

# PLAT IDENTIFICATION SHEET

**RECEPTION # :**

DC9848971

**DATE:** 6/26/98

**TIME:** 11:32

**FEE:** \$ 70<sup>00</sup> ( 7 Pages)

UNOFFICIAL COPY

**GRANTOR:** SDM/ADM LLC  
(OWNER/SIGNER)

**GRANTEE:**

(SUBDIVISION NAME OR NAME OF PLAT)

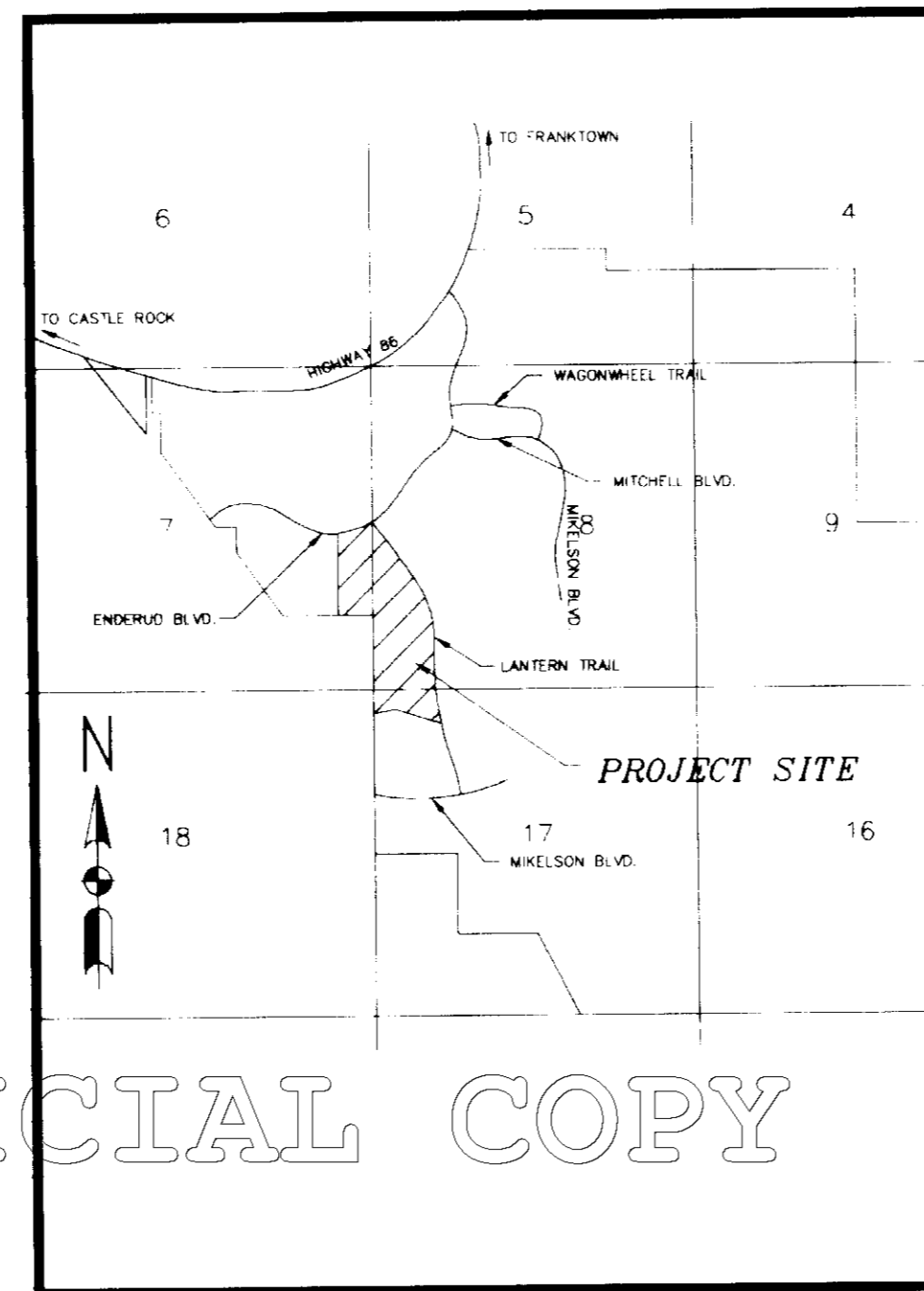
Founders Village #18  
Final PD Site Plan

**LEGAL:**

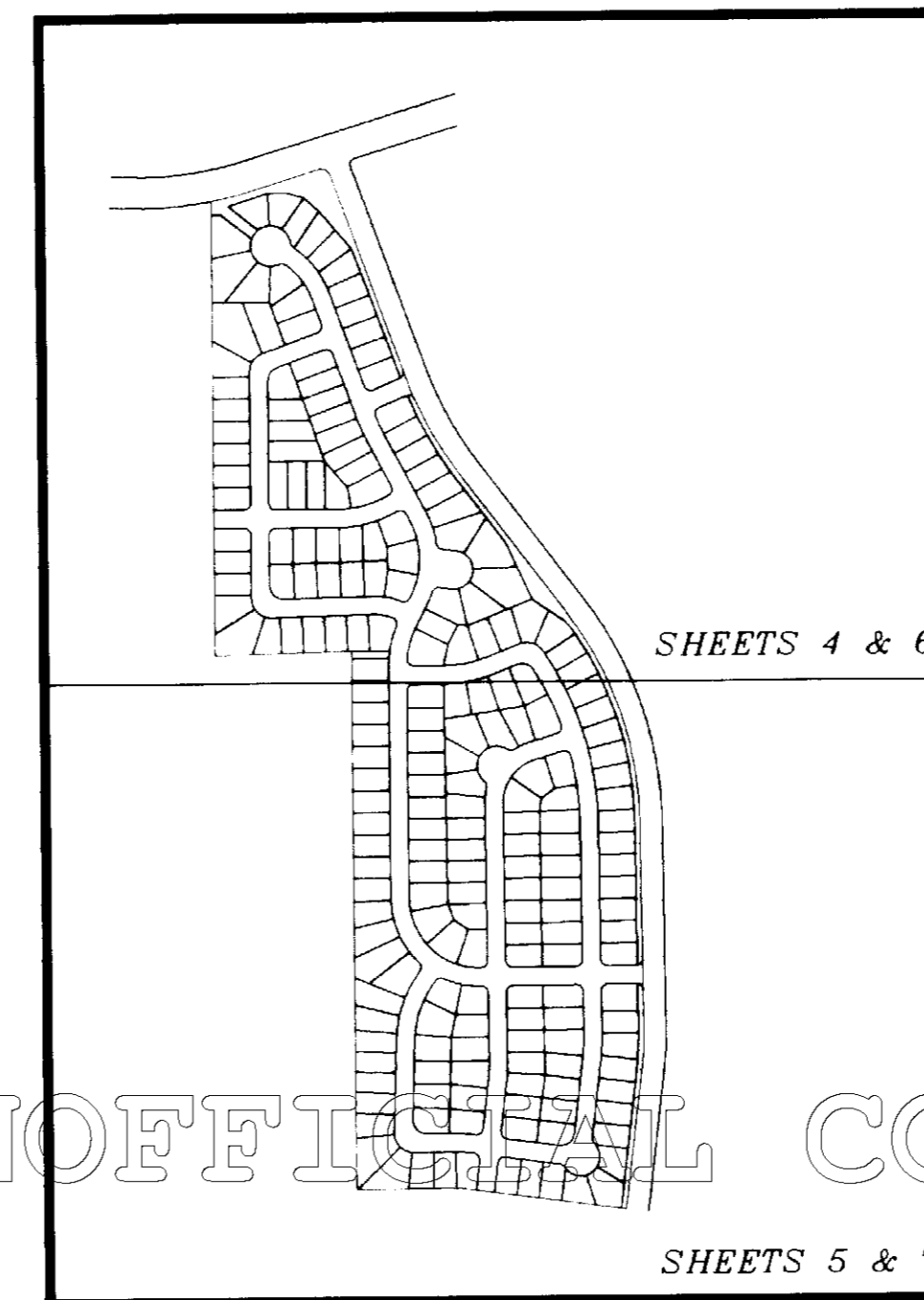
(SECTION-TOWNSHIP-RANGE)

17, 8, 66

**FINAL PD SITE PLAN  
FOUNDERS VILLAGE FILING NO. 18**  
A PART OF THE SOUTHEAST 1/4 OF SECTION 7, THE SOUTHWEST 1/4 OF SECTION 8 AND THE NORTHWEST 1/4 OF SECTION 17  
TOWNSHIP 8 SOUTH, RANGE 66 WEST OF THE 6TH P.M.  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO  
**SHEET 1 OF 7**



VICINITY MAP



INDEX MAP

**LEGAL DESCRIPTION**

BEING A PARCEL OF LAND LOCATED IN SECTION 7, 8, AND 17 TOWNSHIP 8 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN; SAID PARCEL IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 8, AND CONSIDERING THE WEST LINE OF SAID SECTION 8 TO BEAR NORTH 00°00'15" WEST WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO; THENCE ALONG THE WEST LINE OF SECTION 8 THE FOLLOWING ONE COURSE:

- NORTH 00°00'15" WEST 1261.60 FEET TO A POINT 60.00 FEET SOUTH OF THE SOUTH ONE-SIXTEENTH CORNER ON THE WEST LINE OF SECTION 8, THENCE ALONG A LINE WHICH IS 60.00 FEET SOUTH OF AND PARALLEL TO THE EAST-WEST CENTERLINE OF THE SOUTHEAST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 8 THE FOLLOWING ONE COURSE:
- SOUTH 88°35'32" WEST 373.39 FEET TO THE SOUTHEAST CORNER OF FOUNDERS VILLAGE, FILING NO. 6; THENCE ALONG THE EAST LINE OF SAID FILING NO. 6 THE FOLLOWING ONE COURSE:
- NORTH 00°00'06" WEST 1236.61 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF ENDERUD BOULEVARD; THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING THREE COURSES:
- 117.58 FEET ALONG THE ARC OF A CURVE TO THE LEFT WHICH HAS A RADIUS OF 1042.50 FEET, A DELTA ANGLE OF 5°27'45", AND A CHORD BEARING AND DISTANCE OF NORTH 75°11'21" EAST 117.52 FEET; THENCE
- NORTH 71°57'29" EAST 195.26 FEET; THENCE
- 30.69 FEET ALONG THE ARC OF A CURVE TO THE RIGHT WHICH HAS A RADIUS OF 20.00 FEET, A DELTA ANGLE OF 8°75'49", AND A CHORD BEARING AND DISTANCE OF SOUTH 64°04'36" EAST 27.77 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF LANTERN TRAIL ACCORDING TO THE RECORDED PLAT OF THE VILLAGES AT CASTLE ROCK, FILING NO. 3; THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING SEVEN COURSES:
- SOUTH 20°06'42" EAST 586.48 FEET; THENCE
- 311.00 FEET ALONG THE ARC OF A CURVE TO THE LEFT WHICH HAS A RADIUS OF 10330.00 FEET, A DELTA ANGLE OF 1°18'00", AND A CHORD BEARING AND DISTANCE OF SOUTH 28°45'42" EAST 309.82 FEET; THENCE
- SOUTH 37°24'42" EAST 466.88 FEET; THENCE
- 624.72 FEET ALONG THE ARC OF A CURVE TO THE RIGHT WHICH HAS A RADIUS OF 970.00 FEET, A DELTA ANGLE OF 36°54'02", AND A CHORD BEARING AND DISTANCE OF SOUTH 18°57'41" EAST 613.97 FEET; THENCE
- SOUTH 00°30'40" EAST 573.93 FEET; THENCE
- 75.92 FEET ALONG THE ARC OF A CURVE TO THE RIGHT WHICH HAS A RADIUS OF 600.00 FEET, A DELTA ANGLE OF 7°15'00", AND A CHORD BEARING AND DISTANCE OF SOUTH 03°06'50" WEST 75.87 FEET; THENCE
- SOUTH 06°44'20" WEST 405.19 FEET TO THE NORTHEAST CORNER OF FOUNDERS VILLAGE, FILING NO. 7; THENCE ALONG THE OUTLINE OF SAID FILING NO. 7 THE FOLLOWING TWO COURSES:
- NORTH 82°22'48" WEST 460.48 FEET; THENCE
- SOUTH 89°29'25" WEST 280.00 FEET TO A POINT ON THE WEST LINE OF SAID SECTION 17; THENCE ALONG THE WEST LINE OF SAID SECTION 17 THE FOLLOWING ONE COURSE:
- NORTH 00°30'35" WEST 199.89 FEET TO THE POINT OF BEGINNING, CONTAINING 44.46 ACRES OF LAND, MORE OR LESS, AS HEREIN DESCRIBED.

**DEVELOPMENT SUMMARY**

1. NUMBER OF LOTS.....	211
2. GROSS DENSITY.....	4.75 LOTS/ACRE
3. NET DENSITY.....	6.49 LOTS/ACRE
4. LAND USE.....	RESIDENTIAL
5. BUILDING TYPE.....	SINGLE FAMILY DETACHED
6. ROADWAY AREA.....	10.3 ACRES
7. LOT AREA.....	32.5 ACRES
8. PUBLIC OPEN SPACE (TRACTS A, B, C, & D).....	1.7 ACRES
9. TOTAL PLAN AREA (LOTS, OPEN SPACE AND ROW).....	44.46 ACRES
10. MINIMUM LOT AREA.....	6,000 S.F.
11. MAXIMUM LOT AREA.....	14,691 S.F.
12. AVERAGE LOT AREA.....	6,709 S.F.
13. ZONED.....	PD

**DEVELOPMENT STANDARDS**

MINIMUM FRONT SETBACK TO ROW	20'
MINIMUM SIDE SETBACK TO ROW	15'
MINIMUM SIDE SETBACK TO PL	5'
MINIMUM REAR SETBACK TO PL	20'
MAXIMUM PRINCIPLE BUILDING HEIGHT	35'
MAXIMUM ACCESSORY BUILDING HEIGHT	20'
MINIMUM BUILDING SEPARATION	10'

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**SHEET INDEX**

1 OF 7	COVER SHEET
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4 OF 7	PRELIMINARY GRADING PLAN
5 OF 7	PRELIMINARY GRADING PLAN
6 OF 7	LANDSCAPE PLAN
7 OF 7	LANDSCAPE PLAN

**NOTES**

- THE PHASE II DRAINAGE STUDY FOR THIS AREA WAS PREPARED BY ICON ENGINEERING, INC. AND IS INCLUDED AS A PART OF THIS SUBMITTAL.
- TRACTS A, B, C, & D ARE TO BE DEDICATED AS BUFFER/TRANSITION PUBLIC OPEN SPACE TO THE TOWN OF CASTLE ROCK AND SHALL BE USED FOR UTILITIES, DRAINAGE, AND OPEN SPACE.
- EXISTING ZONING IS PD. (FOUNDERS VILLAGE P.U.D.)
- SIGNAGE: IDENTIFICATION SIGNS AND STREET SIGNS WILL COMPLY WITH FOUNDERS VILLAGE SIGNAGE AND THE TOWN OF CASTLE ROCK'S SIGN CODE.
- STREET LIGHTING: STREET LIGHTING WILL CONFORM TO THE TOWN OF CASTLE ROCK REQUIREMENTS.
- UTILITY LINES REFLECT PRELIMINARY UTILITY STUDIES. ALIGNMENT MAY CHANGE DURING FINAL DESIGN.
- THE PROPOSED SITE IS NOT LOCATED WITHIN ANY 100 YEAR FLOOD PLAIN.

**MONUMENTATION LEGEND**

- RECORDED MONUMENT
- FOUND MONUMENT
- SET MONUMENT

**OWNER**

SDM/ADM, LIMITED LIABILITY COMPANY  
512 WILCOX STREET  
CASTLEROCK, CO 80104

**OWNERSHIP CERTIFICATE: SDM/ADM LLC, A COLORADO**

THE UNDERSIGNED ARE ALL OF THE OWNERS OF CERTAIN LANDS KNOWN HEREIN AS FOUNDERS VILLAGE FILING NO. 18 PD IN THE TOWN OF CASTLE ROCK.  
BY: Stanley D. Mikelson **LLC, LIABILITY CO.**  
NOTARY: SUSAN I. RASMUSSEN  
STATE OF COLORADO )  
COUNTY OF DOUGLAS )  
My Commission Expires 08-09-99

THE FOREGOING SIGNATURE WAS ACKNOWLEDGED BEFORE ME THIS 7th DAY OF MAY 1998 BY Stanley D. Mikelson AS President of Founders Village LLC, A Colorado Limited Liability Company  
BY: A. Dale Mikelson  
NOTARY: A. DALE MIKELSON  
STATE OF COLORADO )  
COUNTY OF DOUGLAS )  
My Commission Expires 08-09-99

**SURVEYING CERTIFICATE:**  
I, CALVIN O. HEINLY, BEING A PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY PRESENTED BY THIS PLAT WAS MADE UNDER MY SUPERVISION AND THE MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THIS PLAT ACCURATELY REPRESENTS SAID SURVEY.

ON BEHALF OF AND FOR  
ICON ENGINEERING  
Cal Heinly  
5-5-98  
CALVIN O. HEINLY  
COLORADO P.L.S. 23501

**NOTE:**  
ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVERED SUCH DEFECT. IN NO EVENT MAY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF CERTIFICATION SHOWN HEREON.

**MORTGAGE & LIENHOLDERS:**

1. DOUGLAS VALLEY ENTERPRISES, INC., A COLORADO CORPORATION, BENEFICIARY UNDER DEED OF TRUST RECORDED APRIL 16, 1998 IN BOOK 1537 AT PAGE 233

DOUGLAS VALLEY ENTERPRISES, INC.  
A COLORADO CORPORATION  
BY: Stanley D. Mikelson  
AS: President  
STATE OF COLORADO )  
COUNTY OF DOUGLAS )  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 7th DAY OF May 1998, BY Stanley D. Mikelson AS President of Douglas Valley Enterprises, Inc.  
WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES 8-9-99  
Susan I. Rasmussen  
NOTARY PUBLIC  
STATE OF COLORADO

2. CORA DARLEE WHITING, BENEFICIARY UNDER DEED OF TRUST RECORDED APRIL 16, 1998 IN BOOK 1537 AT PAGE 246

STATE OF COLORADO )  
COUNTY OF DOUGLAS )  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 7th DAY OF May 1998, BY Cora Darlee Whiting AS President  
WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES 8-9-99  
Susan I. Rasmussen  
NOTARY PUBLIC  
STATE OF COLORADO

3. SHIRLEY A. ILGEN, BENEFICIARY UNDER DEED OF TRUST RECORDED APRIL 16, 1998 IN BOOK 1537 AT PAGE 256

STATE OF COLORADO )  
COUNTY OF DOUGLAS )  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 7th DAY OF May 1998, BY Shirley A. Ilgen AS President  
WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES 8-9-99  
Susan I. Rasmussen  
NOTARY PUBLIC  
STATE OF COLORADO

4. COLORADO COMMUNITY BANK OF CASTLE ROCK TM BENEFICIARY UNDER DEED OF TRUST RECORDED APRIL 16, 1998 IN BOOK 1537 AT PAGE 267

STATE OF COLORADO )  
COUNTY OF DOUGLAS )  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF MAY 1998, BY Mitch L. Carter AS Executive Vice President  
WITNESS MY HAND AND OFFICIAL SEAL. MY COMMISSION EXPIRES 4-23-01  
Susan I. Rasmussen  
NOTARY PUBLIC  
STATE OF COLORADO

**TITLE CERTIFICATE:**

Land Title Guaranty Company BEING AN AUTHORIZED REPRESENTATIVE OF Land Title Guaranty Company, 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, MORTGAGES AND LIENHOLDERS OF THE PROPERTY ARE LISTED IN THE CERTIFICATE OF OWNERSHIP AND DEDICATION.

SIGNED THIS 7th DAY OF May, 1998.  
BY: Stanley D. Mikelson AUTHORIZED REPRESENTATIVE  
BY: Land Title Guaranty Company TITLE INSURANCE COMPANY

**PLANNING COMMISSION APPROVAL**

THIS PLAN WAS RECOMMENDED FOR APPROVAL BY THE PLANNING COMMISSION OF THE TOWN OF CASTLE ROCK, COLORADO, THIS 4th DAY OF Feb, A.D., 1998

ATTEST:  
Chairman 4/28/98 Chairman 6-25-98  
DATE DATE PLANNING DIRECTOR DATE

**TOWN COUNCIL APPROVAL**

THIS PLAN WAS APPROVED BY THE TOWN COUNCIL OF THE TOWN OF CASTLE ROCK, COLORADO, THIS 26th DAY OF Feb, A.D., 1998

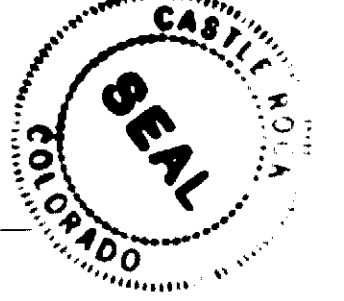
ATTEST:  
Mayor 6-22-98 Town Clerk 6-22-98  
DATE DATE TOWN CLERK DATE  
OWNER: SDM/ADM LIMITED LIABILITY COMPANY

**DOUGLAS COUNTY CLERK AND RECORDER'S CERTIFICATE:**

STATE OF COLORADO )  
COUNTY OF DOUGLAS )

I HEREBY CERTIFY THAT THIS PLAT WAS FILED IN MY OFFICE ON THE 26 DAY OF June 1998 AT 11:32 O'CLOCK A.M. AND WAS RECORDED UNDER RECEPTION NUMBER 884197

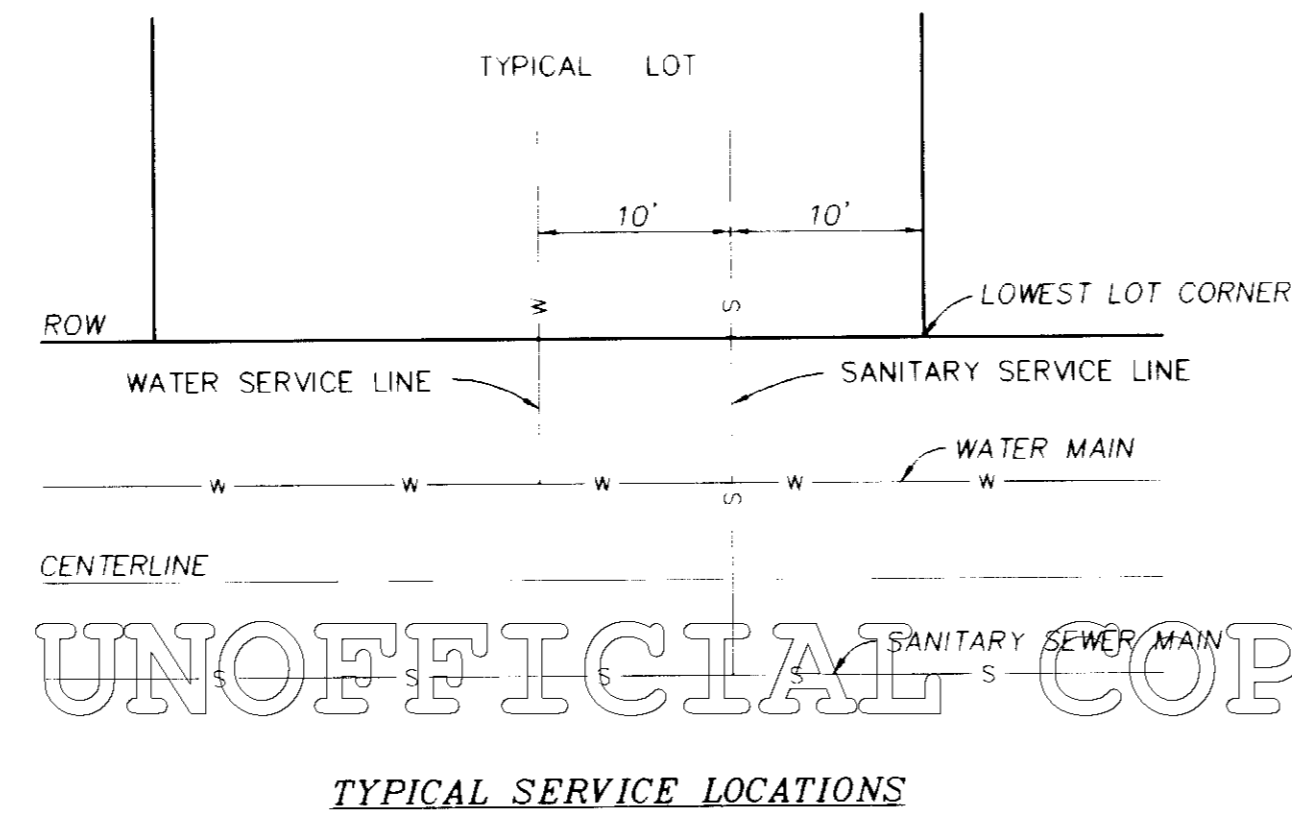
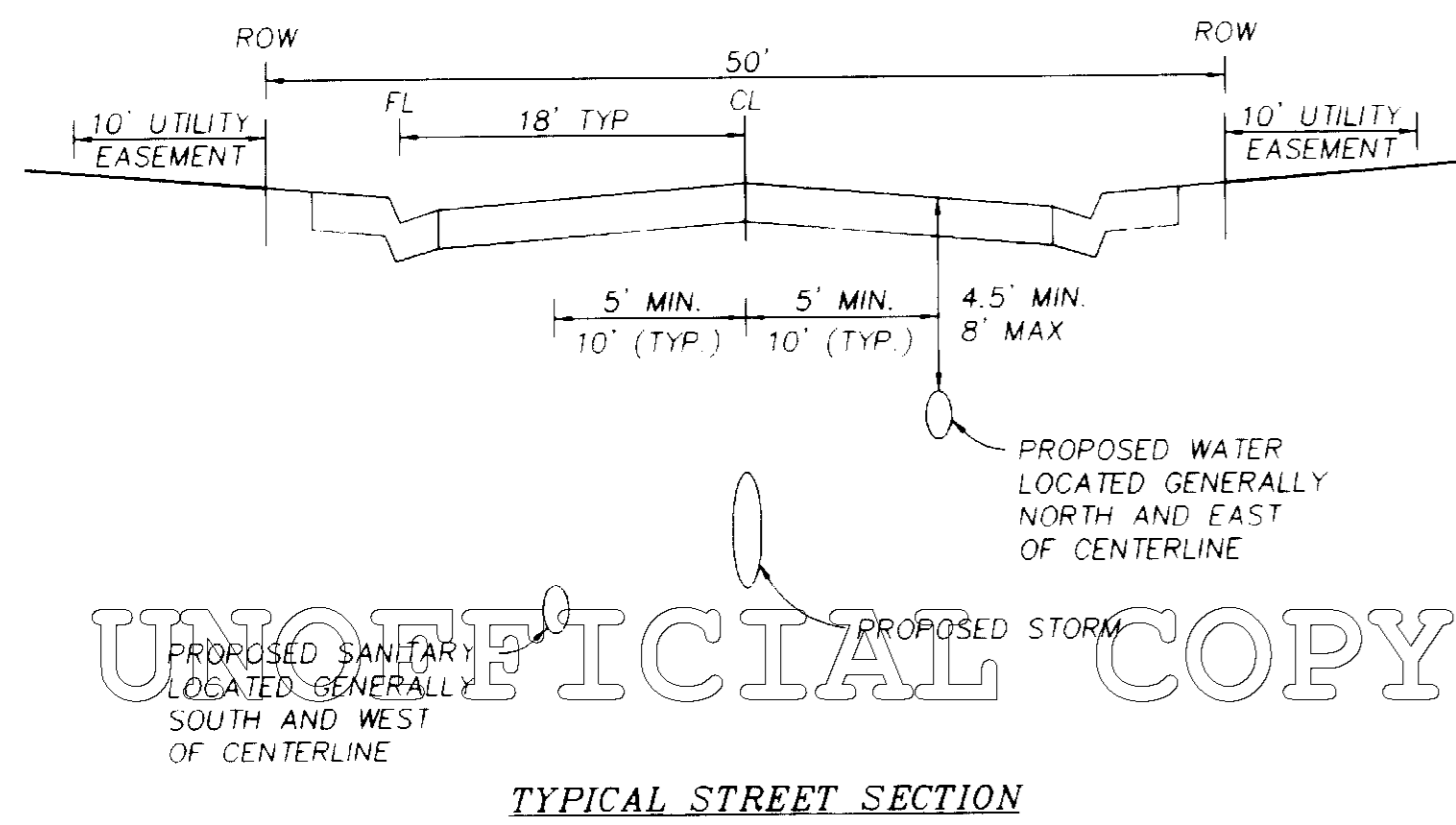
Wanda W. Lively  
DOUGLAS COUNTY CLERK AND RECORDER



No.	DATE	REVISIONS	APPR.	PROJECT No. 97-052-F18	DRAWN RAR	DESIGNED RAR	CHECKED RAR	PREPARED FOR: SDM/ADM, LIMITED LIABILITY COMPANY 512 WILCOX STREET CASTLE ROCK, CO 80104	 706-B South Arroyo Way, Englewood, CO 80102-2006 Phone (303) 228-0802 / Fax (303) 228-1099	FOUNDERS VILLAGE FILING NO. 18 FINAL PLANNED DEVELOPMENT SITE PLAN COVER SHEET	DATE 8/97
											SHEET 1 of 7

**FINAL PD SITE PLAN  
FOUNDERS VILLAGE FILING NO. 18**

A PART OF THE SOUTHEAST 1/4 OF SECTION 7, THE SOUTHWEST 1/4 OF SECTION 8 AND THE NORTHWEST 1/4 OF SECTION 17  
TOWNSHIP 8 SOUTH, RANGE 66 WEST OF THE 6TH P.M.  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO  
**SHEET 2 OF 7**



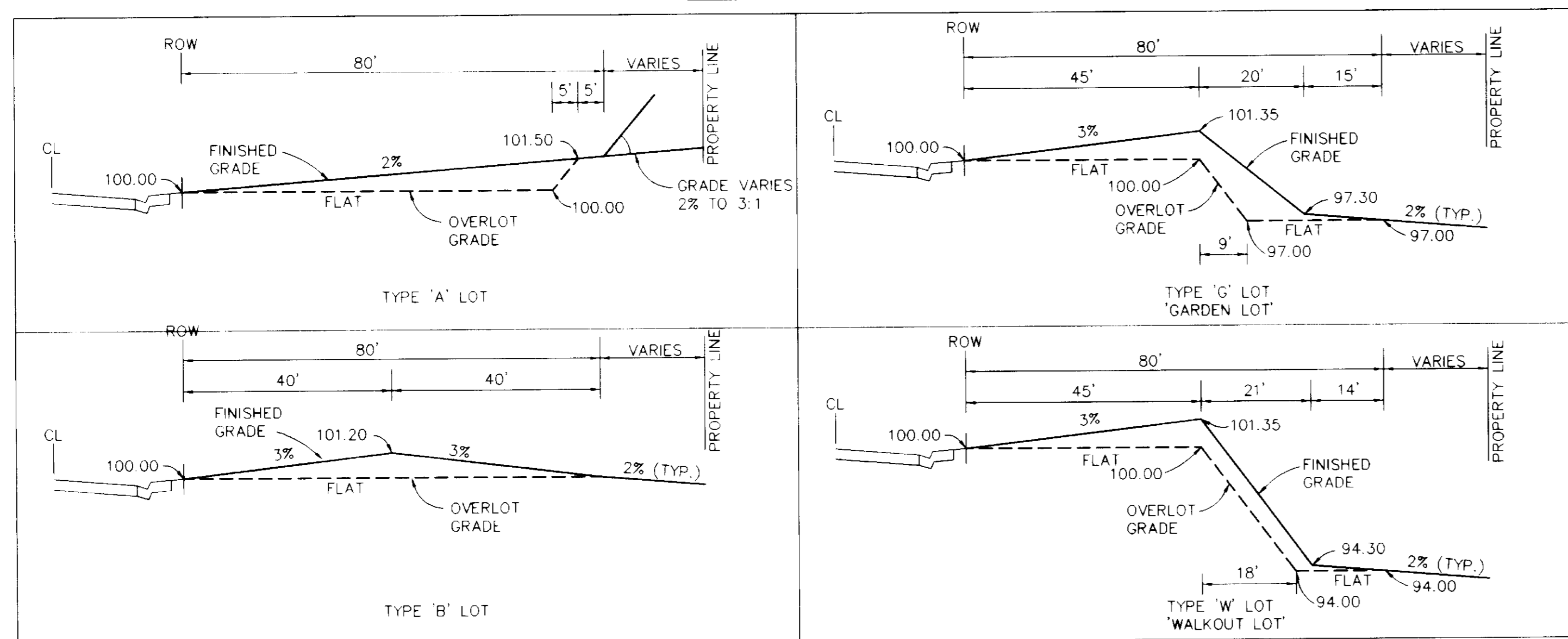
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**GRADING TEMPLATES**



No.	DATE	REVISIONS	APPR.
3	4/30/98	OWNERSHIP CHANGE	TWC
2	1/14/98	TOWN REFERRAL COMMENTS 1-2-98	RAR
1	11/25/97	TOWN REFERRAL COMMENTS 10-24-97	RAR

PROJECT No. 97-052-F18

DRAWN  
RAR  
DESIGNED  
RAR  
CHECKED

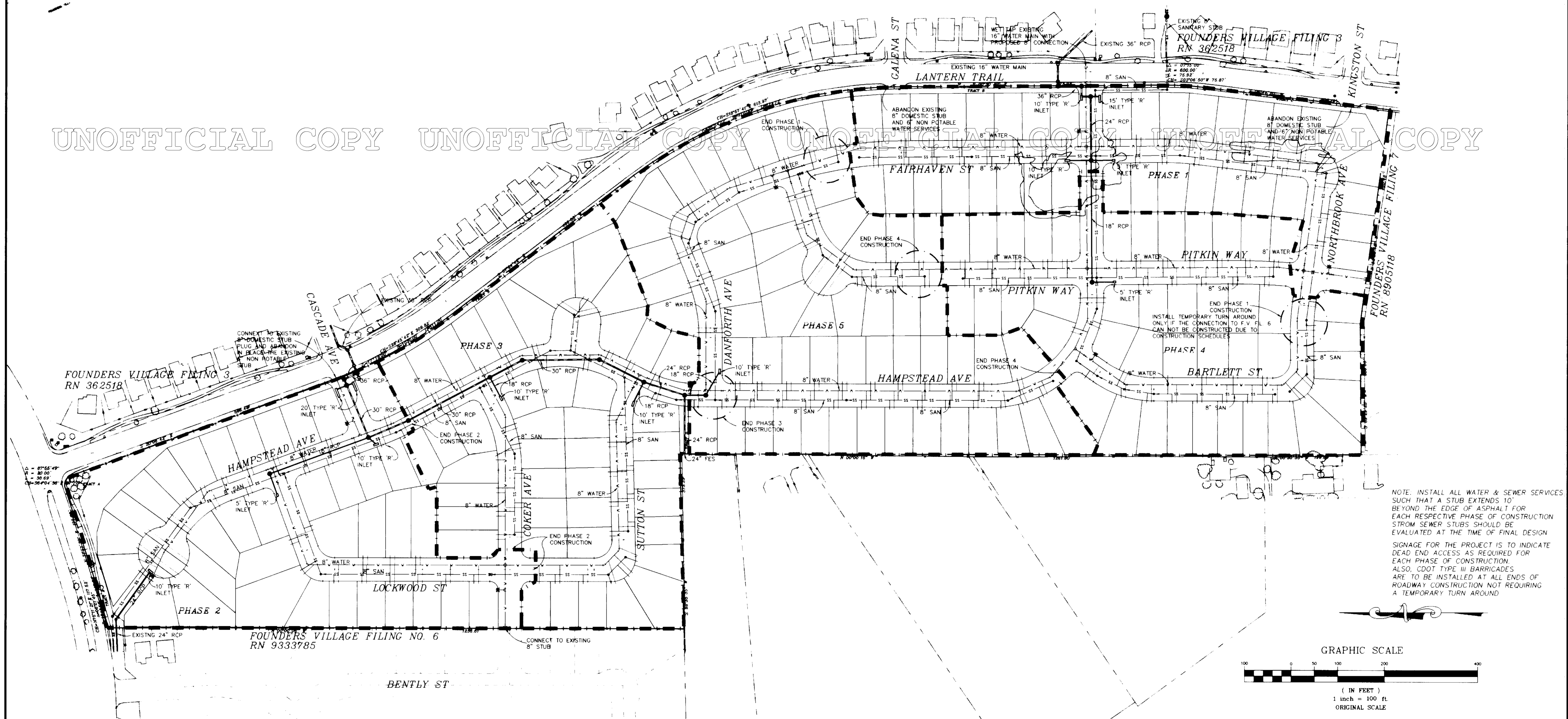
PREPARED FOR:  
SDM/ADM. LIMITED LIABILITY COMPANY  
512 WILCOX STREET  
CASTLE ROCK, CO 80104

**ICON**  
ENGINEERING, INC  
703-B South Pitkin Way, Englewood, CO 80122-2004  
Phone (303) 221-0602 / Fax (303) 221-1019

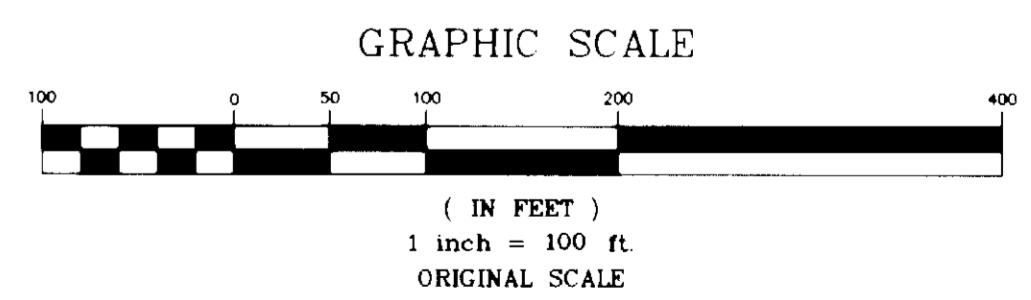
FOUNDERS VILLAGE FILING NO. 18  
FINAL PLANNED DEVELOPMENT SITE PLAN  
DETAIL SHEET

DATE  
8/97  
SHEET  
2 OF 7

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NOTE: INSTALL ALL WATER & SEWER SERVICES SUCH THAT A STUB EXTENDS 10' BEYOND THE EDGE OF ASPHALT FOR EACH RESPECTIVE PHASE OF CONSTRUCTION. STORM SEWER STUBS SHOULD BE EVALUATED AT THE TIME OF FINAL DESIGN. SIGNAGE FOR THE PROJECT IS TO INDICATE DEAD END ACCESS AS REQUIRED FOR EACH PHASE OF CONSTRUCTION. ALSO, CDOT TYPE III BARRICADES ARE TO BE INSTALLED AT ALL ENDS OF ROADWAY CONSTRUCTION NOT REQUIRING A TEMPORARY TURN AROUND.



No.	DATE	REVISIONS	APPR.
3	4/30/98	OWNERSHIP CHANGE	TWC
2	1/14/98	TOWN REFERAL COMMENTS 1-2-98	RAR
1	11/25/97	TOWN REFERAL COMMENTS 10-24-97	RAR

PROJECT No. 97-052-F18

DRAWN  
RAR  
DESIGNED  
RAR  
CHECKED  
RAR

PREPARED FOR:  
SDM/ADM, LIMITED LIABILITY COMPANY  
512 WILCOX STREET  
CASTLE ROCK, CO 80104

**ICON**  
 ENGINEERING, INC.  
 7008 S. South Platte River, Englewood, CO 80150-3306  
 Phone: (303) 281-0800 / Fax: (303) 281-1000

FOUNDERS VILLAGE FILING NO. 18  
 FINAL PLANNED DEVELOPMENT SITE PLAN  
 OVERALL UTILITY SHEET

DATE  
8/97

SHEET  
3 OF 7





# PLANT LIST

KEY QTY.	PLANT NAME	SIZE & REMARKS
<b>TREES:</b>		
F.P.A.	14 Fraxinus penn. 'Patmore' - Patmore Ash	2.5" Cal.; B&B
F.P.E.	3 Fraxinus pennsylvanica - Green Ash	2.5" Cal.; B&B
M.R.A.	12 Malus x 'Radiant' - Radiant Crabapple	2.0" Cal.; B&B
M.S.S.	7 Malus x 'Spring Snow' - Spring Snow Crabapple	2.0" Cal.; B&B
P.I.P.	8 Picea pungens 'Glauca' - Colorado Blue Spruce	6' Ht.; B&B
P.NI.	20 Pinus nigra - Austrian Pine	6' Ht.; B&B
T.A.M.	11 Tilia americana - American Linden	2.5 Cal.; B&B
<b>SHRUBS:</b>		
A.M.A.	4 Amelanchier alnifolia - Serviceberry	#5 Cont.; 3'-4' Ht.
C.N.S.	14 Cornus sericea colo. - Colo. Redtwig Dogwood	#5 Cont.; 2'-3' Ht.
C.O.L.	11 Cotoneaster lucidus - Hedge Cotoneaster	#5 Cont.; 2'-3' Ht.
J.U.B.	2 Juniperus horiz. 'B.C.' - Blue Chip Juniper	#5 Cont.; 18"-24" Spr.
<b>LANDSCAPE MATERIALS:</b>		
R.M.	Rock Mulched Areas - 3" layer of 1.5" dia. river rock over weed barrier.	
S.O.D.	Bluegrass mix sodded area, incl. soil prep and fine grading.	
S.T.E.	Steel Edging - 6"x1/8" sized steel strap, bolted at the joints.	

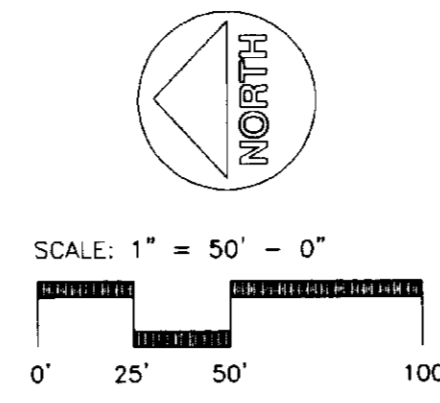
NOTE: The Contractor shall be responsible for plant quantities shown and noted on the plan drawings which shall take precedence over plant quantities listed in the "PLANT LIST".

## GENERAL NOTES:

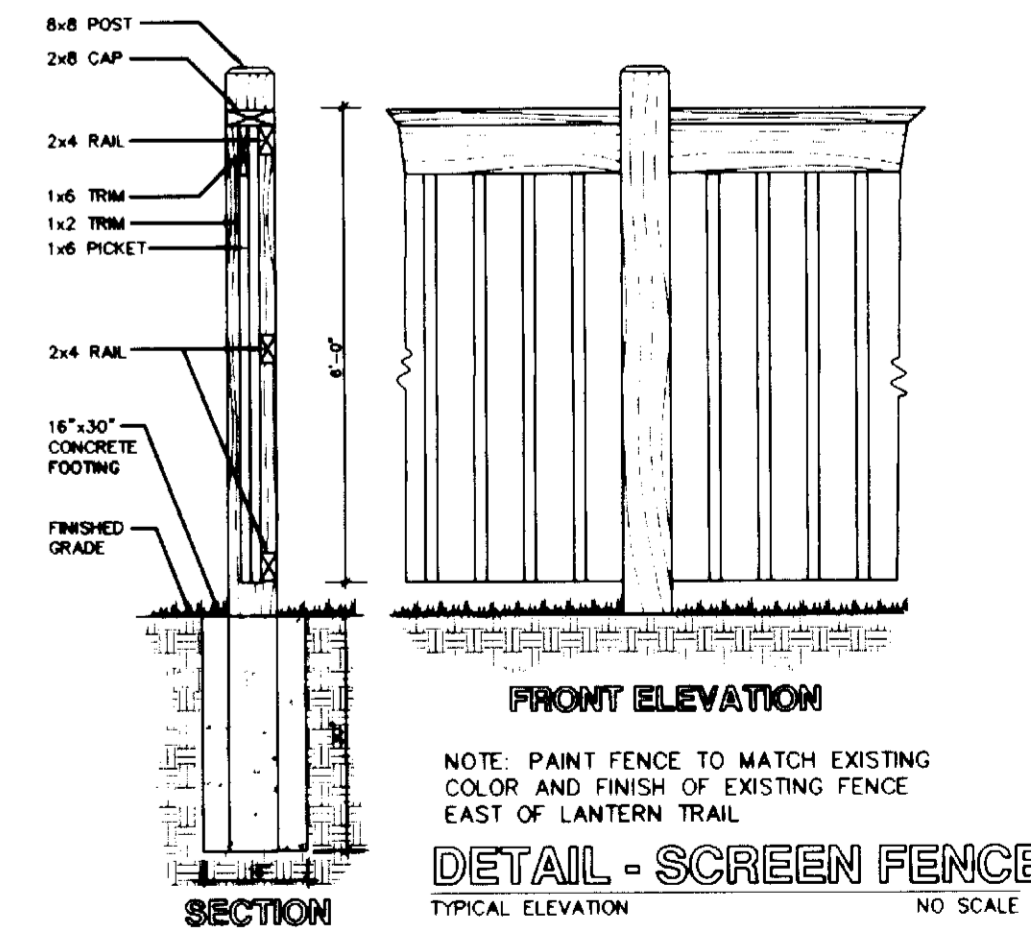
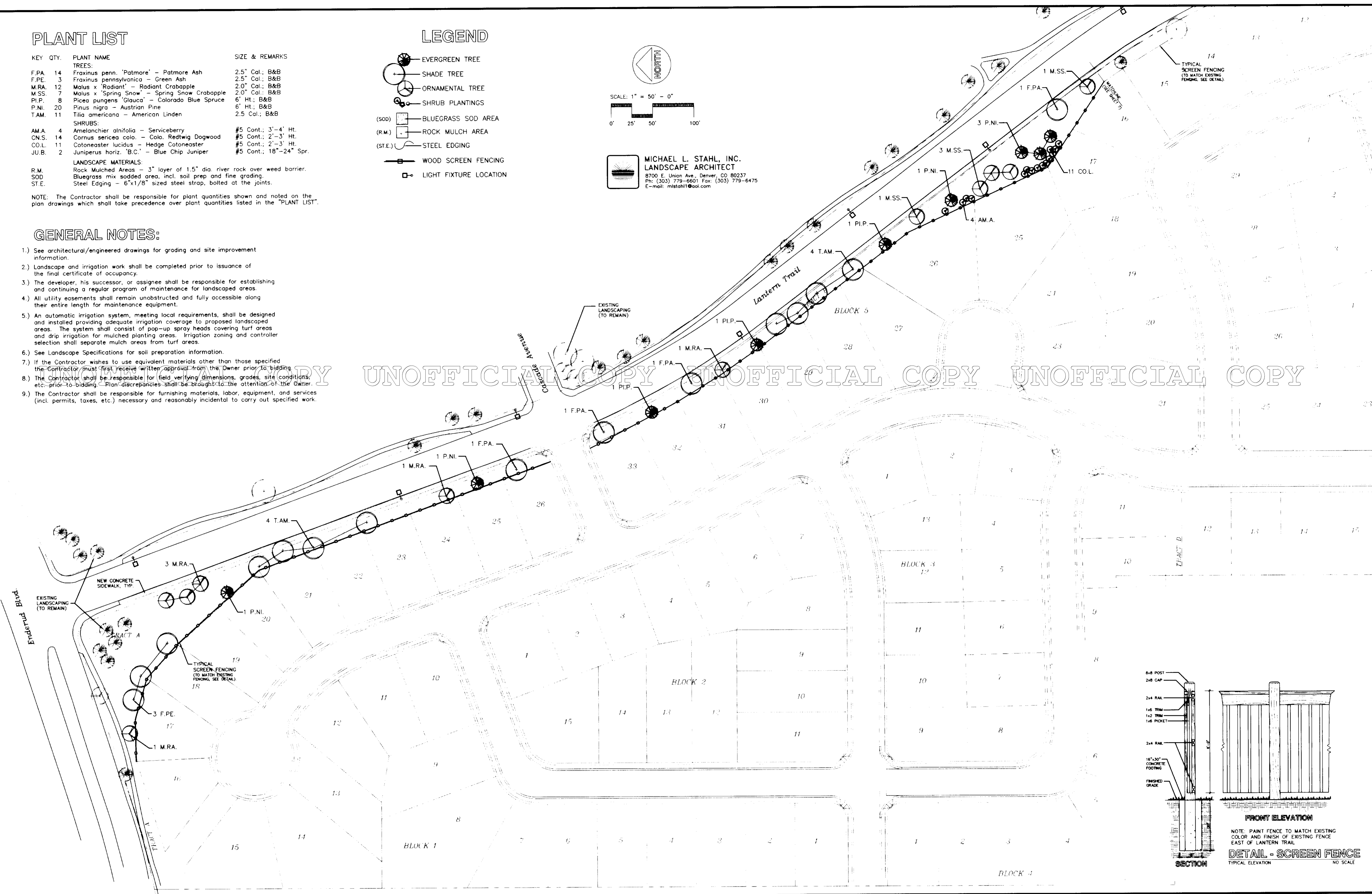
- See architectural/engineered drawings for grading and site improvement information.
- Landscape and irrigation work shall be completed prior to issuance of the final certificate of occupancy.
- The developer, his successor, or assignee shall be responsible for establishing and continuing a regular program of maintenance for landscaped areas.
- All utility easements shall remain unobstructed and fully accessible along their entire length for maintenance equipment.
- An automatic irrigation system, meeting local requirements, shall be designed and installed providing adequate irrigation coverage to proposed landscaped areas. The system shall consist of pop-up spray heads covering turf areas and drip irrigation for mulched planting areas. Irrigation zoning and controller selection shall separate mulch areas from turf areas.
- See Landscape Specifications for soil preparation information.
- If the Contractor wishes to use equivalent materials other than those specified the Contractor must first receive written approval from the Owner prior to bidding.
- The Contractor shall be responsible for field verifying dimensions, grades, site conditions, etc. prior to bidding. Plan discrepancies shall be brought to the attention of the Owner.
- The Contractor shall be responsible for furnishing materials, labor, equipment, and services (incl. permits, taxes, etc.) necessary and reasonably incidental to carry out specified work.

## LEGEND

- EVERGREEN TREE
- SHADE TREE
- ORNAMENTAL TREE
- SHRUB PLANTINGS
- BLUEGRASS SOD AREA
- ROCK MULCH AREA
- STEEL EDGING
- WOOD SCREEN FENCING
- LIGHT FIXTURE LOCATION



MICHAEL L. STAHL, INC.  
LANDSCAPE ARCHITECT  
8700 E. Union Ave., Denver, CO 80237  
Ph: (303) 779-8601 Fax: (303) 779-6475  
E-mail: msta11@co.rr.com



No.	DATE	REVISIONS	APPR.

PROJECT No. 97-052-F18

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CHECKED

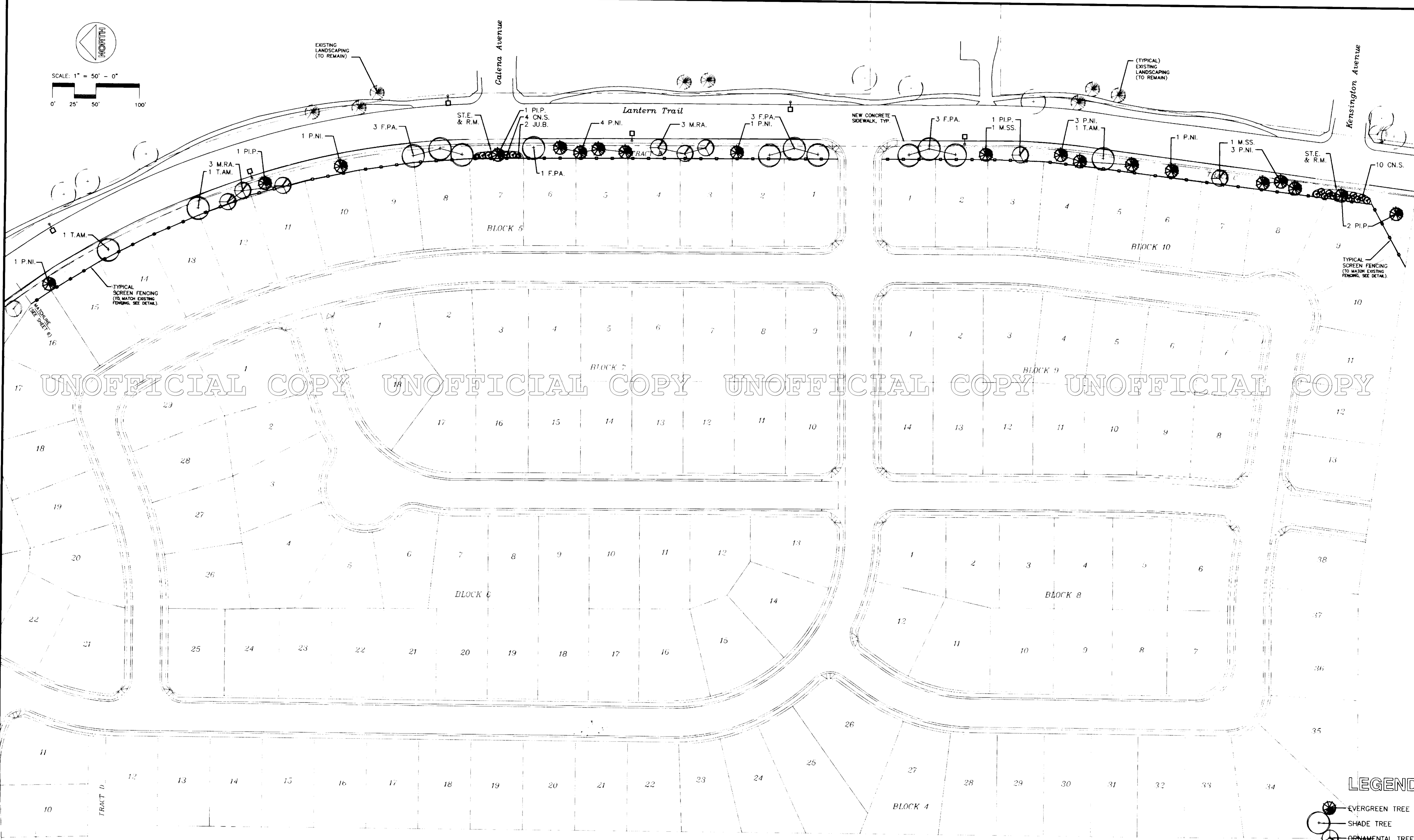
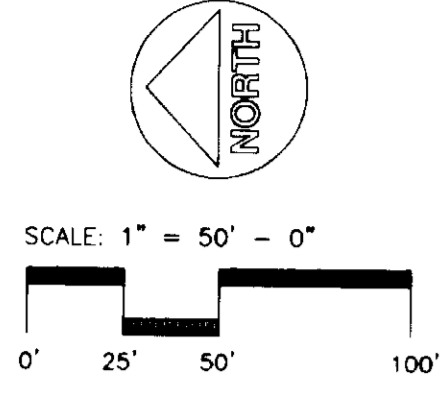
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**ICON**  
ENGINEERING, INC.  
706-B South Platte Way, Englewood, CO 80150  
Phone (303) 221-0802 / Fax (303) 221-1019

**FOUNDERS VILLAGE FILING NO. 18**  
LANDSCAPE PLAN

DATE  
1/98

SHEET  
6 OF 7



- LEGEND**
- EVERGREEN TREE
  - SHADE TREE
  - ORNAMENTAL TREE
  - SHRUB PLANTINGS
  - (SOD) BLUEGRASS SOD AREA
  - (R.M.) ROCK MULCH AREA
  - (S.T.E.) STEEL EDGING
  - WOOD SCREEN FENCING
  - LIGHT FIXTURE LOCATION

MICHAEL L. STAHL, INC.  
 LANDSCAPE ARCHITECT  
 8700 E. Union Ave., Denver, CO 80237  
 Ph: (303) 779-8601 Fax: (303) 778-6475  
 E-mail: mlstahl@aol.com

No.	DATE	REVISIONS	APPR.

PROJECT No. 97-052-F18

DRAWN  
 DESIGNED  
 CHECKED

PREPARED FOR:  
 SDM/ADM LIMITED LIABILITY COMPANY  
 512 WILCOX STREET  
 CASTLE ROCK, CO 80104

**ICON**  
 ENGINEERING, INC.  
 7068 South Ribon Way Englewood, CO 80150-2006  
 Phone (303) 225-0602 / Fax (303) 225-1009

FOUNDERS VILLAGE FILING NO. 18  
 LANDSCAPE PLAN

DATE  
 1/98  
 SHEET  
 7 OF 7