

# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

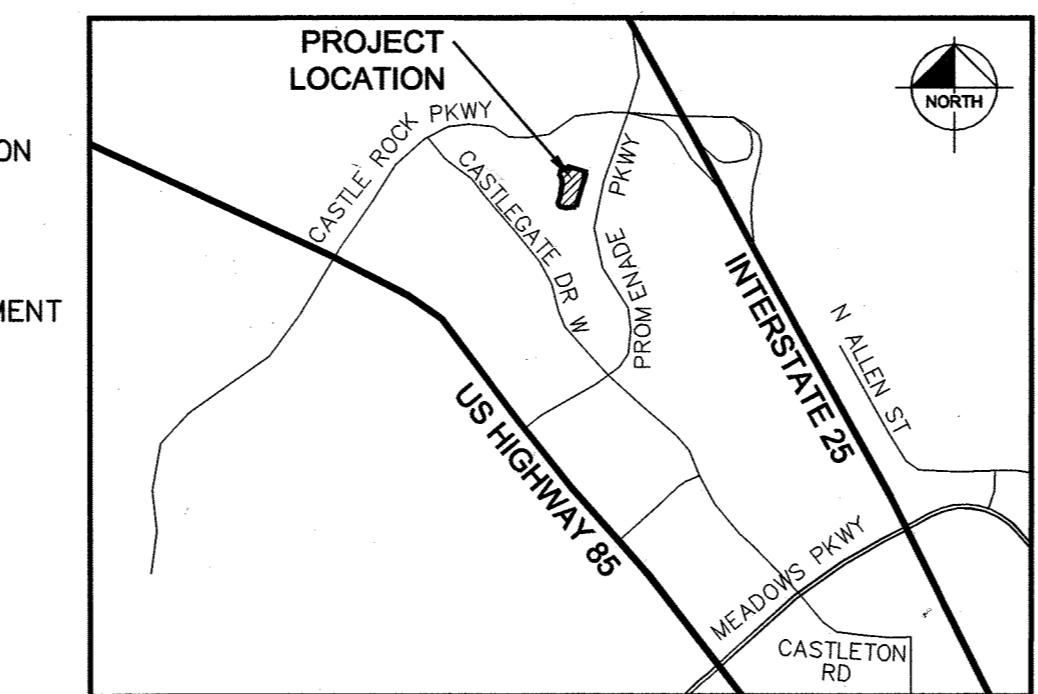
**DEVELOPER**  
BRINKERHOFF HOSPITALITY  
MARK BRINKERHOFF  
8001 SOUTH INTERPORT BOULEVARD  
SUITE #260  
ENGLEWOOD, CO 80112  
(310) 804-7515

**ARCHITECT**  
BOSS ARCHITECTURE  
KEVIN STEPHENSON  
2546 15TH STREET  
DENVER, CO 80211  
(303) 377-6322

**LANDSCAPE ARCHITECT**  
KIMLEY-HORN AND ASSOCIATES, INC.  
CHRISTOPHER HICE, PLA  
4582 SOUTH ULSTER STREET  
SUITE 1500  
DENVER, CO 80237  
(303) 228-2300

**CIVIL ENGINEER**  
KIMLEY-HORN AND ASSOCIATES, INC.  
ERIN GRIFFIN, P.E., CPESC  
4582 SOUTH ULSTER STREET  
SUITE 1500  
DENVER, CO 80237  
(303) 228-2300

- LEGEND**
- PROPERTY LINE
  - SETBACK
  - EASEMENT
  - PROPOSED CONTOURS
  - EXISTING CONTOUR
  - FENCE
  - PROPOSED STORM SEWER
  - PROPOSED ROOF DRAIN
  - PROPOSED SANITARY SEWER
  - PROPOSED WATER LINE
  - PROPOSED FIRE WATER LINE
  - PROPOSED STORM INLET
  - PROPOSED FIRE HYDRANT
  - PROPOSED WATER VALVE
  - PROPOSED WATER LINE BEND AND THRUST BLOCK



- ABBREVIATIONS**
- APPD APPROVED
  - APPROX APPROXIMATE
  - CTV CABLE TELEVISION
  - CY CUBIC YARDS
  - E ELECTRIC
  - ELEV ELEVATION
  - ELEC ELECTRIC
  - EP EDGE OF PAVEMENT
  - EX EXISTING
  - FL FLOW LINE
  - FO FIBER OPTIC
  - G GAS
  - HP HIGH POINT
  - IRRG IRRIGATION
  - LF LINEAR FEET
  - LP LOW POINT
  - LS LUMP SUM
  - MAX MAXIMUM
  - MH MANHOLE
  - MIN MINIMUM
  - NO NUMBER
  - NTS NOT TO SCALE
  - PC POINT OF CURVATURE
  - PROP. PROPOSED
  - PSI POUNDS PER SQUARE INCH
  - PT POINT OF TANGENCY
  - REV REVISION
  - ROW RIGHT-OF-WAY
  - SD STORM DRAIN
  - SF SQUARE FEET
  - SS SANITARY SEWER
  - ST STREET
  - STA STATION
  - SW SIDEWALK
  - SY SQUARE YARDS
  - T TELEPHONE
  - TOP OF CURB
  - TYP TYPICAL
  - VAR VARIES
  - W WATER

**SHEET INDEX**

| SHEET NUMBER | SHEET TITLE                  |
|--------------|------------------------------|
| 1 OF 15      | COVER SHEET                  |
| 2 OF 15      | SITE PLAN                    |
| 3 OF 15      | GENERAL GRADING PLAN         |
| 4 OF 15      | GENERAL UTILITY PLAN         |
| 5 OF 15      | CONCEPTUAL LANDSCAPE PLAN    |
| 6 OF 15      | LANDSCAPE DETAILS            |
| 7 OF 15      | GENERAL LIGHTING PLAN        |
| 8 OF 15      | LIGHT FIXTURE SPECIFICATIONS |
| 9 OF 15      | LIGHT FIXTURE SPECIFICATIONS |
| 10 OF 15     | LIGHT FIXTURE SPECIFICATIONS |
| 11 OF 15     | ELEVATION AND SIGN PLAN      |
| 12 OF 15     | BUILDING ELEVATIONS          |
| 13 OF 15     | BUILDING ELEVATIONS          |
| 14 OF 15     | BUILDING ELEVATIONS          |
| 15 OF 15     | BUILDING ELEVATIONS          |

**PURPOSE STATEMENT**  
THE PURPOSE OF THIS AMENDMENT TO SDP17-0037 IS TO UPDATE THE SITE LAYOUT TO INCLUDE A RESTROOM BUILDING, MODIFIED UTILITY SERVICES, AND MODIFIED LANDSCAPING THROUGHOUT THE SITE.

**ZONING COMPARISON TABLE**

| Zoning                         | Promenade at Castle Rock PD  |   |   |   |  |
|--------------------------------|--|---|---|---|--|
|                                | Business/Commercial District   |   |   |   |  |
| Use Area                       | Lot 1A-5A, Block 2   |   |   |   |  |
| Lot Block                      | 86,111 SF/1,977 Acres  |   |   |   |  |
| Lot Size SF/Acre               |  |   |   |   |  |
|                                | PD Requirement   | Provided  |   |   |  |
|                                |  | SDP17-0037 (original)   | SDP19-0035 (amendment)                                |   |  |
| Project                        |  | Restaurant  | Future Pavilion                                       | Restaurant (existing)   |  |
| Permitted Uses                 | As per Section 6.1 of the PD Zoning Regulations  |   |   | Detached restroom & Landscape event space   |  |
| Building Square Footage        | 10,280   | 12,080  | 1,800   | 10,280  |  |
| Total Building Square Footage  |  |   |   | 10,860  |  |
| Maximum Building Coverage      | 25%  | 14%   |   | 11.5%   |  |
| Gross Floor Area               | 10,362   | 12,162  | 1,800   | 10,362  |  |
| Total Gross Floor Area         |  |   |   | 12,362  |  |
| Minimum front yard setback     | 85'  | 86.1'   | TBD   | 86.1'   |  |
| Minimum rear yard setback      | 20' Primary, 0' Accessory  | 20.9'   | TBD   | 20.6'   |  |
| Minimum side yard setback      | 20' Primary, 0' Accessory  | 25.9'   | TBD   | 29.3'   |  |
| Minimum side to street setback | N/A*   | N/A   | TBD   | N/A   |  |
| Maximum Building Height        | 50-Foot  | 24'-9"  | TBD   | 24'-9"  |  |
|                                |  | Total Provided = 115**  | Total Provided = 112**                                |   |  |
|                                |  | Total Required = 147 - 32*** = 115  | Total Required = 149 - 37**** = 112                   |   |  |
| Minimum Parking                | Full-service, low turnover restaurant requires 1 space per 3 seats OR 12 spaces per 1,000 GFA, whichever provides the most parking | Required = 125<br>GFA = 10,362; Seats = 305<br>10,362/1,000 x 12 = 125<br>305/3 x 1 = 102 | Required = 22<br>GFA = 1,800<br>1,800/1,000 x 12 = 22 | Required = 125<br>GFA = 10,362; Seats = 305<br>10,362/1,000 x 12 = 125<br>305/3 x 1 = 102 | Required = 24<br>GFA = 2,000; Seats = 45<br>2,000/1,000 x 12 = 24<br>45/3 x 1 = 15 |
| ADA Parking                    | Per Muni. Code 5 spaces for 101 to 150 total lot spaces  | Provided = 5 (4 ADA + 1 Van ADA)<br>Required = 5<br>Total lot spaces = 115                |   | Provided = 5 (4 ADA + 1 Van ADA)<br>Required = 5<br>Total lot spaces = 112                |  |

**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 15 DAY OF January, 2020.  
Bill Detweiler  
DIRECTOR OF DEVELOPMENT SERVICES

**Site Utilization SDP19-0035**

|   | S.F.   | % of Total |
|---|--------|------------|
| Building Coverage                       | 10,860 | 13%        |
| Parking Coverage                        | 44,004 | 51%        |
| Landscape/Open Space Coverage           | 21,545 | 25%        |
| Landscape (Sidewalk & unenclosed patio) | 9,702  | 11%        |
| Total                                   | 86,111 | 100%       |

- TOWN SDP 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 4.3 AND 8.2.3 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 PROVIDED LANDSCAPE COUNTS IN THE SITE DEVELOPMENT PLAN ARE MINIMUM REQUIRED COUNTS. ANY CHANGES TO THE PROVIDED LANDSCAPE COUNTS SHALL REQUIRE AN SDP AMENDMENT. THE LOCATION OF PLANT MATERIAL IS SUBJECT TO CHANGE DUE TO FIELD CONDITIONS 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 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 PLAN.
  - THIS SITE IS ZONED BUSINESS COMMERCIAL WITHIN THE PROMENADE AT CASTLE ROCK PD.
  - 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 GREATER THAN 4-FEET IN HEIGHT AS MEASURED FROM THE BOTTOM OF THE FOOTING TO THE TOP OF THE WALL AND RETAINING WALLS, REGARDLESS OF HEIGHT, WHICH RETAIN A SURCHARGE OR TIERED WALLS MUST BE DESIGNED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF COLORADO AND MUST RECEIVE A BUILDING PERMIT FROM THE TOWN OF CASTLE ROCK.
  - 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.
  - THE NUMBER OF PARKING SPACES HAS BEEN SET BASED ON THE PROPOSED USES ON THIS SITE DEVELOPMENT PLAN AND CHAPTER 17.54 OF THE CASTLE ROCK MUNICIPAL CODE. A CHANGE OF USE TO A MORE PARKING INTENSIVE USE AS IDENTIFIED IN CHAPTER 17.54 OF THE CASTLE ROCK MUNICIPAL CODE WILL REQUIRE AN AMENDMENT TO THIS SITE DEVELOPMENT PLAN.

- TOWN SDP GENERAL NOTES (FIRE NOTES)**
- IF FIRE APPARATUS ACCESS ROADS OR WATER SUPPLY FOR FIRE PROTECTION IS 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, 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.
  - THE DEVELOPER UNDERSTANDS THAT AS THE PROJECT DEVELOPS THERE MAY BE FIRE AND LIFE SAFETY PROVISIONS OF THE TOWN OF CASTLE ROCK ADOPTED INTERNATIONAL FIRE CODE (IFC) THAT MAY ARISE, AND WERE NOT CLEARLY VISIBLE DURING THE INITIAL REVIEWS, BUT MAY REQUIRE CORRECTIVE ACTION. THESE ITEMS MAY INCLUDE, BUT ARE NOT LIMITED TO: FIRE FLOW REQUIREMENTS, FIRE HYDRANT PLACEMENT, ACCESS, ETC.

**FLOODPLAIN NOTE**  
ACCORDING TO FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY PANEL NUMBER 08035C0167G DATED MARCH 16, 2016, THE SUBJECT PROPERTY LIES WITHIN AN AREA DESIGNATED AS ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

**LEGAL DESCRIPTION**  
LOT 1A-5A, BLOCK 2, PROMENADE AT CASTLE ROCK FILING NO. 1, AMENDMENT NO. 13, ACCORDING TO THE RECORDED PLAT THEREOF, COUNTY OF DOUGLAS, STATE OF COLORADO.

**BASIS OF BEARINGS**  
BEARINGS ARE BASED ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN AND ASSUMED TO BEAR NORTH 00°05'15" EAST, A DISTANCE OF 2705.77 FEET BETWEEN A FOUND NO. 6 REBAR WITH A 3-1/4" ALUMINUM CAP STAMPED "AZTEC CONSULTANTS PLS 38064 2016" IN A MONUMENT BOX AT THE SOUTH QUARTER CORNER OF SAID SECTION 22 AND A FOUND NO. 6 REBAR WITH A 2-1/2" ALUMINUM CAP STAMPED "LS 6935 1992" AT THE CENTER QUARTER CORNER OF SAID SECTION 22.

**LIENHOLDER SUBORDINATION CERTIFICATE**

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 HEREON. THE UNDERSIGNED BENEFICIARY OF THE LIENS CREATED BY THE INSTRUMENT RECORDED ON MARCH 1 AND MARCH 4, 2019 AT RECEPTION NO. 2019035448 AND 2019035447 RESPECTIVELY, DOUGLAS COUNTY, COLORADO, SUBORDINATES THE SUBJECT LIEN TO THE TERMS, CONDITIONS AND RESTRICTIONS OF THIS DOCUMENT.

(LP MORGAN CHASE BANK, N.A.)  
SIGNED THIS 29 DAY OF January, 2020

**NOTARY BLOCK**  
SUBSCRIBED AND SWORN TO BEFORE ME THIS 29th DAY OF January, 2020 by Justin Vargas, Notary of Colorado.  
WITNESS MY HAND AND OFFICIAL SEAL.  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 10/14/22

**BUILDING AREA SUMMARY TABLE**

| AREA TYPE              | AREA      |
|------------------------|-----------|
| INDOOR RESTAURANT      | 8,001 SF  |
| INDOOR TRASH ENCLOSURE | 414 SF    |
| ENCLOSED PATIO         | 1,865 SF  |
| RESTROOM BUILDING      | 580 SF    |
| TOTAL                  | 10,860 SF |

**GROSS FLOOR AREA SUMMARY TABLE**

| AREA TYPE                              | AREA      |
|--|-----------|
| INDOOR RESTAURANT                      | 8,001 SF  |
| ENCLOSED PATIO                         | 1,865 SF  |
| UNENCLOSED PATIO                       | 496 SF    |
| RESTROOM BUILDING                      | 580 SF    |
| UNENCLOSED PATIO UNDER RESTROOM CANOPY | 540 SF    |
| LANDSCAPE EVENT SPACE                  | 880 SF    |
| TOTAL                                  | 12,362 SF |

**SURVEYOR'S CERTIFICATE**

I, ANTHONY K. PEALL, 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.

ANTHONY K. PEALL, PLS NO. 38636  
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR  
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.

**WATER RIGHTS DEDICATION AGREEMENT**

THE PROVISION OF MUNICIPAL WATER TO THIS SUBDIVISION IS SUBJECT TO THE TERMS AND CONDITIONS OF THE PROMENADE AT CASTLE ROCK DEVELOPMENT AGREEMENT, RECORDED ON THE 2ND DAY OF JULY, 2015 AT RECEPTION NO. 2015051492 AND ACCORDINGLY 7.67 SFE WERE DEDICATED FROM THE WATER BANK UNDER RECEPTION NUMBER 2016079633.

**BENCHMARK AND DATUM**  
NGS CONTROL POINT "K23" RECOVERED 3.25"  
BRASS CAP STAMPED (K23 1929)  
ELEVATION = 5984.85 FEET (NAVD 88 DATUM)

**CIVIL ENGINEER'S STATEMENT**

I, ERIN GRIFFIN, 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.  
FOR AND ON BEHALF OF KIMLEY-HORN AND ASSOCIATES, INC.  
Erin Griffin, Registered Professional Engineer, DATE 01-28-2020  
ERIN GRIFFIN, PE CO 42694

**TITLE CERTIFICATION**

David W. Krapp, an authorized representative of Land Title Guarantee Company, 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 lienholder subordination certificate.  
David W. Krapp, Authorized Representative of Land Title Guarantee Company, Title Company  
SIGNED THIS 29th DAY OF January, 2020  
NOTARY BLOCK  
SUBSCRIBED AND SWORN TO BEFORE ME THIS 29th DAY OF January, 2020 by David W. Krapp, Vice President of Land Title Guarantee Company, Witness My Hand and Official Seal.  
Audra Johnson, Notary Public  
MY COMMISSION EXPIRES: 9-22-2020

**DOUGLAS COUNTY CLERK AND RECORDER CERTIFICATE**

THIS SITE DEVELOPMENT PLAN AMENDMENT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF DOUGLAS COUNTY AT 2:00 PM ON THE 11th DAY OF February, 2020 AT RECEPTION NO. 2020010605.  
DOUGLAS COUNTY CLERK AND RECORDER  
By: Mary Danvers, Deputy

**OWNERSHIP CERTIFICATE**

THE UNDERSIGNED ARE ALL THE OWNERS OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS AND STATE OF COLORADO DESCRIBED HEREIN.  
HAPPY CANYON HOLDINGS, LLC, A COLORADO LIMITED LIABILITY COMPANY  
SIGNED THIS 29 DAY OF January, 2020  
NOTARY BLOCK  
SUBSCRIBED AND SWORN TO BEFORE ME THIS 29th DAY OF January, 2020 by Deanna Price as Representative of Happy Canyon Holdings, LLC Witness My Hand and Official Seal.  
Elizabeth Ryshen, Notary Public  
MY COMMISSION EXPIRES: Dec 14 2021

DESIGNED BY: TGS  
DRAWN BY: TGS  
CHECKED BY: ELG  
DATE: 01/06/2020

**Kimley»Horn**  
2020 KIMLEY-HORN AND ASSOCIATES, INC.  
4582 South Ulster Street, Suite 1500  
Denver, Colorado 80237 (303) 228-2300

PROMENADE AT CASTLE ROCK FILING NO. 1  
AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
COVER SHEET

PRELIMINARY  
FOR REVIEW ONLY  
NOT FOR CONSTRUCTION  
**Kimley»Horn**  
Kimley-Horn and Associates, Inc.

PROJECT NO.  
096547001  
SHEET NO.  
1 OF 15

SDP19-0035

# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

LOT 1B, BLOCK 3  
PROMENADE AT CASTLE ROCK  
FILING NO. 1, AMENDMENT NO. 4  
REC. NO. 2016040507  
ZONED: PD  
USE: MULTI-FAMILY RESIDENTIAL

TRACT D1-1  
PROMENADE AT CASTLE ROCK  
FILING NO. 1, AMENDMENT NO. 7  
REC. NO. 2016051617  
ZONED: PD  
USE: METRO DISTRICT WALLS

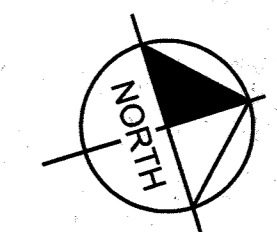
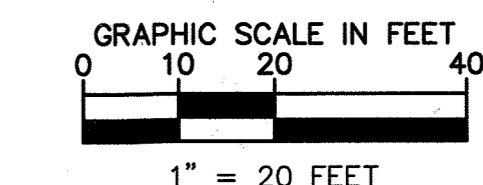
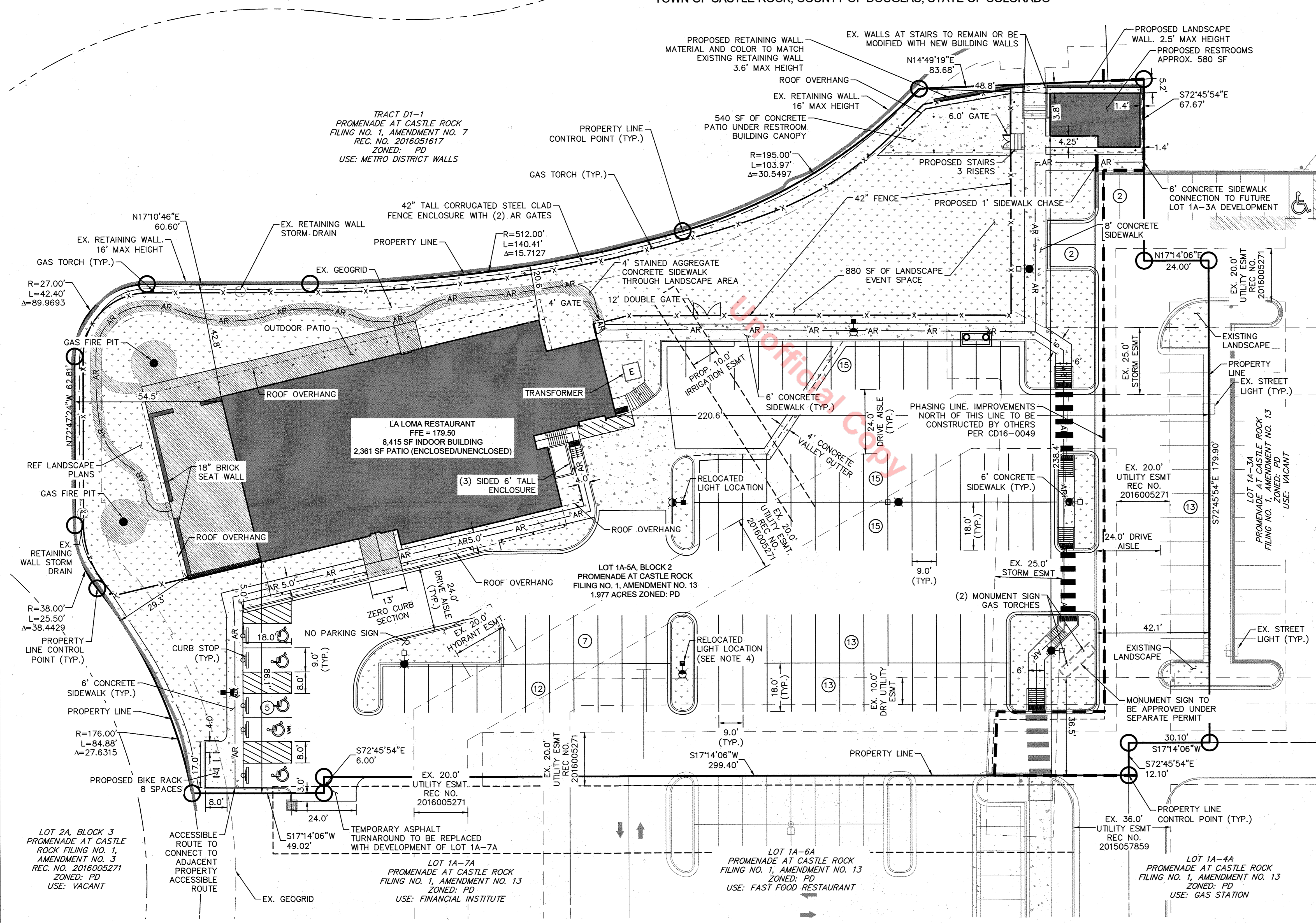
PROPERTY LINE  
CONTROL POINT (TYP.)

### LEGEND

- PROPERTY LINE
- ROW LINE
- PHASING LINE
- EX. GEOGRID BEHIND RETAINING WALL
- EX. EASEMENT LINE
- EX. EASEMENT TO BE MODIFIED
- PROP. EASEMENT LINE
- PROP. 42" TALL CORRUGATED STEEL FENCE
- ACCESSIBLE ROUTE
- PROP. CONCRETE PAVEMENT
- PROP. LANDSCAPE AREA
- PROP. STAINED AGGREGATE CONCRETE
- PROP. BUILDING
- # OF PROPOSED PARKING SPACES

### NOTES

1. ALL DRIVE AISLES ARE 24' WIDE UNLESS OTHERWISE NOTED.



**Kimley»Horn**  
 2020 KIMLEY-HORN AND ASSOCIATES, INC.  
 4582 South Ulster Street, Suite 1500  
 Denver, Colorado 80237 (303) 228-2300

DESIGNED BY: TGS  
 DRAWN BY: TGS  
 CHECKED BY: ELG  
 DATE: 01/06/2020

PROMENADE AT CASTLE ROCK FILING NO. 1  
 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
 SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
 SITE PLAN

FOR REVIEW ONLY  
 NOT FOR  
 CONSTRUCTION  
**Kimley»Horn**  
 Kimley-Horn and Associates, Inc.

PROJECT NO.  
 096547001  
 SHEET NO.

2 OF 15

SDP19-0035

K:\DEN\_Civil\096547001\_La Loma Castle Rock\CADD\PlanSheets\SDP\547001.SP.dwg Simpson, Tanner 1/21/2020 10:49 AM  
 THIS DOCUMENT, TOGETHER WITH THE CONDITIONS & RESONS PRESENTED HEREIN, IS AN INSTRUMENT OF SERVICE. IT IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. NO OTHER USE OR REPRODUCTION IS PERMITTED WITHOUT WRITTEN AUTHORIZATION. © KIMLEY-HORN & ASSOCIATES, INC.

# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

LOT 1B, BLOCK 3  
PROMENADE AT CASTLE ROCK  
FILING NO. 1, AMENDMENT NO. 4  
REC. NO. 2016040507  
ZONED: PD  
USE: MULTI-FAMILY RESIDENTIAL

TRACT D1-1  
PROMENADE AT CASTLE ROCK  
FILING NO. 1, AMENDMENT NO. 7  
REC. NO. 2016051617  
ZONED: PD  
USE: METRO DISTRICT WALLS

LA LOMA RESTAURANT  
FFE = 179.50  
8,415 SF INDOOR BUILDING  
2,361 SF PATIO (ENCLOSED/UNENCLOSED)  
ZONING: PD

LOT 1A-5A, BLOCK 2  
PROMENADE AT CASTLE ROCK  
FILING NO. 1, AMENDMENT NO. 13  
1.977 ACRES ZONED: PD

LOT 2A, BLOCK 3  
PROMENADE AT CASTLE  
ROCK FILING NO. 1,  
AMENDMENT NO. 3  
REC. NO. 2016005271  
ZONED: PD  
USE: VACANT

LOT 1A-7A  
PROMENADE AT CASTLE ROCK  
FILING NO. 1, AMENDMENT NO. 13  
ZONED: PD  
USE: FINANCIAL INSTITUTION

LOT 1A-6A  
PROMENADE AT CASTLE ROCK  
FILING NO. 1, AMENDMENT NO. 13  
ZONED: PD  
USE: FAST FOOD RESTAURANT

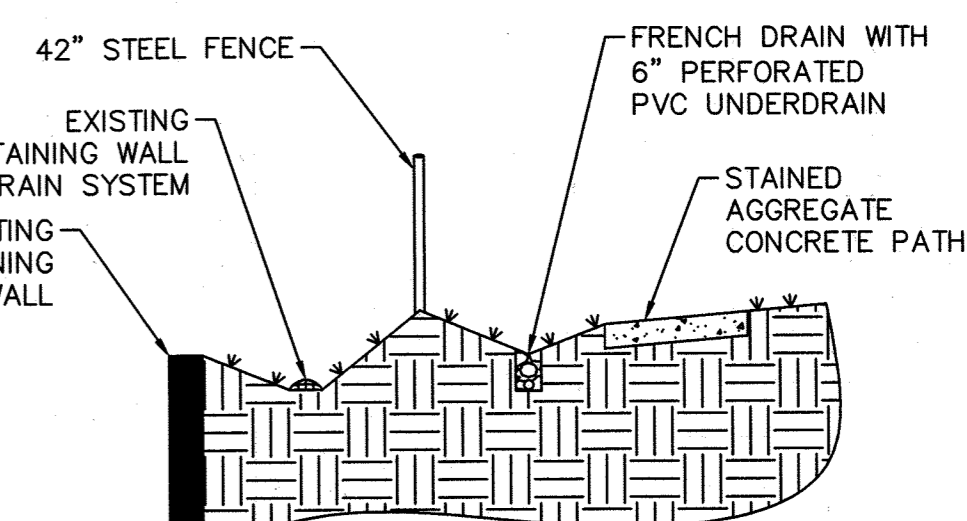
LOT 1A-4A  
PROMENADE AT CASTLE ROCK  
FILING NO. 1, AMENDMENT NO. 13  
ZONED: PD  
USE: GAS STATION

### LEGEND

- PROPERTY LINE
- - - ROW LINE
- - - PHASING LINE
- - - EX. GEOGRID BEHIND RETAINING WALL
- - - EX. EASEMENT LINE
- - - PROP. EASEMENT LINE
- x - PROP. 42" TALL CORRUGATED STEEL FENCE
- ▨ PROP. CONCRETE PAVEMENT
- ▨ LANDSCAPE AREA
- ▨ PROP. STAINED AGGREGATE CONCRETE
- ▨ PROP. BUILDING
- PROP. STORM LINE
- EXISTING STORM LINE

### NOTES

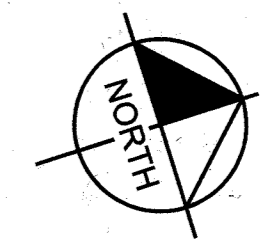
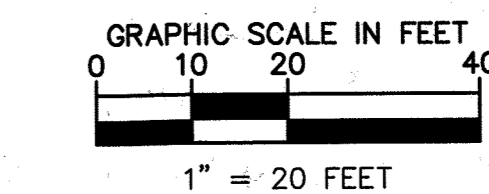
1. ADD 6,000 TO ALL ELEVATIONS



SWALE DETAIL  
A-A  
N.T.S.

### BENCHMARK AND DATUM

NCS CONTROL POINT "K23" RECOVERED 3.25" BRASS CAP STAMPED (K23 1929)  
ELEVATION = 5984.85 FEET (NAVD 88 DATUM)



## Kimley»Horn

2020 KIMLEY-HORN AND ASSOCIATES, INC.  
4582 South Ulster Street, Suite 1500  
Denver, Colorado 80237 (303) 228-2300

PROMENADE AT CASTLE ROCK FILING NO. 1  
AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
GENERAL GRADING PLAN

PRELIMINARY  
FOR REVIEW ONLY  
NOT FOR  
CONSTRUCTION  
**Kimley»Horn**  
Kimley-Horn and Associates, Inc.

PROJECT NO.  
096547001

SHEET NO.

3 OF 15

SDP19-0035

| NO. | REVISION | BY | DATE | APPR. |
|-----|----------|----|------|-------|
|     |          |    |      |       |
|     |          |    |      |       |
|     |          |    |      |       |
|     |          |    |      |       |

K:\DEN\_Civil\096547001\_Lo Loma Castle Rock\CADD\PlanSheets\SDP\547001GD.dwg Simpson, Tamara / 21/2020 10:50 AM  
THIS DOCUMENT IS THE PROPERTY OF KIMLEY-HORN AND ASSOCIATES, INC. AND IS NOT TO BE REPRODUCED, COPIED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, WITHOUT THE WRITTEN AUTHORIZATION OF KIMLEY-HORN AND ASSOCIATES, INC. THE USER SHALL BE WITHOUT LIABILITY TO KIMLEY-HORN AND ASSOCIATES, INC.



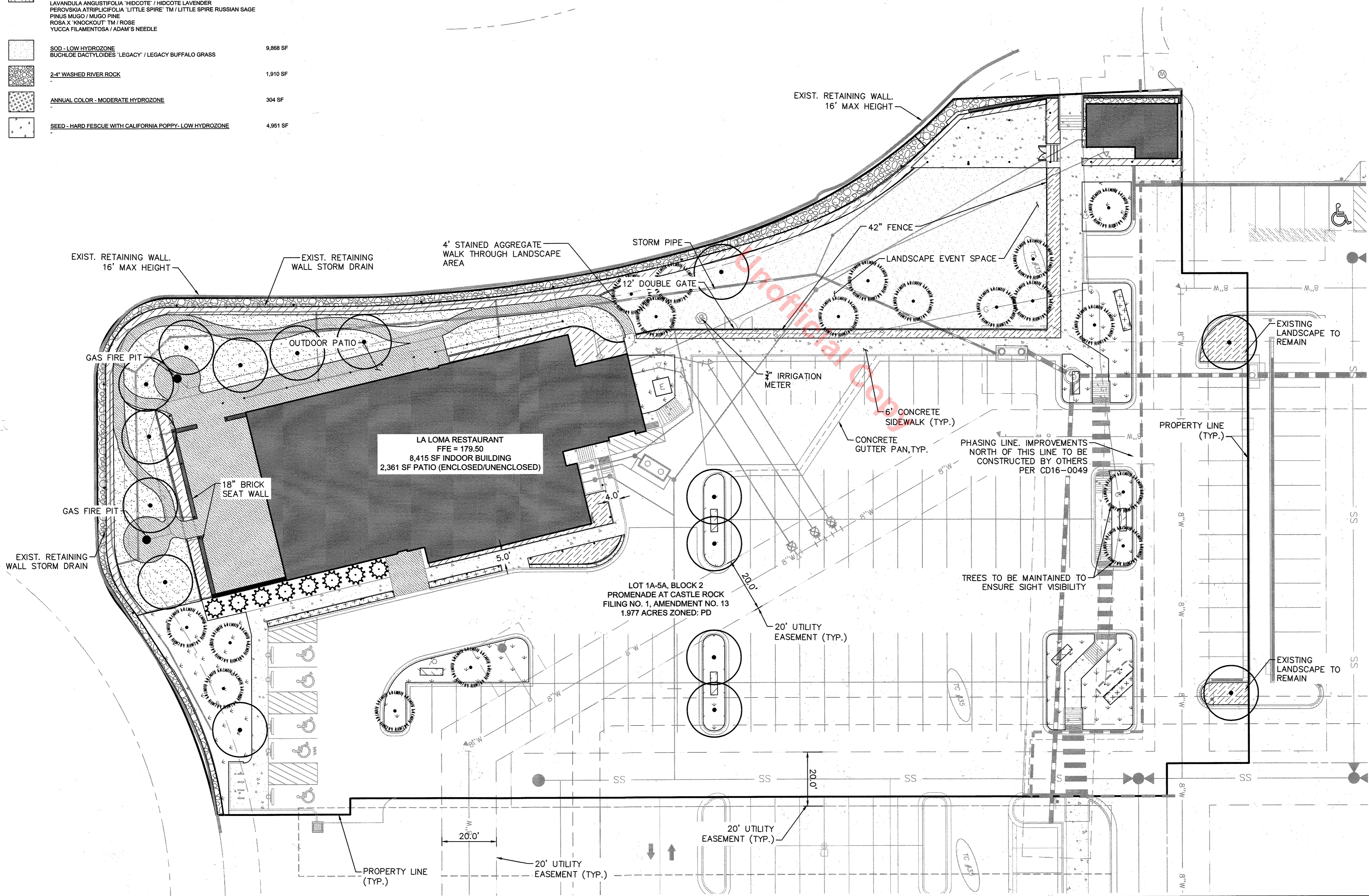
K:\DEN\_Civil\096547001\_Lo Loma Castle Rock\CADD\PlanSheets\SDP\_547001LA.dwg - Simpson, Tanner, 1/21/2020 10:57 AM  
THIS DOCUMENT, TOGETHER WITH THE CONCEPTS & DESIGN PRESENTED HEREIN, AS AN INSTRUMENT OF SERVICE, IS INTENDED FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF OR ADAPTATION BY OTHERS WITHOUT WRITTEN AUTHORIZATION OF KIMLEY-HORN & ASSOCIATES, INC. SHALL BE WITHOUT LIABILITY TO KIMLEY-HORN & ASSOCIATES, INC.

# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

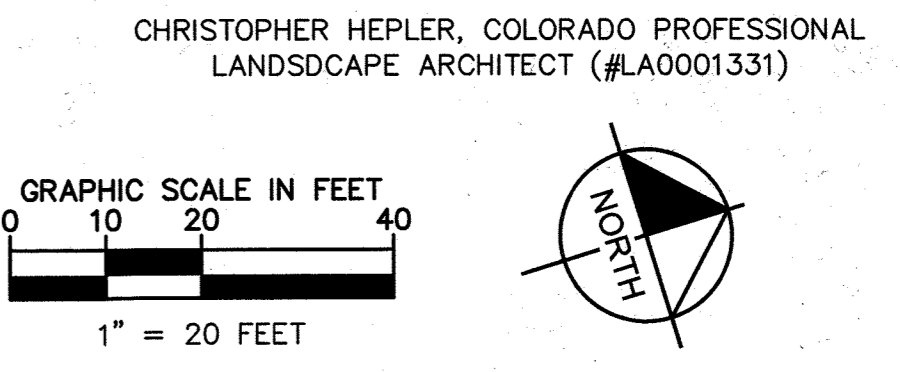
A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

## CONCEPT PLANT SCHEDULE

|  |  |          |
|--|--|----------|
|  | EVERGREEN TREES - LOW HYDROZONE<br>PINUS PONDEROSA / PONDEROSA PINE  | 16       |
|  | SHADE TREES - MODERATE HYDROZONE<br>ACER FREEMANNI / AUTUMN BLAZE / AUTUMN BLAZE MAPLE<br>ACER FREEMANNI / SIGNA GLBY / FREEMAN MAPLE  | 16       |
|  | SMALL EVERGREEN TREES - LOW HYDROZONE<br>PINUS SYLVESTRIS / HINDU-PAN / HINDU-PAN SCOTCH PINE  | 8        |
|  | SHRUB BEDS - LOW HYDROZONE<br>WITH ARIZONA FESCUE AND CALIFORNIA POPPY<br>LAVANDULA ANGIUSTIFOLIA / WIDCOTE / WIDCOTE LAVENDER<br>PEROVSKIA ATRIPLICIFOLIA / LITTLE SPIRE TM / LITTLE SPIRE RUSSIAN SAGE<br>PINUS MUGO / MUGO PINE<br>ROSA X WOODCOCKII TM / ROSE<br>YUCCA FILAMENTOSA / ADAM'S NEEDLE | 3,713 SF |
|  | SOD - LOW HYDROZONE<br>BUCHLOE DACTYLOIDES / LEGACY / LEGACY BUFFALO GRASS   | 9,968 SF |
|  | 24" WASHED RIVER ROCK  | 1,910 SF |
|  | ANNUAL COLOR - MODERATE HYDROZONE  | 304 SF   |
|  | SEED - HARD FESCUE WITH CALIFORNIA POPPY - LOW HYDROZONE   | 4,951 SF |



- 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, CONCEPTUAL LANDSCAPE PLAN STANDARD NOTES - CONT'D.
  - DESIGN MUST ACCOMMODATE THE WATERING RESTRICTIONS AS OUTLINED IN THE TOWN OF CASTLE ROCK WATER USE MANAGEMENT PLAN (WUMP).
  - IRRIGATION SYSTEMS ARE TO BE DESIGNED TO OPERATE WITHIN THE TOWN OF CASTLE ROCK WATER USE MANAGEMENT PLAN.
  - IRRIGATION SYSTEMS ARE TO BE DESIGNED PER THE TOWN OF CASTLE ROCK LANDSCAPE AND IRRIGATION REGULATIONS SECTION 4.2.3 AND TO CORRELATE WITH THE USE TYPE ON THE PROPERTY.
  - IF ANY TRANSFORMERS, GROUND-MOUNTED HVAC UNITS, UTILITY PEDESTALS, OR SIMILAR FEATURES EXISTING ON SITE, BUT NOT SHOWN ON THE SITE DEVELOPMENT PLAN, ADDITIONAL LANDSCAPING AND SCREENING MAY BE REQUIRED BASED UPON FIELD CONDITIONS DETERMINED DURING THE SITE INSPECTION. INSTALLATION WILL BE REQUIRED PRIOR TO THE FINAL INSPECTION AND THE ISSUANCE OF THE CERTIFICATE OF OCCUPANCY, AS APPLICABLE.
  - NO SOLID OBJECT EXCEEDING 30" IN HEIGHT ABOVE THE FLOWLINE ELEVATION OF THE ADJACENT STREET, INCLUDING, BUT NOT LIMITED TO BUILDING, UTILITY CABINETS, WALLS, FENCES, TREES, LANDSCAPE PLANTINGS, CUT SLOPES AND BERMS SHALL BE PLACED IN SIGHT DISTANCE TRIANGLES OR EASEMENTS AS SHOWN ON THE PLAN.
  - NO TREES, LARGE SHRUBS, OR PERMANENT STRUCTURES ARE ALLOWED IN WET UTILITY AND DRAINAGE EASEMENTS.
  - AN IRRIGATION PLAN IS REQUIRED WITH THE FIRST SUBMITTAL OF THE CONSTRUCTION DOCUMENTS. PLEASE SEE SECTIONS 3.1.2B AND 4.2.3 OF THE TOWN OF CASTLE ROCK LANDSCAPE AND IRRIGATION PERFORMANCE STANDARDS AND CRITERIA MANUAL FOR IRRIGATION SUBMITTAL AND DESIGN REQUIREMENTS. CHANGES TO THE LANDSCAPE PLAN MAY BE NECESSARY DUE TO CONSTRUCTION DOCUMENTS IRRIGATION PLAN REVIEW COMMENTS.
  - LANDSCAPE AND IRRIGATION SHALL BE INSTALLED BY A TOWN OF CASTLE ROCK REGISTERED LANDSCAPE CONTRACT PROFESSIONAL.
  - DEAD PLANT MATERIALS SHALL BE REMOVED AND REPLACED WITH HEALTHY PLANTING MATERIALS OF COMPARABLE SIZE AND SPECIES THAT MEET THE ORIGINAL INTENT OF THE APPROVED LANDSCAPE DESIGN WITHIN FORTY-FIVE(45) DAYS OR SOONER IN THE EVENT OF A CONTAGIOUS DISEASE OR INVASIVE INSECT SPECIES. TOWN OF CASTLE ROCK IS NOT RESPONSIBLE FOR PLANT REPLACEMENTS.
  - SLOPES STEEPER THAN 3:1 ARE NOT PERMITTED ON LANDSCAPE PLANS IN THE TOWN OF CASTLE ROCK.



CHRISTOPHER HEPLER, COLORADO PROFESSIONAL LANDSCAPE ARCHITECT (#LA0001331)

| NO. | REVISION | BY | DATE | APPR |
|-----|----------|----|------|------|
|     |          |    |      |      |

**Kimley»Horn**  
2020 KIMLEY-HORN AND ASSOCIATES, INC.  
4582 South Ulster Street, Suite 1500  
Denver, Colorado 80237 (303) 228-2300

DESIGNED BY: TGS  
DRAWN BY: TGS  
CHECKED BY: ELG  
DATE: 01/06/2020

PROMENADE AT CASTLE ROCK FILING NO. 1  
AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
CONCEPTUAL LANDSCAPE PLAN

PRELIMINARY  
FOR REVIEW ONLY  
NOT FOR  
CONSTRUCTION  
**Kimley»Horn**  
Kimley-Horn and Associates, Inc.

PROJECT NO.  
096547001

SHEET NO.

5 OF 15

SDP19-0035

# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

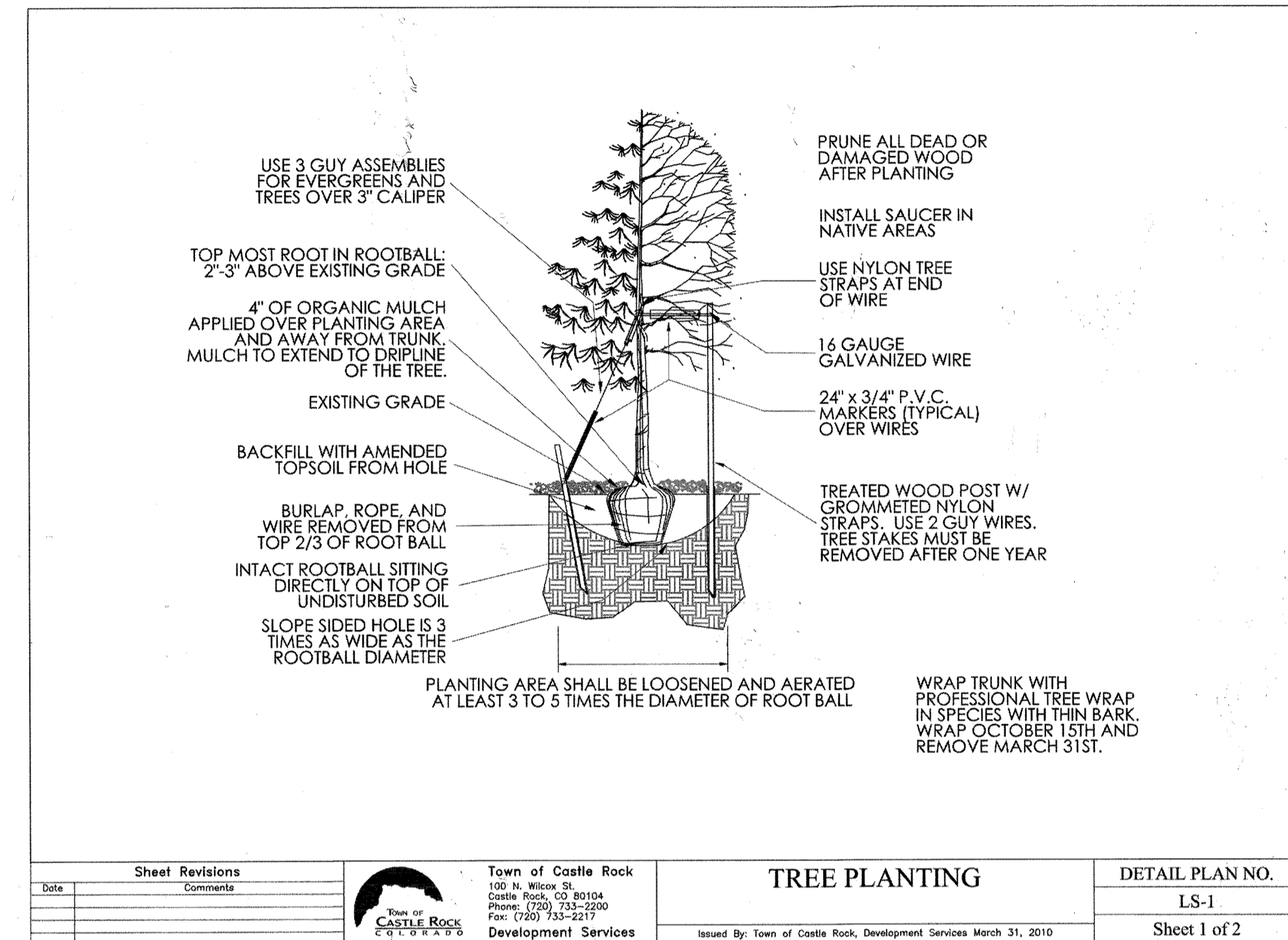
A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



## Commercial Landscape Site Inventory

Town of Castle Rock Registered Professional Chris Hice  
 Town of Castle Rock Registration # \_\_\_\_\_ State of Colorado License Landscape Architect # LA.0001062  
 Company Name Kimley-Horn Address 4582 South Ulster Street, Suite 1500, Denver, CO 80237  
 Phone 720-636-8302 Email chris.hice@kimley-horn.com Date 01/17/2020  
 PROJECT NAME La Loma

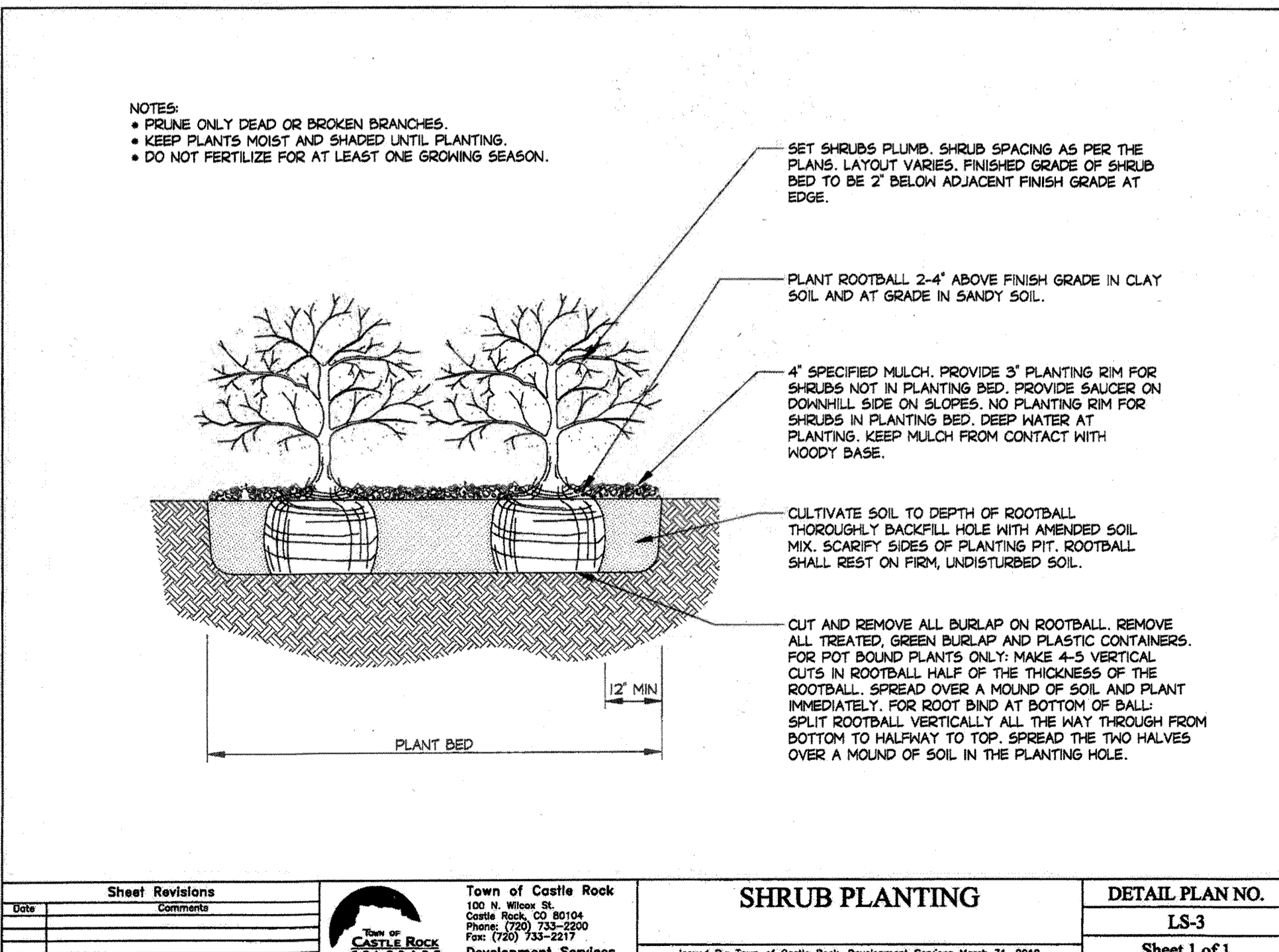
| Gross Site Area              | Landscape Area in Sq.Ft.             | Turfgrass List Species (Area in Sq.Ft.) | Nonliving Ornamental (Area in Sq.Ft.) | No. of Trees Required             | No. of Trees Provided                        | No. of Shrubs Required | No. of Shrubs Provided | Soil Prep Amounts (in cu. yds. per 1000 Sq.Ft.) | Separate Irrigation Service Connections                             |
|------------------------------|--------------------------------------|---|---------------------------------------|-----------------------------------|--|------------------------|------------------------|---|---|
| 86,111 SF                    | 8,611 SF (Req)<br>21,545 SF (Prov)   | Legacy Buffalo Grass<br>9,868 SF        | 8,557 SF                              | 18                                | 40<br>+2 Existing                            | 35                     | 35+                    | 4 CY  | Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> |
| Parking Lot (Area in Sq.Ft.) | Parking Lot Landscape Area (Sq. Ft.) | No. of Parking Spaces                   | Nonliving Ornamental (Area in Sq.Ft.) | No. of Interior Landscape Islands | Minimum Width of Interior Landscaped Islands | No. of Trees Required  | No. of Trees Provided  | No. of Shrubs Required                          | No. of Shrubs Provided  |
| 44,004 SF                    | 4,401 SF (Req)<br>4,879 SF (Prov)    | 112                                     | 0 SF                                  | 9                                 | 8' MIN.                                      | 9                      | 11                     | 19  | 19+   |



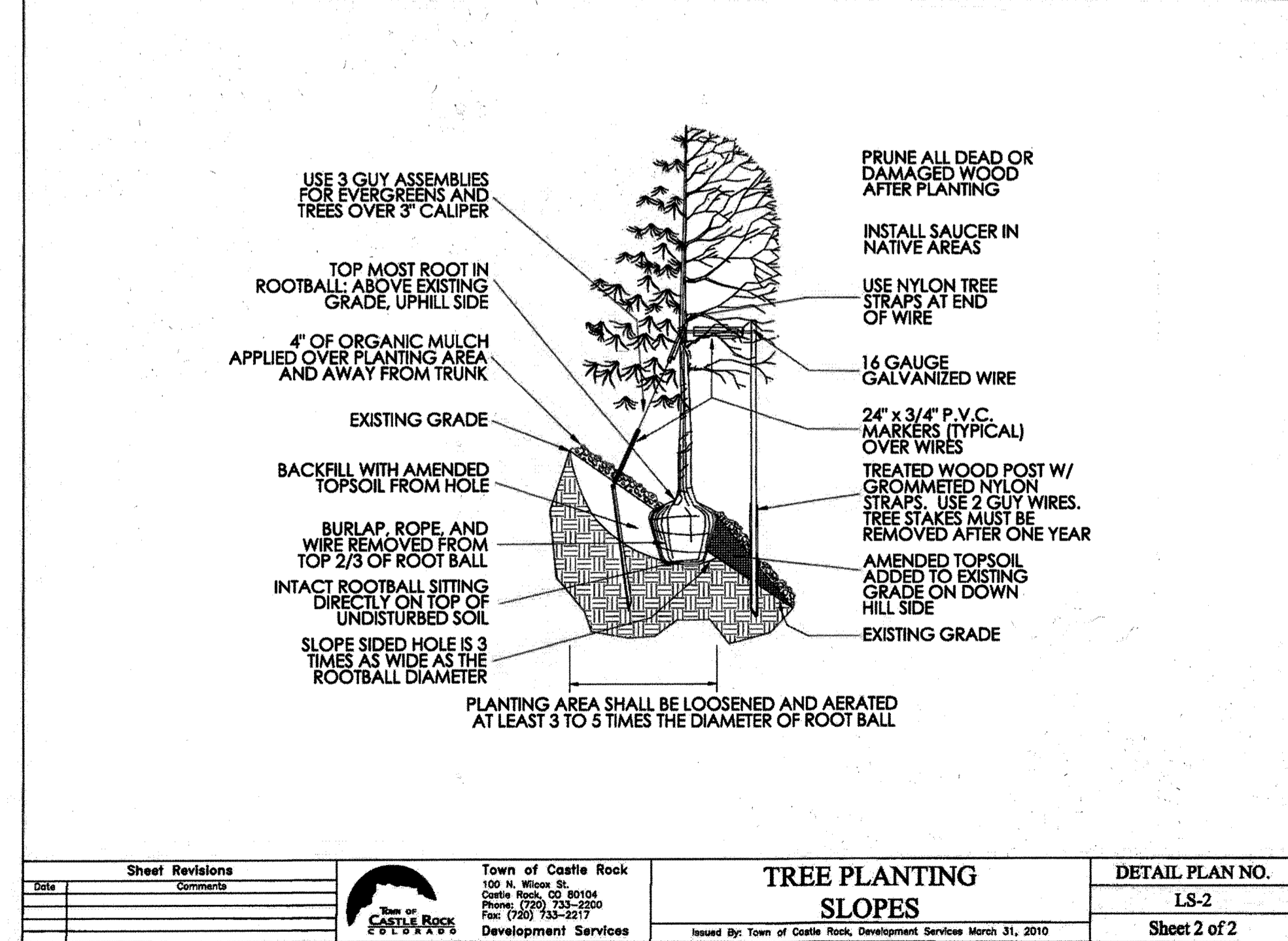
|                 |  |   |                 |
|-----------------|--|---|-----------------|
| Sheet Revisions | Town of Castle Rock  | <b>TREE PLANTING</b>  | DETAIL PLAN NO. |
| Comments        | 100 N. Wilson St.<br>Castle Rock, CO 80104<br>Phone: (720) 733-2200<br>Fax: (720) 733-2217 | LS-1  | Sheet 1 of 2    |
|                 | Development Services   | Issued By: Town of Castle Rock, Development Services March 31, 2010 |                 |

### CLWUR Chart for the Town of Castle Rock

| Irrig. Zone               | Plant Type         | App Rate (inches / month)       | Zone (V,L,Mod,H,W) | % of Total Area | IA (Irrigated area in SF for each zone) | LWUR (Landscape Water Use Rating) | TA (Total Area of all irrigated landscape zones) | CLWUR (LWUR x IA/TA) |
|---------------------------|--------------------|---------------------------------|--------------------|-----------------|---|-----------------------------------|--|----------------------|
| 1                         | Moderate Water Use | 2" a month/ >10" a grow season  | M                  | 20%             | 3,713                                   | 3                                 | 18,532   | 0.60                 |
| 2                         | Low Water Use Seed | >2" a month/ >10" a grow season | L                  | 27%             | 4,951                                   | 1.5                               | 18,532   | 0.40                 |
| 3                         | Low Water Use Turf | >2" a month/ >10" a grow season | L                  | 53%             | 9,868                                   | 1.5                               | 18,532   | 0.80                 |
| Total of the CLWUR = 1.80 |                    |                                 |                    |                 |   |                                   |  |                      |



|                 |  |   |                 |
|-----------------|--|---|-----------------|
| Sheet Revisions | Town of Castle Rock  | <b>SHRUB PLANTING</b>   | DETAIL PLAN NO. |
| Comments        | 100 N. Wilson St.<br>Castle Rock, CO 80104<br>Phone: (720) 733-2200<br>Fax: (720) 733-2217 | LS-3  | Sheet 1 of 1    |
|                 | Development Services   | Issued By: Town of Castle Rock, Development Services March 31, 2010 |                 |



|                 |  |   |                 |
|-----------------|--|---|-----------------|
| Sheet Revisions | Town of Castle Rock  | <b>TREE PLANTING SLOPES</b>   | DETAIL PLAN NO. |
| Comments        | 100 N. Wilson St.<br>Castle Rock, CO 80104<br>Phone: (720) 733-2200<br>Fax: (720) 733-2217 | LS-2  | Sheet 2 of 2    |
|                 | Development Services   | Issued By: Town of Castle Rock, Development Services March 31, 2010 |                 |

**Kimley»Horn**  
 2020 KIMLEY-HORN AND ASSOCIATES, INC.  
 4582 South Ulster Street, Suite 1500  
 Denver, Colorado 80237 (303) 228-2300

DESIGNED BY: TGS  
 DRAWN BY: TGS  
 CHECKED BY: ELG  
 DATE: 01/06/2020

PROMENADE AT CASTLE ROCK FILING NO. 1  
 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
 SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
 LANDSCAPE DETAILS

FOR PREVIEW ONLY  
 NOT FOR CONSTRUCTION  
**Kimley»Horn**  
 Kimley-Horn and Associates, Inc.

PROJECT NO.  
 096547001  
 SHEET NO.

K:\DEN\_Civil\096547001-La Loma-Castle Rock\CADD\PlanSheets\SDP\547001A.dwg Simpson, Tanner 1/21/2020 10:57 AM  
 THIS DOCUMENT, INCLUDING ALL CONTENTS, IS PRESENTED HEREIN AS AN INSTRUMENT OF SERVICE. IT IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. NO OTHER USE OR REPRODUCTION IS PERMITTED WITHOUT WRITTEN AUTHORIZATION. ADAPTATION BY USER & ASSOCIATES, INC. SHALL BE WITHOUT LIABILITY TO USER & ASSOCIATES, INC.

# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

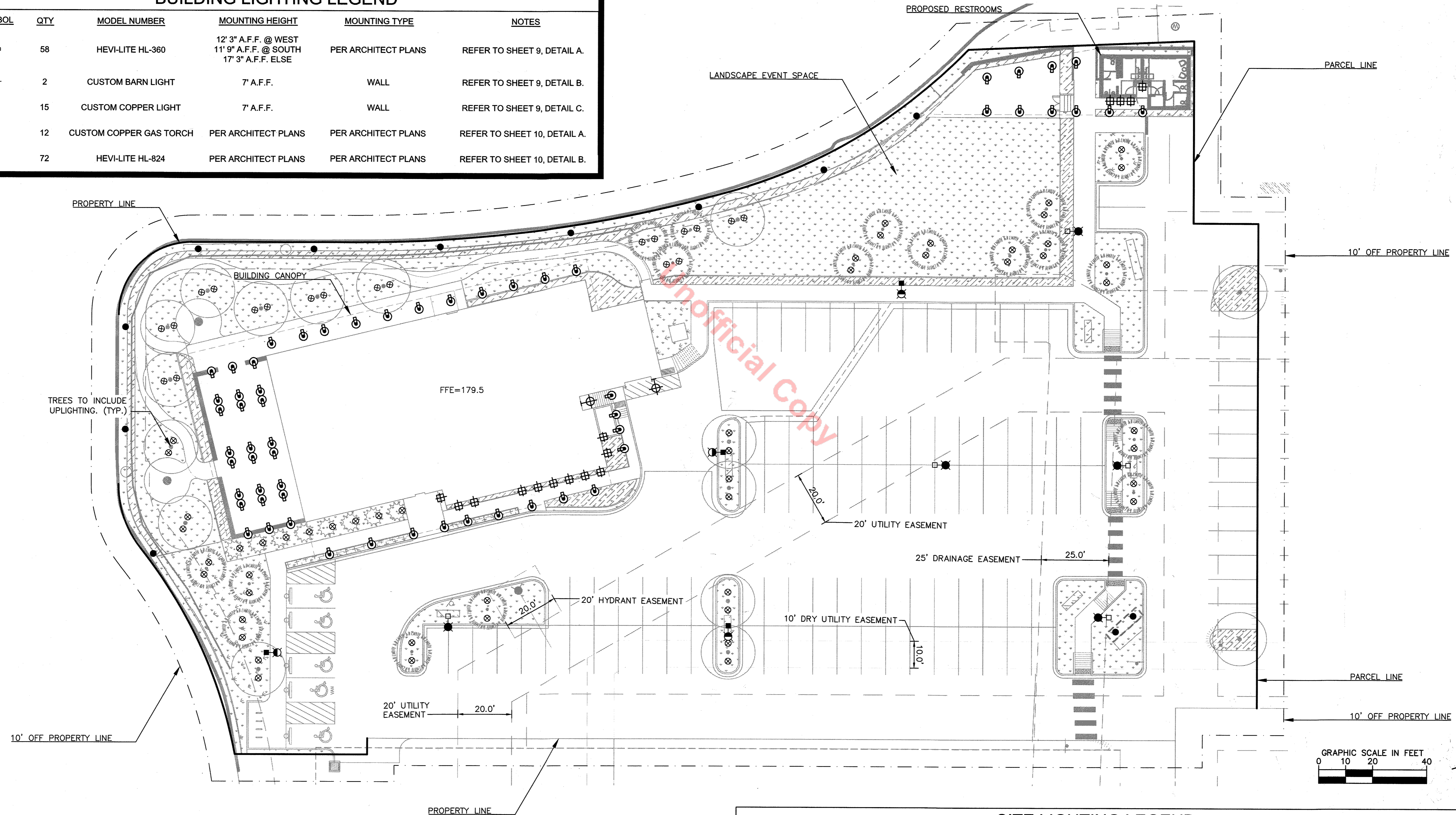
A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

**NOTES**

1. SITE LIGHTING INSTALLED TO ILLUMINATE PARKING LOT AND SIDEWALKS WITHIN PROPERTY LINE.
2. SITE LIGHTING CONTROL WILL BE PROVIDED WITH CONSTRUCTION DOCUMENTS TO REDUCE LIGHTING BY 50% WITHIN ONE HOUR AFTER THE END OF BUSINESS HOURS.
3. SITE LIGHTING LAYOUT MITIGATES LIGHT POLLUTION BY UTILIZING FULL CUTOFF FIXTURES.
4. THE FOLLOWING LIGHTING TYPES ARE PROHIBITED: FORWARD THROW (TYPE IV) DISTRIBUTION, POLE-MOUNTED LIGHTS AIMED AT A BUILDINGS FACADE AND UNSHIELDED WALL PACKS.

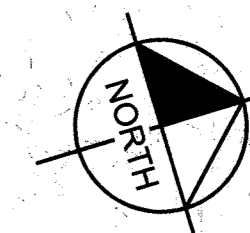
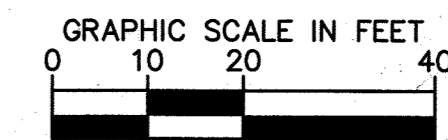
**BUILDING LIGHTING LEGEND**

| SYMBOL | QTY | MODEL NUMBER            | MOUNTING HEIGHT   | MOUNTING TYPE       | NOTES                        |
|--------|-----|-------------------------|---|---------------------|------------------------------|
| ⊕      | 58  | HEVI-LITE HL-360        | 12' 3" A.F.F. @ WEST<br>11' 9" A.F.F. @ SOUTH<br>17' 3" A.F.F. ELSE | PER ARCHITECT PLANS | REFER TO SHEET 9, DETAIL A.  |
| ⊕      | 2   | CUSTOM BARN LIGHT       | 7' A.F.F.   | WALL                | REFER TO SHEET 9, DETAIL B.  |
| ⊕      | 15  | CUSTOM COPPER LIGHT     | 7' A.F.F.   | WALL                | REFER TO SHEET 9, DETAIL C.  |
| ●      | 12  | CUSTOM COPPER GAS TORCH | PER ARCHITECT PLANS   | PER ARCHITECT PLANS | REFER TO SHEET 10, DETAIL A. |
| ⊕      | 72  | HEVI-LITE HL-824        | PER ARCHITECT PLANS   | PER ARCHITECT PLANS | REFER TO SHEET 10, DETAIL B. |



**SITE LIGHTING LEGEND**

| SYMBOL | QTY | MODEL NUMBER          | ARRANGEMENT | LUMINAIRE LUMENS | MOUNTING HEIGHT | MOUNTING TYPE | NOTES                          |
|--------|-----|-----------------------|-------------|------------------|-----------------|---------------|--------------------------------|
| ■      | 4   | AME-2-L-T3-72LC-5-5K  | SINGLE      | 12,845           | 35'             | POLE          | REFER TO SHEET 8, DETAIL A & B |
| □      | 5   | AME-2-L-T5W-72LC-5-5K | SINGLE      | 10,508           | 35'             | POLE          | REFER TO SHEET 8, DETAIL A & B |



| NO. | REVISION | BY | DATE | APPR |
|-----|----------|----|------|------|
|     |          |    |      |      |

**Kimley»Horn**

2020 KIMLEY-HORN AND ASSOCIATES, INC.  
4582 South Ulster Street, Suite 1500  
Denver, Colorado 80237 (303) 228-2300

DESIGNED BY: MAB  
DRAWN BY: MAB  
CHECKED BY: PMS  
DATE: 01/06/20

PROMENADE AT CASTLE ROCK FILING NO. 1  
AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
GENERAL LIGHTING PLAN

**PRELIMINARY**  
FOR REVIEW ONLY  
NOT FOR CONSTRUCTION  
**Kimley»Horn**  
Kimley-Horn and Associates, Inc.

PROJECT NO.  
096547001  
SHEET NO.

7 OF 15

SDP19-0035

k:\pdx\_systems\096547001 Jo\_loma\_castle\_rock\CADD\plansheets\SDP\_Photometric\_7\_of\_12.dwg Ahmed\_Donivel\_10/31/2019 6:43 PM  
THIS DOCUMENT, TOGETHER WITH THE CONTRACT & PERSON PRESENTED HEREIN, IS AN INSTRUMENT OF SERVICE. IT IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF ANY PART OF THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION & ADAPTATION BY KIMLEY-HORN & ASSOCIATES, INC. SHALL BE WITHOUT LIABILITY TO KIMLEY-HORN & ASSOCIATES, INC.

k:\phx\_systems\096547001\_la\_loma\_castle\_rock\CADD\plansheets\Photometric Cut Sheet SP.dwg, Ahmed, Danyal 10/31/2019 6:44 PM  
 THIS DOCUMENT IS THE PROPERTY OF KIMLEY-HORN AND ASSOCIATES, INC. NO PART OF THIS DOCUMENT IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT WRITTEN PERMISSION FROM KIMLEY-HORN AND ASSOCIATES, INC. THIS DOCUMENT IS NOT TO BE USED FOR ANY OTHER PROJECT OR AT ANY OTHER LOCATION WITHOUT THE WRITTEN PERMISSION OF KIMLEY-HORN AND ASSOCIATES, INC. THIS DOCUMENT IS NOT TO BE USED FOR ANY OTHER PROJECT OR AT ANY OTHER LOCATION WITHOUT THE WRITTEN PERMISSION OF KIMLEY-HORN AND ASSOCIATES, INC. THIS DOCUMENT IS NOT TO BE USED FOR ANY OTHER PROJECT OR AT ANY OTHER LOCATION WITHOUT THE WRITTEN PERMISSION OF KIMLEY-HORN AND ASSOCIATES, INC.

# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
 TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

**American LED**
Project Name: \_\_\_\_\_ Catalog Number: \_\_\_\_\_ Type: \_\_\_\_\_

The new American LED Luminaire from Visionaire combines contemporary design with new LED technology, while maintaining a traditional feature image. The LEDs Performance and Life are maximized by the unique integral aluminum heat sink built into the door frame. Maintenance of the drivers is simplified by making them easily accessible and provided with quick wiring connections.

72, 144 or 224 LEDs are available in 350 or 530 mA rating providing up to 33,000 lumens. Six optical distribution patterns are available and feature a unique Type T-4A automotive pattern for the front row of auto dealerships. Choose between 3000, 4000 or 5000 Kelvin temperature of the LEDs. A durable Polyester powder coat finish is guaranteed for five years, and is available in standard or custom colors.

The American LED series is an exceptional choice for auto dealerships, shopping centers, commercial parking lots and general parking area lighting.

### Dimensional Drawings

| Fixture | A   | B   | C   | Strips | Max. Wtts | Lbs. |
|---------|-----|-----|-----|--------|-----------|------|
| AME-2-L | 19" | 19" | 12" | 2"     | 235 W     | 29   |
| AME-4-L | 23" | 23" | 15" | 2"     | 373 W     | 68   |

| Model   | Optics   | Strips                                  | Current                            | Wattage                            | Mounting   | Finish   | Options  |
|---------|--|---|------------------------------------|------------------------------------|--|--|--|
| AME-2-L | Type II (T2)<br>Type III (T3)<br>Type IV (T4)<br>Type V (T5) | 72 (72LC)<br>144 (144LC)<br>224 (224LC) | 350 (3)<br>400K (4K)<br>5000K (5K) | 3000K (3000)<br>480 (5)<br>347 (8) | Boil-On Arm 6" (BOA6)<br>Knuckle Mount (KM)<br>Wall Mount (WM)<br>Soldier Mount (SM) | Black (BK)<br>Smooth Black (SBK)<br>White (WH)<br>Smooth White (SWH)<br>Graphite (GP)<br>Silver Metallic (SL)<br>Custom Color (CC) | PhotoCell & Receptacle (PCR120) (PCR288) (PCR244) (PCR277)<br>Photo Receptacle (PER)<br>Button Type Photocell (PC120) (PC208) (PC244) (PC277)<br>House Side Light Shield (LS)<br>Round Pole Plate Adaptor For Pole (RPP) For 5' 9" Pole (RPP5)<br>0-10v Dimming Driver (DIM)<br>Motion Sensor (MS)<br>Wireless Controls (WS) |

**SNTS**
Project Name: \_\_\_\_\_ Catalog Number: \_\_\_\_\_ Type: \_\_\_\_\_

The SNTS Square Non Tapered Steel Pole is a high-strength, square-section pole designed for long-term durability. It features a square base for easy installation and a standard height of 12 feet. The pole is available in various diameters and finishes to meet specific project requirements.

### Specifications

**Square Non Tapered Steel Pole**

- ASTM A503 Grade B tubing with minimum yield strength of 46,000 PSI. Shaft is furnished with ground lag inside poles, opposite hand hole opening. Center line of hand hole is 12" from base plate.
- Base Plate: Steel plate base is ASTM-A36 hot rolled steel, meets or exceeds minimum yield strength of 36,000 PSI. Base templates provided with order. Do not pre-pour.
- Color: Color-impregnated polymer snap-to-close pole cap provided in black.

**Pole Cap**

- All poles are shot-blasted and cleaned to a near-white finish prior to painting. A Quik-Guard® textured thermoset polyester powder coat is then applied to a minimum of 3 millimeters and then oven-baked at a temperature of 400°F to promote exceptional adherence and finish hardness. Pole finish is warranted for a full five (5) years. An optional five (5) year extended warranty is also available (external prime coat and internal rust inhibiting coating).
- Anchor Bolts: Poles are provided with hot-dip galvanized anchor bolts, with a 1/2" bend on one end and two flat base bolts and two flat washers per bolt. Anchor bolts meet or exceed a minimum of 36,000 PSI. Anchor bolts conform to ASTM F1554 grade 55 and are provided.

| Pole Height | Maximum Allowable EPA (ft) (ft) with 1.3 gust factor) |        |         |         |         |         | Pole Gauge | Base Plate | Bolt Circle | Anchor Bolts |            |
|-------------|---|--------|---------|---------|---------|---------|------------|------------|-------------|--------------|------------|
|             | 80 mph  | 90 mph | 100 mph | 110 mph | 120 mph | 130 mph |            |            |             |              |            |
| 12'         | 20.1  | 23.5   | 18.4    | 11.9    | 10.3    | 7.6     | 5.1        | 4"         | 11"         | 9-3/16"      | 3/4" x 30" |
| 14'         | 23.0  | 17.4   | 13.7    | 8.5     | 7.4     | 5.7     | 4.4        | 4"         | 11"         | 9-3/16"      | 3/4" x 30" |
| 16'         | 18.8  | 10.9   | 10.6    | 8.6     | 5.7     | 4.3     | 3.1        | 4"         | 11"         | 9-3/16"      | 3/4" x 30" |
| 18'         | 15.0  | 10.9   | 10.1    | 4.8     | 3.9     | 3.1     | 1.9        | 4"         | 11"         | 9-3/16"      | 3/4" x 30" |
| 18'         | 11.7  | 8.4    | 6.0     | 3.4     | 2.8     | 1.9     | -          | 4"         | 11"         | 9-3/16"      | 3/4" x 30" |
| 20'         | 9.3   | 6.4    | 4.3     | 2.4     | 1.7     | 1.3     | -          | 4"         | 11"         | 9-3/16"      | 3/4" x 30" |
| 20'         | 15.9  | 10.9   | 8.2     | 5.0     | 4.2     | 3.1     | 2.0        | 4"         | 7"          | 12-3/4"      | 1" x 36"   |
| 20'         | 17.1  | 12.3   | 8.9     | 5.0     | 4.1     | 3.0     | 1.4        | 5"         | 11"         | 12-3/4"      | 1" x 36"   |
| 20'         | 27.4  | 22.1   | 16.7    | 13.2    | 8.3     | 6.0     | 3.9        | 5"         | 7"          | 12-3/4"      | 1" x 36"   |
| 22'         | 6.3   | 3.7    | 1.9     | 1.3     | -       | -       | -          | 4"         | 11"         | 12-3/4"      | 1" x 36"   |
| 22'         | 11.8  | 6.0    | 3.4     | 2.3     | 2.0     | 1.6     | -          | 4"         | 7"          | 12-3/4"      | 1" x 36"   |
| 22'         | 12.6  | 6.4    | 3.4     | 3.2     | 1.9     | 1.6     | -          | 4"         | 11"         | 12-3/4"      | 1" x 36"   |
| 22'         | 21.4  | 16.4   | 11.1    | 6.9     | 5.0     | 4.3     | 2.3        | 5"         | 7"          | 12-3/4"      | 1" x 36"   |
| 25'         | 5.0   | 2.9    | 1.3     | -       | -       | -       | -          | 4"         | 11"         | 12-3/4"      | 1" x 36"   |
| 25'         | 10.9  | 7.4    | 5.2     | 2.1     | 1.3     | 1.0     | -          | 4"         | 7"          | 12-3/4"      | 1" x 36"   |
| 25'         | 10.2  | 6.6    | 4.0     | 1.6     | -       | -       | -          | 5"         | 11"         | 12-3/4"      | 1" x 36"   |
| 25'         | 18.9  | 13.0   | 9.5     | 4.5     | 3.7     | 2.7     | -          | 5"         | 7"          | 12-3/4"      | 1" x 36"   |
| 28'         | 5.6   | 3.1    | 1.4     | 1.1     | -       | -       | -          | 4"         | 7"          | 12-3/4"      | 1" x 36"   |
| 28'         | 5.5   | 3.0    | 1.3     | -       | -       | -       | -          | 5"         | 11"         | 12-3/4"      | 1" x 36"   |
| 28'         | 12.0  | 7.6    | 4.4     | 2.8     | 1.3     | 1.1     | -          | 5"         | 7"          | 12-3/4"      | 1" x 36"   |
| 28'         | 20.9  | 14.1   | 9.4     | 5.7     | 3.8     | 3.1     | -          | 6"         | 7"          | 12-3/4"      | 1" x 36"   |
| 30'         | 5.0   | 2.2    | -       | -       | -       | -       | -          | 5"         | 11"         | 12-3/4"      | 1" x 36"   |
| 30'         | 11.4  | 6.8    | 4.0     | 1.7     | -       | -       | -          | 5"         | 7"          | 12-3/4"      | 1" x 36"   |
| 30'         | 18.9  | 13.8   | 8.4     | 4.3     | 3.0     | 1.9     | -          | 6"         | 7"          | 12-3/4"      | 1" x 36"   |
| 30'         | 6.7   | 2.3    | 1.6     | -       | -       | -       | -          | 5"         | 7"          | 12-3/4"      | 1" x 36"   |
| 30'         | 12.1  | 7.0    | 3.8     | -       | -       | -       | -          | 6"         | 7"          | 12-3/4"      | 1" x 36"   |

For Direct Burial EPA, consult factory

**A SITE LIGHT FIXTURE DETAIL**  
 SCALE: N.T.S.

**B SQUARE NON-TAPERED STEEL POLE DETAIL**  
 SCALE: N.T.S.

## Kimley»Horn

2020 KIMLEY-HORN AND ASSOCIATES, INC.  
 4582 South Ulster Street, Suite 1500  
 Denver, Colorado 80237 (303) 228-2300

DESIGNED BY: MAB
BY: DATE: JAPR

DRAWN BY: MAB
REVISION

CHECKED BY: PMS
NO.

DATE: 01/06/20

PROMENADE AT CASTLE ROCK FILING NO. 1  
 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
 SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
 CUT-SHEETS

PRELIMINARY  
 FOR REVIEW ONLY  
 NOT FOR CONSTRUCTION  
**Kimley»Horn**  
 Kimley-Horn and Associates, Inc.

PROJECT NO.  
096547001
SHEET NO.

8 OF 15

SDP19-0035

k:\phx\_systems\096547001\loma\_castle\_rock\CADD\plansheets\Photometric Cut Sheet\_SP.dwg - Ahmed, Danyal 10/31/2019 6:44 PM  
 THIS DOCUMENT CONTAINS THE PROPERTY OF KIMLEY-HORN AND ASSOCIATES, INC. ANY REPRODUCTION IN PART OR WHOLE WITHOUT THE WRITTEN PERMISSION OF KIMLEY-HORN AND ASSOCIATES, INC. SHALL BE WITHOUT LIABILITY TO KIMLEY-HORN AND ASSOCIATES, INC. ANY REPRODUCTION IN PART OR WHOLE WITHOUT THE WRITTEN PERMISSION OF KIMLEY-HORN AND ASSOCIATES, INC. SHALL BE WITHOUT LIABILITY TO KIMLEY-HORN AND ASSOCIATES, INC.

# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
 TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

### SPECIFICATIONS

**DESCRIPTION:**  
 Compact MR16 adjustable accent fixture.  
 Suitable for wet/damp/dirty location installations.

**MATERIAL:**  
 Standard overall material is 6061 aluminum.  
 HL-360 - Machined Aluminum (Standard)  
 HL-360-1 - Machined Stainless Steel  
 HL-360-2b - Machined Brass

**FINISH:**  
 AA - Anodized Satin Aluminum  
 AP - Powder Coat Aluminum  
 BP - Powder Coat Black  
 BZ - Powder Coat Bronze  
 WT - Powder Coat White  
 N - Natural, for Stainless Steel and Brass

**HALOGEN LAMPING OPTION:**  
 Lamp: Type - 12V halogen MR16 lamp, bi-pin GX5.3 base, 50W max, not included (standard).  
 GX5.3 base, 50W max, not included (standard).

**LED OPTIONS:**  
 Integral high output LED, warm white (3000K CCT) standard, others available.  
 SLED - 3W LED  
 LED - 8W LED  
 Optics:  
 SP - Spot, 12°  
 NF - Narrow Flood, 24°  
 FL - Flood, 36°

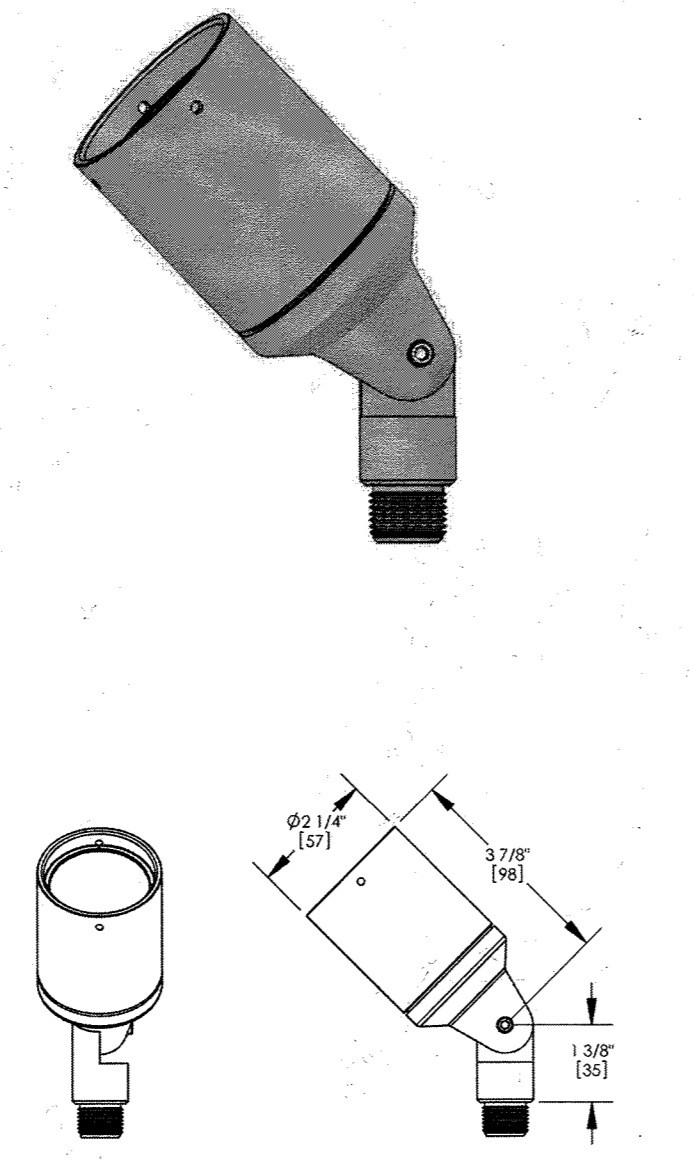
**VOLTAGE:**  
 12 - 12 VAC output transformer required, not included.

**MOUNTING:**  
 Fixture is designed with a 1/2-NPS adjustable mounting stem.

**OPTIONS:**  
 Glass shades:  
 GL-10 - Short Angled, aluminum  
 GL-11 - Angled, aluminum  
 GL-12 - Angled, brass  
 GL-13 - Straight, aluminum  
 GL-14 - Straight, brass  
 Lenses/Louvers/Color Filters:  
 LA-1 - Hexwell Louver (Black)  
 LA-2 - Prismatic lens  
 LA-3 - Linear spread lens  
 LA-4 - Soft focus lens (diffused)  
 LA-5 - Macrolight lens  
 LA-6 - Blue lens  
 See fixture accessories for more information.

**SAMPLE ORDER SPECIFICATION:**  
 HL-360-2b-12-GL-11-LA-1

**RATING:**  
 Wet/damp/dirty location.



**ORDER SPECIFICATION:**

|           |   |           |                 |
|-----------|---|-----------|-----------------|
| PROJECT:  | HEVI LITE, INC.   | Lampings: | Options/Access: |
| APPROVED: | 9714 Vernal Ave, Chatsworth, CA 91311<br>Tel. (818) 341-8091 - Fax (818) 998-1986<br>Web Site <a href="http://www.hevilite.com">http://www.hevilite.com</a> |           |                 |
| NOTE:     | CATALOG NUMBER:   |           |                 |
| TYPE:     | <b>HL-360</b>   |           |                 |

THE INFORMATION CONTAINED IN THIS DRAWING IS THE SOLE PROPERTY OF HEVI LITE, INC. ANY REPRODUCTION IN PART OR WHOLE WITHOUT THE WRITTEN PERMISSION OF HEVI LITE, INC. IS PROHIBITED.

**A** DOWNLIGHT FIXTURE DETAIL  
 SCALE: N.T.S.

Submitted by: Visual Interest, Inc. Job Name: La Loma Castle Rock - Lighting Contractor: Scaphano Electric Co (Ene) Distributor: CED Boulder (Boulder) Notes: Lamp By Others

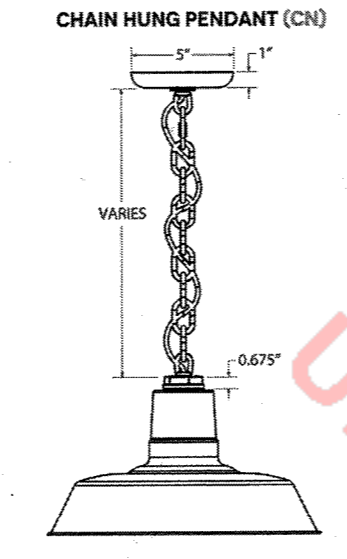
Catalog Number: BLE-G-WHS12-996-G22-996-WC-100-HDBP-980-E26 Type: X02

### BARN LIGHT USA

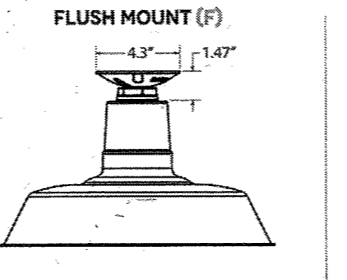
REV 10.20.14 ORIGINAL™/SKY CHIEF SERIES BARN LIGHT BLM FIXTURE FAMILY

**MOUNTING STYLE**  
 Galvanized steel shades are crafted from 20 Ga Sheet metal while 1100-0 Aluminum—ranging from ranging from 0.050" to 0.125"—is used for all other shades. All shades have their edges rolled, and the result is highly durable and stylish lighting.

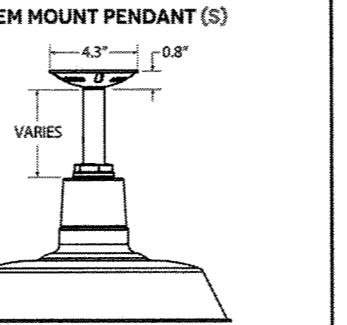
**CHAIN HUNG PENDANT (CH)**



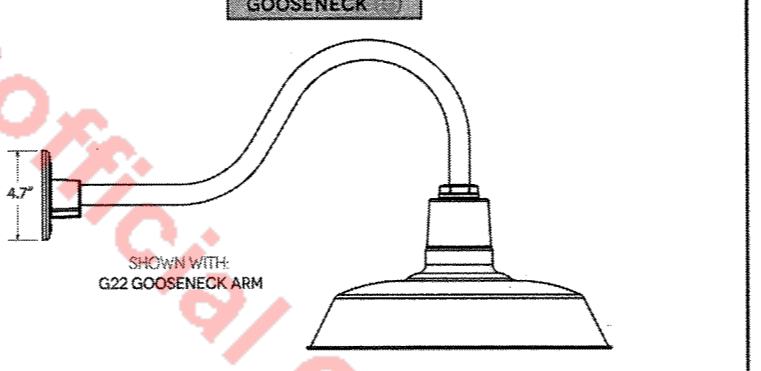
**FLUSH MOUNT (LF)**



**STEM MOUNT PENDANT (SS)**



GOOSENECK (G)



AVAILABLE SHADE SIZES

| SHADE CODE | HEIGHT (A) | DIAMETER (D) |
|------------|------------|--------------|
| WHS12      | 7"         | 12"          |
| WHS14      | 7.5"       | 14"          |
| WHS16      | 7.75"      | 16"          |
| WHS18      | 8.5"       | 18"          |
| WHS20      | 9.25"      | 20"          |
| WHS24      | 10.75"     | 24"          |
| WHS28      | 11"        | 28"          |

Address: 220 Knox Avenue Drive, The Plains, FL 32080 Phone: (850) 401-6100 Email: [info@barnlightusa.com](mailto:info@barnlightusa.com) Website: [www.barnlightusa.com](http://www.barnlightusa.com)

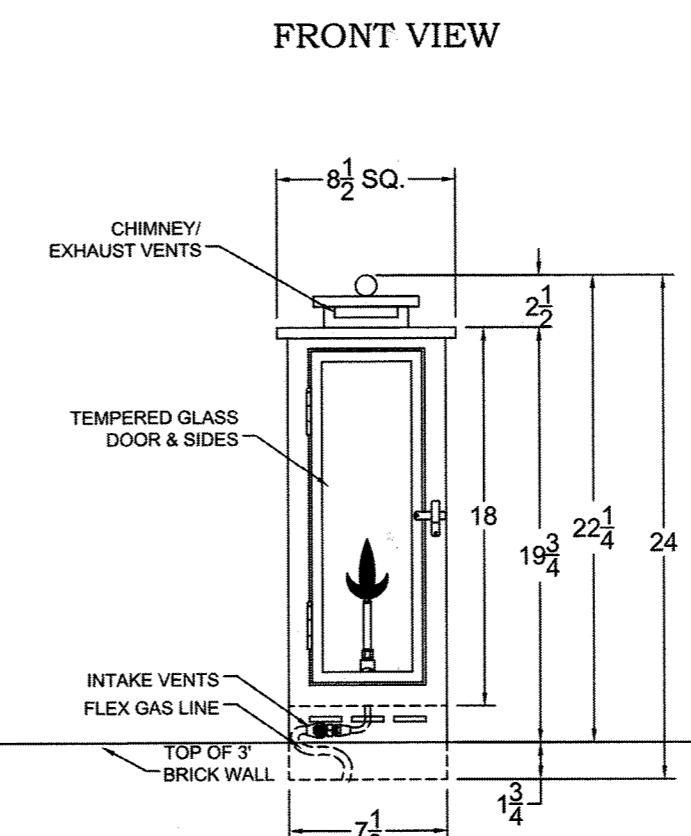
Submitted On: Jun 26, 2019 2/4 Index Page

**B** WALL PACK LIGHT FIXTURE DETAIL  
 SCALE: N.T.S.

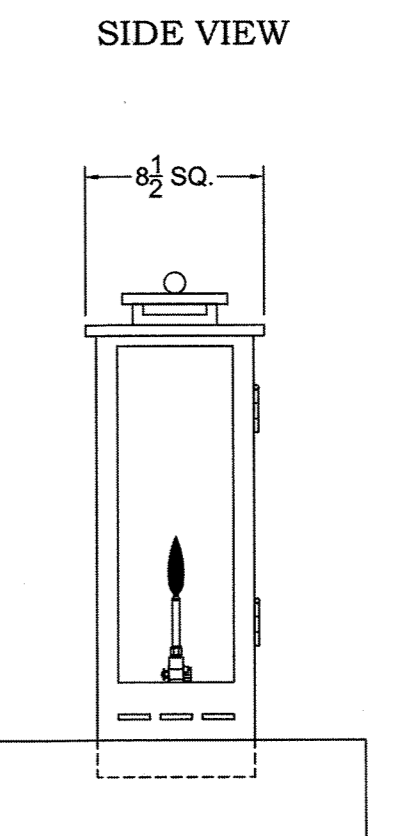
### CUSTOM COPPER LIGHT

COLUMN MOUNT - SHORTEST BODY  
 ALL STEEL CONSTRUCTION  
 NATURAL GAS  
 TEMPERED GLASS

**FRONT VIEW**



**SIDE VIEW**



REVISED 5-30-17 RVM SHORTENED BODY & CHIMNEY LINE DRAWING  
 APPROVED  
 RESUBMIT W/ CHANGES  
 YOUR INITIALS DATE

|                         |                       |
|-------------------------|-----------------------|
| COPPER SCULPTURES, INC. |                       |
| REV: RVM                | CUSTOM                |
| DATE: 5-26-17           | BY: GENE ATKINSON     |
|                         | PROJECT: SIERRA GRILL |

**C** GAS LAMP DETAIL  
 SCALE: N.T.S.

| NO. | REVISION | BY | DATE | APPR. |
|-----|----------|----|------|-------|
|     |          |    |      |       |
|     |          |    |      |       |
|     |          |    |      |       |
|     |          |    |      |       |

Kimley»Horn

2020 KIMLEY-HORN AND ASSOCIATES, INC.  
 4582 South Ulster Street, Suite 1500  
 Denver, Colorado 80237 (303) 228-2300

DESIGNED BY: MAB  
 DRAWN BY: MAB  
 CHECKED BY: PMS  
 DATE: 01/06/20

PROMENADE AT CASTLE ROCK FILING NO. 1  
 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
 SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
 CUT-SHEETS

PRELIMINARY  
 FOR REVIEW ONLY  
 NOT FOR  
 CONSTRUCTION  
**Kimley»Horn**  
 Kimley-Horn and Associates, Inc.

PROJECT NO.  
 096547001

SHEET NO.  
 9 OF 15

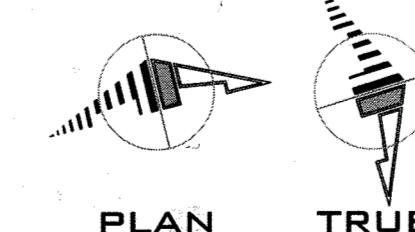
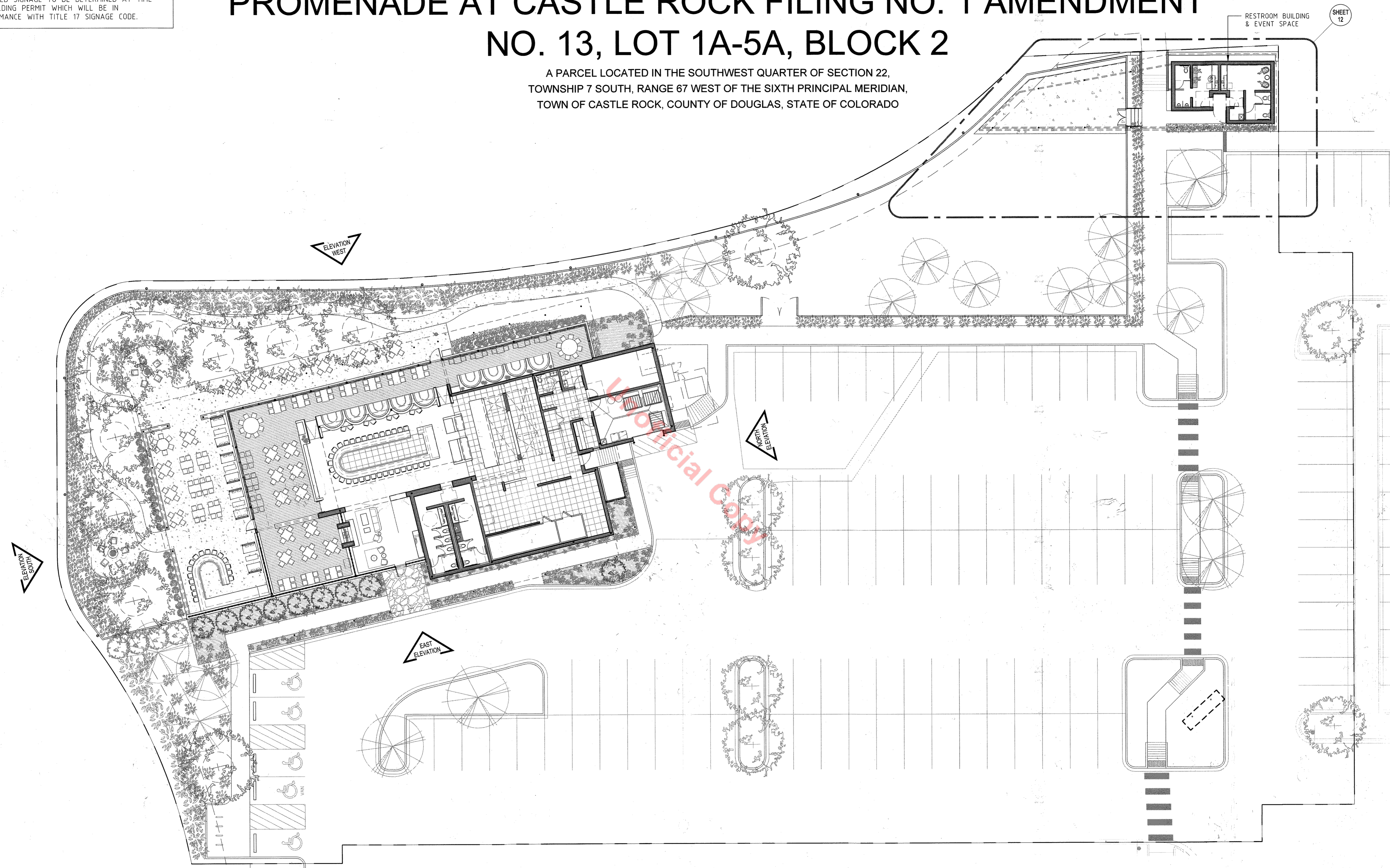


**SIGNAGE.NOTE**

× PROPOSED SIGNAGE TO BE DETERMINED AT TIME OF BUILDING PERMIT WHICH WILL BE IN CONFORMANCE WITH TITLE 17 SIGNAGE CODE.

# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



PLAN TRUE

**ELEVATION PLAN**  
1:1/16"

**ARCOSS** ARCHITECTURE  
2646 15TH STREET  
DENVER, COLORADO 80211 USA  
303.377.6322 IP  
303.377.6326 IF  
WWW.ARCOSSARCH.COM

DATE: 01/06/20

PROMENADE AT CASTLE ROCK FILING NO. 1  
AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
ELEVATION PLAN

PRELIMINARY  
FOR REVIEW ONLY  
NOT FOR CONSTRUCTION  
**Kimley-Horn**  
Kimley-Horn and Associates, Inc.

PROJECT NO.  
096547001

SHEET NO.

11 of 15

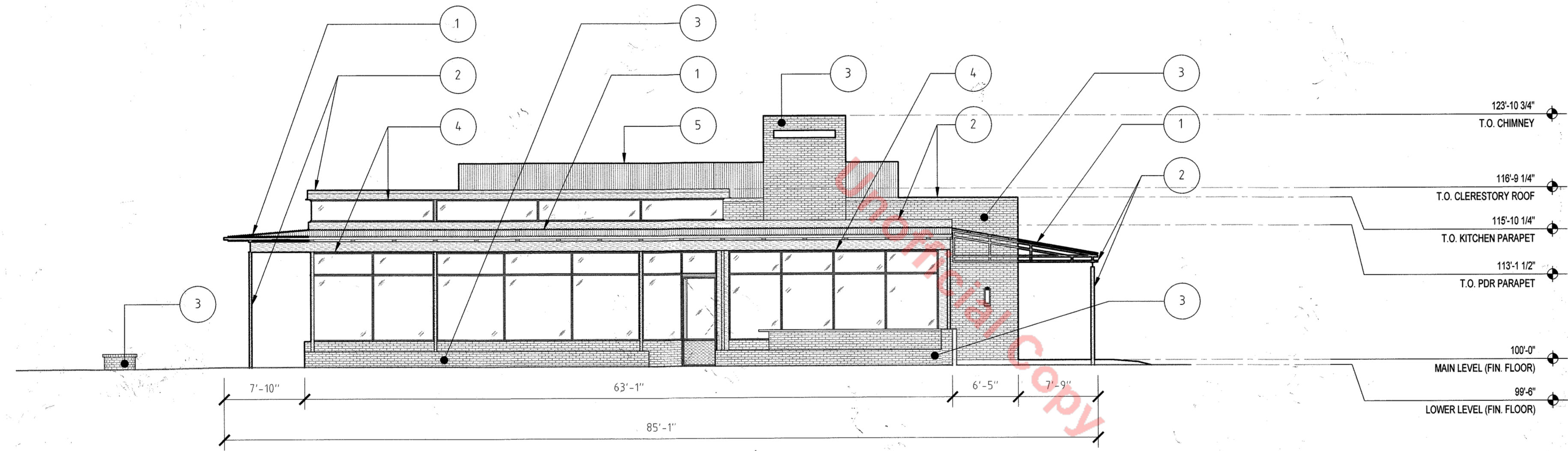
SDP19-0035



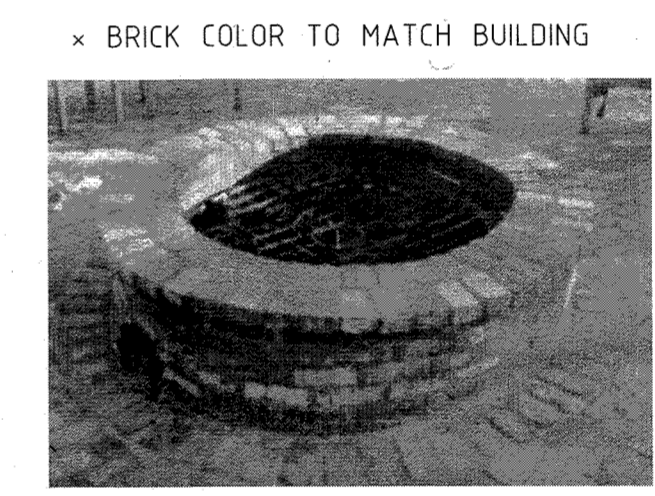
# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

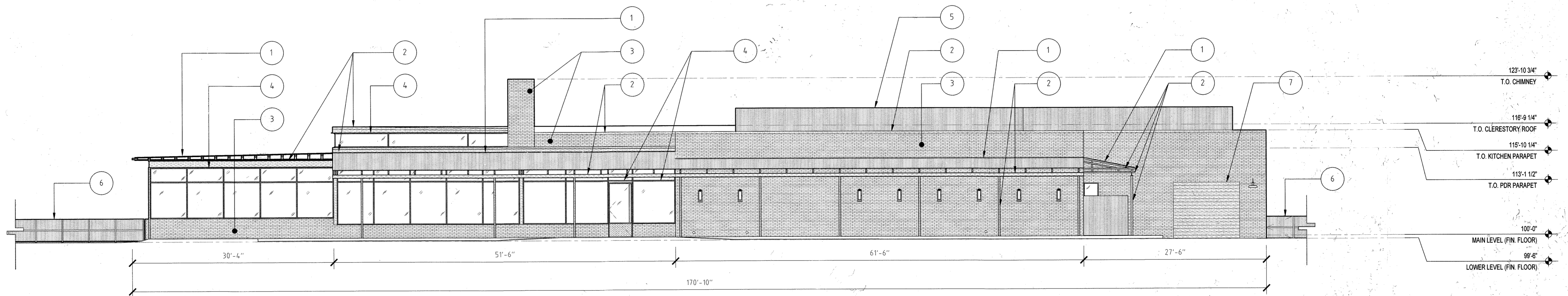
| ELEVATION MATERIALS |  |  |
|---------------------|--|--|
| 1                   |  | CORRUGATED CORTEN STEEL PANELS W/ RUSTED FINISH                              |
| 2                   |  | EXPOSED STEEL STRUCTURE & FASCIA W/ RUSTED FINISH                            |
| 3                   |  | RUSTIC BRICK W/ OVERSET MORTAR   |
| 4                   |  | STEEL WINDOWS W/ CLEAR GLAZING, FINISH TO MATCH STEEL STRUCTURE              |
| 5                   |  | MECHANICAL EQUIPMENT SCREEN, CORRUGATED CORTEN STEEL PANELS W/ RUSTED FINISH |
| 6                   |  | PERFORATED CORRUGATED CORTEN STEEL FENCE W/ RUSTED FINISH                    |
| 7                   |  | STEEL OVERHEAD DOOR W/ RUSTED FINISH TO MATCH STEEL STRUCTURE                |
| 8                   |  | IRONWORK GATE W/ RUSTED FINISH   |
| 9                   |  | SPLIT FACE BLOCK WALL (MATERIAL & COLOR TO MATCH EXISTING RETAINING WALLS)   |



**EXTERIOR ELEVATION - SOUTH**  
1:1/8"



× BRICK COLOR TO MATCH BUILDING  
**FIREPIT CONCEPT**



**EXTERIOR ELEVATION - EAST**  
1:1/8"

**ARCHITECTURE**  
2545 15TH STREET  
DENVER, COLORADO 80211 USA  
303.377.6323 IF  
303.377.6326 IP  
WWW.HORNARCH.COM

DATE: 01/06/20

**PROMENADE AT CASTLE ROCK FILING NO. 1  
AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
BUILDING ELEVATIONS**

**PRELIMINARY  
FOR REVIEW ONLY  
NOT FOR  
CONSTRUCTION**  
**Kimley-Horn**  
Kimley-Horn and Associates, Inc.

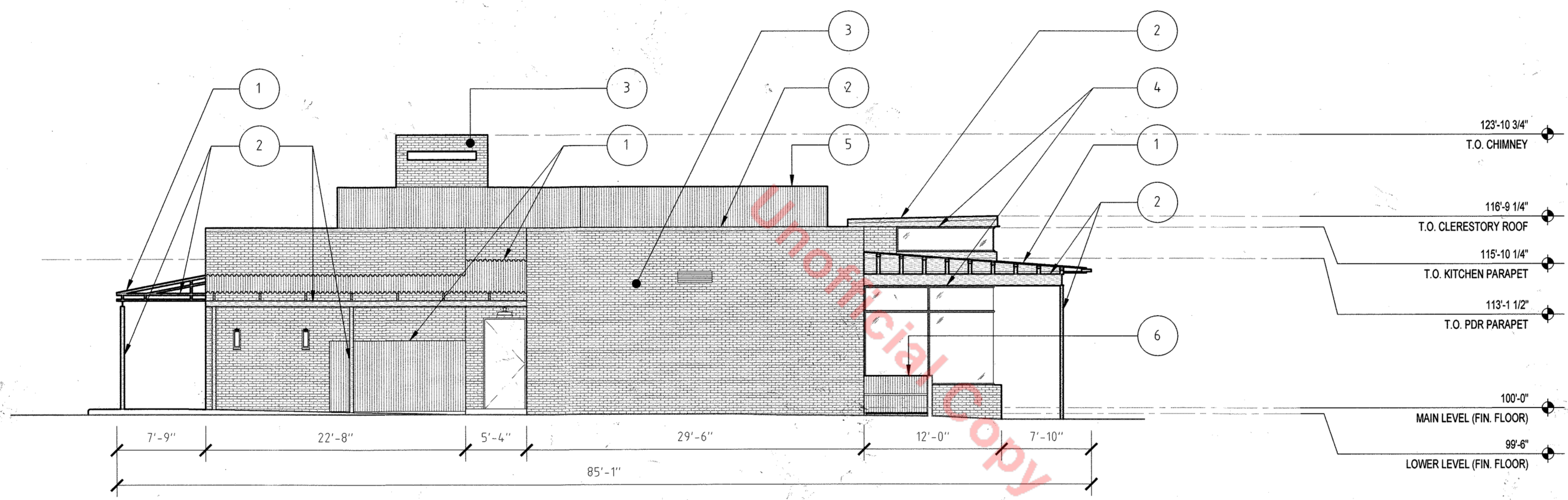
PROJECT NO.  
096547001  
SHEET NO.

13 of 15

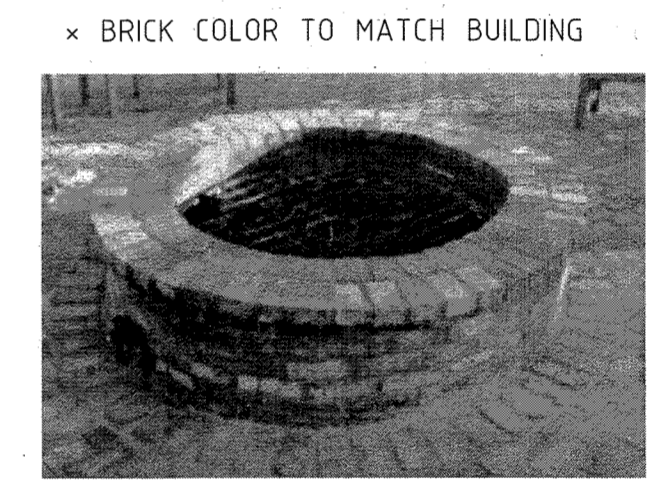
# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

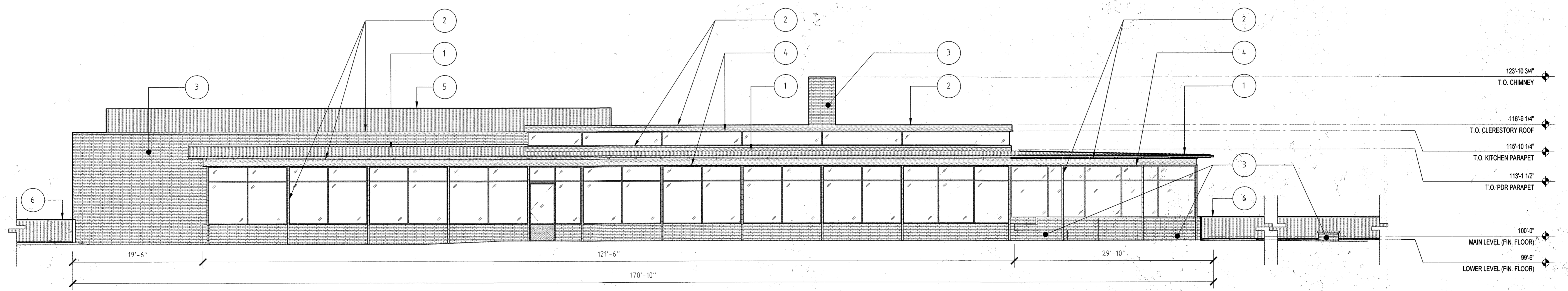
| ELEVATION MATERIALS |  |  |
|---------------------|--|--|
| 1                   |  | CORRUGATED CORTEN STEEL PANELS W/ RUSTED FINISH                              |
| 2                   |  | EXPOSED STEEL STRUCTURE & FASCIA W/ RUSTED FINISH                            |
| 3                   |  | RUSTIC BRICK W/ OVERSET MORTAR   |
| 4                   |  | STEEL WINDOWS W/ CLEAR GLAZING, FINISH TO MATCH STEEL STRUCTURE              |
| 5                   |  | MECHANICAL EQUIPMENT SCREEN, CORRUGATED CORTEN STEEL PANELS W/ RUSTED FINISH |
| 6                   |  | PERFORATED CORRUGATED CORTEN STEEL FENCE W/ RUSTED FINISH                    |
| 7                   |  | STEEL OVERHEAD DOOR W/ RUSTED FINISH TO MATCH STEEL STRUCTURE                |
| 8                   |  | IRONWORK GATE W/ RUSTED FINISH   |
| 9                   |  | SPLIT FACE BLOCK WALL (MATERIAL & COLOR TO MATCH EXISTING RETAINING WALLS)   |



**EXTERIOR ELEVATION - NORTH**  
1:1/8"



**FIREPIT CONCEPT**



**EXTERIOR ELEVATION - WEST**  
1:1/8"

**BRUSH ARCHITECTURE**  
2545 15TH STREET  
DENVER, COLORADO 80211 USA  
303.377.6328 IP  
303.377.6326 IF  
WWW.BRUSHARCH.COM

DATE: 01/06/20

**PROMENADE AT CASTLE ROCK FILING NO. 1  
AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
BUILDING ELEVATIONS**

**PRELIMINARY**  
FOR REVIEW ONLY  
NOT FOR  
CONSTRUCTION  
**Kimley-Horn**  
Kimley-Horn and Associates, Inc.

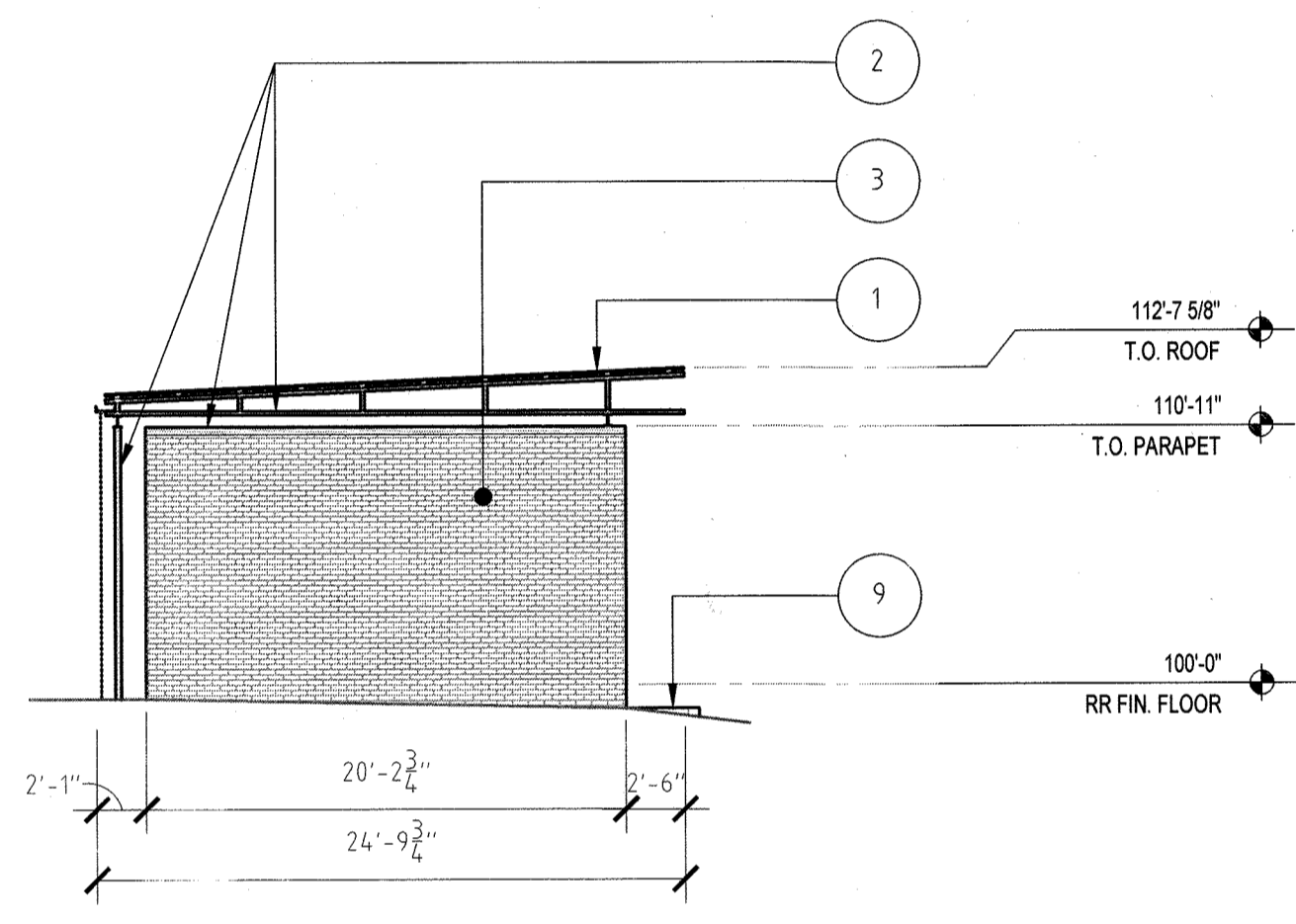
PROJECT NO.  
096547001  
SHEET NO.

14 of 15

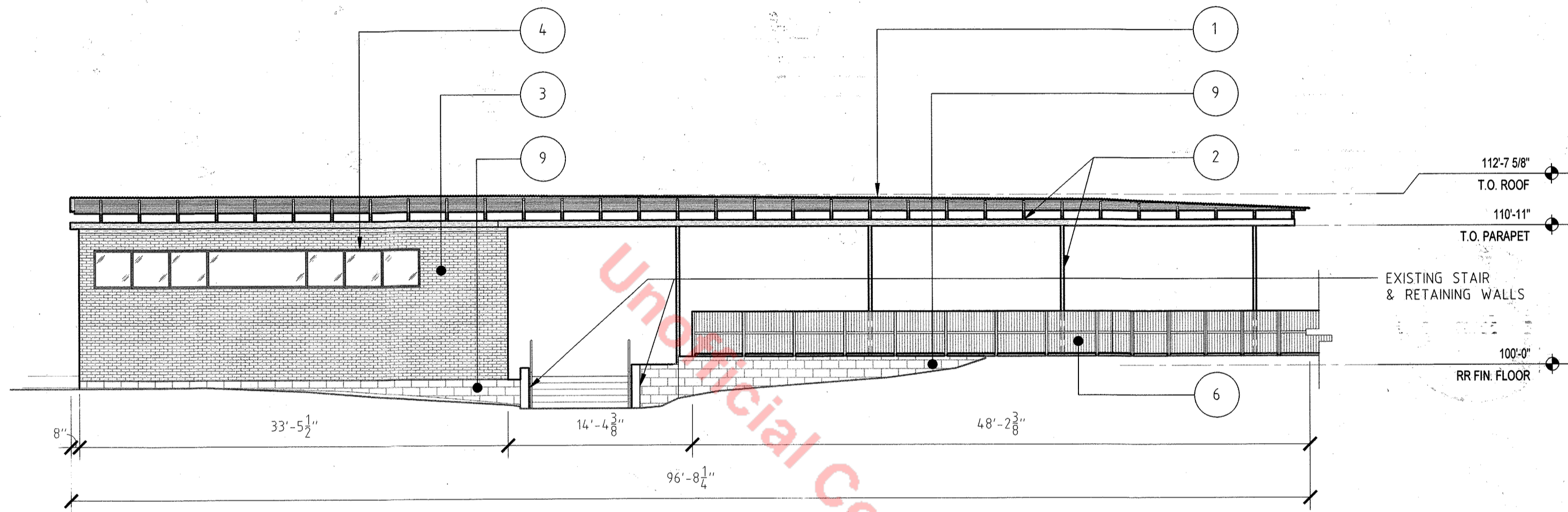
# SITE DEVELOPMENT PLAN - 1ST AMENDMENT PROMENADE AT CASTLE ROCK FILING NO. 1 AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2

A PARCEL LOCATED IN THE SOUTHWEST QUARTER OF SECTION 22,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

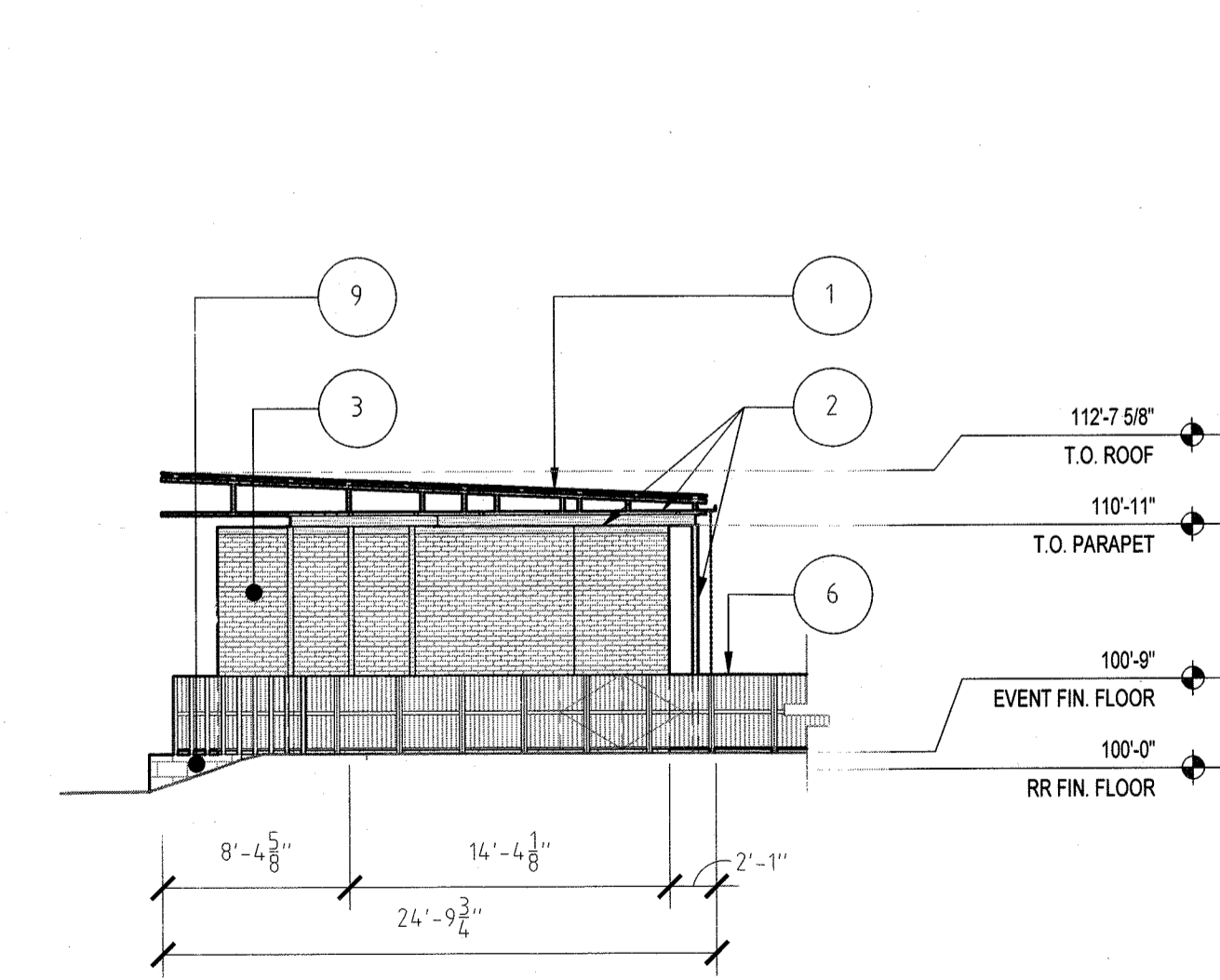
| ELEVATION MATERIALS |  |  |
|---------------------|--|--|
| 1                   |  | CORRUGATED CORTEN STEEL PANELS W/ RUSTED FINISH                              |
| 2                   |  | EXPOSED STEEL STRUCTURE & FASCIA W/ RUSTED FINISH                            |
| 3                   |  | RUSTIC BRICK W/ OVERSET MORTAR   |
| 4                   |  | STEEL WINDOWS W/ CLEAR GLAZING, FINISH TO MATCH STEEL STRUCTURE              |
| 5                   |  | MECHANICAL EQUIPMENT SCREEN, CORRUGATED CORTEN STEEL PANELS W/ RUSTED FINISH |
| 6                   |  | PERFORATED CORRUGATED CORTEN STEEL FENCE W/ RUSTED FINISH                    |
| 7                   |  | STEEL OVERHEAD DOOR W/ RUSTED FINISH TO MATCH STEEL STRUCTURE                |
| 8                   |  | IRONWORK GATE W/ RUSTED FINISH   |
| 9                   |  | SPLIT FACE BLOCK WALL (MATERIAL & COLOR TO MATCH EXISTING RETAINING WALLS)   |



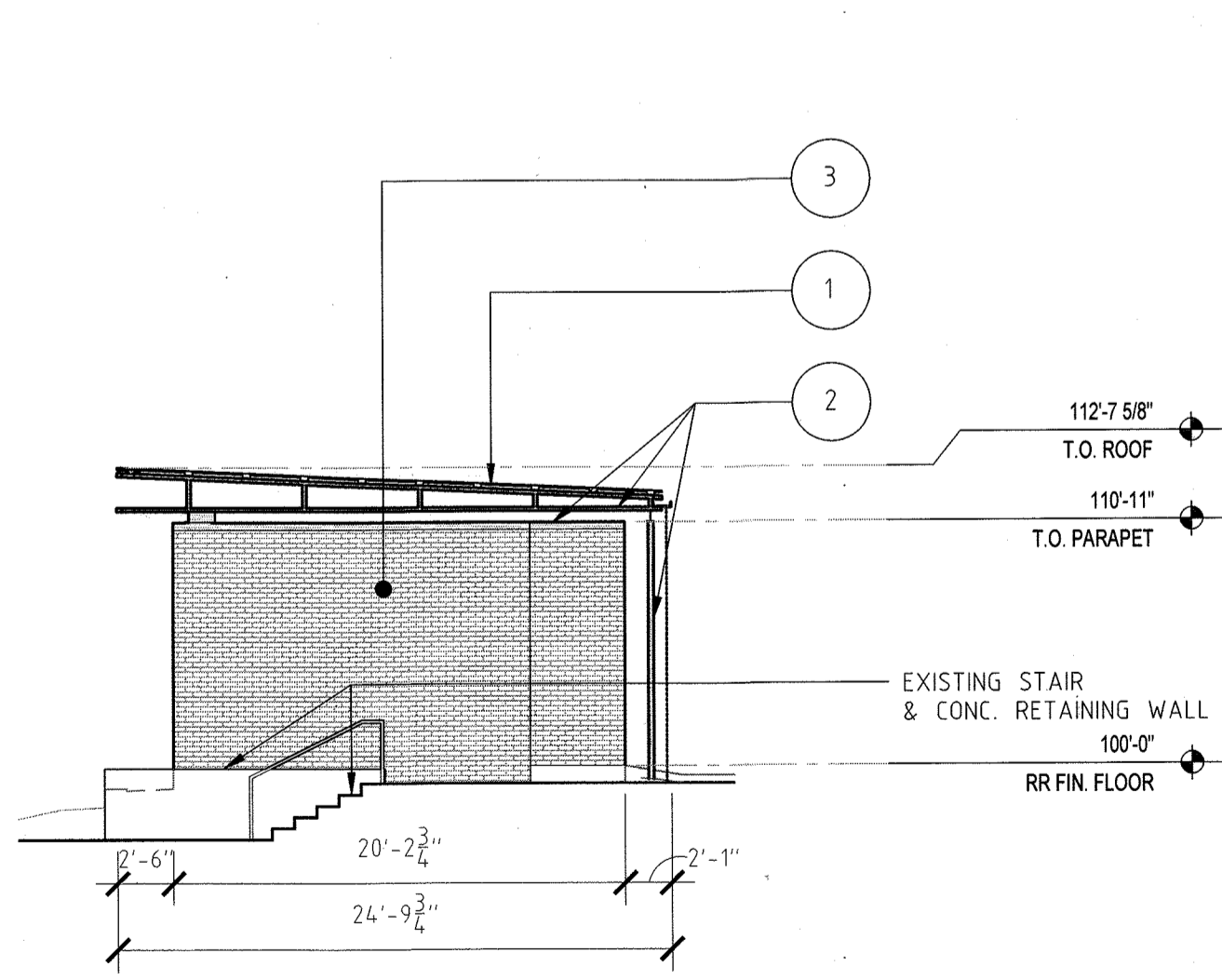
**RESTROOM BUILDING  
EXTERIOR ELEVATION - NORTH**  
1:1/8"



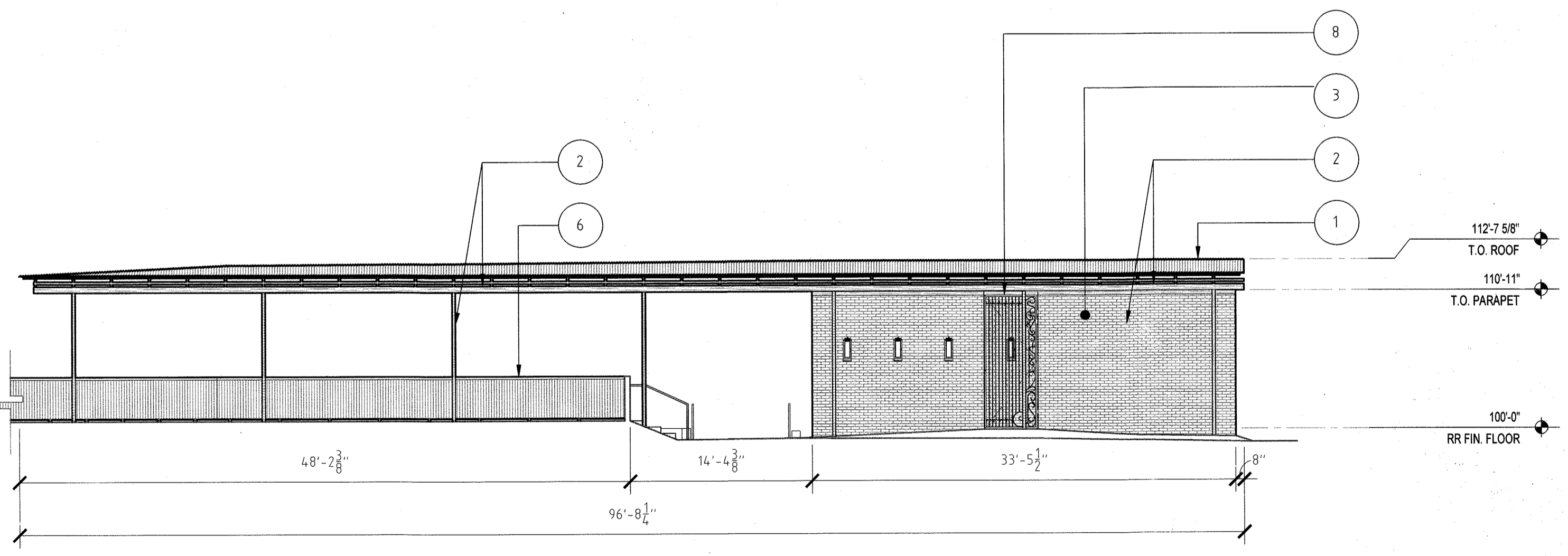
**RESTROOM BUILDING  
EXTERIOR ELEVATION - WEST**  
1:1/8"



**RESTROOM BUILDING  
EXTERIOR ELEVATION - SOUTH**  
1:1/8"



**RESTROOM BUILDING  
EXTERIOR ELEVATION - PTL. SOUTH**  
1:1/8"



**RESTROOM BUILDING  
EXTERIOR ELEVATION - EAST**  
1:1/8"

**BOSS ARCHITECTURE**  
2546 15TH STREET  
DENVER, COLORADO 80211 USA  
303.977.6322  
WWW.BOSSARCH.COM

DATE: 01/06/20

PROMENADE AT CASTLE ROCK FILING NO. 1  
AMENDMENT NO. 13, LOT 1A-5A, BLOCK 2  
SITE DEVELOPMENT PLAN - 1ST AMENDMENT  
RESTROOM BUILDING ELEVATIONS

PRELIMINARY  
FOR REVIEW ONLY  
NOT FOR CONSTRUCTION  
**Kimley-Horn**  
Kimley-Horn and Associates, Inc.

PROJECT NO.  
096547001