

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2, SITE DEVELOPMENT PLAN

A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 15
 TOWNSHIP 8 SOUTH, RANGE 67 WEST, OF THE 6TH PRINCIPAL MERIDIAN
 TOWN OF CASTLE ROCK, COLORADO
 COUNTY OF DOUGLAS, STATE OF COLORADO

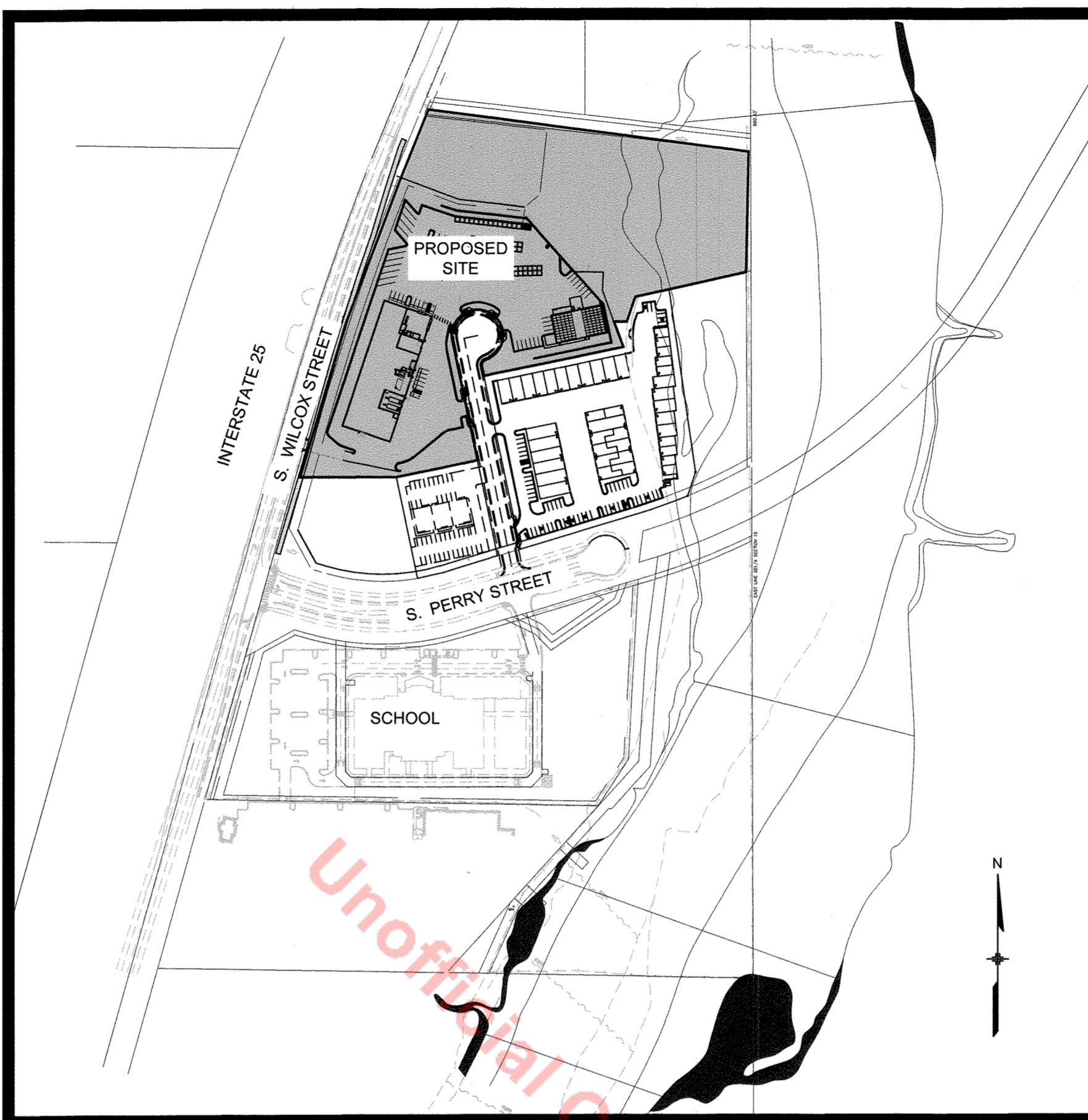


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LEGAL DESCRIPTION

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2, ACCORDING TO THE
 RECORDED PLAT THEREOF, COUNTY OF DOUGLAS, STATE OF COLORADO.

ZONING COMPARISON						
ZONING	BURT AT CASTLE ROCK PD					
USE AREA	INTEGRATED BUSINESS (IB)					
	REQUIREMENT	PROVIDED / GSF				
BUILDING		A	B	C	D	E
BUILDING SQUARE FOOTAGE		29,468 SF / 86,649 GSF	1,600 SF	2,000 SF	3,000 SF	6,540 SF
BUILDING SQUARE FOOTAGE TOTAL		42,608 SF / 99,789 GSF				
PERMITTED USES	AS PER SECTION 3.2c OF THE AMENDED PD ZONING REGULATIONS	3% (2,970) RETAIL / OFFICE 97% MINI-WAREHOUSE (790 UNITS)	100% MINI-WAREHOUSE (16 UNITS)	100% MINI-WAREHOUSE (20 UNITS)	100% MINI-WAREHOUSE (30 UNITS)	100% WAREHOUSE
MINIMUM LOT SIZE	N/A	377,194 SF				
MAXIMUM BUILDING COVERAGE	40%	11%				
MAXIMUM FLOOR AREA RATIO	0.40	0.26				
MINIMUM FRONT YARD SETBACK	15-FEET	49.66	> 15	> 15	> 15	106.27
MINIMUM REAR YARD SETBACK	15-FEET	254.44	35.75	75.81	125.51	18.42
MINIMUM SIDE YARD SETBACK	15-FEET	57.12	> 15	> 15	> 15	35.84
MINIMUM SIDE TO STREET SETBACK	15-FEET	56.20	141.83	196.67	209.96	NA
MAXIMUM BUILDING HEIGHT	40-FEET	40	11	11	11	37
MINIMUM PARKING SPACES (SP)	TOTAL REQUIRED SP = 31	TOTAL PROVIDED SP = 33				
	3 SP PER 1000 SF OF RETAIL / OFFICE + 1 SP PER COMPANY VEHICLE + 1 SP PER 100 UNITS OF MINI-WAREHOUSE	2,970 SF / 1,000 x 3 = 9 SP 6 COMPANY VEHICLES = 6 SP 856 UNITS / 100 = 9 SP				6,540 SF / 1,000 x 1 = 7 SP
	1 SP PER 1,000 GFA OF WAREHOUSE					
MINIMUM ADA PARKING SPACES	PER MUNI. CODE 2 ADA SPACES REQUIRED FOR 26 TO 50 TOTAL LOT SPACES	PROVIDED = 3 TOTAL LOT SPACES = 33				
SITE UTILIZATION						
	SF	% OF TOTAL				
BUILDING COVERAGE	42,608	11.3				
PARKING COVERAGE	76,217	20.2				
STREET COVERAGE	0	0.0				
LANDSCAPE / OPEN SPACE COVERAGE	61,289	16.2				
OTHER COVERAGE: DETENTION	155,479	41.2				
OTHER COVERAGE: PAVED AREA (NOT STREET OR PARKING)	41,325	11.1				
TOTAL SITE AREA	377,194 SF	100%				



SURVEYOR'S CERTIFICATE

I, DAVID V. HOSTETTLER 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 AMENDMENT WAS MADE UNDER MY SUPERVISION AND THE MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THIS SITE DEVELOPMENT PLAN AMENDMENT ACCURATELY REPRESENTS THAT SURVEY.

David V. Hostetler
 COLORADO PROFESSIONAL LAND SURVEYOR NO. 20681

02-28-19
 DATE

CIVIL ENGINEER'S STATEMENT

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

David R. Kline
 COLORADO REGISTERED PROFESSIONAL ENGINEER NO. 24520

2/27/19
 DATE

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 1:08 PM ON THE 21st DAY OF May, 2019 AT

RECEPTION NO. 2019027925
 DOUGLAS COUNTY CLERK AND RECORDER
 BY: *Chloe Blegen*
 DEPUTY



SHEET INDEX

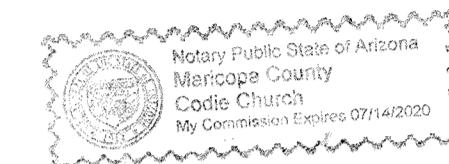
- TITLE SHEET
- GENERAL NOTES
- SITE PLAN
- OVERALL UTILITY PLAN
- OVERALL GRADING PLAN
- LANDSCAPE PLAN
- BUILDING A - ELEVATIONS
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- BUILDING B & C - ELEVATIONS
- BUILDING E - ELEVATIONS
- GENERAL LIGHTING PLAN
- GENERAL LIGHTING DETAILS

OWNERSHIP 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.
 AMERCO REAL ESTATE COMPANY, A NEVADA CORPORATION
 BY: *Matthew Blasco*
 SIGNED THIS 19 DAY OF MARCH, 2019

NOTARY BLOCK

SUBSCRIBED AND SWORN TO BEFORE ME THIS 19 DAY OF MARCH, 2019
 BY: *Matthew Blasco* AS PRESIDENT OF AMERCO REAL ESTATE COMPANY
 WITNESS MY HAND AND OFFICIAL SEAL.
Calvin
 NOTARY PUBLIC
 MY COMMISSION EXPIRES: 7-14-20



DEVELOPER / PROPERTY OWNER

AMERCO REAL ESTATE
 COU-HAUL CONSTRUCTION DEPT.
 DAVID POLLOCK, PRINCIPAL PLANNER
 2727 N. CENTRAL AVENUE 9N,
 PHOENIX, AZ 85004
 602-263-6502 EXT. 615126

TITLE CERTIFICATION

I, *Kelley Norris*, AN AUTHORIZED REPRESENTATIVE OF *First American Title Ins.* A TITLE INSURANCE COMPANY LICENSED TO DO BUSINESS IN THE STATE OF COLORADO, HAVE 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 LIENHOLDER SUBORDINATION CERTIFICATE.

ENGINEER

MATRIX DESIGN GROUP
 DAVID R. KLINE, P.E., P.T.O.E.
 1601 BLAKE STREET, SUITE 200
 DENVER, CO 80202

Kelley Norris
 AUTHORIZED REPRESENTATIVE
First American Title

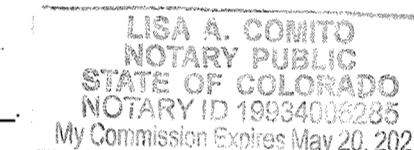
TITLE COMPANY
 SIGNED THIS 3 DAY OF April, 2019

LANDSCAPE DESIGN

MATRIX DESIGN GROUP
 IAN ANDERSON
 1601 BLAKE STREET, SUITE 200
 DENVER, CO 80202

SUBSCRIBED AND SWORN TO BEFORE ME THIS 3 DAY OF April, 2019 BY
Kelley Norris AS AUTHORIZED REPRESENTATIVE

OF *First American Title*
 WITNESS MY HAND AND OFFICIAL SEAL.
Lisa A. Coritto
 NOTARY PUBLIC



MY COMMISSION EXPIRES: 5-20-2021

LAND SURVEYOR

LDC, INC.
 DAVID V. HOSTETTLER
 3898 MAIZELAND ROAD
 COLORADO SPRINGS, CO 80909

ARCHITECT

AMERCO REAL ESTATE
 COU-HAUL CONSTRUCTION DEPT.
 DAVID POLLOCK, PRINCIPAL PLANNER
 2727 N. CENTRAL AVENUE 9N,
 PHOENIX, AZ 85004
 602-263-6502 EXT. 615126

WATER RIGHTS DEDICATION AGREEMENT

THE PROVISION OF MUNICIPAL WATER TO THIS SUBDIVISION IS SUBJECT TO THE TERMS AND CONDITIONS OF THE BURT AT CASTLE ROCK ANNEXATION AGREEMENT AND DEVELOPMENT AGREEMENT, RECORDED ON THE 7 DAY OF JULY, 2014 AT RECEPTION NO. 2004070068 AND ACCORDINGLY 2.67 SFE ARE DEBITED FROM THE WATER BANK.

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 17 DAY OF April, 2019.

Bill Detweiler
 DIRECTOR OF DEVELOPMENT SERVICES

PROJECT BENCHMARK

A 3/4" STAINLESS STEEL ROD SET INSIDE NGS LOGO RANGE BOX SET FLUSH WITH SURFACE NAVD88
 6221.48 USING A SCALE FACTOR OF 1.0003466244.

PROJECT BASIS OF BEARING

BEARINGS ARE BASED ON A LINE FROM THE SOUTHEAST CORNER OF SECTION 15, TOWNSHIP 8 SOUTH, RANGE 67 WEST, AS SHOWN ON THE ALTA SURVEY DATED 09/03/14 BY LAND DEVELOPMENT CONSULTANTS LLC.

PROJECT NO. SDP16-0043

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2

SITE DEVELOPMENT PLAN

TITLE SHEET

No.	DATE	DESCRIPTION REVISIONS	BY
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CTB FILE:			
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THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE.			

SHEET KEY

PREPARED BY:
Matrix
 DESIGN GROUP
 AN EMPLOYEE-OWNED COMPANY

SEAL

 FOR AND ON BEHALF OF
 MATRIX DESIGN GROUP, INC.
 PROJECT No. 16.893.001

DRAWN BY:	ACR	SCALE:	DATE ISSUED:	FEBRUARY 2019	DRAWING No.:
CHECKED BY:	DRK	HORIZ. NA	SHEET	1 OF 13	TS01

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



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SITE DEVELOPMENT PLAN GENERAL NOTES

- 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.
- PURSUANT TO SECTION 4.3E AND 8.2.3A OF 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.
- THE LANDSCAPE AND IRRIGATION PLANS CONTAINED IN THE SITE DEVELOPMENT PLAN ARE CONCEPTUAL ONLY AND SUBJECT TO CHANGE WITH REVIEW OF THE CONSTRUCTION DOCUMENTS.
- 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.
- 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.
- APPROVAL OF THIS CONCEPTUAL 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.
- NO SOLID OBJECT (EXCLUDING FIRE HYDRANTS, TRAFFIC CONTROL DEVICES AND TRAFFIC SIGNS) EXCEEDING THIRTY (30) INCHES IN HEIGHT ABOVE THE FLOWLINE 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.
- ALL UTILITY, DRAINAGE, EMERGENCY ACCESS, SIGHT DISTANCE AND PUBLIC ACCESS/TRAIL EASEMENTS AS SHOWN ON THE SITE DEVELOPMENT PLAN SHALL BE GRANTED TO THE TOWN OF CASTLE ROCK WITH THE PLAT.
- THIS SITE IS ZONED BURT AT CASTLE ROCK PLANNED DEVELOPMENT.
- 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 THE PROPERTY OWNERS, OR OTHER PROPERTY MANAGEMENT ENTITY.
- UNLESS OTHERWISE NOTED, ALL LOTS SHALL 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 FACILITIES INCLUDING, BUT NOT LIMITED TO STREET LIGHTS, ELECTRIC LINES, GAS LINES, CABLE TELEVISION LINES, FIBER OPTIC LINES AND TELEPHONE LINES, AS WELL AS PERPETUAL RIGHT FOR INGRESS AND EGRESS FOR INSTALLATION, MAINTENANCE AND REPLACEMENT OF SUCH LINES.
- RETAINING WALLS, SECTIONS OF RETAINING WALLS 4-FEET IN HEIGHT OR HIGHER OR TIERED WALLS MUST BE DESIGNED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF COLORADO AND MUST RECEIVE A BUILDING PERMIT FROM THE TOWN OF CASTLE ROCK PRIOR TO THE ISSUANCE OF THE PUBLIC WORKS PERMIT.
- A SIGN PERMIT FOR EACH SIGN MUST BE OBTAINED FROM THE TOWN OF CASTLE ROCK BUILDING 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.
- A PORTION OF THE EASTERN EMBANKMENT BACKSLOPE OF THIS PROJECT'S DETENTION POND IS LOCATED IN THE 100-YEAR FLOODPLAIN. A FLOODPLAIN DEVELOPMENT PERMIT HAS BEEN APPROVED THROUGH THE 2016 BURT AT CASTLE ROCK PROJECT.
- THE PURPOSE AND USE OF ALL TRACTS, TO WHOM THE TRACTS WILL BE DEDICATED WITH THE PLAT AND WHO WILL BE RESPONSIBLE FOR MAINTENANCE IS SHOWN IN A TABLE ON THIS SHEET OF THE SITE DEVELOPMENT PLAN.

FIRE NOTES

- 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.
- FIRE HYDRANT(S) ARE REQUIRED TO BE INSTALLED AND MADE SERVICEABLE PRIOR TO AND DURING THE TIME OF CONSTRUCTION.
- 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.
- DEAD-END FIRE ACCESS ROADS IN EXCESS OF 150 FEET SHALL PROVIDE AN APPROVED AREA FOR TURNING AROUND FIRE APPARATUS.
- 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.
- FIRE APPARATUS ACCESS ROADS SHALL BE DESIGNED AND MAINTAINED TO SUPPORT THE IMPOSED LOADS OF FIRE APPARATUS WEIGHING AT LEAST 75,000 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.
- "NO PARKING FIRE LANE" SIGNS ARE REQUIRED IN AREAS THAT MEET THE FOLLOWING CRITERIA AND IN AREAS DESIGNATED BY THE FIRE PREVENTION BUREAU. 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 TO 32 FEET WIDE.
- IT IS THE RESPONSIBILITY OF THE PROPERTY OWNER TO MAINTAIN DRIVE LANES FOR EMERGENCY VEHICLE INGRESS AND EGRESS, INCLUDING SNOW REMOVAL.

UTILITY NOTES

- ALL PROPOSED EASEMENTS MUST BE RECORDED PRIOR TO ISSUANCE OF CONSTRUCTION PERMITS.
- THE MINIMUM SEPARATION BETWEEN WATERLINES, SANITARY SEWER AND STORM SEWER LINES IS 10 FEET.
- THE MINIMUM SEPARATION BETWEEN WATER SERVICE LINES IS 5 FEET.
- THIS SITE IS LOCATED WITHIN THE TOWN OF CASTLE ROCK TANK 4, BLUE WATER WATER PRESSURE ZONE.

Unofficial Copy

PROJECT NO. SDP16-0043

<p>REFERENCE DRAWINGS</p> <p>MDG 24x36 SDP</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 5%;">No.</th> <th style="width: 15%;">DATE</th> <th style="width: 60%;">DESCRIPTION</th> <th style="width: 20%;">BY</th> </tr> </thead> <tbody> <tr> <td colspan="4" style="text-align: center;">REVISIONS</td> </tr> <tr> <td colspan="4" style="text-align: center;">COMPUTER FILE MANAGEMENT</td> </tr> <tr> <td colspan="4">FILE NAME: R:\16.893.001 (U-Haul)\Dwg\Site Development Plan\SDP_GN02.dwg</td> </tr> <tr> <td colspan="4">CTB FILE: ----</td> </tr> <tr> <td colspan="4">PLOT DATE: February 20, 2019 4:02:32 PM</td> </tr> <tr> <td colspan="4">THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE.</td> </tr> </tbody> </table>	No.	DATE	DESCRIPTION	BY	REVISIONS				COMPUTER FILE MANAGEMENT				FILE NAME: R:\16.893.001 (U-Haul)\Dwg\Site Development Plan\SDP_GN02.dwg				CTB FILE: ----				PLOT DATE: February 20, 2019 4:02:32 PM				THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE.				<p>SHEET KEY</p>	<p>PREPARED BY:</p> <p>Matrix</p> <p>DESIGN GROUP</p> <p>AN EMPLOYEE-OWNED COMPANY</p>	<p>SEAL</p>	<p>LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2</p> <p>SITE DEVELOPMENT PLAN</p> <p>GENERAL NOTES</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 15%;">DESIGNED BY:</td> <td style="width: 10%;">ACR</td> <td style="width: 15%;">SCALE:</td> <td style="width: 15%;">DATE ISSUED:</td> <td style="width: 45%;">FEBRUARY 2019</td> </tr> <tr> <td>DRAWN BY:</td> <td>ACR</td> <td>HORIZ</td> <td>NA</td> <td>DRAWING No.</td> </tr> <tr> <td>CHECKED BY:</td> <td>DRK</td> <td>VERT</td> <td>NA</td> <td>2 OF 13</td> </tr> <tr> <td colspan="4"></td> <td style="text-align: right;">GN02</td> </tr> </table>	DESIGNED BY:	ACR	SCALE:	DATE ISSUED:	FEBRUARY 2019	DRAWN BY:	ACR	HORIZ	NA	DRAWING No.	CHECKED BY:	DRK	VERT	NA	2 OF 13					GN02
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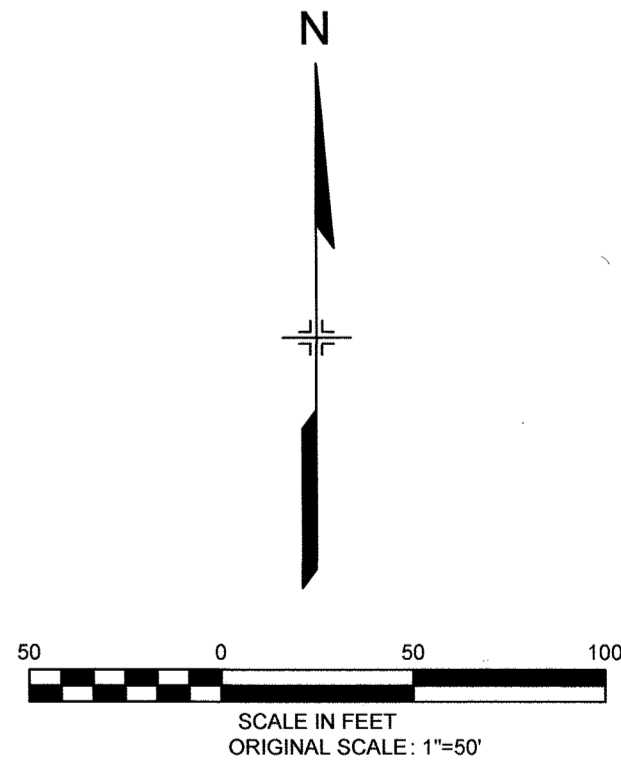
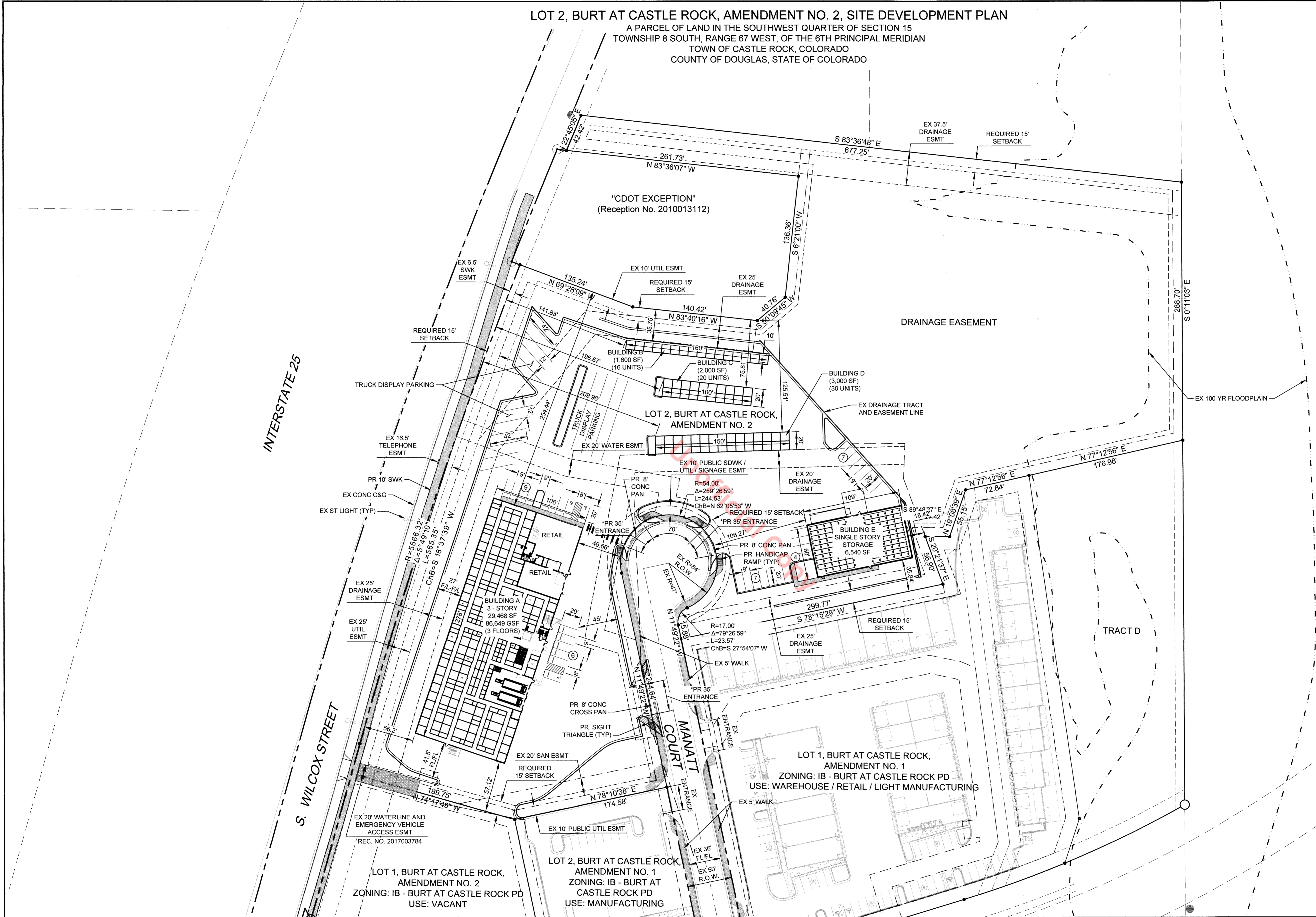
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LEGEND

- PROPERTY LINE
- RIGHT-OF-WAY LINE
- PROPOSED CURB AND GUTTER
- EXISTING CURB AND GUTTER
- EXISTING SIDEWALK
- PROPOSED INLET
- EXISTING EASEMENT
- PROPOSED EASEMENT
- PROPOSED HANDICAP PAVEMENT MARKING
- EXISTING 100-YR FLOODPLAIN
- EMERGENCY VEHICLE ACCESS

* REMOVED EXISTING CURB & GUTTER AND SIDEWALK WITHIN LIMITS OF PROPOSED ENTRANCES.



PROJECT NO. SDP16-0043

REFERENCE DRAWINGS	No.	DATE	DESCRIPTION	BY
MDG 2426 SDP				
X-893-PRG-MAP				
X-893-EX-BASE				
X-893-EX-MAP				
X-893-PR-ORIG				
X-893-EX-UTIL				

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SHEET KEY

PREPARED BY:

Matrix
DESIGN GROUP
AN EMPLOYEE-OWNED COMPANY

SEAL

FOR AND ON BEHALF OF
MATRIX DESIGN GROUP, INC.
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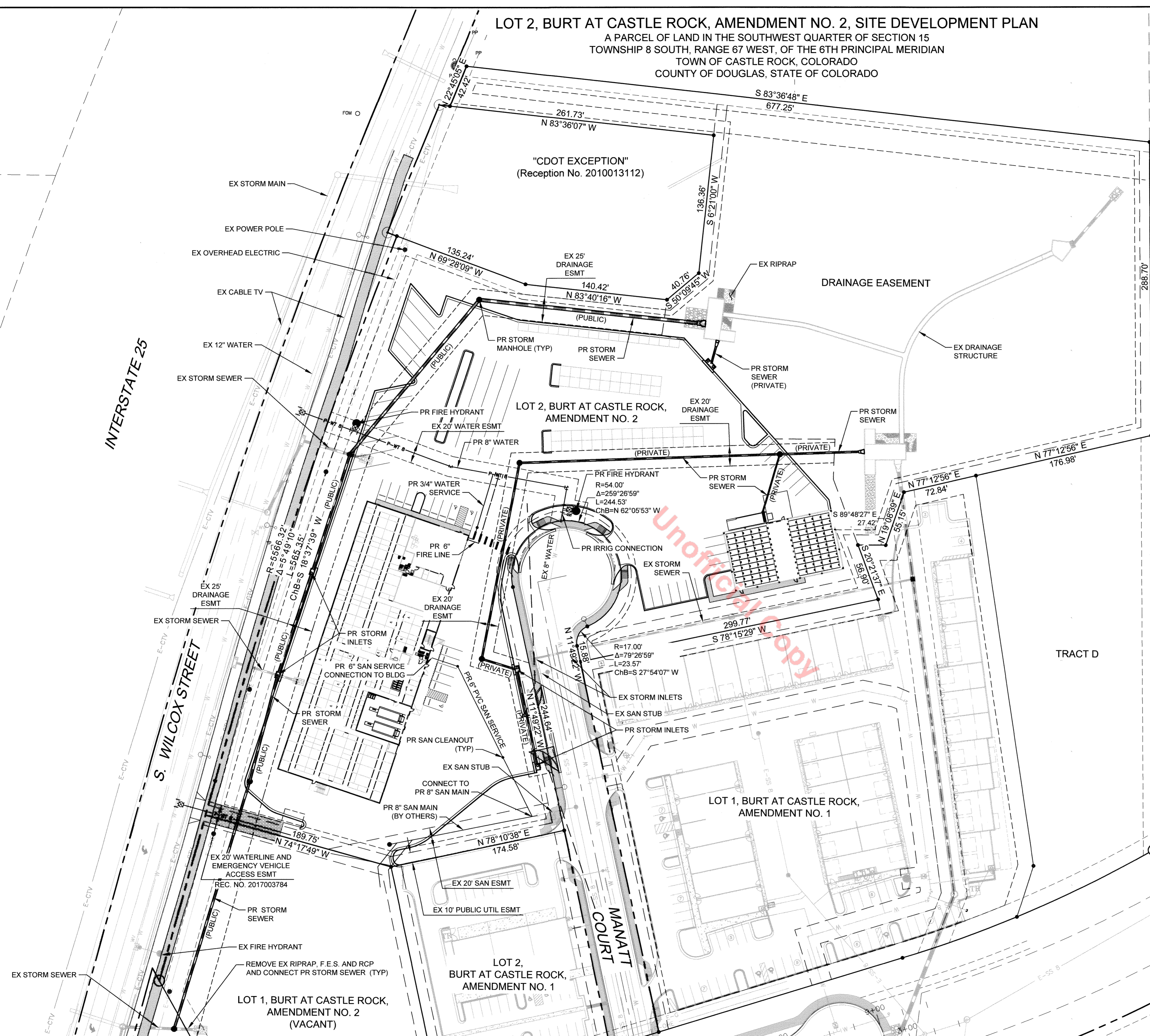
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DRAWN BY:	ACR	HORIZ:	1" = 50'	
CHECKED BY:	DRK	VERT:	NA	
			SHEET	3 OF 13
				DRAWING No. SP03



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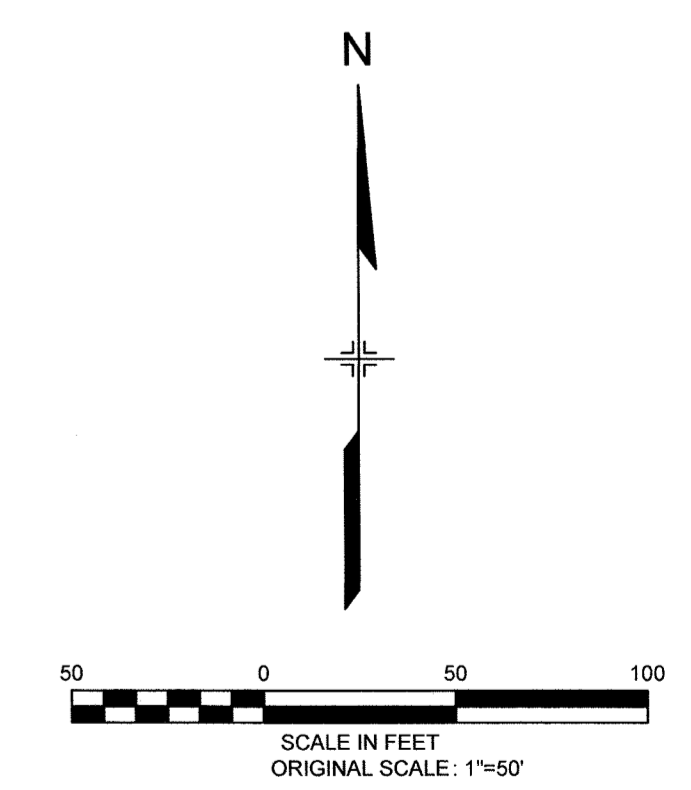


UTILITY NOTES

1. ALL PROPOSED EASEMENTS MUST BE RECORDED PRIOR TO ISSUANCE OF CONSTRUCTION PERMITS.
2. THE MINIMUM SEPARATION BETWEEN WATERLINES, SANITARY SEWER AND STORM SEWER LINES IS 10 FEET.
3. THE MINIMUM SEPARATION BETWEEN WATER SERVICE LINES IS 5 FEET.
4. THIS SITE IS LOCATED WITHIN THE TOWN OF CASTLE ROCK TANK 4, BLUE WATER WATER PRESSURE ZONE.

LEGEND

- E-SS-B — EXISTING SANITARY SEWER
- E-SS-S — EXISTING STORM SEWER
- E-OHE — EXISTING OVERHEAD ELECTRIC
- E-G — EXISTING GAS LINE
- E-CV — EXISTING TV CABLE
- W — EXISTING WATER LINE
- ⊙ EXISTING FIRE HYDRANT
- ⊕ EXISTING STORM INLET
- ⊙ EXISTING SANITARY MANHOLE
- ⊙ EXISTING LIGHT POLE
- ⊙ EXISTING POWER POLE
- ⊙ EXISTING WATER VALVE
- ⊙ EXISTING STORM MANHOLE
- ⊙ EXISTING STORM F.E.S.
- ⊙ EXISTING SANITARY CLEANOUT
- PWT — PROPOSED SANITARY
- PWT 8 — PROPOSED STORM
- PWT 8 — PROPOSED WATER
- ⊙ PROPOSED FIRE HYDRANT
- ⊕ PROPOSED STORM INLET
- ⊕ PROPOSED GATE VALVE
- ⊕ PROPOSED TEE



PROJECT NO. SDP16-0043

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2

SITE DEVELOPMENT PLAN

OVERALL UTILITY PLAN

No.	DATE	DESCRIPTION	BY
REVISIONS			
COMPUTER FILE MANAGEMENT			
FILE NAME: R:\16.893.001 (U-Haul)\Dwg\Site Development Plan\SDP_UT04.dwg			
CTB FILE: ---			
PLOT DATE: February 20, 2019 4:03:59 PM			
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE			

SHEET KEY

PREPARED BY:

FOR AND ON BEHALF OF
MATRIX DESIGN GROUP, INC.
PROJECT No. 16.893.001

SEAL

FOR AND ON BEHALF OF
MATRIX DESIGN GROUP, INC.
PROJECT No. 16.893.001

DESIGNED BY: ACR	SCALE: HORIZ 1" = 40'	DATE ISSUED: FEBRUARY 2019	DRAWING No. UT04
DRAWN BY: ACR	HORIZ 1" = 40'	SHEET 4 OF 13	
CHECKED BY: DRK	VERT. NA		

Town of Castle Rock Registered Professional Teresa Roberson
Town of Castle Rock Registration # State of Colorado License Landscape Architect # 203
Company Name MATRIX DESIGN GROUP, INC. Address 1601 BLAKE STREET, SUITE 200; DENVER, CO
Phone 303-572-0200 Email teresa_roberson@matrixdesigngroup.com Date 2-5-19



LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2, SITE DEVELOPMENT PLAN

A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 15
TOWNSHIP 8 SOUTH, RANGE 67 WEST, OF THE 6TH PRINCIPAL MERIDIAN
TOWN OF CASTLE ROCK, COLORADO
COUNTY OF DOUGLAS, STATE OF COLORADO

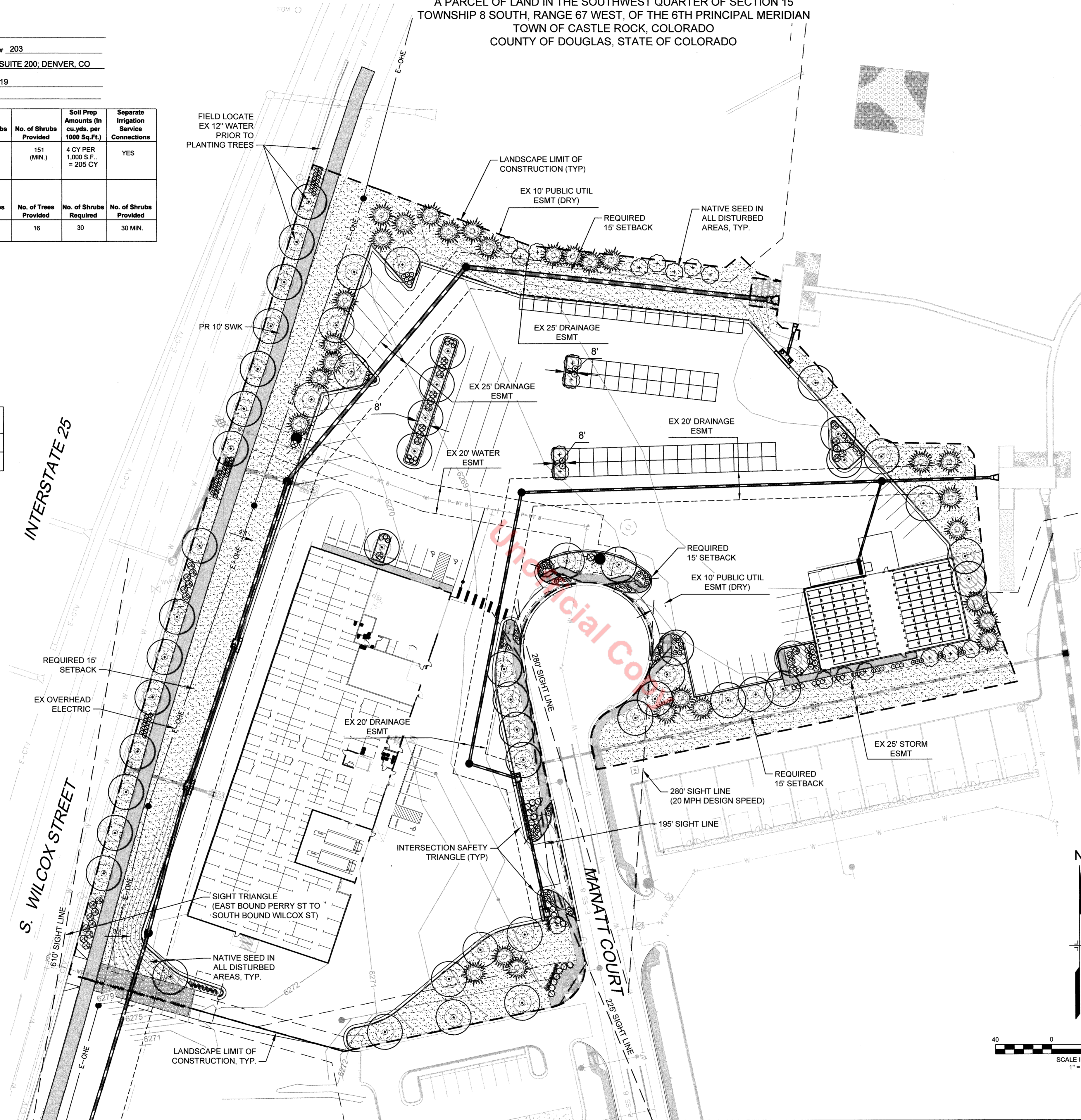
Table with 9 columns: Gross Site Area, Landscape Area in Sq.Ft., Turfgrass List Species, Nonliving Ornamental, No. of Trees Required, No. of Trees Provided, No. of Shrubs Required, No. of Shrubs Provided, Soil Prep Amounts, Separate Irrigation Service Connections.

STREETSCAPE REQUIREMENTS

Table with 6 columns: STREET, TOTAL LENGTH, REQUIRED TREES, PROVIDED TREES, REQUIRED SHRUBS, PROVIDED SHRUBS. Rows include MANATT COURT and S. WILCOX STREET.

LANDSCAPE NOTES

- 1. SQUARE FOOTAGES ARE ESTIMATED. FINAL LANDSCAPE AREA COVERAGE SHALL MEET OR EXCEED COVERAGE REPRESENTED IN THIS DRAWING...
2. QUANTITIES AND LOCATIONS OF PLANT MATERIALS ARE APPROXIMATED...
3. ALL PLANTS ARE TO BE PROPERLY HYDROZONED PER TOWN OF CASTLE ROCK PLANT LIST...
18. DEAD PLANT MATERIALS SHALL BE REMOVED AND REPLACED WITH HEALTHY PLANTING MATERIALS...



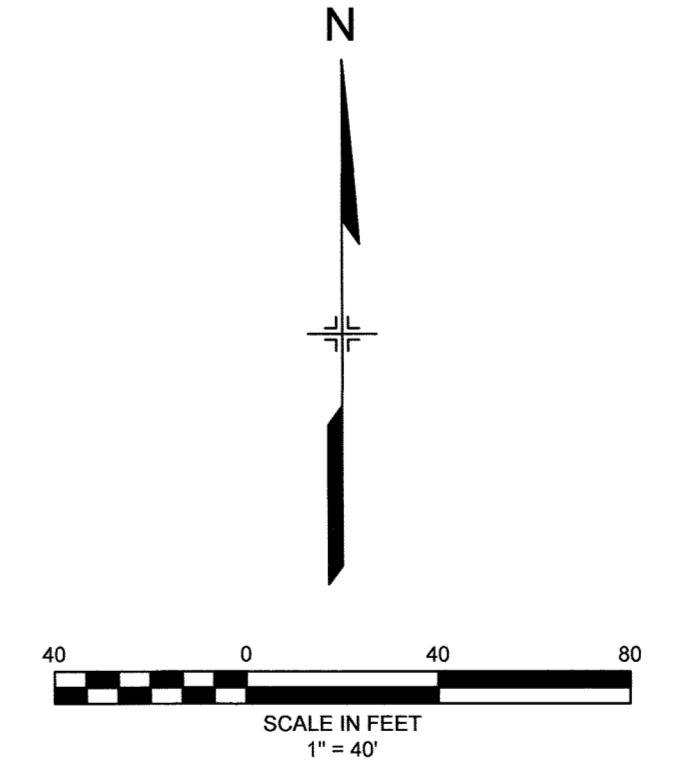
LEGEND

- LIMIT OF CONSTRUCTION
--- EXISTING STORM SEWER
--- EXISTING CONTOURS
--- EXISTING EASEMENT
--- EXISTING STORM INLET
--- EXISTING STORM MANHOLE
--- EXISTING STORM F.E.S.
--- PROPOSED INLET
--- PROPOSED CONTOURS
--- PROPOSED EASEMENT
--- LIMIT OF PARKING/DRIVES FOR LANDSCAPE REQUIREMENT CALCULATIONS

LANDSCAPE LEGEND

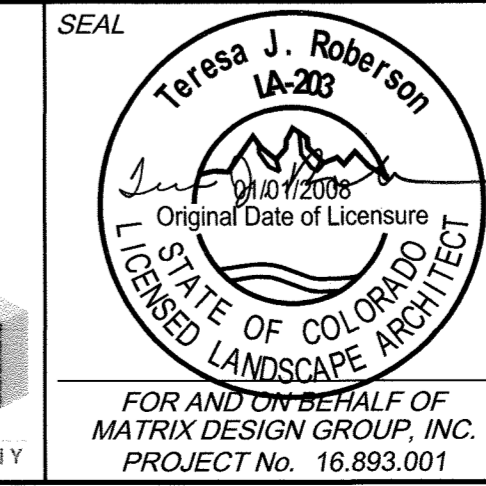
- APPROX. 5-7 YEAR DIAMETER
PROPOSED SHADE TREE (LOW HYDROZONE)
PROPOSED EVERGREEN TREE (LOW HYDROZONE)
PROPOSED ORNAMENTAL TREE (LOW HYDROZONE)
DECIDUOUS AND EVERGREEN SHRUBS AND ORNAMENTAL GRASSES
PROPOSED SHRUB PLANTING BED W/ROCK MULCH PER TOWN OF CASTLE ROCK STANDARDS
PROPOSED NATIVE GRASS SEEDING

NOTE: ALL TREES, SHRUB BEDS, AND NATIVE GRASS SEEDING SHALL BE IRRIGATED WITH A PERMANENT AUTOMATIC UNDERGROUND IRRIGATION SYSTEM.



PROJECT NO. SDP16-0043

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2
SITE DEVELOPMENT PLAN
LANDSCAPE PLAN
DESIGNED BY: TJR SCALE: HORIZ 1" = 40' DATE ISSUED: FEBRUARY 2019 DRAWING No. LS01
DRAWN BY: TJR HORIZ 1" = 40' SHEET 6 OF 13
CHECKED BY: IA VERT. NA



REFERENCE DRAWINGS table with columns No., DATE, DESCRIPTION, REVISIONS, BY. Includes computer file management information like FILE NAME: R:\16.893.001 (U-Haul)\Dwg\Site Development Plan\SDP_LS01.dwg.

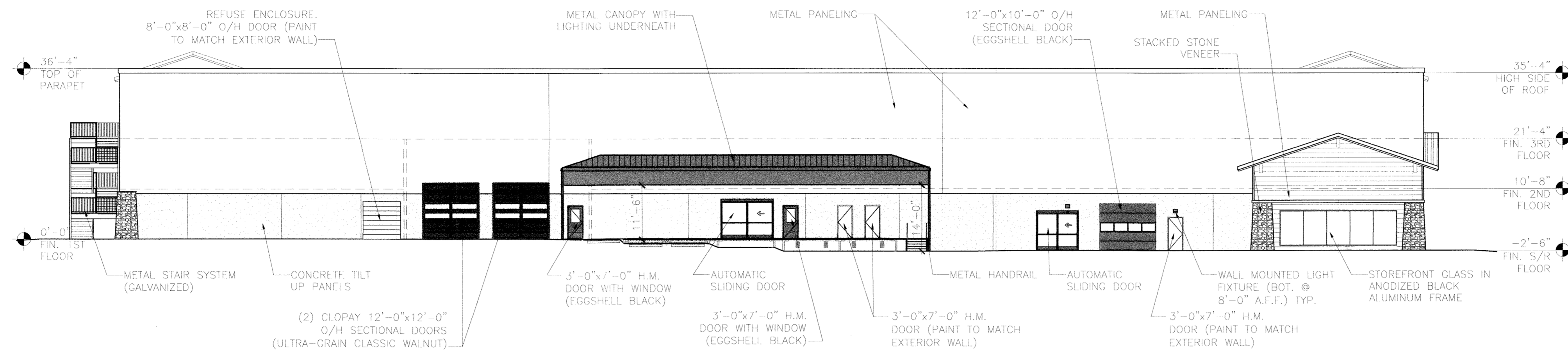
SHEET KEY table with columns No., DATE, DESCRIPTION, REVISIONS, BY.

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2, SITE DEVELOPMENT PLAN

A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 15
TOWNSHIP 8 SOUTH, RANGE 67 WEST, OF THE 6TH PRINCIPAL MERIDIAN
TOWN OF CASTLE ROCK, COLORADO
COUNTY OF DOUGLAS, STATE OF COLORADO

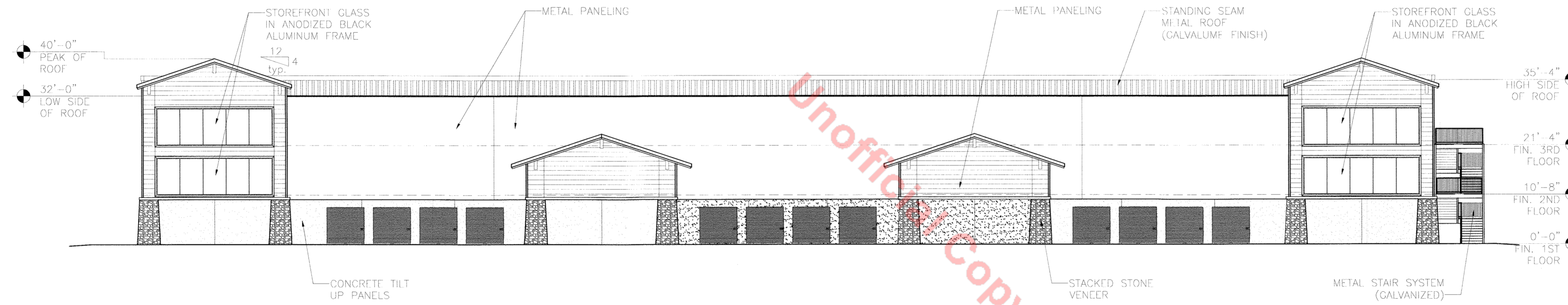


Know what's below.
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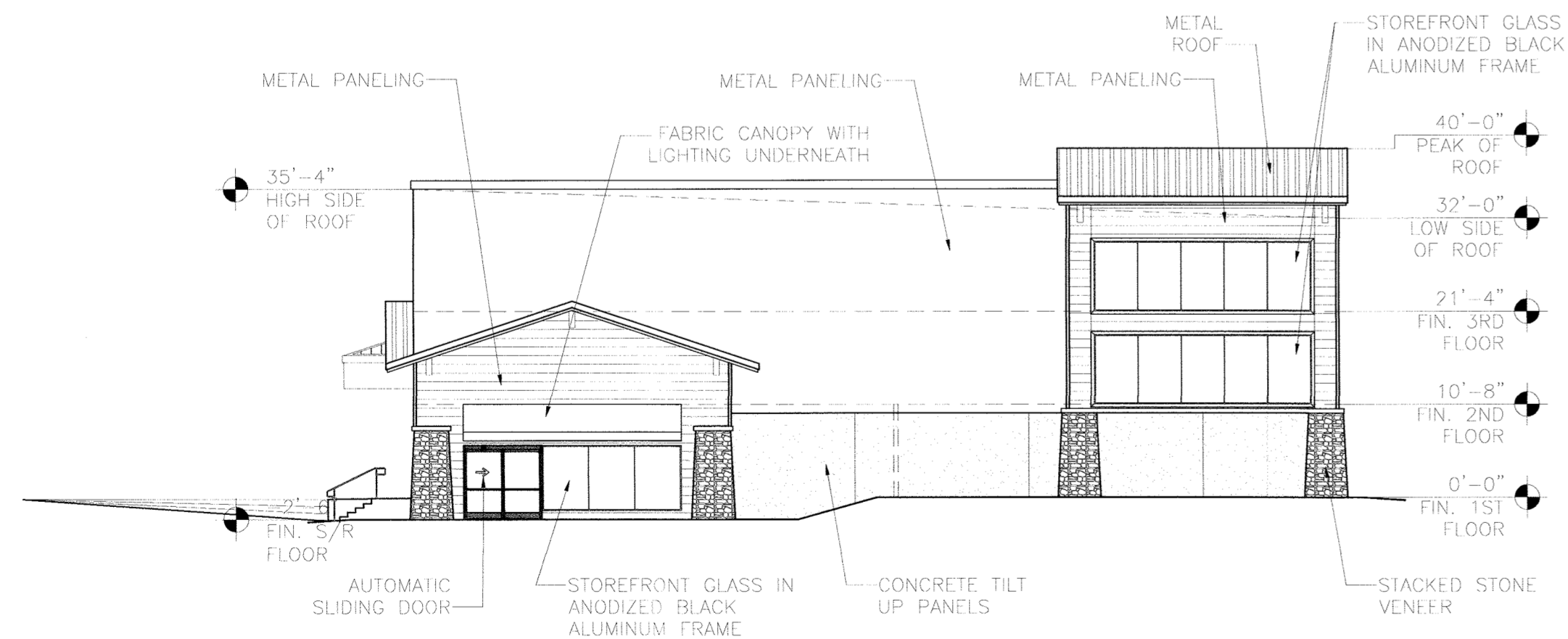
1 EAST ELEVATION

SCALE: 1/16"=1'-0"



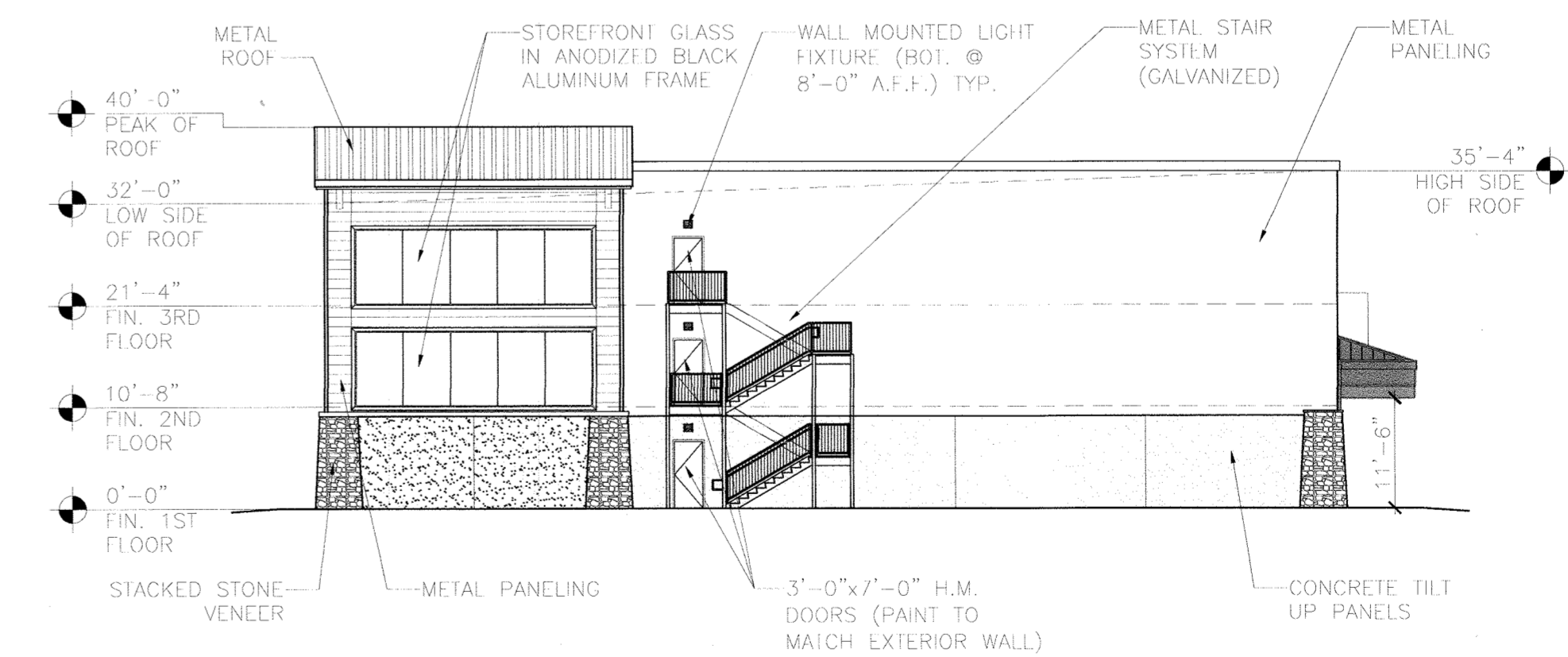
2 WEST ELEVATION

SCALE: 1/16"=1'-0"



3 NORTH ELEVATION

SCALE: 1/16"=1'-0"

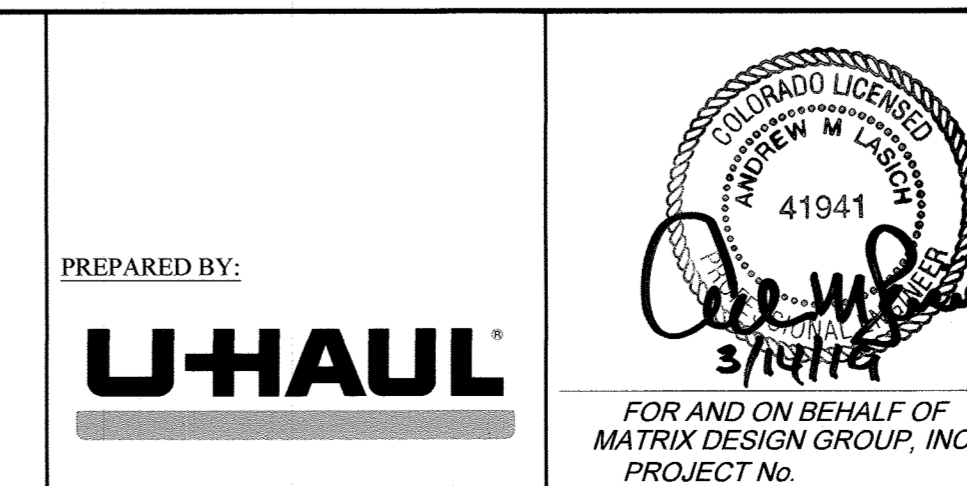
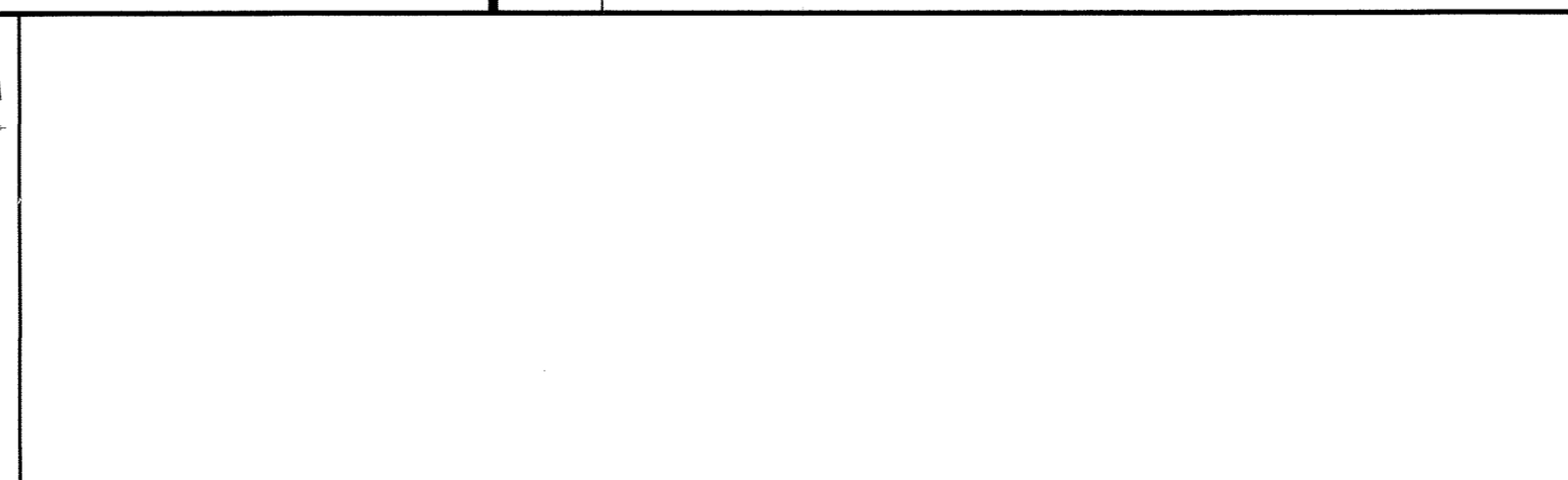
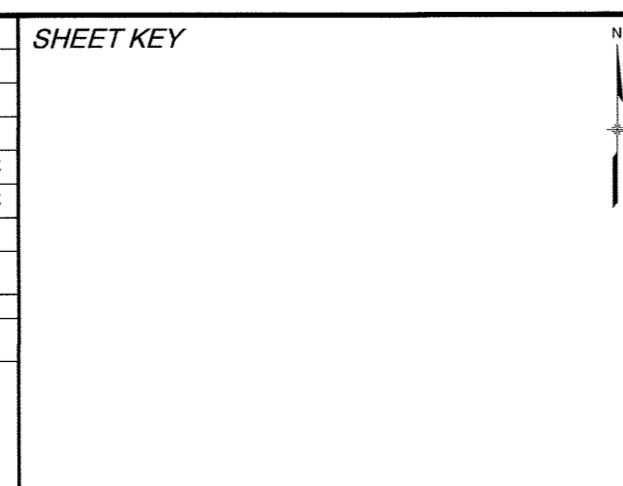


4 SOUTH ELEVATION

SCALE: 1/16"=1'-0"

PROJECT NO. SDP16-0043

REFERENCE DRAWINGS			SHEET KEY
No.	DATE	DESCRIPTION	BY
2	09/07/18	REVISE PER CITY COMMENTS	BLC
1	06/11/18	REMOVE WALL SIGNS AND REVISE GRADE ON WEST & NORTH ELEVATIONS	BLC
REVISIONS			
COMPUTER FILE MANAGEMENT			
FILE NAME:			
CTB FILE:			
PLOT DATE:			
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE			

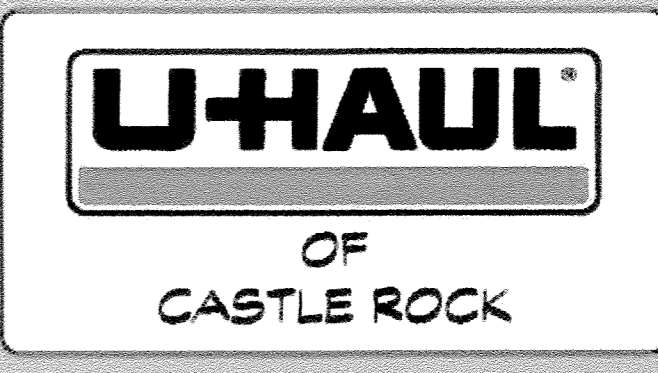
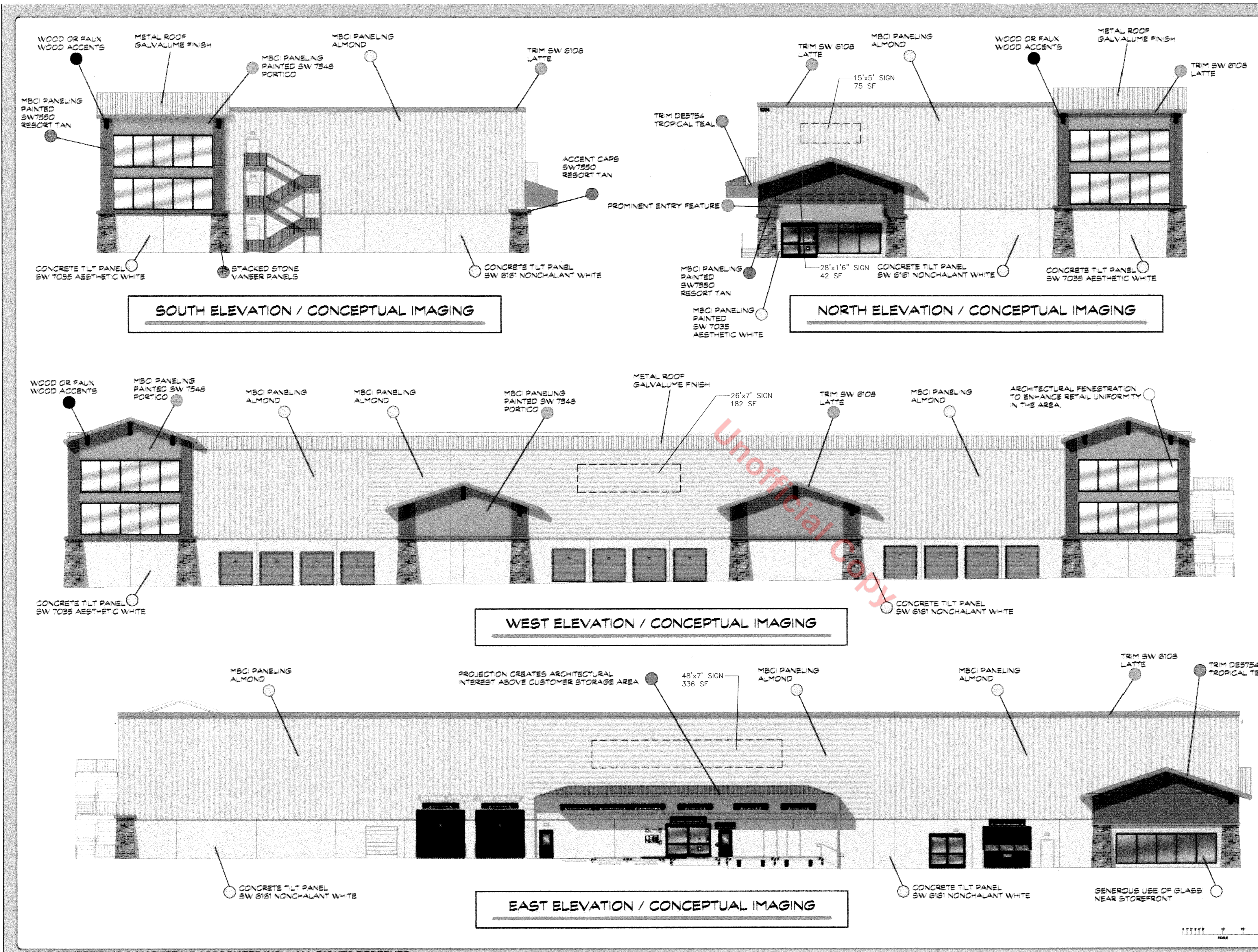


LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2			
U-HAUL SITE DEVELOPMENT PLAN			
BUILDING A - ELEVATIONS			
DESIGNED BY:	SCALE:	DATE ISSUED:	DRAWING No.
CHECKED BY:	HORIZ VERT	SHEET	EL01

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2, SITE DEVELOPMENT PLAN
 A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 15
 TOWNSHIP 8 SOUTH, RANGE 67 WEST, OF THE 6TH PRINCIPAL MERIDIAN
 TOWN OF CASTLE ROCK, COLORADO
 COUNTY OF DOUGLAS, STATE OF COLORADO



Know what's below.
Call before you dig.



I-25 & PERRY ST EXT
CASTLE ROCK, CO 80104

- SW 6108 Latte
- SW 7548 Portico
- SW 6161 Nonchalant White
- DE 5754 Tropical Teal
- SW 7550 Resort Tan
- SW High Gloss Green
- MBC Panel Almond
- Rust-Oleum Forest Green
- SW 7035 Aesthetic White
- Automotive Sierra Sunset

METAL ROOF GALVALUME FINISH

ANY CHANGES REQUIRE REBID OF PROJECT

862072
862072_MSTR ELEV JS14
08/30/2018

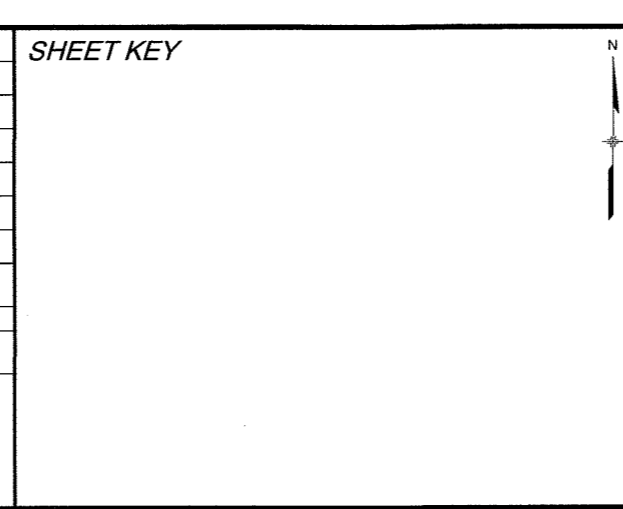


SIGN AREA CALCULATIONS
 1 1/2 SF of sign for each linear foot of lot frontage for the first 200 linear feet, and 1/2 SF for each additional linear foot.
 565.35
 244.64
 244.53
 23.67
 15.88
 1093.97 Total Lot Frontage
 200x1.5=300
 893.97x0.5=446.985
 Total Sign Area Allowed=746.985 SF
 Total Sign Area Proposed=635.00 SF

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N.T.S. PROJECT NO. SDP16-0043

REFERENCE DRAWINGS	No.	DATE	DESCRIPTION	BY
	4	02/05/19	SIZE/AREA OF PROPOSED WALL SIGNS	BLC
	3	12/03/18	REMOVE ALL WALL SIGNS	BLC
	2	09/07/18	REVISE PER CITY COMMENTS	BLC
	1	08/11/18	REMOVE WALL SIGNS AND REVISE GRADE ON WEST & NORTH ELEVATIONS	BLC
REVISIONS				
COMPUTER FILE MANAGEMENT				
FILE NAME:				
CTB FILE:				
PLOT DATE:				
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE				



PREPARED BY:
U-HAUL

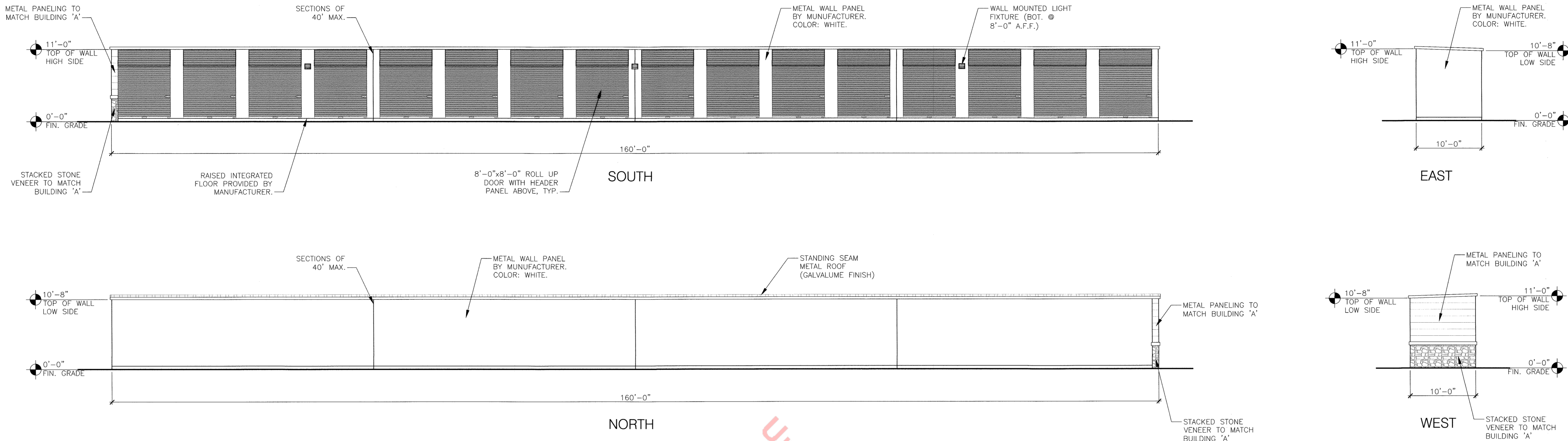
FOR AND ON BEHALF OF
MATRIX DESIGN GROUP, INC.
PROJECT No.

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2			
U-HAUL SITE DEVELOPMENT PLAN			
BUILDING A - RENDERED ELEVATIONS			
DESIGNED BY:	SCALE:	DATE ISSUED:	DRAWING No.
DRAWN BY:	HORIZ VERT:	SHEET	08 OF 13 ELO2
CHECKED BY:			

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2, SITE DEVELOPMENT PLAN
 A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 15
 TOWNSHIP 8 SOUTH, RANGE 67 WEST, OF THE 6TH PRINCIPAL MERIDIAN
 TOWN OF DOUGLAS ROCK, COLORADO
 COUNTY OF DOUGLAS, STATE OF COLORADO

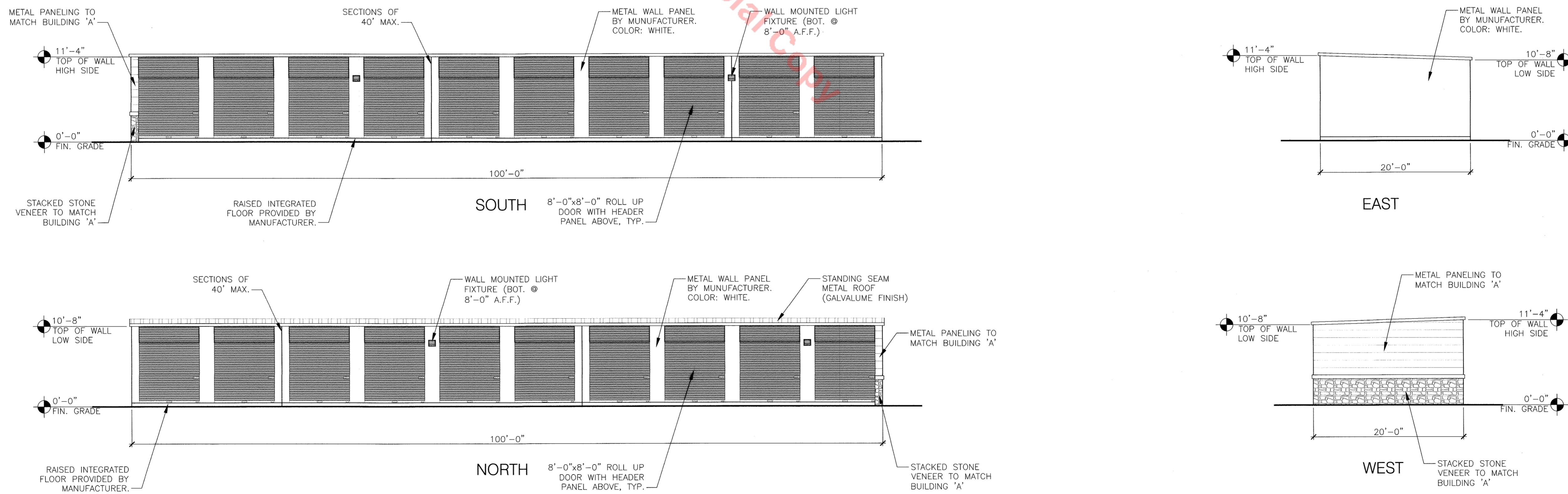


Know what's below.
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1 BUILDING B ELEVATIONS

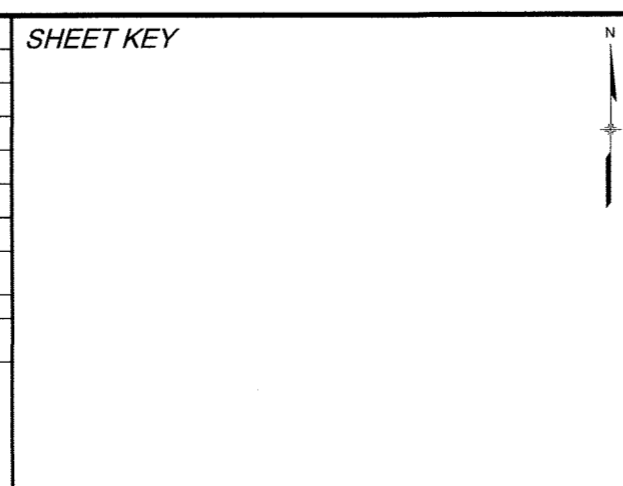
SCALE: 1/8"=1'-0"



2 BUILDING C ELEVATIONS

SCALE: 1/8"=1'-0"

REFERENCE DRAWINGS	DATE	DESCRIPTION	BY
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REVISIONS			
COMPUTER FILE MANAGEMENT			
FILE NAME:			
CTB FILE:			
PLOT DATE:			
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE			



PREPARED BY:
U-HAUL

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

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2

U-HAUL
SITE DEVELOPMENT PLAN

BUILDINGS B & C - ELEVATIONS

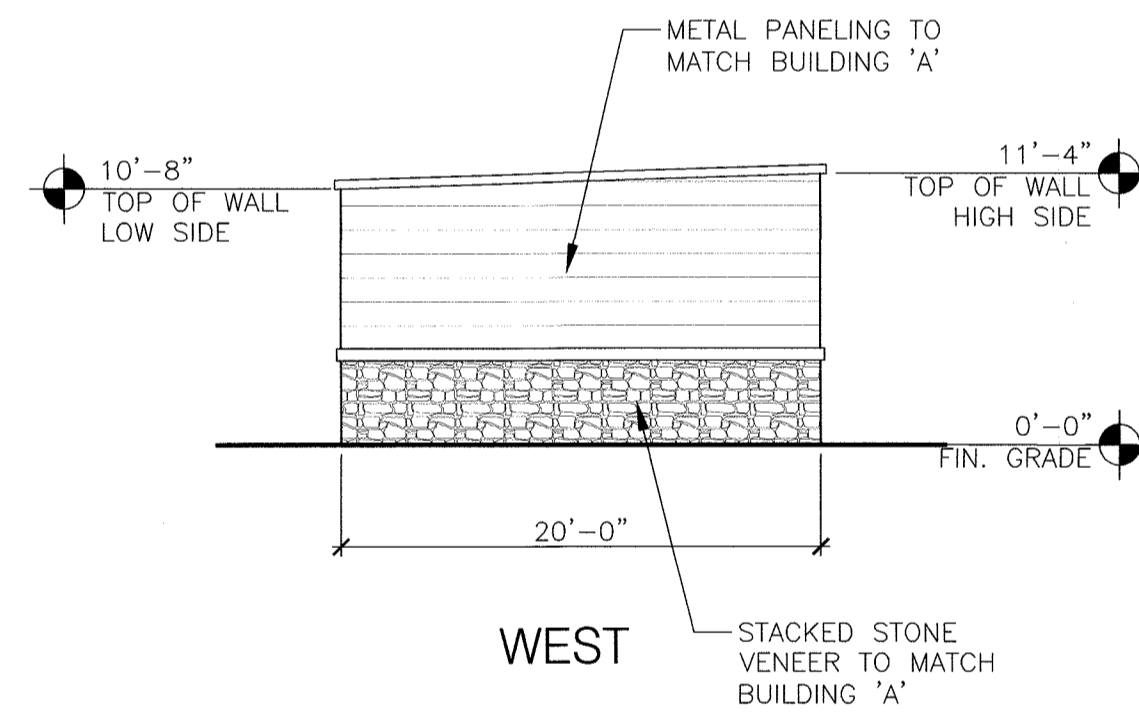
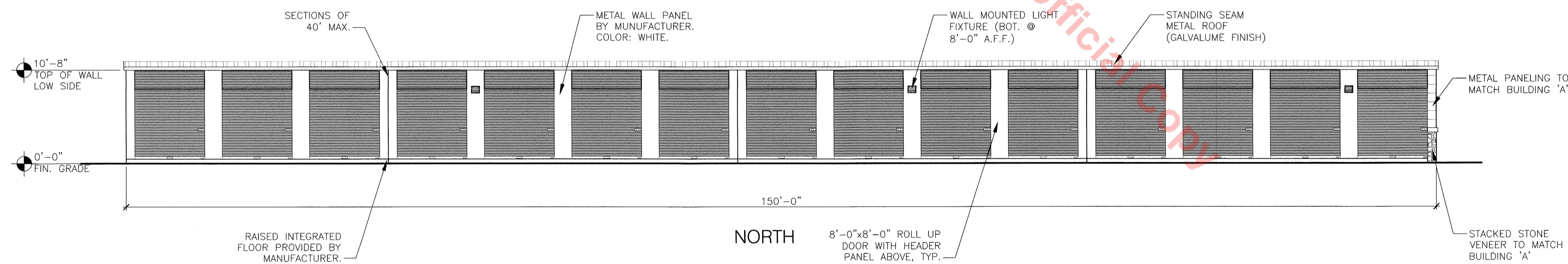
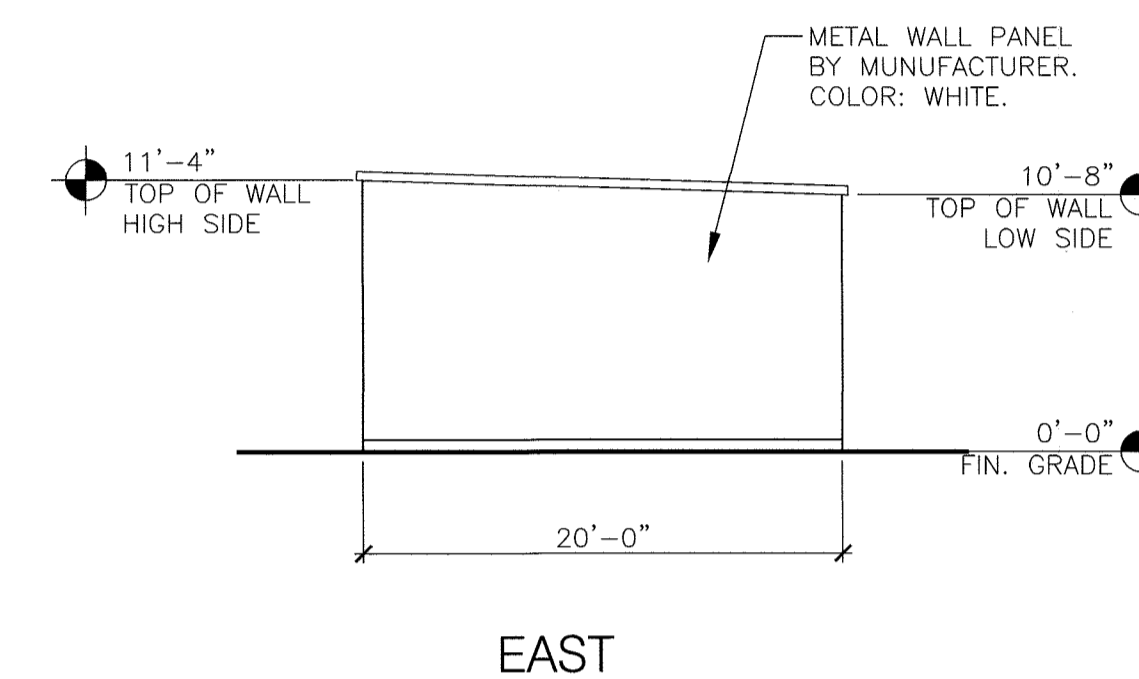
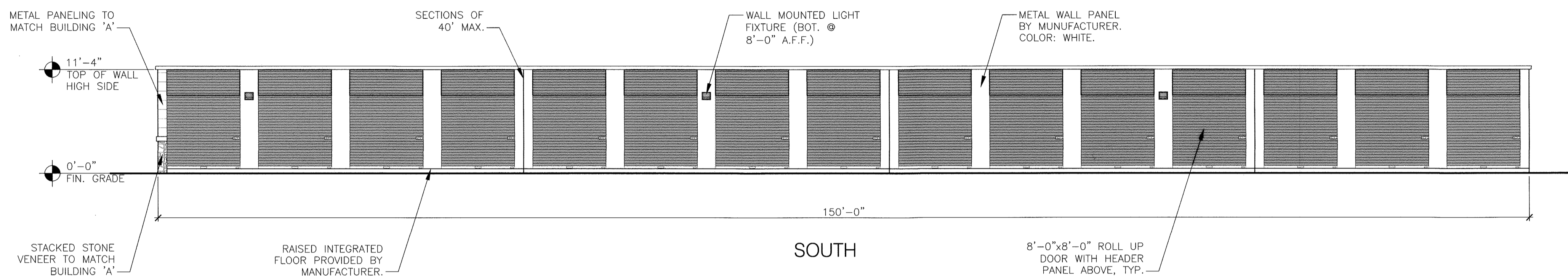
DESIGNED BY:	SCALE:	DATE ISSUED:	DRAWING No.
CHECKED BY:	HORIZ. / VERT.:	SHEET	09 OF 13 / ELO3

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2, SITE DEVELOPMENT PLAN

A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 15
 TOWNSHIP 8 SOUTH, RANGE 67 WEST, OF THE 6TH PRINCIPAL MERIDIAN
 TOWN OF CASTLE ROCK, COLORADO
 COUNTY OF DOUGLAS, STATE OF COLORADO



Know what's below.
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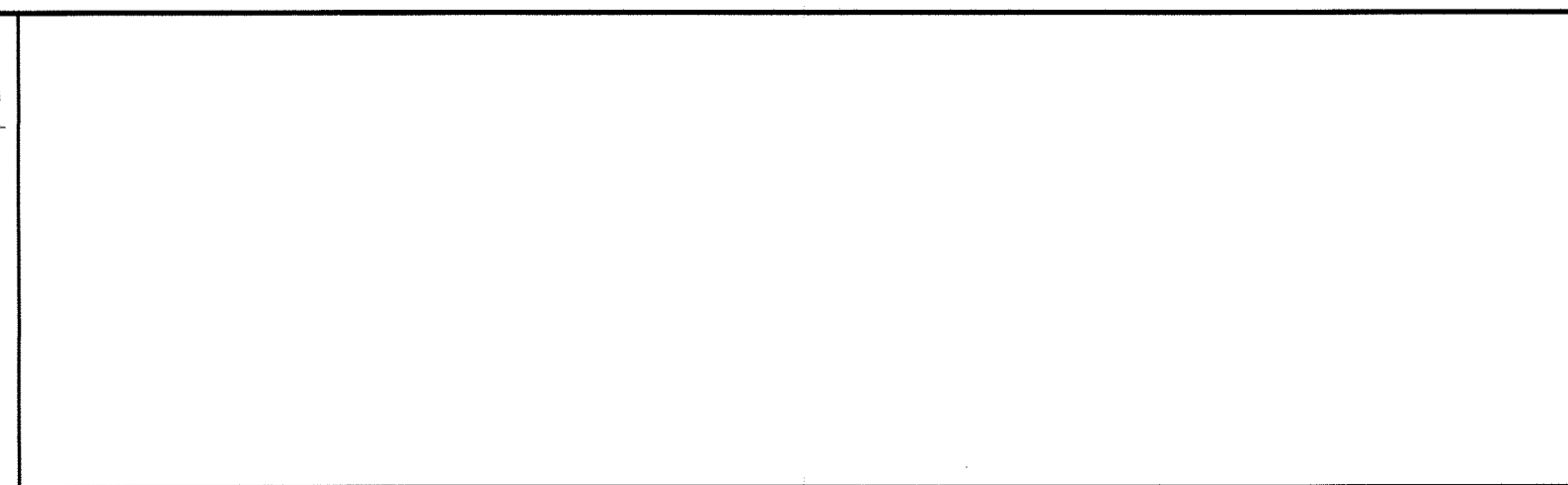
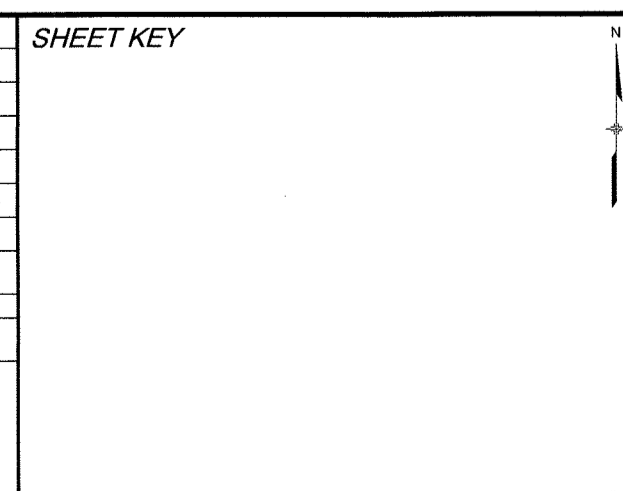


Unofficial COPY

1 BUILDING D ELEVATIONS

SCALE: 1/8" = 1'-0"

REFERENCE DRAWINGS	DESCRIPTION	DATE	BY
1	CHANGE IN ORDER OF SHEETS PER CITY COMMENTS	09/07/18	BLC
REVISIONS			
COMPUTER FILE MANAGEMENT			
FILE NAME:			
CTB FILE:			
PLOT DATE:			
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE			



PREPARED BY:
U-HAUL

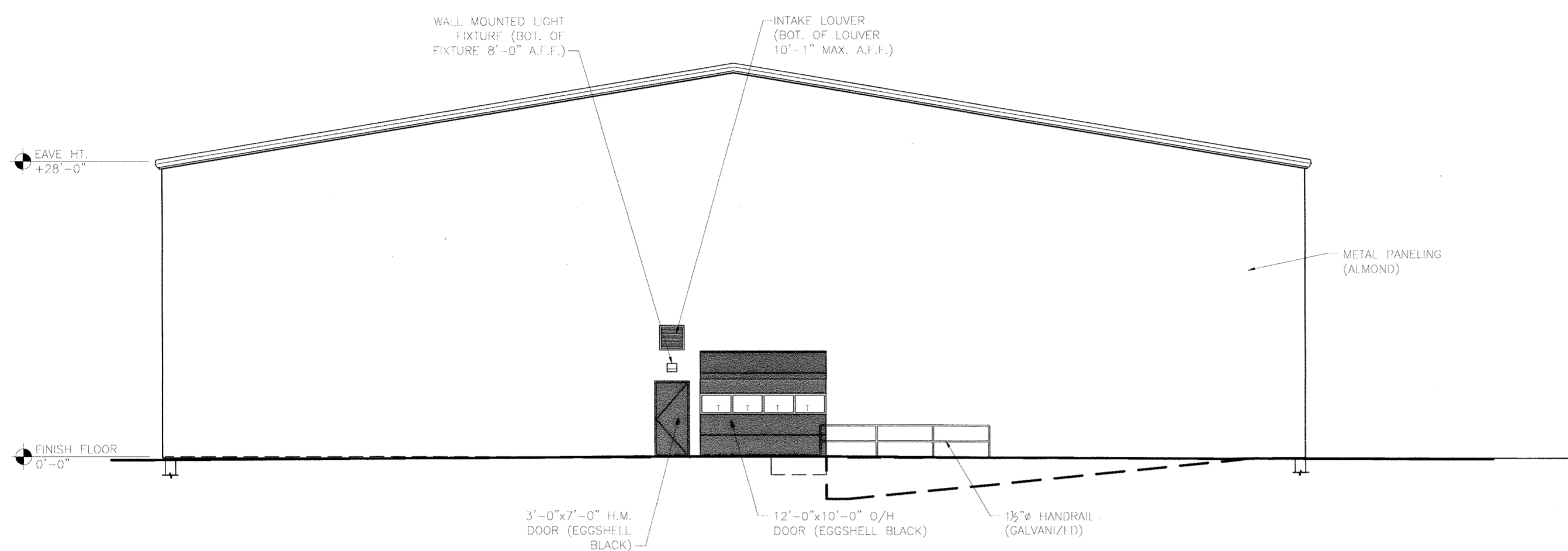
FOR AND ON BEHALF OF
 MATRIX DESIGN GROUP, INC.
 PROJECT NO. 311714

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2			
U-HAUL SITE DEVELOPMENT PLAN			
BUILDING D - ELEVATIONS			
DESIGNED BY:	SCALE:	DATE ISSUED:	DRAWING No.
CHECKED BY:	HORIZ VERT:	SHEET	10 OF 13 EL04

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2, SITE DEVELOPMENT PLAN
 A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 15
 TOWNSHIP 8 SOUTH, RANGE 67 WEST, OF THE 6TH PRINCIPAL MERIDIAN
 TOWN OF CASTLE ROCK, COLORADO
 COUNTY OF DOUGLAS, STATE OF COLORADO

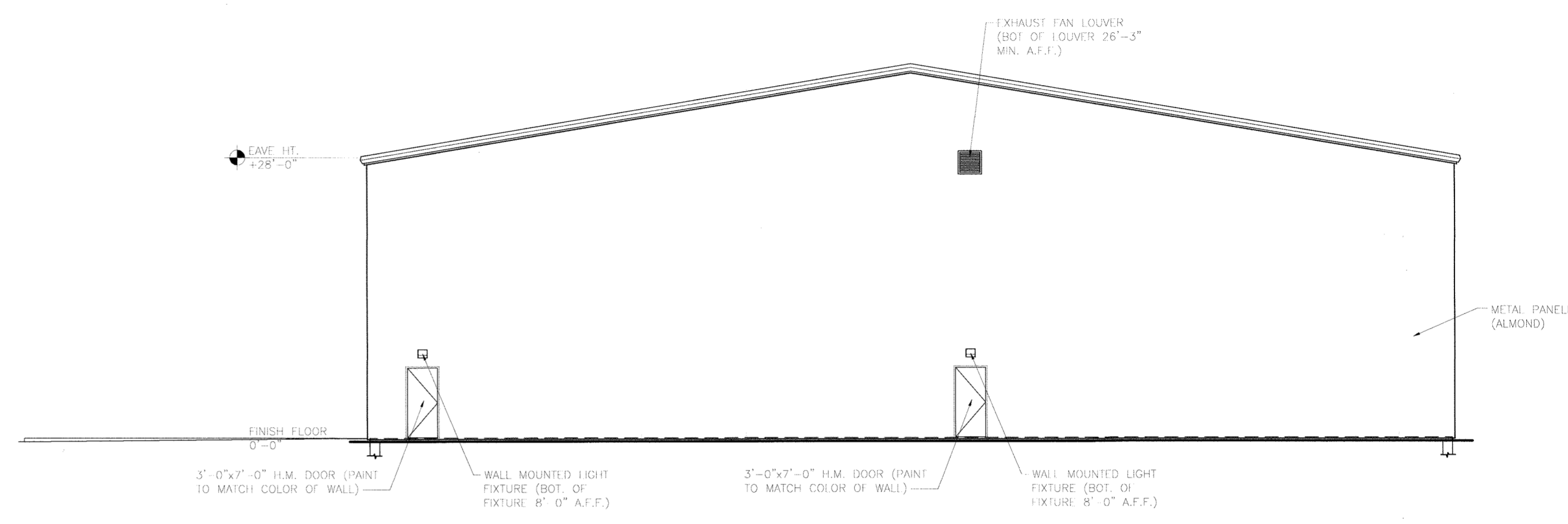


Know what's below.
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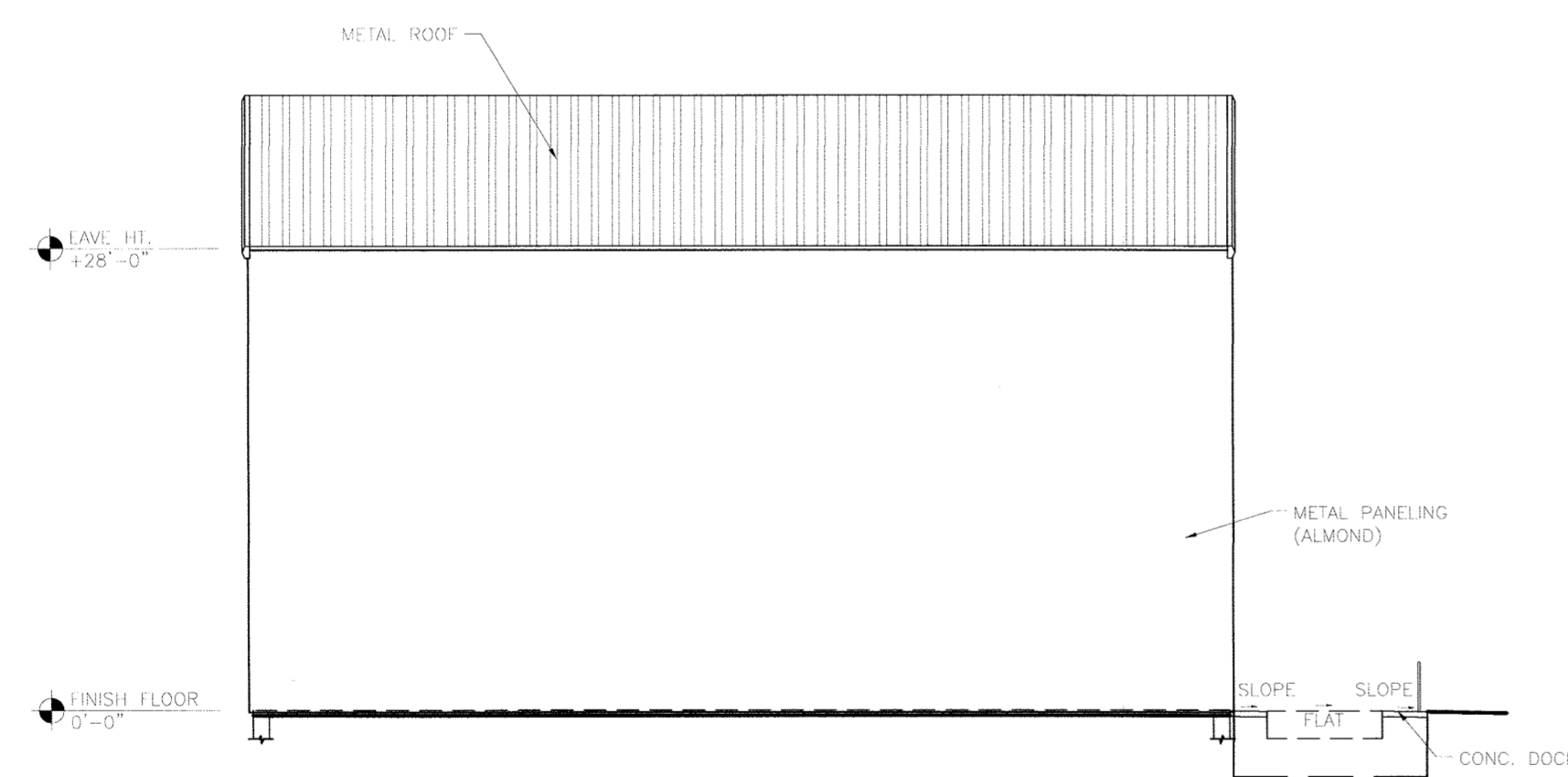
1 NORTH ELEVATION

SCALE: 3/32"=1'-0"



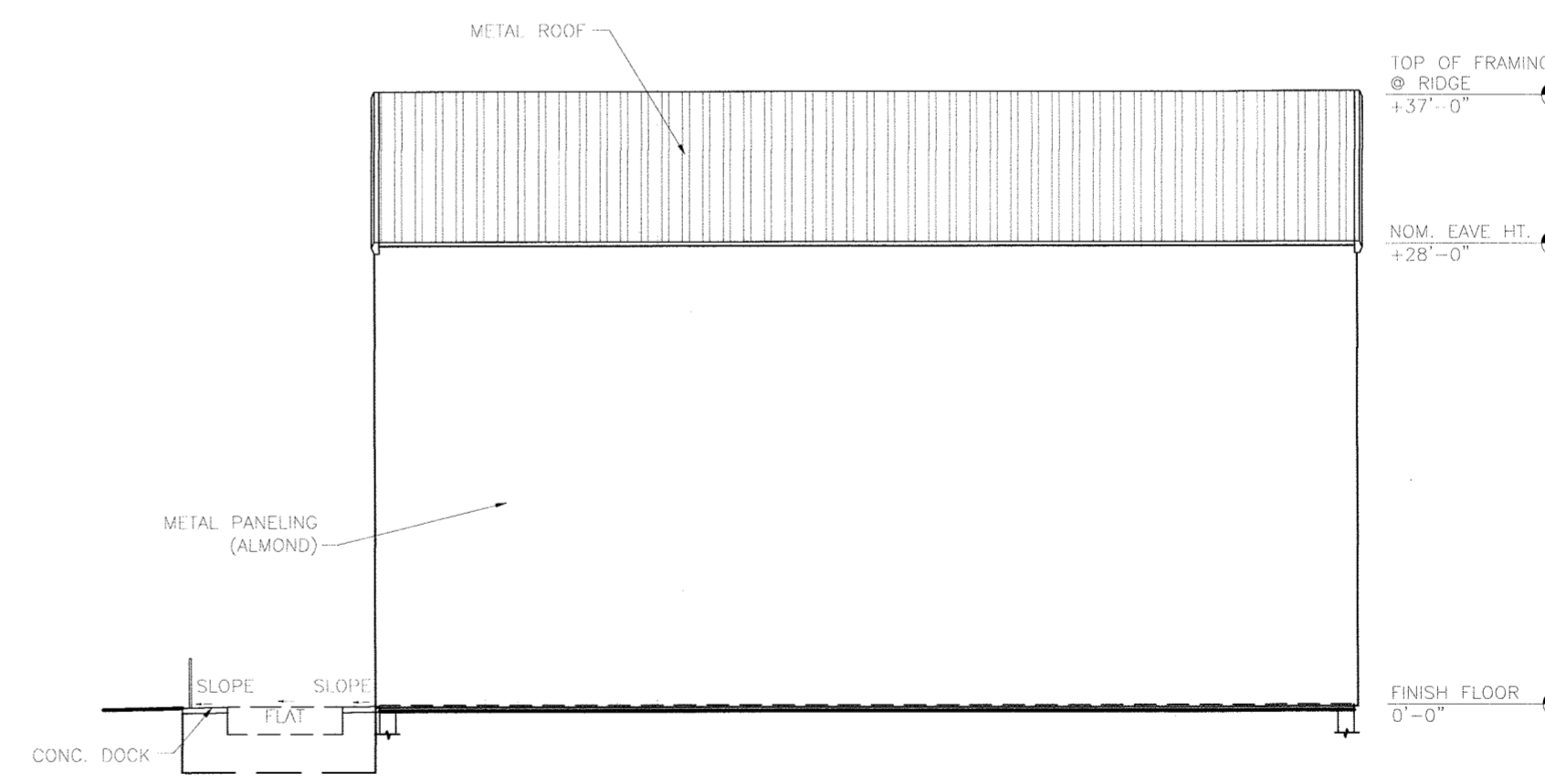
2 SOUTH ELEVATION

SCALE: 3/32"=1'-0"



3 EAST ELEVATION

SCALE: 3/32"=1'-0"



4 WEST ELEVATION

SCALE: 3/32"=1'-0"

PROJECT NO. SDP16-0043

REFERENCE DRAWINGS				SHEET KEY
No.	DATE	DESCRIPTION	BY	
1	09/07/18	REVISE, CHANGE IN ORDER OF SHEETS PER CITY COMMENTS	BLC	
REVISIONS				
COMPUTER FILE MANAGEMENT				
FILE NAME:				
CTB FILE:				
PLOT DATE:				
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE				

PREPARED BY:

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

DESIGNED BY: [Signature]
 DRAWN BY: [Signature]
 CHECKED BY: [Signature]

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2			
U-HAUL SITE DEVELOPMENT PLAN			
BUILDING E - ELEVATIONS			
DESIGNED BY:	SCALE:	DATE ISSUED:	DRAWING No.
DRAWN BY:	HORIZ.	SHEET	EL05
CHECKED BY:	VERT.	11 OF 13	



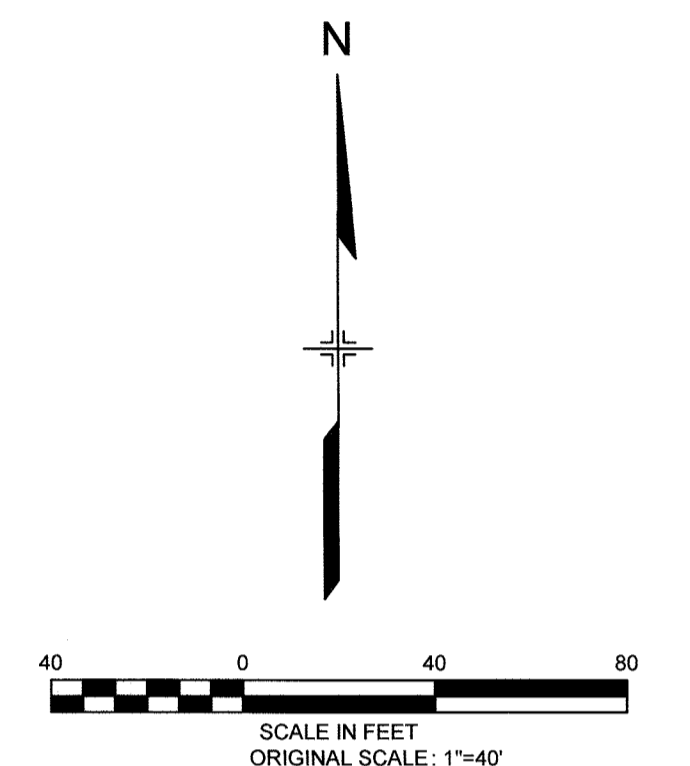
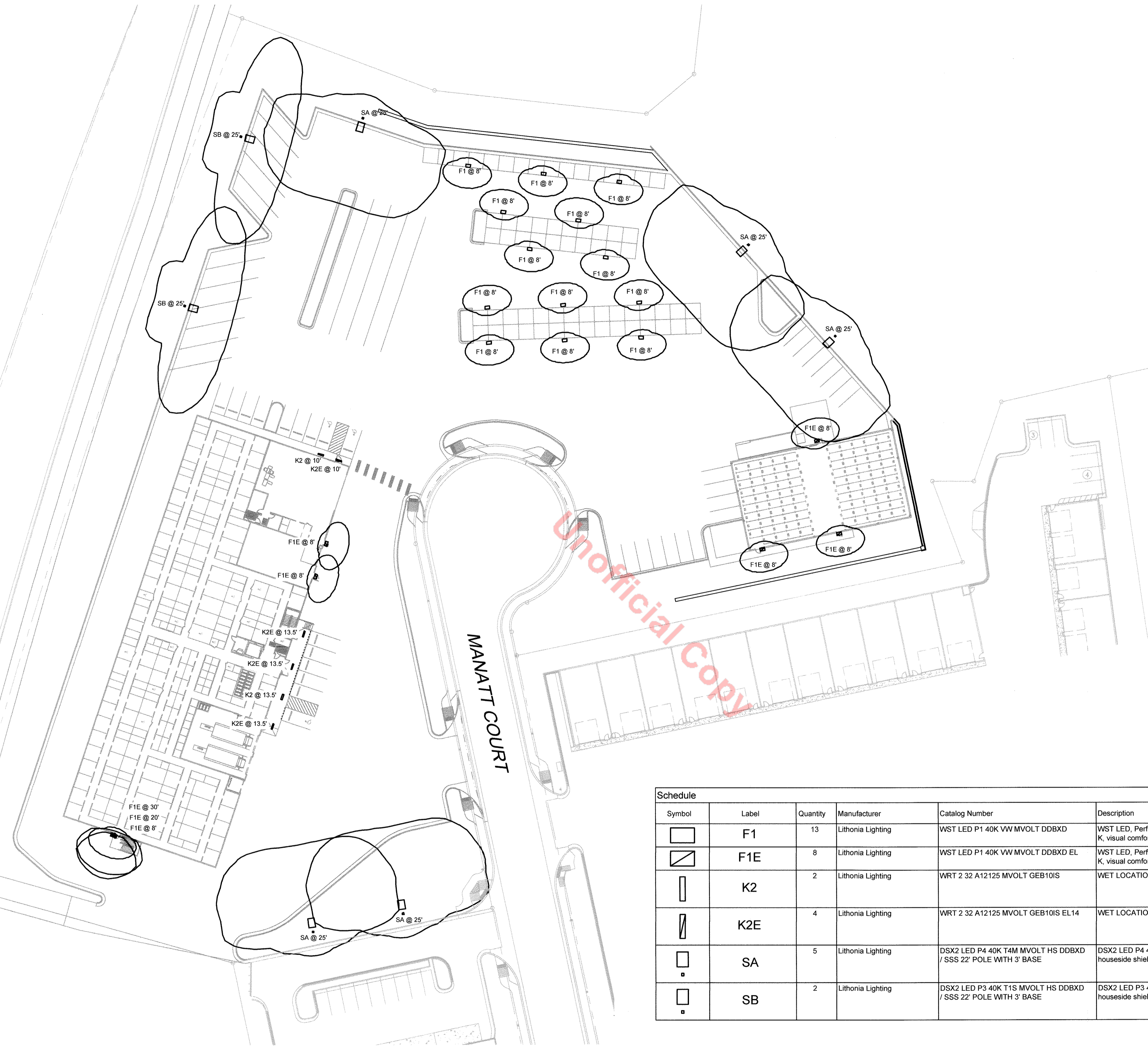
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LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2, SITE DEVELOPMENT PLAN
 A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 15
 TOWNSHIP 8 SOUTH, RANGE 67 WEST, OF THE 6TH PRINCIPAL MERIDIAN
 TOWN OF DOUGLAS, STATE OF COLORADO
 COUNTY OF DOUGLAS, STATE OF COLORADO

INTERSTATE 25

S. WILCOX STREET

MANATT COURT



LIGHTING PLAN GENERAL NOTES

- LIGHTING OF THE EXTERIOR IS TO PROVIDE SAFETY FOR THE TENANTS / OWNERS OF THE UNITS.
- ALL EXTERIOR LIGHTS SHALL BE TURNED OFF DURING POST-CURFEW WITHIN THE EXCEPTION OF LIGHTS FOR SECURITY PURPOSES.

PRE-CURFEW LIGHTING DESIGN HOURS SHALL BE DEFINED AS DUSK TO 10:00 P.M.
POST-CURFEW LIGHTING DESIGN HOURS SHALL BE DEFINED AS 10:00 P.M. TO DAWN
- ALL EXTERIOR LIGHTING FIXTURES ARE DARK SKY COMPLIANT AND THE DESIGN INTENT IS TO MITIGATE LIGHT FROM LEAVING THE PROPERTY BOUNDARIES.
- THE FOLLOWING LIGHTING TYPES ARE PROHIBITED: FORWARD THROW (TYPE IV) DISTRIBUTION, POLE MOUNTED LIGHTS AIMED AT A BUILDING'S FACADE, AND UNSHIELDED WALL PACKS.

Unofficial Copy

Symbol	Label	Quantity	Manufacturer	Catalog Number	Description	Lamp	Filename	Lumens Per Lamp	Light Loss Factor
	F1	13	Lithonia Lighting	WST LED P1 40K VV MVOLT DDBXD	WST LED, Performance package 1, 4000 K, visual comfort wide, MVOLT	LED - 4000K COLOR TEMP	WST_LED_P1_40K_VV_M VOLT.ies	1659	1
	F1E	8	Lithonia Lighting	WST LED P1 40K VV MVOLT DDBXD EL	WST LED, Performance package 1, 4000 K, visual comfort wide, MVOLT	LED - 4000K COLOR TEMP	WST_LED_P1_40K_VV_M VOLT.ies	1659	1
	K2	2	Lithonia Lighting	WRT 2 32 A12125 MVOLT GEB10IS	WET LOCATION TROFFER 1' X 4'	TWO 32-WATT T8 LINEAR FLUORESCENTS.	WRT_2_32_A19_TUBI.ies	2850	1
	K2E	4	Lithonia Lighting	WRT 2 32 A12125 MVOLT GEB10IS EL14	WET LOCATION TROFFER 1' X 4'	TWO 32-WATT T8 LINEAR FLUORESCENT.	WRT_2_32_A19_TUBI.ies	2850	1
	SA	5	Lithonia Lighting	DSX2 LED P4 40K T4M MVOLT HS DDBXD /SSS 22' POLE WITH 3' BASE	DSX2 LED P4 40K T4M MVOLT with houseside shield	LED - 4000K COLOR TEMP	DSX2_LED_P4_40K_T4M_MVOLT_HS.ies	25364	1
	SB	2	Lithonia Lighting	DSX2 LED P3 40K T1S MVOLT HS DDBXD /SSS 22' POLE WITH 3' BASE	DSX2 LED P3 40K T1S MVOLT with houseside shield	LED	DSX2_LED_P3_40K_T1S_MVOLT_HS.ies	24339	1

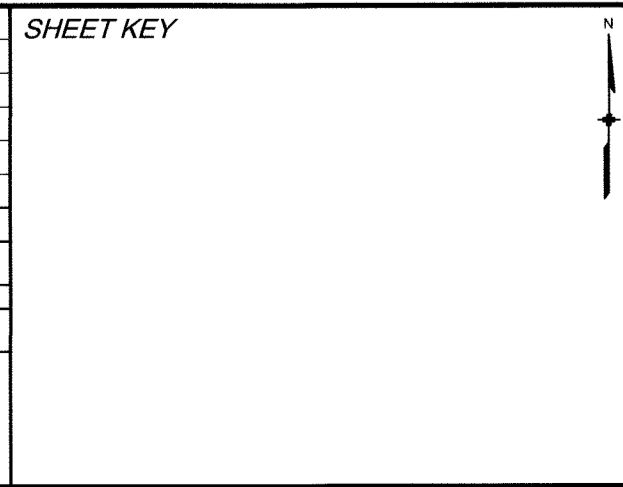
PROJECT NO. SDP16-0043

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2

SITE DEVELOPMENT PLAN

GENERAL LIGHTING PLAN

No.	DATE	DESCRIPTION	BY
COMPUTER FILE MANAGEMENT			
FILE NAME: R:\16.893.001 (U-Haul)\Dwg\Site Development Plan\SDP_GLO1.dwg			
CTB FILE: ---			
PLOT DATE: February 28, 2019 2:32:38 PM			
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PREPARED BY:

 DESIGN GROUP
 AN EMPLOYEE-OWNED COMPANY

SEAL

 FOR AND ON BEHALF OF
 MATRIX DESIGN GROUP, INC.
 PROJECT No. 16.893.001

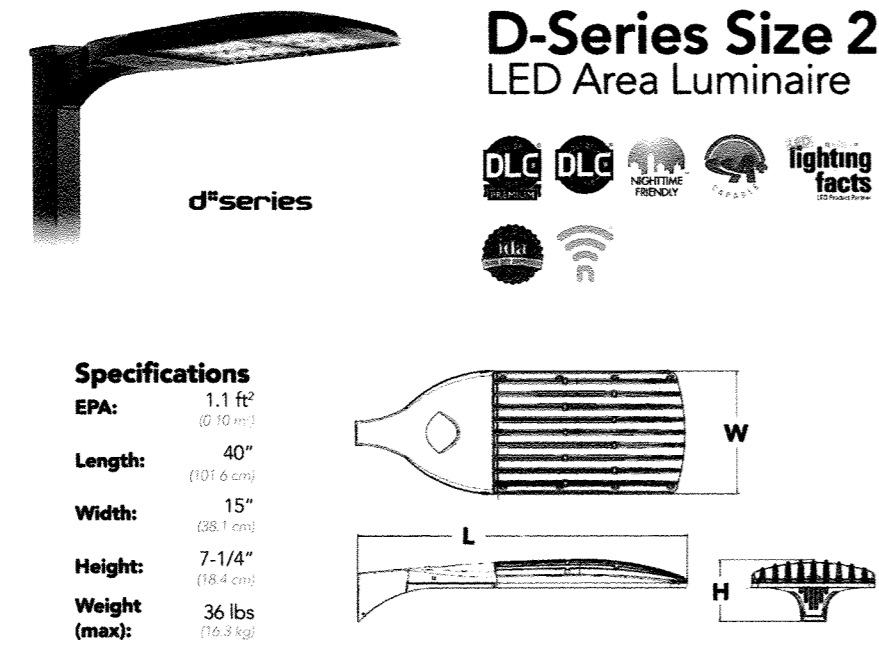
DESIGNED BY:	SCALE	DATE ISSUED:	FEBRUARY 2019	DRAWING No.
DRAWN BY:	HORIZ 1" = 40'	SHEET	12 OF 13	GL01
CHECKED BY:	VERT. NA			

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2, SITE DEVELOPMENT PLAN
 A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 15
 TOWNSHIP 8 SOUTH, RANGE 67 WEST, OF THE 6TH PRINCIPAL MERIDIAN
 TOWN OF CASTLE ROCK, COLORADO
 COUNTY OF DOUGLAS, STATE OF COLORADO



Know what's below.
Call before you dig.

LIGHTS LABELED:
SA, SB

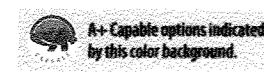


A+ Capable Luminaire

This item is an A+ capable luminaire, which has been designed and tested to provide consistent color appearance and system-level interoperability.

- All configurations of this luminaire meet the Acuity Brands' specification for chromatic consistency
- This luminaire is A+ Certified when ordered with DTL[®] controls marked by a **shaded background**. DTL DLL equipped luminaires meet the A+ specification for luminaire to photocontrol interoperability!
- This luminaire is part of an A+ Certified solution for ROAM[®] or XPoint[™] Wireless control networks, providing out-of-the-box control compatibility with simple commissioning, when ordered with drivers and control options marked by a **shaded background**!

- To learn more about A+, visit www.acuitybrands.com/aplus.
- See ordering tree for details.
 - A+ Certified Solutions for ROAM require the order of one ROAM node per luminaire. Sold Separately.



Ordering Information EXAMPLE: DSX2 LED P7 T3M MVOLT SPA DDBXD

Series	LED	Color temperature	Distribution	Voltage	Mounting
DSX2 LED	Forward optics	30K 3000K	T15 Type I Short	T995 Type V Very Short	MVOLT [®]
P1	P5	40K 4000K	T25 Type II Short	T55 Type V Short	120'
P2	P6	50K 5000K	T24 Type II Medium	T3M Type V Medium	208' ¹⁸
P3	P7	AMBPC Amber phosphor converter ¹	T35 Type II Short	T5W Type V Wide	240' ¹⁴
P4	P8		T3M Type II Medium	BLC Backlight control ²	277' ⁴
P10	P13		T4M Type IV Medium	LCCO Left corner cutoff ³	347' ¹⁴⁴
P11	P14		T7TM Forward throw Medium	RCCO Right corner cutoff ³	480' ¹⁴⁴
P12					

LIGHTS LABELED:
K2, K2E



FEATURES & SPECIFICATIONS

INTENDED USE — General illumination for indoor and outdoor, covered ceiling locations. Ideal for show-ers, locker rooms, recreational facilities and other applications calling for a wet location listing. **Certain airborne contaminants can diminish integrity of acrylic. Click here for Acrylic Environmental Compatibility table for suitable uses.**

CONSTRUCTION — Available for lay-in grid ceilings or with mitered flanged trim with swing-out hangers. Code gauge steel housing formed from cold rolled steel. Closed-cell neoprene gasketing between the lens, doorframe, housing and mounting surface. Extruded aluminum doorframe features mitered corners. Cam latches on doorframe ensure a positive seal. Lenses available to meet a variety of lighting needs and feature 100% UV stabilized acrylic. Lenses feature optional internal prisms to maintain a smooth, easy-to-clean outer surface.

FINISH — All metal parts are finished with electrostatically deposited, thermally set, polyester powder paint after fabrication.

ELECTRICAL — Thermally protected, reversing, Class P, HPF, non-PFB, UL listed, CSA certified ballast is standard. Energy-saving and electronic ballasts are sound rated A. Standard combinations conform to UL 915. Tested in compliance with Federal Standard 209E by independent lab.

LISTINGS — UL Listed (standard), CSA Certified or NOM Certified (see options). UL Listed for wet locations.

WARRANTY — 3-year limited warranty. Complete warranty terms located at www.lithonia.com/CustomerResources/terms_and_conditions.aspx

Note: Actual performance may differ as a result of end-user environment and application. Specifications subject to change without notice.

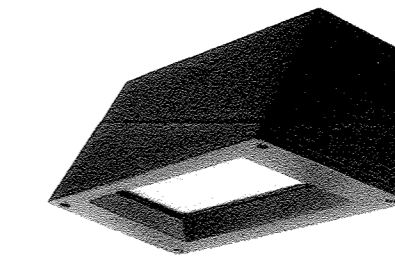


Specifications

Length: 40" (101.6 cm)
 Width: 12" (30.5 cm)
 Depth: 4-1/2" (11.4 cm)
 Weight: 17 lbs (7.7 kg)

All dimensions are inches (centimeters) unless otherwise specified.

LIGHTS LABELED:
F1, F1E

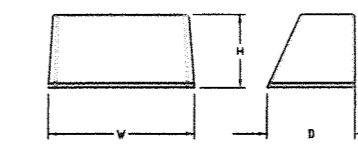


WST LED Architectural Wall Sconce



Specifications

Luminaire
 Height: 8-1/2" (21.59 cm)
 Width: 17" (43.18 cm)
 Depth: 10-3/16" (26.7 cm)
 Weight: 20 lbs (9.1 kg)



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To learn more about A+, visit www.acuitybrands.com/aplus.

See ordering tree for details.

A+ Certified Solutions for ROAM require the order of one ROAM node per luminaire. Sold Separately. Link to Roam: Link to DTL DLL

ORDERING INFORMATION For shortest lead times, configure products using standard options (shown in bold).

Series	Trim type	Lamp ¹	Lamp type	Door frame	Diffuser type ²	Voltage	Options
WRT	Recessed wet location troffer	1	I8	(blank)	A12125	120	Shipped installed in fixture
		2	32	Flash aluminum, white	479IC	277	GB Electronic ballast(s) ≤20% THD
		3	15	Flash aluminum, natural	A15	MVOLT[®]	GB10P5 Electronic programmed rapid start ¹
			28	Flash aluminum, matte black	A19		GB10R5 Electronic ballast(s) ≤10% THD, rapid start
			54				EL40W Emergency battery pack (nominal 600 lumens) ¹
							EL140W Emergency battery pack (nominal 1400 lumens) ¹
							GLR Internal fast-blow fuse ¹
							GMF Internal slow-blow fuse ¹
							PWS1836 Pre-wire system, 18-gauge, three-wire (one circuit), 6' length (others available)
							SW Polycast and stretch-wrapped
							CSA CSA Certified
							NOM NOM Certified

Ordering Information EXAMPLE: WST LED P1 40K VF MVOLT DDBTDX

Series	Performance Package	Color temperature	Distribution	Voltage	Mounting
WST LED	P1 1,500 Lumen package	27K 2700K	VF Visual comfort forward throw	MVOLT [®]	27"
	P2 3,000 Lumen package	30K 3000K	YW Visual comfort wide	120'	347'
	P3 6,000 Lumen package	40K 4000K		208' ¹⁸	480' ¹⁴

No.	DATE	DESCRIPTION	BY
REVISIONS			
COMPUTER FILE MANAGEMENT			
FILE NAME: R:\116.893.001 (U-Haul)\Dwg\Site Development Plan\SDP_GL01.dwg			
CTB FILE: ----			
PLOT DATE: February 28, 2019 2:33:10 PM			
THIS DRAWING IS CURRENT AS OF PLOT DATE AND MAY BE SUBJECT TO CHANGE			

SHEET KEY

PREPARED BY:
Matrix
DESIGN GROUP
AN EMPLOYEE-OWNED COMPANY

SEAL

FOR AND ON BEHALF OF
MATRIX DESIGN GROUP, INC.
PROJECT No. 16.893.001

PROJECT NO. SDP16-0043

LOT 2, BURT AT CASTLE ROCK, AMENDMENT NO. 2

SITE DEVELOPMENT PLAN

GENERAL LIGHTING DETAILS

DESIGNED BY:	SCALE:	DATE ISSUED:	FEBRUARY 2019	DRAWING No.
CHECKED BY:	HORIZ. NA	SHEET	13 OF 13	GL02