meet or exceed quantities represented in this drawing and shall conform to subsequent submittal requirements.
6. Location of plant materials are approximated and may change slightly due to unforeseen field constraints.
7. All plants are to be properly hydro zoned per Town of Castle Rock Plant list.
8. Distance of trees to wet utility lines should be a minimum of 10 feet.
9. Design must accommodate the watering restrictions as outlined in the Town of Castle Rock Water Use Management Plan (WUMP).
10. If any transformers, ground-mounted HVAC units, utility pedestals, or similar features existing on site, but not shown on the Site Development Plan, additional landscaping and screening may be required based upon field conditions determined during the site inspection. Installation will be required prior to the final inspection and the issuance of the certificate of occupancy, as applicable.
11. No trees, large shrubs, or permanent structures are allowed in wet utility and drainage easements.
12. Nonliving landscape material such as rock, stone, bark chips, and shavings which no longer cover the area in which they were originally installed, shall be regularly replenished to maintain the full coverage to a minimum depth of two (2) inches for rock mulch and four (4) inches for wood mulch.
13. Plants and vegetation under the Town of Castle Rock's plant list shall be in line with the adopted CWPP and fire resistive vegetation for the region to meet the adopted fire codes by the Town of Castle Rock.
14. An irrigation plan is required with the submittal of the Construction Documents.
15. Dead plant materials shall be removed and replaced with healthy planting materials of comparable size and species that meet the original intent of the approved landscape design within forty-five (45) days or sooner in the event of a contagious disease or invasive insect species. Town of Castle Rock is not responsible for plant replacements.



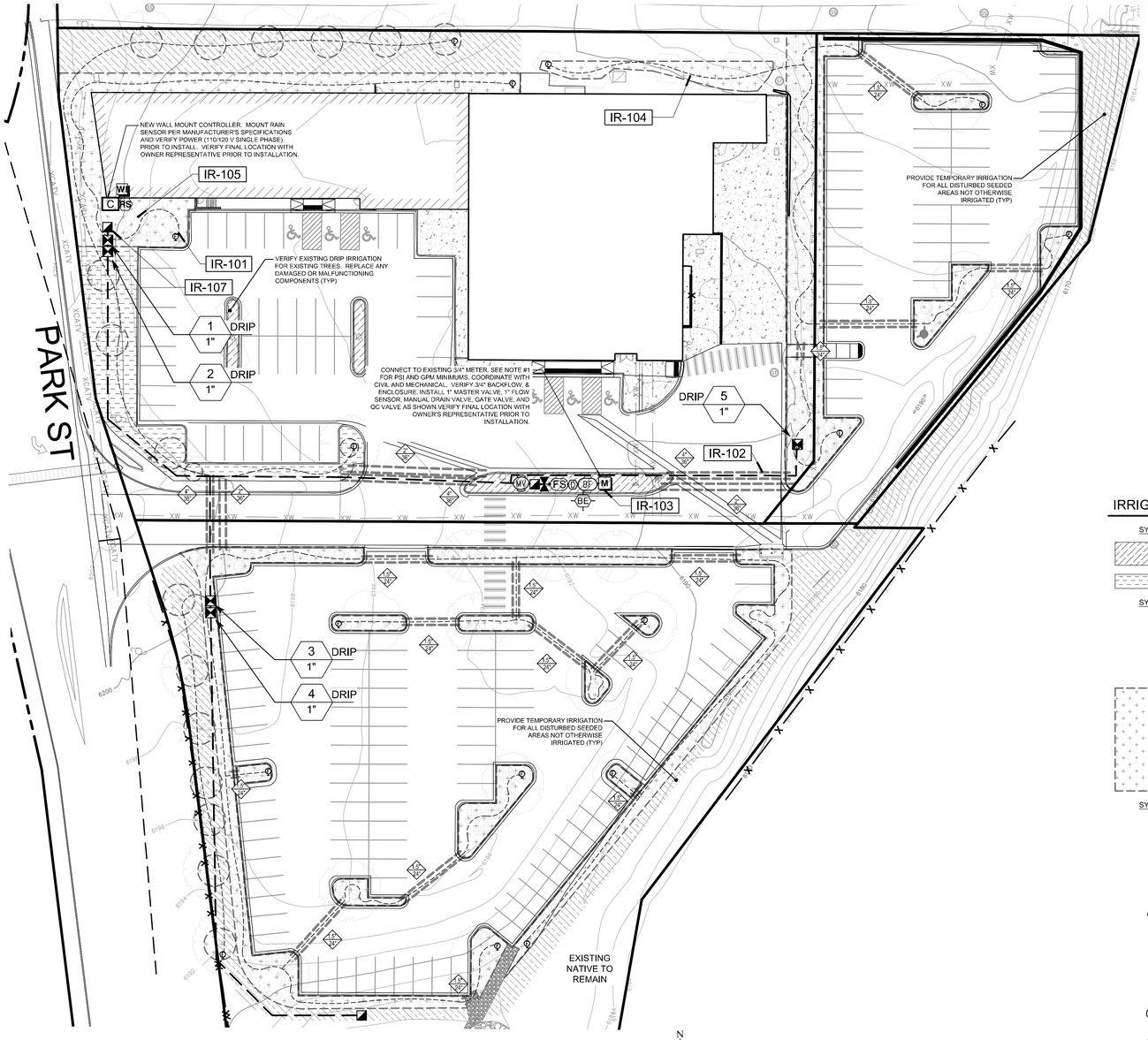

NATURAL DESIGN SOLUTIONS
552 Carnelian Ct - Loveland, CO 80537
(970) 420.9555 · jason@ndscolorado.com

DLH Architecture
Planning, Architecture, Consulting and Construction Phone (303) 688-5273
200 Front Street, Castle Rock, CO 80104
DLH Architecture is a Limited Liability Corporation Established in 1992

Douglas County Elections
125 Stephanie Pl
Castle Rock, CO 80109
Douglas County Government

Project #: 2528
Date: 07/13/26
Drawn By: JRO
Checked By: NAM
Scale: as noted
Revisions:

Sheet #
L2.0




## IRRIGATION PLAN

SCALE: 1" = 30'

0 30 60 90

N

A SEASONAL MAINTENANCE SCHEDULE SHALL BE PERFORMED ON THE IRRIGATION SYSTEMS AND SHALL CONSIST OF THE FOLLOWING ITEMS:

- CHECK HEADS FOR COVERAGE AND LEAKAGE
- REPLACE ALL BROKEN HEADS
- RE-PROGRAM CONTROLLERS MONTHLY OR MORE OFTEN IF NECESSARY ACCORDING TO THE SEASONAL NEEDS
- VERIFY THAT THE WATER SUPPLY AND PRESSURE ARE AS STATED IN THE DESIGN
- INSPECT THE BACKFLOW PREVENTION DEVICE TO DETERMINE IF IT IS WORKING CORRECTLY
- PERIODICALLY VERIFY THAT SENSORS IN THE IRRIGATION SYSTEM ARE WORKING PROPERLY
- CHECK VALVES TO MAKE SURE THEY ARE FUNCTIONING PROPERLY
- CHECK HEADS AND EMITTERS FOR DEBRIS
- ENSURE DRIP EMITTERS ARE NOT BROKEN OR CLOGGED
- ADJUST COMPONENTS AS NECESSARY OR AS PLANT GROWTH DICTATES

| Month | Seasonal Adjustment Factor |
|---|---|
| April | 60% |
| May | 75% |
| June | 90% |
| July | 100% |
| August | 90% |
| September | 60% |
| October | 50% |

Brand all appropriate box lids with 1" minimum letters with the following abbreviations and provide purple box lids for non-potable system:
QC Quick Coupler
GV Gate Valve
SV# Section Valve & Corresponding Controller Station #
MCV Master Control Valve
FS Flow Sensor
FP Drip Flush Point

## REFERENCE NOTES SCHEDULE

| CODE | DESCRIPTION |
|---|---|
| IR-101 | DIAGRAMMATIC DRIPLINE. ROUTE AS NECESSARY IN FIELD. QUANTITIES WILL VARY FROM THOSE SHOWN ON PLAN. |
| IR-102 | PROVIDE TWO (2) SLEEVES AT ALL MAINLINE CROSSINGS--ONE FOR PIPE AND ONE FOR WIRING. |
| IR-103 | ALL LOCATIONS DIAGRAMMATIC FOR CLARITY. LOCATE IN LANDSCAPE BEDS. FIELD ADJUST AS NECESSARY AND PROVIDE RECORD VIA AS-BUILTS. SEE NOTES. |
| IR-104 | ALL DRIP SUPPLY TUBING TO BE 3/4". ALL MICRO TUBING TO BE 1/4" AND STAKED AT EDGE OF ROOTBALL. PROVIDE EMITTERS PER SCHEDULE. PROVIDE BUG CAP AT TERMINUS OF ALL MICRO TUBING RUNS. ALL DRIP LINE TO BE PLACED OVER WEED BARRIER FABRIC (WHERE APPLICABLE). |
| IR-105 | LOCATE ALL PRESSURIZED LINES A MIN. OF 5' FROM FOUNDATION WALLS. |
| IR-106 | ADJUST HEADS AS NECESSARY TO AVOID OVERSPRAY WHILE MAINTAINING PROPER COVERAGE. RADII MUST BE ADJUSTED PRIOR TO INSPECTION. RADII MAY BE ADJUSTED UP TO 25%. PROVIDE ADDITIONAL HEADS IF REQUIRED. ADJUST LOCATIONS TO AVOID TREE CONFLICTS, ETC. |
| IR-107 | EXTEND TWO SPARE CONTROL WIRES WITH COMMON FROM CONTROLLER TO GENERAL LOCATION SHOWN. PLACE IN QUICK COUPLING VALVE BOX WITH QC VALVE FOR FUTURE EXPANSION. |

## IRRIGATION NOTES

Note: QUANTITIES ARE LISTED FOR REFERENCE ONLY. CONTRACTOR TO USE GRAPHIC QUANTITIES TO DETERMINE TOTAL EQUIPMENT TYPES AND QUANTITIES. (SEE PLAN GRAPHIC AND EQUIPMENT SCHEDULE). PROVIDE ADDITIONAL IRRIGATION LABOR & COMPONENTS TO PROVIDE HEAD TO HEAD COVERAGE IN THE FIELD FOR ALL SODDED IRRIGATION ZONES AND (90%) OF HEAD TO HEAD COVERAGE FOR SEEDED TURFGRASS AND DRIP TO ALL PLANTINGS.

1. THE IRRIGATION SYSTEM P.O.C. TO BE LOCATED IN THE LANDSCAPE IN SEPARATE METER PIT AS SHOWN PER PLAN. CONNECT TO **EXISTING 3/4" DEDICATED METER** (w/WATTS 223-HP PRV VALVE for Meter Pits Only) AND MININMUM STATIC WATER PRESSURE OF **70 PSI**. CONNECTION IS ASSUMED TO PROVIDE MINIMUM **10.2 GPM**. COORDINATE WITH OWNER'S REPRESENTATIVE AND OTHER TRADES TO ESTABLISH WATER CONNECTION AT LOCATION SHOWN AND ALL SLEEVING INSTALLED. NOTIFY DESIGN OF ANY DEVIATIONS IN PRESSURE OR GPM. **FAILURE TO NOTIFY LANDSCAPE ARCHITECT WILL RESULT IN CONTRACTOR ASSUMING LIABILITY FOR ANY UNAUTHORIZED CHANGES MADE.**
2. THE SYSTEM CONTROLLER IS EXISTING and SHALL BE VERIFIED TO BE PROPERLY FUNCTIONING. EXPAND AS NECESSITATED. PROVIDE NEW CONTROLLER AS NEEDED. COORDINATE LOCATION OF CONTROLLER AND WEATHER STATION WITH OWNER. CONNECT CONTROLLER TO POWER SUPPLY (COORDINATE WITH OWNER), ZONE VALVE WIRES, RAIN SENSOR, AND GROUNDING. INSTALL AS PER MANUFACTURER'S INSTRUCTIONS. PROVIDE LIGHTNING PROTECTION FOR ALL CONTROLLERS (TYPICAL).
3. COORDINATE ALL UNDERGROUND UTILITY LOCATIONS PRIOR TO ANY DIGGING ON SITE. ALL MATERIALS AND INSTALLATION PRACTICES ARE TO BE IN COMPLIANCE WITH LOCAL CODES.
4. CONTRACTOR IS RESPONSIBLE FOR INSTALLATION OF ALL IRRIGATION SLEEVING REQUIRED TO PERFORM WORK AS SHOWN PER PLAN. SLEEVING FOR LATERAL LINES IS TO BE 24" UNDERGROUND, MAINLINE SLEEVING TO BE 36" UNDERGROUND. ALL SLEEVING IS TO EXTEND 18" BEYOND EDGE OF CONCRETE OR ASPHALT. ENDS OF SLEEVING ARE TO BE SECURELY COVERED AFTER INSTALLATION. SLEEVE LOCATIONS ARE TO BE CLEARLY MARKED/STAMPED. CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL SLEEVING LOCATIONS PRIOR TO CONSTRUCTION AND INSTALL ANY MISSING SLEEVES, IF NECESSARY.
5. ALL SPRINKLER HEADS SHALL BE INSTALLED WITH THE TOP OF HEADS FLUSH WITH SURROUNDING FINAL GRADE. CONTRACTOR IS TO ADJUST EACH SPRINKLER HEAD TO PROVIDE OPTIMAL COVERAGE, OVERSPRAY ONTO PAVEMENT OR WALLS IS TO BE MINIMIZED. CONTRACTOR IS TO ADJUST AND SELECT NOZZLES TO PROVIDE UNIFORM COVERAGE. PROVIDE PRESSURE COMPENSATING NOZZLES OR SCREENS IF UNIFORM PRESSURE CANNOT BE ACHIEVED BY ADJUSTING PRESSURE AT VALVES. CONTRACTOR TO REPAIR ALL IRRIGATION EROSION/GULLIES IN SEEDED AREAS FORMED BY SPRAY AND GEAR HEADS FOR THE FIRST 45 DAYS AFTER FINAL APPROVAL IS PROVIDED BY THE OWNER OR LANDSCAPE ARCHITECT.
6. IRRIGATION PLAN IS DIAGRAMMATIC. ANY COMPONENTS SHOWN ON PLAN OUTSIDE OF LANDSCAPE ARE SHOWN FOR CLARITY ONLY. USE ONLY STANDARD FITTINGS. MAINLINE PIPING DEPTH IS TO BE 24". LATERAL LINE DEPTH IS TO BE 12". POLY DRIP LINE IS TO BE SECURED AT FINAL SOIL GRADE. POLY LINE SHALL BE COMPLETELY COVERED WITH MULCH WITH NO LINE EXPOSED. GRAPHIC QTY'S. PREVAIL OVER WRITTEN QTY'S. INSTALL MAINLINE AND LATERALS AS CLOSE TO CURBS AND SIDEWALKS AS POSSIBLE TO ALLOW FOR MORE PLANTING ROOM.
7. CONTRACTOR IS TO INSTALL #14 UF IRRIGATION WIRE BETWEEN CONTROLLER AND ELECTRIC VALVES.
8. INSTALL THREE EXTRA WIRES FROM THE CONTROLLER ALONG THE MAINLINE IN EACH DIRECTION FROM THE CONTROLLER FOR TROUBLE SHOOTING AND FUTURE ADDITIONS. ADDITIONAL WIRES TO BE PLACED IN A 6" VALVE BOX FOR EASY FUTURE ACCESS.
9. NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES BETWEEN PLAN DRAWINGS AND CONDITIONS IN THE FIELD PRIOR TO INSTALLATION OF ANY IRRIGATION COMPONENTS.
10. CONTRACTOR TO KEEP ALL PRESSURIZED IRRIGATION SUPPLY PIPE, (INCLUDING MAIN LINE, LATERALS, AND DRIP SUPPLY TUBING) AS WELL AS POP-UP SPRAY OR GEAR DRIVE HEADS A MIN. OF 5' AWAY FROM THE BUILDING OR AS NOTED BY THE SOILS ENGINEERS REPORT. THE MOST STRINGENT REQUIREMENT SHALL PREVAIL. ENSURE THAT POSITIVE DRAINAGE IS PROVIDED AND THAT NO IRRIGATION COMPONENTS NEGATIVELY IMPACT HARD SURFACES AND/OR BUILDING FOUNDATIONS.
11. CONTRACTOR TO PROVIDE A ONE YEAR WARRANTY ON ALL IRRIGATION PARTS AND WORKMANSHIP. CONTRACTOR IS TO PROVIDE AS-BUILT DRAWINGS TO OWNER ALONG WITH QUICK-COUPLER KEYS WITHIN 30 DAY OF FINAL ACCEPTANCE FROM OWNER OR LANDSCAPE ARCHITECT.
12. THE OWNER OF THIS PROPERTY AND ANY FUTURE OWNERS SHALL BE RESPONSIBLE FOR THE PROPER IRRIGATION MAINTENANCE OF THIS SITE. MAINTENANCE OF THIS SITE INCLUDES, BUT IS NOT LIMITED TO, IRRIGATION INSPECTIONS AND ADJUSTMENTS, IRRIGATION SYSTEM SHUT DOWN AND START UP, IRRIGATION LEAK REPAIR, IRRIGATION HEAD REPLACEMENT, RAIN SENSOR ADJUSTMENT, IRRIGATION CONTROLLER ADJUSTMENTS, DRIP IRRIGATION MAINTENANCE AND VERIFICATION THAT ALL LANDSCAPE AREAS ARE NOT OVER-WATERED OR UNDER-WATERED. ALL MAINTENANCE SHOULD BE IN ACCORDANCE WITH STANDARDS SPECIFIED WITHIN THE "ALCC SPECIFICATIONS HANDBOOK" REVISED EDITION- 1996. OWNER SHOULD CONTACT THE LANDSCAPE MAINTENANCE CONTRACTOR, LANDSCAPE CONSTRUCTION CONTRACTOR, OR LANDSCAPE ARCHITECT REGARDING ANY QUESTIONS RELATING TO THE LANDSCAPE OR IRRIGATION MAINTENANCE OF THIS SITE.
13. SHOULD LOCAL UTILITIES, WATER OR SPECIAL DISTRICTS DESIGNATE SPECIFIC WATER CONTROLS, IRRIGATION SCHEDULES SHALL BE ADJUSTED PURSUANT TO JURISDICTION REQUIREMENTS.
14. ADJUST IRRIGATION ZONE RUN TIMES WITH SEASONAL CONDITIONS. REDUCE RUN TIMES ACCORDING TO SEASONAL ADJUSTMENT SCHEDULE AND BASED ON SMART CONTROLLER ADJUSTMENTS (EXCEPT FOR NEW INSTALLATIONS DURING THE FIRST GROWING SEASON).
15. PROVIDE DRIP IRRIGATION TO ALL EXISTING TREES AND SHRUBS IMPACTED BY CONSTRUCTION. PROVIDE ONE-HALF THE AMOUNT OF EMITTER DEVICES THAT ARE DESIGNATED FOR NEW PLANT MATERIAL.
16. DRIP ZONES REQUIRE PRESSURE REGULATORS AND FILTERS WITH A MIN. 150 MESH SCREEN OR APPROVED EQUAL.
17. PRESSURE COMPENSATING EMITTER OR APPROVED EQUAL MAY BE USED WITH MICRO-TUBING AND INSECT CAPS TO DIRECT WATER TO AREAS THAT REQUIRE SPOT IRRIGATION.
18. LINE FLUSHING VALVES ARE TO BE LOCATED AT THE END OF EACH DRIP ZONE. INSTALL IN A 6" VALVE BOX W/ FILTER FABRIC & 4" OF CLEAN GRAVE BELOW EACH VALVE.
19. USE MICRO-SPRAY EMISSION DEVICES OR DRIPLINE FOR IRRIGATION OF ALL ANNUAL, AND GROUND COVER BEDS. LOCATED ON FLEXIBLE RISERS/STAKES. ADJUST SPRAY OUTPUT FOR PLANT COMMUNITY WATER INTAKE REQUIREMENTS.
20. NEW SOD WATER REQUIREMENTS: 1" OF WATER/DAY FOR 7 DAYS. TOTAL AMOUNT SPLIT UP OVER 4 TO 5 WATERING PERIODS. DURING WARMER PERIODS APPLY 1.25-1.50"/DAY. AFTER WEEK 2 APPLY 1/4" TO 1/2" PER DAY FOR 9 DAYS. SPLIT UP OVER 1 TO 3 WATERING PERIODS/DAY. IF WATERING RESTRICTIONS ALLOW WATER 1/4"/DAY EVERY OTHER DAY FOR 7 DAYS. AFTER TURF ESTABLISHMENT TIME REFER TO SCHEDULE AND LOCAL RESTRICTIONS FOR RUN TIMES.
21. MOVE SPRINKLER HEADS OR TREE LOCATIONS IF SPRAY OR GEAR DRIVE HEADS ARE IN CONFLICT WITH ONE ANOTHER (I.e., within 5' of sprinkler head).
22. US HARCO SCH 40 RATED FITTINGS FOR ALL SYSTEMS. USE EPOXY DUCTILE IRON FITTINGS AND ADJUSTABLE PIPE CLAMPS FOR SYSTEMS USING OVER 80 PSI AT POINT.

## IRRIGATION SCHEDULE

| SYMBOL | DESCRIPTION | QTY |
|---|---|---|
| | EXISTING DRIP<br>VERIFY IRRIGATION, REPLACE DAMAGED OR MALFUNCIONING COMPONENTS | 2,277 SF |
| | EXISTING NATIVE LAWN TO REMAIN<br>EXISTING NATIVE VEGETATION | 3,353 SF |
| SYMBOL | MANUFACTURER/MODEL/DESCRIPTION | QTY |
| | RAIN BIRD XCZ-100-PRF<br>MEDIUM FLOW DRIP CONTROL KIT, 1IN. DV VALVE, 1IN. PRESSURE REGULATING FILTER, 40PSI PRESSURE REGULATOR. 5 GPM-20 GPM. USE LOW FLOW MODEL FOR FLOWS BELOW 3 GPM | 5 |
| | FLUSH VALVE & OPERATIONAL INDICATOR<br>3/4" PVC BALL VALVE IN 10" VALVE BOX. | 16 |
| | AREA TO RECEIVE DRIP EMITTERS<br>RAIN BIRD XB-PC<br>SINGLE OUTLET, PRESSURE COMPENSATING DRIP EMITTERS. FLOW RATES OF 0.5GPH=BLUE, 1.0GPH=BLACK, AND 2.0GPH=RED. COMES WITH A SELF-PIERCING BARB INLET X BARB OUTLET.<br>PERENNIALS TO RECEIVE ONE OF 0.5 GPH EMITTERS<br>GRASSES TO RECEIVE ONE OF 1.0 GPH EMITTERS<br>SHRUBS TO RECEIVE TWO OF 1.0 GPH EMITTERS<br>TREES TO RECEIVE TO RECEIVE MINIMUM FOUR OF 2.0 GPH EMITTERS | 20,141 SF |
| SYMBOL | MANUFACTURER/MODEL/DESCRIPTION | QTY |
| | RAIN BIRD 5-RC<br>1IN. BRASS QUICK-COUPLING VALVE, WITH CORROSION-RESISTANT STAINLESS STEEL SPRING, THERMOPLASTIC RUBBER COVER, AND 1-PIECE BODY. | 3 |
| | NIBCO T-113-K<br>CLASS 125 BRONZE GATE SHUT OFF VALVE WITH CROSS HANDLE, SAME SIZE AS MAINLINE PIPE DIAMETER AT VALVE LOCATION. SIZE RANGE - 1/4" - 3" | 1 |
| MV | RAIN BIRD PEB-PRS-D 1"<br>1IN., 1-1/2IN., 2IN. PLASTIC INDUSTRIAL MASTER VALVES. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION. WITH PRESSURE REGULATOR MODULE. | 1 |
| D | MANUAL DRAIN VALVE<br>PROVIDE 10" ROUND BOX WITH 2" VALVE MARKER, PVC ACCESS SLEEVE, AND MINIMUM 6" DEPTH 3/4" WASHED RIVER ROCK SUMP FOR DRAINAGE. PROVIDE 3/4" MXF SCH 40 PVC 90 ELL AND 3/4" X 4" SCH 80 PVC NIPPLE TO SUMP FOR DRAINAGE. USE TEFLON TAPE ON ALL MALE THREADED PVC AND ALL NIPPLES | 1 |
| BF | FEBCO 825YA 3/4"<br>REDUCED PRESSURE BACKFLOW PREVENTER | 1 |
| C | RAIN BIRD ESP4ME3<br>4 STATION, HYBRID MODULAR OUTDOOR CONTROLLER. FOR RESIDENTIAL OR LIGHT COMMERCIAL USE. LNK WIFI MODULE AND FLOW SENSOR READY. | 1 |
| WI | RAIN BIRD LNK2WIFI (2)<br>UPGRADES CONTROLLERS (ESP-M, ESP-RZXE, ST8) TO HAVE WEATHER DATA FOR ET-BASED ADJUSTMENTS (WATERSENSE APPROVED) & WIFI CAPABILITIES - | 1 |
| RS | RAIN BIRD WR2-RC<br>WIRELESS RAIN SENSOR COMBO, INCLUDES 1 RECEIVER AND 1 RAIN SENSOR TRANSMITTER. | 1 |
| FS | RAIN BIRD UFS-100<br>1IN. ULTRASONIC FLOW SENSORS, WITH GLASS FILLED NYLON BODY. OPERATING RANGE .3 GPM-50 GPM. SIZE FOR FLOW NOT ACCORDING TO PIPE SIZE. | 1 |
| BE | GUARDSHACK EC-2<br>GUARDSHACK ECONOCAGE. WITH EP-1 AND FG-1. INSTALL PER MANUFACTURER REQUIREMENTS AND VERIFY LOCKING HARDWARE PRIOR TO TURNOVER. | 1 |
| M | WATER METER 3/4"<br>CONNECT TO EXISTING METER IN GENERAL LOCATION SHOWN. COORDINATE WITH OTHER TRADES. | 1 |
| | IRRIGATION MAINLINE: PVC CLASS 200 SDR 21 | 795.7 LF |
| | PIPE SLEEVE: PVC SCHEDULE 40<br>PIPE SLEEVE SIZE SHALL ALLOW FOR IRRIGATION PIPING AND THEIR RELATED COUPLINGS TO EASILY SLIDE THROUGH SLEEVING MATERIAL. SLEEVES TO BE MINIMUM 2X PIPE DIAMETER UNLESS OTHERWISE NOTED.EXTEND SLEEVES 18 INCHES BEYOND EDGES OF PAVING OR CONSTRUCTION. | 697.2 LF |

Valve Callout
#' — Valve Number
#" — Valve Flow
#" — Valve Size

4" — SLEEVE SIZE
24" — SLEEVE DEPTH

Provide separate 2" wire sleeve along all all mainline crossings, of equal length to length of pipe sleeve

## CRITICAL ANALYSIS

P.O.C. NUMBER: 01
Water Source Information: CONNECT TO EXISTING METER. VERIFY BACKFLOW, ENCLOSURE, AND OTHER REQUIRED COMPONENTS ARE INSTALLED AND PROPERLY FUNCTIONING

| | |
|---|---|
| FLOW AVAILABLE | |
| Point of Connection Size: | 3/4" |
| Flow Available | 10.2 GPM |
| PRESSURE AVAILABLE | |
| Static Pressure at POC: | 70 PSI |
| Pressure Available: | 70 PSI |
| DESIGN ANALYSIS | |
| Maximum Station Flow: | 8.05 GPM |
| Flow Available at POC: | 10.2 GPM |
| Residual Flow Available: | 2.15 GPM |
| Critical Station: | 2 |
| Design Pressure: | 40 PSI |
| Friction Loss: | 1.43 PSI |
| Fittings Loss: | 0.14 PSI |
| Elevation Loss: | 0 PSI |
| Loss through Valve: | 1.76 PSI |
| Pressure Req. at Critical Station: | 43.3 PSI |
| Loss for Fittings: | 0 PSI |
| Loss for Main Line: | 3.86 PSI |
| Loss for POC to Valve Elevation: | 0 PSI |
| Loss for Meter: | 10 PSI |
| Loss for Backflow: | 11.2 PSI |
| Critical Station Pressure at POC: | 68.36 PSI |
| Pressure Available: | 70 PSI |
| Residual Pressure Available: | 1.64 PSI |

VERIFY STATED PRESSURE IN FIELD PRIOR TO COMMENCEMENT OF ANY INSTALLATION. **IN THE EVENT PRESSURE IS NOT MINIMUM STATED, PROVIDE BOOSTER PUMP TO MEET OR EXCEED MINIMUM STATED PRESSURE.**

**Irrigation Notes:**

1. Installing contractor shall contact the Town of Castle Rock utilities department at 720.733.6017 to schedule a pre-construction meeting before beginning the installation of the irrigation system.
2. Irrigation shall be installed by a Town of Castle Rock registered landscape contract professional.
3. Backflow to be tested by a certified backflow technician approved by the utility department within 10 days of the irrigation meter installation and annually thereafter.
4. Irrigation exemption must be obtained from the Castle Rock Water if irrigating the native seed or the sod on a daily basis for establishment during the months of June and August. Irrigation exemptions will not be issued during the month of July.
5. Irrigation systems must be designed to operate within the Town of Castle Rock Water Use Management plan. Current commercial hours of operation are a three fixed days a week from 10 pm to 6 am.
6. Overhead irrigation in areas less than 10' in width or installed on slopes steeper than 3:1 will not be approved by Town of Castle Rock inspectors.
7. All irrigation installations must meet Town of Castle Rock details
8. Please note that the irrigation tap, line, meter and backflow prevention assembly must be the same size from the tap to a minimum distance of 10 pipe diameters past the backflow prevention assembly and winterization tee.
9. All sprinkler heads to be adjusted to minimize/eliminate over spray on to hard surfaces or unintended areas. Per Town of Castle Rock Water Use Management Plan Water Waste is not allowed
10. Irrigation systems are to be winterized annually in the fall.

JASON R OLDHAM 1646 02/01/2023 Original Date of Licensure 09/22/26 STATE OF COLORADO LICENSED LANDSCAPE ARCHITECT


NATURAL DESIGN SOLUTIONS
552 Carnelian Ct - Loveland, CO 80537
(970) 420.9555 · jason@ndscolorado.com

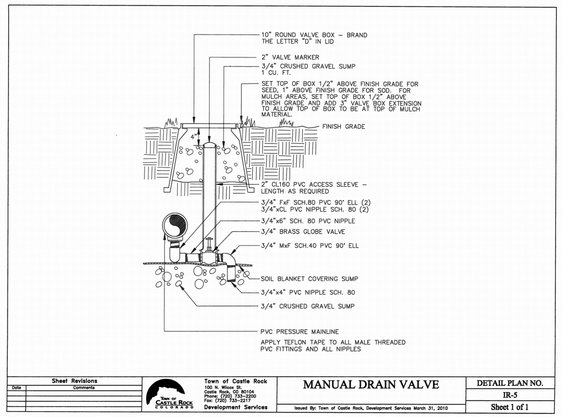


DLH Architecture
Planning, Architecture, Consulting and Construction Phone (303) 688-5273
200 Front Street, Castle Rock, CO 80104
DLH Architecture is a Limited Liability Corporation Established in 1992

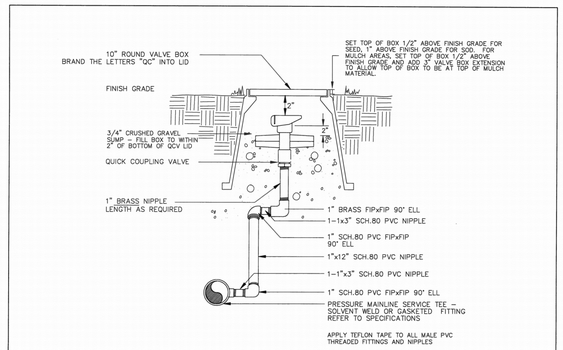

Douglas County Elections
125 Stephanie Pl
Castle Rock, CO 80109
Douglas County Government

Project #: 2528
Date: 07/13/26
Drawn By: JRO
Checked By: NAM
Scale: as noted
Revisions:

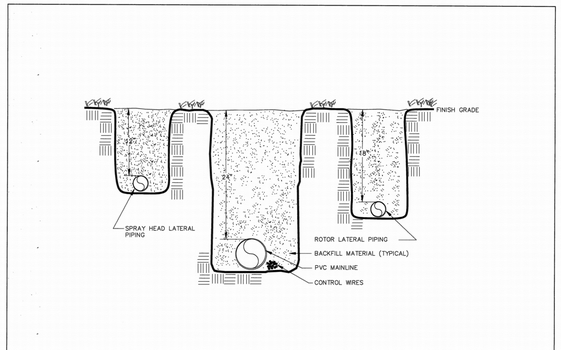
Sheet #
IR1.0




| Sheet Revisions | | | Town of Castle Rock | MANUAL DRAIN VALVE | DETAIL PLAN NO. |
|---|---|---|---|---|---|
| Date | Comments | | 100 N. Wilcox St. Castle Rock, CO 80104 Phone: (720) 733-3500 Fax: (720) 733-3577 Development Services | Issued By: Town of Castle Rock, Development Services March 31, 2010 | IR-5 |
| | | | | | Sheet 1 of 1 |



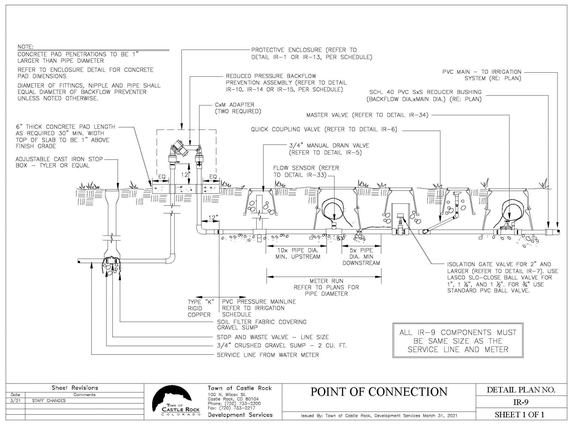

| Sheet Revisions | | | Town of Castle Rock | QUICK COUPLING VALVE | DETAIL PLAN NO. |
|---|---|---|---|---|---|
| Date | Comments | | 100 N. Wilcox St. Castle Rock, CO 80104 Phone: (720) 733-3500 Fax: (720) 733-3577 Development Services | Issued By: Town of Castle Rock, Development Services March 31, 2010 | IR-6 |
| | | | | | Sheet 1 of 1 |



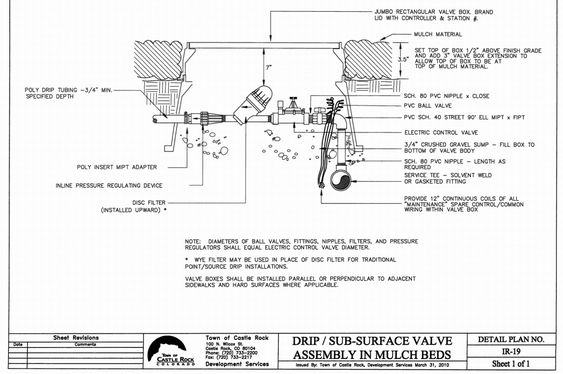

| Sheet Revisions | | | Town of Castle Rock | MAIN LINE & LATERAL TRENCH | DETAIL PLAN NO. |
|---|---|---|---|---|---|
| Date | Comments | | 100 N. Wilcox St. Castle Rock, CO 80104 Phone: (720) 733-3500 Fax: (720) 733-3577 Development Services | Issued By: Town of Castle Rock, Development Services March 31, 2010 | IR-21 |
| | | | | | Sheet 1 of 1 |

IRRIGATION NOTES

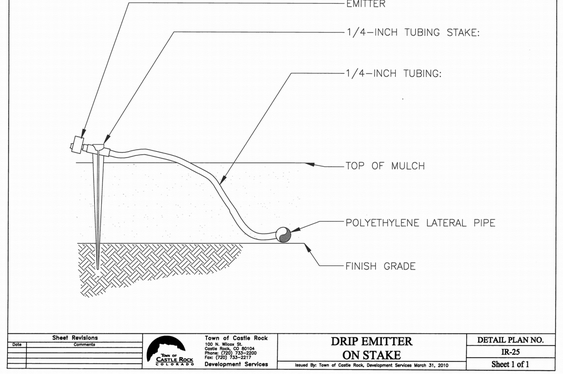
1. The irrigation system shall be equipped with a backflow prevention assembly approved by the Town of Castle Rock.
2. Irrigation tap, line, meter and backflow prevention assembly must be the same size from the tap to a minimum distance of 10 pipe diameters past the backflowprevention assembly and winterization tee.
3. Water waste is not allowed per the Town of Castle Rock's Water Use Management Plan. Therefore, all nozzles are to be fine tune/adjusted so that overspray onto hard surfaces is eliminated.
4. Irrigation is not permitted on 3:1 slopes.
5. Velocity shall not exceed 7.5 FPS through the water meter.
6. No overhead irrigation in areas less than 10 feetwide.
7. There is to be neither plant material nor irrigation in areas less than 4 feet wide.



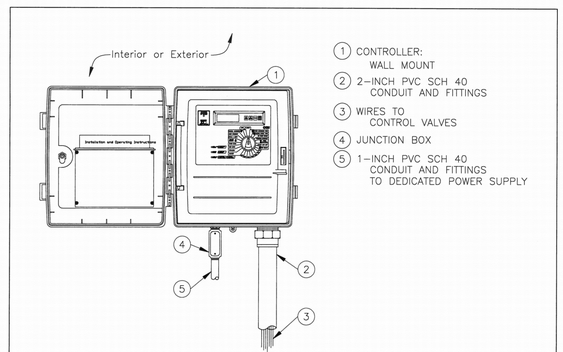

| Sheet Revisions | | | Town of Castle Rock | POINT OF CONNECTION | DETAIL PLAN NO. |
|---|---|---|---|---|---|
| Date | Comments | | 100 N. Wilcox St. Castle Rock, CO 80104 Phone: (720) 733-3500 Fax: (720) 733-3577 Development Services | Issued By: Town of Castle Rock, Development Services March 31, 2021 | IR-9 |
| 3/21 | STAFF CHANGES | | | | SHEET 1 OF 1 |



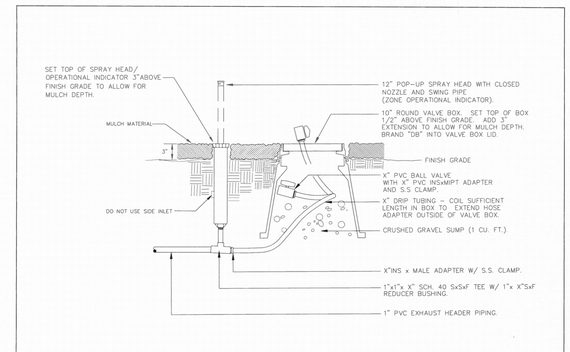

| Sheet Revisions | | | Town of Castle Rock | DRIP / SUB-SURFACE VALVE ASSEMBLY IN MULCH BEDS | DETAIL PLAN NO. |
|---|---|---|---|---|---|
| Date | Comments | | 100 N. Wilcox St. Castle Rock, CO 80104 Phone: (720) 733-3500 Fax: (720) 733-3577 Development Services | Issued By: Town of Castle Rock, Development Services March 31, 2010 | IR-19 |
| | | | | | Sheet 1 of 1 |



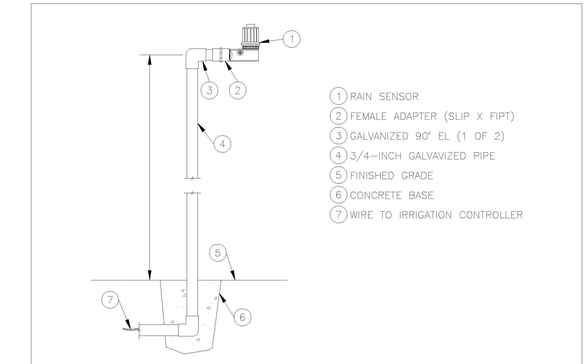

| Sheet Revisions | | | Town of Castle Rock | DRIP EMITTER ON STAKE | DETAIL PLAN NO. |
|---|---|---|---|---|---|
| Date | Comments | | 100 N. Wilcox St. Castle Rock, CO 80104 Phone: (720) 733-3500 Fax: (720) 733-3577 Development Services | Issued By: Town of Castle Rock, Development Services March 31, 2010 | IR-25 |
| | | | | | Sheet 1 of 1 |




| Sheet Revisions | | | Town of Castle Rock | CONTROLLER: WALL MOUNT | DETAIL PLAN NO. |
|---|---|---|---|---|---|
| Date | Comments | | 100 N. Wilcox St. Castle Rock, CO 80104 Phone: (720) 733-3500 Fax: (720) 733-3577 Development Services | Issued By: Town of Castle Rock, Development Services March 31, 2010 | IR-26 |
| | | | | | Sheet 1 of 1 |




| Sheet Revisions | | | Town of Castle Rock | DRIPPERLINE FLUSH-OUT & OPERATIONAL INDICATOR | DETAIL PLAN NO. |
|---|---|---|---|---|---|
| Date | Comments | | 100 N. Wilcox St. Castle Rock, CO 80104 Phone: (720) 733-3500 Fax: (720) 733-3577 Development Services | Issued By: Town of Castle Rock, Development Services March 31, 2010 | IR-32 |
| | | | | | Sheet 1 of 1 |




| Sheet Revisions | | | Town of Castle Rock | RAIN / WEATHER SENSOR POLE MOUNT | DETAIL PLAN NO. |
|---|---|---|---|---|---|
| Date | Comments | | 100 N. Wilcox St. Castle Rock, CO 80104 Phone: (720) 733-3500 Fax: (720) 733-3577 Development Services | Issued By: Town of Castle Rock, Development Services March 31, 2021 | IR-29 |
| 3/21 | STAFF CHANGES | | | | Sheet 1 of 1 |

DLH Architecture
Planning, Architecture, Consulting and Construction Phone (303) 688-5273
200 Front Street, Castle Rock, CO 80104
DLH Architecture is a Limited Liability Corporation Established in 1992

Douglas County Elections
125 Stephanie Pl
Castle Rock, CO 80109
Douglas County Government

Project #: 2528
Date: 07/13/26
Drawn By: JRO
Checked By: NAM
Scale: as noted
Revisions:

JASON R OLDHAM
1646
02/01/2023
Original Date of Licensure
09/22/26
STATE OF COLORADO
LICENSED LANDSCAPE ARCHITECT

NDS
NATURAL DESIGN SOLUTIONS
552 Carnelian Ct - Loveland, CO 80537
(970) 420.9555 · jason@ndscolorado.com

Sheet #
IR2.0




A E-1.0 SITE PLAN LIGHTING PHOTOMETRICS

SCALE: 1/32" = 1'-0"

| Calculation Summary | | | | | |
|---|---|---|---|---|---|
| Zone type | Calc Type | Units | Average | Min | Max |
| Total Site Area | Illuminance | FC | 0.83 | 0 | 4.3 |
| 10' Perimeter | Illuminance | FC | 0.09 | 0 | 0.4 |

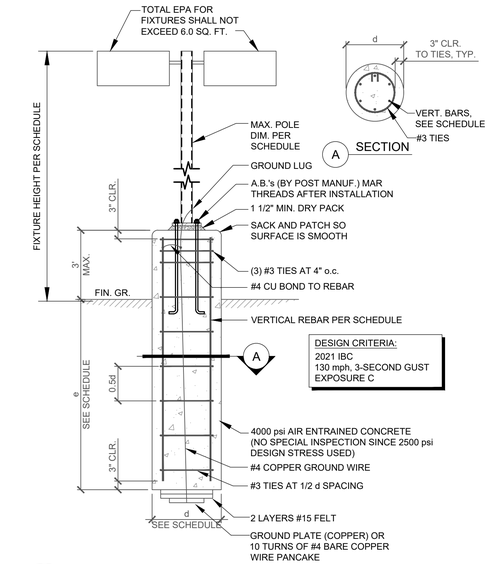
## GENERAL SHEETS NOTES

1. (E) AND / OR LIGHTER LINES INDICATES EXISTING EQUIPMENT AND FIXTURES.

## LIGHTING STANDARDS NOTES

1. LIGHT LOSS FACTOR IS 1.
2. ALL EXTERIOR LIGHTING SHALL BE BE CONTROLLED VIA PHOTOCELL TO ILLUMINATE ON ALL EXTERIOR LIGHTING 30 MINUTES PRIOR TO SUNSET AND TURN OFF 30 MINUTES AFTER SUNRISE. A PROGRAMMABLE ASTRONOMICAL TIME CLOCK SHALL BET SET TO DIM ALL LIGHTING TO 50% OUTPUT BETWEEN THE HOURS OF 12:00AM AND 5:00AM.
3. THE LIGHTING OBJECTIVE OF THE SITE IS TO PROVIDE FUNCTIONAL ILLUMINATION OF DRIVE LANES, CROSSWALKS AND PARKING SPACES FOR SAFETY AND NAVIGATION VIA POLE MOUNTED AREA LIGHTS.
4. THE SITE LIGHTING HAS BEEN DESIGNED TO MINIMIZE LIGHT TRESPASS FOR NEIGHBORING PROPERTIES BY ENSURING ALL NEW BUILDING MOUNTED LIGHTS WILL HAVE A LUMEN OUTPUT OF LESS THAN THE ALLOWABLE 3500LM. ALL POLE MOUNTED LIGHT FIXTURES ARE FULL CUT OFF.
5. EXTERIOR LIGHTING FOR EGRESS TRAVEL (TO THE PUBLIC WAY OR EGRESS COURT) SHALL COMPLY WITH THE CURRENTLY ADOPTED BUILDING CODE.
6. THE FOLLOWING LIGHTING TYPES ARE PROHIBITED: FORWARD THROW LUMINARIES (TYPE IV DISTRIBUTION), POLE-MOUNTED LIGHTS AIMED AT A BUILDING'S FACADE, AND UNSHIELDED WALL PACKS ARE PROHIBITED.

| Max. Fixture Height | Max. Pole Dim. | Pedestal Option 1 Base d in. | e in. | Vertical Bars | Pedestal Option 2 d in. | e in. | Vertical Bars |
|---|---|---|---|---|---|---|---|
| 25'-0"" | 8"" | 24 | 75 | (4) #6 | 30 | 69 | (6) #6 |




A E-1.0 POLE BASE - PEDESTAL

SCALE: NONE

| Site Lumminary Summary Table | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Luminaire | | | | | | | | | | | | Lamps | | | | | |
| ID/ Symbol | Manufacturer | Model | Catolog Number | Description | Full Cut Off (Y/N) | Distribution | Voltage | Dimming | Quantity | Mounting | Mounting Height | Quantity | Type | Watts | Lumens | Color Temp/CRI | Light loss factor | Fixture Finish |
| S1 | LITHONIA | EAX1 | EAX1 P2 SWW2 SO XVOLT SRA DMG BL | POLE MOUNTED SITE LIGHT | Y | TPE 3 | 277/480 | 0-10V | 16 | POLE | 25' AFG | 1 | LED | 46.46 | 7,934 | 40K | 1 | BLACK |
| W1 | LITHONIA | ARC2 | ARC2-LED-P2-40K-MVOLT-PE-DBLXD | WALL PACK FOR EGRESS ILLUMINATION | Y | TYPE 1 SHORT | 120-277V | 0-10V | 6 | WALL | 10'AFG | 1 | LED | 16 | 2,377 | 40K | 1 | BLACK |

PK Electrical, Inc.
ENGINEERING | DESIGN | CONSULTING
681 Sierra Rose Dr., Ste B | Reno, NV 89511 | 775.826.9010
4601 DTC Blvd., Ste 740 | Denver, CO 80237 | 720.481.3290
8112 Maryland Ave., Ste 400 | St Louis, MO
pkelectrical.com | PX# 28062

NOT FOR CONSTRUCTION

| Rev. # | Description | Date |
|---|---|---|
| 1 | SDP REVIEW | 09/30/26 |
| 2 | | |
| 3 | | |
| 4 | | |
| 5 | | |
| 6 | | |

Douglas County Elections
125 Stephanie Pl
Castle Rock, CO. 80109
Douglas County Government

Project #: 26062
Date: 09/30/26
Drawn By: MB/ST
Checked By: HMS
Scale: As Noted

Sheet of

E-1.0

Lot 1-3, Block 1, Castle Park South Filing No. 1, Am. No. 1