SABLERIDGE SUBDIVISION
FILING NO. 2

226.86'

170.90'

47.00'

39'-3.0"

65.99'

45.00'

EX 26' FIRE LANE
& UTILITY ESMT

EX 16.00'
DRN ESMT

366.92'

146.3'

FENCE POST TO BUTT UP IN FRONT OF MASON COLUMN

GATE POSTS NEXT TO CMU WALL

24'W x 8'T Dual Swing Gate
- Manual Operated
Knox Box mounted on Gate Post

LOT 1, BLOCK 1
SOUTH TRACT SUBDIVISION NO. 1
9.38 ACRES

EXISTING BUILDING
NOT PART OF THESE IMPROVEMENTS

CEC AURORA HIGH SCHOOL
INTERIOR RENOVATIONS TO THIS PORTION
OF THE THE EXISTING BUILDING ONLY
63,000 SF – TENANT FINISH

EX 26' FIRE LANE
& UTILITY ESMT

TIE INTO EXISTING CHAIN LINK FENCING

74'-6 1/2"

85.0'

12'-5"

28'-5 1/2"

24'-6"

40'-0"

28'-5"

24'W x 8'T Dual Swing Gate
- Manual Operated
Knox Box mounted on Gate Post

EX 26' FIRE LANE
& UTILITY ESMT

LOT 1, BLOCK 1
COMMUNITY SHOPPING CENTER
SUBDIVISION FILING NO. 4

EX 16' UTILITY ESMT

403.00'

EX 26' FIRE LANE
& UTILITY ESMT

SOLAR PANELS

249.4'

SOLAR PANELS

135.00'

EX 37' UTILITY ESMT

EX 12.00'
DRN ESMT

EX 16.00'
DRN ESMT

20.00'

78.52'

123.00'

64.00'
80.00'

80.00'

EX 12.00'
DRN ESMT

EX 16.00'
DRN ESMT

INLET

INLET

INLET

SOUTH ABILENE STREET
(ROW VARIES)

REMOVE & REPLACE EX CURB RAMP
SEE CURB RAMP DETAIL A

REMOVE & REPLACE EX CURB RAMP
SEE CURB RAMP DETAIL B

LOT 2, BLOCK 1
SOUTH TRACT SUBDIVISION NO. 1

SOUTH LINE OF THE NORTHWEST QUARTER, SECTION 19
(BASIS OF BEARING) N89°56'38"E 2538.54'

EAST FLORIDA AVENUE
(70' ROW)

40 20 0 40 80
SCALE: 1" = 40'

LEGEND

- PROPOSED DRAINAGE EASEMENT
- EXISTING DRAINAGE EASEMENT

INTERWEST CONSULTING GROUP
1218 W. Ash, Suite A
Windsor, Colorado 80550
Phone: (970) 674-3000
Fax: (970) 674-3063

PREPARED FOR
COLORADO EARLY COLLEGES
4405 N CHESTNUT STREET, SUITE EW
COLORADO SPRINGS, CO 80907
PHONE:

COLORADO EARLY COLLEGES AURORA HIGH SCHOOL

SITE IMPROVEMENT PLAN

DATE: 04/06/20
SCALE (H): 1"=40'
SCALE (V): N/A
DESIGNED BY: SB
CHECKED BY: RA

PROJ. NO. 1429-028-00

C2 OF 3

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