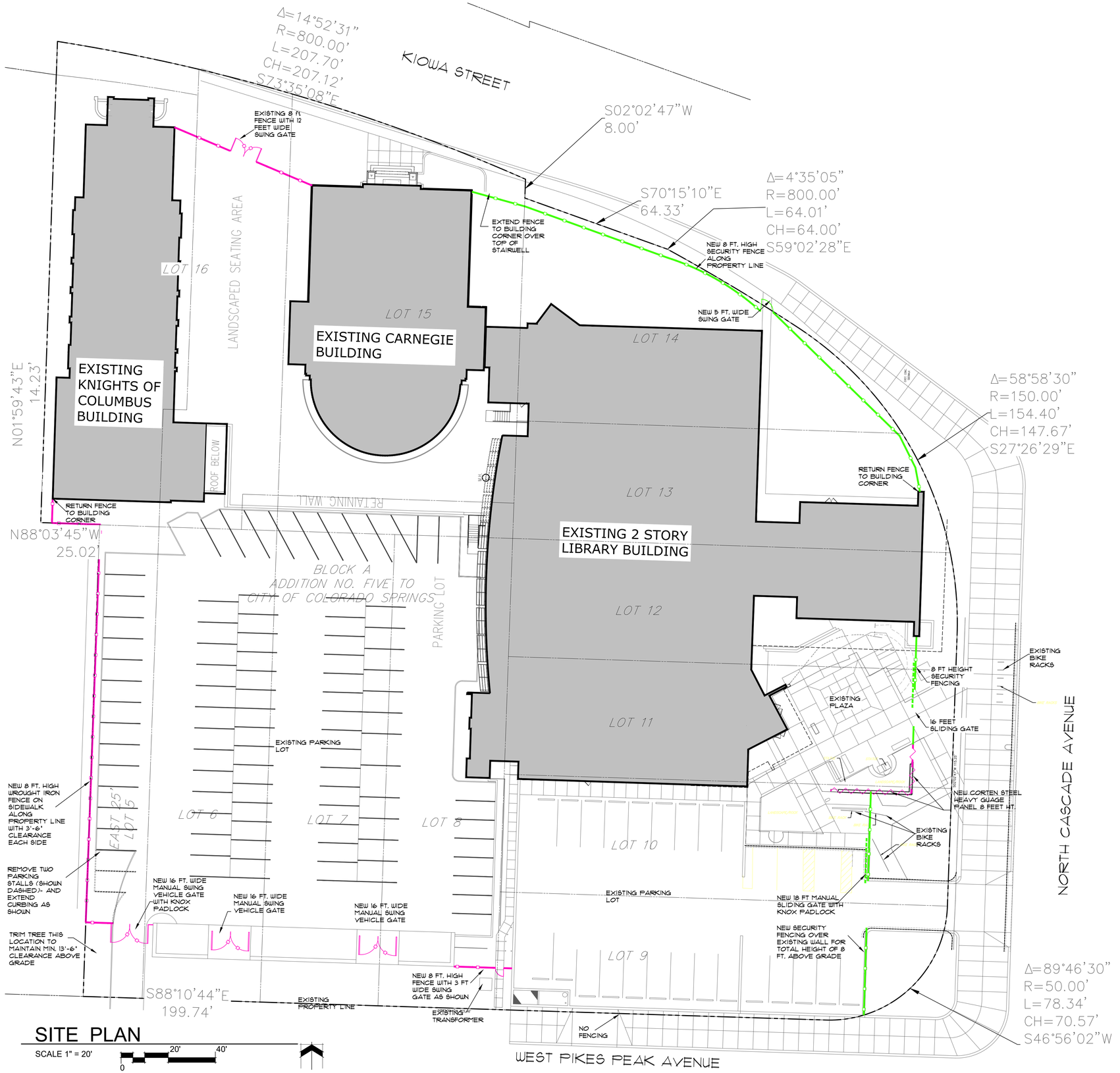


SITE PLAN

SCALE 1" = 20'

0 20' 40'

PROJECT DATA:

OWNER	PIKES PEAK LIBRARY DISTRICT
OWNER	20 N CASCADE AVE
ADDRESS	COLORADO SPRINGS CO 80903
	GARY STYLING, CHIEF FACILITIES MANAGEMENT OFFICER (719) 243 4624
CONSULTANT	DESIGN EDGE, P.C.
CONSULTANT	482 S BROADWAY STE 100
ADDRESS	DENVER CO 80209
	SWAGATA GUHA (719) 667 1972
TAX SCHED NO:	6418213002, 6418213007, 6418213008, 6418213013
ZONING	FBZ-CEN
LEGAL DESCRIPTION	LOTS 9 TO 13 INC, LOT 14 EX PART TO ST BLK A ADD 5 COLO SPGS
SIZE/AREA OF PROPERTY	2.93 ACRES
BUILDING FRONTAGE	COMMON LAWN
BUILDING TYPE	CIVIC

BUILDING INFORMATION

BUILDING	ADDRESS	AREA	FOOTPRINT	HEIGHT	STORIES
PENROSE MAIN LIBRARY	20 N CASCADE AVE	67,375	25,328 SF	40 ft	B-2
CARNEGIE	21 W. KIOWA ST	14,771	7,569 SF	30 ft	B-1
KNIGHTS OF COLUMBUS	25 W. KIOWA ST	11,310 SF	8,165 SF	30 ft	B-3
ENTRY BUILDING		1,848 SF	1,848 SF		

LOT COVERAGE

AREA OF LOT	127,851 SF
AREA OF BUILDINGS	42,911 SF
% LOT COVERAGE (WITH STRUCTURES)	33.56%

GENERAL NOTE:

FENCING SHALL NOT STOP ACCESS TO UTILITY LINES OR CONFLICT WITH UTILITY EQUIPMENT.

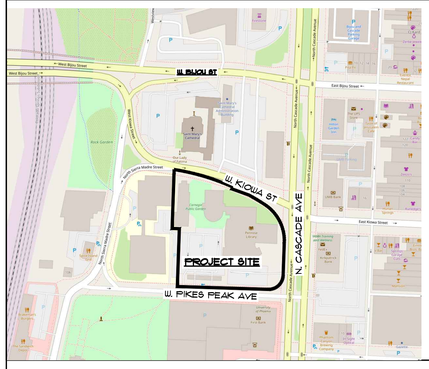
FENCING LEGEND

OMEGA 2SECUR FENCE

WROUGHT IRON FENCING

CORTEN STEEL PANEL

VICINITY MAP



SIGNATURE BLOCK

FBZN-24-0005

MINOR AMENDMENT PLAN

DESIGN EDGE
711 N. CASCADE AVE. SUITE 10
COLORADO SPRINGS, CO 80903
TELEPHONE: (719) 667-1972

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PROJECT INFO

PENROSE LIBRARY FENCING

LOTS 9 TO 13 INC, LOT 14 EX PART TO ST BLK A ADD 5 COLO SPGS

20 N CASCADE AVE,
COLORADO SPRINGS, CO 80903

PROJECT NO: 24108
DATE: 8/13/2024
PROJECT MGR: SGT
PREPARED BY: SGT

SEAL

ISSUE / REVISION

DATE:	DESCRIPTION:

SHEET TITLE

SITE PLAN
PROJECT DETAILS

SHEET NUMBER

1 OF 1