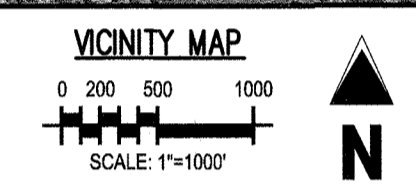


SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO.10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)
LOCATED IN THE NORTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

- GENERAL NOTES
1. 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 ASSIGNS SHALL 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.



SHEET INDEX table with columns: DESCRIPTION, SHEET NUMBER, SDP22-0037 SHEET NUMBER, SDP23-0027 SHEET NUMBER. Rows include COVER SHEET, SITE PLAN, GRADING PLAN, UTILITY PLAN, GENERAL LANDSCAPE PLAN, PLANT SCHEDULE, NOTES & TABULATIONS, ARCHITECTURAL EXTERIOR ELEVATIONS, SITE LIGHTING PLAN, SITE LIGHTING DETAILS.

PROJECT CONTACTS
DEVELOPER: THE GARRETT COMPANIES
CIVIL ENGINEER: GALLOWAY & COMPANY, INC.
SURVEYOR: CORE CONSULTANTS
ARCHITECT: COOLER DESIGN
LANDSCAPE ARCHITECT: INSOLUTION LLC
CURRENT PROPERTY OWNER: TALUS TOWNHOMES, LLC

- 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.

TITLE CERTIFICATION
AN AUTHORIZED REPRESENTATIVE OF... A TITLE INSURANCE COMPANY LICENSED TO DO BUSINESS IN THE STATE OF COLORADO... HAS MADE AN EXAMINATION OF THE PUBLIC RECORDS AND STATE THAT ALL OWNERS, MORTGAGEES AND LIENHOLDERS OF THE PROPERTY ARE LISTED IN THE CERTIFICATE OF OWNERSHIP AND LIENHOLDERS SUBORDINATION CERTIFICATE.

DOUGLAS COUNTY CLERK AND RECORDER'S CERTIFICATE
THIS SITE DEVELOPMENT PLAN AMENDMENT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF DOUGLAS COUNTY AT 10:25 AM ON THE 30th DAY OF OCTOBER 2023 AT RECEPTION NO. 20230416265.

ZONING COMPARISON AND DEVELOPMENT STANDARDS table comparing PD (THE MEADOWS FOURTH AMENDMENT) with TC (TOWN CENTER NEIGHBORHOOD USE AREA) for Block 2 and Block 3. Includes metrics like Units per Lot, Min. South Setback, Max. Building Height, etc.

SURVEYOR'S CERTIFICATION
I, MALES SMALL, A REGISTERED 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.

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

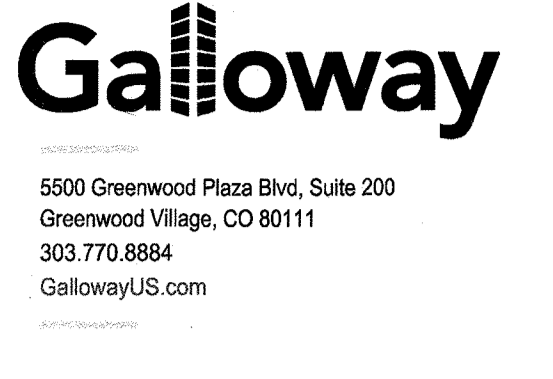
LIENHOLDER SUBORDINATION CERTIFICATION
THE UNDERSIGNED ARE ALL THE MORTGAGEES AND LIENHOLDERS OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS AND STATE OF COLORADO DESCRIBED HEREIN. THE UNDERSIGNED HEREBY CERTIFY THAT THE INSTRUMENT RECORDED JUNE 23, 2023 AT RECEPTION NO. 2023020670, DOUGLAS COUNTY, COLORADO, SUBORDINATES THE SUBJECT LIEN TO THE TERMS, CONDITIONS AND RESTRICTIONS OF THIS DOCUMENT.

BASIS OF BEARING
SOUTH LINE OF THE LOT 2A-1A, BLOCK 3, THE MEADOWS FILING NO. 20, PHASE 1-AMENDMENT NO.16, BEING ASSUMED TO BEAR S 68°44'03" W, MONUMENTED AS SHOWN HEREON, WITH ALL BREAKINGS CONTAINED HEREIN RELATIVE THERETO.

SITE UTILIZATION table showing Block 2 and Block 3 utilization. Columns include Block, Lot, SQ-FT, Acres, % of Gross Site, etc. Rows include Total Lot Area, Building Coverage, Internal Drives and Parking Lot, etc.

WATER RIGHTS DEDICATION AGREEMENT
THE TERMS AND CONDITIONS OF THIS SUBDIVISION IS SUBJECT TO THE PROVISIONS AND CONDITIONS OF THE MEADOWS DEVELOPMENT AGREEMENT FOURTH AMENDMENT, RECORDED ON THE 10TH DAY OF JULY, 2003, AT RECEPTION NO. 2003102970 AND ACCORDINGLY 22.01 SF WERE PREVIOUSLY DEBITED FROM THE SITE DEVELOPMENT PLAN RECORDED ON THE 23RD OF MARCH, 2023, AT RECEPTION NO. 2023011851.

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 30th DAY OF OCTOBER 2023.



THE GARRETT COMPANIES
10375 PARK MEADOWS DRIVE, SUITE 125
LONE TREE, CO 80124

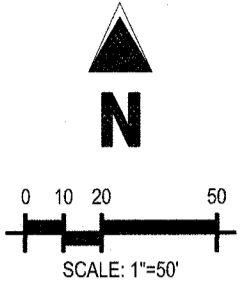
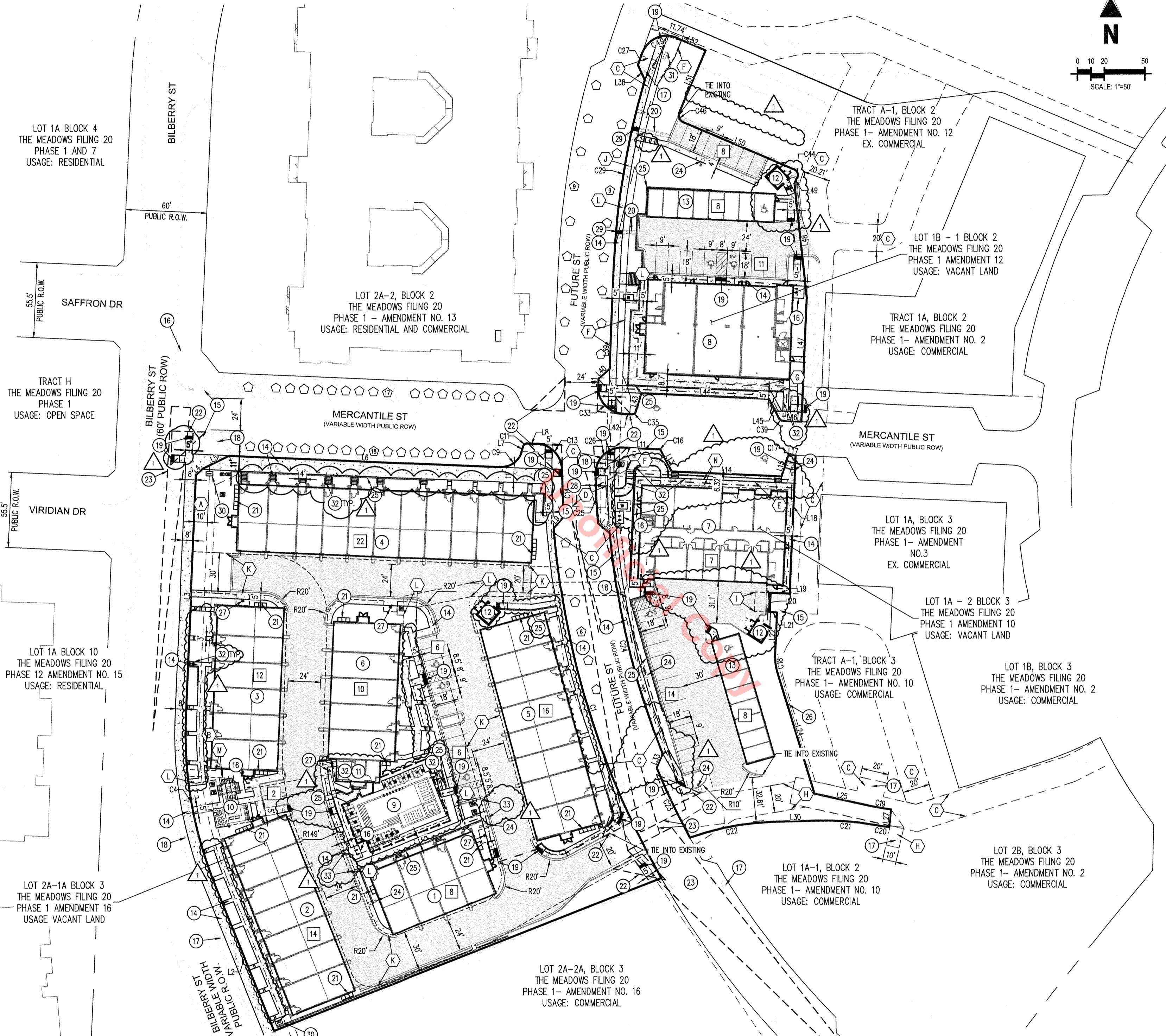
SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
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MERCANTILE STREET & BILBERRY STREET
CASTLE ROCK, COLORADO

Revision table with columns: #, Date, Issue / Description, Init. Rows include 1, 08/07/2023, SDP AMENDMENT REVISION 1, JDP; 2, 08/22/2023, SDP AMENDMENT REVISION 1, JDP; 3, 10/02/2023, SDP REVISION 1, JDP.

SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
THE MEADOWS FILING 20
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TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

SITE LEGEND

- PROPERTY BOUNDARY LINE
- ADJACENT PROPERTY BOUNDARY LINE
- RIGHT OF WAY BOUNDARY LINE
- - - EXISTING EASEMENT LINE
- - - PROPOSED EASEMENT LINE
- - - ADA PATH
- EXISTING CURB STOP VALVE
- EXISTING COMMUNICATION PEDESTAL
- EXISTING ELECTRICAL TRANSFORMER
- EXISTING ELECTRICAL OPTIC
- EXISTING FIBER OPTIC UTILITY BOX
- EXISTING FIRE HYDRANT
- EXISTING LIGHT POLE
- EXISTING HANDICAP PARKING SPACE
- EXISTING STREET SIGN
- EXISTING SANITARY SEWER MANHOLE
- EXISTING SEWER CLEAN-OUT
- EXISTING STORM SEWER MANHOLE
- EXISTING WATER VALVE
- EXISTING WATER METER
- ON STREET PARKING COUNT
- OFF STREET PARKING COUNT
- PROPOSED CURB AND GUTTER
- EXISTING CURB AND GUTTER
- △ SITE TRIANGLE
- ▨ EXISTING CONCRETE PAVING/SIDEWALK
- ▨ PROPOSED CONCRETE PAVING/SIDEWALK
- ▨ PROPOSED ASPHALT PAVING



SITE PLAN SCHEDULE

- 1 BUILDING #1, 2-STORY BUILDING (2 - 2 BEDROOM UNITS, 2 - 3 BEDROOM UNITS)
- 2 BUILDING #2, 2-STORY BUILDING (5 - 2 BEDROOM UNITS, 2 - 3 BEDROOM UNITS)
- 3 BUILDING #3, 2-STORY BUILDING (4 - 2 BEDROOM UNITS, 2 - 3 BEDROOM UNITS)
- 4 BUILDING #4, 2-STORY BUILDING (8 - 2 BEDROOM UNITS, 3 - 3 BEDROOM UNITS)
- 5 BUILDING #5, 2-STORY BUILDING (5 - 2 BEDROOM UNITS, 3 - 3 BEDROOM UNITS)
- 6 BUILDING #6, 2-STORY BUILDING (3 - 2 BEDROOM UNITS, 2 - 3 BEDROOM UNITS)
- 7 BUILDING #7, 4-STORY BUILDING (17 - 1 BEDROOM FLATS, 6 - 2 BEDROOM FLATS)
- 8 BUILDING #8, 4-STORY BUILDING (15 - 1 BEDROOM FLATS, 6 - 2 BEDROOM FLATS, 648 S.F. OF RETAIL SPACE, 5,600 S.F. OF RESTAURANT SPACE)
- 9 PROPOSED POOL
- 10 EXTERIOR AMENITY AREA
- 11 MAIL KIOSK & POOL EQUIPMENT
- 12 PROPOSED TRASH ENCLOSURE
- 13 PROPOSED DETACHED GARAGES (8 - 1 CAR GARAGES)
- 14 PROPOSED CONCRETE SIDEWALK
- 15 EXISTING STORM INLET TO REMAIN
- 16 PROPOSED BIKE RACK
- 17 EXISTING FIRE HYDRANT TO REMAIN
- 18 EXISTING SITE LIGHT TO REMAIN
- 19 PROPOSED ADA RAMP
- 20 PROPOSED CONCRETE U-CHANNEL
- 21 PROPOSED 3'X3' CONDENSER UNIT PADS
- 22 PEDESTRIAN SITE TRIANGLE
- 23 INTERSECTION SITE TRIANGLE
- 24 PROPOSED SITE LIGHT
- 25 PROPOSED NON-STRUCTURAL SITE WALL (4' TALL MAXIMUM)
- 26 EXISTING CURB TO REMAIN
- 27 PROPOSED FIRE HYDRANT
- 28 RELOCATED FIRE HYDRANT
- 29 PROPOSED SIDEWALK CHASE
- 30 CORE ELECTRIC COOPERATIVE SWITCH CABINET
- 31 EXISTING CORE CURB/CAL
- 32 PROPOSED HANDRAIL
- 33 PROPOSED VARIABLE HEIGHT CURB (1' MAX)

EASEMENT SCHEDULE

- A 10' UTILITY EASEMENT REC. 2020022127
- B 15' UTILITY EASEMENT REC. 2018076501
- C PUBLIC ACCESS, UTILITY AND DRAINAGE EASEMENT REC. 2008042321 (EXISTING)
- D 25' UTILITY EASEMENT REC. 2005007628
- E IREA EASEMENT REC. 2014039727, REC. 2014065124
- F RIGHT OF WAY EASEMENT REC. 2014026568
- G UTILITY EASEMENT REC. 2008042320
- H 20' UTILITY EASEMENT REC. 2017070670
- I DRAINAGE EASEMENT REC. 2023023346
- J SIGHT DISTANCE EASEMENT REC. 20080442321
- K 30' DRAINAGE AND UTILITY EASEMENT REC. 2023023347
- L PROPOSED ELECTRIC EASEMENT BY SEPARATE DOCUMENT
- M PROPOSED GAS EASEMENT BY SEPARATE DOCUMENT
- N PROPOSED 5' PUBLIC ACCESS EASEMENT BY SEPARATE DOCUMENT

NOTE
SUBJECT PROPERTY AND ALL ADJACENT PROPERTIES ARE IN THE MEADOWS FOURTH AMENDMENT PLANNED DEVELOPMENT ZONING AREA

PARCEL LINE SEGMENT TABLE

LINE TAG #	BEARING	LENGTH (FT)
L1	S88°40'3"W	308.61
L2	N21°52'55"W	116.93
L3	N2°33'56"E	178.08
L4	N47°23'28"E	7.08
L5	N63°54'01"E	21.64
L6	S87°26'24"E	201.56
L7	N17°08'20"E	4.78
L8	S87°17'06"E	7.39
L9	S40°42'48"W	11.38
L11	S87°09'10"E	25.89
L13	S27°01'48"E	17.13
L14	S87°28'59"E	81.50
L15	N17°27'09"E	14.65
L17	S87°20'16"E	3.51
L18	S2°35'51"W	102.32

PARCEL LINE SEGMENT TABLE

LINE TAG #	BEARING	LENGTH (FT)
L19	N87°27'16"W	14.88
L20	S2°32'14"W	14.30
L21	S88°03'22"E	5.90
L22	S2°34'07"W	33.47
L24	S16°55'43"E	95.30
L25	S77°19'18"E	40.80
L27	S6°16'54"W	13.22
L30	S88°24'05"W	32.58
L33	N22°42'44"E	11.34
L35	N50°30'19"W	11.31
L38	S24°22'35"E	12.09
L39	S2°30'28"W	72.83
L40	S47°35'50"W	11.30
L41	S2°30'28"W	5.56
L42	S87°24'10"E	6.71

PARCEL LINE SEGMENT TABLE

LINE TAG #	BEARING	LENGTH (FT)
L43	N17°08'27"E	14.59
L44	S87°24'10"E	94.60
L45	S27°24'10"E	17.03
L46	S87°24'10"E	14.25
L47	N2°35'50"E	91.69
L48	N55°71'12"W	84.97
L49	N23°04'53"E	4.88
L50	N66°55'07"W	88.00
L51	N23°04'53"E	48.85
L52	N66°55'07"W	23.08

PARCEL CURVE SEGMENT TABLE

CURVE TAG #	DELTA	LENGTH (FT)	RADIUS (FT)	CHORD BEARING	CHORD LENGTH (FT)
C1	251°0'56"	272.72	620.50	S16°58'24"E	270.53
C4	242°28'33"	126.02	295.00	N8°40'22"W	125.06
C9	75°10'17"	20.34	15.50	N54°43'38"E	18.91
C11	75°57'41"	3.31	2.50	N55°58'09"E	3.08
C13	86°54'30"	29.58	19.50	S43°55'12"E	26.82
C14	312°21"	34.27	612.50	S2°03'38"E	34.27
C16	5917'28"	2.59	2.50	S83°04'20"E	2.47
C17	77°00'20"	3.36	2.50	N54°33'31"E	3.11
C18	19°28'03"	9.51	28.00	S71°54'7"E	9.47
C19	6°31'48"	17.07	149.75	S80°35'13"E	17.06
C20	4°07'16"	11.73	163.00	N81°46'56"W	11.72
C21	11°54'07"	41.55	200.00	N85°38'48"W	41.47
C22	181°13'1"	63.48	198.94	S79°24'06"W	63.22
C23	5°34'53"	57.23	587.50	N25°14'54"W	57.21
C24	16°38'20"	168.29	578.50	N13°20'00"W	167.70

PARCEL CURVE SEGMENT TABLE

CURVE TAG #	DELTA	LENGTH (FT)	RADIUS (FT)	CHORD BEARING	CHORD LENGTH (FT)
C25	3°30'06"	35.90	587.50	N43°02'4"W	35.90
C26	93°58'55"	31.99	19.50	N45°50'53"E	28.50
C27	0°49'33"	8.47	587.50	S17°55'19"W	8.47
C29	14°06'44"	142.73	578.50	S8°33'48"W	142.37
C33	80°54'37"	30.60	19.50	S42°28'52"E	27.56
C35	75°29'22"	3.29	2.50	N54°51'09"E	3.06
C39	80°00'00"	2.82	2.50	S57°24'10"E	2.50
C44	90°00'00"	7.07	4.50	N21°55'07"W	6.36
C46	90°00'00"	8.64	5.50	N21°55'07"W	7.78
C49	94°44'47"	32.25	19.50	S65°42'29"W	28.70

SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO. 12)



THE GARRETT COMPANIES
10375 PARK MEADOWS DRIVE, SUITE 125
LONE TREE, CO 80124

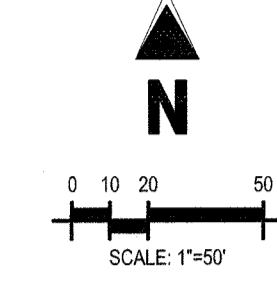
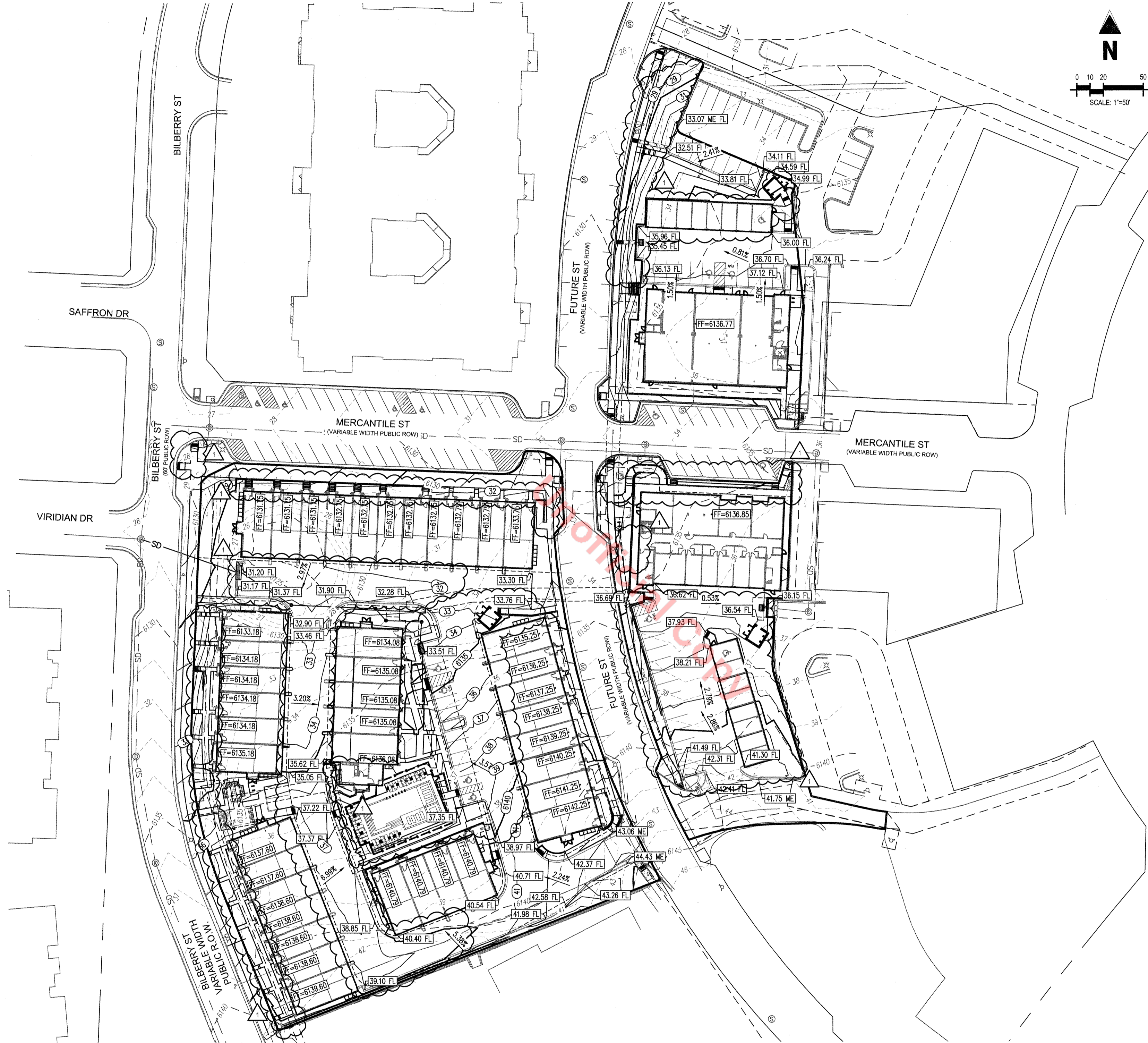
MERCANTILE STREET & BILBERRY STREET
CASTLE ROCK, COLORADO

#	Date	Issue / Description	Init.
1	08/07/2023	SDP AMENDMENT REVISION 1	JDP
2	09/22/2023	SDP AMENDMENT REVISION 1	JDP
3	10/02/2023	SDP REVISION 1	JDP

Project No: GCO000003.20
Drawn By: TJS
Checked By: JDP
Date: OCTOBER 4, 2023

SITE PLAN

SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
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 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



SITE LEGEND

—	PROPERTY BOUNDARY LINE
- - -	ADJACENT PROPERTY BOUNDARY LINE
- - -	RIGHT OF WAY BOUNDARY LINE
- - -	EXISTING EASEMENT LINE
- - -	PROPOSED EASEMENT LINE
○	EXISTING CURB STOP VALVE
△	EXISTING FIRE HYDRANT
□	EXISTING LIGHT POLE
□	EXISTING HANDICAP PARKING SPACE
□	EXISTING STREET SIGN
○	EXISTING SANITARY SEWER MANHOLE
○	EXISTING SEWER CLEAN-OUT
○	EXISTING STORM SEWER MANHOLE
—	PROPOSED CURB AND GUTTER
—	EXISTING CURB AND GUTTER

GRADING LEGEND

- - -	EXISTING MAJOR CONTOUR
- - -	EXISTING MINOR CONTOUR
—	PROPOSED MAJOR CONTOUR
—	PROPOSED MINOR CONTOUR
- - -	EXISTING STORM SEWER (LESS THAN 12")
- - -	PROPOSED STORM SEWER (LESS THAN 12")
15.00 FF	FINISHED FLOOR
15.00 FL	FLOWLINE
15.00 ME	MATCH EXISTING

SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
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MERCANTILE STREET & BILBERRY STREET
 CASTLE ROCK, COLORADO

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	10/02/2023	SDP REVISION 1	JDP

Project No:	GCC000003.20
Drawn By:	TLS
Checked By:	JDP
Date:	OCTOBER 4, 2023

GRADING PLAN

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 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

SITE DEVELOPMENT PLAN GENERAL NOTES:

LANDSCAPE NOTES

- Final landscape area, coverage and plant quantities, shall meet or exceed quantities represented in this drawing and shall conform to subsequent submittal requirements.
- Location of plant materials are approximated and may change slightly due to unforeseen field constraints.
- All plants are to be properly hydrozoned per Town of Castle Rock Plant list.
- Distance of trees to wet utility lines should be a minimum of 10 feet.
- Permanent irrigation is required for all landscaped areas greater than 500 square feet, per Section 4.2.3 of the Landscape and Irrigation Manual.
- Design must accommodate the watering restrictions as outlined in the Town of Castle Rock Water Use Management Plan (WUMP).

- TURFGRASS SPECIES: NATIVE GRASS MIX**
- 20% WESTERN WHEATGRASS
 - 20% SLENDER WHEATGRASS
 - 15% BLUE GRAMA GRASS
 - 15% BUFFALO GRASS
 - 15% SODAR STREAMBANK WHEATGRASS
 - 10% SHERMAN BIG BLUEGRASS
 - 5% CANADA WILD RYE

MULTI-FAMILY LANDSCAPE SITE INVENTORY TABLE: (AS REQUESTED BY WATER CONSERVATION PLAN REVIEWER)

ENTIRE PROJECT SITE (PARCEL #1 LOT 2A BLOCK 3, PARCEL #2 LOT 1A BLOCK 3 & PARCEL #3 LOT 1B BLOCK 2):

GROSS SITE AREA	LANDSCAPE AREA IN SQ. FT.	TURFGRASS SEE SPECIES ABOVE (AREA IN SQ. FT.)	NONLIVING ORNAMENTAL (AREA IN SQ. FT.)	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED	SOIL PREP. AMOUNTS (IN CU. YDS. PER 1000 SQ. FT.)	SEPARATE IRRIGATION SERVICE CONNECTIONS
171,308 SQ FT (100%)	35,928 SQ FT (21%)	9,881 SQ FT	1,296 SQ. FT.	69	71	138	138	4 CUBIC YD / 1000 SQ FT	YES

PARKING LOT LANDSCAPE: A MINIMUM OF 10% OF THE PARKING LOT AREA SHALL BE LANDSCAPED. TOWN OF CASTLE ROCK LANDSCAPE AND IRRIGATION CRITERIA MANUAL SECTION 5.2.1.2.2

TOTAL PARKING LOT AREA	PARKING LOT LANDSCAPE AREA REQUIRED	PARKING LOT LANDSCAPE AREA PROVIDED	NO. OF PARKING SPACES	NONLIVING ORNAMENTAL (AREA IN SQ. FT.)	NO. OF INTERNAL LANDSCAPE ISLANDS	MINIMUM WIDTH OF INTERNAL LANDSCAPE ISLANDS	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED
12,060 SQ FT (100%)	1,206 SQ FT (10%)	1,966 SQ FT (16%)	47	N/A	0	N/A	6	6	20	20

STREETSCAPE:

	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED
MERCANTILE STREET (280+143+150) = 573 LF	15	15	60	60
BILBERRY STREET (451 LF)	11	11	44	44
FUTURE STREET (309 + 250 + 267) = 826 LF	21	21	84	84

MULTI-FAMILY LANDSCAPE SITE INVENTORY TABLE: (AS REQUESTED BY PLANNER)

PARCEL #1: LOT 2A, BLOCK 3

GROSS SITE AREA	LANDSCAPE AREA IN SQ. FT.	TURFGRASS SEE SPECIES ABOVE (AREA IN SQ. FT.)	NONLIVING ORNAMENTAL (AREA IN SQ. FT.)	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED	SOIL PREP. AMOUNTS (IN CU. YDS. PER 1000 SQ. FT.)	SEPARATE IRRIGATION SERVICE CONNECTIONS
109,499 SQ FT (100%)	21,871 SQ FT (20%)	5,500 SQ FT	980 SQ. FT.	44	44	88	88	4 CUBIC YD / 1000 SQ FT	YES

PARKING LOT LANDSCAPE: A MINIMUM OF 10% OF THE PARKING LOT AREA SHALL BE LANDSCAPED. TOWN OF CASTLE ROCK LANDSCAPE AND IRRIGATION CRITERIA MANUAL SECTION 5.2.1.2.2

TOTAL PARKING LOT AREA	PARKING LOT LANDSCAPE AREA REQUIRED	PARKING LOT LANDSCAPE AREA PROVIDED	NO. OF PARKING SPACES	NONLIVING ORNAMENTAL (AREA IN SQ. FT.)	NO. OF INTERNAL LANDSCAPE ISLANDS	MINIMUM WIDTH OF INTERNAL LANDSCAPE ISLANDS	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED
6,760 SQ FT (100%)	676 SQ FT (10%)	750 SQ FT (11%)	14	N/A	0	N/A	2	2	4	4

STREETSCAPE:

	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED
MERCANTILE STREET (280 LF)	7	7	28	28
BILBERRY STREET (451 LF)	11	11	44	44
FUTURE STREET (309 LF)	8	8	32	32

PARCEL #2: LOT 1A, BLOCK 3

GROSS SITE AREA	LANDSCAPE AREA IN SQ. FT.	TURFGRASS SEE SPECIES ABOVE (AREA IN SQ. FT.)	NONLIVING ORNAMENTAL (AREA IN SQ. FT.)	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED	SOIL PREP. AMOUNTS (IN CU. YDS. PER 1000 SQ. FT.)	SEPARATE IRRIGATION SERVICE CONNECTIONS
32,498 SQ FT (100%)	6,475 SQ FT (20%)	1,521 SQ FT	316 SQ. FT.	13	15	26	26	4 CUBIC YD / 1000 SQ FT	YES

PARKING LOT LANDSCAPE: A MINIMUM OF 10% OF THE PARKING LOT AREA SHALL BE LANDSCAPED. TOWN OF CASTLE ROCK LANDSCAPE AND IRRIGATION CRITERIA MANUAL SECTION 5.2.1.2.2

TOTAL PARKING LOT AREA	PARKING LOT LANDSCAPE AREA REQUIRED	PARKING LOT LANDSCAPE AREA PROVIDED	NO. OF PARKING SPACES	NONLIVING ORNAMENTAL (AREA IN SQ. FT.)	NO. OF INTERNAL LANDSCAPE ISLANDS	MINIMUM WIDTH OF INTERNAL LANDSCAPE ISLANDS	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED
2,000 SQ FT (100%)	200 SQ FT (10%)	570 SQ FT (28%)	14	N/A	0	N/A	2	2	8	8

STREETSCAPE:

	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED
MERCANTILE STREET (143 LF)	4	4	16	16
FUTURE STREET (250 LF)	6	6	24	24

PARCEL #3: LOT 1B, BLOCK 2:

GROSS SITE AREA	LANDSCAPE AREA IN SQ. FT.	TURFGRASS SEE SPECIES ABOVE (AREA IN SQ. FT.)	NONLIVING ORNAMENTAL (AREA IN SQ. FT.)	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED	SOIL PREP. AMOUNTS (IN CU. YDS. PER 1000 SQ. FT.)	SEPARATE IRRIGATION SERVICE CONNECTIONS
29,311 SQ FT (100%)	7,582 SQ FT (26%)	2,860 SQ FT	0 SQ. FT.	12	12	24	24	4 CUBIC YD / 1000 SQ FT	YES

PARKING LOT LANDSCAPE: A MINIMUM OF 10% OF THE PARKING LOT AREA SHALL BE LANDSCAPED. TOWN OF CASTLE ROCK LANDSCAPE AND IRRIGATION CRITERIA MANUAL SECTION 5.2.1.2.2

TOTAL PARKING LOT AREA	PARKING LOT LANDSCAPE AREA REQUIRED	PARKING LOT LANDSCAPE AREA PROVIDED	NO. OF PARKING SPACES	NONLIVING ORNAMENTAL (AREA IN SQ. FT.)	NO. OF INTERNAL LANDSCAPE ISLANDS	MINIMUM WIDTH OF INTERNAL LANDSCAPE ISLANDS	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED
3,300 SQ FT (100%)	330 SQ FT (10%)	646 SQ FT (19%)	19	N/A	0	N/A	2	2	8	8

STREETSCAPE:

	NO. OF TREES REQUIRED	NO. OF TREES PROVIDED	NO. OF SHRUBS REQUIRED	NO. OF SHRUBS PROVIDED
MERCANTILE STREET (150 LF)	4	4	16	16
FUTURE STREET (267 LF)	7	7	28	28




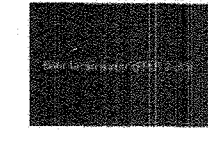

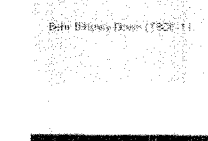



SITE DEVELOPMENT PLAN - THE MEADOWS FILING 20
 PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
 PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
 PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO. 12)
 MERCANTILE STREET & BILBERRY STREET
 CASTLE ROCK, COLORADO

#	Date	Issue / Description	Init.
1	08/07/2023	SDP AMENDMENT REVISION 1	NAS
1	09/22/2023	SDP AMENDMENT REVISION 1	NAS
1	10/04/2023	SDP REVISION 1	NAS

Project No: GC0000003.20
 Drawn By: NAS
 Checked By: TGC
 Date: OCTOBER 4, 2023

LANDSCAPE NOTES & MULTI-FAMILY LANDSCAPE SITE INVENTORY TABLES

SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO.10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)
 LOCATED IN THE NORTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

-  COMPOSITION SHINGLE
CLASSIC HERITAGE COLORS
OXFORD GREY
-  CEMENT BOARD AND BATTEN COLOR
BEHR: UNDERWATER (PPU12-20)
-  CEMENT BOARD PANEL COLOR
BEHR: GREENWICH VILLAGE (N440-3)
-  CEMENT BOARD LAP SIDING COLOR
BEHR: BILLOWY DOWN (780-1)
-  CEMENT BOARD TRIM COLOR
BEHR: ASTRONOMICAL (N450-7)
-  CENTURION STONE
RUBBLE, BUCKS COUNTY
-  CEDAR TRUSSES AND BRACKETS
CORDOVAN BROWN T-104

Galloway
 5500 Greenwood Plaza Blvd, Suite 200
 Greenwood Village, CO 80111
 303.770.8884
 GallowayUS.com

THE GARRETT COMPANIES

THE GARRETT COMPANIES
 10375 PARK MEADOWS DRIVE, SUITE 125
 LONE TREE, CO 80124



4 FRONT ELEVATION BUILDING 2
 1/8" = 1'-0"

KEYED ELEVATION NOTES	
E1	CEMENT BOARD LAP SIDING WITH 7" EXPOSURE, BEHR: BILLOWY DOWN (780-1)
E2	CEMENT BOARD VERTICAL BOARD AND BATTEN SIDING, BEHR: UNDERWATER (PPU12-20)
E3	STONE VENEER TYPE 1, CENTERION STONE RUBBLE, BUCKS COUNTY
E4	TIMBER ACCENTS, CEDAR TRUSSES AND BRACKETS, CORDOVAN BROWN T-104
E5	ARCHITECTURAL ASPHALT SHINGLES, CLASSIC HERITAGE COLORS OXFORD GREY
E6	WOOD DOORS, BEHR: ASTRONOMICAL (N450-7)
E8	CEMENT BOARD PANELS WITH 1X4 TRIM, BEHR: GREENWICH VILLAGE (N440-3)
E9	CEMENT BOARD TRIM, BEHR: ASTRONOMICAL (N450-7)
E12	KNOX BOX

Unauthorized Copy



3 LEFT ELEVATION BUILDING 2
 1/8" = 1'-0"



2 RIGHT ELEVATION BUILDING 2
 1/8" = 1'-0"



1 REAR ELEVATION BUILDING 2
 1/8" = 1'-0"

SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
 PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
 PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
 PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO. 12)

MERCANTILE STREET & BILBERRY STREET
 CASTLE ROCK, COLORADO

#	Date	Issue / Description	Int.
1	09/07/2023	SDP AMENDMENT REVISION 1	JDP
	09/22/2023	SDP AMENDMENT REVISION 1	JDP
	10/02/2023	SDP REVISION 1	JDP

Project No: GC0000093.20
 Drawn By: TLS
 Checked By: JDP
 Date: OCTOBER 4, 2023

SHEET NAME:
BLDG TYPE 2 EXTERIOR ELEVATIONS

**SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO.10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)
LOCATED IN THE NORTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO**

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GallowayUS.com

THE GARRETT COMPANIES
THE GARRETT COMPANIES
10375 PARK MEADOWS DRIVE, SUITE 125
LONE TREE, CO 80124

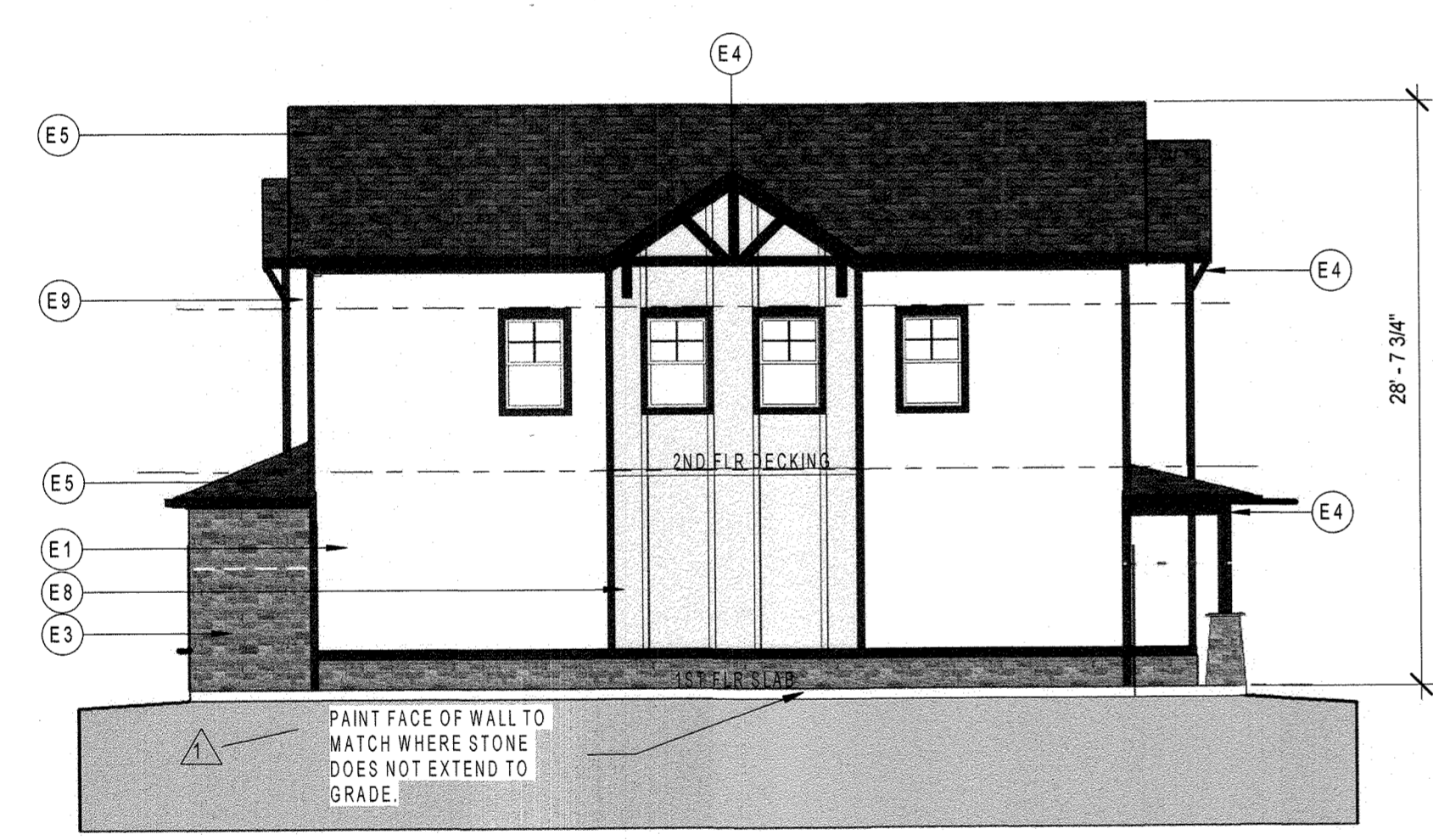


4 FRONT ELEVATION BUILDING 3
1/8" = 1'-0"

	COMPOSITION SHINGLE CLASSIC HERITAGE COLORS OXFORD GREY
	CEMENT BOARD AND BATTEN COLOR BEHR UNDERWATER (PPU12-20)
	CEMENT BOARD PANEL COLOR BEHR GREENWICH VILLAGE (N440-3)
	CEMENT BOARD LAP SIDING COLOR BEHR BILLOWY DOWN (780E-1)
	CEMENT BOARD TRIM COLOR BEHR ASTRONOMICAL (N450-7)
	CENTURION STONE RUBBLE, BUCKS COUNTY
	CEDAR TRUSSES AND BRACKETS CORDOVAN BROWN T-104

KEYED ELEVATION NOTES

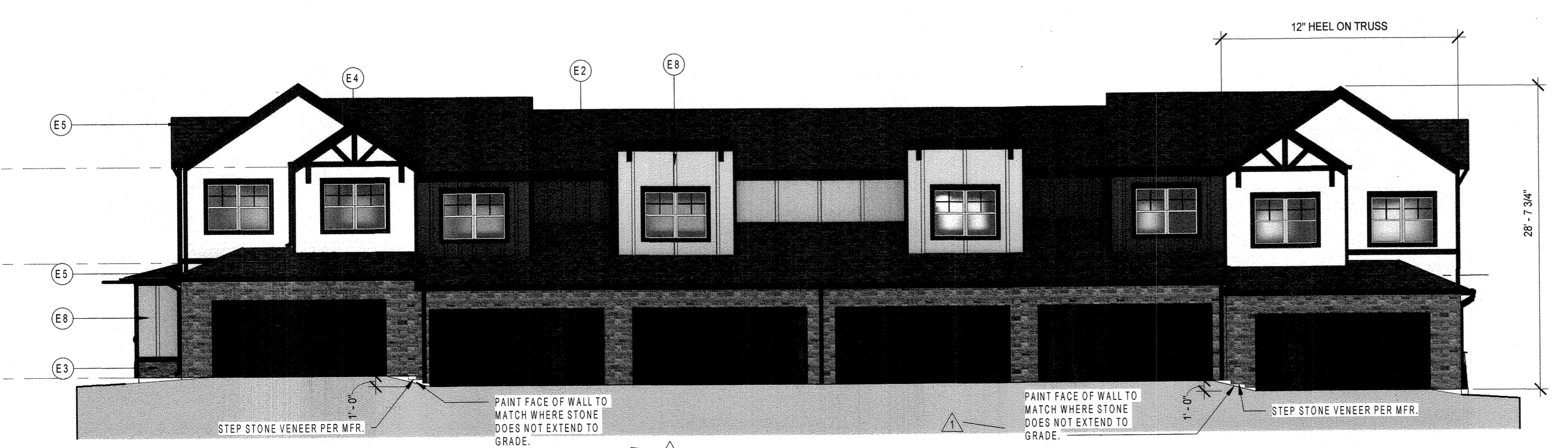
E1	CEMENT BOARD LAP SIDING WITH 7" EXPOSURE, BEHR: BILLOWY DOWN (780-1).
E2	CEMENT BOARD VERTICAL BOARD AND BATTEN SIDING, BEHR: UNDERWATER (PPU12-20).
E3	STONE VENEER TYPE 1, CENTERION STONE RUBBLE, BUCKS COUNTY.
E4	TIMBER ACCENTS, CEDAR TRUSSES AND BRACKETS CORDOVAN BROWN T-104.
E5	ARCHITECTURAL ASPHALT SHINGLES, CLASSIC HERITAGE COLORS OXFORD GREY.
E6	WOOD DOORS, BEHR: ASTRONOMICAL (N450-7).
E8	CEMENT BOARD PANELS WITH 1X4 TRIM, BEHR: GREENWICH VILLAGE (N440-3).
E9	CEMENT BOARD TRIM, BEHR: ASTRONOMICAL (N450-7).
E12	KNOX BOX.



3 LEFT ELEVATION BUILDING 3
1/8" = 1'-0"



2 RIGHT ELEVATION BUILDING 3
1/8" = 1'-0"



1 REAR ELEVATION BUILDING 3
1/8" = 1'-0"

SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
 PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
 PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
 PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO. 12)

MERCANTILE STREET & BILBERRY STREET
 CASTLE ROCK, COLORADO

#	Date	Issue / Description	Init.
1	08/07/2023	SDP AMENDMENT REVISION 1	JDP
	09/22/2023	SDP AMENDMENT REVISION 1	JDP
	10/02/2023	SDP REVISION 1	JDP

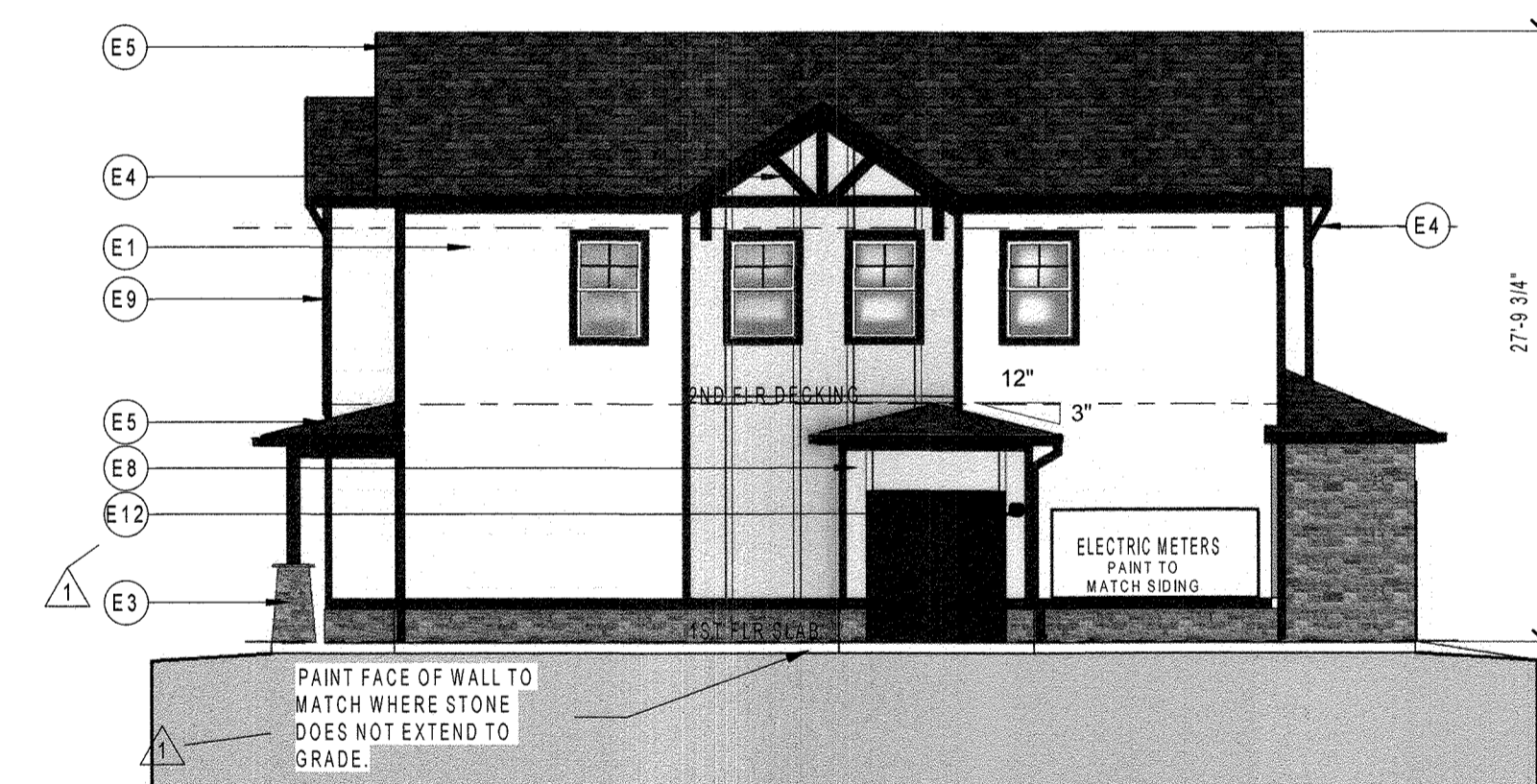
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Drawn By: TLS
Checked By: JDP
Date: OCTOBER 4, 2023

SHEET NAME:
BLDG TYPE 3 EXTERIOR ELEVATIONS

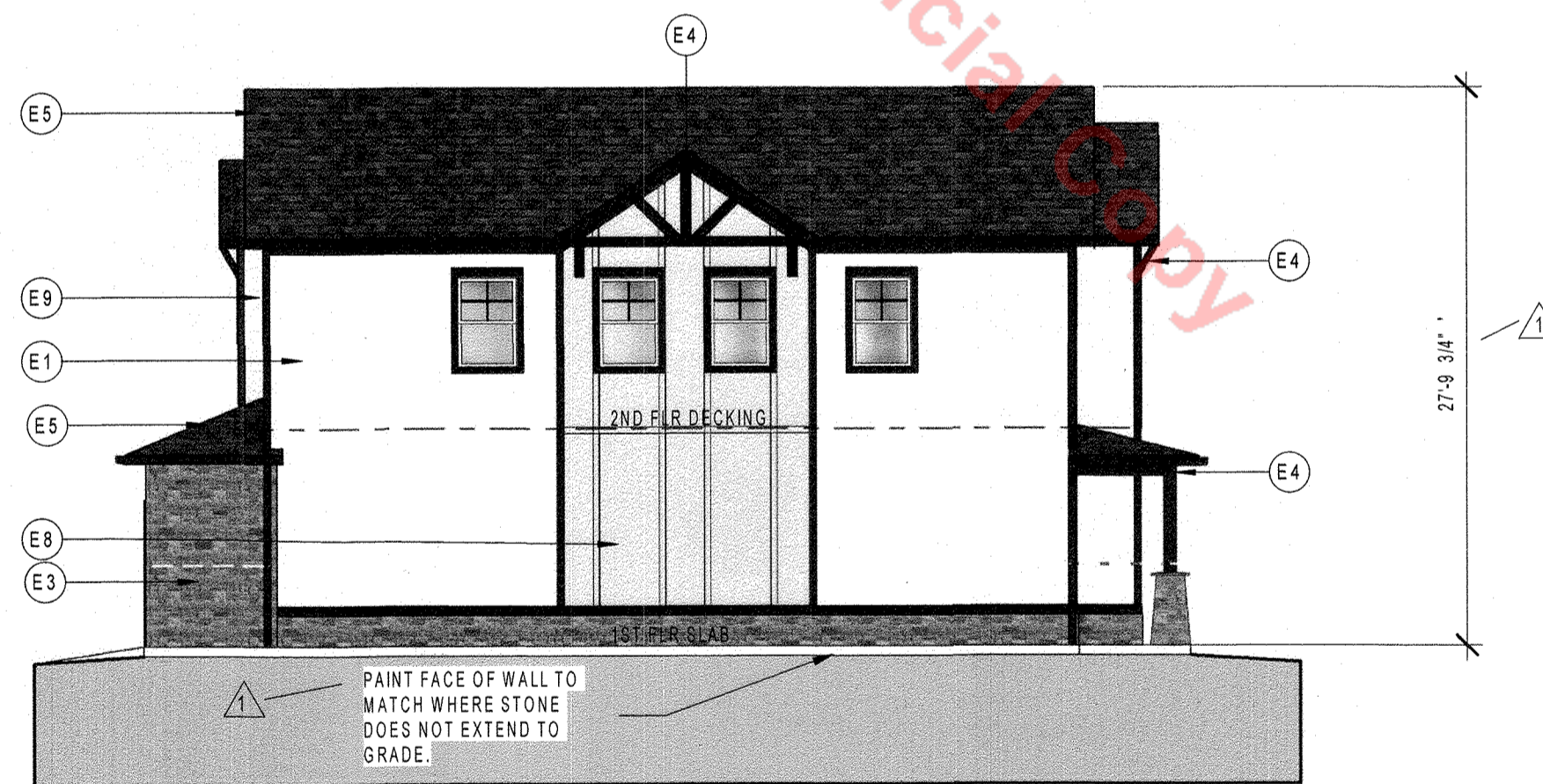
SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
 THE MEADOWS FILING 20
 PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
 PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
 PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO. 12)
 LOCATED IN THE NORTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



4 FRONT ELEVATION BUILDING 4
 1/8" = 1'-0"





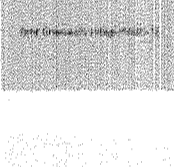



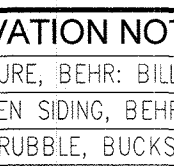
3 RIGHT ELEVATION BUILDING 4
 1/8" = 1'-0"



2 LEFT ELEVATION BUILDING 4
 1/8" = 1'-0"



1 REAR ELEVATION BUILDING 4
 1/8" = 1'-0"

-  COMPOSITION SHINGLE
CLASSIC HERITAGE COLORS
OXFORD GREY
-  CEMENT BOARD AND BATTEN COLOR
BEHR UNDERWATER (PPU12-20)
-  CEMENT BOARD PANEL COLOR
BEHR GREENWICH VILLAGE (N440-3)
-  CEMENT BOARD LAP SIDING COLOR
BEHR BILLOWY DOWN (781E-1)
-  CEMENT BOARD TRIM COLOR
BEHR ASTRONOMICAL (N450-7)
-  CENTURION STONE
RUBBLE, BUCKS COUNTY
-  CEDAR TRUSSES AND BRACKETS
CORDOVAN BROWN T-104

KEYED ELEVATION NOTES	
E1	CEMENT BOARD LAP SIDING WITH 7" EXPOSURE, BEHR: BILLOWY DOWN (780-1).
E2	CEMENT BOARD VERTICAL BOARD AND BATTEN SIDING, BEHR: UNDERWATER (PPU12-20).
E3	STONE VENEER TYPE 1, CENTERION STONE RUBBLE, BUCKS COUNTY.
E4	TIMBER ACCENTS, CEDAR TRUSSES AND BRACKETS CORDOVAN BROWN T-104.
E5	ARCHITECTURAL ASPHALT SHINGLES, CLASSIC HERITAGE COLORS OXFORD GREY.
E6	WOOD DOORS, BEHR: ASTRONOMICAL (N450-7).
E8	CEMENT BOARD PANELS WITH 1X4 TRIM, BEHR: GREENWICH VILLAGE (N440-3).
E9	CEMENT BOARD TRIM, BEHR: ASTRONOMICAL (N450-7).
E12	KNOX BOX.

SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
 PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
 PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
 PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO. 12)

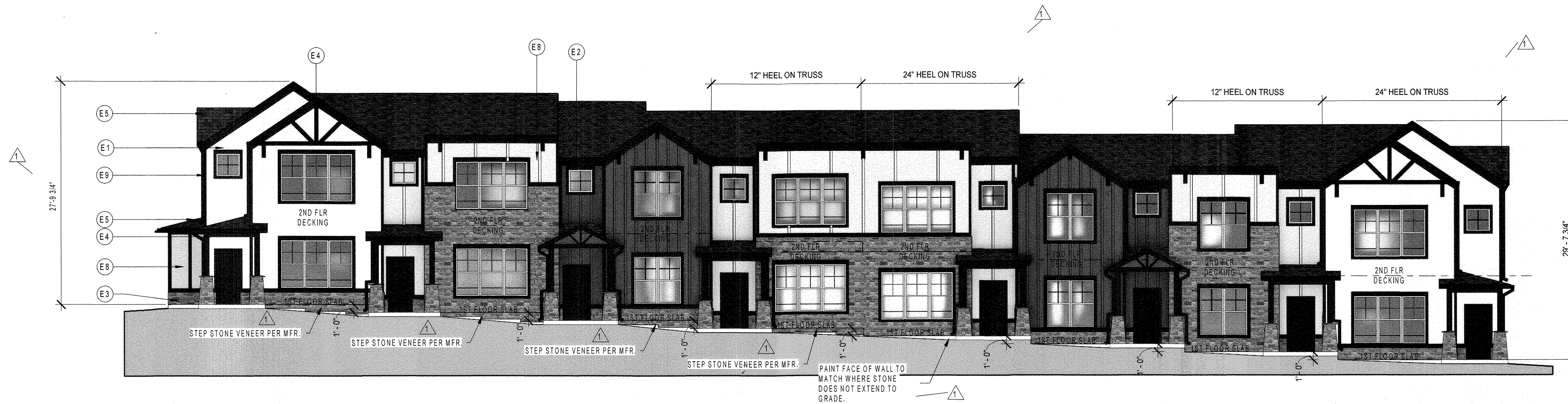
MERCANTILE STREET & BILBERRY STREET
 CASTLE ROCK, COLORADO

#	Date	Issue / Description	Init.
1	08/07/2023	SDP AMENDMENT REVISION 1	JDP
	09/22/2023	SDP AMENDMENT REVISION 1	JDP
	10/02/2023	SDP REVISION 1	JDP

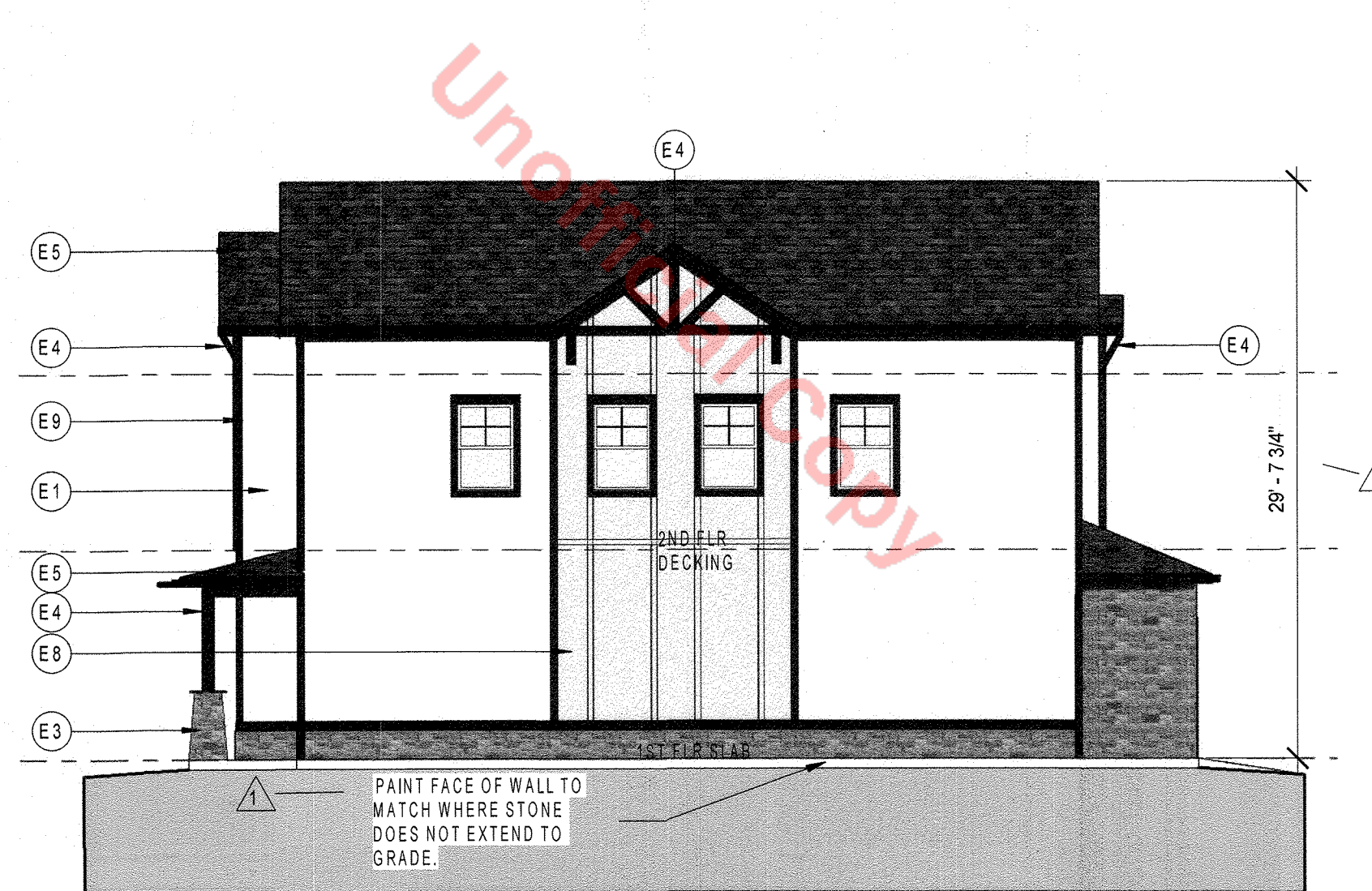
Project No:	GCO00003.20
Drawn By:	TLS
Checked By:	JDP
Date:	OCTOBER 4, 2023

SHEET NAME:
 BLDG TYPE 4 EXTERIOR ELEVATIONS

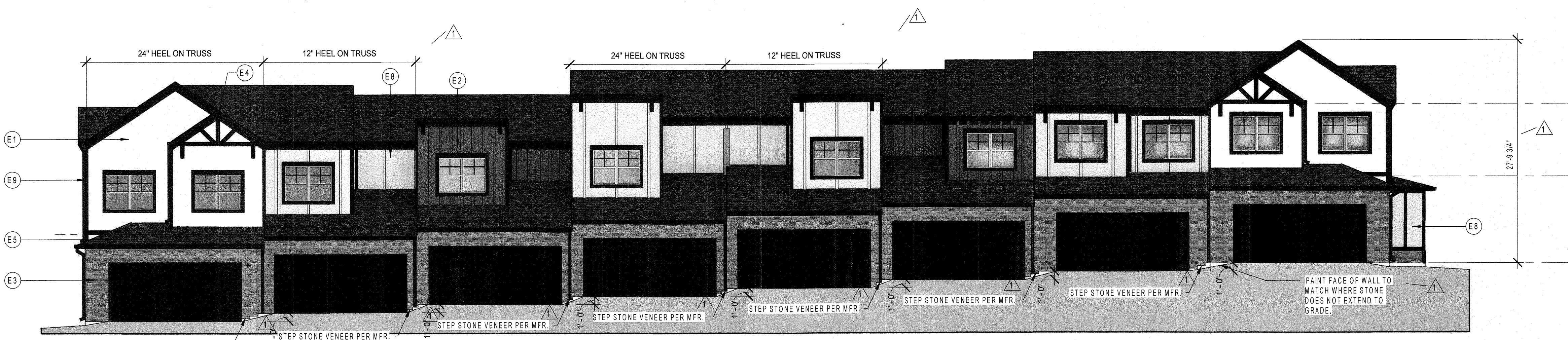
SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO. 12)
 LOCATED IN THE NORTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



③ LEFT ELEVATION BUILDING 5
 1/8" = 1'-0"



② RIGHT ELEVATION BUILDING 5
 1/8" = 1'-0"



① REAR ELEVATION BUILDING 5
 1/8" = 1'-0"

- COMPOSITION SHINGLE
CLASSIC HERITAGE COLORS
OXFORD GREY
- CEMENT BOARD AND BATTEN COLOR
BEHR UNDERWATER (PPU12-20)
- CEMENT BOARD PANEL COLOR
BEHR GREENWICH VILLAGE (N440-3)
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BEHR BILLOWY DOWN (780E-1)
- CEMENT BOARD TRIM COLOR
BEHR ASTRONOMICAL (N450-7)
- CENTURION STONE
RUBBLE, BUCKS COUNTY
- CEDAR TRUSSES AND BRACKETS
CORDOVAN BROWN T-104

KEYED ELEVATION NOTES	
E1	CEMENT BOARD LAP SIDING WITH 7" EXPOSURE, BEHR: BILLOWY DOWN (780-1).
E2	CEMENT BOARD VERTICAL BOARD AND BATTEN SIDING, BEHR: UNDERWATER (PPU12-20).
E3	STONE VENEER TYPE 1, CENTERION STONE RUBBLE, BEHR: BUCKS COUNTY.
E4	TIMBER ACCENTS, CEDAR TRUSSES AND BRACKETS CORDOVAN BROWN T-104.
E5	ARCHITECTURAL ASPHALT SHINGLES, CLASSIC HERITAGE COLORS OXFORD GREY.
E6	WOOD DOORS, BEHR: ASTRONOMICAL (N450-7).
E8	CEMENT BOARD PANELS WITH 1X4 TRIM, BEHR: GREENWICH VILLAGE (N440-3).
E9	CEMENT BOARD TRIM, BEHR: ASTRONOMICAL (N450-7).
E12	KNOX BOX.

SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
 PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
 PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
 PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO. 12)

MERCANTILE STREET & BILBERRY STREET
 CASTLE ROCK, COLORADO

#	Date	Issue / Description	Init.
1	08/07/2023	SDP AMENDMENT REVISION 1	JDP
	08/22/2023	SDP AMENDMENT REVISION 1	JDP
	10/02/2023	SDP REVISION 1	JDP

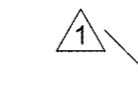
Project No: GC000003.20
 Drawn By: TJS
 Checked By: JDP
 Date: OCTOBER 4, 2023

SHEET NAME:
BLDG TYPE 5 EXTERIOR ELEVATIONS

SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO.10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)
 LOCATED IN THE NORTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



④ FRONT ELEVATION BUILDING 6
 1/8" = 1'-0"



KEYED ELEVATION NOTES	
E1	CEMENT BOARD LAP SIDING WITH 7" EXPOSURE, BEHR: BILLOWY DOWN (780-1).
E2	CEMENT BOARD VERTICAL BOARD AND BATTEN SIDING, BEHR: UNDERWATER (PPU12-20).
E3	STONE VENEER TYPE 1, CENTERION STONE RUBBLE, BUCKS COUNTY.
E4	TIMBER ACCENTS, CEDAR TRUSSES AND BRACKETS, CORDOVAN BROWN T-104.
E5	ARCHITECTURAL ASPHALT SHINGLES, CLASSIC HERITAGE COLORS OXFORD GREY.
E6	WOOD DOORS, BEHR: ASTRONOMICAL (N450-7).
E8	CEMENT BOARD PANELS WITH 1X4 TRIM, BEHR: GREENWICH VILLAGE (N440-3).
E9	CEMENT BOARD TRIM, BEHR: ASTRONOMICAL (N450-7).
E12	KNOX BOX.



③ LEFT ELEVATION BUILDING 6
 1/8" = 1'-0"



② RIGHT ELEVATION BUILDING 6
 1/8" = 1'-0"



① REAR ELEVATION BUILDING 6
 1/8" = 1'-0"

SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
 PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO.16)
 PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
 PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)

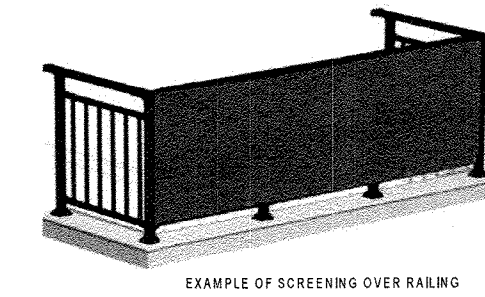
MERCANTILE STREET & BILBERRY STREET
 CASTLE ROCK, COLORADO

#	Date	Issue / Description	Int.
1	08/07/2023	SDP AMENDMENT REVISION 1	JDP
	09/22/2023	SDP AMENDMENT REVISION 1	JDP
	10/02/2023	SDP REVISION 1	JDP

Project No: GCO000003.20
 Drawn By: TLS
 Checked By: JDP
 Date: OCTOBER 4, 2023

SHEET NAME:
BLDG TYPE 6 EXTERIOR ELEVATIONS

SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO.10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)
LOCATED IN THE NORTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



4 REAR ELEVATION BUILDING 7
1/8" = 1'-0"



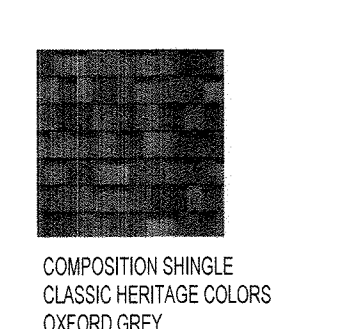
3 LEFT ELEVATION BUILDING 7
1/8" = 1'-0"



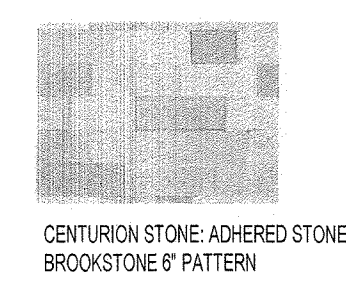
2 RIGHT ELEVATION BUILDING 7
1/8" = 1'-0"



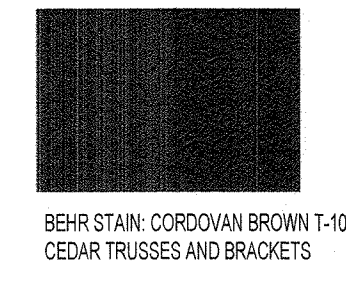
1 FRONT ELEVATION BUILDING 7
1/8" = 1'-0"



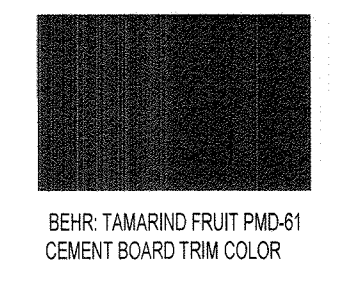
COMPOSITION SHINGLE
CLASSIC HERITAGE COLORS
OXFORD GREY



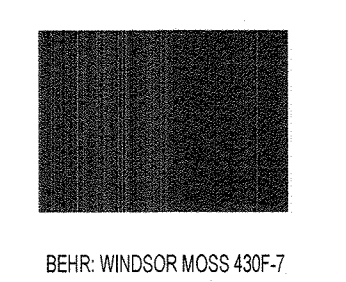
CENTURION STONE ADHERED STONE
BROOKSTONE 6 PATTERN



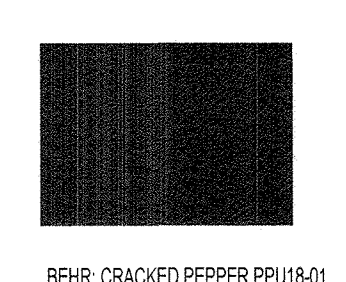
BEHR STAIN: CORDOVAN BROWN T-104
CEDAR TRUSSES AND BRACKETS



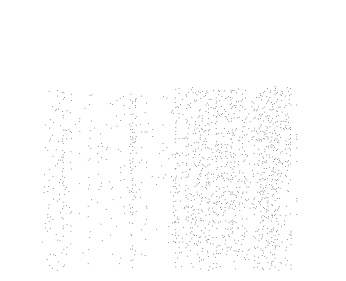
BEHR TAMARIND FRUIT PMD-61
CEMENT BOARD TRIM COLOR



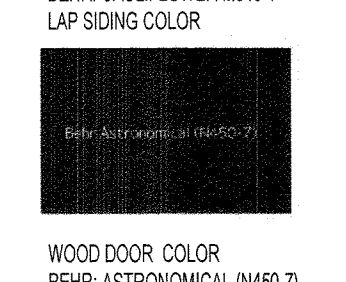
BEHR WINDSOR MOSS 430F-7
CEMENT BOARD PANEL COLOR



BEHR CRACKED PEPPER PPU18-01
BOARD AND BATTEN COLOR



BEHR CAULIFLOWER M340-1
LAP SIDING COLOR



WOOD DOOR COLOR
BEHR ASTRONOMICAL (M450-7)

KEYED ELEVATION NOTES	
E4	TIMBER ACCENTS, CEDAR TRUSSES AND BRACKETS CORDOVAN BROWN T-104.
E5	ARCHITECTURAL ASPHALT SHINGLES, CLASSIC HERITAGE COLORS OXFORD GREY.
E10	MECHANICAL LOFT, EXPOSED EDGE TO BE BEHR: CRACKED PEPPER (PPU18-01).
E11	CONDENSER UNIT MECHANICAL EQIP. COLOR IS GRAY.
E13	PRE-FINISHED BLACK METAL PICKET RAILING WITH SCREENING FABRIC ATTACHED TO BACK TO SCREEN MECHANICAL UNITS (NOT VISIBLE FROM GROUND).
E17	WOOD (BEHR TAMARIND FRUIT PMD-61) AND STEEL GATE (BEHR CRACKED PEPPER PPU18-01)
E18	CEMENT BOARD LAP SIDING WITH 7" EXPOSURE, BEHR CAULIFLOWER (M340-1)
E19	CEMENT BOARD VERTICAL BOARD AND BATTEN SIDING, BEHR CRACKED PEPPER (PPU18-01).
E20	CEMENT BOARD PANELS WITH 1X4 TRIM, BEHR WINDSOR MOSS (430F-7).
E21	CEMENT BOARD TRIM, BEHR TAMARIND FRUIT (PMD-61).
E23	STONE VENER TYPE 2 CENTURION STONE ADHERED STONE BROOKSTONE 6 PATTERN
E23	PRE-MANUFACTURED BLACK METAL CANOPY, SEE DETAIL 6/A361.
E24	PRE-FINISHED BLACK METAL PICKET RAILING.

SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO.16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)

MERCANTILE STREET & BILBERRY STREET
CASTLE ROCK, COLORADO

#	Date	Issue / Description	Init.
1	08/07/2023	SDP AMENDMENT REVISION 1	JDP
	09/22/2023	SDP AMENDMENT REVISION 1	JDP
	10/02/2023	SDP REVISION 1	JDP

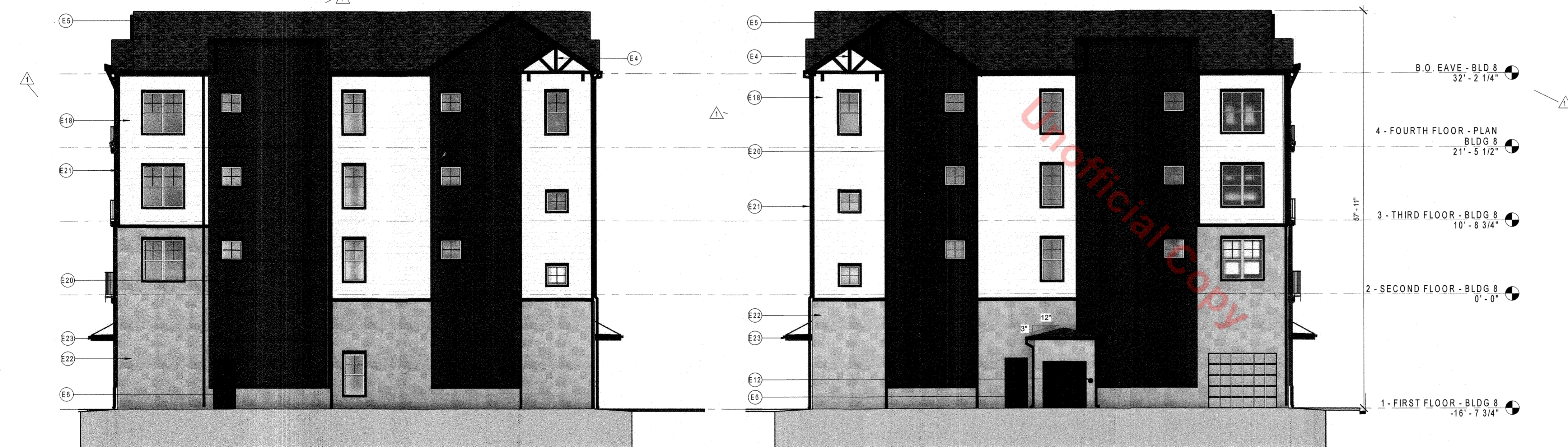
Project No: GC000003.20
Drawn By: TJS
Checked By: JDP
Date: OCTOBER 4, 2023

SHEET NAME:
BLDG TYPE 7 EXTERIOR ELEVATIONS

SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO.10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)
LOCATED IN THE NORTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



4 FRONT ELEVATION BUILDING 8
1/8" = 1'-0"

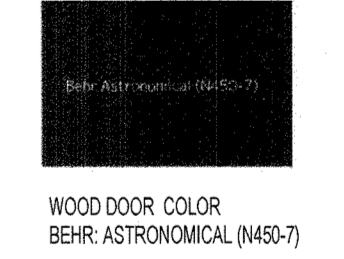
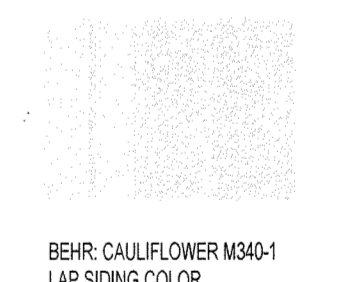
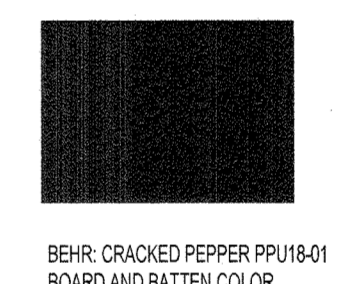
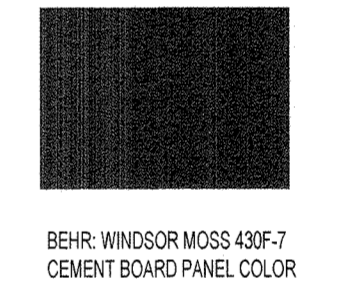
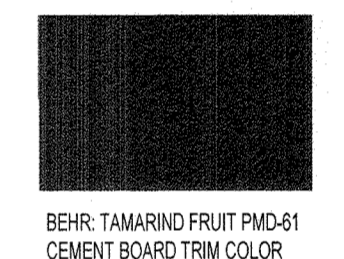
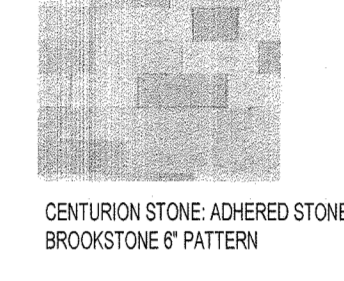
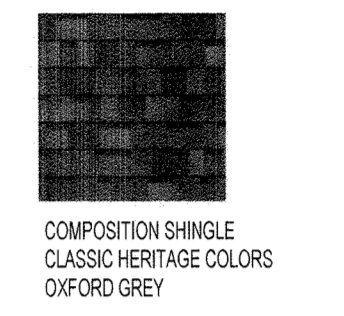


3 LEFT ELEVATION BUILDING 8
1/8" = 1'-0"

2 RIGHT ELEVATION BUILDING 8
1/8" = 1'-0"



1 REAR ELEVATION BUILDING 8
1/8" = 1'-0"



KEYED ELEVATION NOTES		
E4	TIMBER ACCENTS, CEDAR TRUSSES AND BRACKETS CORDOVAN BROWN T-104.	
E5	ARCHITECTURAL ASPHALT SHINGLES, CLASSIC HERITAGE COLORS OXFORD GREY.	
E10	MECHANICAL LOFT EXPOSED EDGE TO BE BEHR: CRACKED PEPPER (PPU18-01).	
E11	CONDENSER UNIT MECHANICAL EQUIP. COLOR IS GRAY.	
E15	PREFINISHED BLACK METAL PICKET RAILING WITH SCREENING FABRIC ATTACHED TO BACK TO SCREEN MECHANICAL UNITS (NOT VISIBLE FROM GROUND).	
E17	WOOD (BEHR: TAMARIND FRUIT PMD-61) AND STEEL GATE (BEHR: CRACKED PEPPER-PPU18-01).	
E18	CEMENT BOARD LAP SIDING WITH 7' EXPOSURE, BEHR: CAULFLOWER (M340-1).	
E19	CEMENT BOARD VERTICAL BOARD AND BATTEN SIDING, BEHR: CRACKED PEPPER (PPU18-01).	
E20	CEMENT BOARD PANELS WITH 1X4 TRIM, BEHR: WINDSOR MOSS (430F-7).	
E21	CEMENT BOARD TRIM, BEHR: TAMARIND FRUIT (PMD-61).	
E22	STONE VENTURE TYPE 2, CENTURION STONE, ADHERED STONE BROOKSTONE 6' PATTERN.	
E23	PRE-MANUFACTURED BLACK METAL CANOPY, SEE DETAIL 6/A361.	
E24	PREFINISHED BLACK METAL PICKET RAILING.	

SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO.16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)
MERCANTILE STREET & BILBERRY STREET
CASTLE ROCK, COLORADO

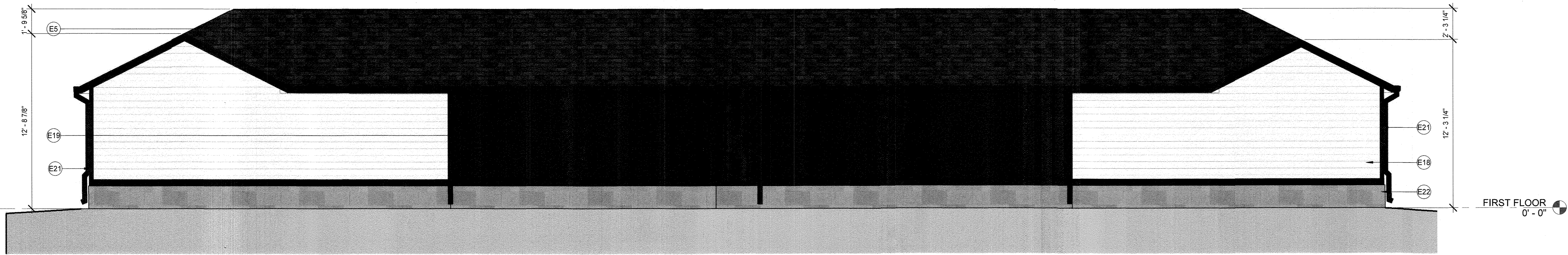
#	Date	Issue / Description	Init.
1	09/07/2023	SDP AMENDMENT REVISION 1	JDP
	09/22/2023	SDP AMENDMENT REVISION 1	JDP
	10/02/2023	SDP REVISION 1	JDP

Project No: GC000003.20
Drawn By: TJS
Checked By: JDP
Date: OCTOBER 4, 2023

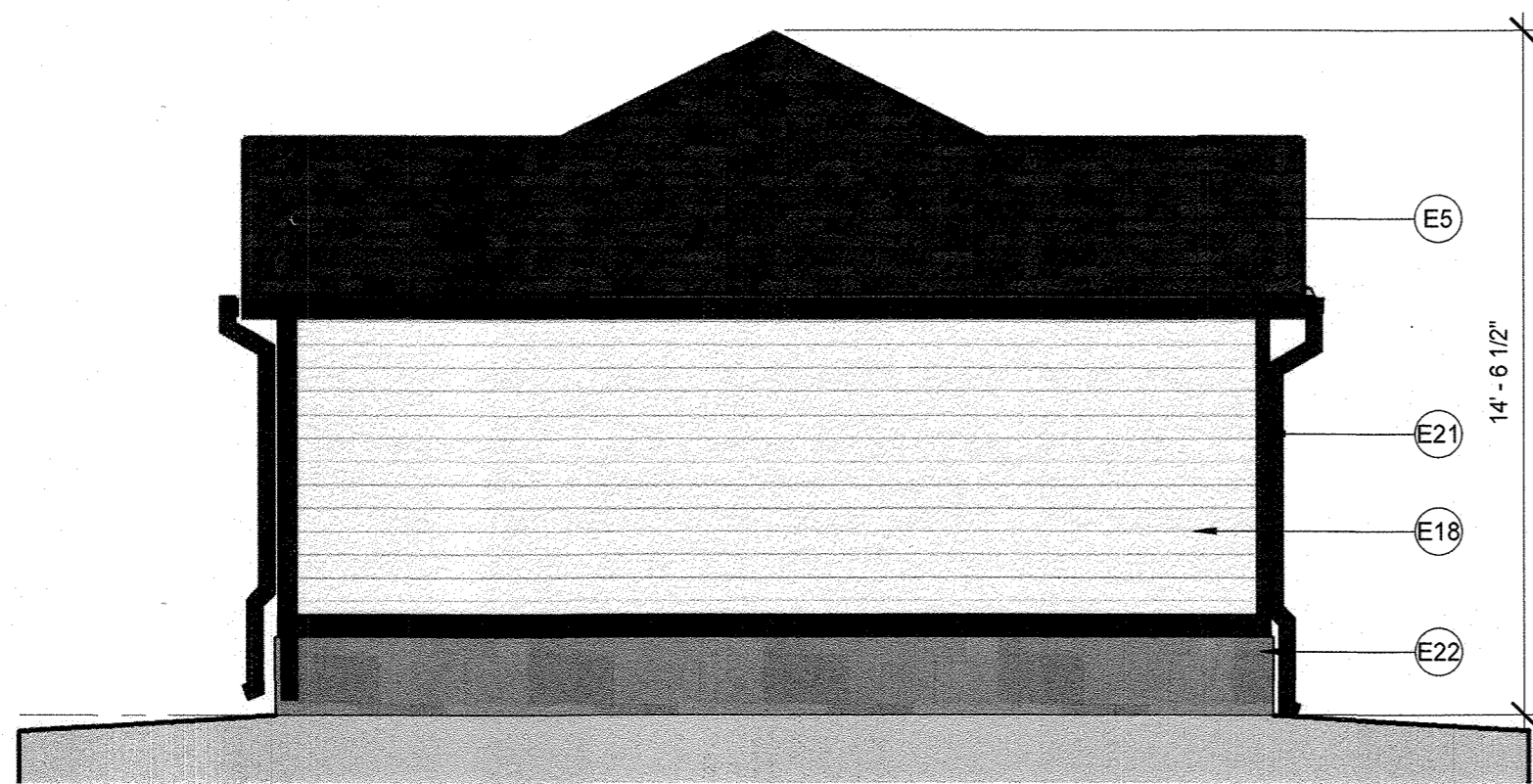
SHEET NAME:
BLDG TYPE 8 EXTERIOR ELEVATIONS

SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
 THE MEADOWS FILING 20
 PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
 PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO.10)
 PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)
 LOCATED IN THE NORTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
 PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO.16)
 PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
 PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO.12)
 MERCANTILE STREET & BILBERRY STREET
 CASTLE ROCK, COLORADO



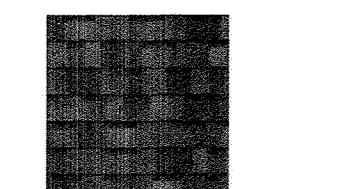
④ REAR ELEVATION GARAGE A
 1/4" = 1'-0"



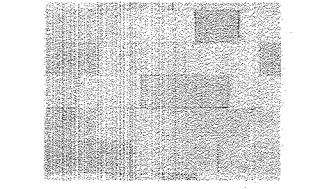
② LEFT ELEVATION GARAGE A
 1/4" = 1'-0"



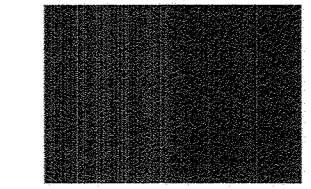
③ RIGHT ELEVATION GARAGE A
 1/4" = 1'-0"



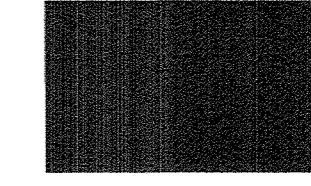
COMPOSITION SHINGLE
 CLASSIC HERITAGE COLORS
 OXFORD GREY



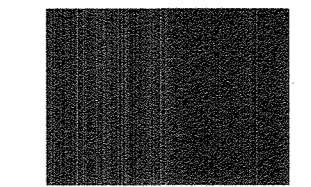
CENTURION STONE, ADHERED STONE
 BROOKSTONE 8" PATTERN



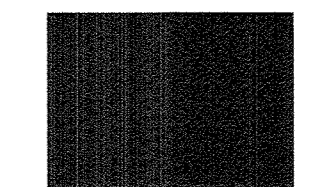
BEHR STAIN, CORDOVAN BROWN T-104
 CEDAR TRUSSES AND BRACKETS



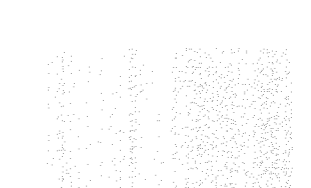
BEHR, TAMARIND FRUIT PMD-61
 CEMENT BOARD TRIM COLOR



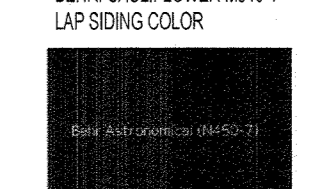
BEHR, WINDSOR MOSS 430F-7
 CEMENT BOARD PANEL COLOR



BEHR, CRACKED PEPPER PP118-01
 BOARD AND BATTEN COLOR



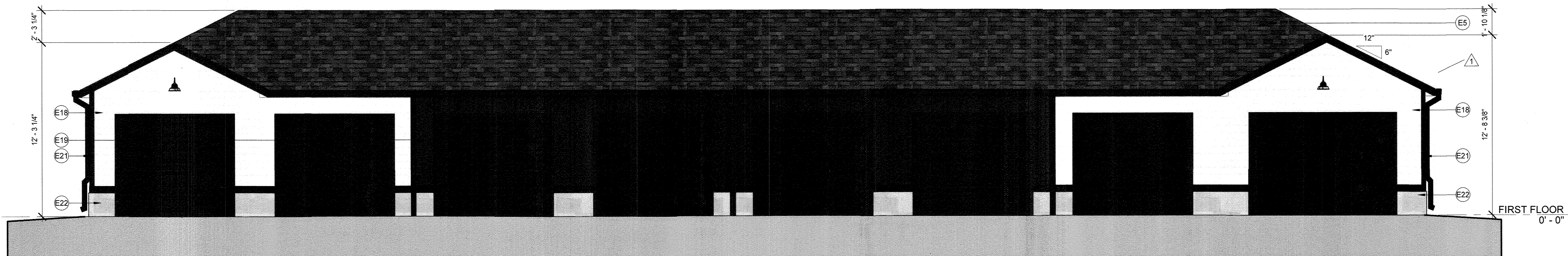
BEHR, CAULIFLOWER M340-1
 LAP SIDING COLOR



WOOD DOOR COLOR
 BEHR, ASTRONOMICAL (M450-7)

KEYED ELEVATION NOTES

E4	TIMBER ACCENTS, CEDAR TRUSSES AND BRACKETS CORDOVAN T-104.
E5	ARCHITECTURAL ASPHALT SHINGLES, CLASSIC HERITAGE COLORS OXFORD GREY.
E6	WOOD TRUSSES BEHR, ASTRONOMICAL (M450-7)
E10	MECHANICAL LOFT, EXPOSED EDGE TO BE BEHR, CRACKED PEPPER (PP118-01).
E11	CONDENSER UNIT MECHANICAL EQUIP. COLOR IS GRAY.
E12	ROOF EAVE
E15	PRE-FINISHED BLACK METAL PICKET RAILING, WITH SCREENING FABRIC ATTACHED TO BACK TO SCREEN MECHANICAL UNITS (NOT VISIBLE FROM GROUND).
E17	WOOD (BEHR, TAMARIND FRUIT PMD-61) AND STEEL GATE (BEHR, CRACKED PEPPER-PP118-01)
E18	CEMENT BOARD LAP SIDING WITH 7" EXPOSURE, BEHR, CAULIFLOWER (M340-1)
E19	CEMENT BOARD VERTICAL BOARD AND BATTEN SIDING, BEHR, CRACKED PEPPER (PP118-01).
E20	CEMENT BOARD PANELS WITH 1X4 TRIM, BEHR, WINDSOR MOSS (430F-7)
E21	CEMENT BOARD TRIM, BEHR, TAMARIND FRUIT (PMD-61).
E22	STONE VENCE TYPE 2, CENTURION STONE, ADHERED STONE, BROOKSTONE 8" PATTERN
E23	PRE-MANUFACTURED BLACK METAL CANOPY, SEE DETAIL 6/A361.
E24	PRE-FINISHED BLACK METAL PICKET RAILING.



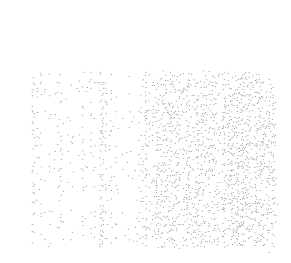
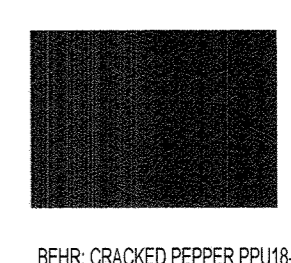
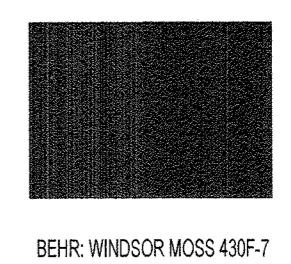
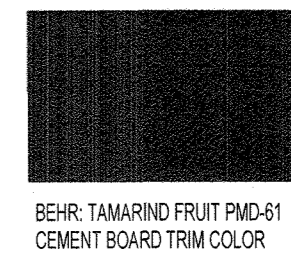
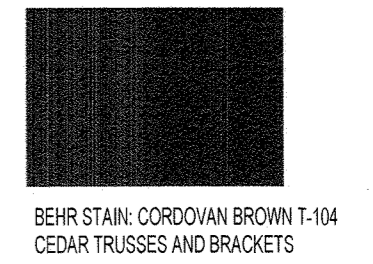
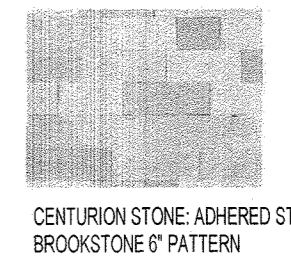
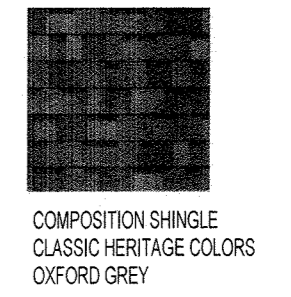
① FRONT ELEVATION GARAGE A
 1/4" = 1'-0"

#	Date	Issue / Description	Init.
1	08/07/2023	SDP AMENDMENT REVISION 1	JDP
	09/22/2023	SDP AMENDMENT REVISION 1	JDP
	10/02/2023	SDP REVISION 1	JDP

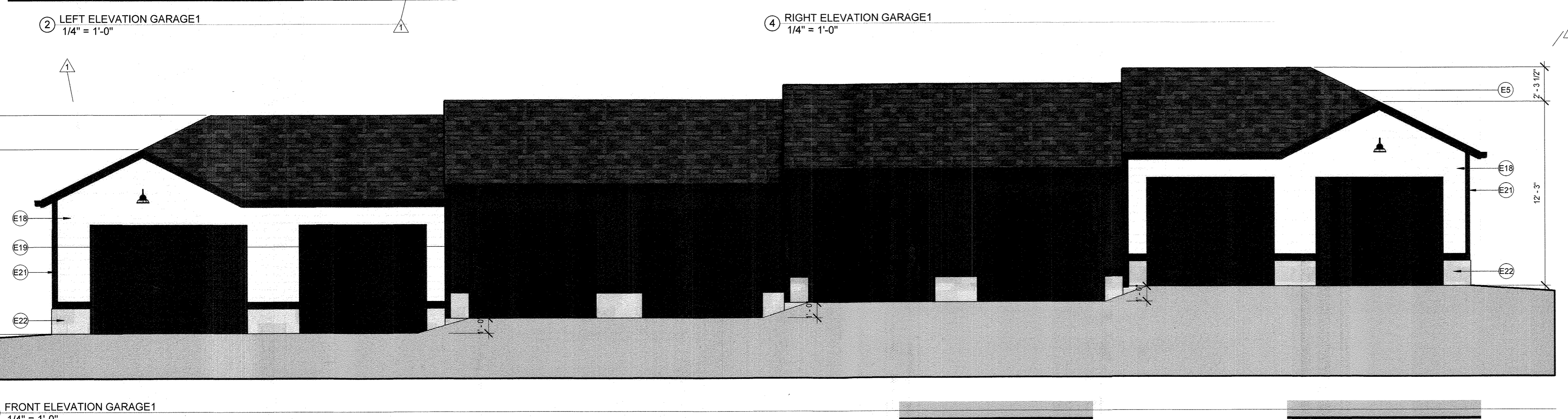
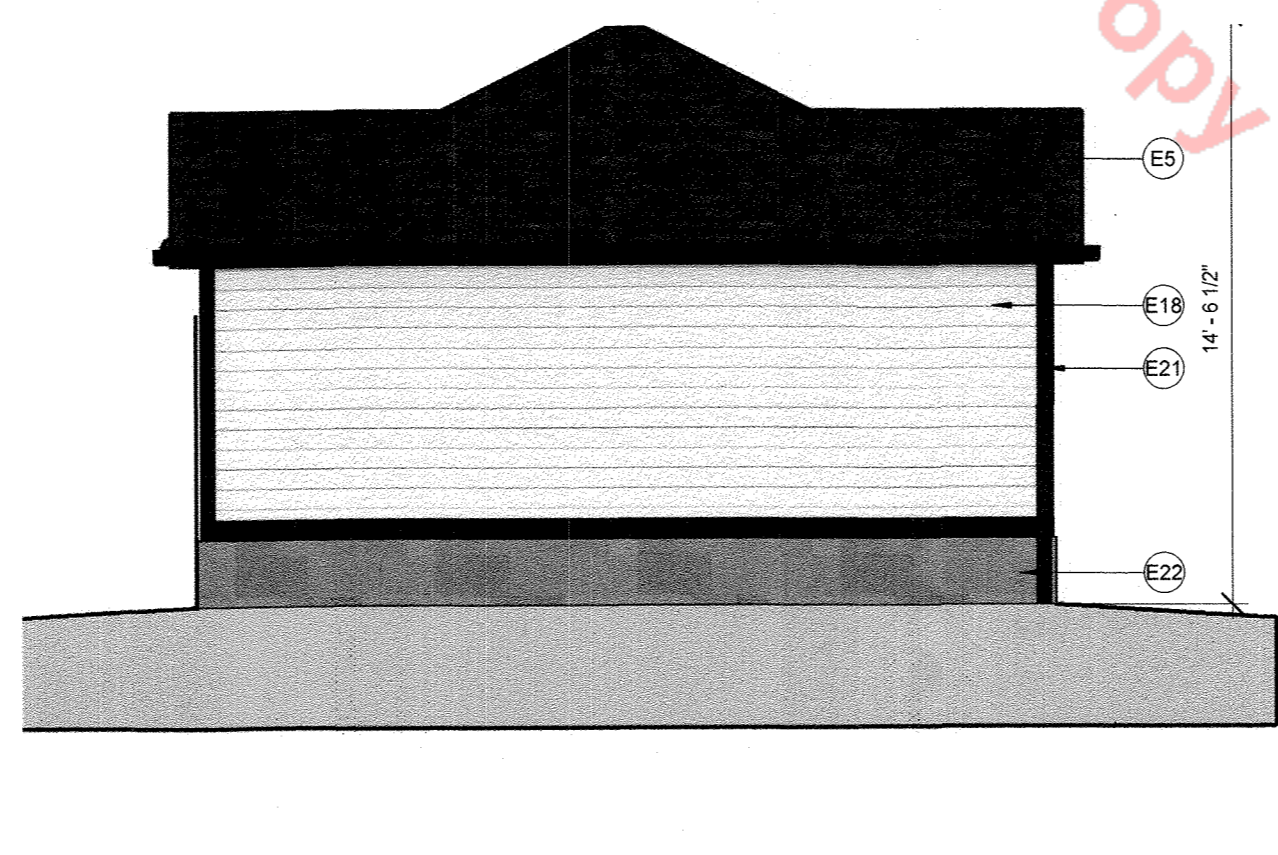
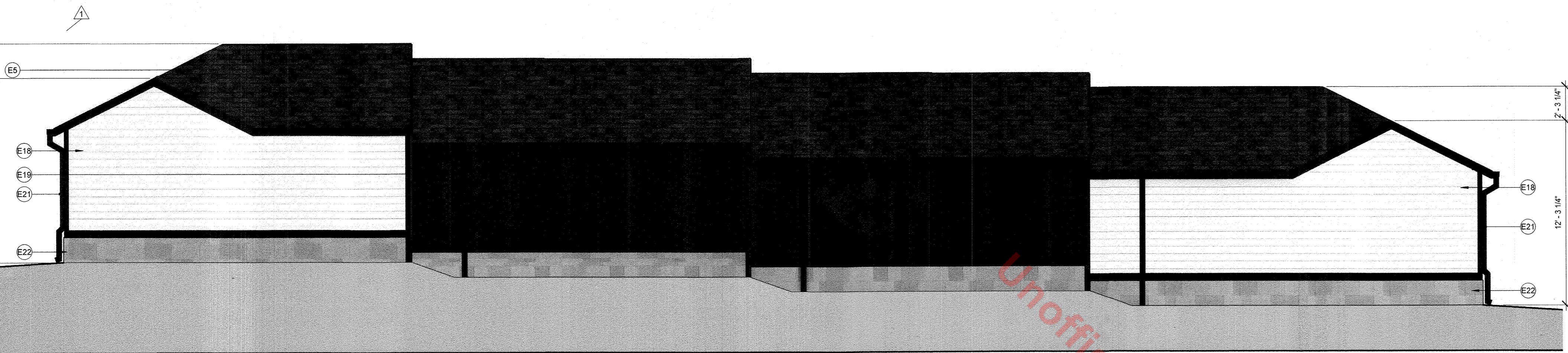
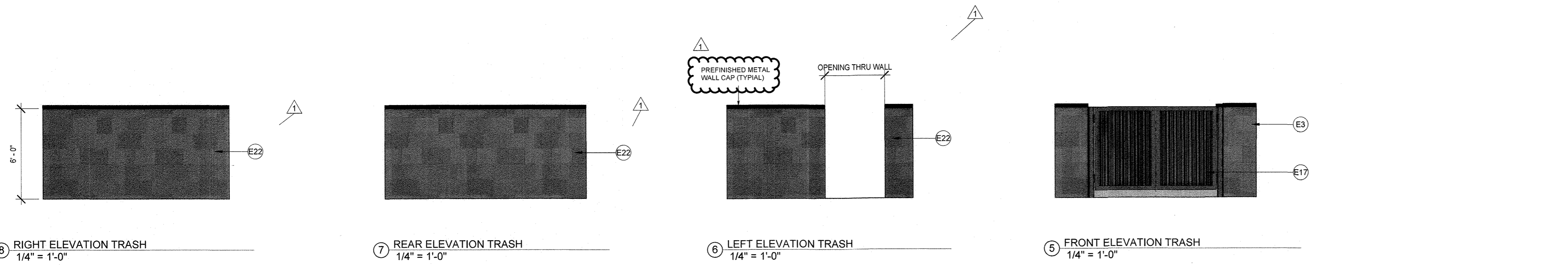
Project No: GC000003.20
 Drawn By: TJS
 Checked By: JDP
 Date: OCTOBER 4, 2023

SHEET NAME:
 GARAGE 1 EXTERIOR ELEVATIONS

SITE DEVELOPMENT PLAN, AMENDMENT NO. 1
THE MEADOWS FILING 20
PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO. 12)
 LOCATED IN THE NORTHEAST ONE QUARTER OF SECTION 33, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



SITE DEVELOPMENT PLAN AMENDMENT NO. 1 - THE MEADOWS FILING 20
 PARCEL 1 (LOT 2A-1A, BLOCK 3, PHASE 1 - AMENDMENT NO. 16)
 PARCEL 2 (LOT 1A-2, BLOCK 3, PHASE 1 - AMENDMENT NO. 10)
 PARCEL 3 (LOT 1B-1, BLOCK 2, PHASE 1 - AMENDMENT NO. 12)
 MERCANTILE STREET & BILBERRY STREET
 CASTLE ROCK, COLORADO



KEYED ELEVATION NOTES

E4	TIMBER ACCENTS, CEDAR TRUSSES AND BRACKETS CORDOVAN BROWN T-104.
E5	ARCHITECTURAL ASPHALT SHINGLES, CLASSIC HERITAGE COLORS OXFORD GREY.
E6	WOOD DOORS BEHR ASTRONOMIC (M450-7)
E10	MECHANICAL LOFT, EXPOSED EDGE TO BE BEHR: CRACKED PEPPER (PPU18-01).
E11	CONDENSER UNIT MECHANICAL EDGE COLOR IS GRAY.
E12	WOOD SIDING
E15	PREFINISHED BLACK METAL PICKET RAILING, WITH SCREENING FABRIC ATTACHED TO BACK TO SCREEN MECHANICAL UNITS (NOT VISIBLE FROM GROUND).
E17	WOOD (BEHR TAMARIND FRUIT PMD-61) AND STEEL GATE (BEHR: CRACKED PEPPER-PPU18-01)
E18	CEMENT BOARD LAP SIDING WITH 2" EXPOSURE, BEHR: CALLIFLOWER (M340-1)
E19	CEMENT BOARD VERTICAL BOARD AND BATTEN SIDING, BEHR: CRACKED PEPPER (PPU18-01).
E20	CEMENT BOARD PANELS WITH 1X4 TRIM, BEHR: WINDSOR MOSS (430F-7).
E21	CEMENT BOARD TRIM, BEHR: TAMARIND FRUIT (PMD-61).
E22	STONE VENTS FOR EXTERIOR STONE ADHERED STONE BROOKSTONE 6" PATTERN
E23	PRE-MANUFACTURED BLACK METAL CANOPY, SEE DETAIL 6/A361.
E24	PREFINISHED BLACK METAL PICKET RAILING.

#	Date	Issue / Description	Int.
1	08/07/2023	SDP AMENDMENT REVISION 1	JDP
	09/22/2023	SDP AMENDMENT REVISION 1	JDP
	10/02/2023	SDP REVISION 1	JDP

Project No: GC0000003.00
 Drawn By: TLS
 Checked By: JDP
 Date: OCTOBER 4, 2023

SHEET NAME:
GARAGE 2 & TRASH
ENCLOSURE ELEVATIONS