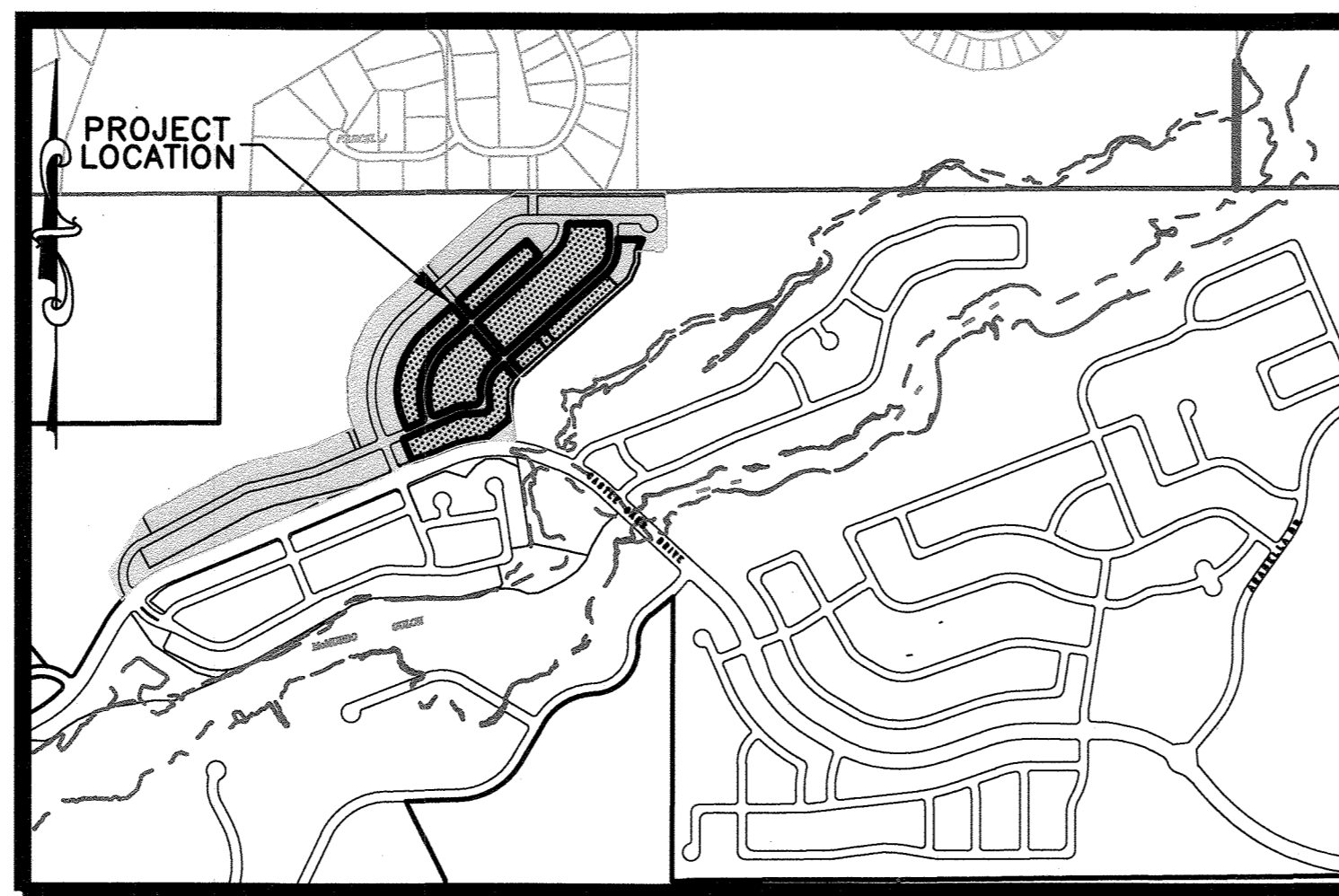


SITE DEVELOPMENT PLAN THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT-LIBERTY VILLAGE PORTION, AMENDMENT NO. 6 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

COVER SHEET



VICINITY MAP
SCALE: 1"=1000'

PA6 Site Utilization Chart		
	Acres	%
SF Detached Residential	36.457	71.34%
OSD	0.78	1.53%
Landscape Tracts	4.644	9.09%
ROW Dedication	9.219	18.04%
Total	51.100	100.00%

Zoning Comparison Chart			
Zoning	Liberty Village Planned Development (PD)		
Planning Area (PA)	PA 6		
Use Area	PA 6	SF-2	
	PD Requirement	Original SDP	Amended SDP (this SDP)
Permitted Uses	As per 3.1 of the Liberty Village PD Zoning Regulations, includes Single-family detached residences	Single-family detached	Single-family detached
Maximum Dwelling Units per PA 6	3.5 DU/AC	3.1 DU/AC	3.4 DU/AC
Maximum Dwelling Units per SF-2 Area	178	159	174
Maximum Dwelling Units per PD	1245	1245	1238
Minimum Lot Area	7,200*	8250	7203
Maximum Building Height (not including walkout)	35-foot	35-foot	35-foot
Minimum Setbacks**			
Front (back of walk)***	20-foot	20-foot	20-foot
Rear	15-foot	15-foot	15-foot
Side Interior Lot	5-foot	5-foot	5-foot
Side to Street	15-foot	15-foot	15-foot
Minimum Parking	2-car garage for each single-family detached residence	159 2-Car Garages	174 2-Car Garages
Minimum Parking			

*Per 4.2 of the PD Zoning Regulations the lots in PA 6 adjacent to the north property line shall be a minimum of 8,000 SF.
** Per 4.2 of the PD Zoning Regulations eaves, porches, bay windows, etc. may extend a maximum of 2-feet into the setback area. Play structures require a 6-foot setback. Retaining walls are allowed in the setback area.
*** Per 4.2 of the PD Zoning Regulations accessory structures require a 25-foot front setback.

PROJECT BENCHMARK:

STANDARD DOUGLAS COUNTY GIS CONTROL MONUMENT STAMPED 1.023021, LOCATED ON THE NORTH SIDE OF CASTLE OAKS DRIVE 2 MILES WEST OF STATE HIGHWAY 83. PUBLISHED DOUGLAS COUNTY NAVD88 ELEVATION = 6166.29

BASIS OF BEARINGS

BASIS OF BEARINGS: THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 7 SOUTH, RANGE 66 WEST BEARING S89°49'02"W WITH BOTH ENDS OF SAID LINE BEING MONUMENTED AS SHOWN HEREON.

SHEET INDEX

1	COVER SHEET
2	OVERALL SITE PLAN
3-6	SITE PLAN
7-8	GENERAL GRADING PLAN
9	RETAINING WALL PLAN AND GRADING
10-11	GENERAL UTILITIES PLAN
12-13	LANDSCAPE NOTES
14	OVERALL PLAN
15-25	LANDSCAPE PLAN
26-27	LANDSCAPE DETAILS

TITLE CERTIFICATION

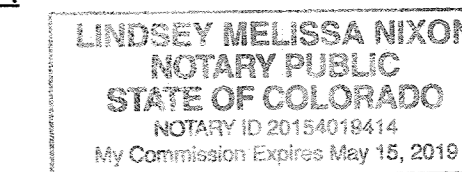
I, Douglas E. DeSke, Jr., AN AUTHORIZED REPRESENTATIVE OF STEWART TITLE OF DENVER, INC., A TITLE INSURANCE COMPANY LICENSED TO DO BUSINESS IN THE STATE OF COLORADO, HAVE MADE AN EXAMINATION OF THE PUBLIC RECORDS AND STATE THAT ALL OWNERS, MORTGAGEES AND LIENHOLDERS OF THE PROPERTY ARE LISTED IN THE CERTIFICATE OF OWNERSHIP AND LIENHOLDER SUBORDINATION CERTIFICATE, SIGNED THIS 3rd DAY OF May 2019.
Douglas E. DeSke, Jr.
AUTHORIZED REPRESENTATIVE
STEWART TITLE OF DENVER, INC. Company
Except as shown in the Title Commitment No. 1800310991, issued by Stewart Title Company, with an effective date of April 26, 2019.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 3rd DAY OF May 2019, BY Douglas E. DeSke, Jr. OF Stewart Title of Denver, Inc. Company

NOTARY BLOCK

SUBSCRIBED AND SWORN TO BEFORE ME THIS 3rd DAY OF May 2019, BY Douglas E. DeSke, Jr.

WITNESS MY HAND AND OFFICIAL SEAL:
[Signature]
NOTARY PUBLIC



STATEMENT OF DEVELOPMENT SERVICES DIRECTORS APPROVAL

THIS SITE DEVELOPMENT PLAN AMENDMENT WAS APPROVED BY THE DIRECTOR OF DEVELOPMENT SERVICES OF THE TOWN OF CASTLE ROCK, COLORADO, THE 13 DAY OF May, 2019

[Signature]
DIRECTOR OF DEVELOPMENT SERVICES

DOUGLAS COUNTY CLERK AND RECORDER'S CERTIFICATE:

THIS SITE DEVELOPMENT PLAN AMENDMENT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF DOUGLAS COUNTY AT 1:34 P.M. ON THE 14th DAY OF May, 2019, AT RECEPTION NO. 2019026255.

DOUGLAS COUNTY CLERK AND RECORDER
BY: [Signature]
DEPUTY

SURVEYOR'S CERTIFICATE

I, STEPHEN H HARDING, 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 DIRECT SUPERVISION AND THE MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THIS SITE PLAN ACCURATELY REPRESENTS THAT SURVEY.

[Signature]
STEPHEN H HARDING, P.L.S. 29040 DATE 5/14/2019
EMK CONSULTANTS, INC.

CIVIL ENGINEER'S CERTIFICATE

I, ERIC R McDANIEL, 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 HAVE BEEN DESIGNATED AND ENGINEERED IN CONFORMANCE WITH ALL TOWN OF CASTLE ROCK PUBLIC WORKS CONSTRUCTION STANDARDS.

[Signature]
GARY A. WALTER, P.E. 42246 DATE 5/14/2019
EMK CONSULTANTS, INC.

OWNER/APPLICANT:

Richmond American Homes
4350 S. Monaco St.
Denver, Colorado 80237
Attn: Eric Kubly
303-804-7231

ENGINEER/SURVEYOR:

EMK Consultants, Inc.
7006 S. Alton Way Bldg. F
Centennial, CO 80112
303-694-1520

LANDSCAPE:

Norris Design
1101 Bannock St.
Denver, CO 80204
303-892-1166

EMK CONSULTANTS, INC.
LAND DEVELOPMENT
ENGINEERING & SURVEYING
7006 SOUTH ALTON WAY, BLDG. F
CENTENNIAL, COLORADO 80112-2019
(303)694-1520 www.EMK.com
JOB NO. 11948.02

SITE DEVELOPMENT PLAN
THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
DATE PREPARED: JULY 20, 2018

APPLICANT/DEVELOPER
RICHMOND AMERICAN HOMES
4350 S. MONACO STREET
DENVER, COLORADO 80237
ATTN: ERIC KUBLY

PURPOSE

TO AMEND PA6 OF THE VILLAGES AT CASTLE ROCK PRELIMINARY PLAT/FINAL P.D. SITE PLAN AT RECEPTION NO. 2005007985 TO ADD 15 LOTS, MODIFY RETAINING WALLS, AND LANDSCAPING.

LEGAL DESCRIPTION

LOTS 1 THROUGH 20, INCLUSIVE, BLOCK 63, LOTS 1 THROUGH 16, INCLUSIVE, BLOCK 64, LOTS 1 THROUGH 12, INCLUSIVE, BLOCK 65, LOTS 1 THROUGH 17, INCLUSIVE, BLOCK 66, LOTS 1 THROUGH 9, INCLUSIVE, BLOCK 67, LOTS 1 THROUGH 8, INCLUSIVE, BLOCK 68, LOTS 1 THROUGH 13, INCLUSIVE, BLOCK 69, LOTS 1 THROUGH 20, INCLUSIVE, BLOCK 70, LOTS 1 THROUGH 17, INCLUSIVE, BLOCK 71, LOTS 1 THROUGH 28, INCLUSIVE, BLOCK 72, LOTS 1 THROUGH 12, INCLUSIVE, BLOCK 73, AND TRACTS FFF, GGG, HHH, JJJ, KKK, LLL, MMM, NNN, AND PPP OF THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT - LIBERTY VILLAGE PORTION, ACCORDING TO THE RECORDED PLAT THEREOF, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO.

SAID PROPERTY CONTAINING A TOTAL AREA OF 2,225,916 SQUARE FEET OR 51.1 ACRES, MORE OR LESS.

CERTIFICATE OF OWNERSHIP

THE UNDERSIGNED ARE ALL OF THE OWNERS OF CERTAIN LANDS KNOWN HEREIN AS 6TH AMENDMENT TO THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT - LIBERTY VILLAGE PORTION IN THE TOWN OF CASTLE ROCK.

BY: [Signature]
MICHAEL TOUFF, VICE PRESIDENT
MDC LAND CORPORATION, A COLORADO CORPORATION

ATTEST: [Signature]
JOSEPH H. FRETZ
SECRETARY

SIGNED THIS 1st DAY OF May, 2019.

STATE OF COLORADO)
) SS
COUNTY OF Denver)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 1st DAY OF May, 2019, BY MICHAEL TOUFF AS VICE PRESIDENT AND JOSEPH H. FRETZ AS SECRETARY OF MDC LAND CORPORATION, A COLORADO CORPORATION.

NOTARY BLOCK

SUBSCRIBED AND SWORN TO BEFORE ME THIS 1st DAY OF May, 2019 BY Michael Touff

WITNESS MY HAND AND OFFICIAL SEAL:

[Signature]
AMY L. MARTIN
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID # 20084003881
MY COMMISSION EXPIRES FEBRUARY 01, 2020

MY COMMISSION EXPIRES: 2-01-2020

NOTE

- ALL PROPERTY DIRECTLY ADJACENT TO THE SUBJECT PROPERTY WAS RECORDED AS THE VILLAGES OF CASTLE ROCK, 2ND AMENDMENT - LIBERTY VILLAGE PORTION AT RECEPTION NO. 2006035530.
- AREAS ADJACENT TO THAT DESCRIBED IN THE LEGAL DESCRIPTION ARE SHOWN HEREON IN THE TOWN OF CASTLE ROCK'S DIRECTION.

FIRE NOTES

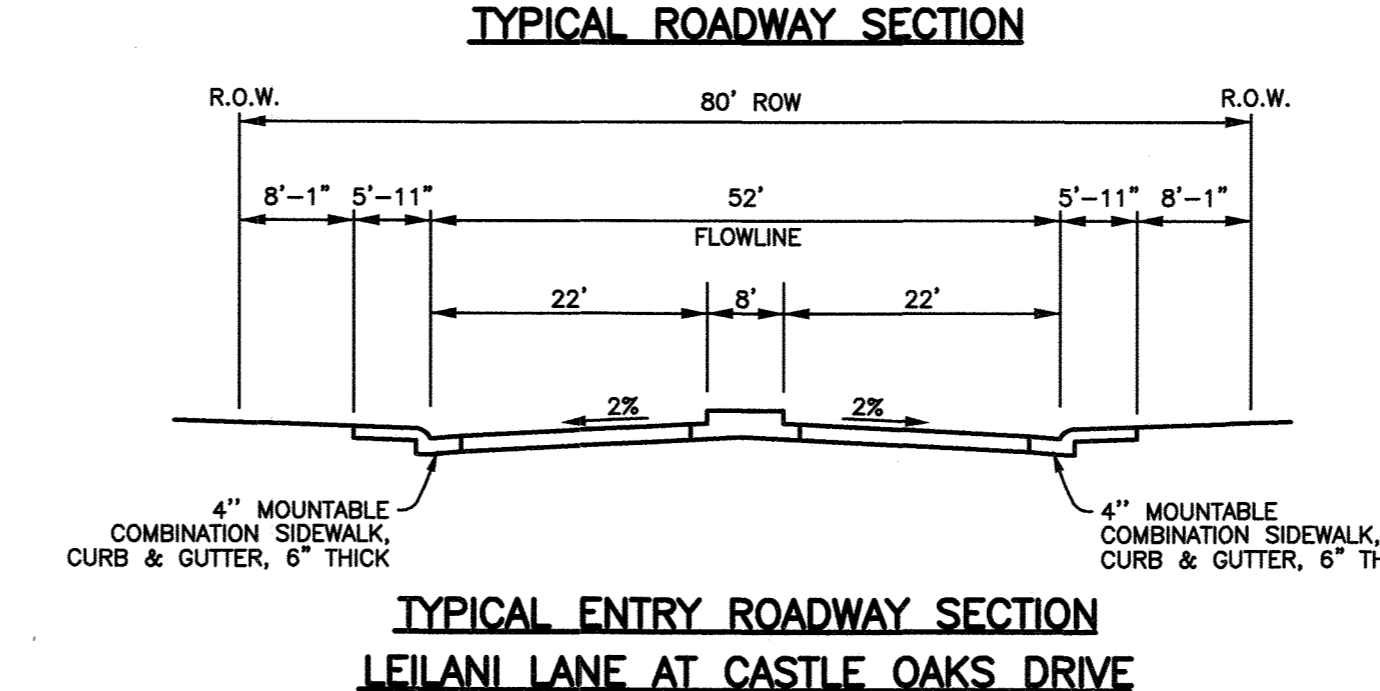
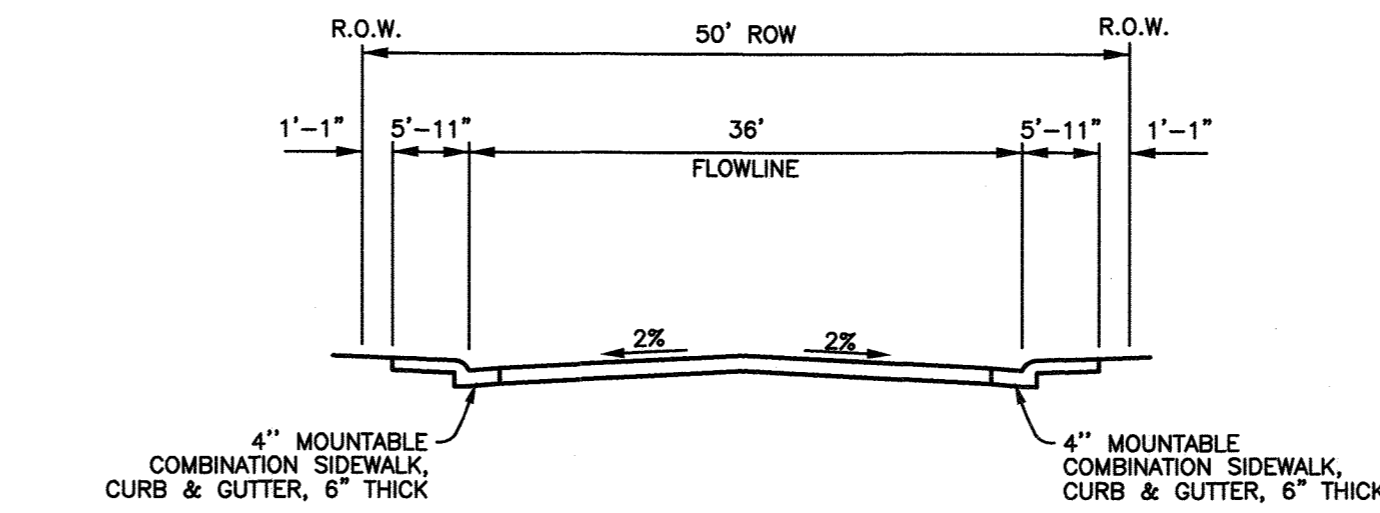
- IF FIRE APPARATUS ACCESS ROADS OR WATER SUPPLY FOR FIRE PROTECTION IS REQUIRED TO BE INSTALLED, SUCH PROTECTION SHALL BE INSTALLED AND MADE SERVICEABLE PRIOR TO VERTICAL CONSTRUCTION.
- FIRE HYDRANT(S) ARE REQUIRED TO BE INSTALLED AND MADE SERVICEABLE PRIOR TO AND DURING THE TIME OF CONSTRUCTION.
- APPROVED FIRE APPARATUS ACCESS ROADS SHALL BE PROVIDED FOR EVERY FACILITY, BUILDING OR PORTION OF A BUILDING CONSTRUCTED OR MOVED INTO, OR WITHIN THE JURISDICTION. THE FIRE APPARATUS ACCESS ROAD SHALL EXTEND TO WITHIN 150 FEET OF THE FACILITY AND ALL PORTIONS OF THE EXTERIOR WALLS OF THE FIRST STORY OF THE BUILDING AS MEASURED BY AN APPROVED ROUTE AROUND THE EXTERIOR OF THE BUILDING OR FACILITY.
- DEAD-END FIRE ACCESS ROADS IN EXCESS OF 150 FEET SHALL PROVIDE AN APPROVED AREA FOR TURNING AROUND FIRE APPARATUS.
- FIRE APPARATUS ACCESS ROADS SHALL HAVE AN UNOBSTRUCTED WIDTH OF NOT LESS THAN 20 FEET, EXCLUSIVE OF SHOULDERS, EXCEPT FOR APPROVED SECURITY GATES AND AN UNOBSTRUCTED VERTICAL CLEARANCE OF NOT LESS THAN 13 FEET, 6 INCHES.
- FIRE APPARATUS ACCESS ROADS SHALL BE DESIGNED AND MAINTAINED TO SUPPORT THE IMPOSED LOADS OF FIRE APPARATUS WEIGHING AT LEAST 75,000 POUNDS, AND SHALL BE SURFACED SO AS TO PROVIDE ALL-WEATHER DRIVING CAPABILITIES. THE TERM "ALL-WEATHER DRIVING CAPABILITIES" HAS BEEN INTERPRETED TO MEAN EITHER CONCRETE OR ASPHALT, OR OTHER APPROVED DRIVING SURFACE DESIGNED BY AN ENGINEER AND APPROVED BY THE FIRE DEPARTMENT.
- "NO PARKING FIRE LANE" SIGNS ARE REQUIRED IN AREAS THAT MEET THE FOLLOWING CRITERIA AND IN AREAS DESIGNATED BY THE FIRE PREVENTION BUREAU. SIGNS SHALL BE POSTED ON BOTH SIDES OF FIRE ACCESS ROADWAYS, PUBLIC OR PRIVATE ROADWAYS AND DRIVEWAYS LESS THAN 26 FEET WIDE. SIGNS SHALL BE POSTED ON ONE SIDE ONLY OF FIRE ACCESS ROADWAYS, PUBLIC OR PRIVATE ROADWAYS OR DRIVEWAYS BETWEEN 26 FEET WIDE AND 32 FEET WIDE. NO SIGNAGE IS REQUIRED FOR FIRE ACCESS ROADWAYS, PUBLIC OR PRIVATE ROADWAYS OR DRIVEWAYS GREATER THAN OR EQUAL TO 32 FEET WIDE.
- IT IS THE RESPONSIBILITY OF THE PROPERTY OWNER TO MAINTAIN DRIVE LANES FOR EMERGENCY VEHICLE INGRESS AND EGRESS, INCLUDING SNOW REMOVAL.

SITE DEVELOPMENT PLAN GENERAL NOTES

- THE TOWN OF CASTLE ROCK REQUIRES THAT MAINTENANCE ACCESS BE PROVIDED TO ALL STORM DRAINAGE FACILITIES TO ASSURE CONTINUOUS OPERATIONAL CAPABILITY OF THE SYSTEM. THE PROPERTY OWNER, SUBSEQUENT OWNERS, HEIRS, SUCCESSORS AND ASSIGNS SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL DRAINAGE FACILITIES INCLUDING, BUT NOT LIMITED TO, INLETS, PIPES, CULVERTS, CHANNELS, DITCHES, HYDRAULIC STRUCTURES, AND DETENTION BASINS LOCATED ON THIS PROPERTY, UNLESS MODIFIED BY THE SUBDIVISION IMPROVEMENTS AGREEMENT. SHOULD THE OWNER FAIL TO ADEQUATELY MAINTAIN SAID FACILITIES, THE TOWN SHALL HAVE THE RIGHT TO ENTER SAID PROPERTY FOR THE PURPOSES OF OPERATION AND MAINTENANCE. ALL SUCH MAINTENANCE COSTS WILL BE ASSESSED TO THE PROPERTY OWNER, SUBSEQUENT OWNERS, HEIRS, SUCCESSORS AND ASSIGNS. THE MAINTENANCE COSTS SHALL INCLUDE ALL ACTUAL COSTS FOR LABOR, EQUIPMENT AND MATERIALS AND A 25% FEE.
- PURSUANT TO SECTION 4.3E AND 8.2.3A OF THE TOWN OF CASTLE ROCK LANDSCAPE REGULATIONS THE PROPERTY OWNER, SUBSEQUENT OWNERS, HEIRS, SUCCESSORS AND ASSIGNS SHALL BE RESPONSIBLE FOR THE PROPER MAINTENANCE OF THE AREA SUBJECT TO THE ADJOINED SITE DEVELOPMENT PLAN. LANDSCAPING WITHIN PUBLIC RIGHTS-OF-WAY IS TO BE MAINTAINED BY THE ADJOINED PRIVATE PROPERTY OWNER OR THE HOMEOWNER/PROPERTY OWNER ASSOCIATION, AS APPLICABLE. LANDSCAPING SHALL BE CONTINUOUSLY MAINTAINED INCLUDING NECESSARY WATERING, WEEDING, PRUNING, MOWING, PEST CONTROL, AND REPLACEMENT OF DEAD OR DISEASED PLANT MATERIAL. UPON WRITTEN NOTICE BY THE TOWN, THE OWNER WILL HAVE 45 DAYS TO CURE OR REPLACE DAMAGED OR DEAD LANDSCAPE MATERIAL. IN THE CASE OF DISEASED LANDSCAPE MATERIAL A SHORTER COMPLIANCE PERIOD MAY BE SPECIFIED IN SAID NOTICE. THE TOWN OF CASTLE ROCK WATER CONSERVATION ORDINANCE REGULATES TIMES OF SEASONAL IRRIGATION AND PROHIBITS THE WASTING OF POTABLE WATER THROUGH IMPROPER IRRIGATION.
- THE LANDSCAPE AND IRRIGATION PLANS CONTAINED IN THE SITE DEVELOPMENT PLAN ARE CONCEPTUAL ONLY AND SUBJECT TO CHANGE WITH REVIEW OF THE CONSTRUCTION DOCUMENTS.
- MCUIROUD GULCH FLOODPLAINS ARE AS REFERENCED FROM THE FLOOD INSURANCE RATE MAP, DOUGLAS COUNTY, COLORADO, AND INCORPORATED AS PANEL 192 OF 495, MAP NUMBER 0803501920, EFFECTIVE DATE: JULY 14, 2014. ALSO PANEL 191 OF 495, MAP NUMBER 17080328P EFFECTIVE AUGUST 4, 2017. THE SITE IS LOCATED IN ZONE X AS PER FEMA FIRM PANEL MAP NUMBER 080350191G LOMR CASE NO. 17-08-0328P. ALL PROPOSED LOTS ARE LOCATED OUTSIDE OF THE DESIGNATED 100-YEAR FLOODPLAIN.
- ANY STREET SIGNS, STRIPING, STREET LIGHTS AND CURB RAMPS ARE CONCEPTUAL ONLY AND SUBJECT TO TOWN REVIEW WITH THE CONSTRUCTION DOCUMENTS. THESE ITEMS SHALL COMPLY WITH THE TOWN OF CASTLE ROCK'S REGULATIONS, STANDARDS AND REQUIREMENTS.
- THE DEVELOPER SHALL CONFORM TO THE TOWN OF CASTLE ROCK "WATER USE MANAGEMENT PROGRAM IMPLEMENTATION POLICY", AS AMENDED FROM TIME TO TIME, FOR THIS PROJECT.
- APPROVAL OF THIS CONCEPTUAL SITE DEVELOPMENT PLAN DOES NOT CONSTITUTE APPROVAL OF ANY DEVIATIONS FROM TOWN OF CASTLE ROCK REGULATIONS AND STANDARDS. ALL DEVIATIONS FROM TOWN REGULATIONS AND STANDARDS ARE SUBJECT TO THE APPROPRIATE PROCEDURES FOR APPROVAL.
- NO SOLID OBJECT (EXCLUDING FIRE HYDRANTS, TRAFFIC CONTROL DEVICES AND TRAFFIC SIGNS) EXCEEDING THIRTY (30) INCHES IN HEIGHT ABOVE THE FLOWLINE ELEVATIONS OF THE ADJACENT STREET, INCLUDING BUT NOT LIMITED TO BUILDINGS, UTILITY CABINETS, WALLS, FENCES, LANDSCAPE PLANTINGS, CROPS, CUT SLOPES, AND BERMS SHALL BE PLACED WITHIN SIGHT DISTANCE LINES AND SIGHT DISTANCE EASEMENTS.
- THE PURPOSE AND USE OF ALL TRACTS, TO WHOM THE TRACTS WILL BE DEDICATED WITH THE PLAT AND WHO WILL BE RESPONSIBLE FOR MAINTENANCE IS SHOWN IN A TABLE ON THE SITE DEVELOPMENT PLAN.
- ALL UTILITY, DRAINAGE, EMERGENCY ACCESS, SIGHT DISTANCE AND PUBLIC ACCESS/TRAIL EASEMENTS AS SHOWN ON THE SITE DEVELOPMENT PLAN SHALL BE GRANTED TO THE TOWN OF CASTLE ROCK WITH THE PLAT.
- THE ZONING FOR THE PROPERTY IS THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT - LIBERTY VILLAGE PORTION, PER THE PRELIMINARY PD SITE PLAN RECORDED AUGUST 17, 2004 AT RECEPTION NO. 2004085669.
- ALL EMERGENCY ACCESS ROADS, EMERGENCY ACCESS GATES AND SIGNAGE SHALL COMPLY WITH THE TOWN OF CASTLE ROCK FIRE DEPARTMENT REQUIREMENTS AND SHALL BE MAINTAINED BY METROPOLITAN DISTRICT, HOMEOWNERS ASSOCIATION, OR OTHER PROPERTY MANAGEMENT ENTITY.
- UNLESS OTHERWISE NOTED, ALL LOTS SHALL HAVE A 10-FOOT UTILITY EASEMENT ALONG THE FRONT AND REAR LOT LINES AND ALONG ALL PUBLIC RIGHTS-OF-WAY AND SHALL HAVE 5-FOOT UTILITY EASEMENTS ALONG EACH SIDE LOT LINE. THESE UTILITY EASEMENTS ARE FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF UTILITIES AND DRAINAGE FACILITIES INCLUDING, BUT NOT LIMITED TO STREET LIGHTS, ELECTRIC LINES, GAS LINES, CABLE TELEVISION LINES, FIBER OPTIC LINES AND TELEPHONE LINES, AS WELL AS PERPETUAL RIGHT FOR INGRESS AND EGRESS FOR INSTALLATION, MAINTENANCE AND REPLACEMENT OF SUCH LINES.
- RETAINING WALLS, SECTIONS OF RETAINING WALLS 4- FEET IN HEIGHT OR HIGHER OR TIERED WALLS MUST BE DESIGNED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF COLORADO AND MUST RECEIVE A BUILDING PERMIT FROM THE TOWN OF CASTLE ROCK PRIOR TO THE ISSUANCE OF THE PUBLIC WORKS PERMIT.
- A SIGN PERMIT FOR EACH SIGN MUST BE OBTAINED FROM THE TOWN OF CASTLE ROCK BUILDING DIVISION PRIOR TO PLACING ANY SIGN ON THE PROPERTY. ALL SIGNS MUST COMPLY WITH THE PROVISIONS OF TITLE 19 (SIGN CODE REGULATIONS) OF THE MUNICIPAL CODE.

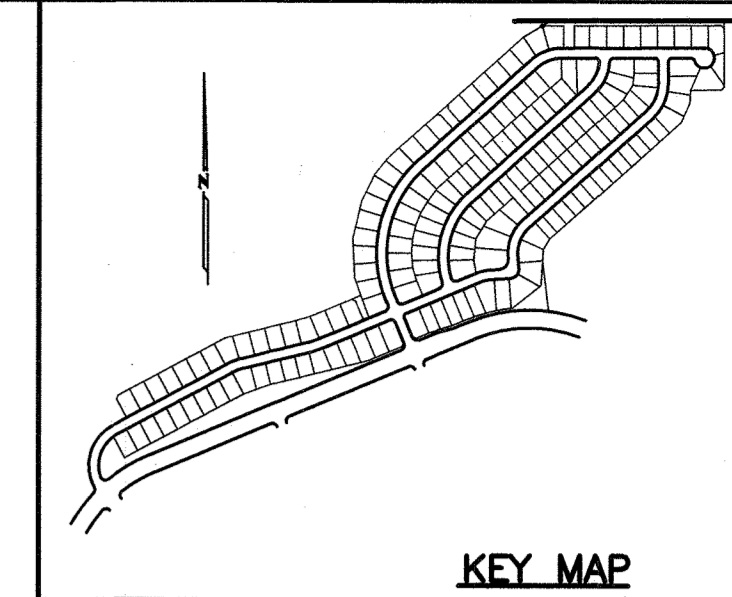
SUPPLEMENTAL SITE DATA

Lot Count per Planning Area per Amendment							
PA	Land Use	PPFPD	Orig Plat	Plat 1st Am	Plat 3rd Am	Plat 4th Am	Plat 5th Am
2	SF-3	393	388	381	381	381	381
3	SF-4	157	157	151	151	151	151
4	SF-3	205	199	197	190	190	190
5	SF-3	149	149	149	149	149	149
6	SF-2	159	159	159	159	159	159
7	SF-3	121	121	120	120	116	132
8	SF-1	19	19	19	19	19	19
9	SF-1	36	36	36	36	36	36
10	SF-1	6	6	6	6	6	6
Total		1245	1234	1218	1211	1207	1223

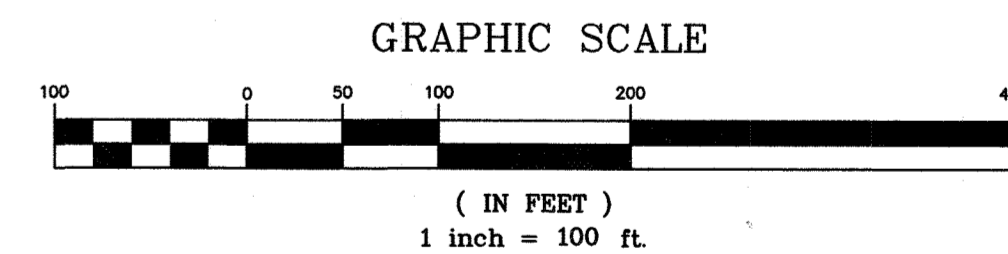
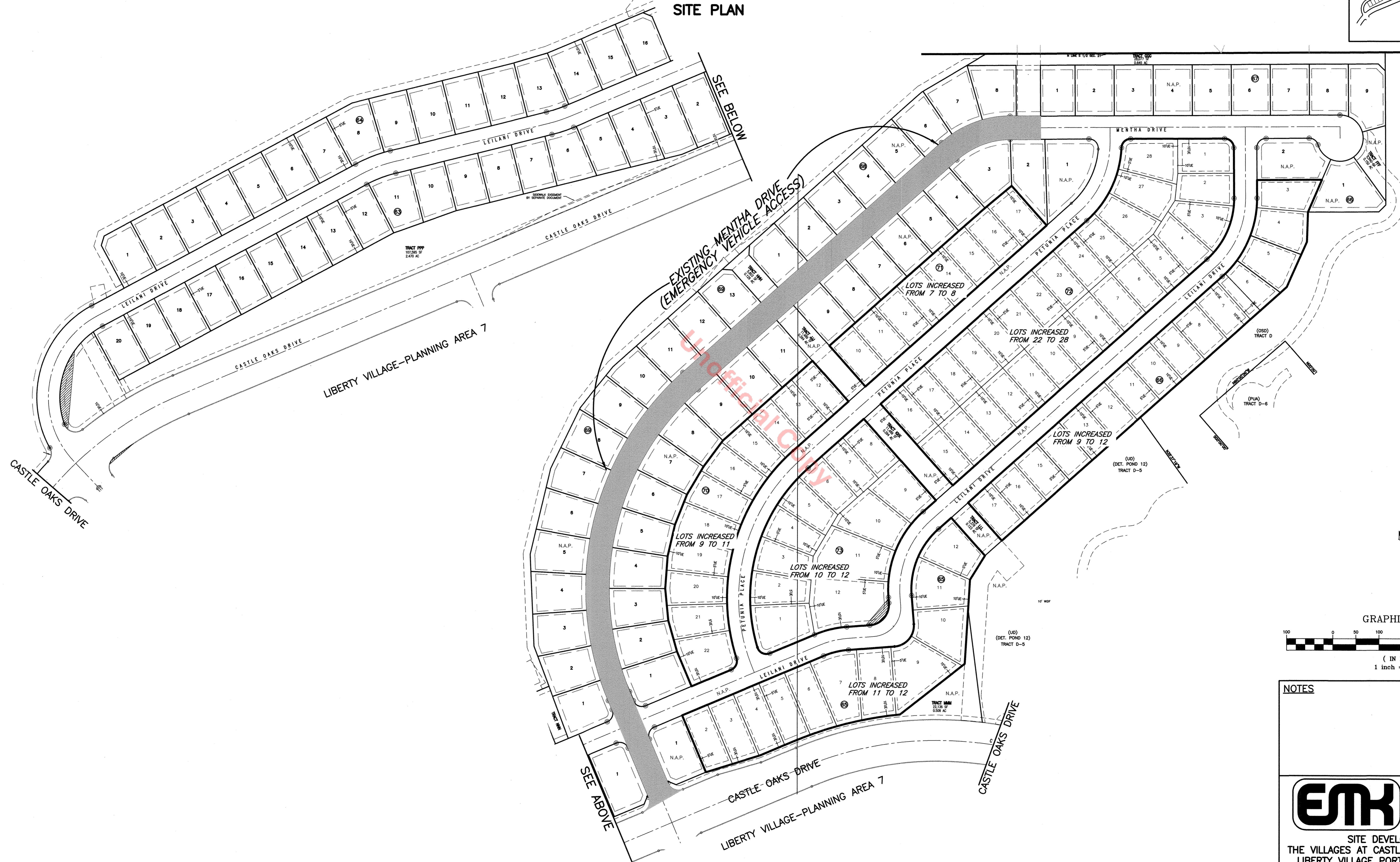


SITE DEVELOPMENT PLAN THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT—LIBERTY VILLAGE PORTION, AMENDMENT NO. 6 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29,
TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO



SITE PLAN



NOTES

EMK EMK CONSULTANTS, INC.
LAND DEVELOPMENT
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GENTENHALL, COLORADO 80112-2019
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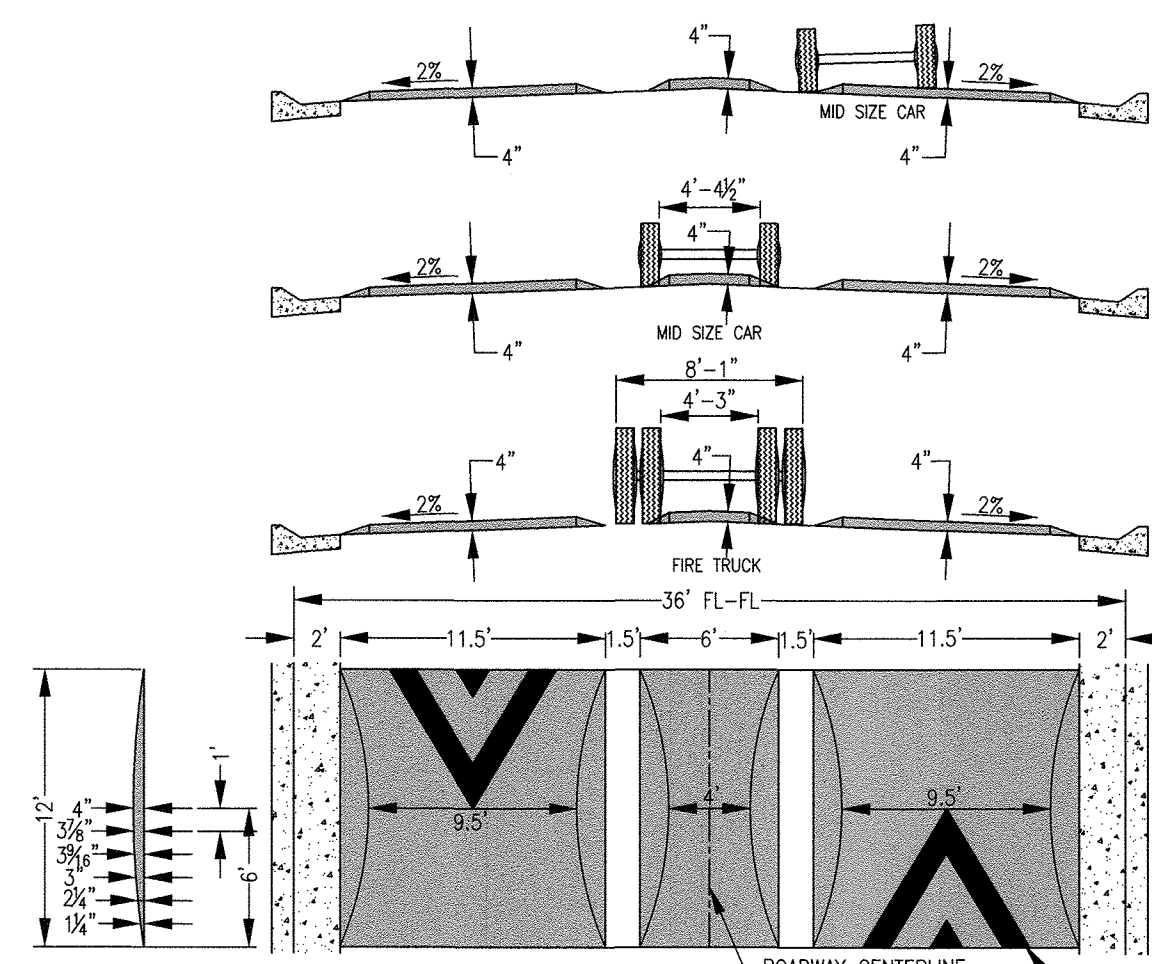
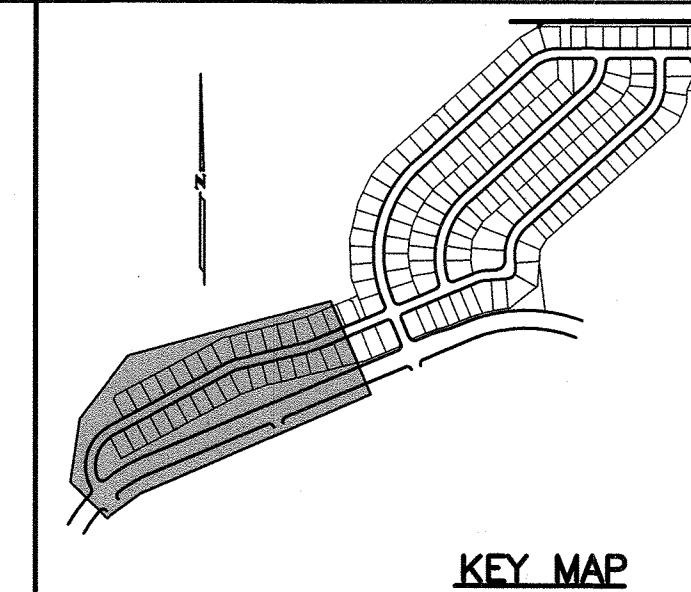
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THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
DATE PREPARED: JULY 20, 2018

APPLICANT/DEVELOPER
RICHMOND AMERICAN HOMES
4350 S. MONACO STREET
DENVER, COLORADO 80237
ATTN: ERIC KUBLY

SITE DEVELOPMENT PLAN
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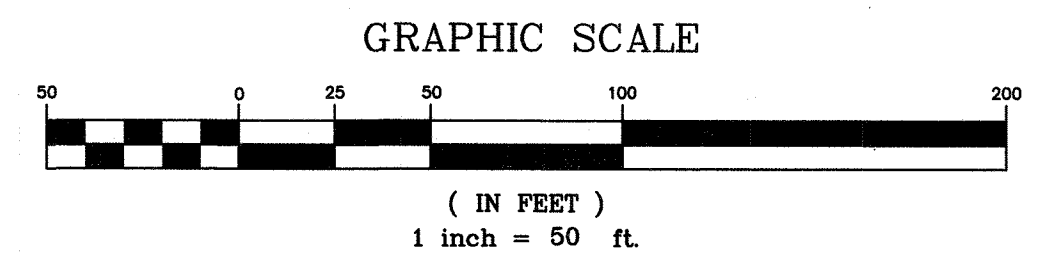
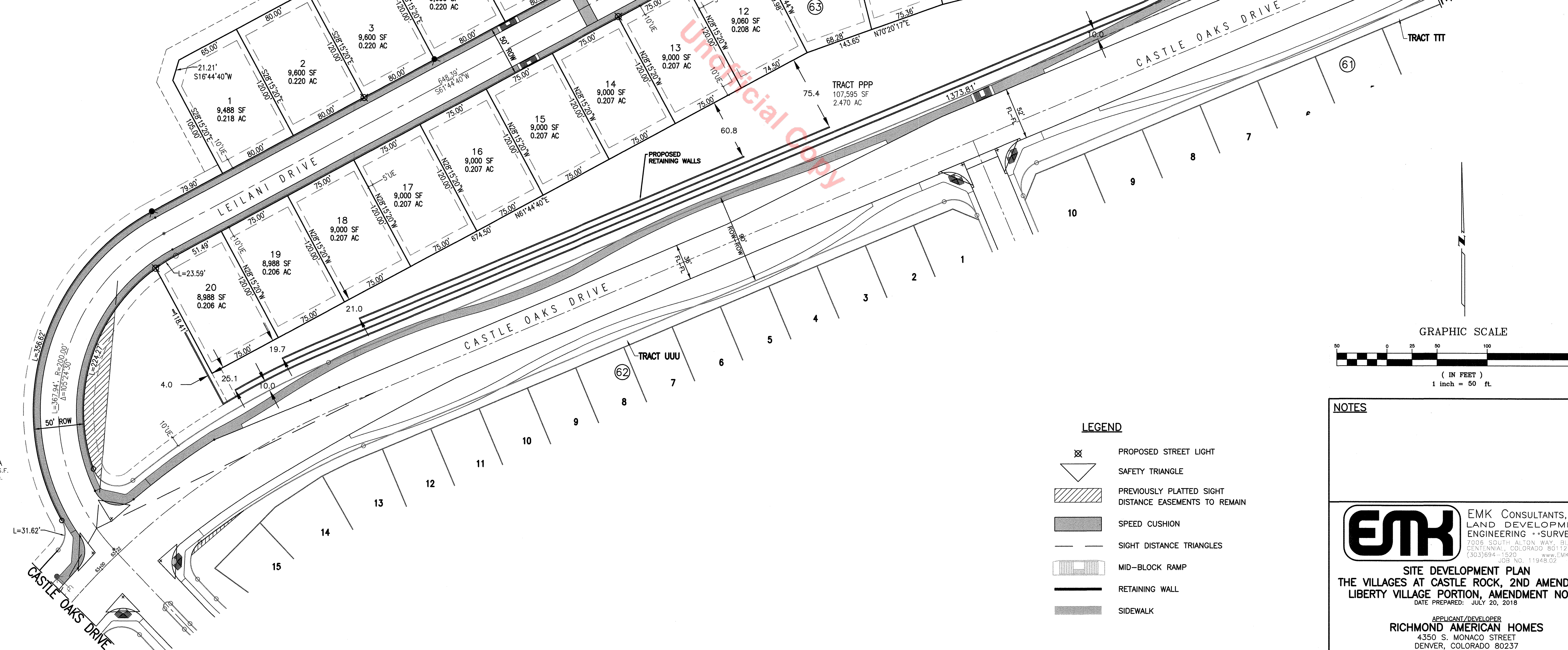
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SITE PLAN



NOTE: THE ROADWAY AREA BELOW THE SPEED CUSHION IS TO BE MILLED & TACK COAT APPLIED PRIOR TO PLACING ASPHALT TO CREATE A STRONG BOND.

SPEED CUSHION DETAIL
 ROADWAY CENTERLINE 12" WIDE, WHITE PAVEMENT MARKING
 N.T.S.



- LEGEND**
- PROPOSED STREET LIGHT
 - SAFETY TRIANGLE
 - PREVIOUSLY PLATTED SIGHT DISTANCE EASEMENTS TO REMAIN
 - SPEED CUSHION
 - SIGHT DISTANCE TRIANGLES
 - MID-BLOCK RAMP
 - RETAINING WALL
 - SIDEWALK

NOTES

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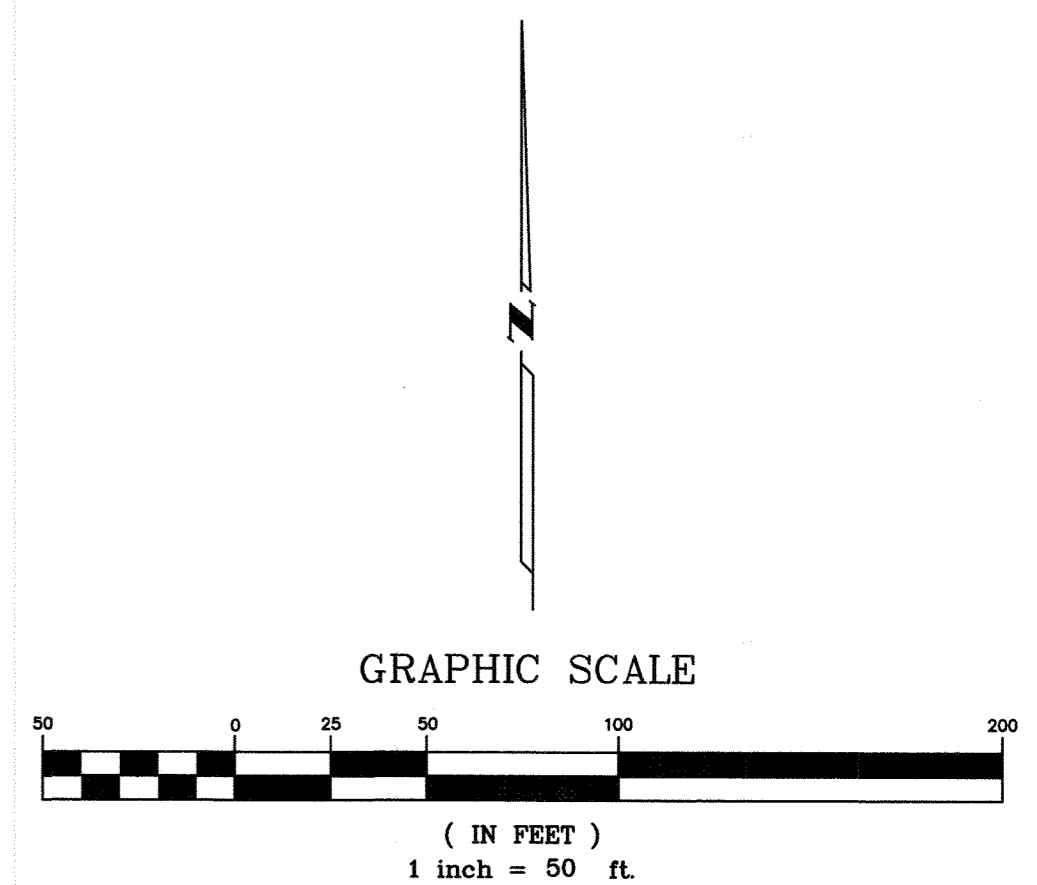
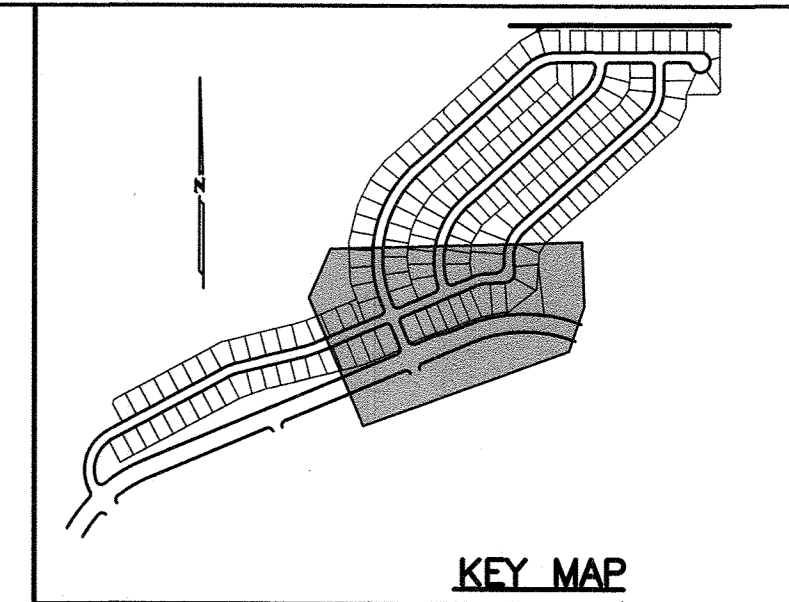
APPLICANT/DEVELOPER
RICHMOND AMERICAN HOMES
 4350 S. MONACO STREET
 DENVER, COLORADO 80237
 ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 3 OF 27

SITE DEVELOPMENT PLAN THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT-LIBERTY VILLAGE PORTION, AMENDMENT NO. 6 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN

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SITE PLAN



NOTES

LEGEND

- PROPOSED STREET LIGHT
- SAFETY TRIANGLE
- PREVIOUSLY PLATTED SIGHT DISTANCE EASEMENTS TO REMAIN
- SPEED CUSHION
- SIGHT DISTANCE TRIANGLES
- MID-BLOCK RAMP
- RETAINING WALL
- SIDEWALK

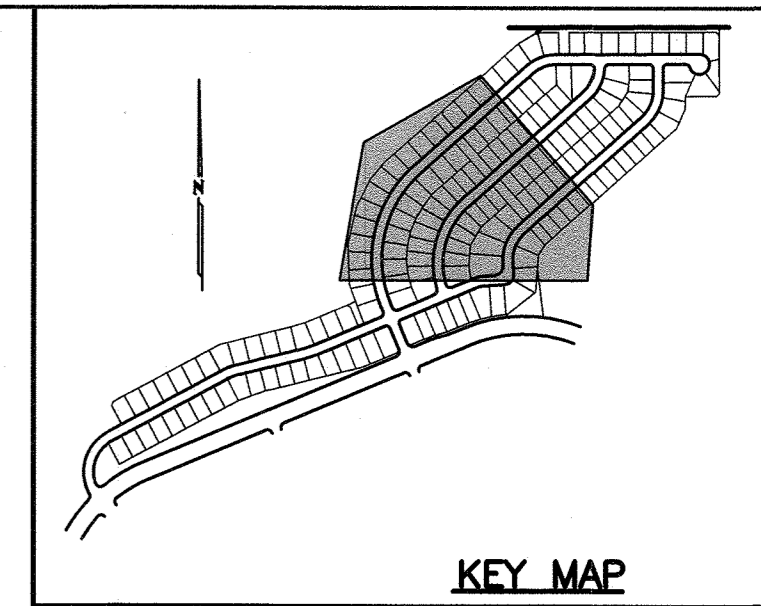
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7006 SOUTH ALTON WAY, BLDG. F
CENTENNIAL, COLORADO 80112-2019
(303) 694-1520 www.EMK.com
JOB NO. 11948.02

SITE DEVELOPMENT PLAN
THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
DATE PREPARED: JULY 20, 2018

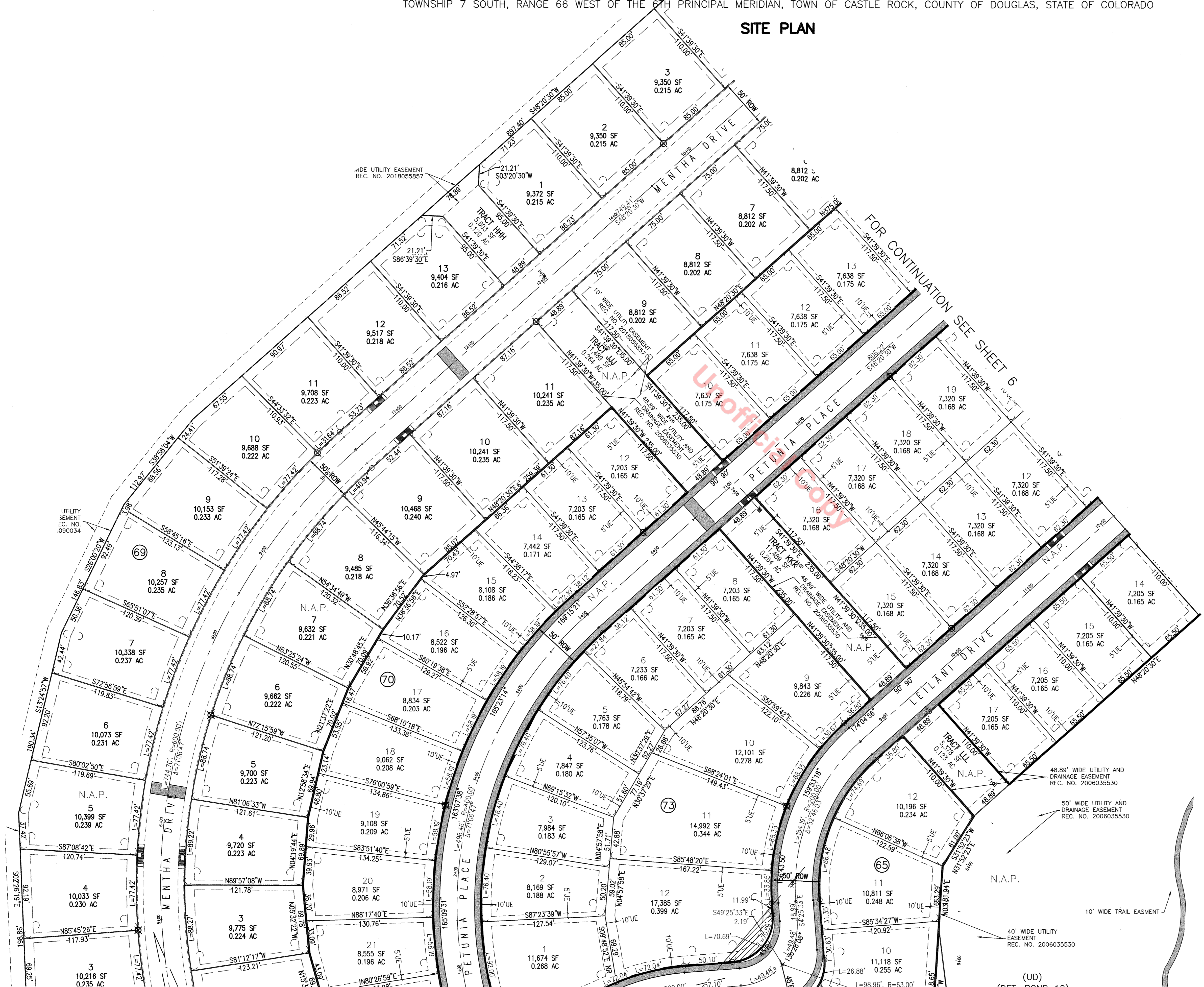
APPLICANT/DEVELOPER
RICHMOND AMERICAN HOMES
4350 S. MONACO STREET
DENVER, COLORADO 80237
ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 4 OF 27

SITE DEVELOPMENT PLAN
THE VILLAGES AT CASTLE ROCK,
2ND AMENDMENT—LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
 A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29,
 TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

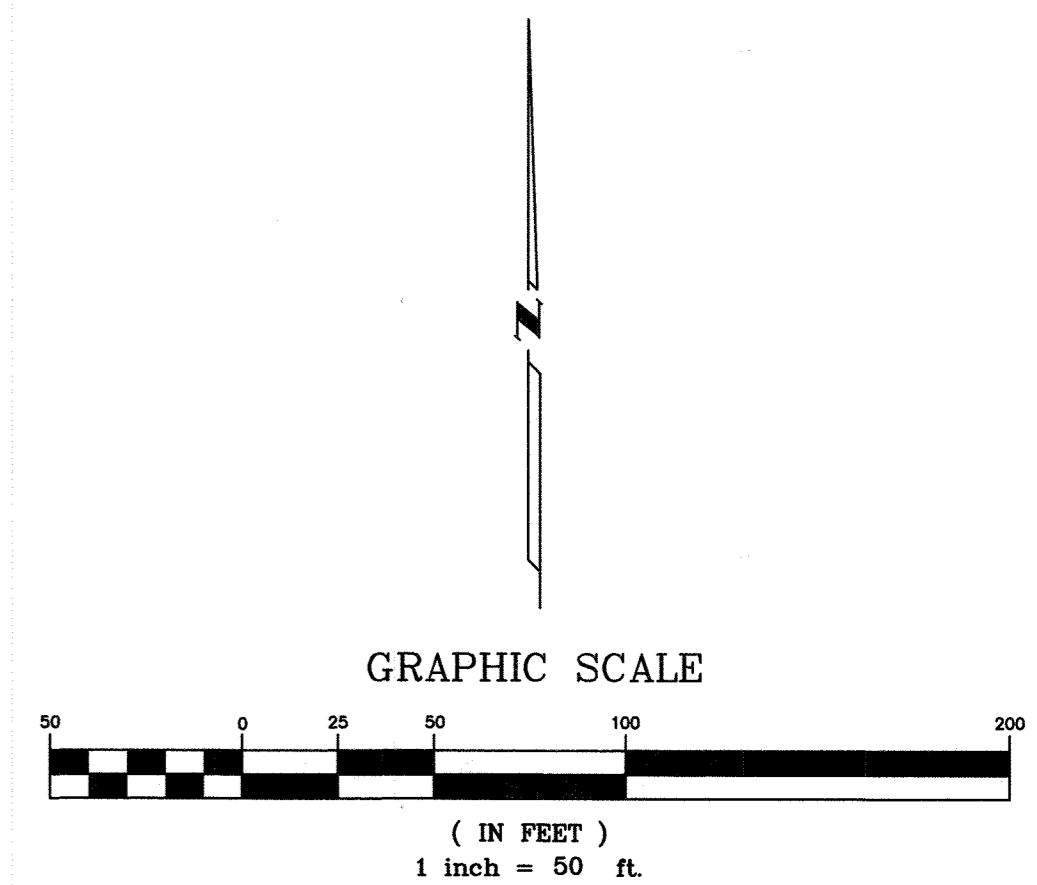


SITE PLAN



LEGEND

- PROPOSED STREET LIGHT
- SAFETY TRIANGLE
- PREVIOUSLY PLATTED SIGHT DISTANCE EASEMENTS TO REMAIN
- SPEED CUSHION
- SIGHT DISTANCE TRIANGLES
- MID-BLOCK RAMP
- RETAINING WALL
- SIDEWALK



NOTES

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SITE DEVELOPMENT PLAN
THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: JULY 20, 2018

APPLICANT/DEVELOPER
RICHMOND AMERICAN HOMES
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 DENVER, COLORADO 80237
 ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 5 OF 27

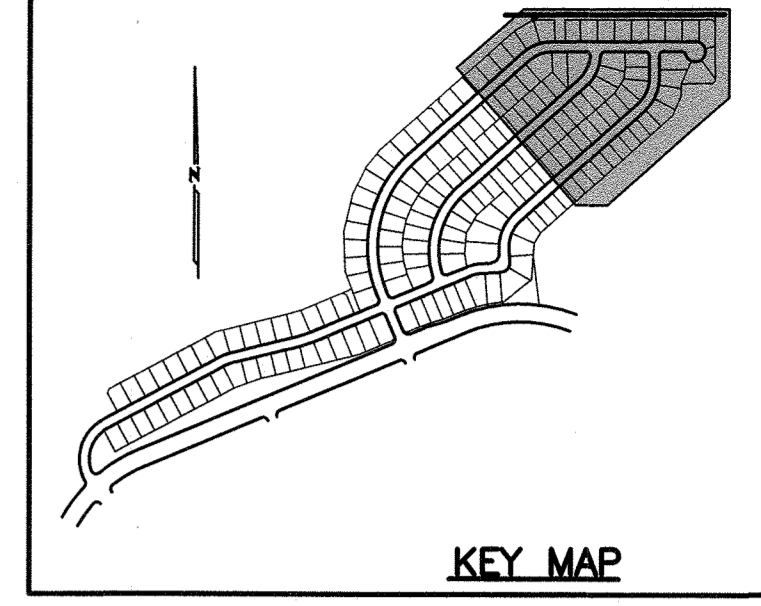
FOR CONTINUATION SEE SHEET 4

FOR CONTINUATION SEE SHEET 6

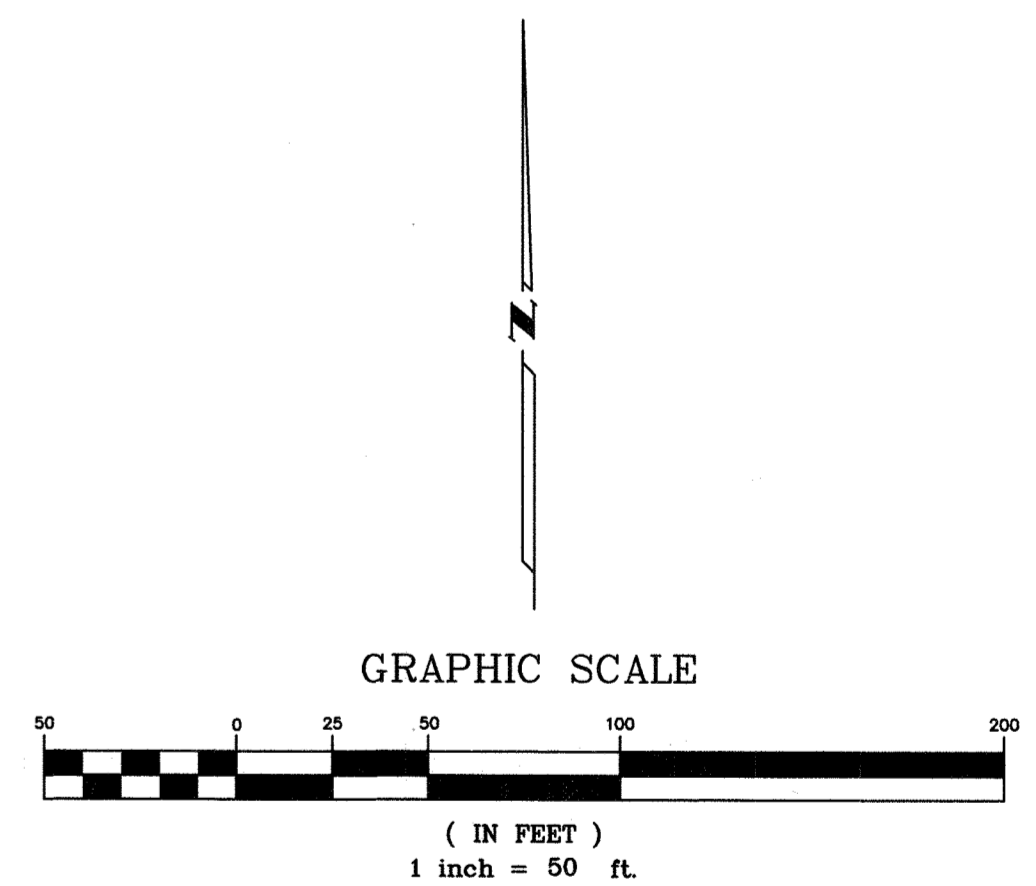
SITE DEVELOPMENT PLAN THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT-LIBERTY VILLAGE PORTION, AMENDMENT NO. 6 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN

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SITE PLAN



- LEGEND**
- PROPOSED STREET LIGHT
 - SAFETY TRIANGLE
 - PREVIOUSLY PLATTED SIGHT DISTANCE EASEMENTS TO REMAIN
 - SPEED CUSHION
 - SIGHT DISTANCE TRIANGLES
 - MID-BLOCK RAMP
 - RETAINING WALL
 - SIDEWALK



NOTES

FOR CONTINUATION SEE SHEET 4

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JOB NO. 11948.02

SITE DEVELOPMENT PLAN
THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
DATE PREPARED: JULY 20, 2018

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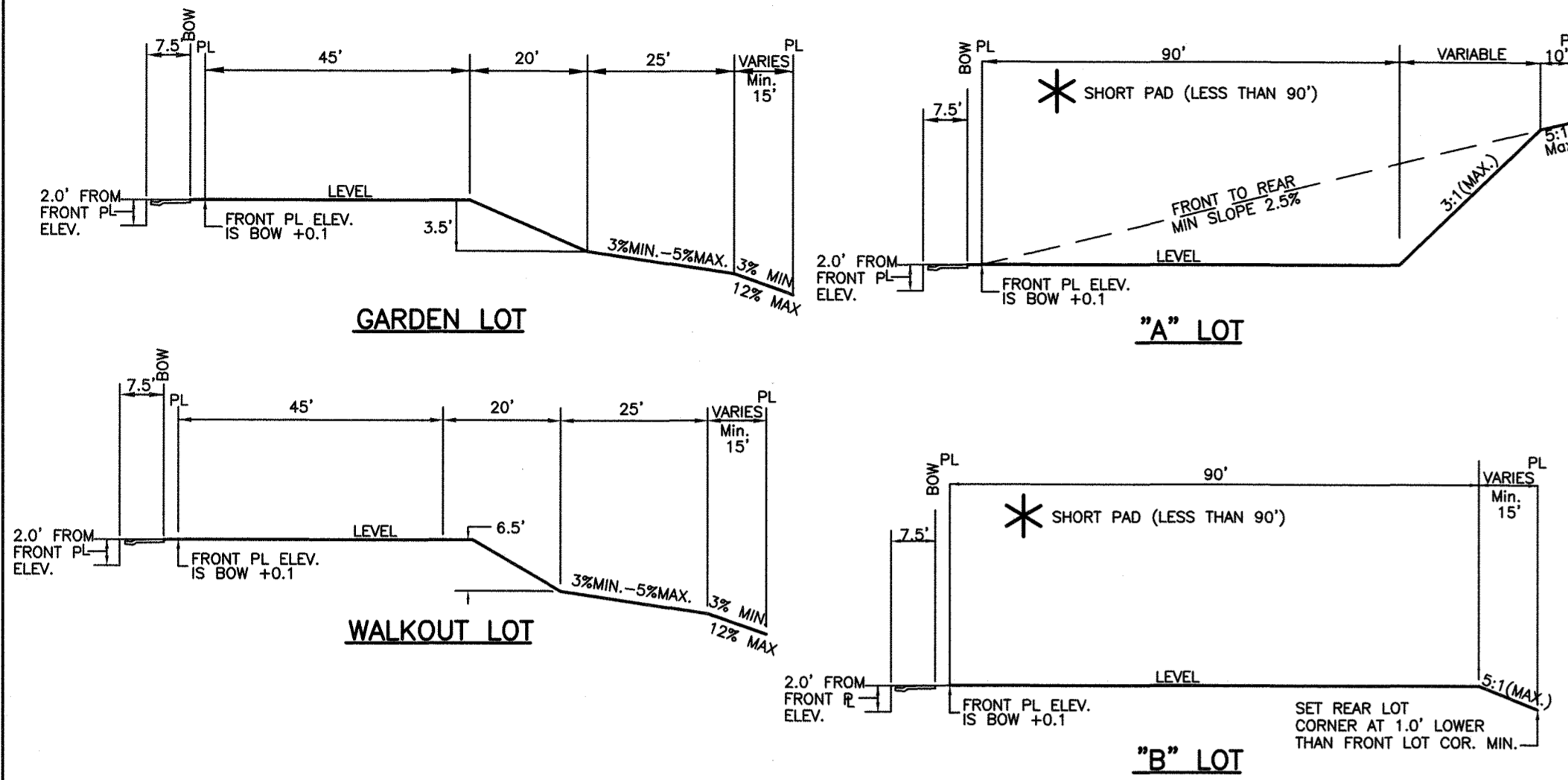
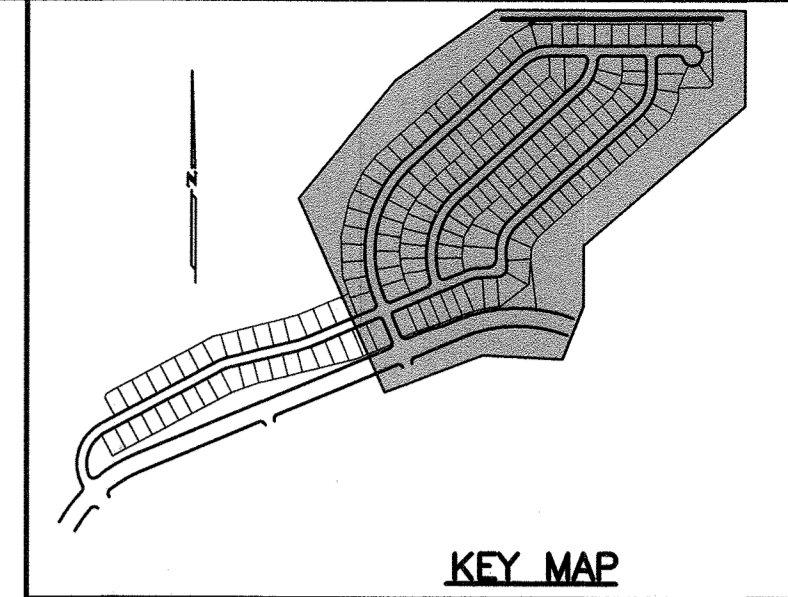
PROJECT NO. SDP18-0051 SHEET 6 OF 27

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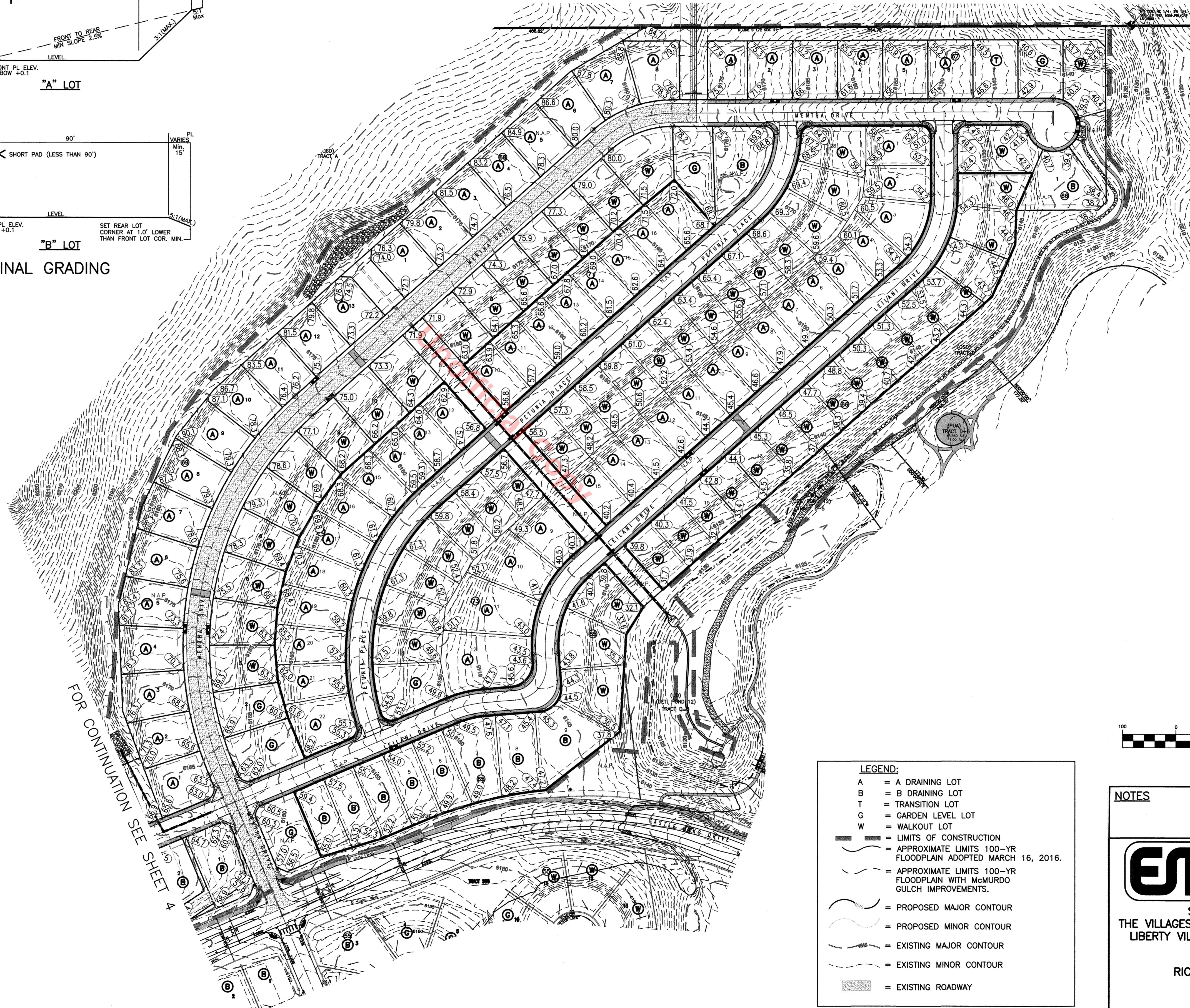
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SITE PLAN



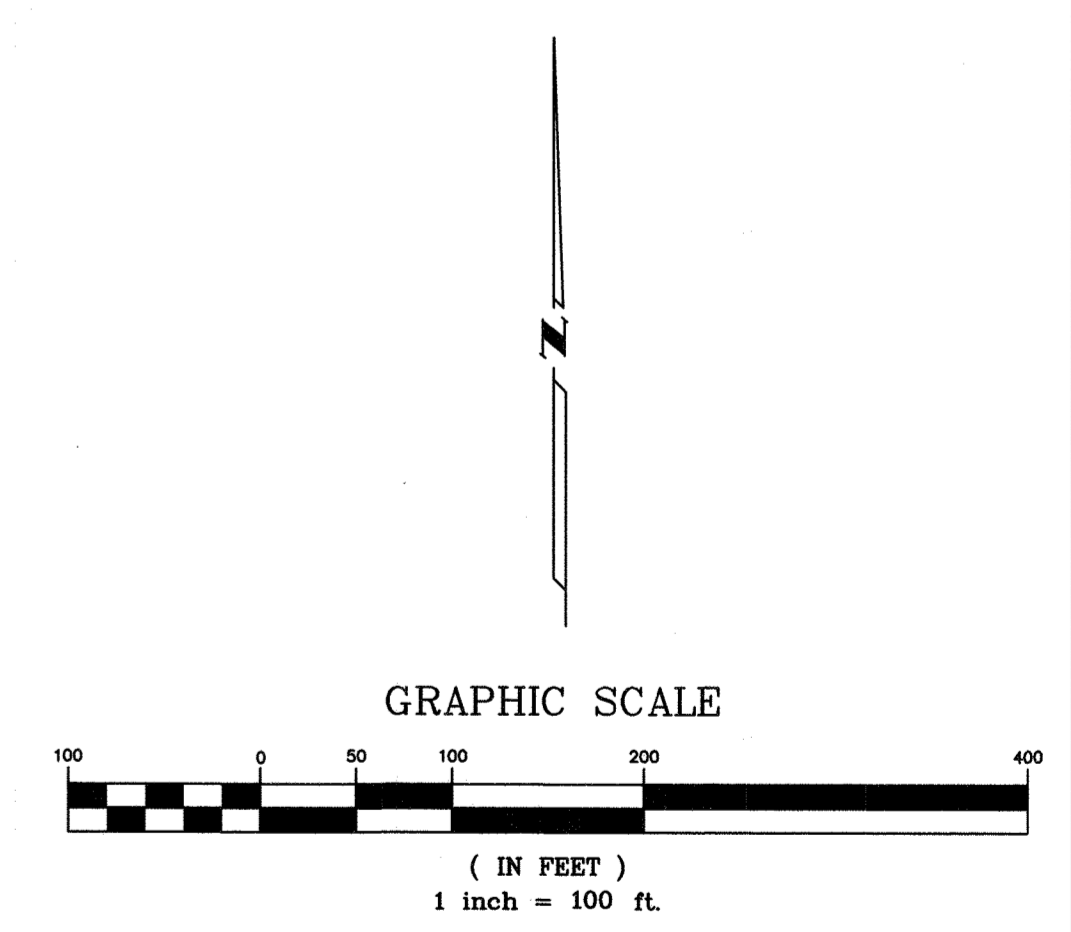
OVERLOT GRADING TEMPLATES FOR ORIGINAL GRADING (N.T.S.)



FOR CONTINUATION SEE SHEET 4

LEGEND:

- A = A DRAINING LOT
- B = B DRAINING LOT
- T = TRANSITION LOT
- G = GARDEN LEVEL LOT
- W = WALKOUT LOT
- = LIMITS OF CONSTRUCTION
- = APPROXIMATE LIMITS 100-YR FLOODPLAIN ADOPTED MARCH 16, 2016.
- = APPROXIMATE LIMITS 100-YR FLOODPLAIN WITH McMURDO GULCH IMPROVEMENTS.
- = PROPOSED MAJOR CONTOUR
- = PROPOSED MINOR CONTOUR
- = EXISTING MAJOR CONTOUR
- = EXISTING MINOR CONTOUR
- = EXISTING ROADWAY



NOTES

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JOB No. 11948.02

**SITE DEVELOPMENT PLAN
THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
LIBERTY VILLAGE PORTION, AMENDMENT NO. 6**
DATE PREPARED: JULY 20, 2018

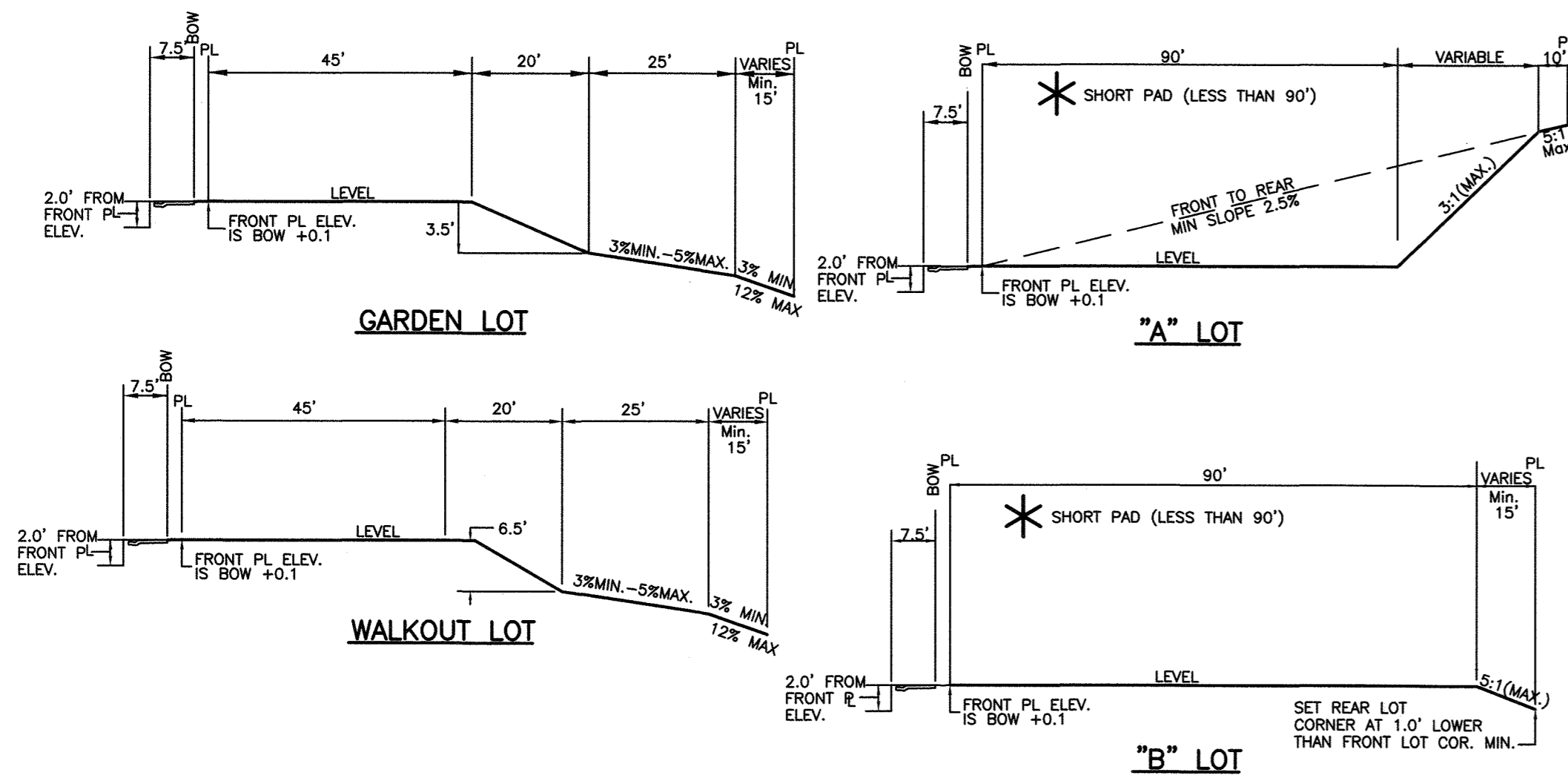
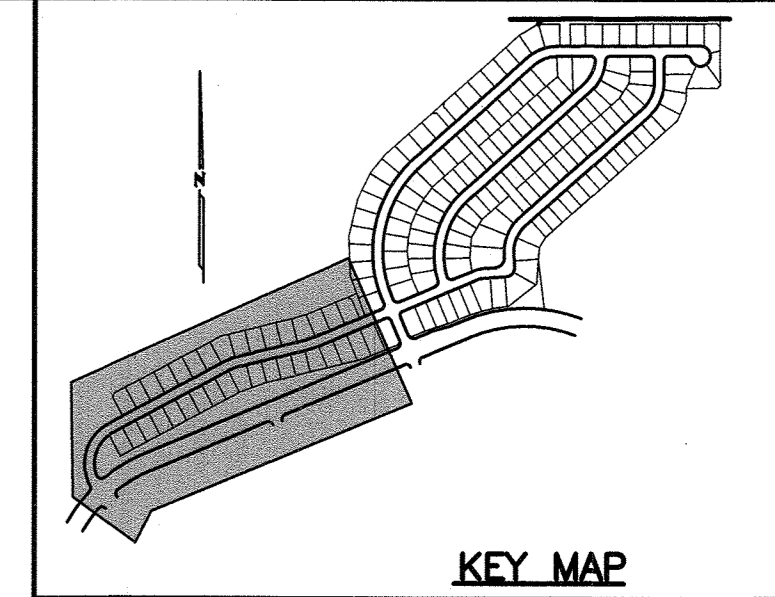
APPLICANT/DEVELOPER
RICHMOND AMERICAN HOMES
4350 S. MONACO STREET
DENVER, COLORADO 80237
ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 7 OF 27

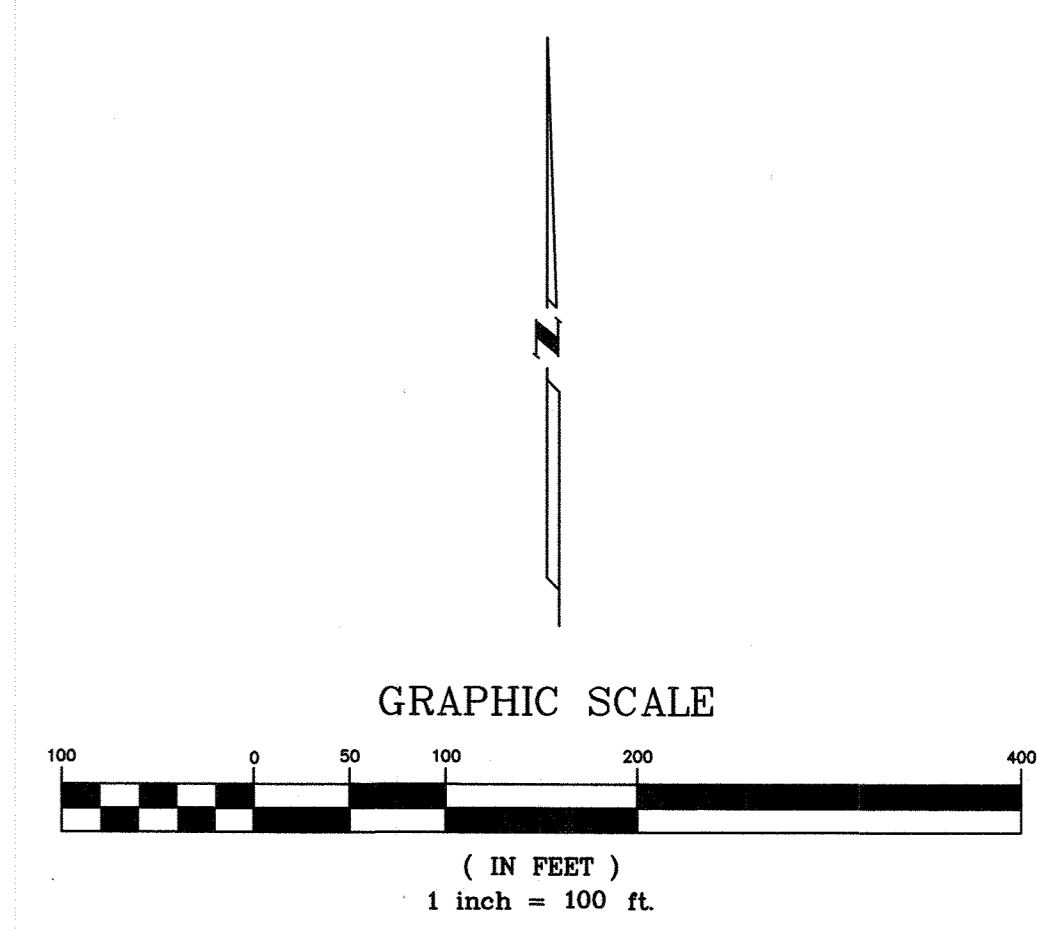
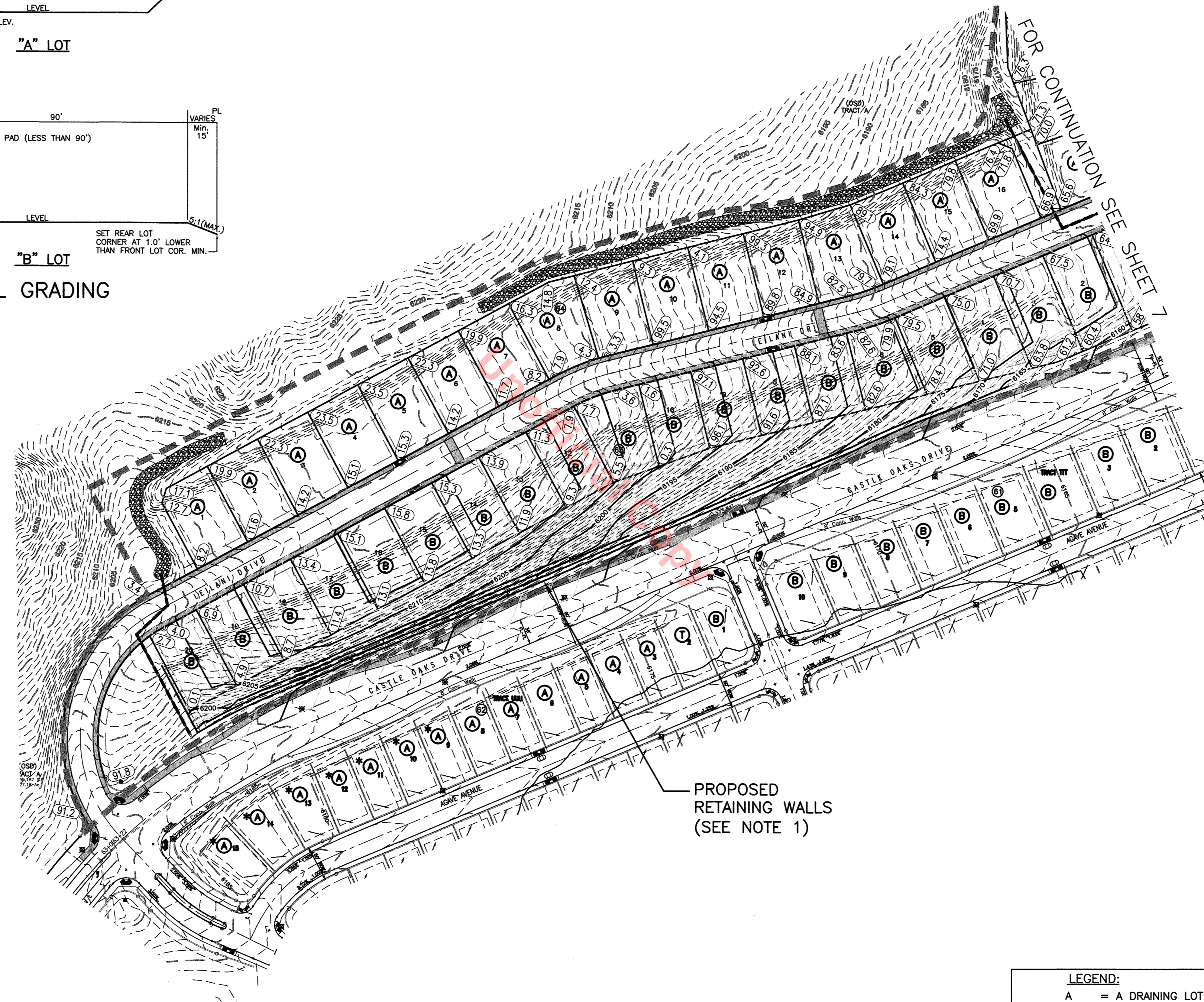
SITE DEVELOPMENT PLAN THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT—LIBERTY VILLAGE PORTION, AMENDMENT NO. 6 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN

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SITE PLAN



OVERLOT GRADING TEMPLATES FOR ORIGINAL GRADING
(N.T.S.)



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- = APPROXIMATE LIMITS 100-YR FLOODPLAIN WITH McMURDO GULCH IMPROVEMENTS.
- = PROPOSED MAJOR CONTOUR
- = PROPOSED MINOR CONTOUR
- = EXISTING MAJOR CONTOUR
- = EXISTING MINOR CONTOUR

NOTES
1. FOR WALLS GREATER THAN 4 FEET IN HEIGHT SEE SHEET 9 FOR DETAILS.

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JOB NO. 11948.02

SITE DEVELOPMENT PLAN
THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
DATE PREPARED: JULY 20, 2018

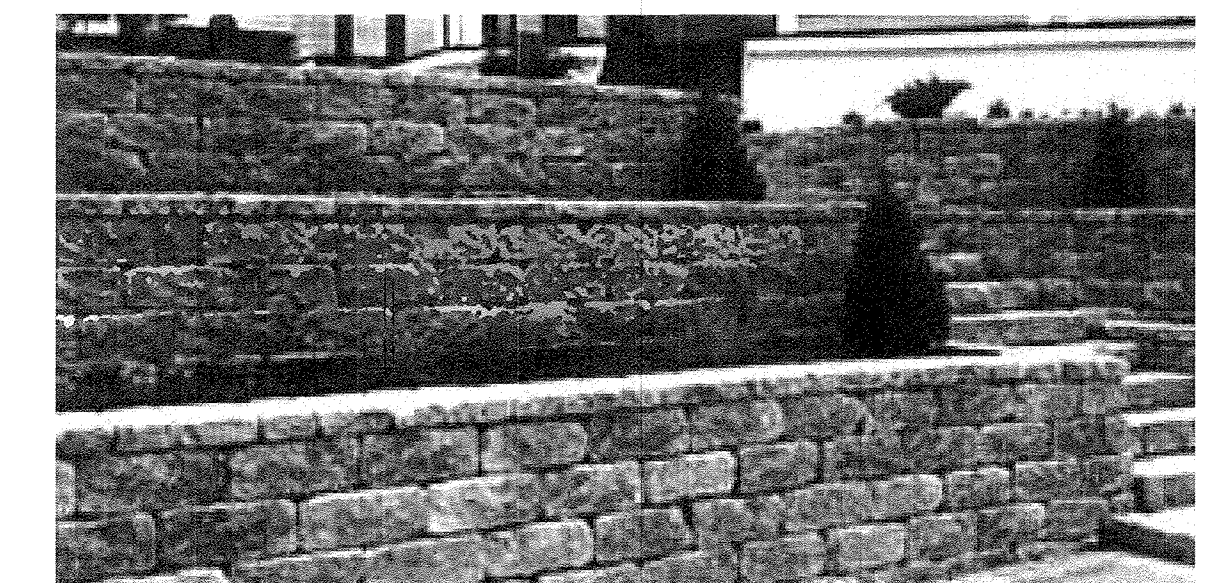
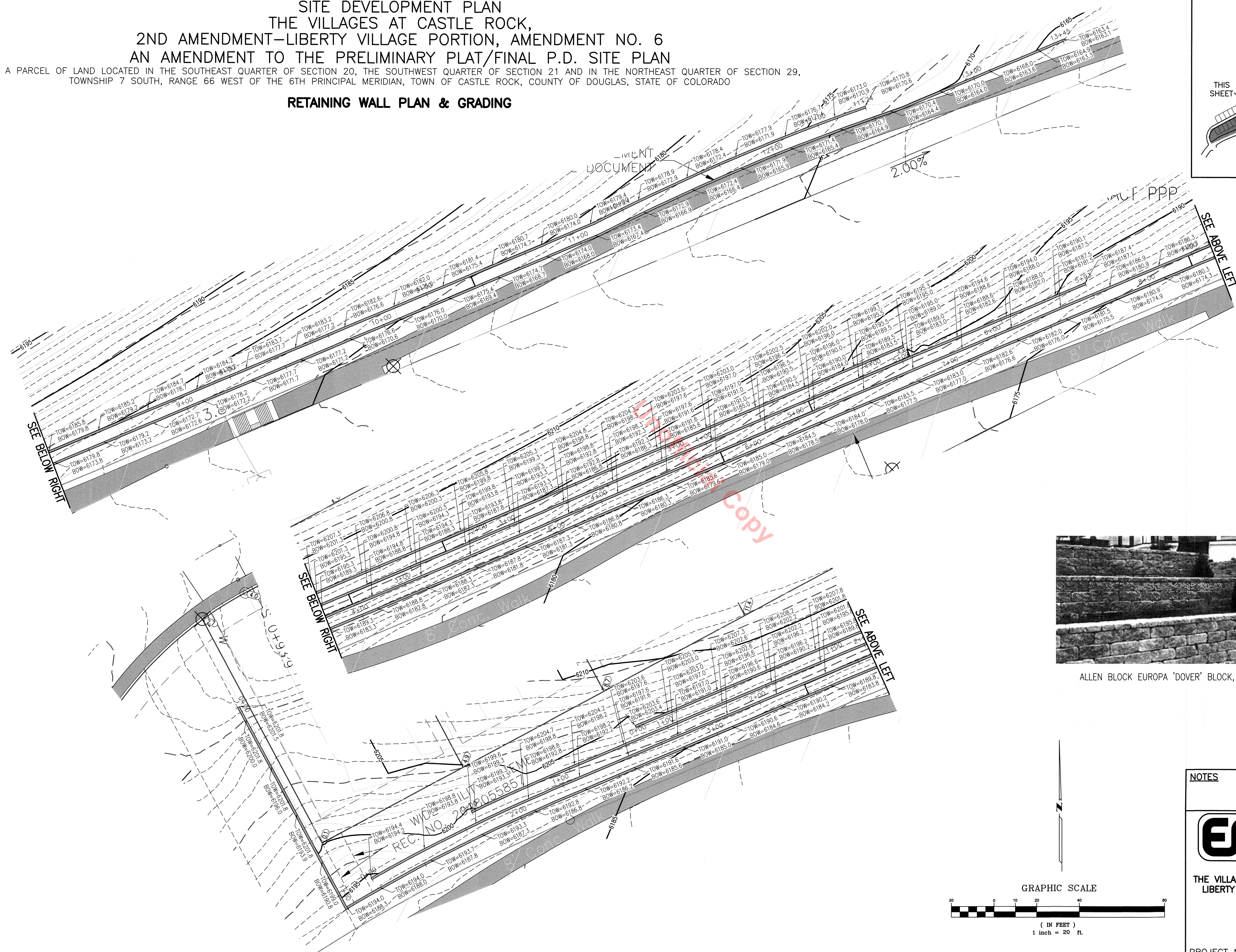
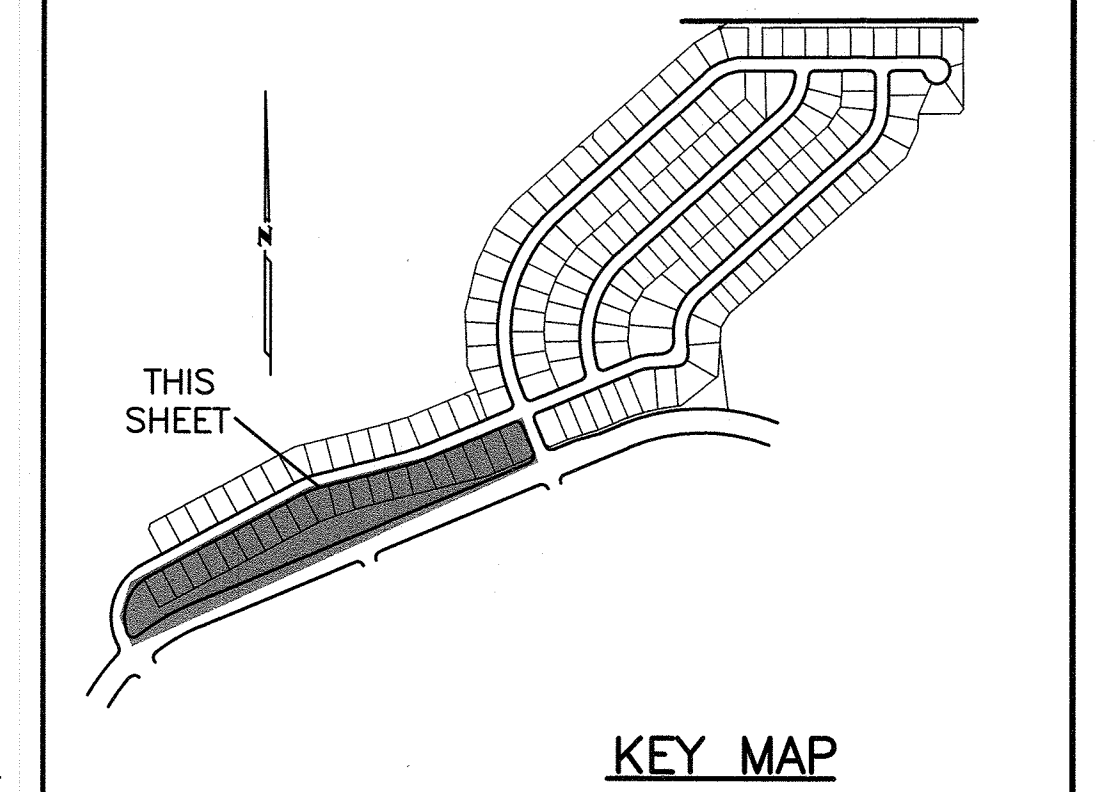
APPLICANT/DEVELOPER
RICHMOND AMERICAN HOMES
4350 S. MONACO STREET
DENVER, COLORADO 80237
ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 8 OF 27

SITE DEVELOPMENT PLAN THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT-LIBERTY VILLAGE PORTION, AMENDMENT NO. 6 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN

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RETAINING WALL PLAN & GRADING



ALLEN BLOCK EUROPA 'DOVER' BLOCK, COLOR TAN

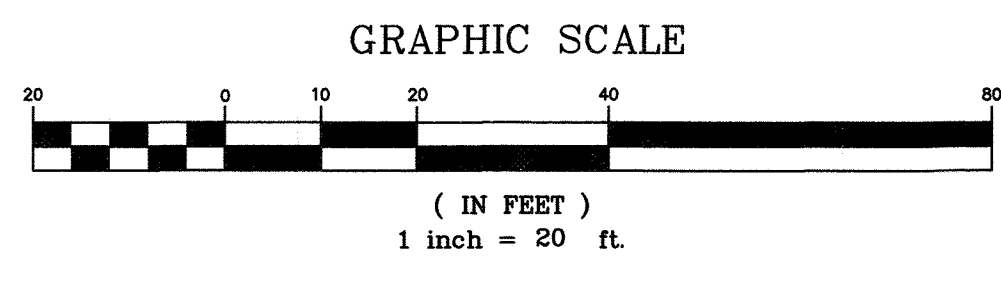
NOTES



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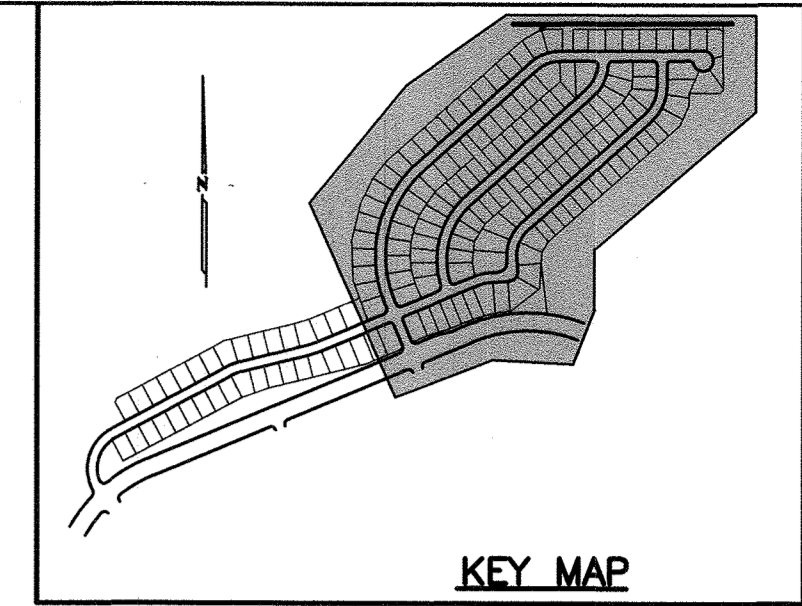
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APPLICANT/DEVELOPER
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UTILITY PLAN (EAST)



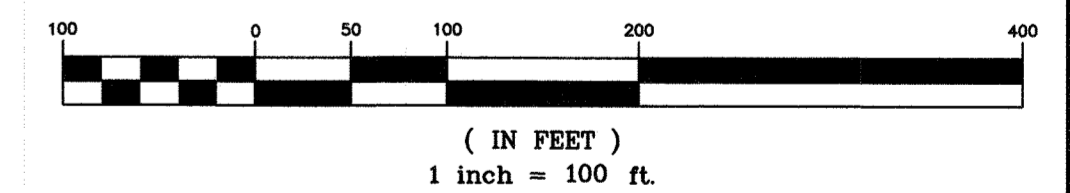
UTILITY NOTES

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

UTILITY LEGEND

	LIMITS OF CONSTRUCTION
	PROPOSED STORM SEWER, INLET MANHOLE, & FLARED END SECTION
	EXISTING STORM SEWER, INLET MANHOLE, & FLARED END SECTION
	PROPOSED SANITARY SEWER & MANHOLE
	EXISTING SANITARY SEWER & MANHOLE
	PROPOSED WATER MAIN, FIRE HYDRANT, VALVE, & REDUCER
	EXISTING WATER MAIN, FIRE HYDRANT, VALVE, & REDUCER
	PROPOSED BEND W/THRUST BLOCK, CHECK VALVE, & PLUG W/ BLOWOFF
	EXISTING BEND W/THRUST BLOCK, CHECK VALVE, & PLUG W/ BLOWOFF
	S SANITARY SEWER SERVICE
	W WATER SERVICE

GRAPHIC SCALE



NOTES

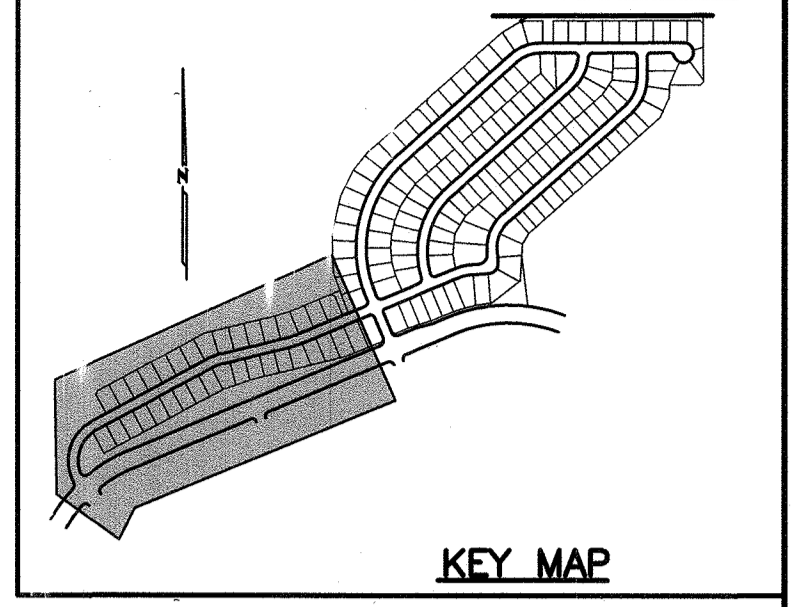
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 CENTENNIAL, COLORADO 80112-2919
 (303)694-1520 www.EMK.com
 JOB NO. 11948.02

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 ATTN: ERIC KUBLY

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UTILITY PLAN (WEST)

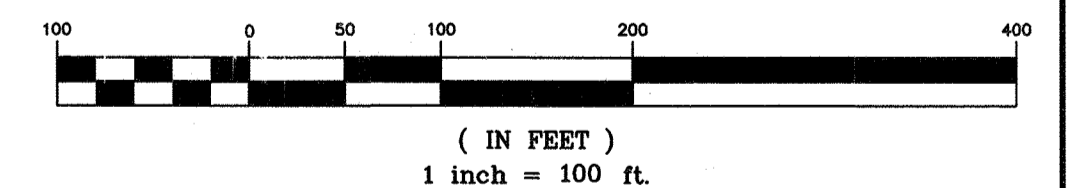


UTILITY NOTES

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2. THE MINIMUM SEPARATION BETWEEN WATERLINES, SANITARY SEWER AND STORM SEWER LINES IS 10 FEET.
3. THE MINIMUM SEPARATION BETWEEN WATER SERVICE LINES IS 5 FEET.
4. THIS SITE IS LOCATED WITHIN THE TOWN OF CASTLE ROCK YELLOW WATER PRESSURE ZONE.



GRAPHIC SCALE



UTILITY LEGEND	
	LIMITS OF CONSTRUCTION
	PROPOSED STORM SEWER, INLET MANHOLE, & FLARED END SECTION
	EXISTING STORM SEWER, INLET MANHOLE, & FLARED END SECTION
	PROPOSED SANITARY SEWER & MANHOLE
	EXISTING SANITARY SEWER & MANHOLE
	PROPOSED WATER MAIN, FIRE HYDRANT, VALVE, & REDUCER
	EXISTING WATER MAIN, FIRE HYDRANT, VALVE, & REDUCER
	PROPOSED BEND W/THRUST BLOCK, CHECK VALVE, & PLUG W/ BLOWOFF
	EXISTING BEND W/THRUST BLOCK, CHECK VALVE, & PLUG W/ BLOWOFF
	S SANITARY SEWER SERVICE
	W WATER SERVICE

NOTES

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DATE PREPARED: JULY 20, 2018

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PROJECT NO. SDP18-0051 SHEET 11 OF 27

SITE DEVELOPMENT PLAN
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LANDSCAPE NOTES

LANDSCAPE NOTES:


1. THE CONTRACTOR SHALL FOLLOW THE LANDSCAPE PLANS AND SPECIFICATIONS AS CLOSELY AS POSSIBLE. ANY SUBSTITUTION OR ALTERATION SHALL NOT BE ALLOWED WITHOUT APPROVAL OF THE OWNER'S REPRESENTATIVE. OVERALL PLANT QUANTITY AND QUALITY SHALL BE CONSISTENT WITH THE PLANS.
2. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL PLANT QUANTITIES. GRAPHIC QUANTITIES TAKES PRECEDENCE OVER WRITTEN QUANTITIES.
3. THE OWNER'S REPRESENTATIVE RESERVES THE RIGHT TO INSPECT AND TAG ALL PLANT MATERIAL PRIOR TO SHIPPING TO THE SITE. IN ALL CASES, THE OWNER'S REPRESENTATIVE MAY REJECT PLANT MATERIAL AT THE SITE IF MATERIAL IS DAMAGED, DISEASED, OR DECLINING IN HEALTH AT THE TIME OF ONSITE INSPECTIONS OR IF THE PLANT MATERIAL DOES NOT MEET THE MINIMUM SPECIFIED STANDARD IDENTIFIED ON THE PLANS AND IN THE SPECIFICATIONS. THE CONTRACTOR SHALL COORDINATE WITH THE OWNER'S REPRESENTATIVE FOR INSPECTION AND APPROVAL OF ALL MATERIALS AND PRODUCTS PRIOR TO INSTALLATION.
4. THE OWNER'S REPRESENTATIVE MAY ELECT TO UPSIZE PLANT MATERIAL AT THEIR DISCRETION BASED ON SELECTION, AVAILABILITY, OR TO ENHANCE SPECIFIC AREAS OF THE PROJECT. THE CONTRACTOR SHALL VERIFY PLANT MATERIAL SIZES WITH OWNER'S REPRESENTATIVE PRIOR TO PURCHASING, SHIPPING OR STOCKING OF PLANT MATERIALS. SUBMIT CHANGE ORDER REQUEST TO OWNER'S REPRESENTATIVE FOR APPROVAL IF ADDITIONAL COST IS REQUESTED BY THE CONTRACTOR PRIOR TO INSTALLATION. RE-STOCKING CHARGES WILL NOT BE APPROVED IF THE CONTRACTOR FAILS TO SUBMIT A REQUEST FOR MATERIAL CHANGES.
5. THE CONTRACTOR SHALL WARRANTY ALL CONTRACTED WORK AND MATERIALS FOR A PERIOD OF ONE YEAR AFTER SUBSTANTIAL COMPLETION HAS BEEN ISSUED BY THE OWNER'S REPRESENTATIVE FOR THE ENTIRE PROJECT UNLESS OTHERWISE SPECIFIED IN THE CONTRACT DOCUMENTS OR SPECIFICATIONS.
6. REFER TO IRRIGATION PLANS FOR LIMITS AND TYPES OF IRRIGATION DESIGNED FOR THE LANDSCAPE. IN NO CASE SHALL IRRIGATION BE EMITTED WITHIN THE MINIMUM DISTANCE FROM BUILDING OR WALL FOUNDATIONS AS STIPULATED IN THE GEOTECHNICAL REPORT. ALL IRRIGATION DISTRIBUTION LINES, HEADS AND EMITTERS SHALL BE KEPT OUTSIDE THE MINIMUM DISTANCE AWAY FROM ALL BUILDING AND WALL FOUNDATIONS AS STIPULATED IN THE GEOTECHNICAL REPORT.
7. LANDSCAPE MATERIAL LOCATIONS SHALL HAVE PRECEDENCE OVER IRRIGATION MAINLINE AND LATERAL LOCATIONS. COORDINATE INSTALLATION OF IRRIGATION EQUIPMENT SO THAT IT DOES NOT INTERFERE WITH THE PLANTING OF TREES OR OTHER LANDSCAPE MATERIAL.
8. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING POSITIVE DRAINAGE EXISTS IN ALL LANDSCAPE AREAS. SURFACE DRAINAGE ON LANDSCAPE AREAS SHALL NOT FLOW TOWARD STRUCTURES AND FOUNDATIONS. MAINTAIN SLOPE AWAY FROM FOUNDATIONS PER THE GEOTECHNICAL REPORT RECOMMENDATIONS. ALL LANDSCAPE AREAS BETWEEN WALKS AND CURBS SHALL DRAIN FREELY TO THE CURB UNLESS OTHERWISE IDENTIFIED ON THE GRADING PLAN. IN NO CASE SHALL THE GRADE, TURF THATCH, OR OTHER LANDSCAPE MATERIALS DAM WATER AGAINST WALKS. MINIMUM SLOPES ON LANDSCAPE AREAS SHALL BE 2%; MAXIMUM SLOPE SHALL BE 25% UNLESS SPECIFICALLY IDENTIFIED ON THE PLANS OR APPROVED BY THE OWNER'S REPRESENTATIVE.
9. PRIOR TO INSTALLATION OF PLANT MATERIALS, AREAS THAT HAVE BEEN COMPACTED OR DISTURBED BY CONSTRUCTION ACTIVITY SHALL BE THOROUGHLY LOOSENEED TO A DEPTH OF 8" - 12" AND AMENDED PER SPECIFICATIONS.
10. TREES SHALL NOT BE LOCATED IN DRAINAGE SWALES, DRAINAGE AREAS, OR UTILITY EASEMENTS. CONTACT OWNER'S REPRESENTATIVE FOR RELOCATION OF PLANTS IN QUESTIONABLE AREAS PRIOR TO INSTALLATION.
11. THE CENTER OF EVERGREEN TREES SHALL NOT BE PLACED CLOSER THAN 8' AND THE CENTER OF ORNAMENTAL TREES CLOSER THAN 6' FROM A SIDEWALK, STREET OR DRIVE LANE. EVERGREEN TREES SHALL NOT BE LOCATED ANY CLOSER THAN 15' FROM IRRIGATION ROTOR HEADS. NOTIFY OWNER'S REPRESENTATIVE IF TREE LOCATIONS CONFLICT WITH THESE STANDARDS FOR FURTHER DIRECTION.
12. ALL EVERGREEN TREES SHALL BE FULLY BRANCHED TO THE GROUND AND SHALL NOT EXHIBIT SIGNS OF ACCELERATED GROWTH AS DETERMINED BY THE OWNER'S REPRESENTATIVE.
13. ALL TREES ARE TO BE STAKED AND GUYED PER DETAILS FOR A PERIOD OF 1 YEAR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING STAKES AT THE END OF 1 YEAR FROM ACCEPTANCE OF LANDSCAPE INSTALLATION BY THE OWNER'S REPRESENTATIVE. OBTAIN APPROVAL BY OWNER'S REPRESENTATIVE PRIOR TO REMOVAL.
14. ALL TREES INSTALLED ABOVE RETAINING WALLS UTILIZING GEO-GRID MUST BE HAND DUG TO PROTECT GEO-GRID. IF GEO-GRID MUST BE CUT TO INSTALL TREES, APPROVAL MUST BE GIVEN BY OWNER'S REPRESENTATIVE PRIOR TO DOING WORK.
15. ALL TREES IN SEED OR TURF AREAS SHALL RECEIVE WOOD MULCH RINGS. OBTAIN APPROVAL FROM OWNER'S REPRESENTATIVE FOR ANY TREES THAT WILL NOT BE MULCHED FOR EXCESSIVE MOISTURE REASONS.
16. A SPECIFIED STEEL EDGER SHALL BE USED TO SEPARATE BEDS FROM SEED AND SOD AREAS.
17. PER THE LANDSCAPE PLANS, SHRUB BEDS ARE TO BE MULCHED WITH MIN. 4" DEPTH, 3/4" HORIZON LANDSCAPE ROCK MULCH. ALL GROUND COVER AND PERENNIAL FLOWER BEDS SHALL BE MULCHED WITH 4" DEPTH, GORILLA HAIR SHREDDED CEDAR WOOD MULCH. NO WHEEL BARRIER IS TO BE USED IN WOOD MULCH BEDS.
18. AT SEED AREA BOUNDARIES ADJACENT TO EXISTING NATIVE AREAS, OVERLAP ABUTTING NATIVE AREAS BY THE FULL WIDTH OF THE SEEDER.
19. EXISTING TURF AREAS THAT ARE DISTURBED DURING CONSTRUCTION, ESTABLISHMENT AND THE MAINTENANCE PERIOD SHALL BE RESTORED WITH NEW SOD TO MATCH EXISTING TURF SPECIES. DISTURBED NATIVE AREAS WHICH ARE TO REMAIN SHALL BE OVER SEEDDED AND RESTORED WITH SPECIFIED SEED MIX.
20. CONTRACTOR SHALL OVER SEED ALL MAINTENANCE OR SERVICE ACCESS BENCHES AND ROADS WITH SPECIFIED SEED MIX UNLESS OTHERWISE NOTED ON THE PLANS.
21. ALL SEEDDED SLOPES EXCEEDING 25% IN GRADE (4:1) SHALL RECEIVE EROSION CONTROL BLANKETS. PRIOR TO INSTALLATION, NOTIFY OWNER'S REPRESENTATIVE FOR APPROVAL OF LOCATION AND ANY ADDITIONAL COST IF A CHANGE ORDER IS NECESSARY.
22. WHEN COMPLETE, ALL GRADES SHALL BE WITHIN +/- 1/8" OF FINISHED GRADES AS SHOWN ON THE PLANS.
23. CONTRACTOR SHALL PRUNE ALL DEAD BRANCHES FROM ALL EXISTING TREES TO REMAIN WITHIN THE LIMIT OF WORK SHOWN ON THE LANDSCAPE PLANS. CONTRACTOR SHALL ALSO REMOVE ANY DEAD SHRUBS WITHIN THE SAME LIMITS.

CASTLE ROCK SPECIFIC LANDSCAPE NOTES:

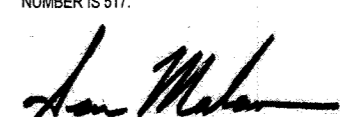
1. ALL 'IRRIGATED LANDSCAPE' AREAS WILL BE IRRIGATED WITH A FULLY AUTOMATIC IRRIGATION SYSTEM DESIGNED AND INSTALLED TO MEET THE IRRIGATION SPECIFICATIONS THE TOWN OF CASTLE ROCK REQUIREMENTS. IRRIGATION TAPS WITH BACKFLOW PREVENTORS WILL BE LOCATED, SIZED, AND INSTALLED IN CONJUNCTION WITH THE OVERALL IRRIGATION DESIGN.
2. ALL PUBLIC AND PRIVATE LANDSCAPING AND IRRIGATION MAINTENANCE, INSTALLATION, AND INSPECTIONS SHALL BE SUBJECT TO THE PROVISIONS CONTAINED WITHIN THE TOWN OF CASTLE ROCK LANDSCAPE AND IRRIGATION PERFORMANCE STANDARDS AND CRITERIA MANUAL.
3. REFER TO TOWN OF CASTLE ROCK'S STANDARD SPECIFICATIONS FOR MORE INFORMATION REGARDING CURB AND GUTTER, CONCRETE WORK, TRAILS, WALKS, AND HANDICAP RAMPS.
4. IT IS THE INTENT TO SAVE AS MUCH OF THE EXISTING VEGETATION AS POSSIBLE. CONTRACTOR SHALL AVOID UNNECESSARY DISTURBANCE OF NATIVE VEGETATION DURING THE CONSTRUCTION PROCESS. TRAILS SHALL BE FIELD LOCATED BY OWNER'S AUTHORIZED REPRESENTATIVE TO ACHIEVE THIS END.
5. PRIOR TO ISSUE OF BUILDING PERMIT, A SOIL ANALYSIS SHALL BE CONDUCTED BY A PROFESSIONAL SOIL SCIENTIST FOR THE PROPERTY TO DETERMINE SOIL CONDITIONS AND PROPER SOIL AMENDMENT TO THE LANDSCAPE AREA. AT A MINIMUM, ALL LANDSCAPED AREAS ARE TO RECEIVE ORGANIC MATTER PREPARATION AT 4 cu.yrds/1,000sf OF ORGANIC MATTER TILLED TO A DEPTH OF 6". REFER TO SPECIFICATIONS.
6. IRRIGATION PLANS SHALL MEET REGULATIONS AND WATER USE MANAGEMENT PLAN AT TIME OF CONSTRUCTION DOCUMENT PLAN APPROVAL. TOWN OF CASTLE ROCK MAY REQUIRE CHANGES TO THE LANDSCAPE PLAN BEFORE FINAL IRRIGATION PLAN IS APPROVED WITH CONSTRUCTION DOCUMENTS.
7. MAINTENANCE SHALL BE BY A TOWN OF CASTLE ROCK REGISTERED PROFESSIONAL.
8. TREES, LARGE SHRUBS, AND PERMANENT STRUCTURES ARE NOT ALLOWED IN UTILITY OR DRAINAGE EASEMENTS AND TREES, LARGE SHRUBS, PERMANENT STRUCTURES, ETC. MUST BE SEPARATED FROM UTILITY LINES BY A MINIMUM OF 10'.
9. TOP SOIL TO BE STOCK PILED AND REUSED ON SITE.
10. LANDSCAPE AND IRRIGATION SHALL BE INSTALLED BY A TOWN OF CASTLE ROCK REGISTERED LANDSCAPE CONTRACT PROFESSIONAL.
11. 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 SIGHT DISTANCE TRIANGLES OR EASEMENTS AS SHOWN IN THE PLAN.
12. CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION OF ALL UTILITY LOCATES PRIOR TO ANY EXCAVATION. NOTIFY OWNER'S REPRESENTATIVE IF EXISTING UTILITIES INTERFERE WITH THE ABILITY TO PERFORM WORK.
13. NON-IRRIGATED NATIVE SEED AREAS SHALL BE INSTALLED USING THE GRADING EROSION AND SEDIMENT CONTROL MANUAL (GESC) STANDARD NOTES AND DETAILS FOR SEEDING AND MULCHING DETAIL #17 PROVIDED BY THE TOWN OF CASTLE ROCK. NO TEMPORARY IRRIGATION IS PROPOSED AS PART OF THE ESTABLISHMENT PROGRAM.
14. ESTABLISHMENT IRRIGATION MAY REQUIRE AN IRRIGATION EXEMPTION FROM THE TOWN OF CASTLE ROCK WATER USE MANAGEMENT PLAN RESTRICTION SCHEDULE AND SHALL BE APPLIED FOR PRIOR TO INSTALLATION OF PLANT MATERIAL.

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<p>SITE DEVELOPMENT PLAN THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT LIBERTY VILLAGE PORTION, AMENDMENT NO. 6 DATE PREPARED: AUGUST 7, 2018</p>	
<p>APPLICANT/DEVELOPER RICHMOND AMERICAN HOMES 4350 S. MONACO STREET DENVER, COLORADO 80237 ATTN: ERIC KUBLY</p>	
<p>PROJECT NO. SDP18-0051 SHEET 12 OF 27</p>	

I, SEAN MALONE, P.L.A. ASLA AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER. COLORADO STATE LICENSE NUMBER IS 517.



SITE DEVELOPMENT PLAN
THE VILLAGES AT CASTLE ROCK,
2ND AMENDMENT-LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29,
TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO
LANDSCAPE NOTES

PLANT PALETTE

IRR. ZONE	SYM.	COMMON NAME	BOTANICAL NAME	SIZE & COND.	RELATIVE SIZE			HYDROZONES				QTY
					S	M	L	1	2	3	4	
DECIDUOUS CANOPY TREES												
DRIP	CAT	WESTERN CATALPA	CATALPA SPECIOSA	2 1/2" CAL. B&B			X		X			
DRIP	HAC	WESTERN HACKBERRY	CELTIS OCCIDENTALIS	2 1/2" CAL. B&B			X		X			
DRIP	KCT	KENTUCKY COFFEETREE	GYMNOCADUS DIOICUS (MALE SPECIES ONLY)	2 1/2" CAL. B&B			X		X			
DRIP	SKH	SKYLINE HONEYLOCUST	GLEDITSIA TRIACANTHOS 'SKYLINE'	2 1/2" CAL. B&B		X	X		X			
DRIP	SHA	SHADEMASTER HONEYLOCUST	GLEDITSIA TRIACANTHOS 'SHADEMASTER'	2 1/2" CAL. B&B		X	X		X			
DRIP	BOA	BUR OAK	QUERCUS MACROPARPA	2 1/2" CAL. B&B			X		X			
DRIP	SWO	SWAMP WHITE OAK	QUERCUS BICOLOR	2 1/2" CAL. B&B			X		X			
DRIP	NRO	NORTHERN RED OAK	QUERCUS RUBRA	2 1/2" CAL. B&B			X		X			
EVERGREEN TREES												
DRIP	AUS	AUSTRIAN PINE	PINUS NIGRA	PER PLAN			X		X			160
DRIP	LIM	LIMBER PINE	PINUS FLEXILIS	PER PLAN			X		X			
DRIP	PNP	PINON PINE	PINUS EDULIS	PER PLAN			X		X			
DRIP	PNP	PONDEROSA PINE	PINUS PONDEROSA	PER PLAN			X		X			
ORNAMENTAL TREES												
DRIP	CFP	CAPITAL FLOWERING PEAR	PYRUS CALLERYANA 'CAPITAL'	2" CAL. B&B		X			X			168
DRIP	CRC	CANADA RED CHOKECHERRY	P. VIRGINIANA MELANOCARPA 'SHUBERT'	2" CAL. B&B		X			X			
DRIP	CTH	COCKSPUR THORNLESS HAWTHORN	CRATAEGUS CRUS-GALLI VAR. 'INERMIS'	2" CAL. B&B		X			X			
DRIP	CWH	WASHINGTON HAWTHORN	CRATAEGUS PHAENOPYRUM	2" CAL. B&B		X			X			
DECIDUOUS SHRUBS												
DRIP	BKS	DARK KNIGHT SPIREA	CARYOPTERIS X CLANDONENSIS 'DARK KNIGHT'	5 GAL. CONT.		X			X			36
DRIP	BMS	BLUE MIST SPIREA	CARYOPTERIS X CLANDONENSIS 'BLUE MIST'	5 GAL. CONT.		X			X			
DRIP	HAN	HANCOCK CHENAULT CORALBERRY	SYMPHORICARPOS X CHENAULTII 'HANCOCK'	5 GAL. CONT.		X			X			
DRIP	LMA	LITTLE LEAF MOUNTAIN MAHOGANY	CERCOCARPUS LEUCIFOLIUS INTRICATUS	5 GAL. CONT.		X		X	X			
DRIP	MMA	MOUNTAIN MAHOGANY	CERCOCARPUS MONTANUS	5 GAL. CONT.		X		X	X			
DRIP	NMP	NEW MEXICO PRIVET	FORESTIERA NEOMEXICANA	5 GAL. CONT.		X		X	X			
DRIP	NPL	PURPLE LILAC	SYRINGA VULGARIS	5 GAL. CONT.		X			X			
DRIP	RMS	ROCKY MOUNTAIN SUMAC	RHUS GLABRA 'CISMONTANA'	5 GAL. CONT.		X		X	X			
DRIP	WSC	WESTERN SAND CHERRY	PRUNUS BESSEYI	5 GAL. CONT.		X			X			
DRIP	SSK	SASKATOON SERVICEBERRY	AMELANCHIER ALNIFOLIA	5 GAL. CONT.		X		X	X			
DRIP	TLK	THREE LEAF SUMAC	RHUS TRILOBATA	5 GAL. CONT.		X			X			
DRIP	DRB	DWARF RABBITBRUSH	CHRYSOHAMMUS VAR.	5 GAL. CONT.	X				X			
DRIP	RSE	REGENT SERVICEBERRY	AMELANCHIER ALNIFOLIA 'REGENT'	5 GAL. CONT.		X		X	X			
DRIP	BBE	SILVER BUFFALO BERRY	SHEPERDIA ARGENTEA	5 GAL. CONT.		X		X	X			
DRIP	NCH	NATIVE CHOKECHERRY	PRUNUS VERGINIANA	5 GAL. CONT.		X		X	X			
DRIP	NAC	NANKING CHERRY	PRUNUS TOMENTOSA	5 GAL. CONT.		X		X	X			
EVERGREEN SHRUBS												
DRIP	SSA	SAND SAGE	ARTEMISIA FILIFOLIA	5 GAL. CONT.		X			X			1386
DRIP	MAN	PANCHITO MANZANITA	ARCTOSTAPHYLOS 'PANCHITO'	5 GAL. CONT.		X			X			
DRIP	BUF	BUFFALO JUNIPER	JUNIPERUS SABINA 'BUFFALO'	5 GAL. CONT.		X			X			
DRIP	DMP	DWARF MUGO PINE	PINUS MUGO VAR. 'PUMILO'	5 GAL. CONT.		X			X			
DRIP	TWS	TALL WESTERN SAGEBRUSH	ARTEMESIA TRIDENTATA	5 GAL. CONT.		X		X	X			
ORNAMENTAL GRASS												
DRIP	FRG	FEATHER REED GRASS	CALAMAGROSTIS ACUTIFLORA 'KARL FORESTER'	1 GAL. CONT.			X				X	273
DRIP	BAG	BLUE AVENA GRASS	HELICTOTRICHON SEMPEVIRENS	1 GAL. CONT.		X	X				X	
PERENNIALS												
DRIP	HYS	SUNSET HYSSOP	AGASTACHE RUPESTRIS	1 GAL. CONT.			X				X	
DRIP	WBF	WHIRLING BUTTERFLIES	GAURA LINDHEIMERI	1 GAL. CONT.		X					X	
DRIP	CFL	PURPLE CONEFLOWER	ECHINACEA PURPUREA	1 GAL. CONT.		X	X				X	
DRIP	YAM	MOONSHINE YARROW	ACHILLEA AGERATIFOLIA	1 GAL. CONT.		X				X		
DRIP	BES	BLACK EYED SUSAN	RUDBECKIA FULGIDA 'GOLDSTURM'	1 GAL. CONT.		X					X	
DRIP	CMT	CATMINT	NEPETA FAASSENII	1 GAL. CONT.		X					X	
DRIP	AJS	AUTUMN JOY SEDUM	SEDUM SPECTABILE 'AUTUMN JOY'	1 GAL. CONT.		X					X	
DRIP	DDY	STELLA D'ORO DWARF DAYLILY	HEMEROCALLIS 'STELLA D'ORO'	1 GAL. CONT.		X					X	
DRIP	DRS	RUSSIAN SAGE - DWARF	PEROVSKIA ARTIPLICIFOLIA 'LITTLE SPIRE'	5 GAL. CONT.		X					X	879

SEED TYPES		
IRRIGATED/ NON-IRRIGATED TALL GRASS SEED MIX		
COMMON NAME	BOTANICAL NAME	PLS/LB
ARRIBA WESTERN WHEATGRASS	PASCOPYRUM SMITHII	19.2 LBS.
LODOM GREEN NEEDLEGRASS	NASSELLA VIRIDULA	8.0 LBS.
LOWINGTON BLUE GRAMA	BOUTELOUA GRACLIS	1.8 LBS.
PASTURA LITTLE BLUESTEM	SCHIZACHYRIUM SCOPARIUM	2.1 LBS.
VAUGHN SIDEOATS GRAMA	BOUTELOUA CURTIPENDULA	1.5 LBS.
SHARPS BUFFALOGRASS	BUCHLOE DACTYLOIDES	2.4 LBS.
PRAIRIE DROPSEED	SPOROBOLUS HETEROLEPIS	2.4 LBS.
APPLY AT A RATE OF 35.4 PLS LBS. PER ACRE. DOUBLE FOR BROADCAST		
RIPARIAN SEED MIXTURE		
COMMON NAME	BOTANICAL NAME	PLS/LB
NEBRASKA SEDGE	CAREX NEBRASCENSIS	1.0 LBS.
CLUSTERED FIELD SEDGE	CAREX PRAEGRACILIS	0.5 LBS.
THICKSPIKE WHEATGRASS	ELYMUS LANCEOLATUS	2.0 LBS.
BALTIC RUSH	JANCUS ARCTICUS SPP. BALTICUS	125 LBS.
TORREY'S RUSH	JANCUS TORREYI	125 LBS.
SWITCHGRASS	PANICUM VIRGATUM	3.0 LBS.
WESTERN WHEATGRASS	PASCOPYRUM SMITHII	6.0 LBS.
THREESQUARE BULRUSH	SCIRPUS PUNGENS AMERICANUS	2.0 LBS.
SHOWY MILKWEED	ASCLEPIAS SPECIOSA	1.0 LBS.
CANADA GOLDENROD	SOLIDAGO CANADENSIS	125 LBS.
BLUE VERVAIN	VERBENA HASTATA	0.5 LBS.
APPLY AT A RATE OF 16.375 PLS PER ACRE. DOUBLE FOR BROADCAST		
FESCUE TURF SEED MIX - ARKANSAS VALLEY SEED		
COMMON NAME	MIX (%)	PLS/LB
SR3000 HARD FESCUE	30%	6 LBS.
CHEWINGS FESCUE	30%	6 LBS.
CREEPING RED FESCUE	25%	5 LBS.
SR4000 PERENNIAL RYEGRASS	15%	3 LBS.
APPLY AT A RATE OF 20 PLS LBS. PER ACRE. DOUBLE FOR BROADCAST		
IRRIGATED THERMAL BLUE SOD		
COMMON NAME		
THERMAL BLUE TEXAS HYBRID		

IRRIGATED SOD NOTES:
1. FESCUE BLENDED WITH KENTUCKY BLUEGRASS IS NOT PERMITTED ON STREETSCAPES IN THE TOWN OF CASTLE ROCK.

COMPOSITE LANDSCAPE WATER USE RATING CHART

LANDSCAPE ZONE	LWUR RATING RANGE	NOTES: THE LWUR RATING RANGE IS BASED ON POST ESTABLISHMENT WATERING SCHEDULES.				
VERY LOW WATER USE	0.0 to 1.5					
LOW WATER USE	+1.5 to 3.0					
MODERATE WATER USE	+3.0 to 4.5					
HIGH WATER USE	+4.5					

IRRIGATION ZONE	PLANT NAME (COMMON)	APPLICATION RATE (INCHES/MONTH)	LANDSCAPE ZONE	% OF TOTAL AREA	IA (IRRIGATED AREA IN SQ FT FOR EACH ZONE)	LWUR (LANDSCAPE WATER USE RATING)	TOTAL AREA (TA)	CLWUR (LWUR X IA)/TA	
DRIP	TREES IN NATIVE*	2.0	in./mo.	LOW	4.99	18,360	2.0	367,591	0.1
DRIP	SHRUB BED	2.0	in./mo.	LOW	20.26	74,475	2.0	716,822	0.21
SPRAY ROTORS	IRRIGATED GRASS SEED MIX	1.7	in./mo.	LOW	39.92	146,728	1.7	642,347	0.39
SPRAY ROTORS	TURF: THERMAL BLUE TEXAS	4.5	in./mo.	HIGH	19.7	72,431	4.5	367,591	0.89
SPRAY ROTORS	IRRIGATED FESCUE TURF SEED MIX	2.0	in./mo.	LOW	15.12	55,597	2.0	367,591	0.3
TOTALS					100	367,591		367,591	1.89
							TOTAL OF THE CLWUR	2.37	

LANDSCAPE SUMMARY TABLE

LANDSCAPE TYPE	SQUARE FOOTAGE	PERCENTAGE
IRRIGATED TURF: THERMAL BLUE TEXAS SOD	72,431	19.71%
IRRIGATED FESCUE TURF SEED MIX - ARKANSAS VALLEY SEED	55,597	15.12%
IRRIGATED GRASS SEED MIX	146,728	39.92%
IRRIGATED TREES*	18,360	4.99%
IRRIGATED BED	74,475	20.26%
TOTAL AREA LANDSCAPE	367,591	100%

NON-DISTURBED AREAS: N/A

* TREES IN NON-IRRIGATED NATIVE SEED AREAS REQUIRING DRIP IRRIGATION

STREETSCAPE REQUIREMENT TABLE

STREETSCAPE REQUIREMENT TABLE (INSTALLED BY DEVELOPER)								
Street	Linear Feet*	Trees				Shrubs		
		Trees Required 1 Tree/40 LF	Large Canopy Trees Provided (Min. 75% of Trees Required)	Other Trees Provided	Total Trees Provided	Shrubs Required (1 shrub/1 Required Tree)	Shrubs provided	
Castle Oaks Dr.	3146	79	59		21	80	787	1205
Mentha Dr.	209	3	3		0	3	53	62
Petunia Pl.	98	2	2		0	2	25	32
Leilani Dr.	918	23	17		6	23	230	235

*Linear Feet values are street lengths abutting tracts and do not account for street lengths abutting residential lots. For street lengths abutting residential lots, see Residential Lot Streetscape Requirement.

RESIDENTIAL LOT STREETSCAPE REQUIREMENT (INSTALLED BY BUILDER)
Each residential lot must have one large canopy tree (planted so as not to exceed 16-feet from back of curb) and 4 shrubs in the front yard.



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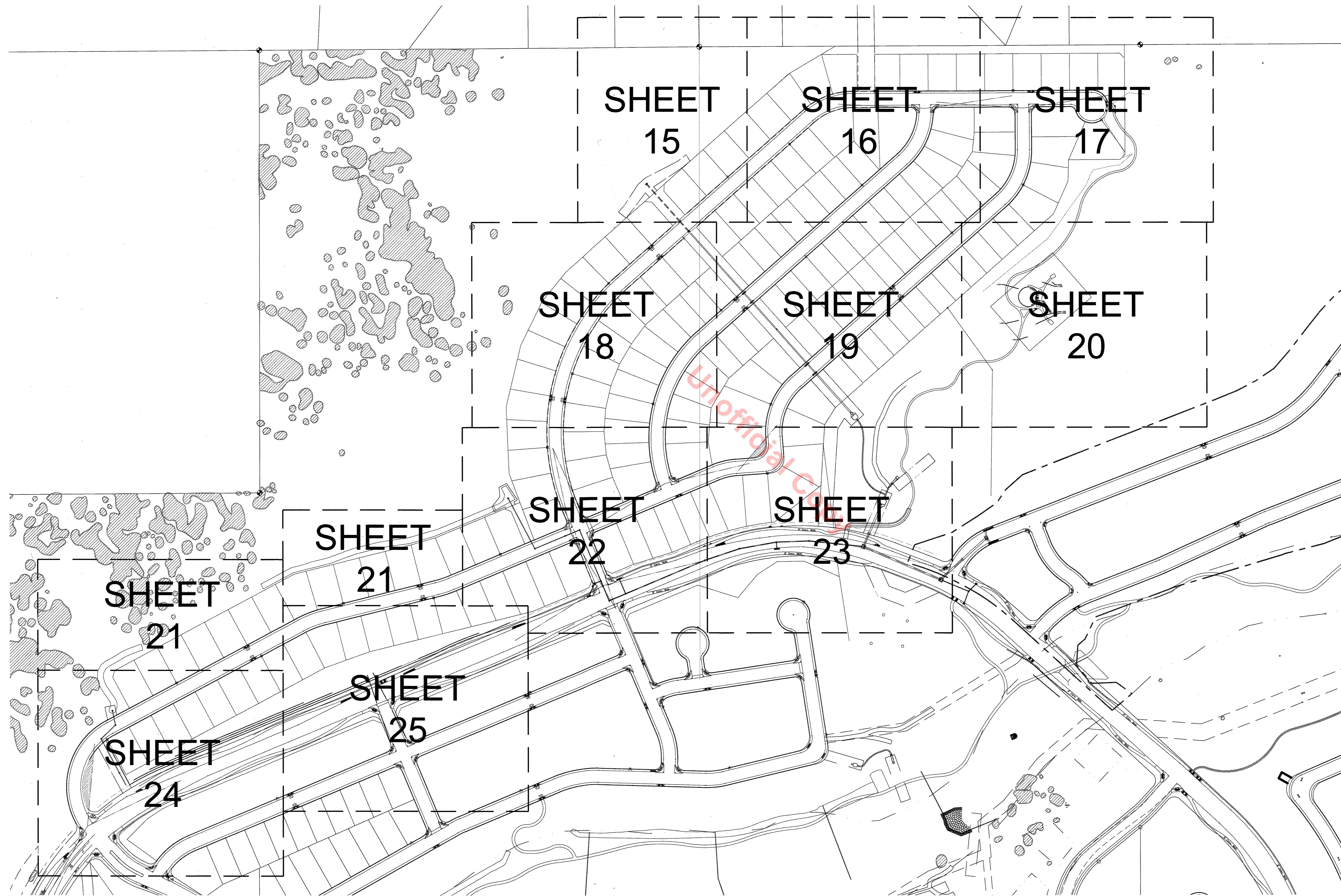
SITE DEVELOPMENT PLAN
THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
DATE PREPARED: AUGUST 7, 2018

APPLICANT/DEVELOPER
RICHMOND AMERICAN HOMES
4350 S. MONACO STREET
DENVER, COLORADO 80237
ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 13 OF 27

SEAN MALONEY, P.L.L.C. IS AN ASIAN CERTIFIED BY THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER. COLORADO STATE LICENSE NUMBER IS 517.

SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK,
 2ND AMENDMENT—LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
 A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29,
 TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO
 OVERALL PLAN



Professional seal for Sean Malone, P.L.A., A.S.L.A. AM, No. 517, State of Colorado. The seal includes the text 'SEAN MALONE 517', 'P.L.A.', 'A.S.L.A. AM', and 'STATE OF COLORADO'. There is a signature over the seal.

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SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2018

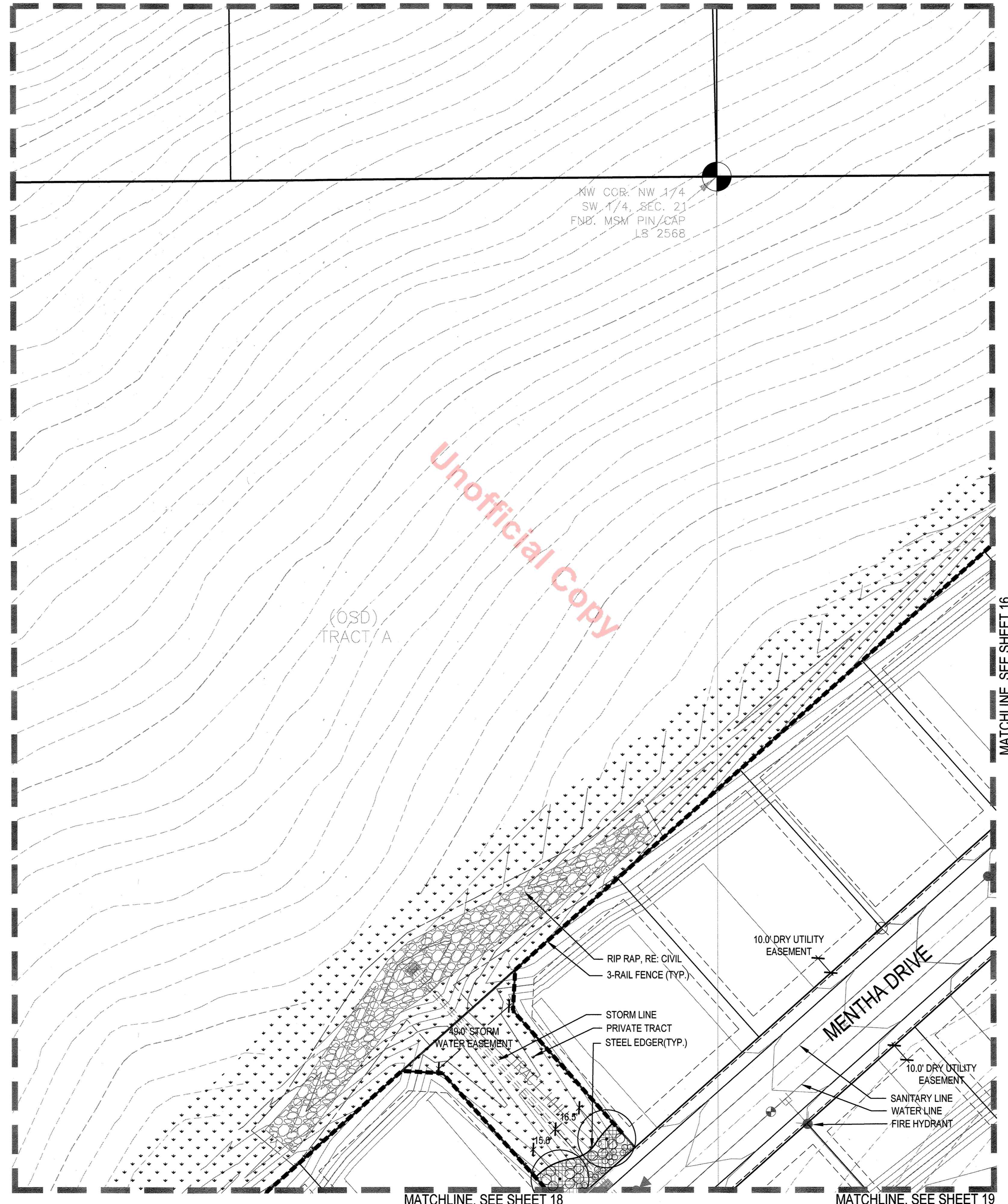
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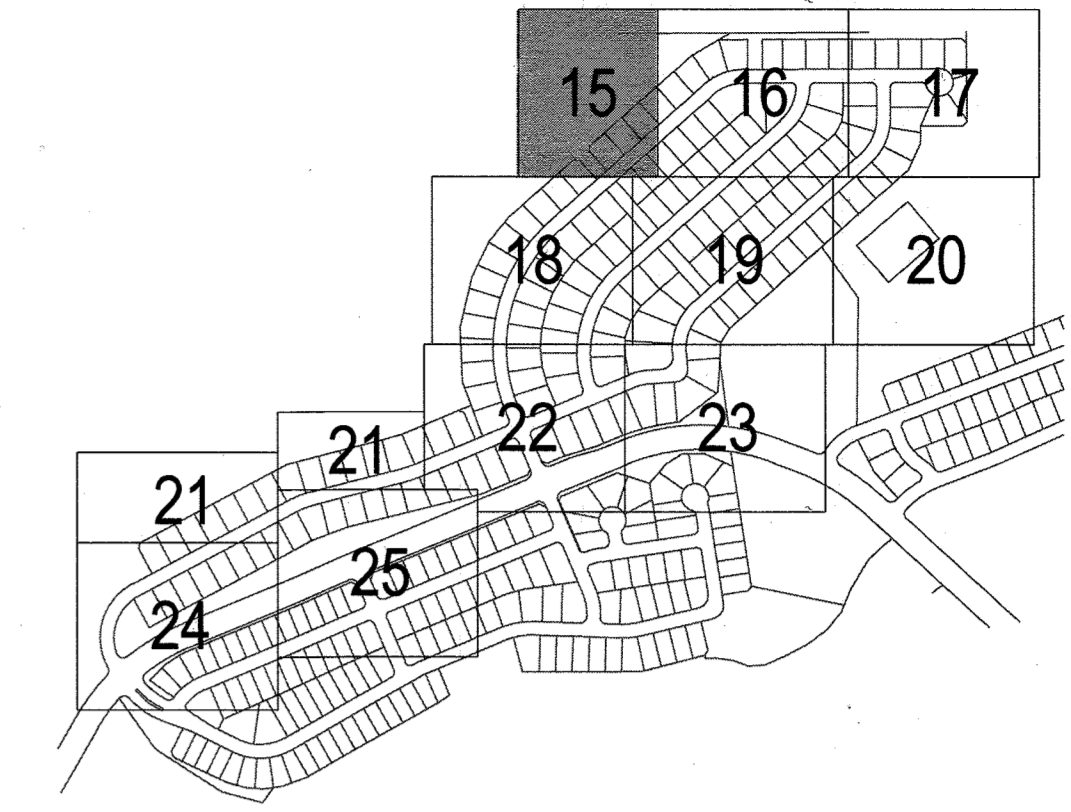
SEAN MALONE, P.L.A., A.S.L.A. AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER. COLORADO STATE LICENSE NUMBER IS 517.

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LANDSCAPE PLAN



KEY MAP



LEGEND

- DECIDUOUS CANOPY TREE
- EVERGREEN TREES
- DECIDUOUS ORNAMENTAL TREE
- DECIDUOUS SHRUBS
- EVERGREEN SHRUBS
- ORNAMENTAL GRASSES
- PERENNIALS
- SHRUB BED - LOW HYDROZONE
- PERENNIALS - LOW HYDROZONE
- COBBLE BED - LOW HYDROZONE
- IRRIGATED FESCUE TURF SEED MIX - LOW HYDROZONE
- IRRIGATED THERMAL BLUE TEXAS SOD - HIGH HYDROZONE
- IRRIGATED TALL GRASS MIX - LOW HYDROZONE
- NON-IRRIGATED TALL GRASS MIX
- NON-IRRIGATED RIPARIAN MIX
- STREET LIGHT
- FIRE HYDRANT
- ORNAMENTAL COLUMN / POST
- FENCE
- 30' SAFETY TRIANGLE
- SIGHT LINES
- STEEL EDGER
- EXISTING VEGETATION



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SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2016

APPLICANT/DEVELOPER
 RICHMOND AMERICAN HOMES
 4350 S. MONACO STREET
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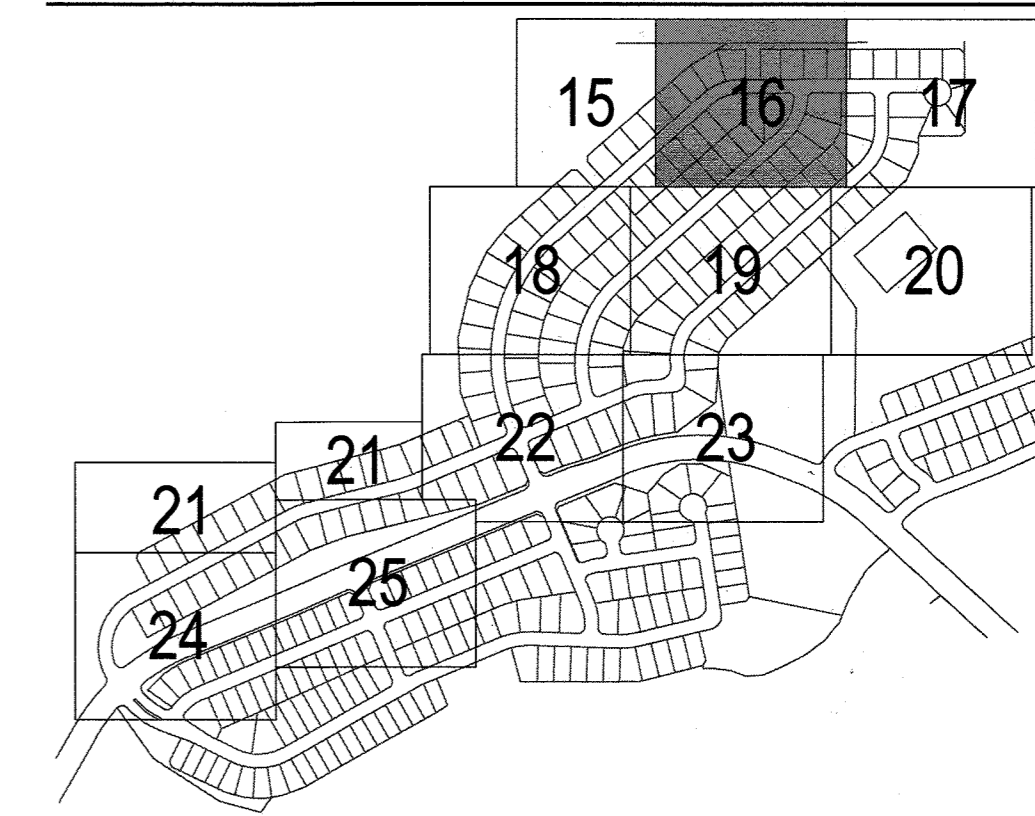
PROJECT NO. SDP18-0051 SHEET 15 OF 27

I, SEAN MALONE, R.L.A. ASLA AM CERTIFIED WITH
 THE TOWN OF CASTLE ROCK AS A LANDSCAPE
 DESIGNER, COLORADO STATE LICENSE
 NUMBER IS 517.

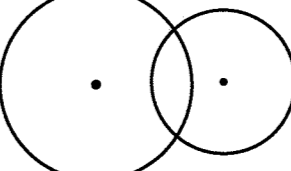






















SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK,
 2ND AMENDMENT-LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
 A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29,
 TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

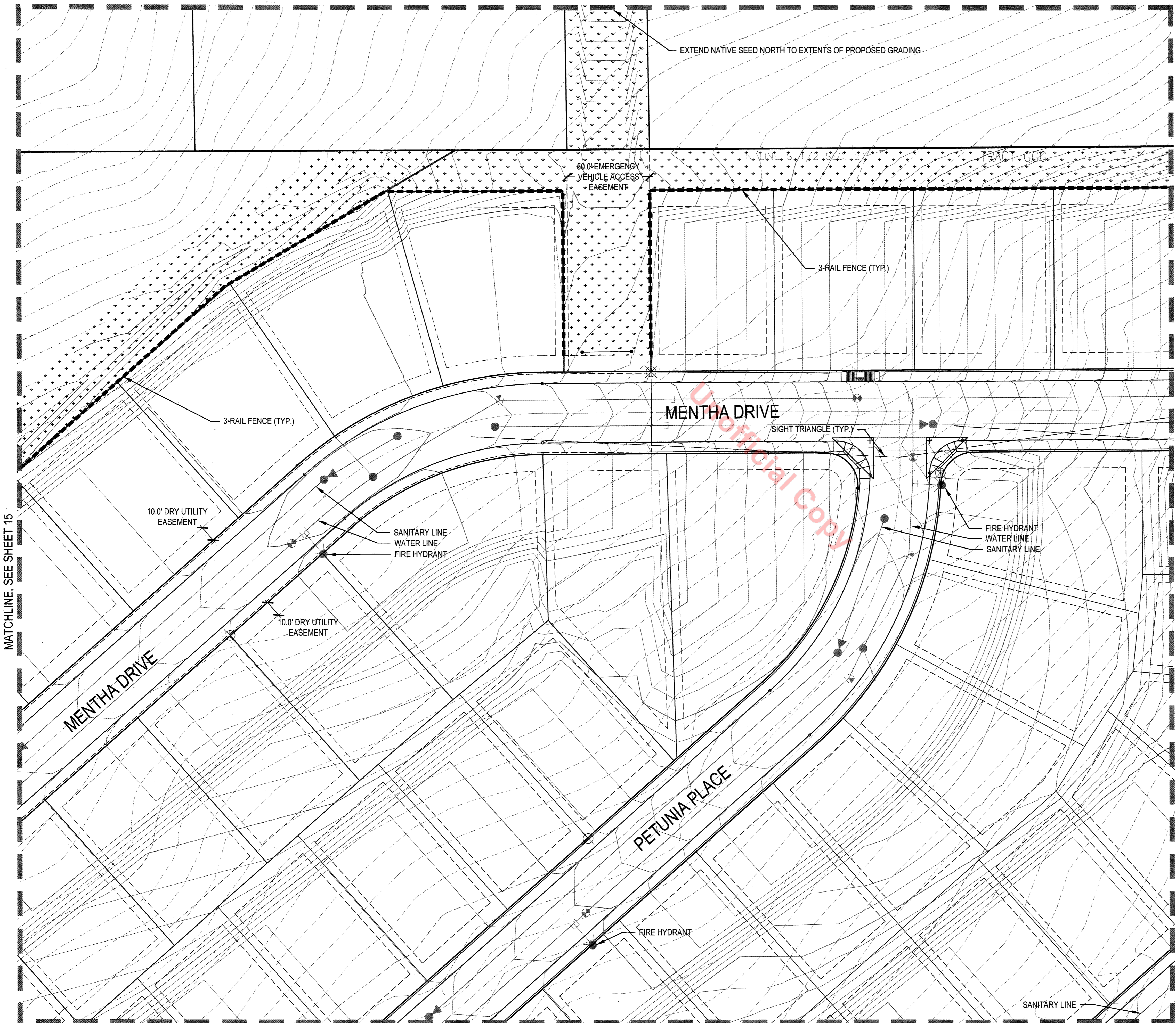
LANDSCAPE PLAN

KEY MAP



LEGEND

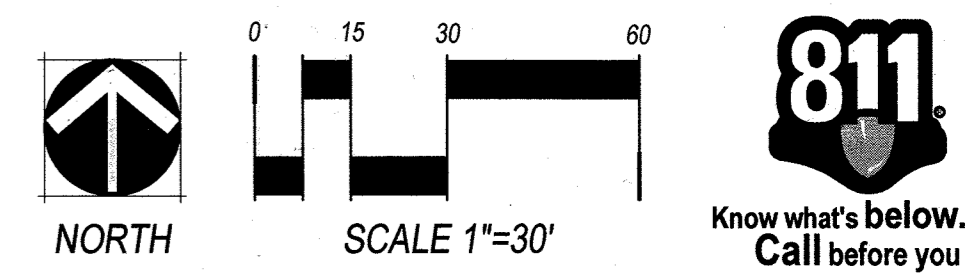
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-  EVERGREEN TREES
-  DECIDUOUS ORNAMENTAL TREE
-  DECIDUOUS SHRUBS
-  EVERGREEN SHRUBS
-  ORNAMENTAL GRASSES
-  PERENNIALS
-  SHRUB BED - LOW HYDROZONE
-  PERENNIALS - LOW HYDROZONE
-  COBBLE BED - LOW HYDROZONE
-  IRRIGATED FESCUE TURF SEED MIX - LOW HYDROZONE
-  IRRIGATED THERMAL BLUE TEXAS SOD - HIGH HYDROZONE
-  IRRIGATED TALL GRASS MIX - LOW HYDROZONE
-  NON-IRRIGATED TALL GRASS MIX
-  NON-IRRIGATED RIPARIAN MIX
-  STREET LIGHT
-  FIRE HYDRANT
-  ORNAMENTAL COLUMN / POST
-  FENCE
-  30' SAFETY TRIANGLE
-  SIGHT LINES
-  STEEL EDGER
-  EXISTING VEGETATION



MATCHLINE: SEE SHEET 15

MATCHLINE: SEE SHEET 17

MATCHLINE: SEE SHEET 19



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SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2016

APPLICANT/DEVELOPER
 RICHMOND AMERICAN HOMES
 4350 S. MONACO STREET
 DENVER, COLORADO 80237
 ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 16 OF 27

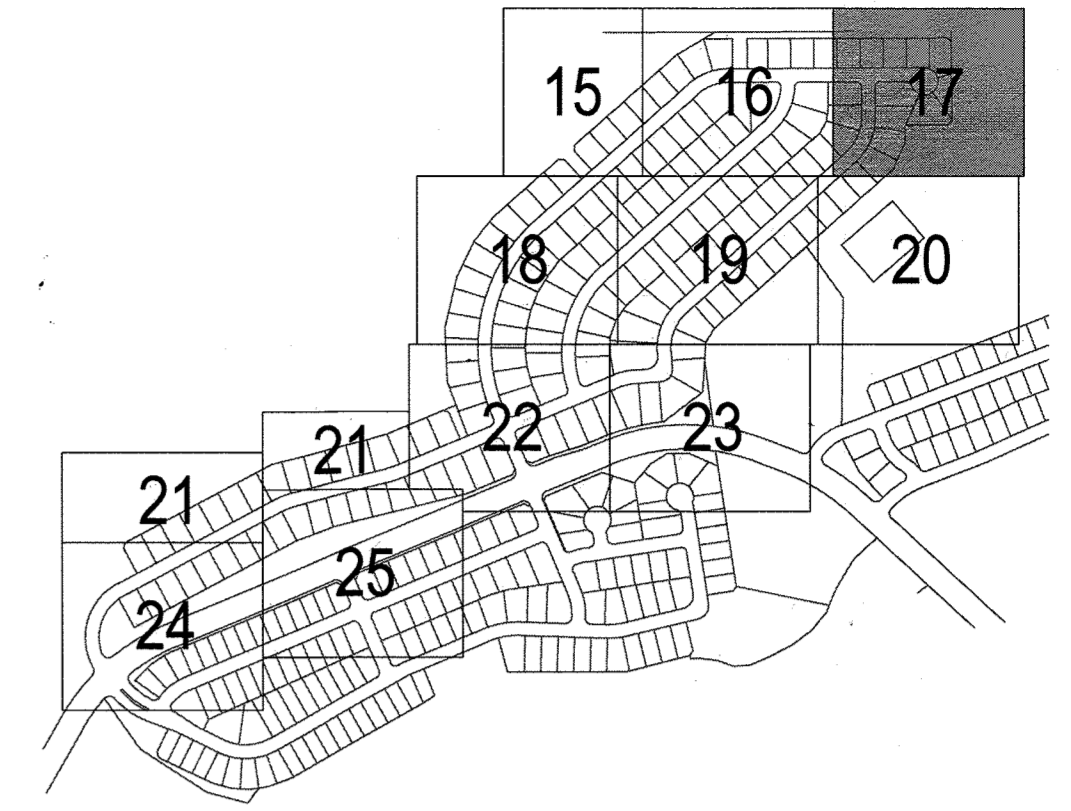
ISEAN MALONE, R.L.A. ASLA AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER, COLORADO STATE LICENSE NUMBER IS 517.




SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK,
 2ND AMENDMENT—LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
 A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29,
 TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

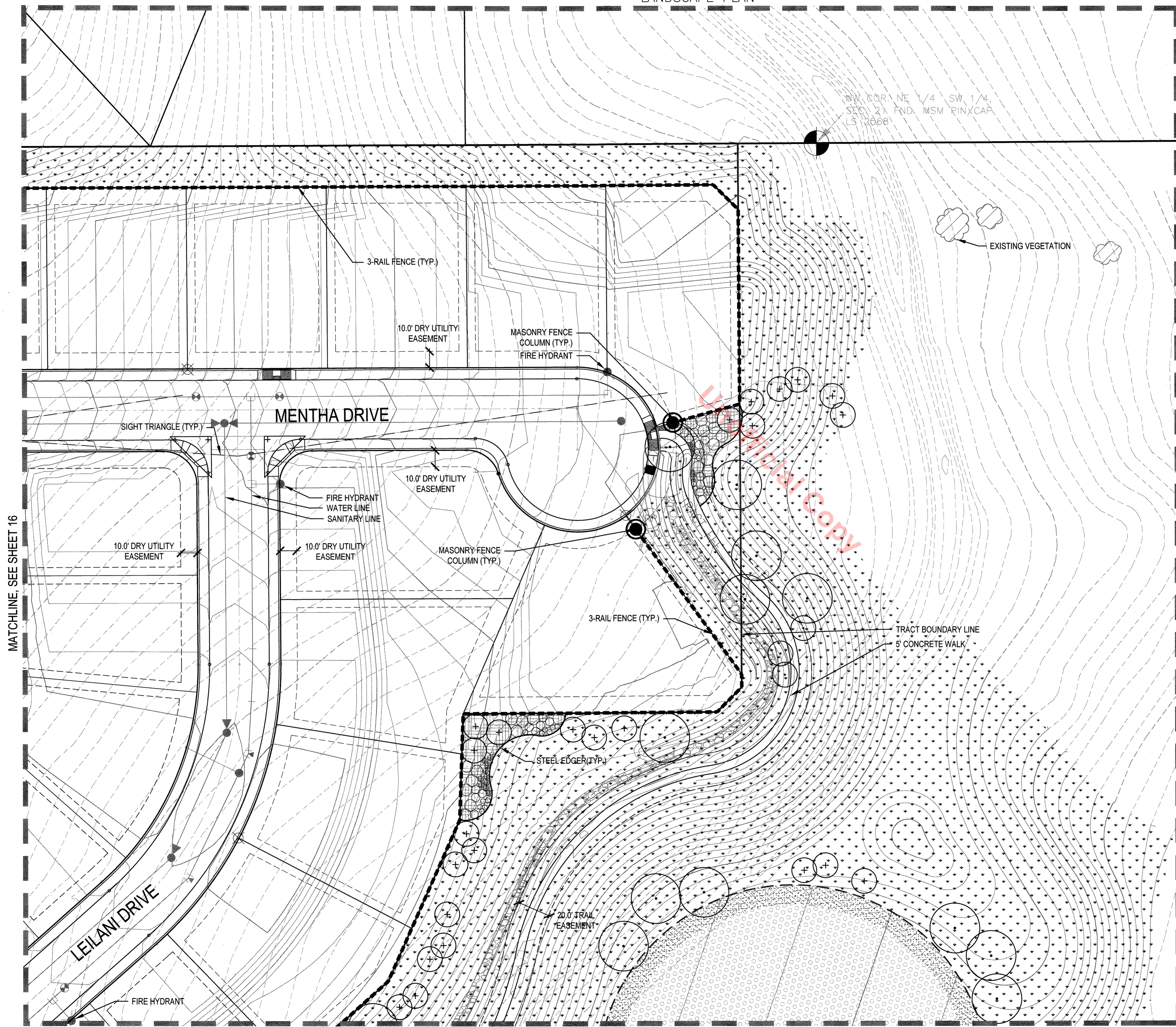
LANDSCAPE PLAN

KEY MAP



LEGEND

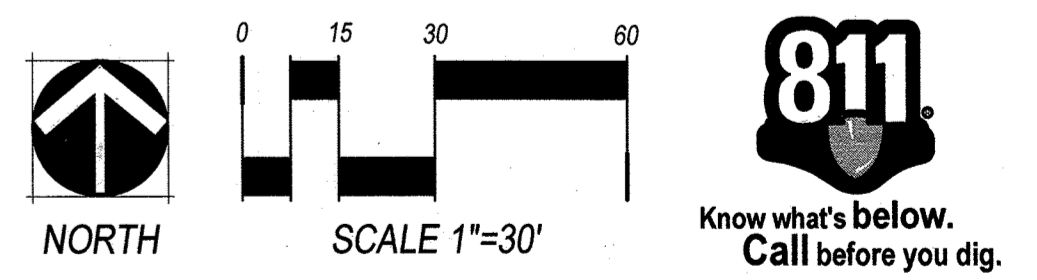
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- EVERGREEN TREES
- DECIDUOUS ORNAMENTAL TREE
- DECIDUOUS SHRUBS
- EVERGREEN SHRUBS
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- IRRIGATED TALL GRASS MIX - LOW HYDROZONE
- NON-IRRIGATED TALL GRASS MIX
- NON-IRRIGATED RIPARIAN MIX
- STREET LIGHT
- FIRE HYDRANT
- ORNAMENTAL COLUMN / POST
- FENCE
- 30' SAFETY TRIANGLE
- SIGHT LINES
- STEEL EDGER
- EXISTING VEGETATION



UNLAWFUL COPY

MATCHLINE, SEE SHEET 16

MATCHLINE, SEE SHEET 20



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SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
DATE PREPARED: AUGUST 7, 2018

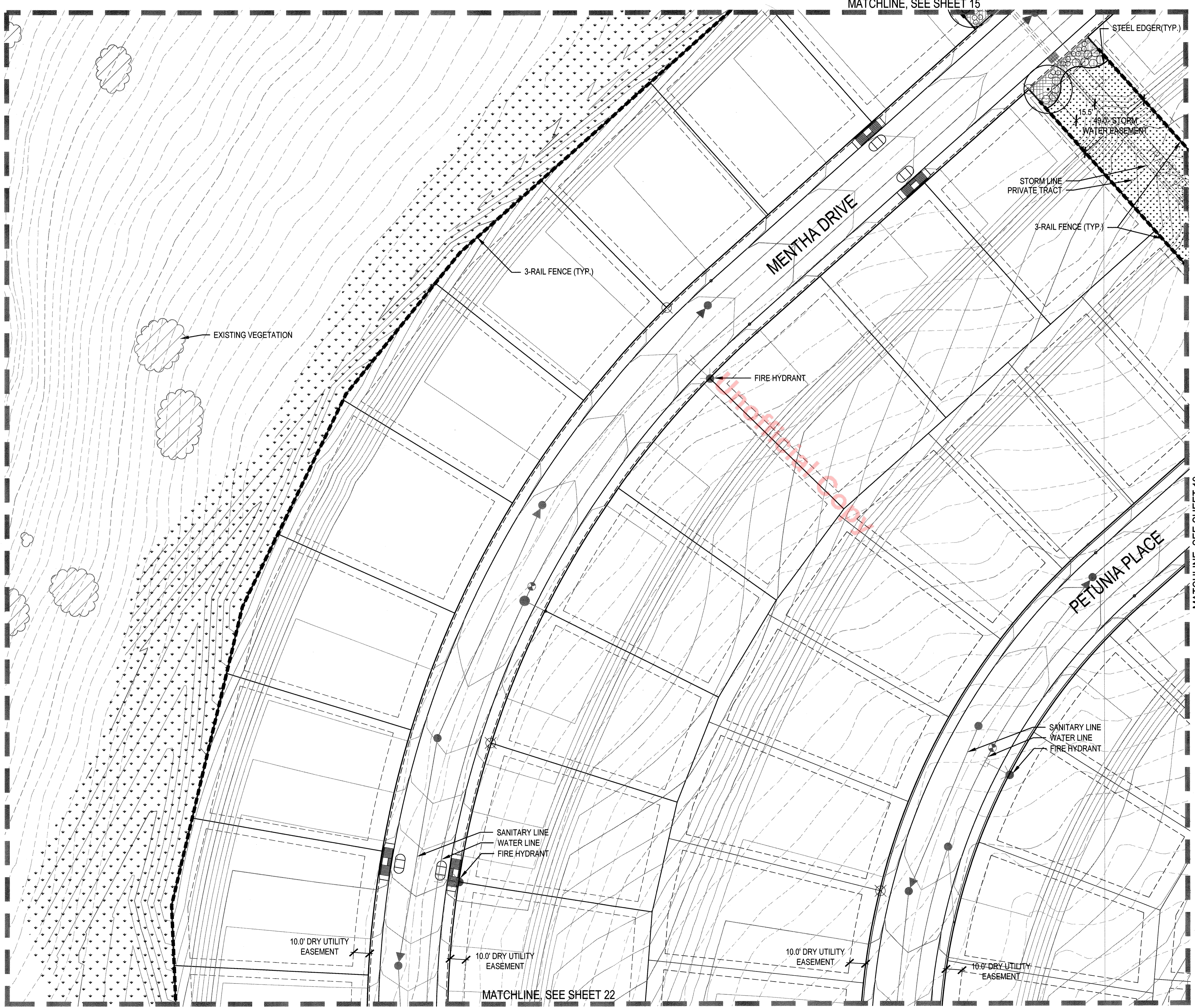
APPLICANT/DEVELOPER
RICHMOND AMERICAN HOMES
 4350 S. MONACO STREET
 DENVER, COLORADO 80237
 ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 17 OF 27

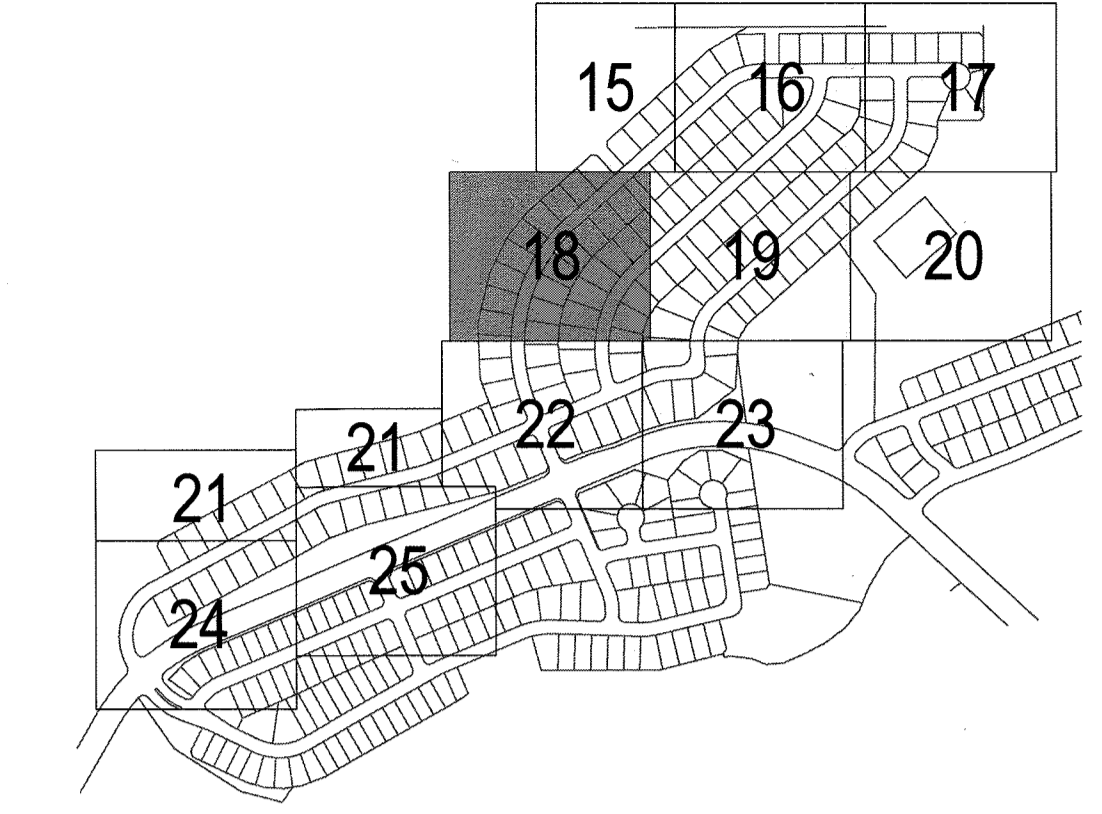
I (SEAN MALONE, P.L.A.) AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER. COLORADO STATE LICENSE NUMBER IS 917.

SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK,
 2ND AMENDMENT—LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
 A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29,
 TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

LANDSCAPE PLAN

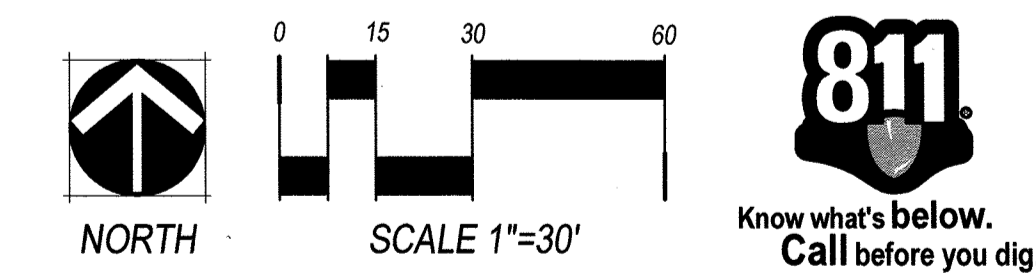
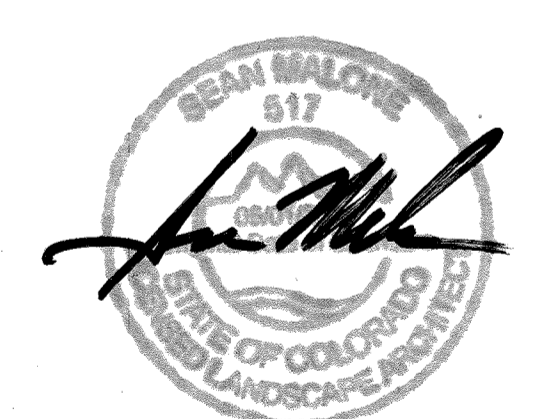


KEY MAP



LEGEND

- DECIDUOUS CANOPY TREE
- EVERGREEN TREES
- DECIDUOUS ORNAMENTAL TREE
- DECIDUOUS SHRUBS
- EVERGREEN SHRUBS
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 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2018

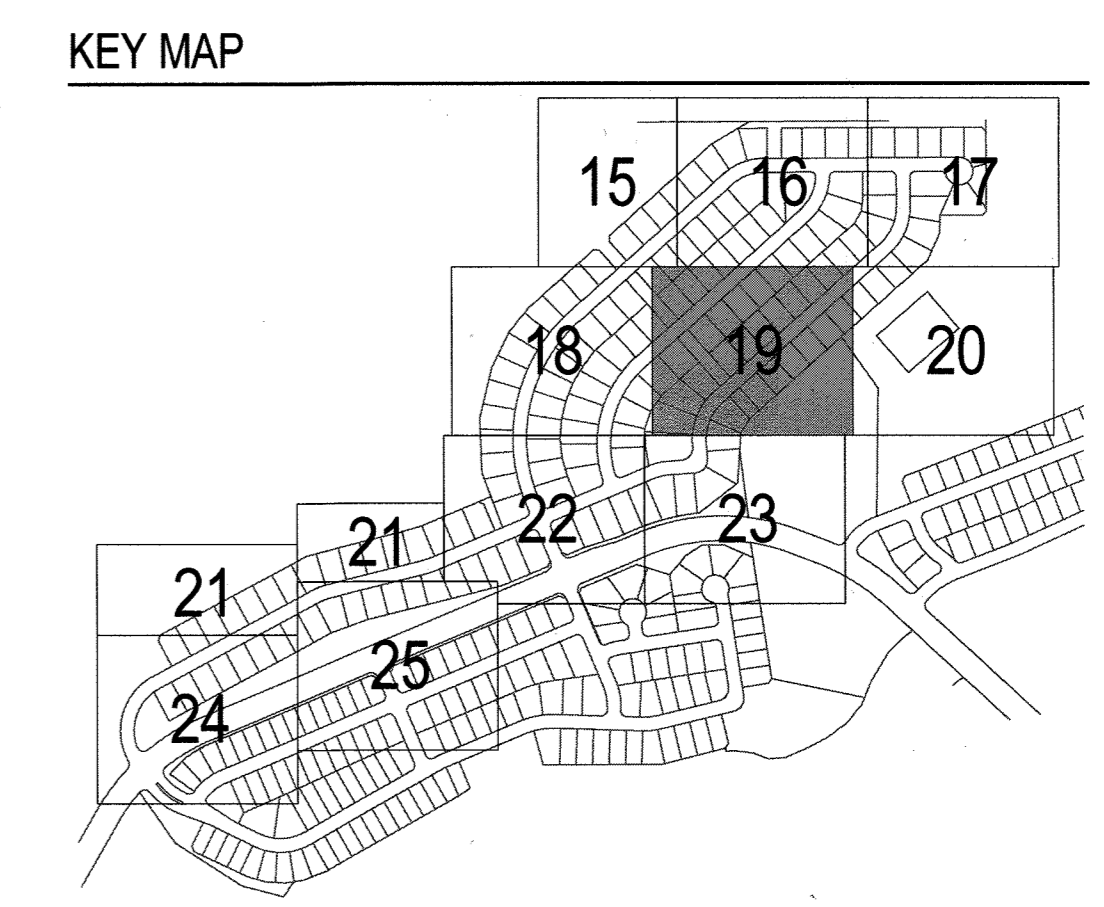
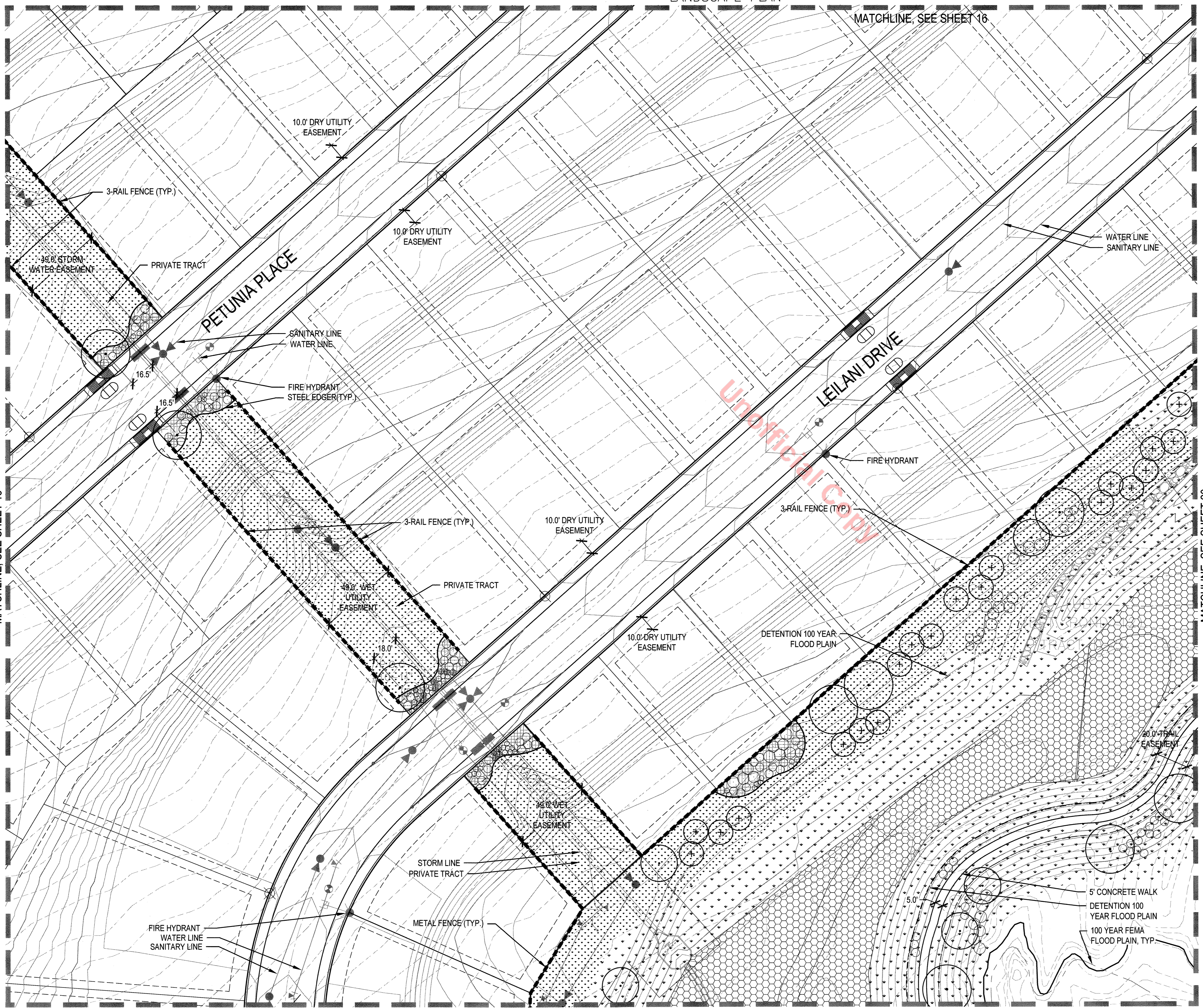
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 ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 18 OF 27

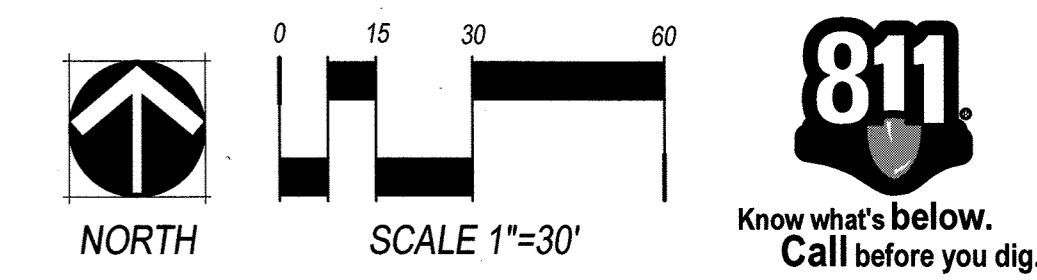
SEAN MALONE, P.L.A. ASLA AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER, COLORADO STATE LICENSE NUMBER 517.

SITE DEVELOPMENT PLAN
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 2ND AMENDMENT—LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
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 TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

LANDSCAPE PLAN



- LEGEND**
- DECIDUOUS CANOPY TREE
 - EVERGREEN TREES
 - DECIDUOUS ORNAMENTAL TREE
 - DECIDUOUS SHRUBS
 - EVERGREEN SHRUBS
 - ORNAMENTAL GRASSES
 - PERENNIALS
 - SHRUB BED - LOW HYDROZONE
 - PERENNIALS - LOW HYDROZONE
 - COBBLE BED - LOW HYDROZONE
 - IRRIGATED FESCUE TURF SEED MIX - LOW HYDROZONE
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SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2018

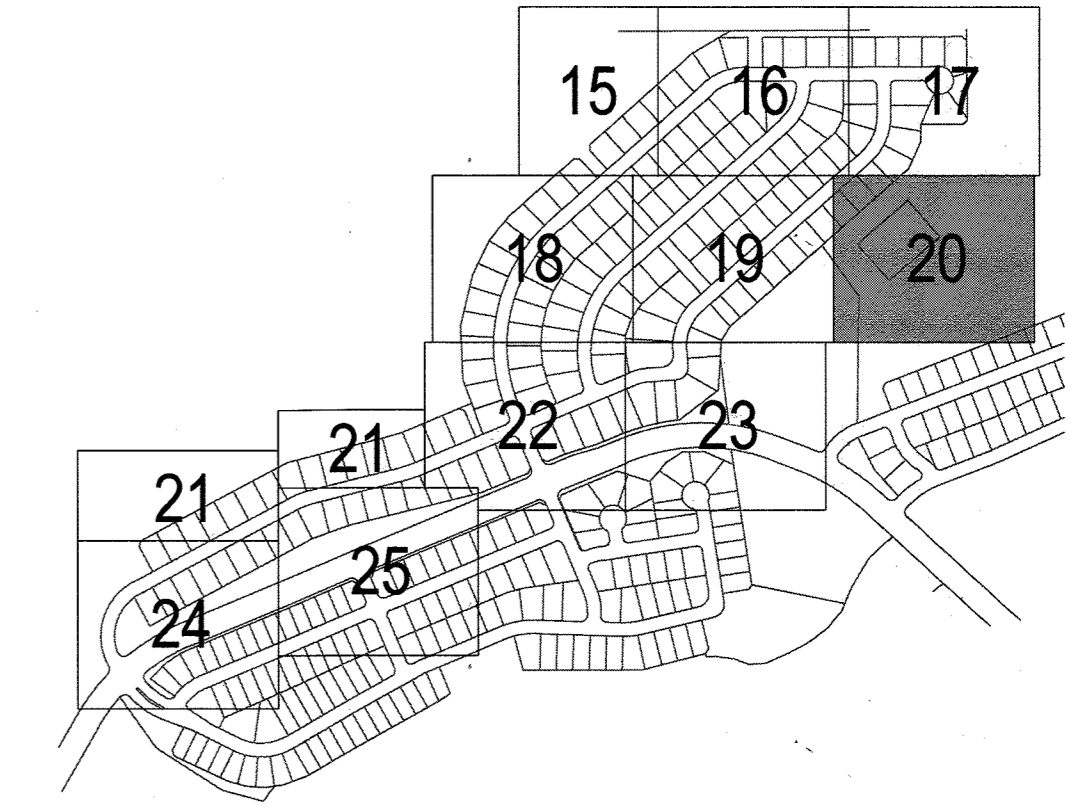
APPLICANT/DEVELOPER
 RICHMOND AMERICAN HOMES
 4350 S. MONACO STREET
 DENVER, COLORADO 80237
 ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 19 OF 27

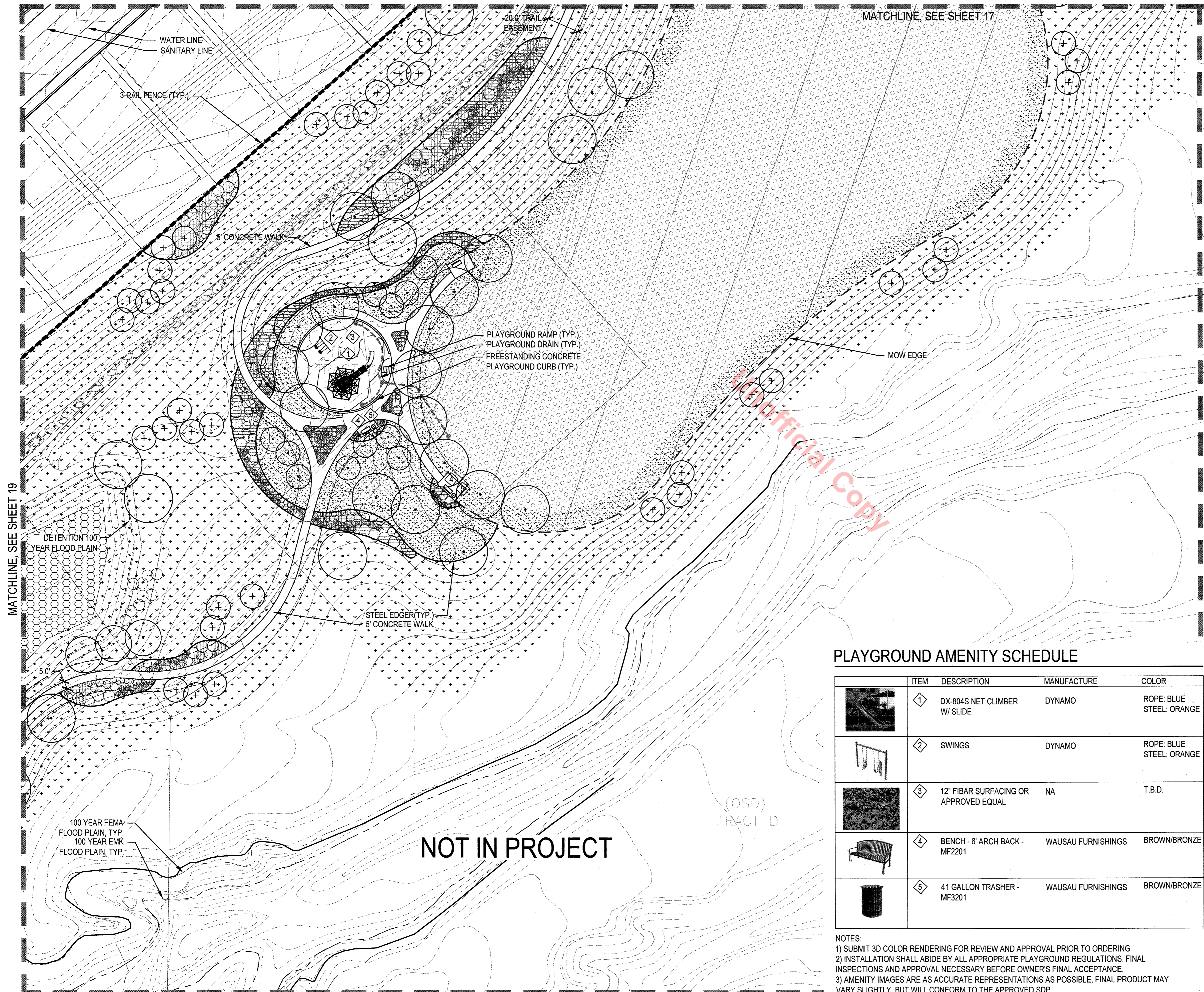
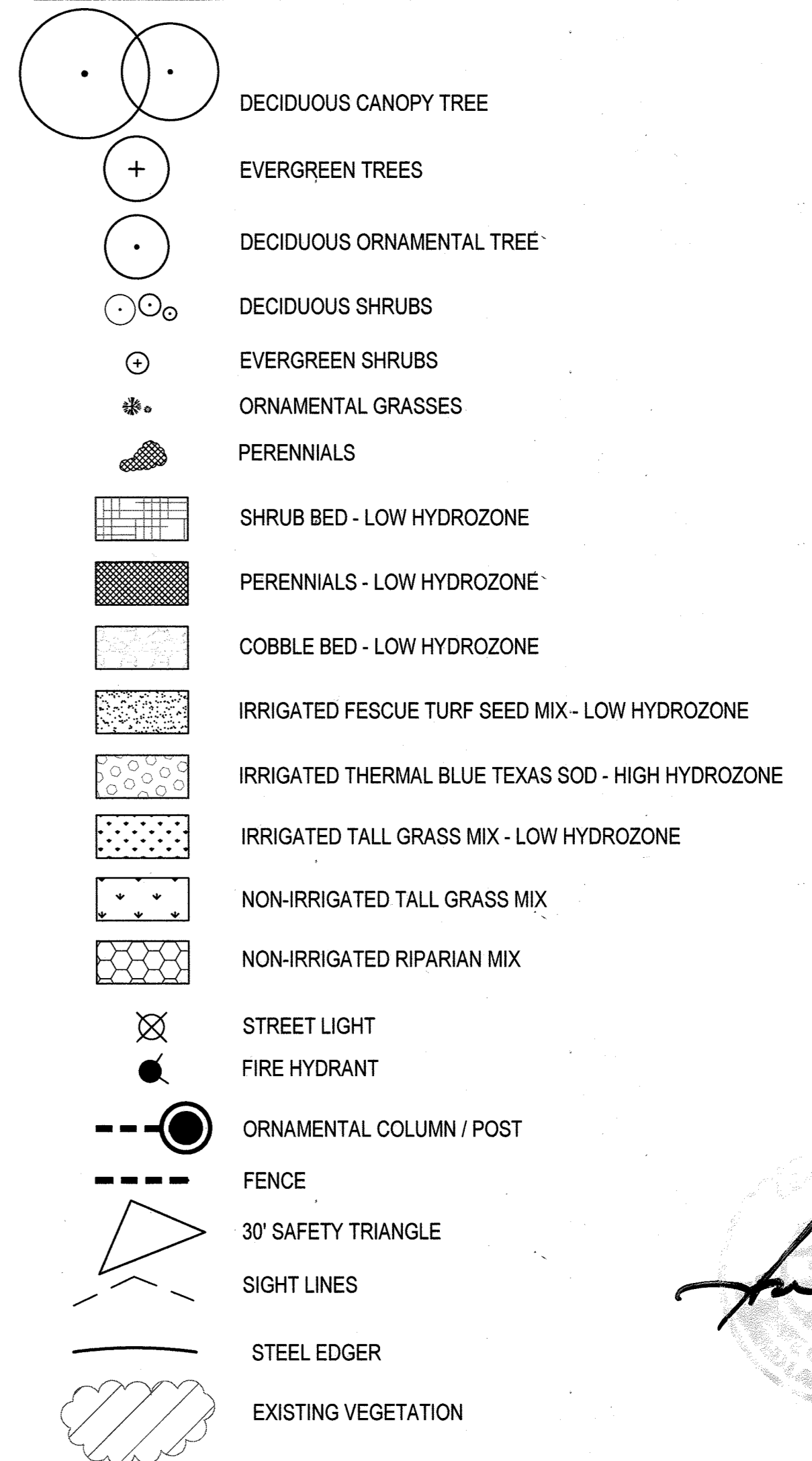
SEAN MALONE, RLA, ASLA, AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER, COLORADO STATE LICENSE NUMBER IS 517

SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK,
 2ND AMENDMENT-LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
 A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29,
 TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO
 LANDSCAPE PLAN

KEY MAP



LEGEND

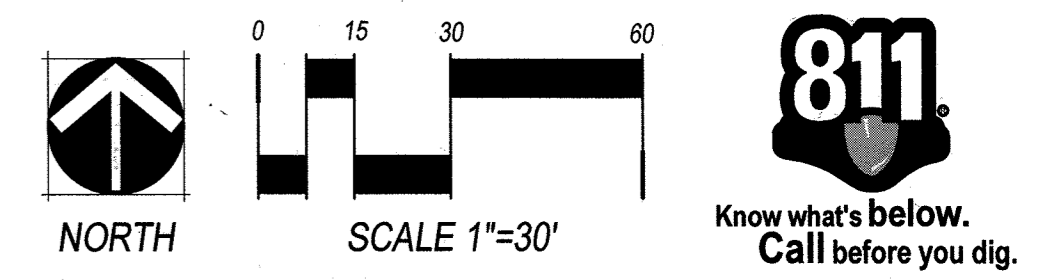


PLAYGROUND AMENITY SCHEDULE

ITEM	DESCRIPTION	MANUFACTURE	COLOR
	1) DX-804S NET CLIMBER W/ SLIDE	DYNAMO	ROPE: BLUE STEEL: ORANGE
	2) SWINGS	DYNAMO	ROPE: BLUE STEEL: ORANGE
	3) 12" FIBAR SURFACING OR APPROVED EQUAL	NA	T.B.D.
	4) BENCH - 6' ARCH BACK - MF2201	WAUSAU FURNISHINGS	BROWN/BRONZE
	5) 41 GALLON TRASHER - MF3201	WAUSAU FURNISHINGS	BROWN/BRONZE

NOTES:
 1) SUBMIT 3D COLOR RENDERING FOR REVIEW AND APPROVAL PRIOR TO ORDERING.
 2) INSTALLATION SHALL ABIDE BY ALL APPROPRIATE PLAYGROUND REGULATIONS. FINAL INSPECTIONS AND APPROVAL NECESSARY BEFORE OWNER'S FINAL ACCEPTANCE.
 3) AMENITY IMAGES ARE AS ACCURATE REPRESENTATIONS AS POSSIBLE, FINAL PRODUCT MAY VARY SLIGHTLY, BUT WILL CONFORM TO THE APPROVED SDP.

NOT IN PROJECT



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SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2016

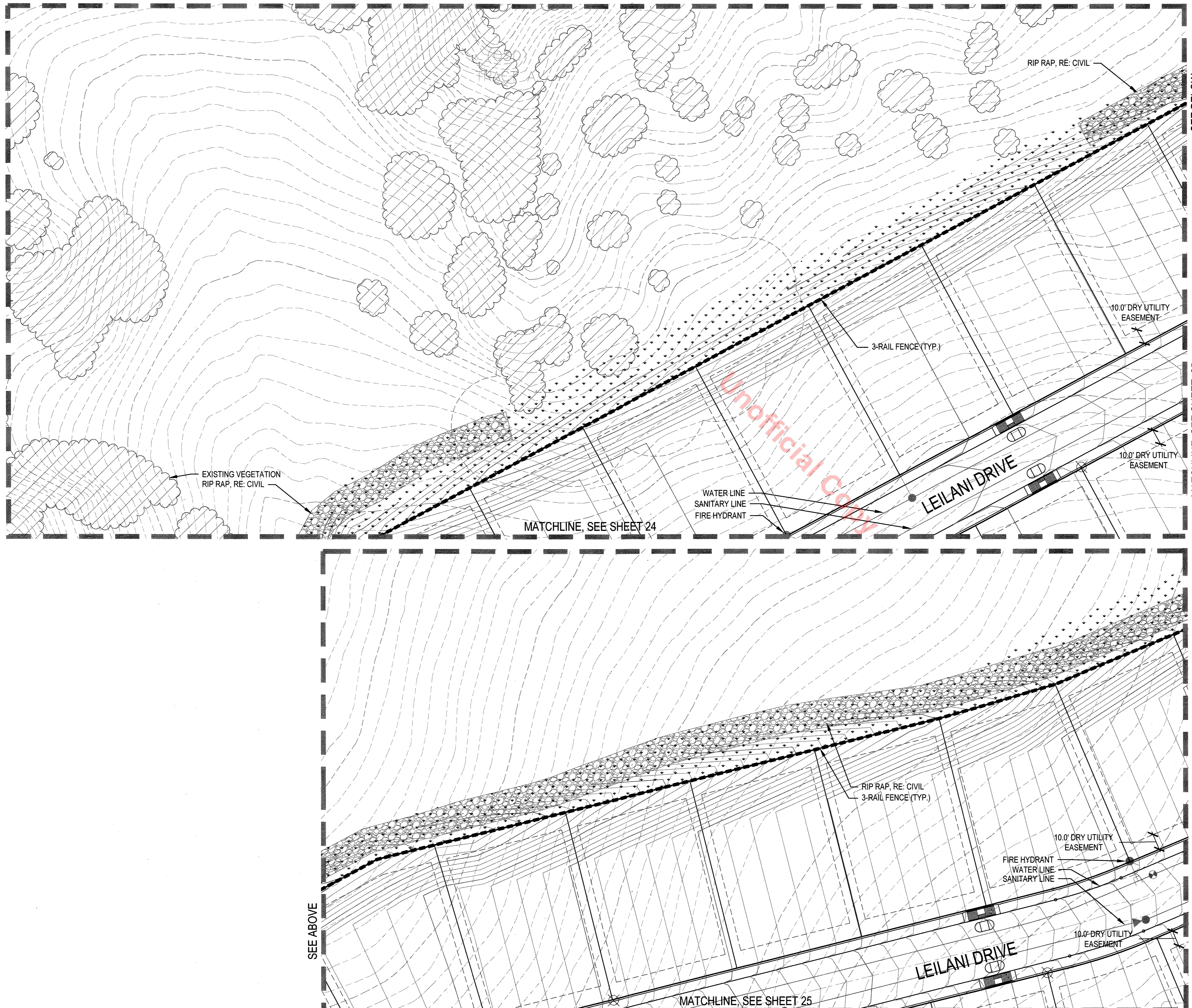
APPLICANT/DEVELOPER
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 DENVER, COLORADO 80237
 ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 20 OF 27

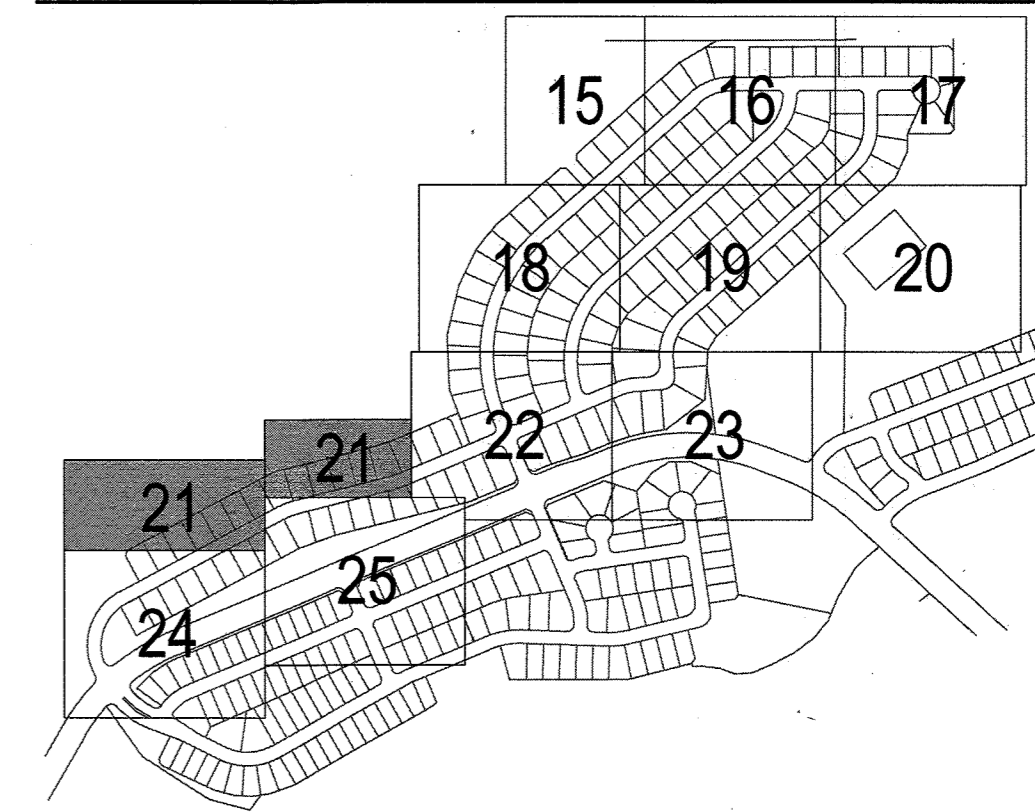
1 SEAN MALONE, RLA, ASLA AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS LANDSCAPE DESIGNER, COLORADO STATE LICENSE NUMBER IS 917.

SITE DEVELOPMENT PLAN
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 2ND AMENDMENT—LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
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LANDSCAPE PLAN

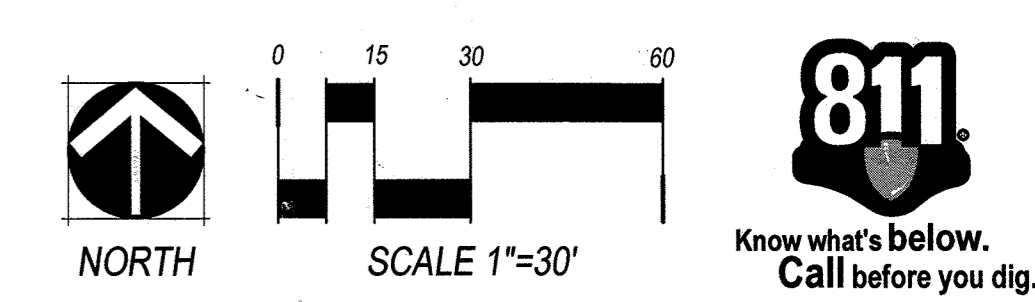


KEY MAP



LEGEND

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- DECIDUOUS ORNAMENTAL TREE
- DECIDUOUS SHRUBS
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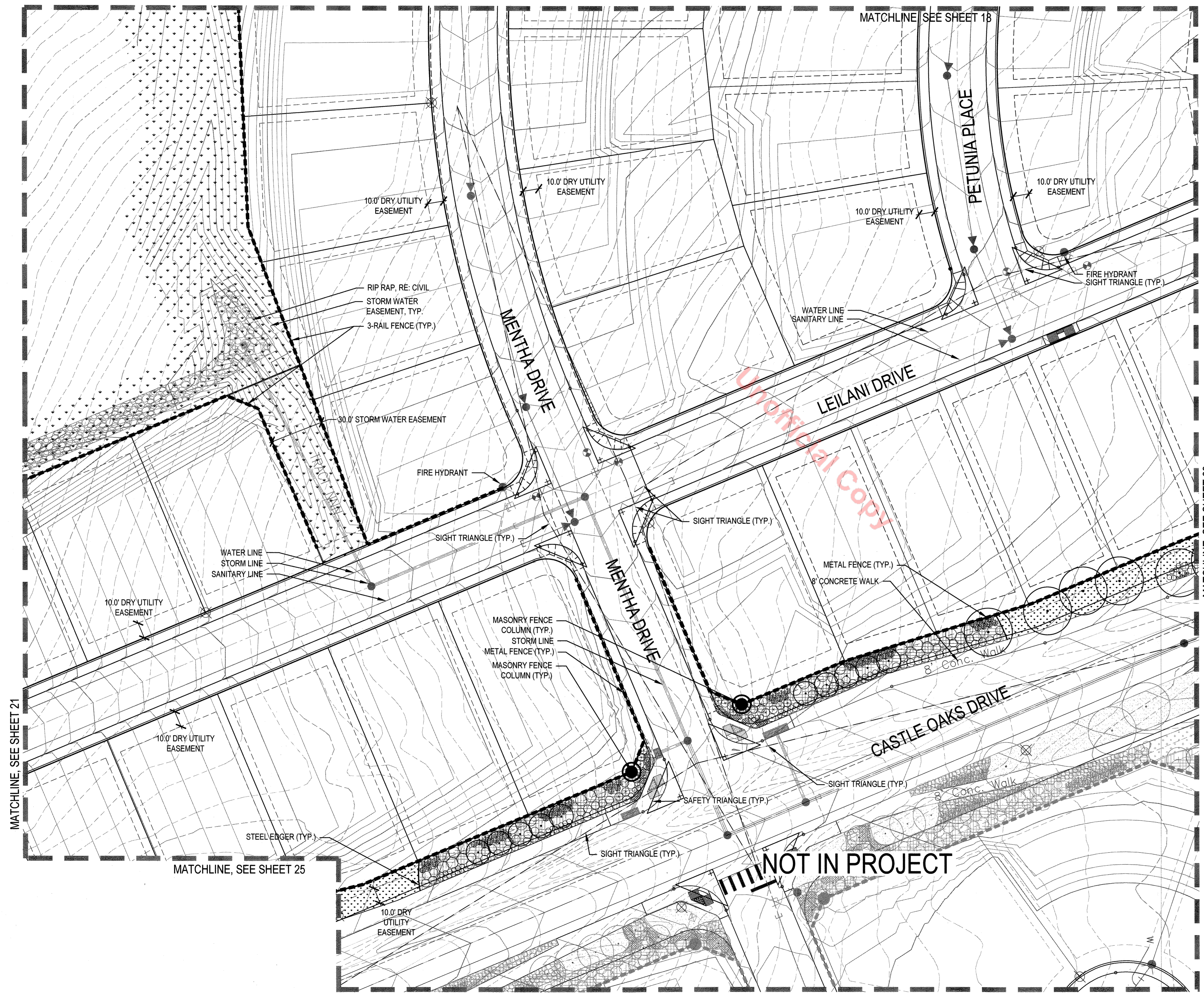
SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2018

APPLICANT/DEVELOPER
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 ATTN: ERIC KUBLY

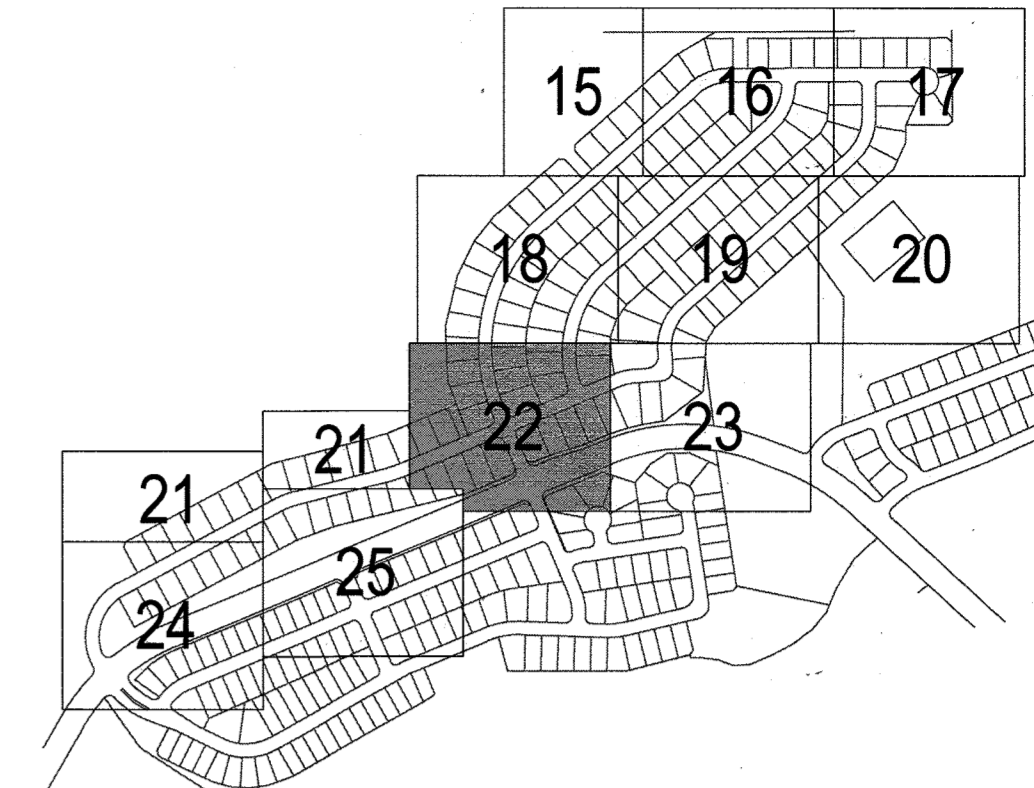
PROJECT NO. SDP18-0051 SHEET 21 OF 27

1 SEAN MALONE, RLA, ASLA AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER, COLORADO STATE LICENSE NUMBER IS 811

SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK,
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 LANDSCAPE PLAN

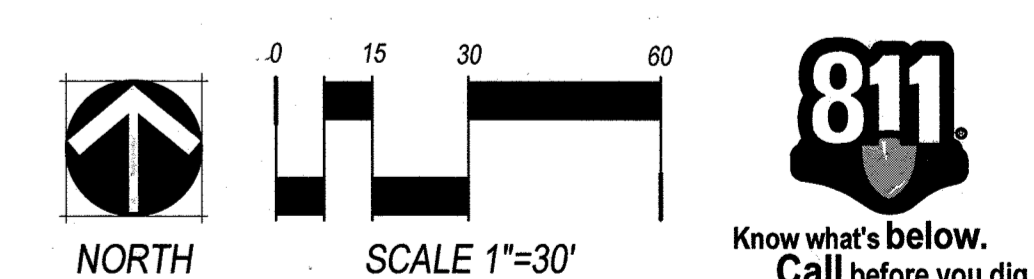


KEY MAP



LEGEND

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SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2018

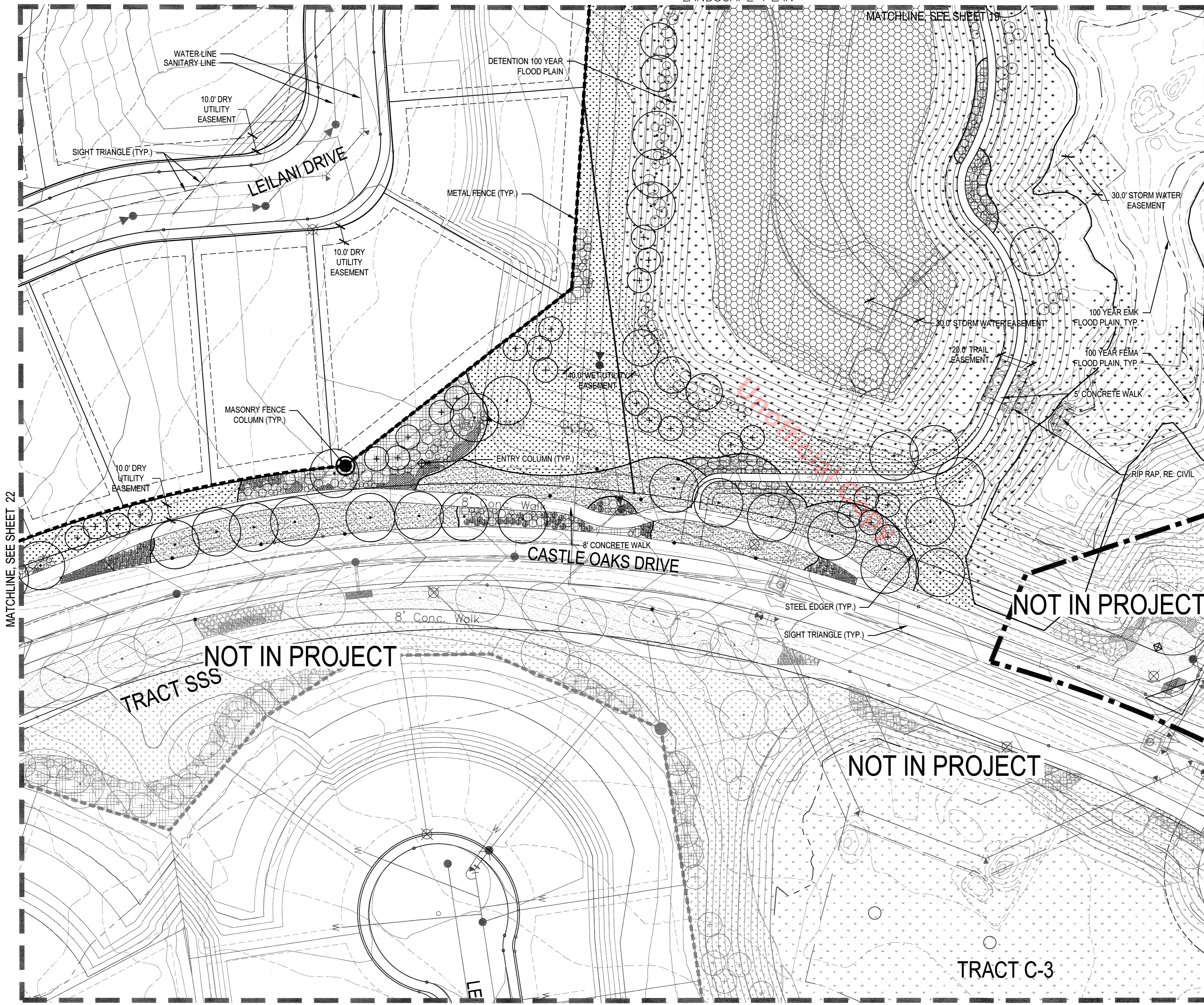
APPLICANT/DEVELOPER
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 4350 S. MONACO STREET
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 ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 22 OF 27

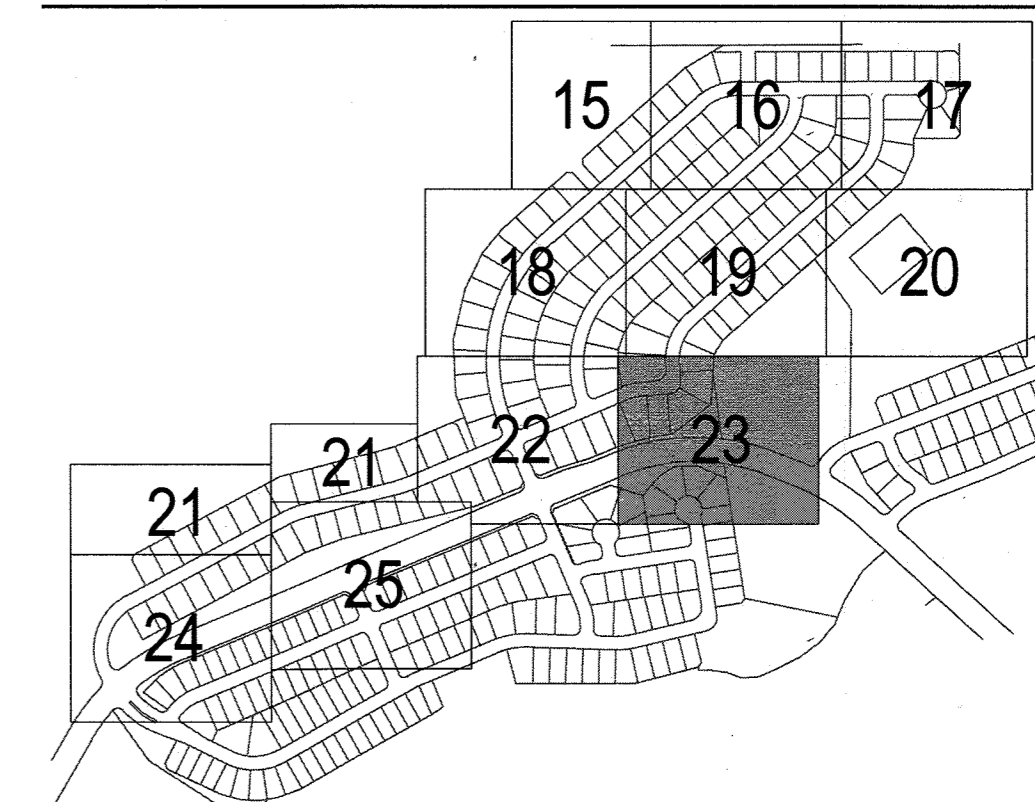
SEAN MALONE, RLA, ASLA, AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER, COLORADO STATE LICENSE NUMBER IS 917.

SITE DEVELOPMENT PLAN
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LANDSCAPE PLAN

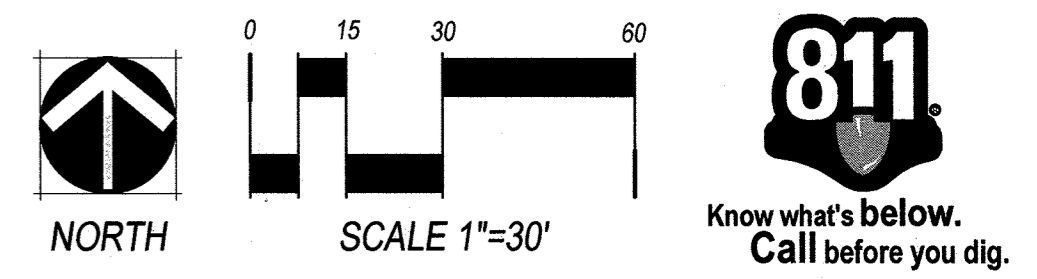


KEY MAP



LEGEND

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- IRRIGATED FESCUE TURF SEED MIX - LOW HYDROZONE
- IRRIGATED THERMAL BLUE TEXAS SOD - HIGH HYDROZONE
- IRRIGATED TALL GRASS MIX - LOW HYDROZONE
- NON-IRRIGATED TALL GRASS MIX
- NON-IRRIGATED RIPARIAN MIX
- STREET LIGHT
- FIRE HYDRANT
- ORNAMENTAL COLUMN / POST
- FENCE
- 30' SAFETY TRIANGLE
- SIGHT LINES
- STEEL EDGER
- EXISTING VEGETATION



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SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2018

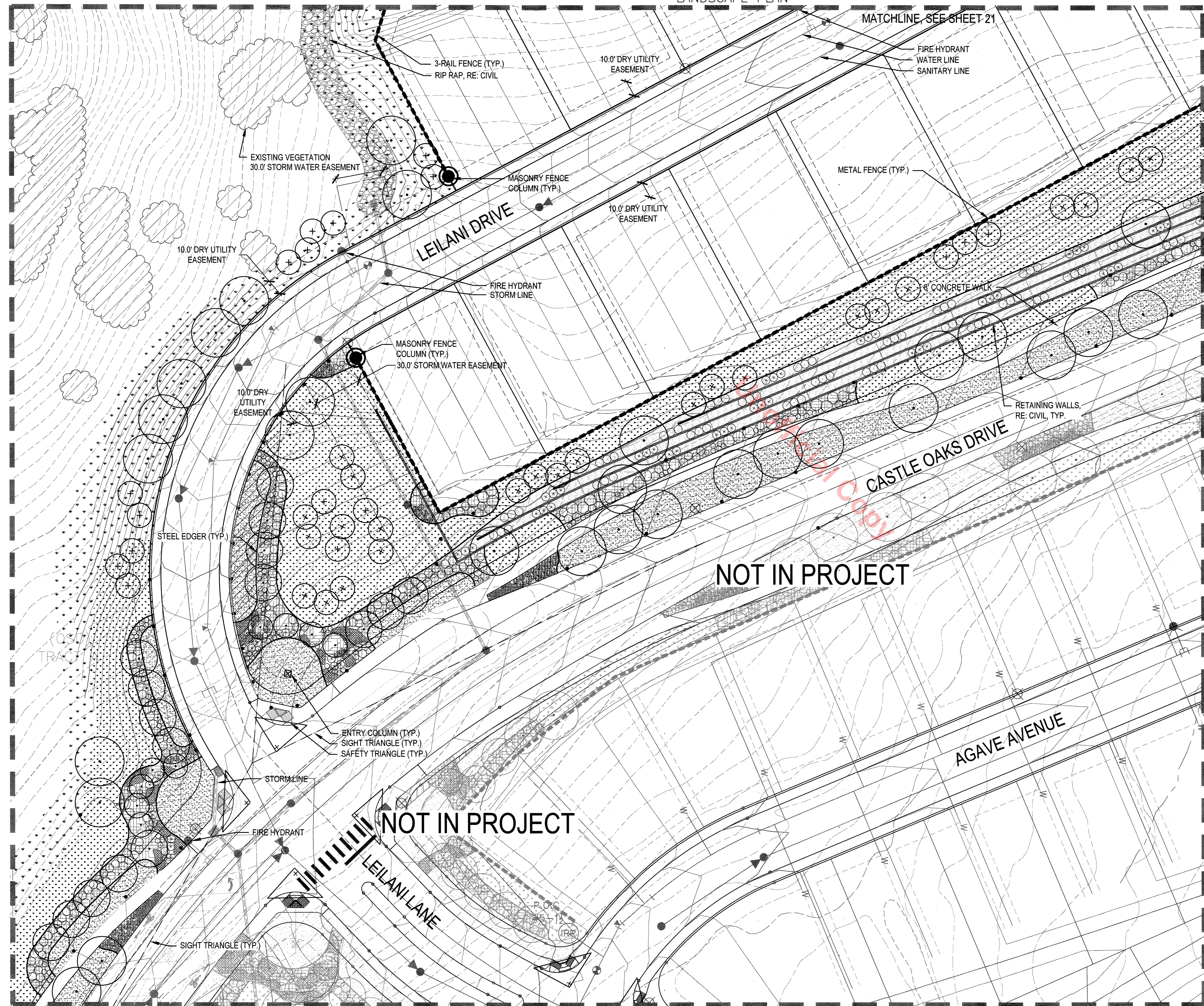
APPLICANT/DEVELOPER
 RICHMOND AMERICAN HOMES
 4350 S. MONACO STREET
 DENVER, COLORADO 80237
 ATTN: ERIC KUBLY

PROJECT NO. SDP18-0051 SHEET 23 OF 27

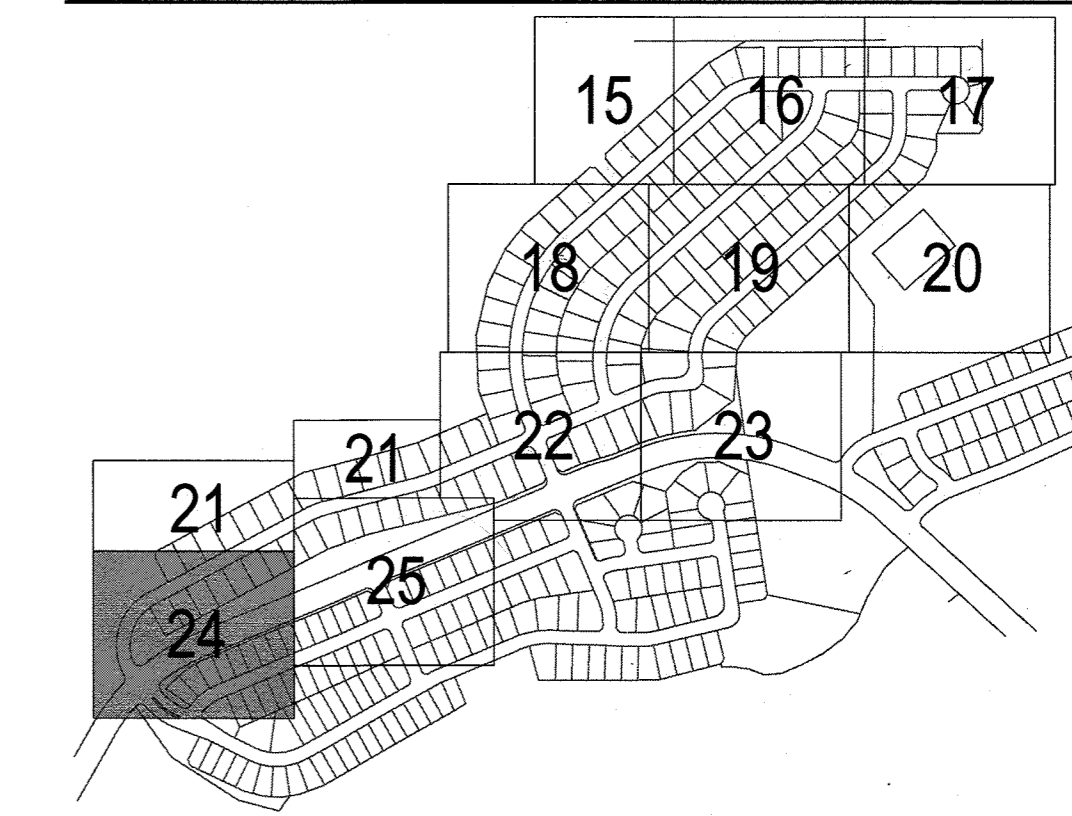
ISEAN MALONE, R.L.A. ASLA AN CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER, COLORADO STATE LICENSE NUMBER IS 517.

SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK,
 2ND AMENDMENT-LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
 A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29,
 TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

LANDSCAPE PLAN

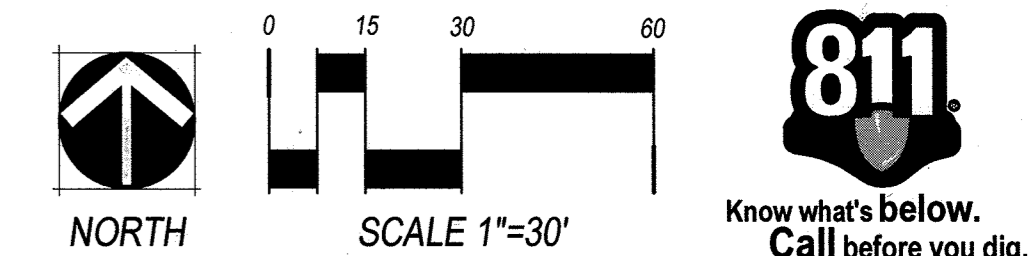


KEY MAP



LEGEND

- DECIDUOUS CANOPY TREE
- EVERGREEN TREES
- DECIDUOUS ORNAMENTAL TREE
- DECIDUOUS SHRUBS
- EVERGREEN SHRUBS
- ORNAMENTAL GRASSES
- PERENNIALS
- SHRUB BED - LOW HYDROZONE
- PERENNIALS - LOW HYDROZONE
- COBBLE BED - LOW HYDROZONE
- IRRIGATED FESCUE TURF SEED MIX - LOW HYDROZONE
- IRRIGATED THERMAL BLUE TEXAS SOD - HIGH HYDROZONE
- IRRIGATED TALL GRASS MIX - LOW HYDROZONE
- NON-IRRIGATED TALL GRASS MIX
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- STREET LIGHT
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SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2018

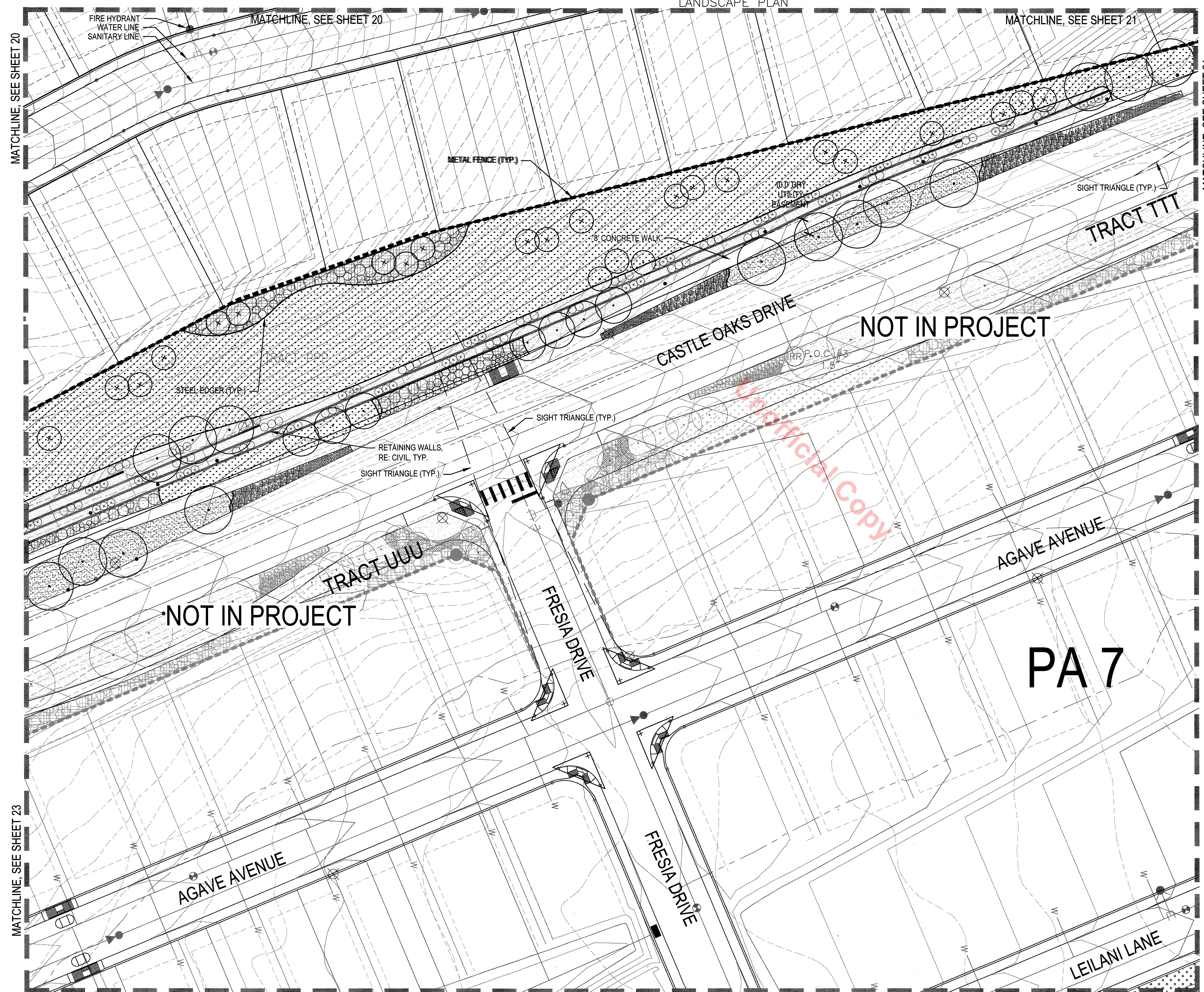
APPLICANT/DEVELOPER
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 DENVER, COLORADO 80237
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PROJECT NO. SDP18-0051 SHEET 24 OF 27

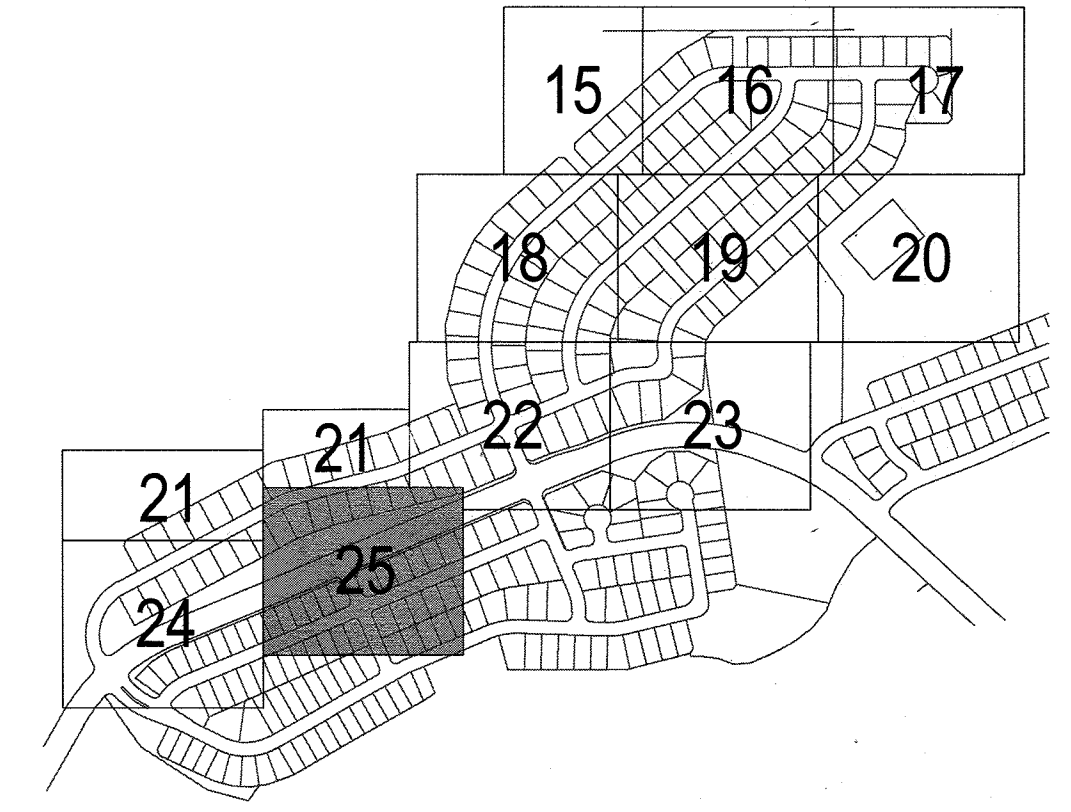
I IAN MALIN, RLA, ASLA AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER, COLORADO STATE LICENSE NUMBER 1511.

SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK,
 2ND AMENDMENT—LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 AN AMENDMENT TO THE PRELIMINARY PLAT/FINAL P.D. SITE PLAN
 A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 20, THE SOUTHWEST QUARTER OF SECTION 21 AND IN THE NORTHEAST QUARTER OF SECTION 29,
 TOWNSHIP 7 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

LANDSCAPE PLAN

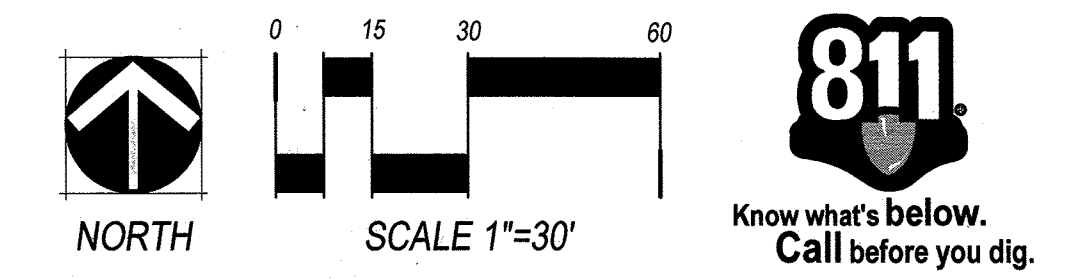


KEY MAP



LEGEND

- DECIDUOUS CANOPY TREE
- EVERGREEN TREES
- DECIDUOUS ORNAMENTAL TREE
- DECIDUOUS SHRUBS
- EVERGREEN SHRUBS
- ORNAMENTAL GRASSES
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SITE DEVELOPMENT PLAN
 THE VILLAGES AT CASTLE ROCK, 2ND AMENDMENT
 LIBERTY VILLAGE PORTION, AMENDMENT NO. 6
 DATE PREPARED: AUGUST 7, 2018

APPLICANT/DEVELOPER
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PROJECT NO. SDP18-0051 SHEET 25 OF 27

1 SEAN MALONE, R.L.A. ASLA AM CERTIFIED WITH THE TOWN OF CASTLE ROCK AS A LANDSCAPE DESIGNER. COLORADO STATE LICENSE NUMBER IS 917.

