

2005030518 9 PGS

PLAT IDENTIFICATION SHEET

Crowfoot No. 2 LLC

GRANTOR(owner)

OFFICIAL RECORDS
DOUGLAS COUNTY CO
CAROLE R. MURRAY
CLERK & RECORDER
RECORDING FEE: \$81.00
9 PGS

2005030518
04/07/2005 03:30 PM

Milestone 4, Lot 1, 7th Amendment Final PD Site Plan

GRANTEE(name of plat)

Milestone

Subdivision/Condo Name

4

Filing

1

Phase

Lot

Building

Block

Unit

OLD LEGAL(Section)

(Township)

(Range)

Cross reference#s (reception#s Book – Page)

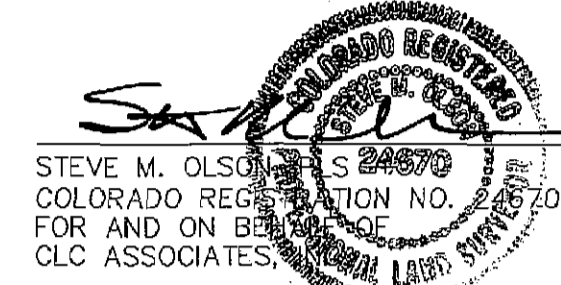
FINAL PD SITE PLAN FOR LOT 1, MILESTONE FILING NO. 4, 7TH AMENDMENT COVER SHEET

LEGAL DESCRIPTION

LOT 1, MILESTONE FILING NO. 4, 7TH AMENDMENT, COUNTY OF DOUGLAS, STATE OF COLORADO.

SURVEYOR'S STATEMENT

I, STEVE M. OLSON, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY AND LEGAL DESCRIPTION REPRESENTED BY THE LOT 1, MILESTONE FILING NO. 4, 7TH AMENDMENT FINAL PD SITE PLAN WAS MADE UNDER MY SUPERVISION AND THE MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THIS SITE PLAN ACCURATELY REPRESENTS THAT SURVEY.


STEVE M. OLSON
COLORADO REGISTRATION NO. 24879
FOR AND ON BEHALF OF
CLC ASSOCIATES

3.14.05
DATE

BENCHMARK

THE PROJECT BENCHMARK IS A CHISELED CROWS FOOT IN THE HANDICAP RAMP AT THE SOUTHWEST CORNER OF FRONT STREET AND FOUNDERS PARKWAY, ELEV. 6238.00 FEET, ROCKY MOUNTAIN CONSULTANTS' PROJECT DATUM DATED 1997. THE RELATIVE NAVD 88, TOWN OF CASTLE ROCK ELEVATION = 6241.67'. THE VERTICAL SHIFT BEING BASED ON A FOUND TOWN OF CASTLE ROCK BENCHMARK #19, BEING THE SOUTHEAST CORNER OF THE JUSTICE CENTER PROPERTY, THE WEST ROW OF I-25, AND THE NORTH ROW OF BLACK FEATHER TRAIL. BENCHMARK #19 HAS A TOWN OF CASTLE ROCK PUBLISHED ELEVATION OF 6191.80.

BASIS OF BEARINGS

BEARINGS ARE BASED ON THE SOUTHEAST LINE OF LOT 2 MILESTONE FILING NO. 4, 7TH AMENDMENT ASSUMED TO BEAR SOUTH 28 DEGREES 41 MINUTES 24 SECONDS WEST BETWEEN MONUMENTS FOUND AND SHOWN HEREON.

GENERAL NOTES

1. THE PROPERTY IS VACANT AND WITHOUT ANY BUILDINGS. NO SIGNIFICANT NATURAL FEATURES EXIST IN OR WITHIN 100 FEET OF THE PROPERTY BOUNDARY.
2. IMMEDIATELY ADJACENT PROPERTY AND THIS PROPERTY ARE ZONED PD WITH IB USE.
3. ALL SIGNAGE WILL COMPLY WITH THE TOWN OF CASTLE ROCK CODES AND ORDINANCES AND APPROVED UNDER A SEPARATE PERMIT BY THE BUILDING DEPARTMENT.
4. SITE LIGHT POLES AND FIXTURES, AS SHOWN ON THE ATTACHED PHOTOMETRIC PLAN, WILL MATCH THOSE USED THROUGHOUT THE DEVELOPMENT.
5. FIRE LANE SIGNS ARE TO BE INSTALLED PER FIRE DEPARTMENT REQUIREMENTS.
6. PHASING OF THE BUILDING IS NOT ANTICIPATED.
7. THE TOWN REQUIRES THAT MAINTENANCE ACCESS BE PROVIDED TO ALL STORM DRAINAGE FACILITIES TO ASSURE CONTINUOUS OPERATIONAL CAPABILITY OF THE SYSTEM. THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL DRAINAGE FACILITIES INCLUDING INLETS, PIPES, CULVERTS, CHANNELS, DITCHES, HYDRAULIC STRUCTURES AND DETENTION BASINS LOCATED ON THEIR LAND UNLESS MODIFIED BY THE SUBDIVIDER'S AGREEMENT. SHOULD THE OWNER FAIL TO ADEQUATELY MAINTAIN SAID FACILITIES, THE TOWN SHALL HAVE THE RIGHT TO ENTER SAID LAND FOR THE PURPOSES OF OPERATIONS AND MAINTENANCE. ALL SUCH MAINTENANCE COSTS WILL BE ASSESSED TO THE PROPERTY OWNER. THE MAINTENANCE COSTS SHALL INCLUDE ALL ACTUAL COSTS FOR LABOR, EQUIPMENT AND MATERIALS AND A 15% FEE.
8. NO SOLID OBJECT EXCEEDING 30" IN HEIGHT ABOVE THE FLOWLINE ELEVATION OF THE ADJACENT STREET, INCLUDING BUT NOT LIMITED TO BUILDINGS, UTILITY CABINETS, WALLS, FENCES, TREES, LANDSCAPE PLANTINGS, CUT SLOPES, AND BERMS, SHALL BE PLACED IN A SIGHT DISTANCE EASEMENT.
9. THE DEVELOPER SHALL BE RESPONSIBLE FOR COMPLIANCE WITH THE TOWN OF CASTLE ROCK'S CURRENT WATER USE MANAGEMENT PROGRAM IMPLEMENTATION POLICY.
10. ALL EMERGENCY ACCESS SIGNAGE SHALL COMPLY WITH THE TOWN OF CASTLE ROCK FIRE DEPARTMENT REQUIREMENTS.
11. ALL EMERGENCY ACCESS ROADS, EMERGENCY ACCESS GATES AND SIGNAGE SHALL COMPLY WITH THE TOWN OF CASTLE ROCK FIRE DEPARTMENT REQUIREMENTS.
12. APPROVAL OF THE FINAL PD SITE PLAN DOES NOT CONSTITUTE APPROVAL OF ANY DEVIATIONS FROM TOWN REGULATIONS AND STANDARDS. ALL DEVIATIONS FROM TOWN REGULATIONS AND STANDARDS ARE SUBJECT TO THE APPROPRIATE PROCEDURES FOR APPROVAL.
13. THE PROVISION OF MUNICIPAL WATER TO LOT 1 IS SUBJECT TO THE TERMS AND CONDITIONS OF THE MILESTONE FILING NO. 4 SUBDIVISION IMPROVEMENT AGREEMENT RECORDED DECEMBER 21, 1998 AT RECEPTION NO. 98105513 AND ACCORDINGLY 2 SFE ARE DEBITED FROM THE WATER BANK.
14. THE SITE LIES IN THE MINOR SKYLINE DISTRICT.

FLOOD PLAIN NOTE

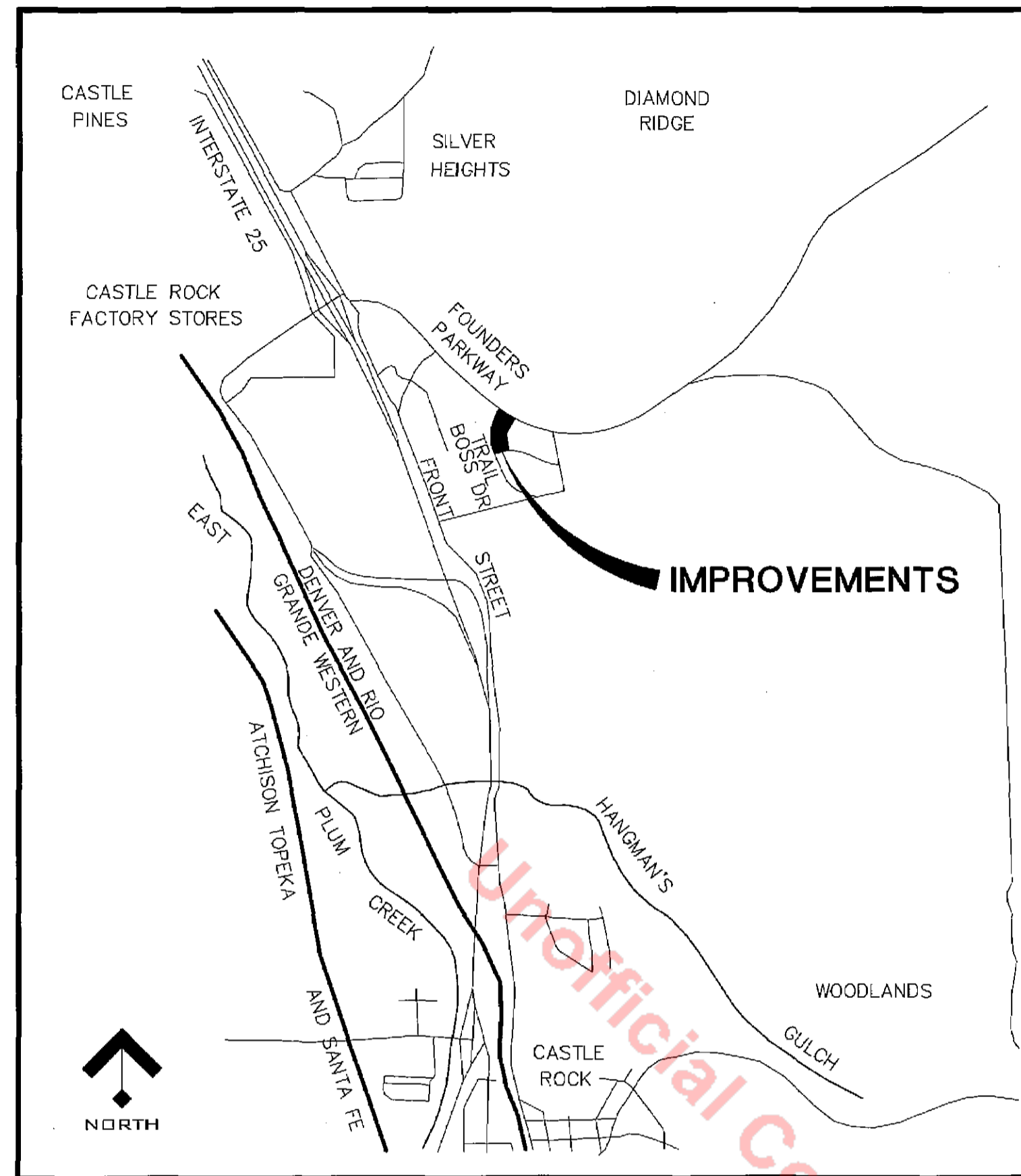
1. ACCORDING TO FIRM MAP 080050 0186 C THE SITE LIES IN ZONE X; OUTSIDE OF THE 100 YEAR FLOOD PLAIN.

LAND USE SUMMARY

ZONING PD WITH IB USE
LOT 1 AREA 80,589 SQ. FT. (1.8501 AC.)
BUILDING AREA COVERAGE 10,864 S.F.
MAXIMUM BUILDING AREA COVERAGE 35%

DEVELOPMENT STANDARDS-LOT 1

COMMERCIAL DEVELOPMENT STANDARDS	REQUIRED	PROVIDED
LANDSCAPE AREA	8,059 S.F.	26,258 S.F.
BUILDING FOOTPRINT	N/A	10,864 S.F.
PAVED PARKING	N/A	9,985 S.F.
SIDEWALK, STREETS, ETC.	N/A	33,471 S.F.
TOTAL BLDG./PKG./HARDSCAPE AREA	N/A	54,330 S.F.
MIN. BUILDING SETBACKS		
BUILDING FRONT (SW)	N/A	240-340 FEET
BUILDING SIDE (NW)	N/A	20-50 FEET
BUILDING SIDE (SE)	N/A	20-50 FEET
BUILDING REAR (NE)	N/A	50-80 FEET
MAX. BUILDING HEIGHT	50 FEET - PERMITTED	28.5 FEET
OFF-STREET PARKING	5.0 SP./1000 SF GFA	5.61 SP./1000 SF GFA
STANDARD SPACES	52	58
HANDICAP SPACES	3	3
TOTAL SPACES	55	61



VICINITY MAP
SCALE: 1" = 1000'

DEVELOPER

DRAKE REAL ESTATE SERVICES LLC
600 17TH STREET
SUITE 700 SOUTH
DENVER, COLORADO 80202
TELEPHONE: (303) 825-8500
CONTACT: MR. JON HAUSER

OWNER

CROWFOOT NO. 2 LLC
c/o PARK LAND COMPANY
7600 E. ARAPAHOE ROAD
SUITE 211
CENTENNIAL, COLORADO 80112
TELEPHONE: (303) 771-3344
CONTACT: MR. GLEN R. SMITH, MANAGER

**CIVIL ENGINEER, SURVEYOR,
LANDSCAPE ARCHITECT, ARCHITECT**

CLC ASSOCIATES, INC.
8480 E. ORCHARD ROAD
SUITE 2000
GREENWOOD VILLAGE, COLORADO 80111
TELEPHONE: (303) 770-5600
FAX: (303) 770-2349
CONTACT: MR. JOEL TOMPKINS, P.E.

UTILITY PROVIDERS

WATER TOWN OF CASTLE ROCK
SEWER TOWN OF CASTLE ROCK
GAS AQUILA
ELECTRICITY I.R.E.A.
TELEPHONE QWEST COMMUNICATIONS
CATV AT&T BROADBAND

SHEET INDEX

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- 3 GRADING PLAN
- 4 UTILITY PLAN
- 5 ARCHITECTURAL ELEVATIONS
- 6 LANDSCAPE PLAN
- 7 LANDSCAPE DETAILS
- 8 PHOTOMETRIC PLAN

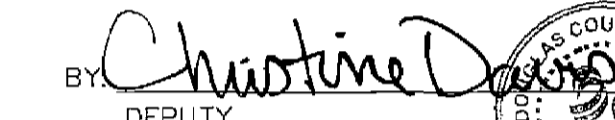
TOWN APPROVAL

THE FINAL PD SITE PLAN FOR LOT 1, MILESTONE FILING NO. 4, 7TH AMENDMENT WAS APPROVED BY DEVELOPMENT SERVICES FOR THE TOWN OF CASTLE ROCK, COLORADO, ON THE 6 DAY OF April, 2005.

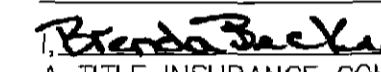

DIRECTOR OF DEVELOPMENT SERVICES
DATE 4-6-05

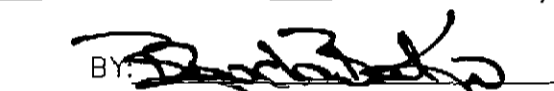
RECORDER'S CERTIFICATE

THIS FINAL PD SITE PLAN WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF DOUGLAS COUNTY AT 3:30 P.M. ON THE 7th DAY OF April, 2005
2005030518

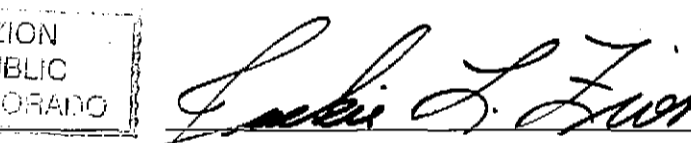
DOUGLAS COUNTY CLERK AND RECORDER
BY 
DEPUTY

TITLE CERTIFICATION

 BEING AN AUTHORIZED REPRESENTATIVE OF land title
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 OWNER'S, MORTGAGEES AND LIEN HOLDERS OF THE PROPERTY ARE LISTED IN THE CERTIFICATE OF OWNERSHIP.

SIGNED THIS 17th DAY OF March, 2005
BY 

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF March, 2005

WITNESS MY HAND AND SEAL
MY COMMISSION EXPIRES: 
NOTARY PUBLIC

OWNERSHIP CERTIFICATION


THE UNDERSIGNED ARE ALL OF THE OWNERS OF CERTAIN LANDS KNOWN HEREIN AS LOT 1, MILESTONE FILING NO. 4, 7TH AMENDMENT, TOWN OF CASTLE ROCK, DOUGLAS COUNTY, COLORADO.


PROPERTY OWNER:
CROWFOOT NO. 2 LLC, A COLORADO LIMITED LIABILITY COMPANY
c/o PARK LAND COMPANY
7600 E. ARAPAHOE ROAD, STE. 211
CENTENNIAL, COLORADO 80112


MR. GLEN R. SMITH
MANAGER

SIGNED THIS 17th DAY OF March, 2005

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 17th DAY OF March, 2005

WITNESS MY HAND AND SEAL
MY COMMISSION EXPIRES: 
NOTARY PUBLIC



CLC ASSOCIATES
8480 E. ORCHARD RD.
SUITE 2000
GREENWOOD VILLAGE
COLORADO 80111
P 303 770 5600
F 303 770 2349
CLCASSOC.COM

ARCHITECTURE
ENGINEERING PLANNING
LANDSCAPE ARCHITECTURE
LAND SURVEYING

FINAL PD SITE PLAN
LOT 1, MILESTONE FILING NO. 4
7TH AMENDMENT
CASTLE ROCK, COLORADO

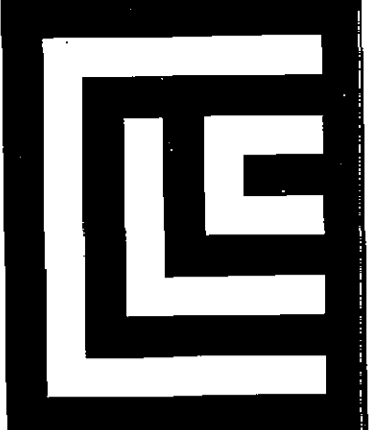
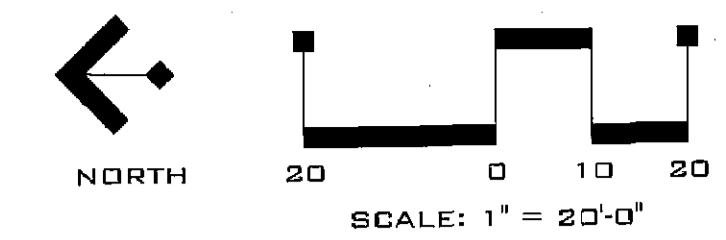
DESCRIPTION
INITIAL RECORDED
DATE
03-14-05

PROJECT #: 04-0218
DRAWN BY: JLS
DESIGNED BY: JLS
CHECKED BY: JDT

COVER SHEET

1 OF 8

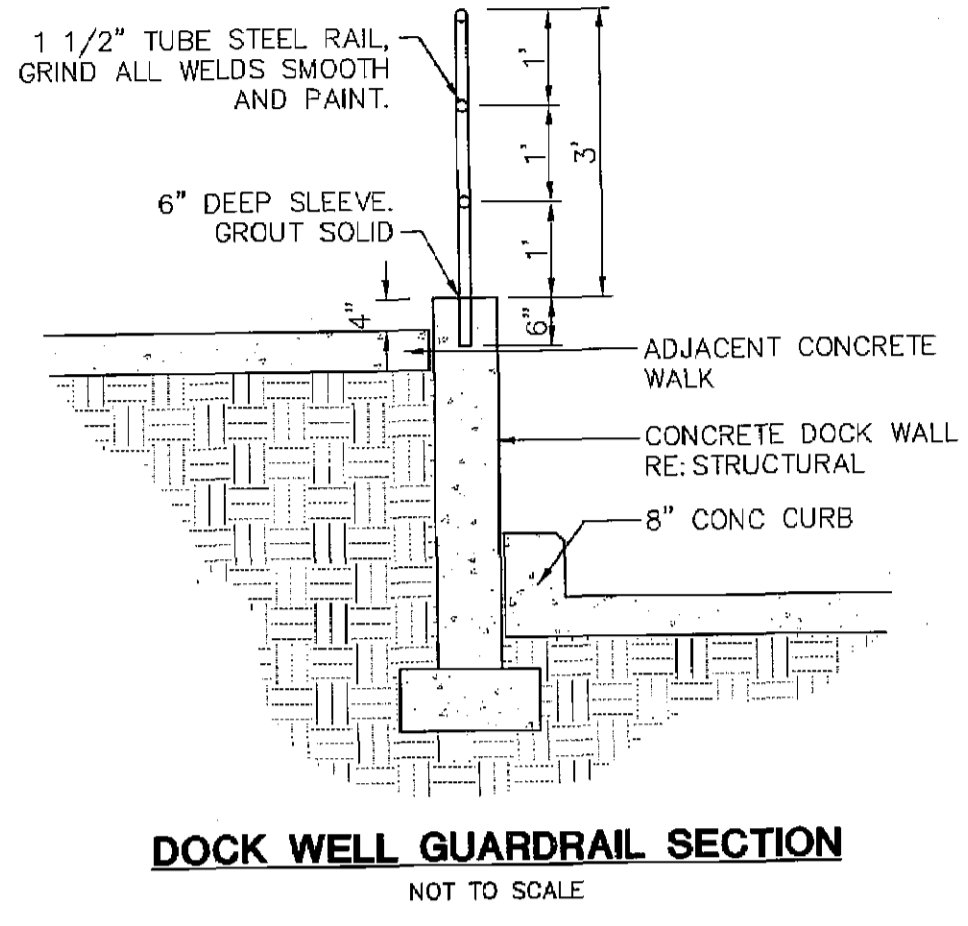
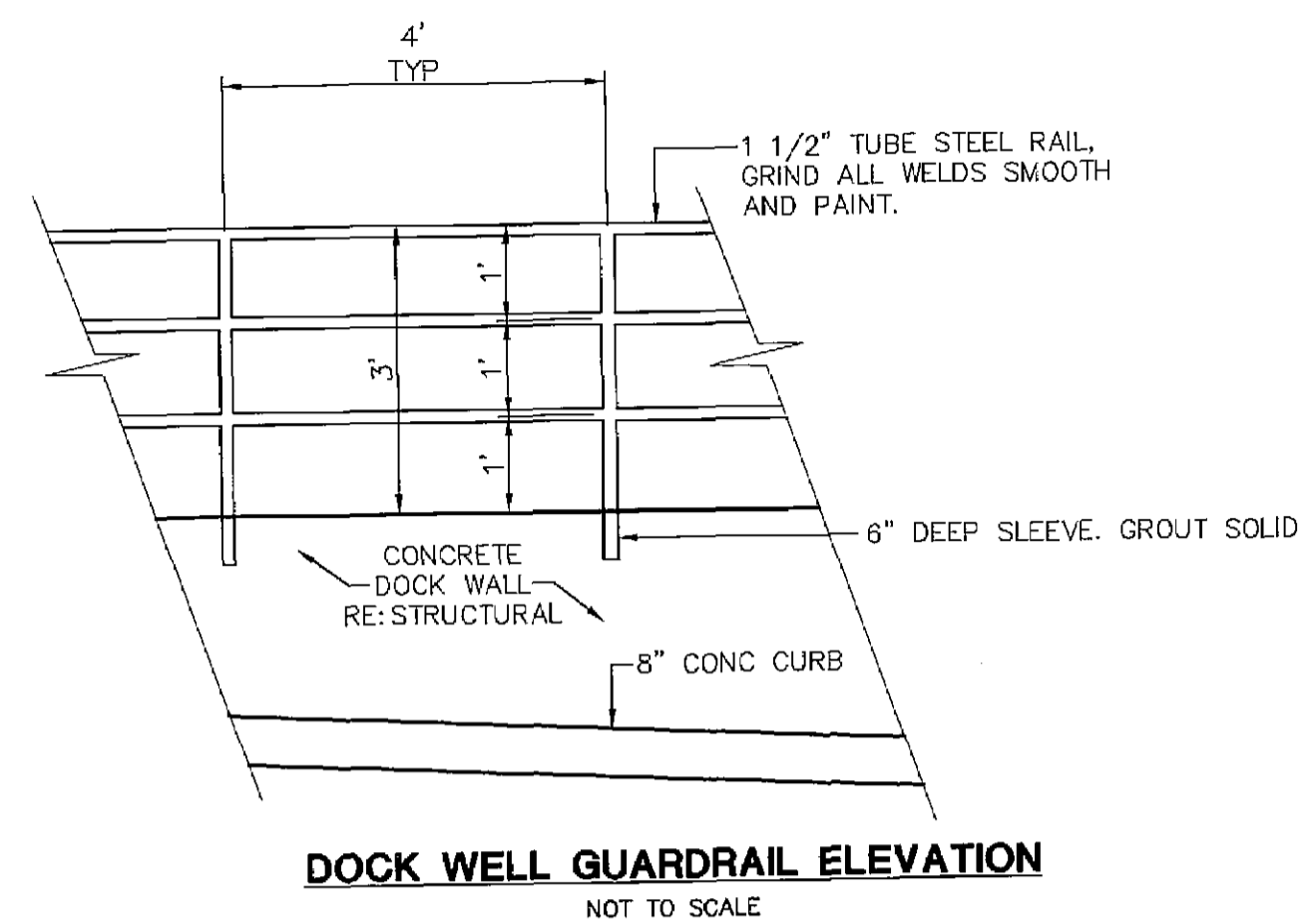
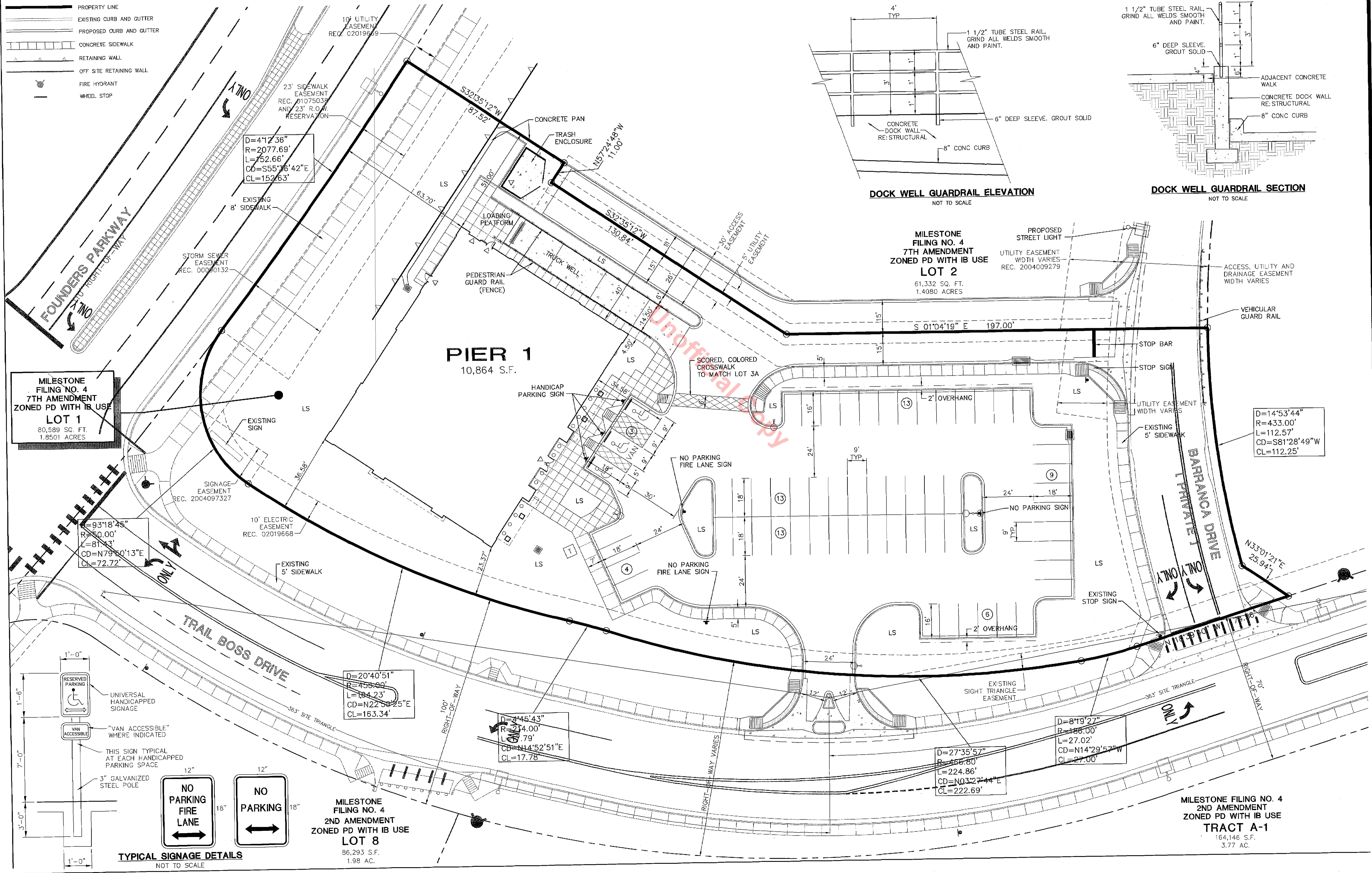
FINAL PD SITE PLAN FOR LOT 1, MILESTONE FILING NO. 4, 7TH AMENDMENT SITE PLAN



CLC ASSOCIATES
8480 E. ORCHARD RD.
SUITE 8000
GREENWOOD VILLAGE
COLORADO 80111
P. 303 770 8600
F. 303 770 2349
CLASREC-024

ARCHITECTURE
ENGINEERING PLANNING
LANDSCAPE ARCHITECTURE
LAND SURVEYING

- LEGEND**
- HANDICAP PARKING STALL
 - PARKING COUNT PER ROW
 - SITE SIGNAGE
 - HANDICAP RAMP
 - CONCRETE TRANSFORMER PAD
 - PARKING LOT LIGHT
 - LANDSCAPING
 - PROPERTY LINE
 - EXISTING CURB AND GUTTER
 - PROPOSED CURB AND GUTTER
 - CONCRETE SIDEWALK
 - RETAINING WALL
 - OFF SITE RETAINING WALL
 - FIRE HYDRANT
 - WHEEL STOP

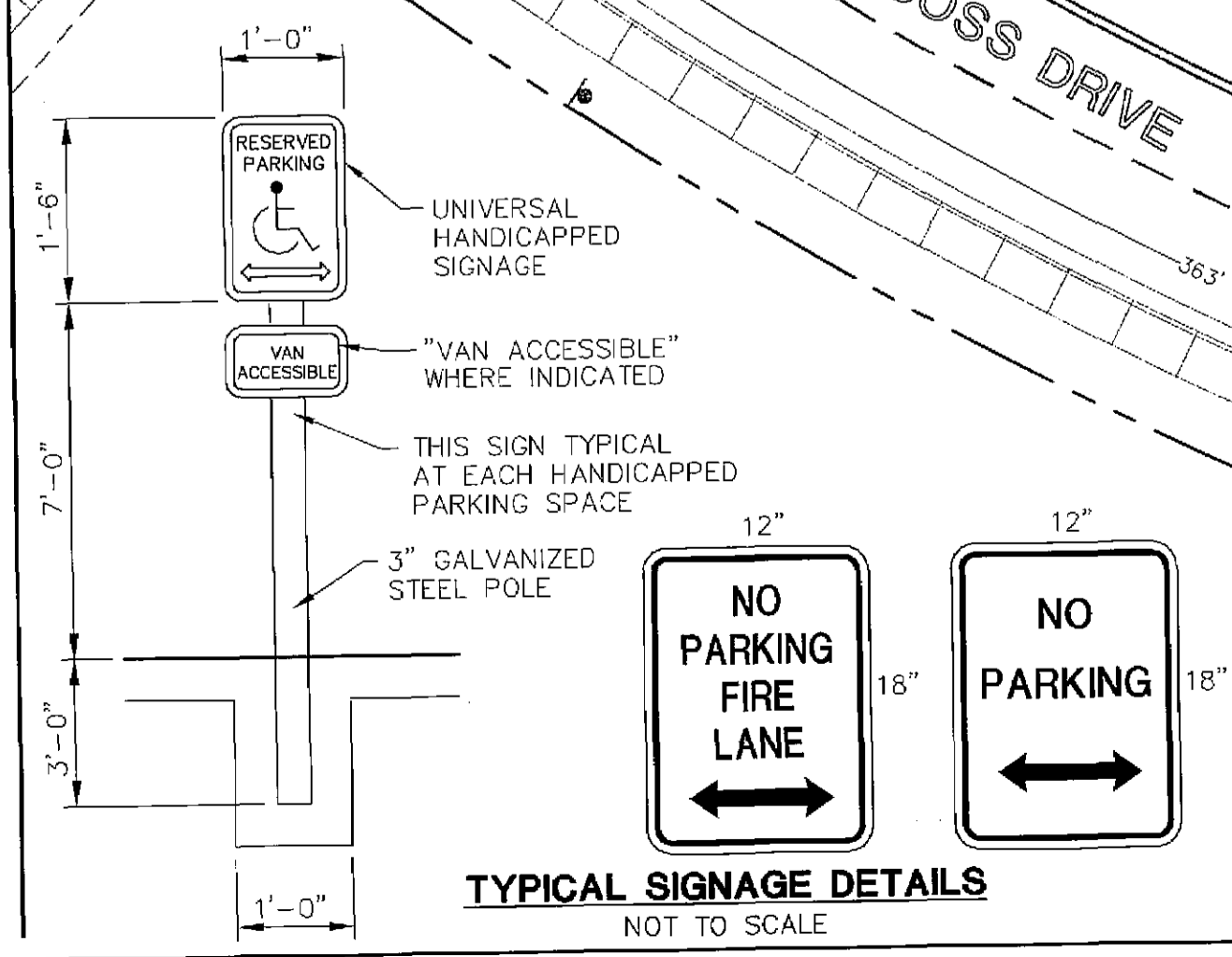


**MILESTONE FILING NO. 4
7TH AMENDMENT
ZONED PD WITH IB USE
LOT 1**
80,589 SQ. FT.
1.8501 ACRES

PIER 1
10,864 S.F.

**MILESTONE FILING NO. 4
7TH AMENDMENT
ZONED PD WITH IB USE
LOT 2**
61,332 SQ. FT.
1.4080 ACRES

**MILESTONE FILING NO. 4
2ND AMENDMENT
ZONED PD WITH IB USE
TRACT A-1**
164,146 S.F.
3.77 AC.

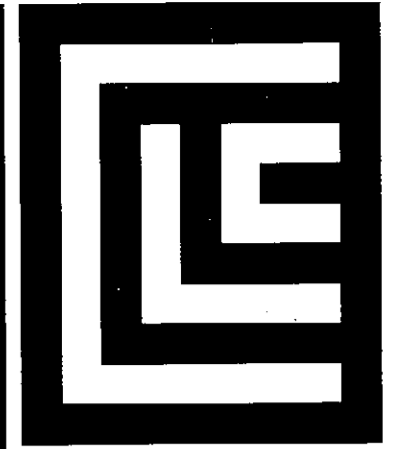


FINAL PD SITE PLAN
LOT 1, MILESTONE FILING NO. 4
7TH AMENDMENT
CASTLE ROCK, COLORADO

DESCRIPTION
INITIAL REVISION
DATE 03-14-05

PROJECT #: 04.0218
DRAWN BY: JLS
DESIGNED BY: JDT
CHECKED BY: JDT

FINAL PD SITE PLAN FOR LOT 1, MILESTONE FILING NO. 4, 7TH AMENDMENT GRADING PLAN

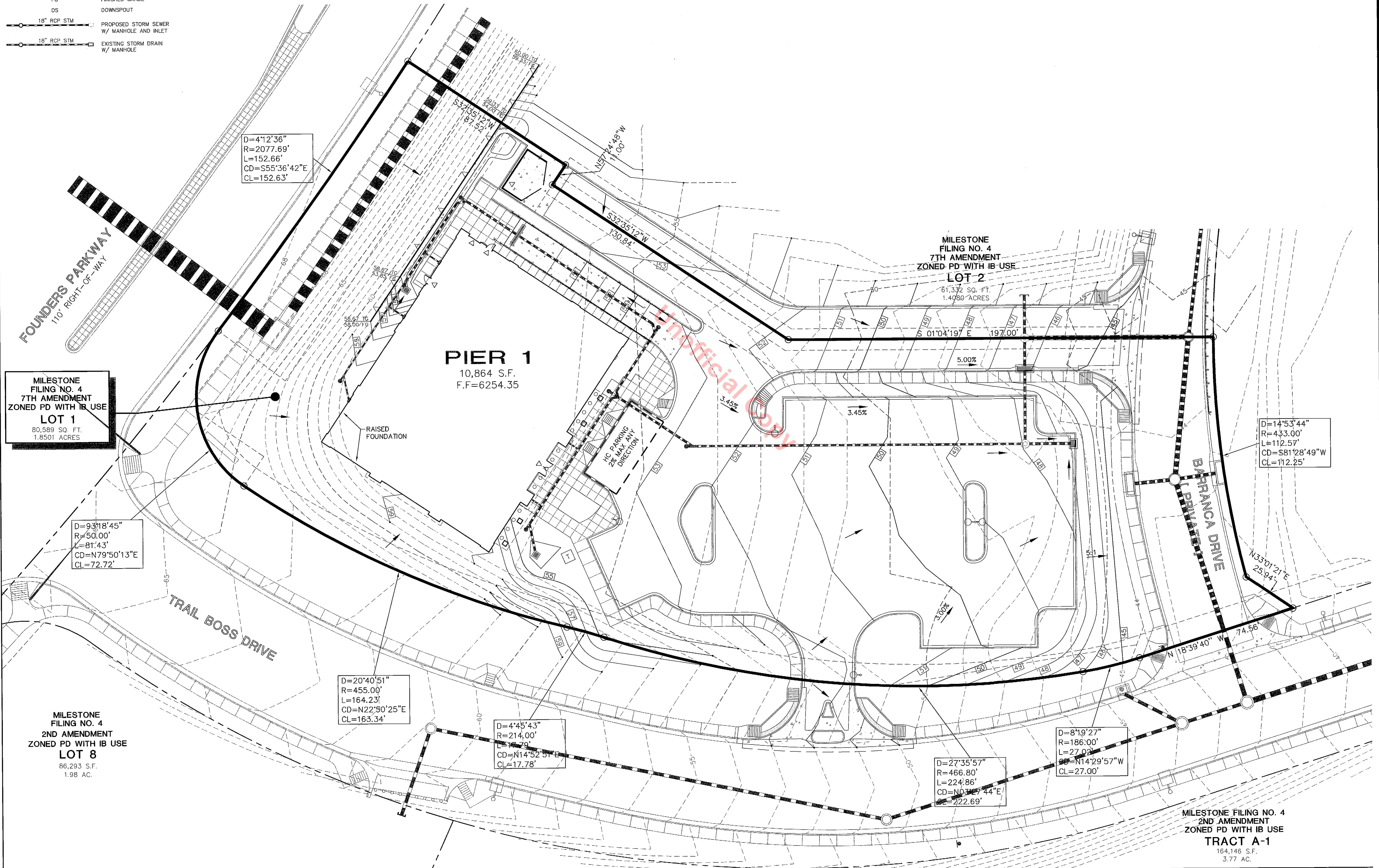


CLC ASSOCIATES
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 SUITE 2000
 GREENWOOD VILLAGE
 COLORADO 80111
 P 303 770 5600
 F 303 770 2349
 CLCASSOC.COM

ARCHITECTURE
 ENGINEERING PLANNING
 LANDSCAPE ARCHITECTURE
 LAND SURVEYING

FINAL PD SITE PLAN
LOT 1, MILESTONE FILING NO. 4
7TH AMENDMENT
CASTLE ROCK, COLORADO

- LEGEND**
- PROPERTY LINE
 - OFF SITE CURB AND GUTTER
 - CURB AND GUTTER
 - CONCRETE SIDEWALK
 - PROPOSED CONTOUR
 - EXISTING CONTOUR
 - TOP WALL
 - FINISHED GRADE
 - DOWNSPOUT
 - PROPOSED STORM SEWER W/ MANHOLE AND INLET
 - EXISTING STORM DRAIN W/ MANHOLE



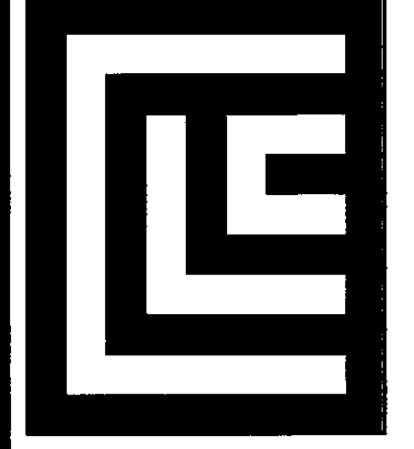
GRADING PLAN

DATE	DESCRIPTION
03-14-05	INITIAL RECORDED

PROJECT #: 04.0318
 DRAWN BY: JLS
 DESIGNED BY: JDT
 CHECKED BY: JDT

3 OF 8

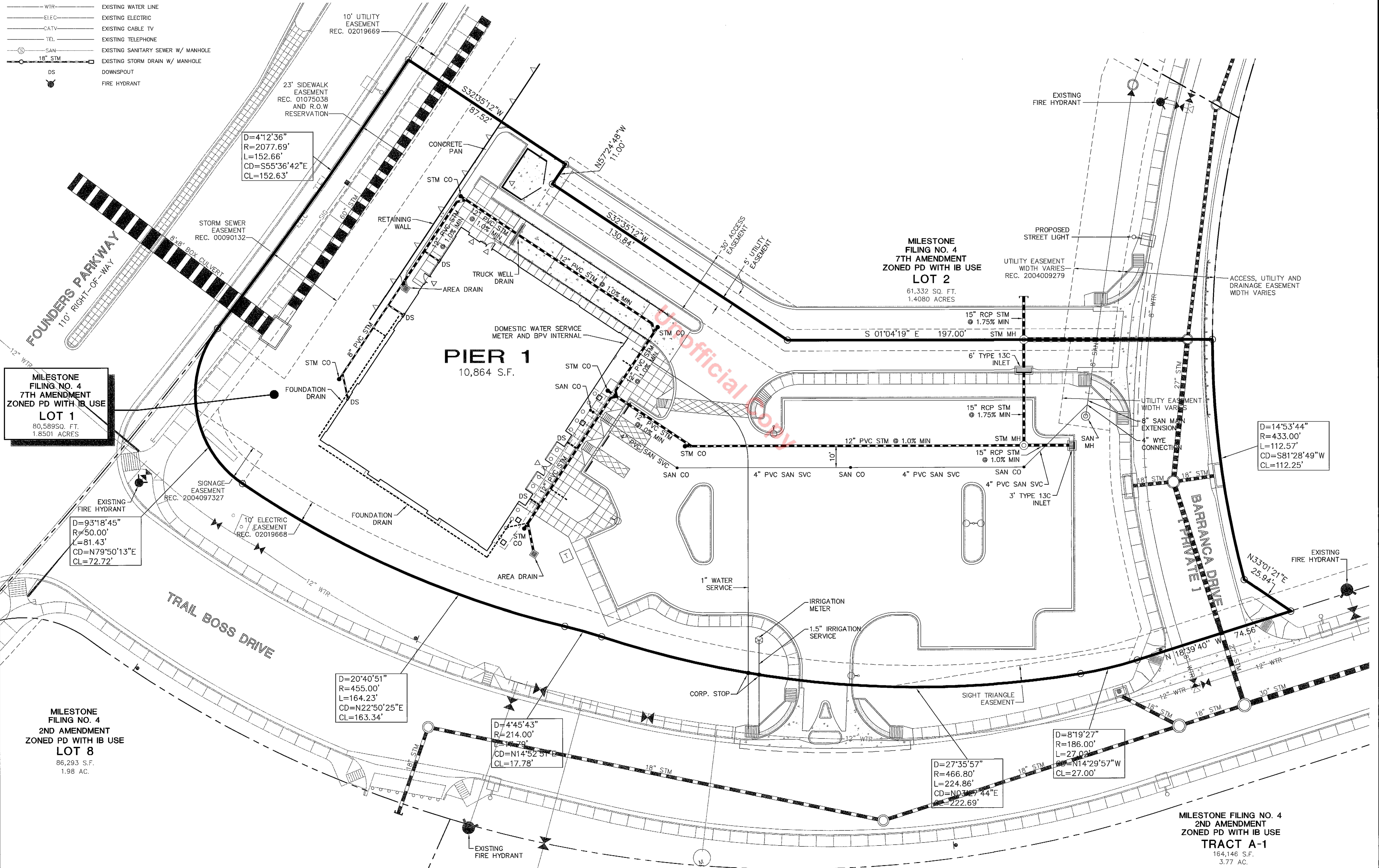
FINAL PD SITE PLAN FOR LOT 1, MILESTONE FILING NO. 4, 7TH AMENDMENT UTILITY PLAN



CLC ASSOCIATES
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 CLCASSOC.COM

ARCHITECTURE
 ENGINEERING PLANNING
 LANDSCAPE ARCHITECTURE
 LAND SURVEYING

LEGEND	
	CONCRETE TRANSFORMER PAD
	PROPERTY LINE
	1" WTR
	18" RCP STM
	6" PVC SAN
	PROPOSED GAS LINE
	PROPOSED ELECTRIC
	PROPOSED TELEPHONE
	PROPOSED PARKING LOT LIGHT
	EXISTING GAS LINE
	EXISTING WATER LINE
	EXISTING ELECTRIC
	EXISTING CABLE TV
	EXISTING TELEPHONE
	EXISTING SANITARY SEWER W/ MANHOLE
	EXISTING STORM DRAIN W/ MANHOLE
	DS
	FIRE HYDRANT



**MILESTONE FILING NO. 4
7TH AMENDMENT
ZONED PD WITH IB USE
LOT 1**
 80,589 SQ. FT.
 1.8501 ACRES

**MILESTONE FILING NO. 4
2ND AMENDMENT
ZONED PD WITH IB USE
LOT 8**
 86,293 S.F.
 1.98 AC.

**MILESTONE FILING NO. 4
2ND AMENDMENT
ZONED PD WITH IB USE
TRACT A-1**
 164,146 S.F.
 3.77 AC.

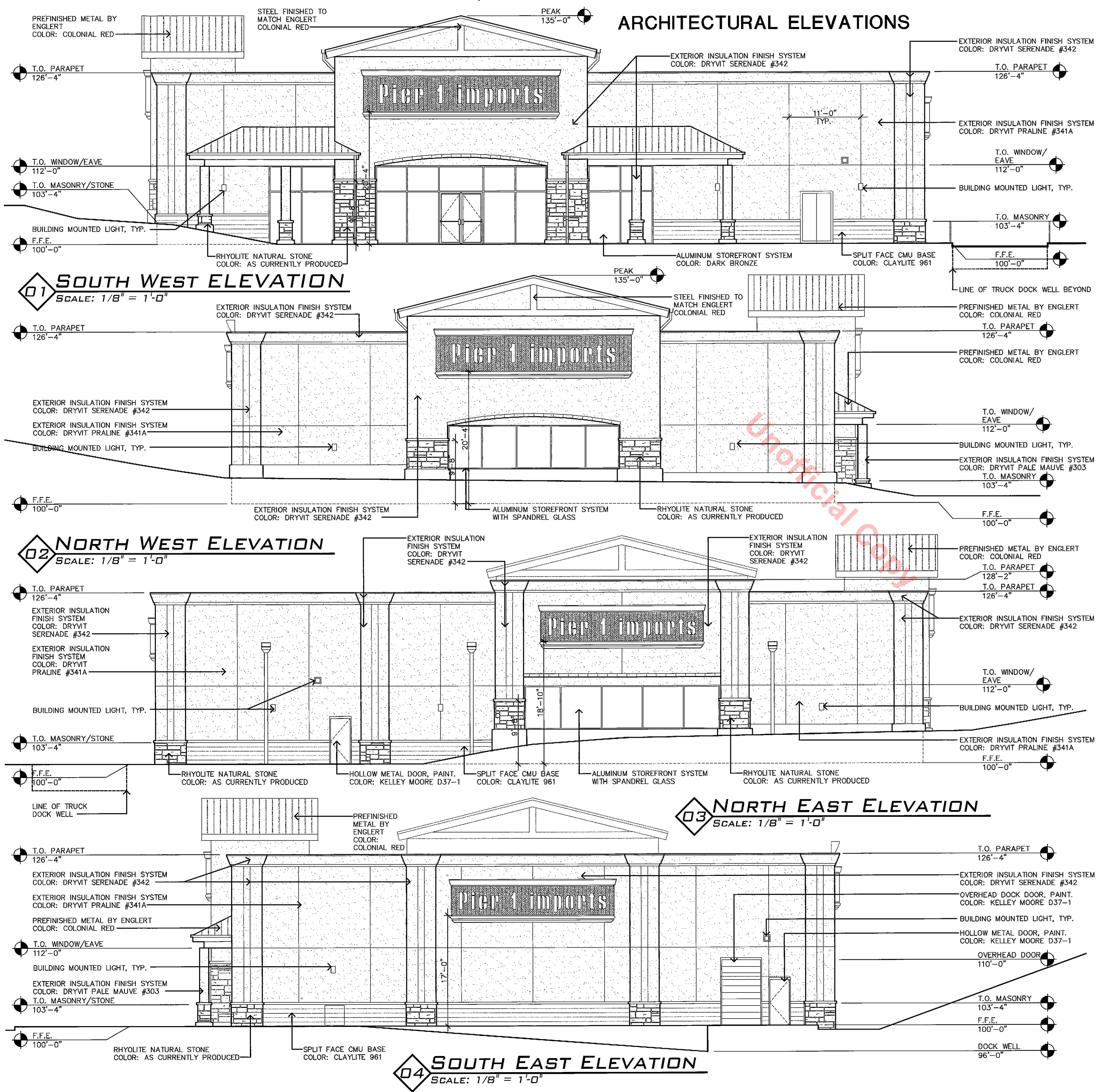
FINAL PD SITE PLAN
LOT 1, MILESTONE FILING NO. 4
7TH AMENDMENT
CASTLE ROCK, COLORADO

DATE	DESCRIPTION
03-14-05	INITIAL REGISTRATION

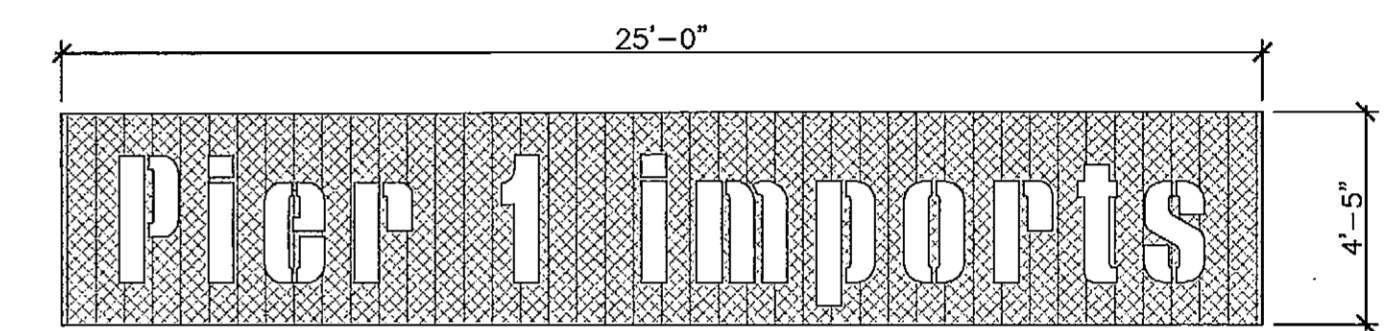
PROJECT #: 04.0218
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FINAL PD SITE PLAN FOR LOT 1, MILESTONE FILING NO. 4, 7TH AMENDMENT

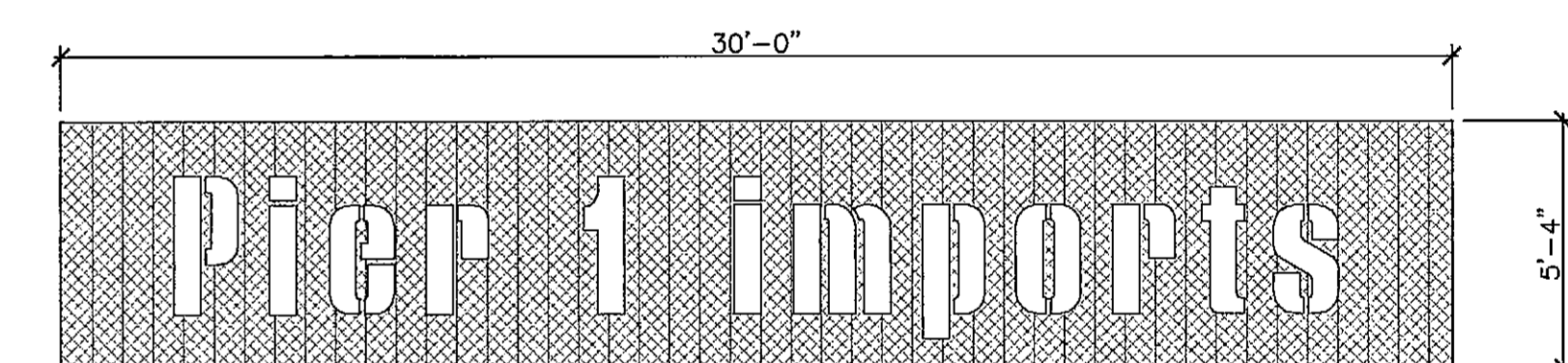
ARCHITECTURAL ELEVATIONS



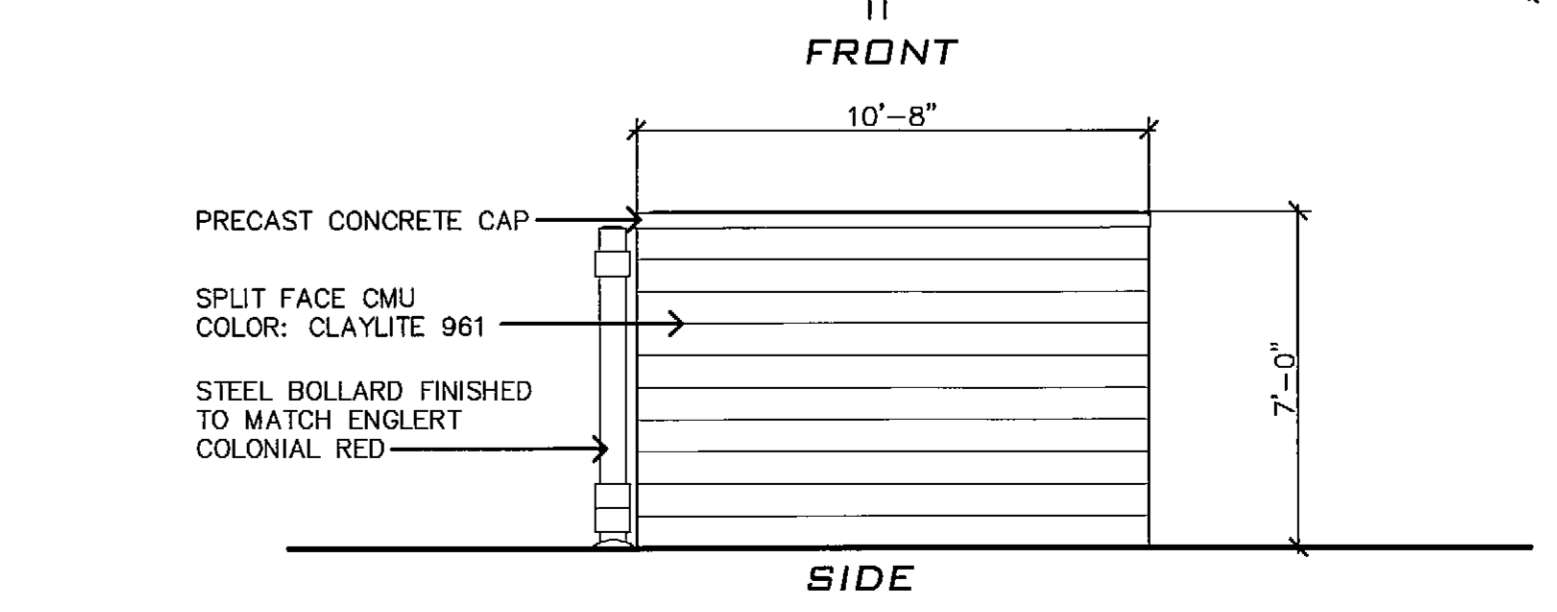
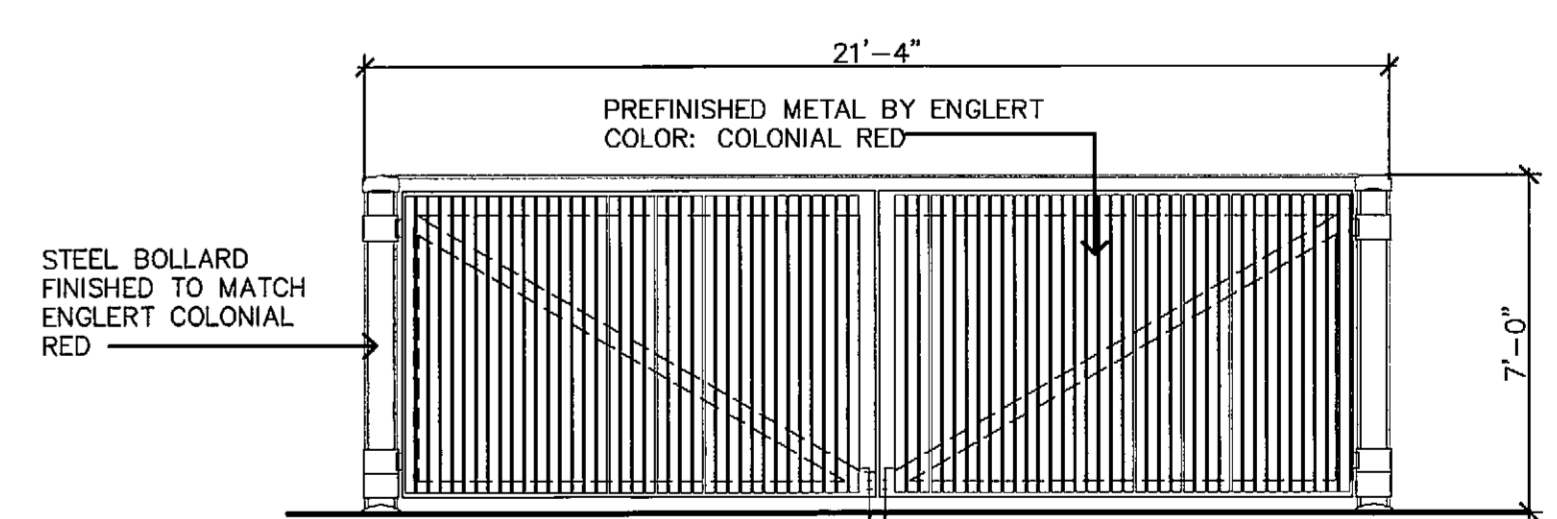
SIGN MATRIX	
LOT FRONTAGE	684.64'
ALLOWABLE SIGN AREA	542 S.F.
ACTUAL SIGN AREA	540 S.F.
WALL SIGNS (2 @ 160 S.F. EA)	320 S.F.
WALL SIGN (2 @ 110 S.F.)	220 S.F.



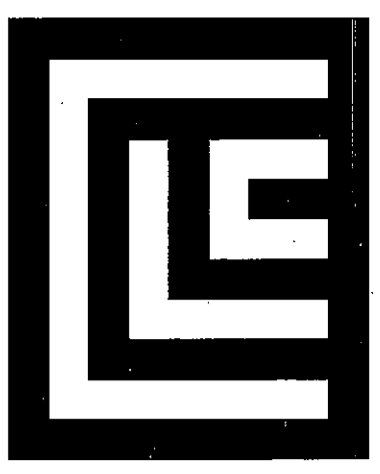
05 WALL SIGN
SCALE: 1/4" = 1'-0"



06 WALL SIGN
SCALE: 1/4" = 1'-0"



07 TRASH ENCLOSURE ELEVATIONS
SCALE: 1/4" = 1'-0"



CLC ASSOCIATES
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COLORADO 80111
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CLCASSOC.COM

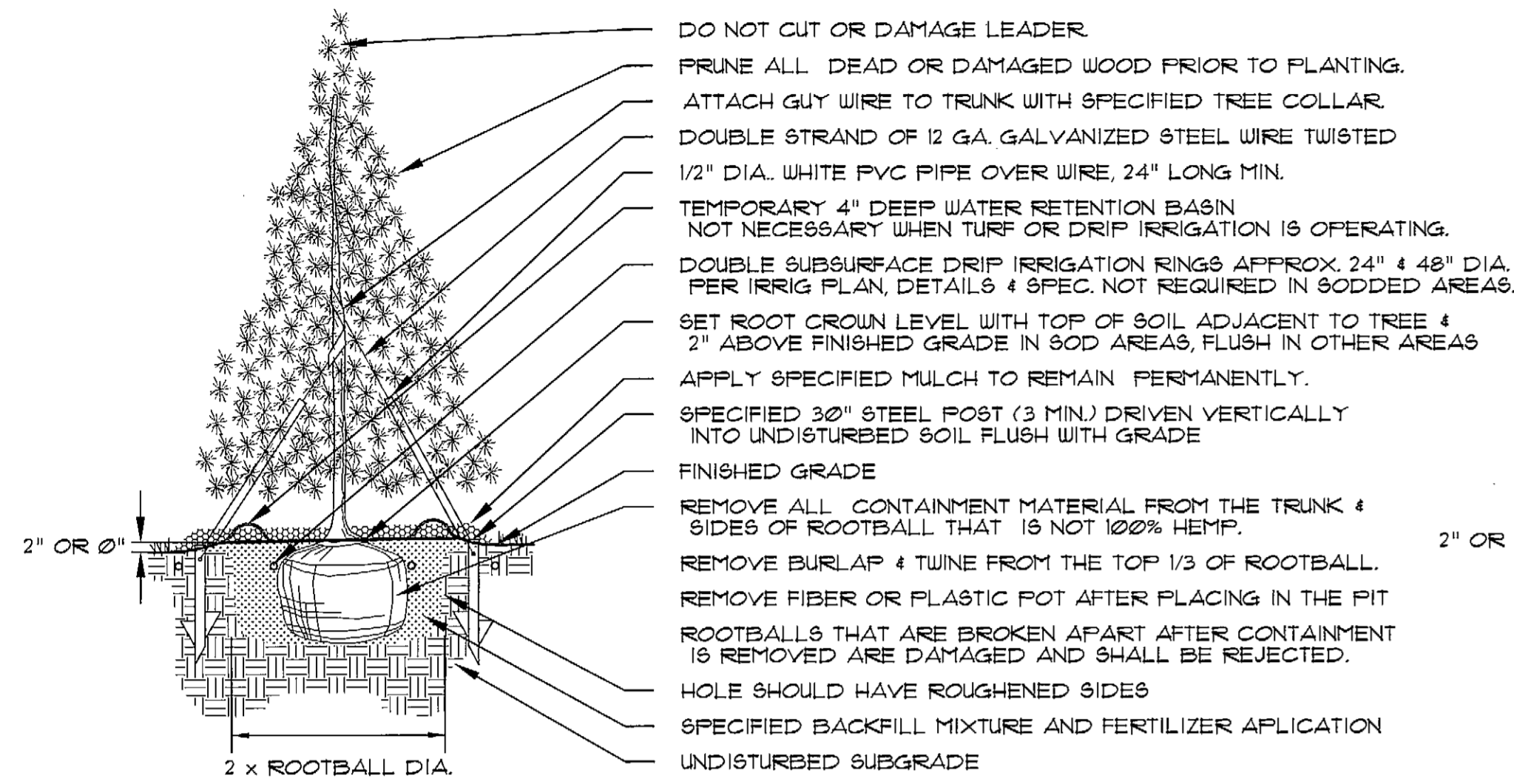
ARCHITECTURE
ENGINEERING PLANNING
LANDSCAPE ARCHITECTURE
LAND SURVEYING

FINAL PD SITE PLAN
LOT 1, MILESTONE FILING NO. 4
7TH AMENDMENT
CASTLE ROCK, COLORADO

ARCHITECTURAL ELEVATIONS

DESCRIPTION: INITIAL RECORDATION
DATE: 08-14-05
PROJECT #: 04.0218
DRAWN BY: SA
DESIGNED BY: SA
CHECKED BY: SA

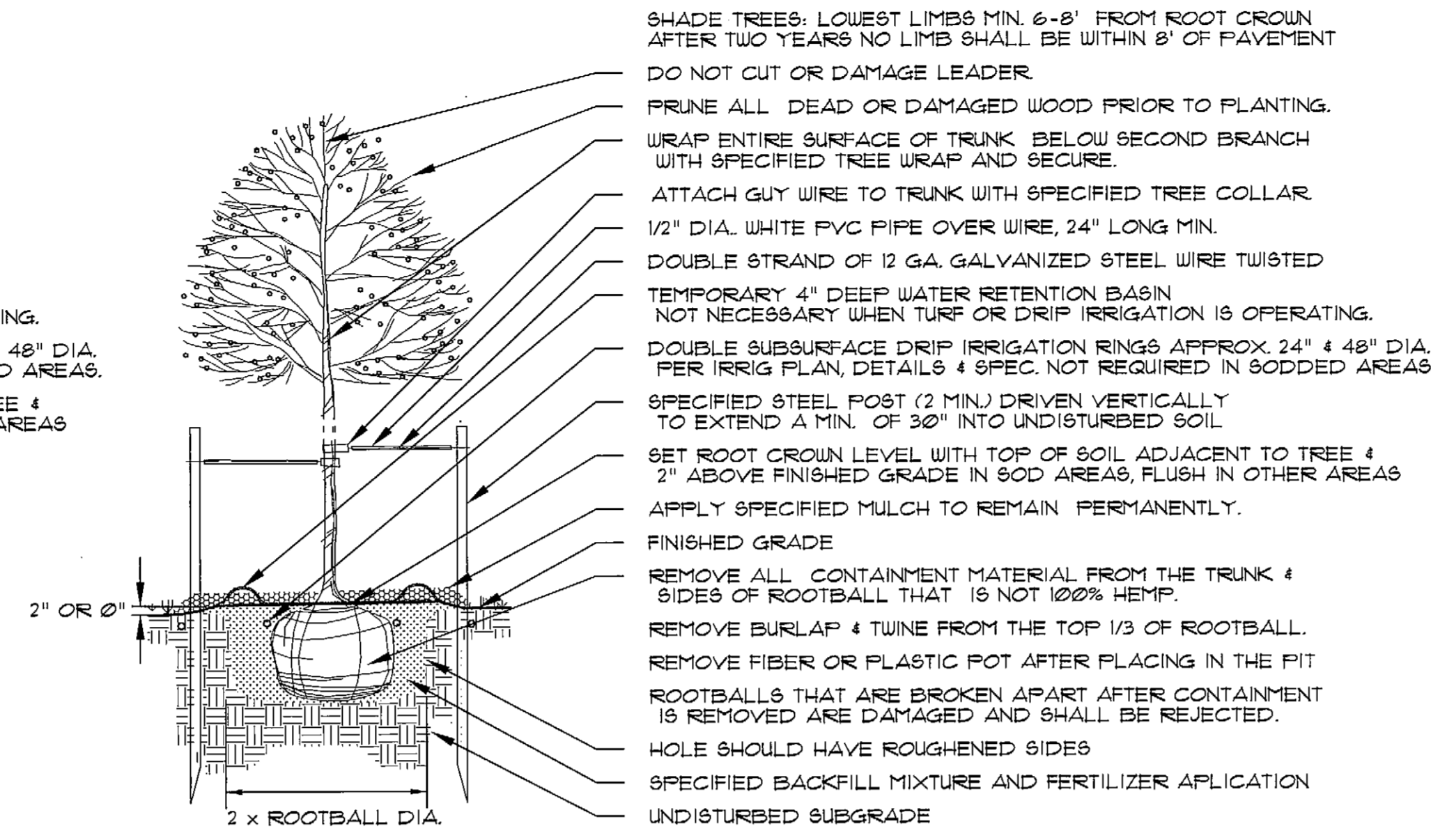
FINAL PD SITE PLAN FOR LOT 1, MILESTONE FILING NO. 4, 7TH AMENDMENT LANDSCAPE DETAILS



EVERGREEN TREE PLANTING

NOT TO SCALE

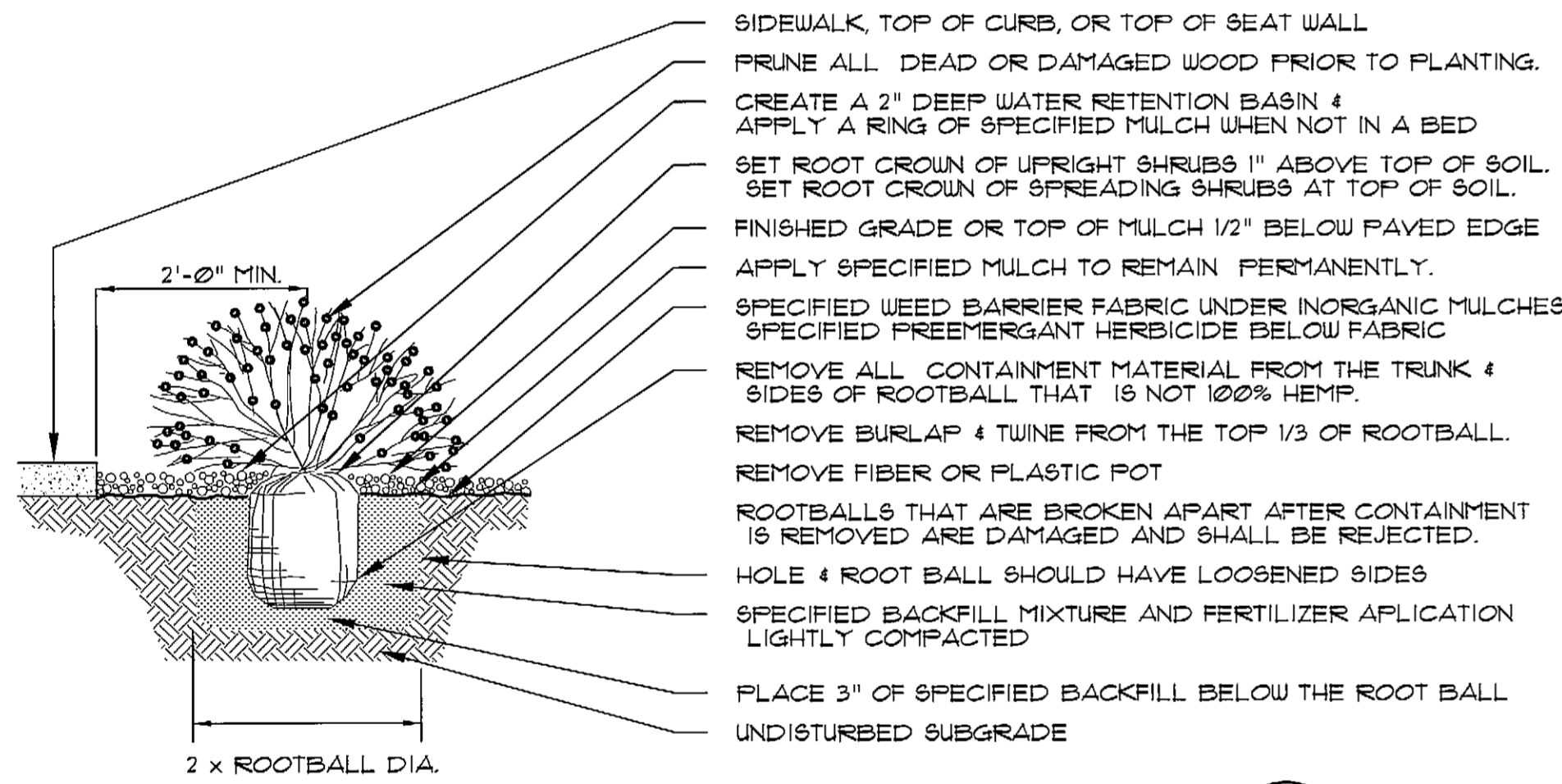
A



DECIDUOUS TREE PLANTING

NOT TO SCALE

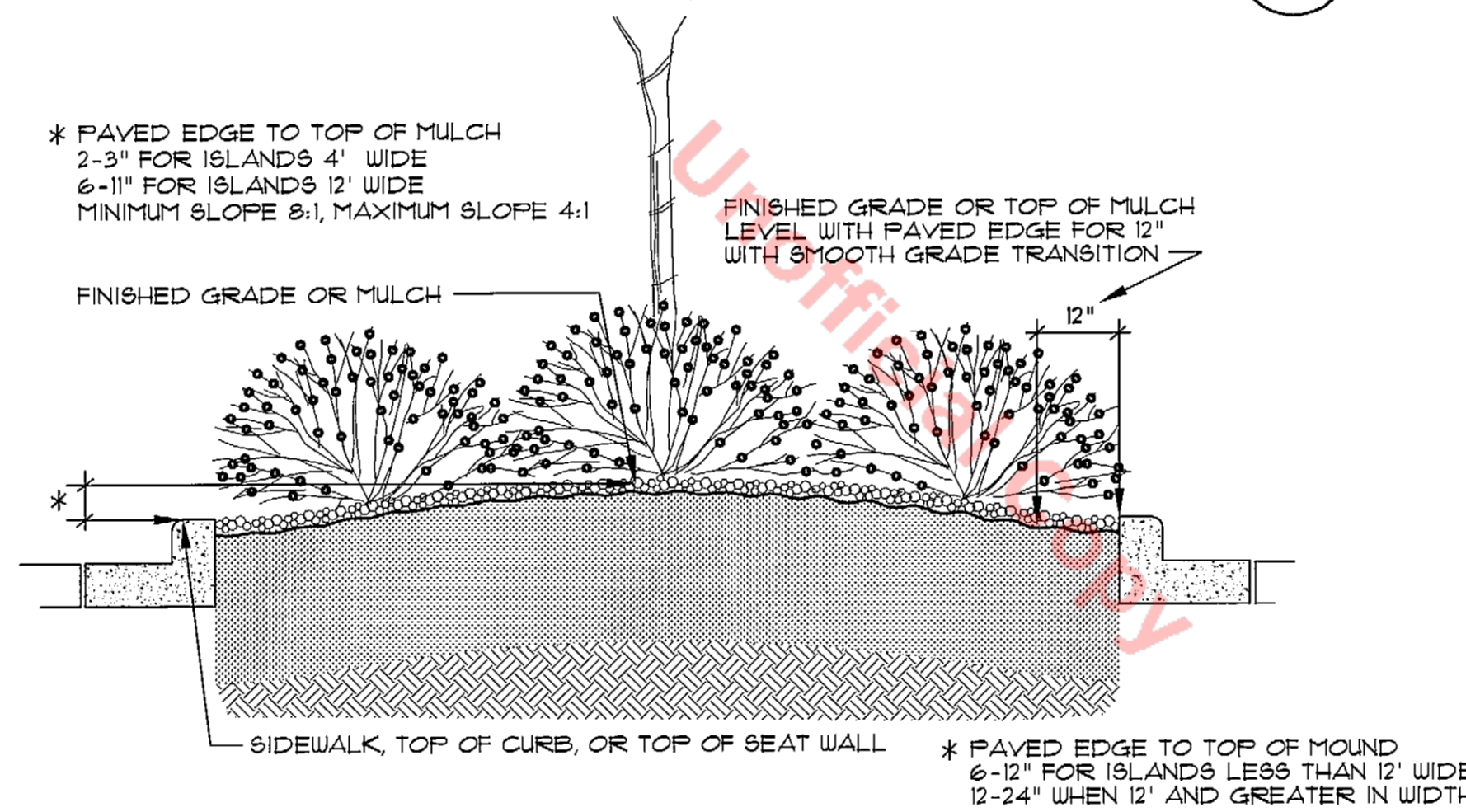
B



SHRUB PLANTING

NOT TO SCALE

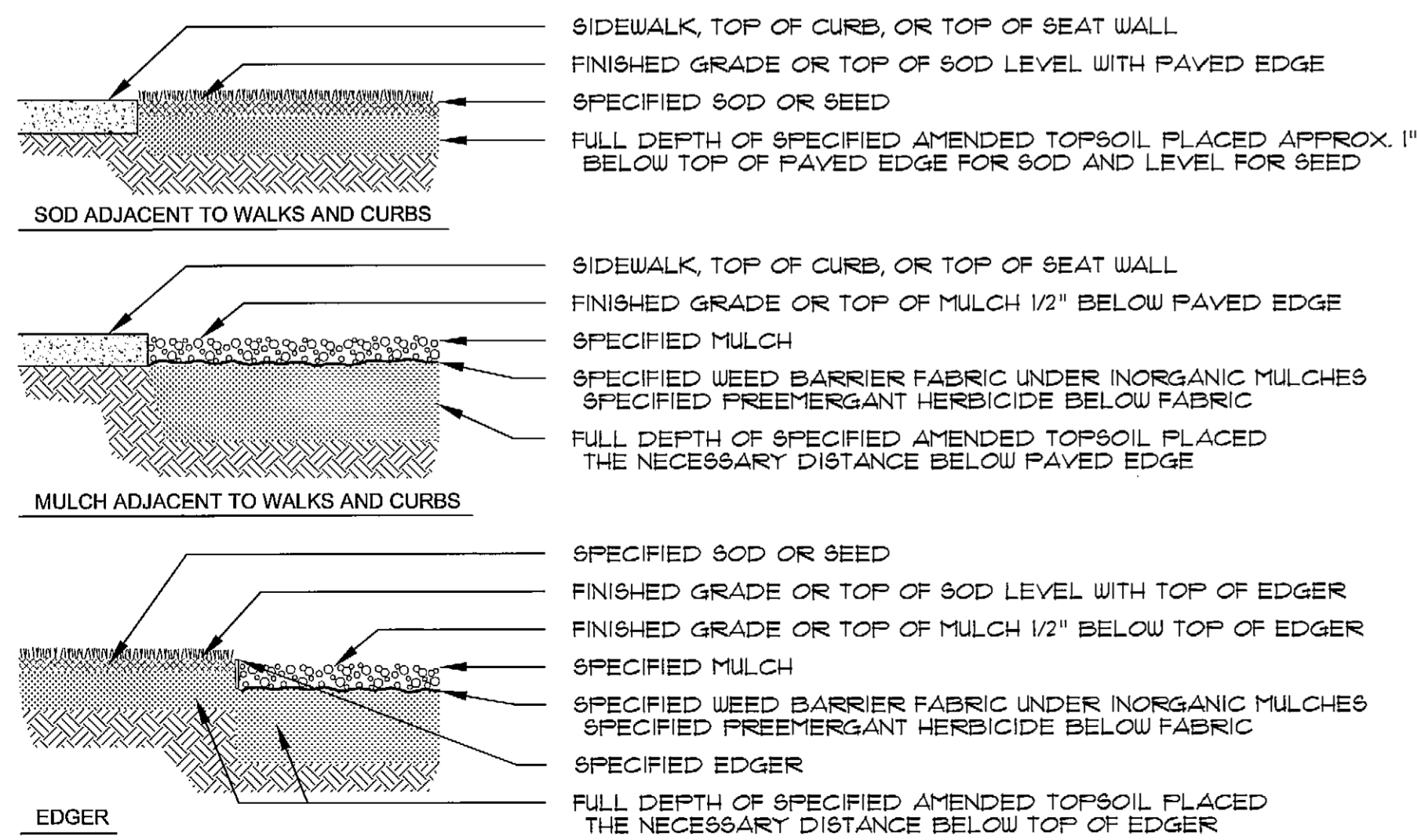
C



MOUNDED ISLAND - SHRUBS & TREES

NOT TO SCALE

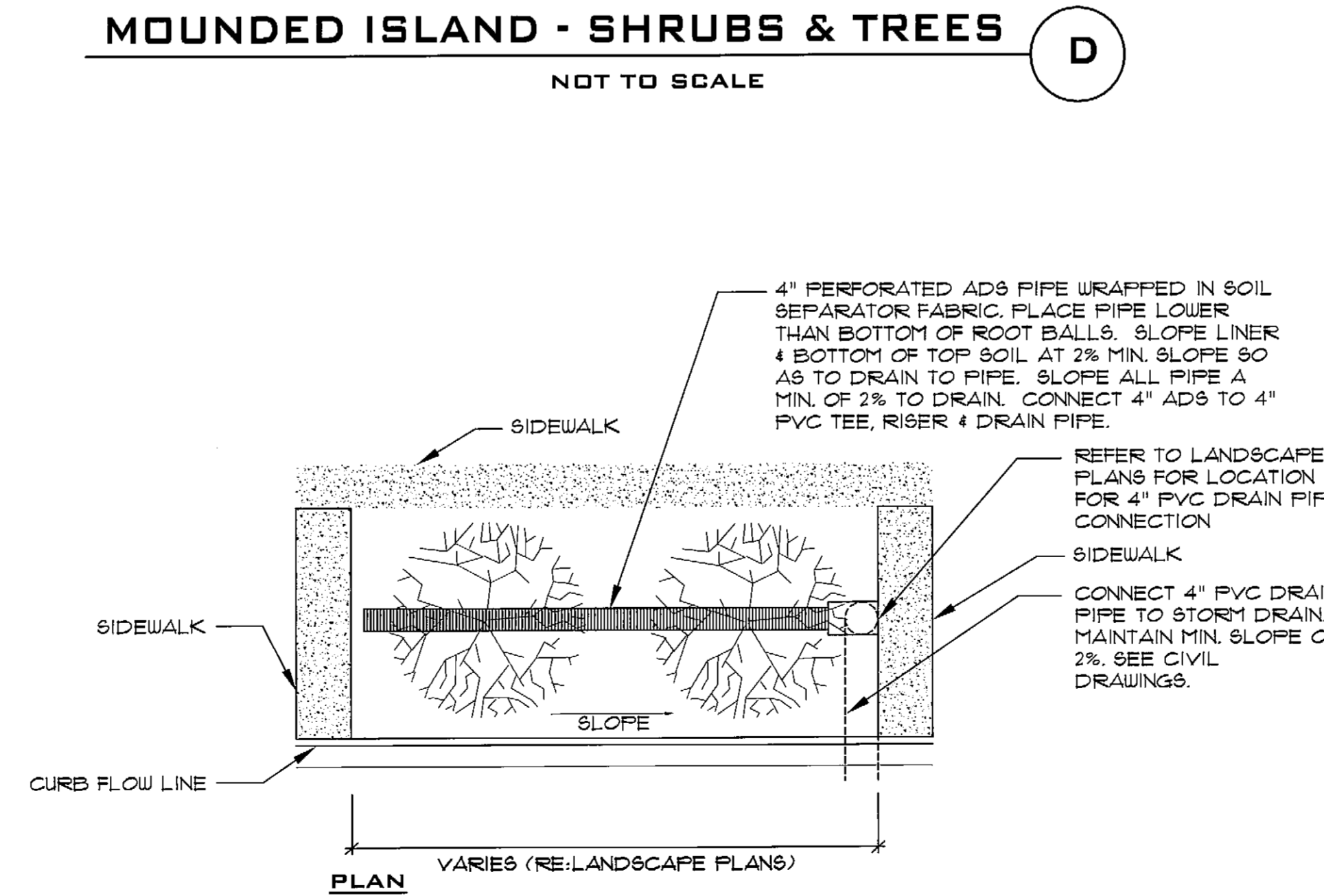
D



EDGE TREATMENT

NOT TO SCALE

E



SECTION

PLANTER DRAIN DETAIL

NOT TO SCALE

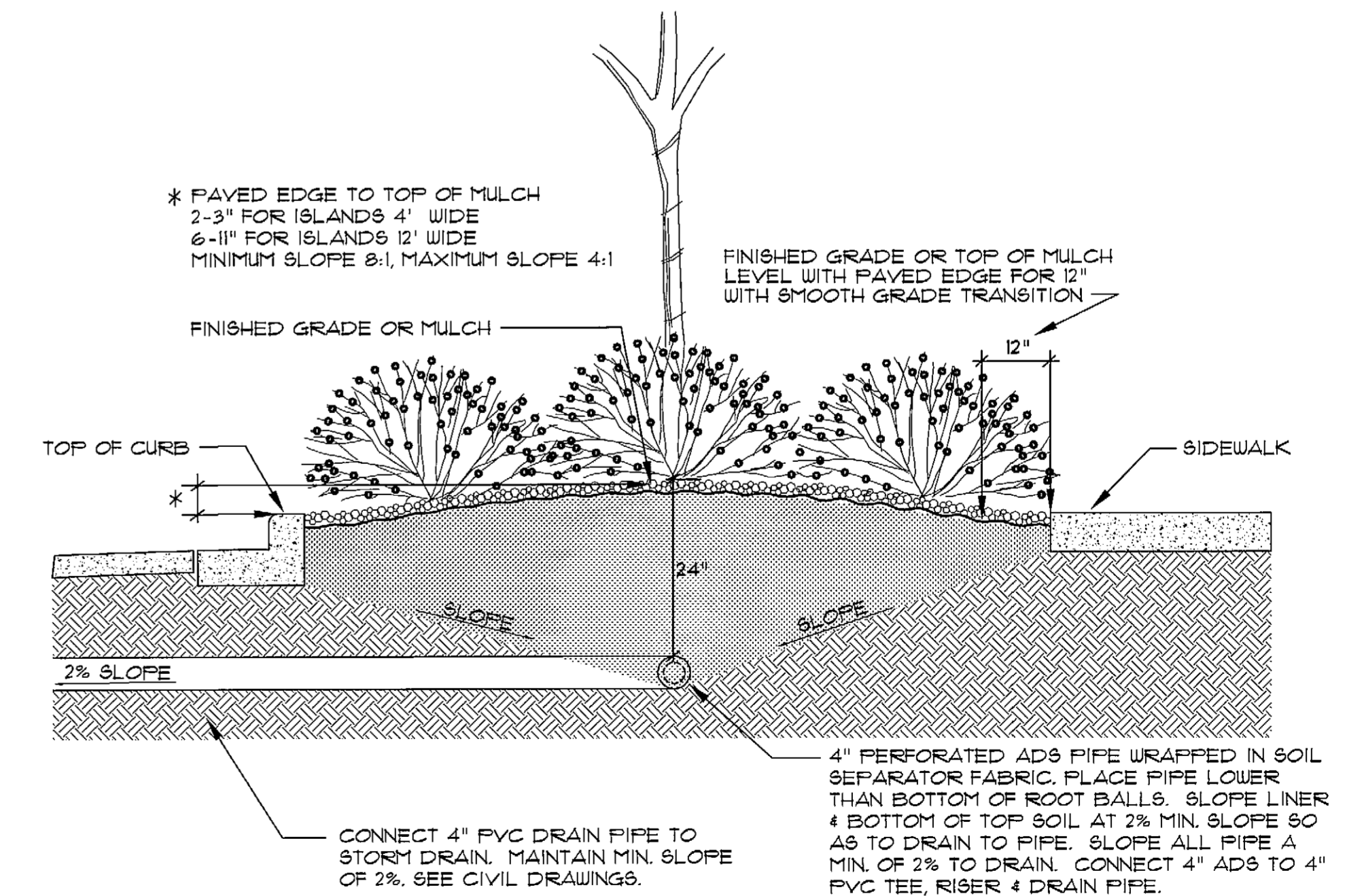
F

PLANT LIST

QUAN.	SYM.	COMMON/BOTANICAL NAME	INSTALLED SIZE	REMARKS
SHADE TREES				
3	SA	SUMMIT ASH <i>Fraxinus pennsylvanica</i> 'Summit'	2" CAL. SINGLE TRUNK	FULL CROWN, B&B, STAKED SPECIMEN QUALITY
4	ABM	AUTUMN BLAZE MAPLE <i>Acer x freemanii</i> 'Autumn Blaze'	2" CAL. SINGLE TRUNK	FULL CROWN, B&B, STAKED SPECIMEN QUALITY
ORNAMENTAL TREES				
3	AM	AMUR MAPLE <i>Acer ginnala</i> 'Flame'	6' HT. MULTI-LEADER	3 LEADER MIN, B&B SPECIMEN QUALITY, STAKED
6	SSC	SPRING SNOW CRABAPPLE <i>Malus sp.</i> 'Spring Snow'	1 1/2" CAL. SINGLE TRUNK	STRAIGHT TRUNK, B&B SPECIMEN QUALITY, STAKED
17	SP	STONEHILL FEAR <i>Fyrus calleryana</i> 'Stonehill'	1 1/2" CAL. SINGLE TRUNK	STRAIGHT TRUNK, B&B SPECIMEN QUALITY, STAKED
EVERGREEN TREES				
11	AP	AUSTRIAN PINE <i>Pinus nigra</i>	6' HT. SINGLE TRUNK	STRAIGHT TRUNK, B&B SPECIMEN QUALITY, STAKED
DECIDUOUS SHRUBS				
30	FS	FROBEL SPIREA <i>Spiraea x bumalda</i> 'Froebellii'	5 GAL. 10"-24" HT.	SPACING 5' O.C. 5 CANES MIN.
30	MAR	MEIDLAND ALBA ROSE <i>Rosa 'Meiland Alba'</i>	5 GAL. 10"-24" HT.	SPACING 5' O.C. 5 CANES MIN.
65	MSR	MEIDLAND SCARLET ROSE <i>Rosa x 'Meiland Scarlet'</i>	5 GAL. 10"-24" HT.	SPACING 4' O.C. 5 CANES MIN.
90	SC	SPREADING COTONEASTER <i>Cotoneaster divaricatus</i>	5 GAL. 10"-24" HT.	SPACING 6' O.C. 5 CANES MIN.
10	WSC	WESTERN SAND CHERRY <i>Prunus besseyi</i>	5 GAL. 10"-24" HT.	SPACING 6' O.C. 5 CANES MIN.
EVERGREEN SHRUBS				
50	BCJ	BLUE CHIP JUNIPER <i>Juniperus horizontalis</i> 'Blue Chip'	5 GAL. 10"-24" SPREAD	SPACING 4' O.C.
34	BHJ	BAR HARBOR JUNIPER <i>Juniperus horizontalis</i> 'Bar Harbor'	5 GAL. 10"-24" HT.	SPACING 4' O.C.
10	MMP	MOPS MUGO PINE <i>Pinus mugo</i> 'Mops'	5 GAL. 9"-12" HT.	SPACING 3' O.C.
59	BJ	BUFFALO JUNIPER <i>Juniperus sabinia</i> 'Buffalo'	5 GAL. 10"-24" SPREAD	SPACING 4' O.C.
27	SGJ	SEA GREEN JUNIPER <i>Juniperus x media</i> 'Sea Green'	5 GAL. 10"-24" HT.	SPACING 6' O.C.
63	TJ	TAMMY JUNIPER <i>Juniperus sabinia</i> 'Tamariscifolia'	5 GAL. 10"-24" SPREAD	SPACING 4' O.C.
ORNAMENTAL GRASSES				
56	BAG	BLUE AVENA GRASS <i>Helictotrichon sempervirens</i>	1 GAL.	SPACING 2' O.C.
28	CNG	COMMON MAIDEN GRASS <i>Miscanthus sinensis</i>	1 GAL.	SPACING 2' O.C.
73	KFG	KARL FOERSTER GRASS <i>Calamagrostis acut.</i> 'Karl Foerster'	1 GAL.	SPACING 2' O.C.
GROUNDCOVERS				
39	WTH	WOOLLY THYME <i>Thymus pra.</i> 'Pseudolanuginosus'	1 GAL.	SPACING 14" O.C.

WATER COMPOSITE STUDY CALCULATIONS

ROCK AREAS	SHRUB AREAS	TOTAL
0 (2021)/39081 = 0.00	2 (9519)/39081 = 0.49	
DRYLAND SEED AREAS	FESCUE TURF AREAS	0.39 + 0.49 + 1.62 = 2.50
1 (15222)/39081 = 0.39	5.13 (12319)/39081 = 1.62	



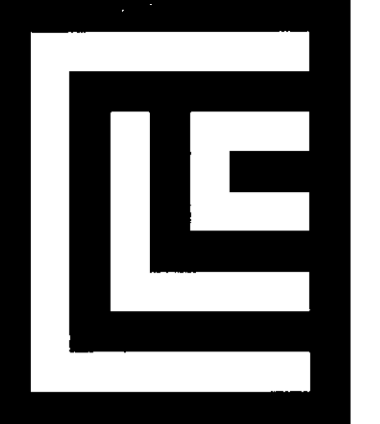
SECTION

PLANTER DRAIN DETAIL

NOT TO SCALE

F

FINAL PD SITE PLAN
 LOT 1, MILESTONE FILING NO. 4
 7TH AMENDMENT
 CASTLE ROCK, COLORADO



CLC ASSOCIATES
 8480 E. ORCHARD RD.
 SUITE 2000
 GREENWOOD VILLAGE
 COLORADO 80111
 P 303 770 5600
 F 303 770 2349
 CLCASSOC.COM
 ARCHITECTURE
 ENGINEERING PLANNING
 LANDSCAPE ARCHITECTURE
 LAND SURVEYING

THE UNDERSIGNED
 CERTIFIES THAT THE
 LANDSCAPE PLAN IS IN
 ACCORDANCE WITH THE
 TOWN OF CASTLE ROCK
 LANDSCAPE REGULATIONS.
 KURT FRINBLOW,
 LANDSCAPE ARCHITECT,
 TOWN OF CASTLE ROCK
 CERTIFICATION NUMBER: 907

SIGNATURE:

DATE:

DATE	DESCRIPTION	INITIALS	REGISTRATION
09-14-05			

PROJECT #: 04.0218
 DRAWN BY: KML
 DESIGNED BY: KML
 CHECKED BY: KDP

