

General Notes for Preliminary Utility Plans
Property Owner(s) acknowledge and agree to the following upon approval
1. Colorado Springs Utilities (Spring Utilities) shall make the final determination of the location of all water, wastewater, electric and gas lines. The final location shall be shown on the final Preliminary Utility Plan.
2. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
3. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
4. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.

1. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
2. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
3. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
4. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
5. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
6. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
7. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
8. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
9. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
10. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.
11. The location of all utility lines shall be shown on the Preliminary Utility Plan and shall be in accordance with all applicable codes, ordinances, and policies, and those of the City of Colorado Springs, Colorado Springs City Code, Service Standards ("Standards"), Traffic, Colorado Springs City Code, and other applicable codes, ordinances, and policies.

LEGEND EXISTING

SYMBOL	DESCRIPTION
[Symbol]	EXISTING UTILITY
[Symbol]	PROPOSED UTILITY
[Symbol]	EXISTING PAVEMENT
[Symbol]	PROPOSED PAVEMENT
[Symbol]	EXISTING ELEVATION
[Symbol]	PROPOSED ELEVATION
[Symbol]	LOW POINT
[Symbol]	UP
[Symbol]	DOWN
[Symbol]	GRADE BREAK

CAUTION NOTICE TO CONTRACTORS
THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION OF ALL EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES BY AT LEAST 72 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF THE UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATION OF ALL UTILITIES AND TO MAKE ANY NECESSARY PROPOSED IMPROVEMENTS SHOWN ON THESE PLANS.

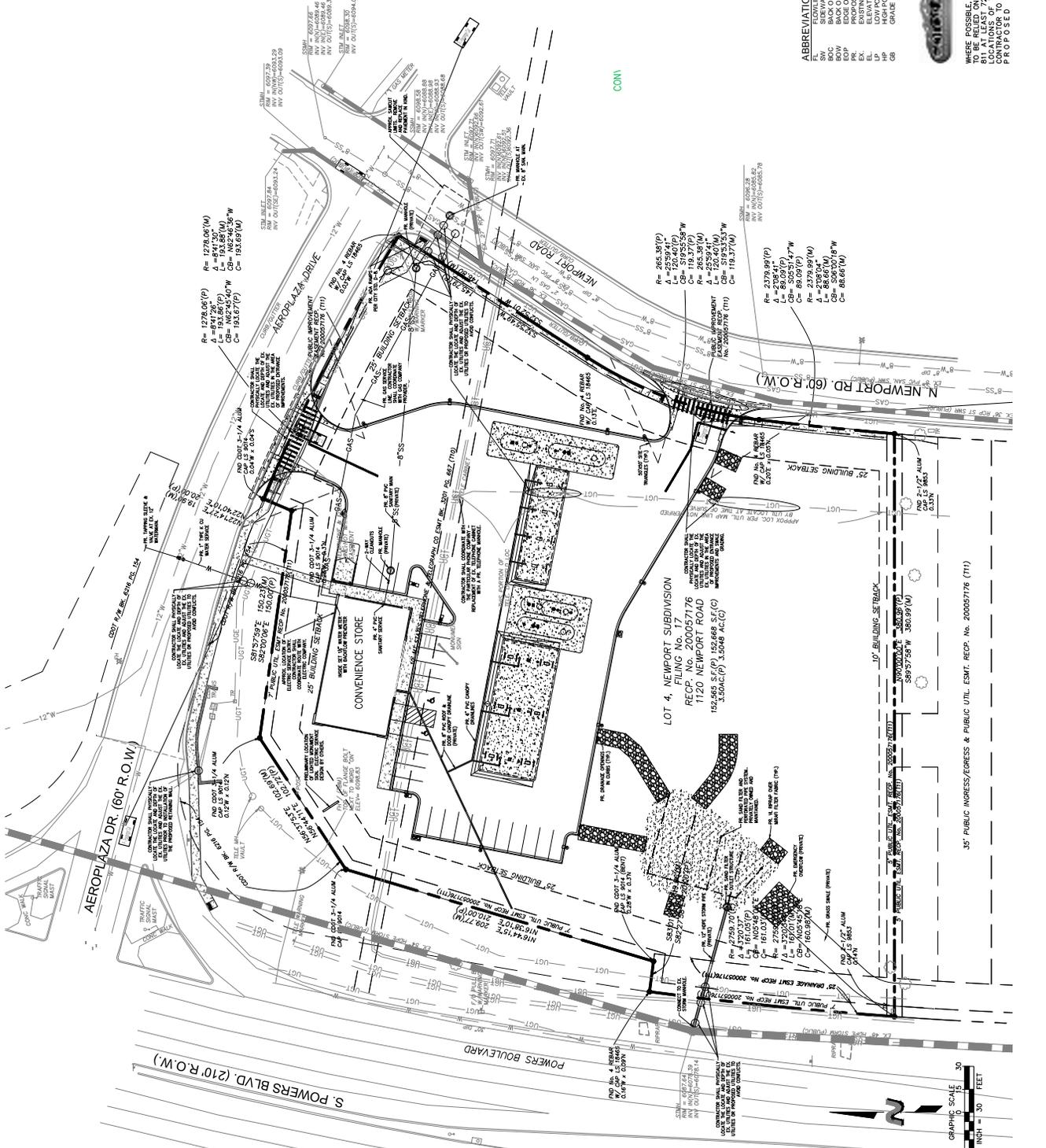


FIGURE 2

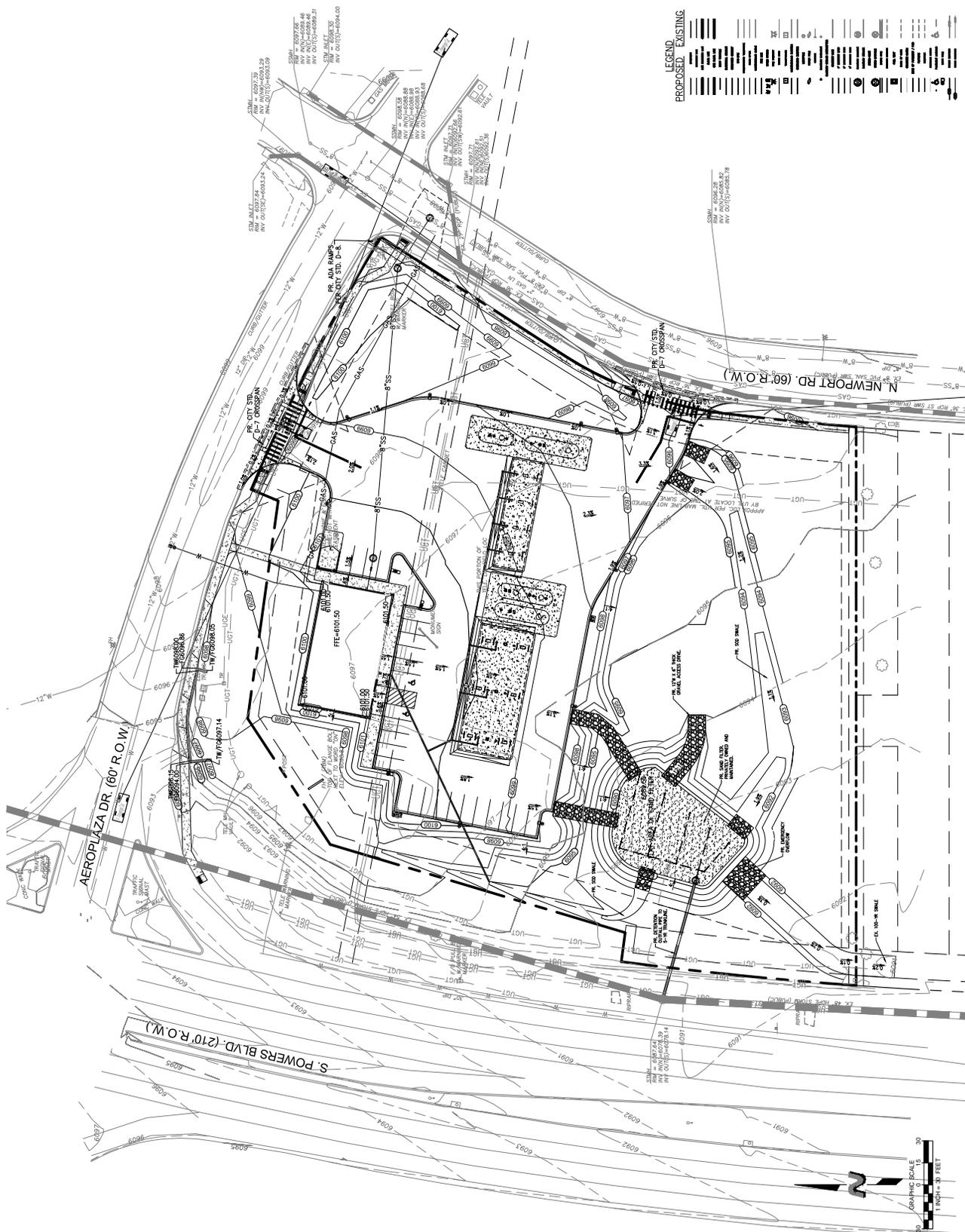


FIGURE 2

Checked by: [Name] Date: [Date] Prepared by: [Name] Date: [Date]

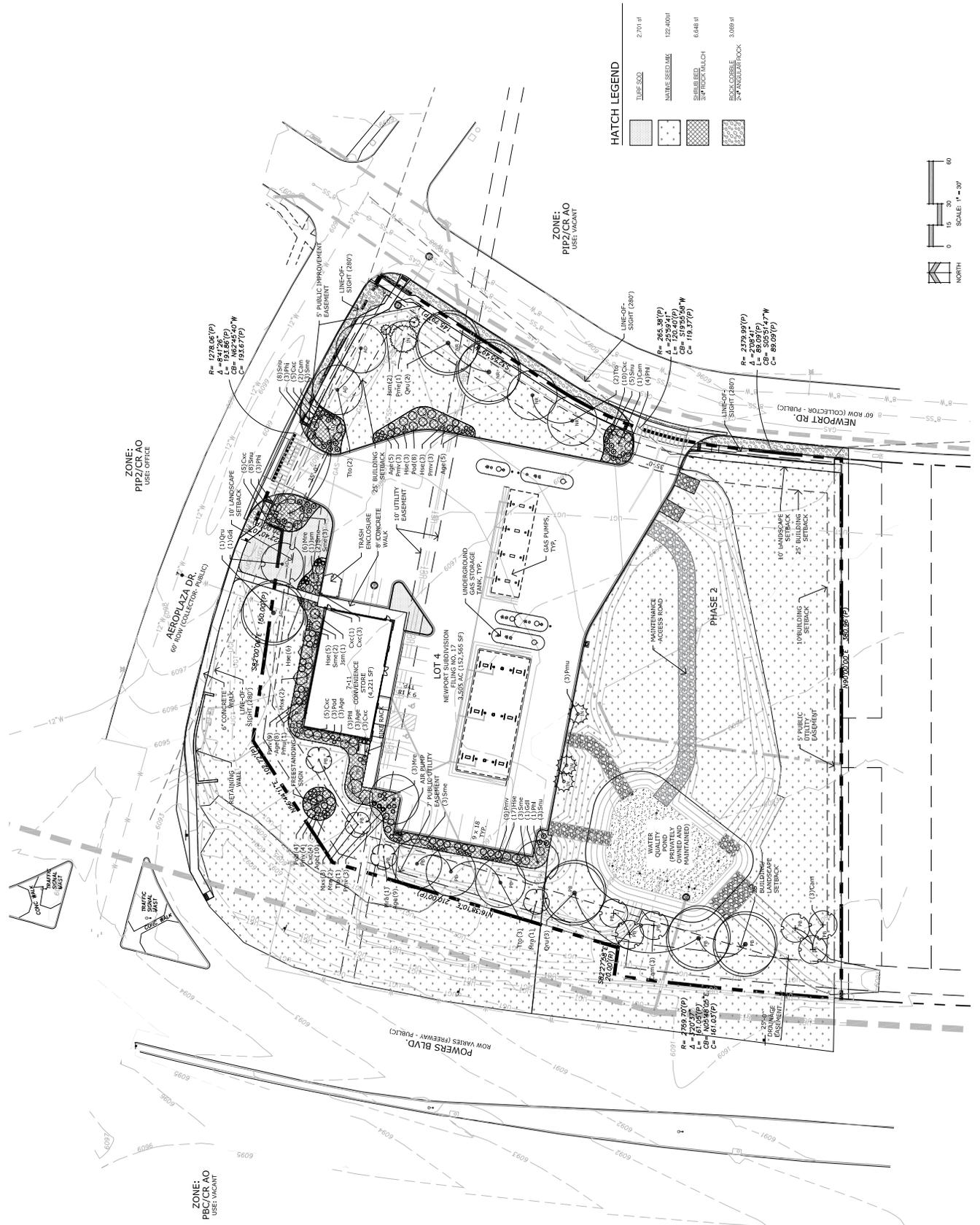
ENTITLEMENT

SHEET: 05 OF 09
DESIGNER: N.E.S., Inc.
ENGINEER: N.E.S., Inc.
DATE: 7-22-18

**FINAL LANDSCAPE
PLAN**

5
OF
9

CPC CU 18-00095



HATCH LEGEND

-  TREE 300 2,701 sf
-  NATIVE SEEDBANK 122,400 sf
-  SUBIRRIGATED TURFGRASS 6,648 sf
-  ROCK GRAVEL 3,089 sf

ZONE:
PIP2/CR AO
USE: OFFICE

ZONE:
PIP2/CR AO
USE: VACANT

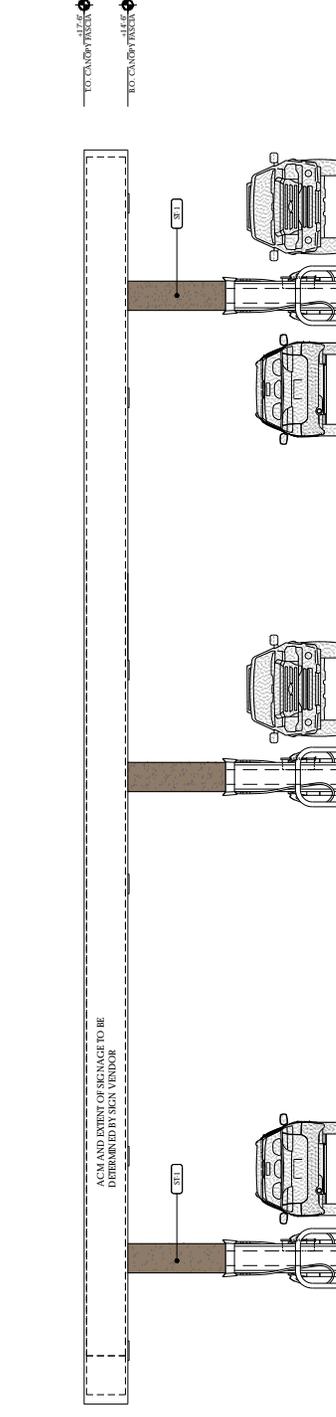
ZONE:
PIP2/CR AO
USE: VACANT

FIGURE 2

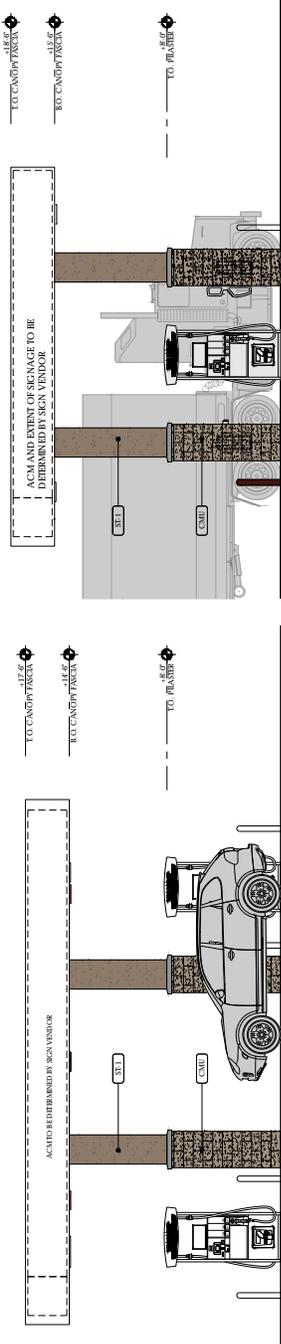
EXTERIOR FINISH SCHEDULE

NOTE: ALL FINISHES TO BE MATCHED TO THE FINISHES SHOWN IN THE FINISH SCHEDULE. WHEN F.O.R. WORK, COLOR MATCH TO THE ADJACENT MATCH LINE COLOR MATERIAL.

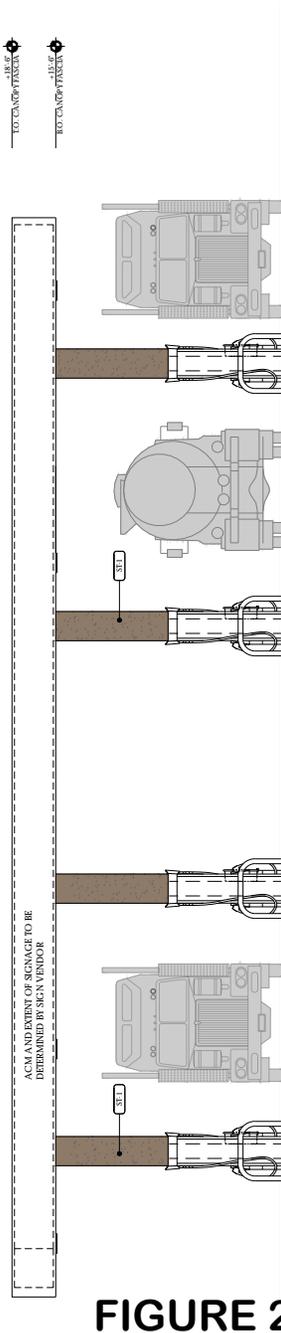
FINISH	MATERIAL	PATTERN
W-1	24 GAUGE GALV. SHEET METAL COPING, CAV. SLOPE	
P-1	PREFINISHED SHEET METAL DOWNSTAIR SYSTEM AND OTHER METAL WORKS (BY 108 TERANE BRONZE)	
N-1	ARCHITECTURAL WALL PANE - ARCHURA - 18" X 18"	
N-2	INDUSTRIAL BLOCK - "EMPER ROCK"	
N-3	PREFINISHED SHEET METAL EXTENSION - 4" TALL BY 3" EXTENSION	
ACM	ARCHITECTURAL WALL FLASHING - "DABLE" - 6" X 6" - WALNUT CHEEK (W13)	
SE-1	ALUMINUM COMPOSITE METAL - "WIBB" - RE-SICN PACAGE	
S-1-S-2	DRYWE (OR EQUAL) - 1/2" - 3/4" SW 250R TAVERNA PAINT	
CMU	KAWNEER - DARK BRONZE ALUMINUM STOREFRONT	
	INTERIOR COLOR SPALL FACE ONLY - COLOR TO COMPATIBLE PROPOSED EP O, GRANITE OR EQUAL	



01 MPD CANOPY FRONT/REAR (NORTH/SOUTH) ELEVATION
 1/4" = 1'-0"



02 DIESEL CANOPY SIDE (EAST/WEST) ELEVATION
 1/4" = 1'-0"



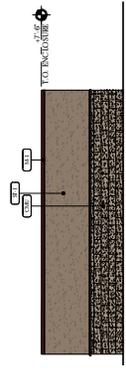
04 DIESEL CANOPY FRONT/REAR (NORTH/SOUTH) ELEVATION
 1/4" = 1'-0"



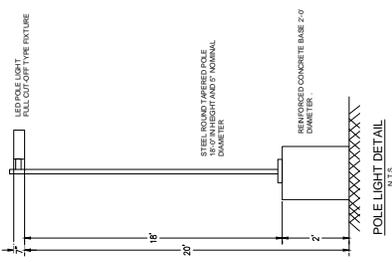
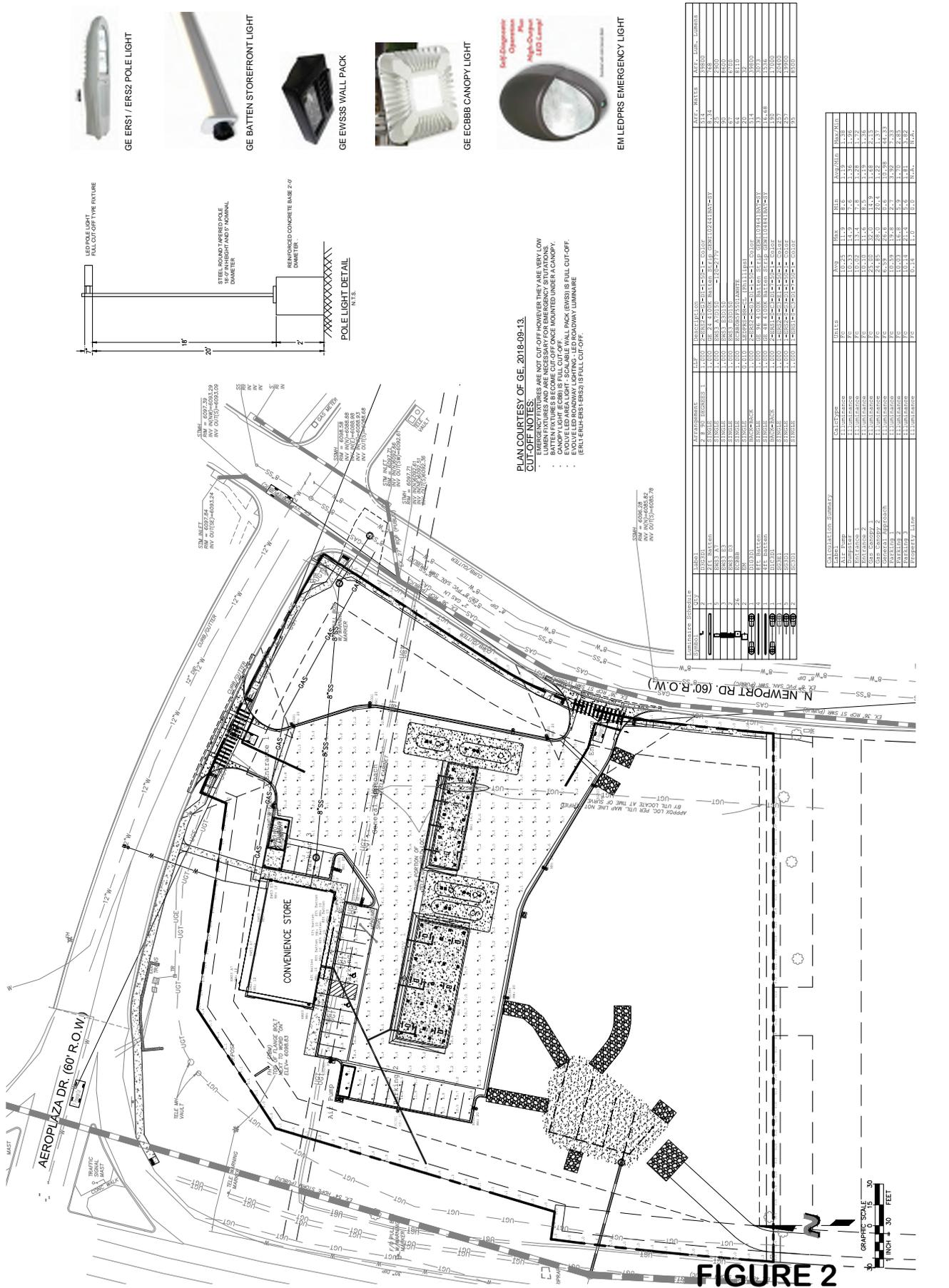
06 TRASH ENCLOSURE SIDE ELEVATIONS
 3/8" = 1'-0"



07 TRASH ENCLOSURE FRONT ELEVATION
 3/8" = 1'-0"



08 TRASH ENCLOSURE REAR ELEVATION
 3/8" = 1'-0"



PLAN COURTESY OF GE, 2018-09-13.
CUTOFF NOTES:
EMERGENCY FEATURES ARE NOT CUTOFF HOWEVER THEY ARE VERY LOW LUMEN FIXTURES AND ARE NECESSARY FOR EMERGENCY SITUATIONS.
CANOPY LIGHT (ECBB) IS FULL CUTOFF. (CONSIDER USING A CANOPY LIGHT WITH A FULL CUTOFF LENS).
E-VOLEDED ROADWAY LIGHTING - LED ROADWAY LUMINAIRE (ERL-ERU-ERB1-ERS2) IS FULL CUTOFF.

NO.	SYMBOL	DESCRIPTION	QTY	UNIT	MANUFACTURER	MODEL	WATTAGE	FOOT CANDLE	BEAM ANGLE	INSTALLATION
1	ERS1	ERS1-1000	1	POLE LIGHT	GE	ERS1-1000	100W	100 FC	120°	1000
2	ERS2	ERS2-1000	1	POLE LIGHT	GE	ERS2-1000	100W	100 FC	120°	1000
3	EWSS	EWSS-1000	1	WALL PACK	GE	EWSS-1000	100W	100 FC	120°	1000
4	ECBBB	ECBBB-1000	1	CANOPY LIGHT	GE	ECBBB-1000	100W	100 FC	120°	1000
5	EM	EM-1000	1	EMERGENCY LIGHT	GE	EM-1000	100W	100 FC	120°	1000

COLLECTOR	TYPE	WATT	WATTAGE	FOOT CANDLE	BEAM ANGLE	INSTALLATION
ERS1	ERS1-1000	100	100W	100 FC	120°	1000
ERS2	ERS2-1000	100	100W	100 FC	120°	1000
EWSS	EWSS-1000	100	100W	100 FC	120°	1000
ECBBB	ECBBB-1000	100	100W	100 FC	120°	1000
EM	EM-1000	100	100W	100 FC	120°	1000