



LOT 6
BLOCK 1

LOT 7
BLOCK 1

LOT 8
BLOCK 1

- KEY NOTES:**
- 1 EXISTING CURB AND GUTTER TO REMAIN
 - 2 EXISTING CURB AND GUTTER TO BE REMOVED
 - 3 PROPOSED 6" VERTICAL CURB AND GUTTER
 - 4 PROPOSED FLUSH CURB
 - 5 EXISTING ASPHALT PAVEMENT
 - 6 EXISTING ASPHALT PAVEMENT
 - 7 PROPOSED ASPHALT PAVEMENT
 - 8 PROPOSED CONCRETE PAVEMENT
 - 9 PROPOSED 2" CROSS PAN
 - 10 PROPOSED 6" CONCRETE DRAINAGE PAN
 - 11 EXISTING CONCRETE SIDEWALK
 - 12 PROPOSED CONCRETE SIDEWALK
 - 13 HANDICAP RAMP
 - 14 PROPOSED HANDICAP PARKING & STORAGE (8' X 18' TYP)
 - 15 PROPOSED CROSSWALK STRIPING
 - 16 PROPOSED SIDEWALK STRIPING
 - 17 PROPOSED TRASH ENCLOSURE & COMPACTOR (SEE ARCH PLANS)
 - 18 PROPOSED COVERED GARAGES (SEE ARCH PLANS)
 - 19 PROPOSED POOL AREA (SEE LANDSCAPE PLANS)
 - 20 PROPOSED BIOLAND
 - 21 EXISTING UTILITY EASEMENT
 - 22 26" FIRE LANE & PUBLIC ACCESS EASEMENT
 - 23 1-1/8" DRIVEWAY APRON
 - 24 PROPOSED STOP SIGN
 - 25 PROPOSED STOP BAR
 - 26 PROPOSED FIRE LANE SIGN
 - 27 PROPOSED SIGHT TRIANGLE
 - 28 PROPOSED FIRE HYDRANT (SEE UTILITY PLAN)
 - 29 PROPOSED FIRE HYDRANT (SEE UTILITY PLAN)
 - 30 PROPOSED SITE TALK ROOM LOCATION
 - 31 PROPOSED LANDSCAPING (SEE LANDSCAPE PLANS)
 - 32 PROPOSED COMPACT PARKING STALL (8' X 16')
 - 33 PROPOSED SITE LIGHT (SEE PHOTO-METRIC PLAN)
 - 34 EXISTING SIGN
 - 35 EXISTING FENCE
 - 36 PROPOSED MONO BOX (SEE UTILITY PLAN)
 - 37 PROPOSED GUARD RAIL
- NOTES:**
1. FIRE LANE AT THE SOUTHWEST CORNER OF THE SITE (ADJACENT THE LOADING REQUIREMENTS OF 27,000 LB SINGLE AXLE WEIGHT AND A TOTAL WEIGHT OF 75,000 LB)



REVISIONS

#	DESCRIPTION	DATE	BY

Know what's below.
Call before you dig.

CALL 2 BUSINESS DAYS IN ADVANCE BEFORE YOU DIG. GRADE OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES.

CORE ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LOCATIONS (HORIZONTAL AND VERTICAL). THE EXISTING UTILITIES SHOWN ON THE DRAWING HAVE BEEN PLOTTED FROM THE BEST AVAILABLE INFORMATION. IT IS HOWEVER, THE RESPONSIBILITY OF THE CONTRACTOR TO FIELD VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.

CALIBER AT CHAPEL HILLS
DEVELOPMENT PLAN
SITE PLAN
COLORADO SPRINGS, COLORADO

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INITIAL PLAN
RELEASE: 10/20/2017
DESIGNED BY: JAF
DRAWN BY: JB
CHECKED BY: ZHK

JOB NO.
17.031

SHEET
2 OF 15

FIGURE 1