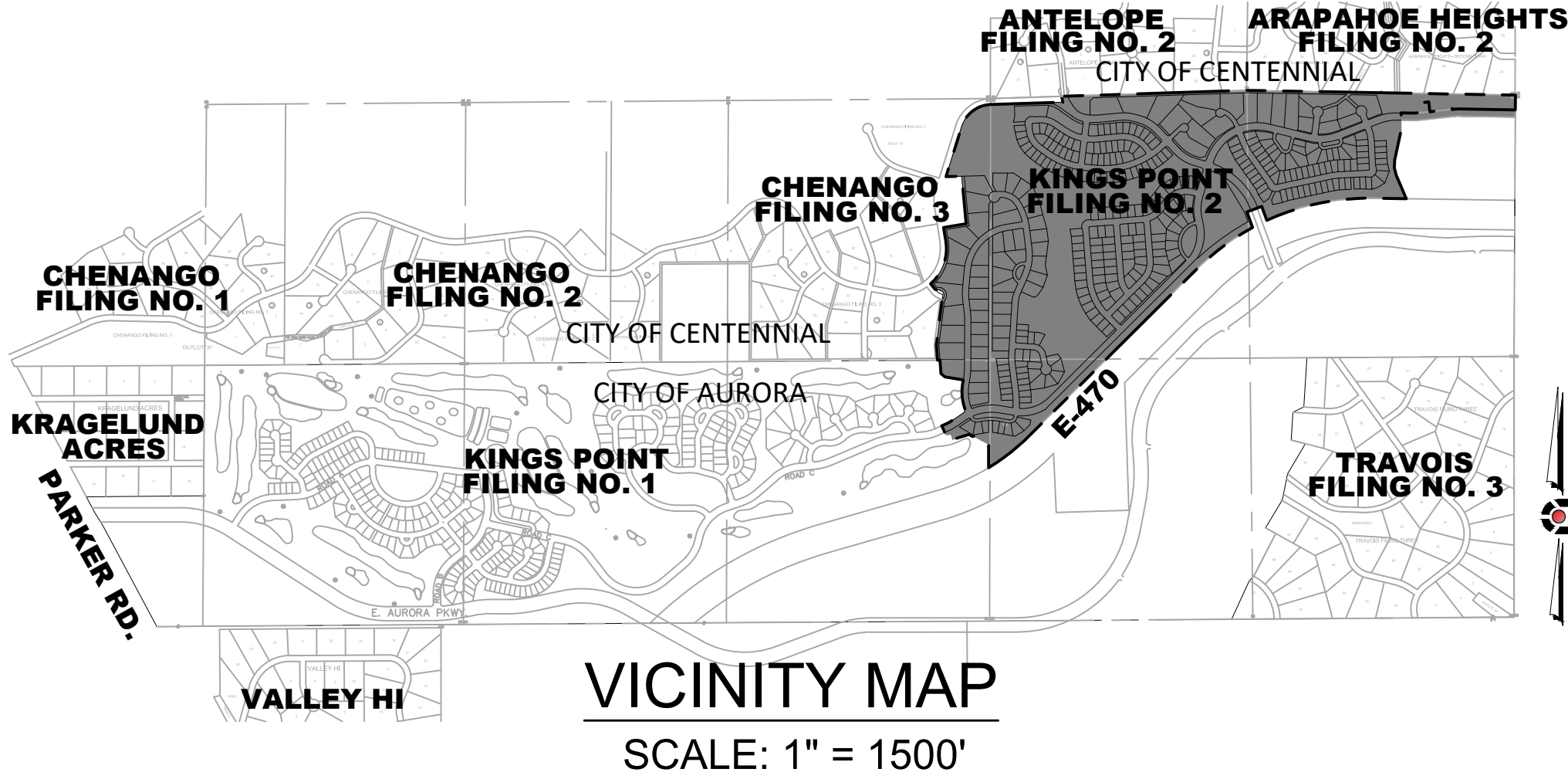


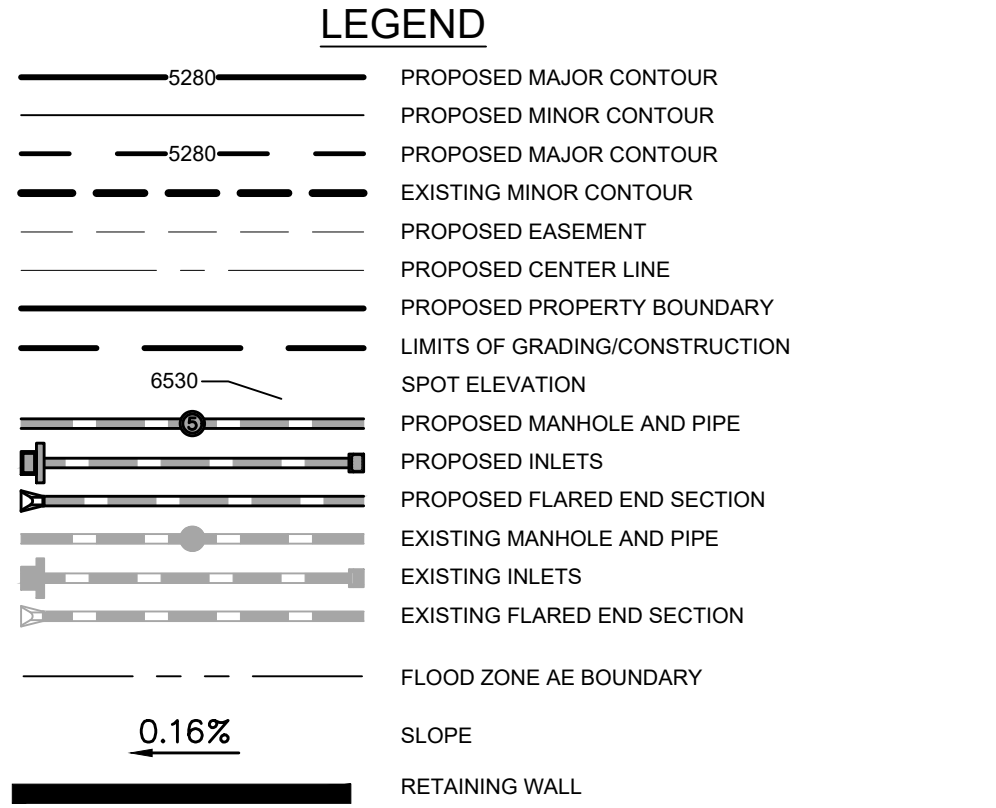
# KINGS POINT FILING NO. 2 SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.



## SHEET INDEX

NUMBER	TITLE
1	COVER SHEET
2	KEY MAP PLAN
3	SITE GRADING PLAN
4	SITE GRADING PLAN
5	SITE GRADING PLAN
6	SITE GRADING PLAN
7	SITE GRADING PLAN
8	SITE GRADING PLAN
9	SITE GRADING PLAN
10	SITE GRADING PLAN
11	SITE GRADING PLAN
12	SITE GRADING PLAN
13	SITE GRADING PLAN
14	SITE GRADING PLAN



## CITY OF AURORA APPROVALS

CITY ATTORNEY: \_\_\_\_\_ DATE: \_\_\_\_\_  
PLANNING DIRECTOR: \_\_\_\_\_ DATE: \_\_\_\_\_  
PLANNING COMMISSION: \_\_\_\_\_ DATE: \_\_\_\_\_  
(CHAIR PERSON)  
CITY COUNCIL: \_\_\_\_\_ DATE: \_\_\_\_\_  
(MAYOR)  
ATTEST: \_\_\_\_\_ DATE: \_\_\_\_\_  
(CITY CLERK)

RECORDER'S CERTIFICATE:  
ACCEPTED FOR FILING IN THE OFFICE OF THE CLERK AND RECORDER  
OF \_\_\_\_\_ COLORADO AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M, THIS \_\_\_\_\_  
DAY OF \_\_\_\_\_ AD. 2016.  
CLERK AND RECORDER: \_\_\_\_\_ DEPUTY: \_\_\_\_\_

THE CONTEXTUAL SITE PLAN AND ANY AMENDMENTS HERETO, UPON  
APPROVAL BY THE CITY OF AURORA AND RECORDING, SHALL BE  
BINDING UPON THE APPLICANTS THEREFORE, THEIR SUCCESSORS AND  
ASSIGNS. THIS PLAN SHALL LIMIT AND CONTROL THE ISSUANCE AND  
VALIDITY OF ALL BUILDING PERMITS, AND SHALL RESTRICT AND LIMIT  
THE CONSTRUCTION, LOCATION, USE, OCCUPANCY AND OPERATION  
OF ALL LAND AND STRUCTURES WITHIN THIS PLAN TO ALL  
CONDITIONS, REQUIREMENTS, LOCATIONS AND LIMITATIONS SET FORTH  
HEREIN. ABANDONMENT, WITH DRAWL OR AMENDMENT OF THIS PLAN  
MAY BE PERMITTED ONLY UPON APPROVAL OF THE CITY OF AURORA.  
IN WITNESS THEREOF, KINGSPPOINT LLC HAS CAUSED THESE

PRESENTS TO BE EXECUTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ AD. 2017.

BY: \_\_\_\_\_  
(OWNERS)  
STATE OF COLORADO \_\_\_\_\_ )SS  
COUNTY OF \_\_\_\_\_ )  
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ AD, 2017  
BY: \_\_\_\_\_  
(OWNERS)  
WITNESS MY HAND AND OFFICIAL SEAL  
\_\_\_\_\_  
(NOTARY PUBLIC) (SEAL)  
MY COMMISSION EXPIRES \_\_\_\_\_  
NOTARY BUSINESS ADDRESS: \_\_\_\_\_

NO.	REVISIONS	DATE	BY

OWNER  
KINGSPPOINT LLC  
3033 E. FIRST AVE. #305  
DENVER, CO 80206  
TEL-303-394-5500  
CONTACT: BRUCE STOKES

ENGINEER  
CORE CONSULTANTS  
1950 W. LITTLETON BLVD, STE 109  
LITTLETON, CO 80120  
TEL-303-703-4444  
CONTACT: BLAKE CALVERT

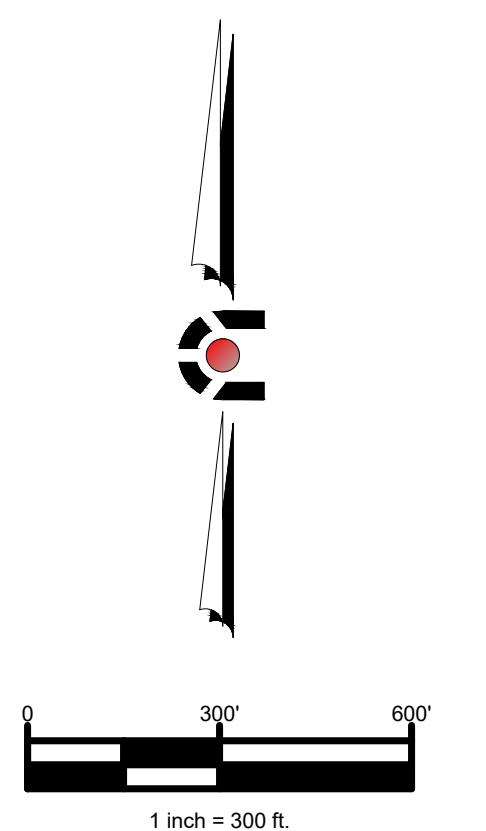


## KINGS POINT FILING NO. 2 SITE GRADING PLAN COVER SHEET

JOB NUMBER: 14-030 JULY 7, 2017  
SHEET 1 OF 14  
DESIGNED BY: RH DRAWN BY: MW CHECKED BY: RH



A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.



<u>OWNER</u>	<u>ENGINEER</u>
KINGSPPOINT LLC	CORE CONSULTANTS
3033 E. FIRST AVE. #305	1950 W. LITTLETON BLVD, STE 109
DENVER, CO 80206	LITTLETON, CO 80120
TEL-303-394-5500	TEL-303-703-4444
CONTACT: BRUCE STOKES	CONTACT: BLAKE CALVERT



JOB NUMBER: 14-030 JULY 7, 2017  
SHEET 2 OF 14  
DESIGNED BY: RHH DRAWN BY: ~~MMV~~ CHECKED BY: RH

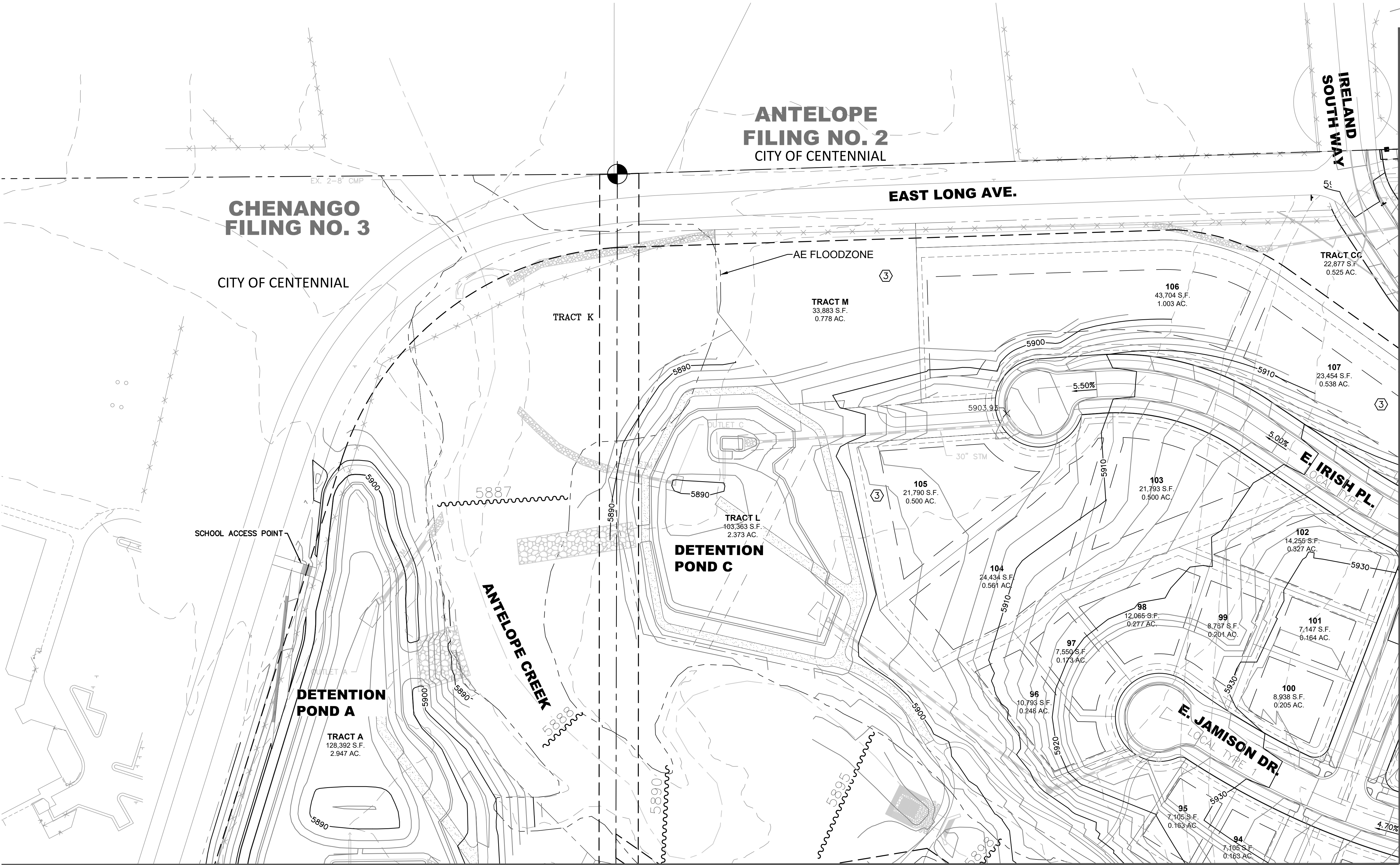


# KINGS POINT FILING NO. 2 SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.



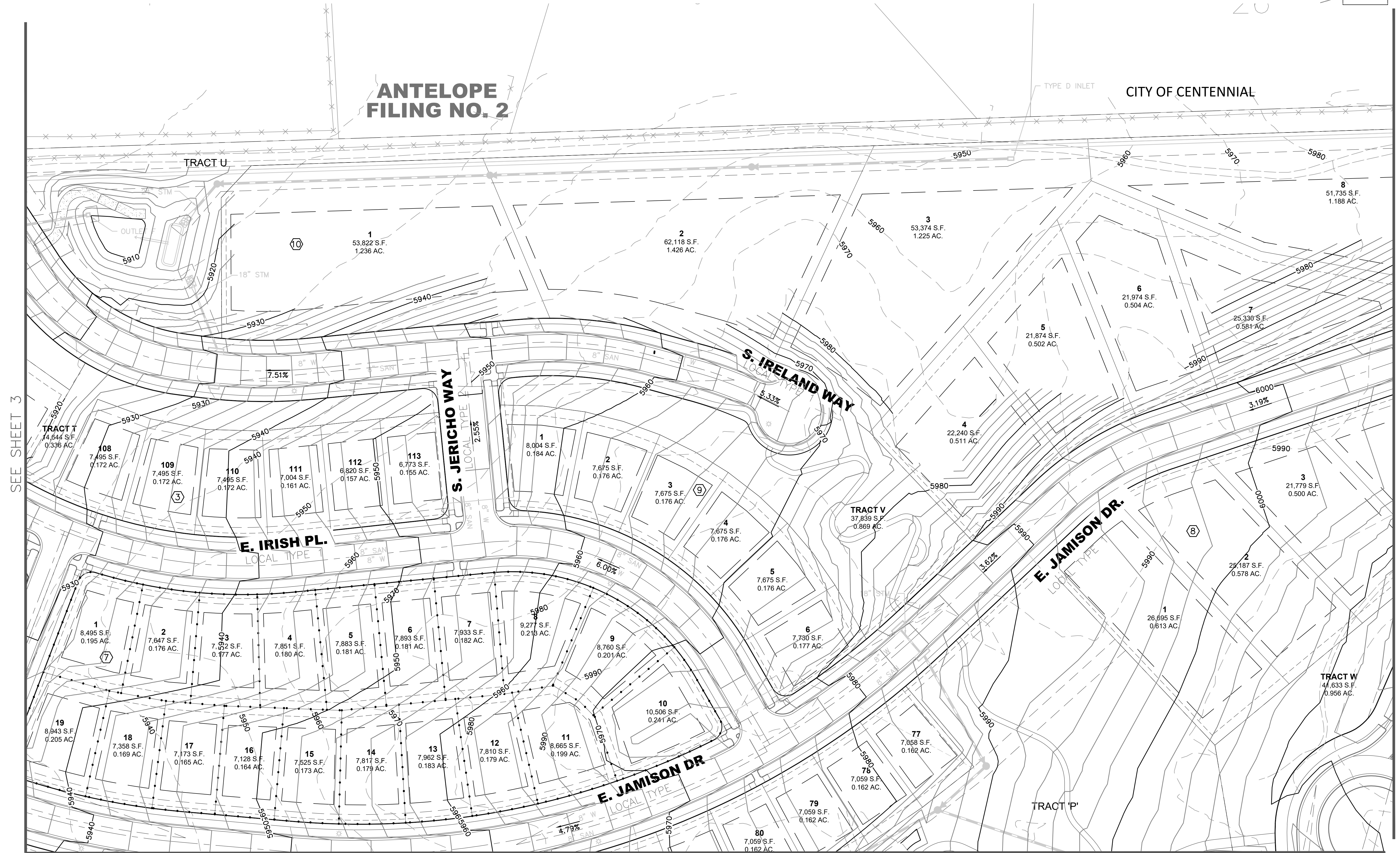
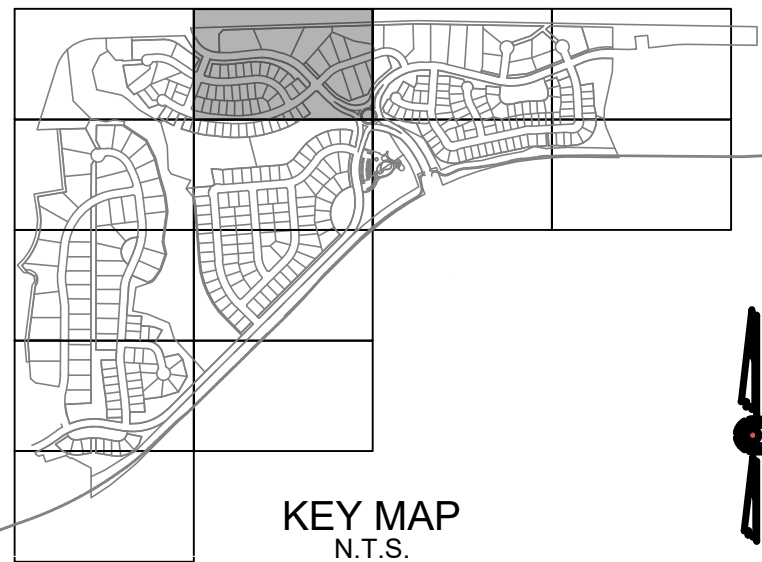
KEY MAP  
N.T.S.





# KINGS POINT FILING NO. 2 SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.



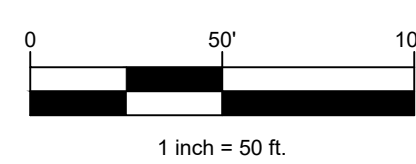
SEE SHEET 3

SEE SHEET 5

SEE SHEET 7

NO.	REVISIONS	DATE	BY

OWNER KINGSPONT LLC 3033 E. FIRST AVE. #305 DENVER, CO 80206 TEL-303-394-5500 CONTACT: BRUCE STOKES	ENGINEER CORE CONSULTANTS 1950 W. LITTLETON BLVD, STE 109 LITTLETON, CO 80120 TEL-303-703-4444 CONTACT: BLAKE CALVERT
--	--



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

JOB NUMBER: 14-030  
SHEET 4 OF 14  
DESIGNED BY: RH  
DRAWN BY: MW  
CHECKED BY: RH

JULY 7, 2017

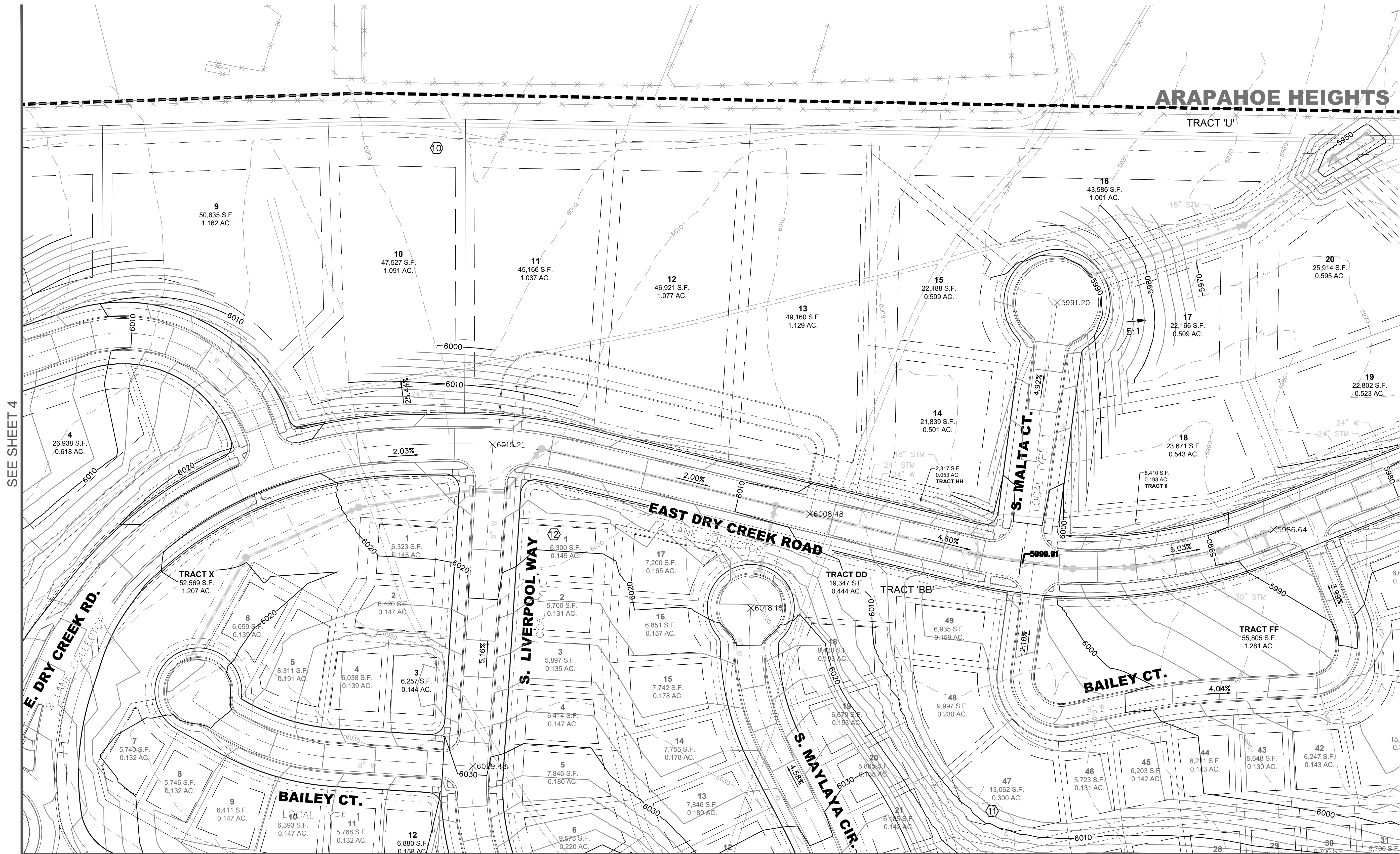


# KINGS POINT FILING NO. 2 SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.



KEY MAP  
N.T.S.

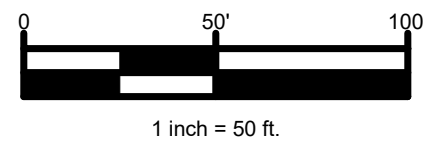


SEE SHEET 8

NO.	REVISIONS	DATE	BY

OWNER  
KINGSPONT LLC  
3033 E. FIRST AVE. #305  
DENVER, CO 80206  
TEL-303-394-5500  
CONTACT: BRUCE STOKES

ENGINEER  
CORE CONSULTANTS  
1950 W. LITTLETON BLVD, STE 109  
LITTLETON, CO 80120  
TEL-303-703-4444  
CONTACT: BLAKE CALVERT



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

JOB NUMBER: 14-030  
SHEET 5 OF 14  
DESIGNED BY: RH  
DRAWN BY: MW  
CHECKED BY: RH  
JULY 7, 2017



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.



KEY MAP  
N.T.S.

ARAPAHOE HEIGHTS

TRACT U  
307,462 S.F.  
7.058 AC.

TRACT JJ  
42,794 S.F.  
0.982 AC.

TRACT AA  
78,817 S.F.  
1.809 AC.

DETENTION POND  
SCH

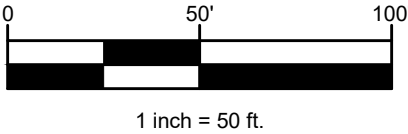
EXISTING LIBERTY MIDDLE SCHOOL  
KINGS POINT FILING No. 3

SEE SHEET 10

NO.	REVISIONS	DATE	BY

OWNER  
KINGSPONT LLC  
3033 E. FIRST AVE. #305  
DENVER, CO 80206  
TEL-303-394-5500  
CONTACT: BRUCE STOKES

ENGINEER  
CORE CONSULTANTS  
1950 W. LITTLETON BLVD, STE 109  
LITTLETON, CO 80120  
TEL-303-703-4444  
CONTACT: BLAKE CALVERT



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

JOB NUMBER: 14-030  
SHEET 6 OF 14  
DESIGNED BY: RH  
DRAWN BY: MW  
CHECKED BY: RH  
JULY 7, 2017



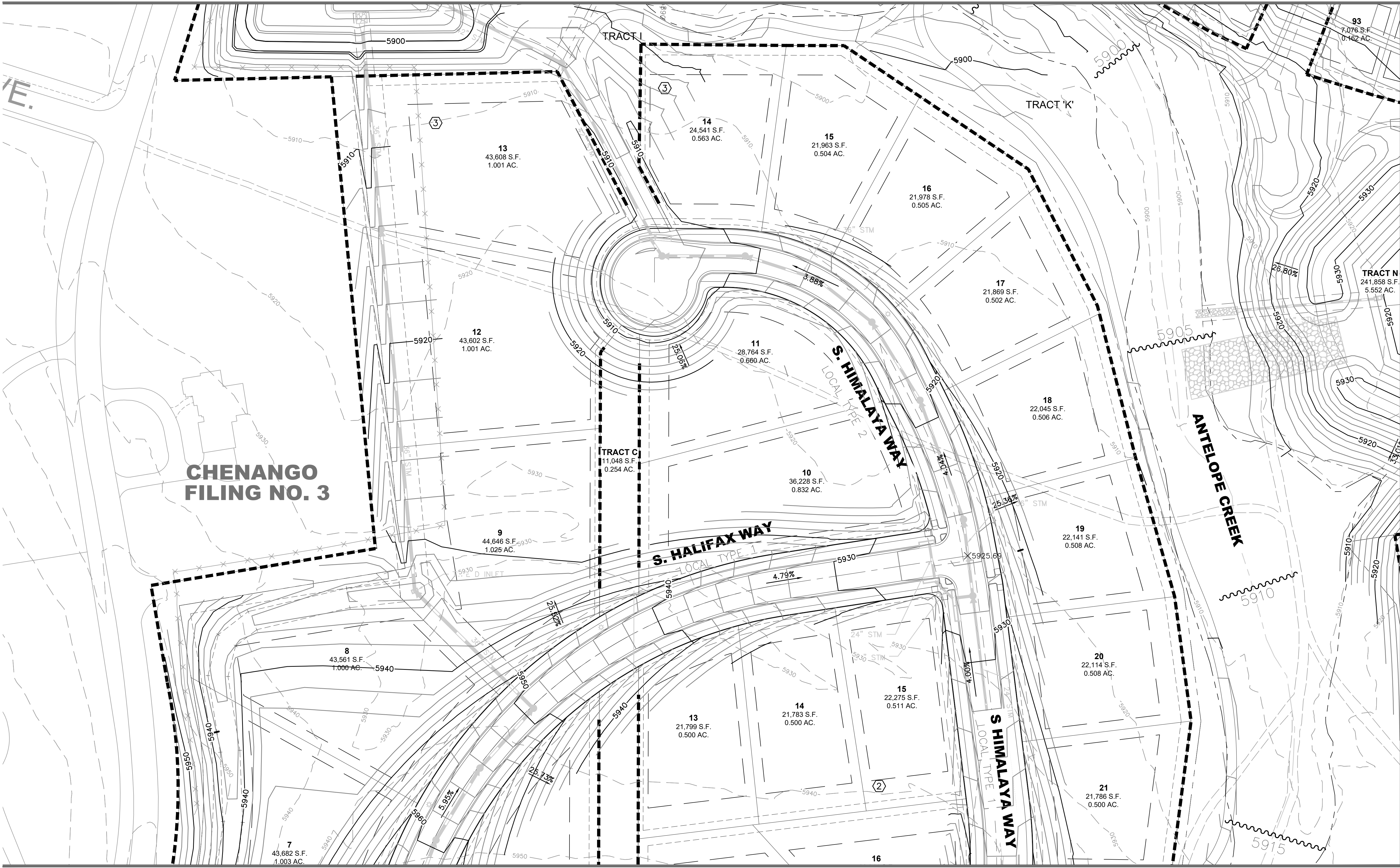
# KINGS POINT FILING NO. 2 SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.

SEE SHEET 3



KEY MAP  
N.T.S.



SEE SHEET 8

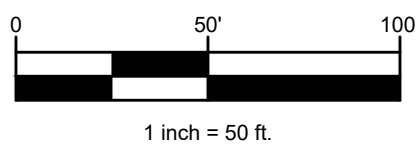
SEE SHEET 11

NO.	REVISIONS	DATE	BY

OWNER  
KINGSPPOINT LLC  
3033 E. FIRST AVE. #305  
DENVER, CO 80206  
TEL-303-394-5500  
CONTACT: BRUCE STOKES

ENGINEER  
CORE CONSULTANTS  
1950 W. LITTLETON BLVD, STE 109  
LITTLETON, CO 80120  
TEL-303-703-4444  
CONTACT: BLAKE CALVERT

NOTES:  
1. GRADING WITH ANTELOPE CREEK IS ANTICIPATED TO OCCUR IN ACCORDANCE WITH THE  
APPROVED MAJOR DRAINAGEWAY PLAN BY URBAN DRAINAGE OR OTHER APPROVED  
DESIGN. THIS GRADING IS NOT SHOWN. CONCEPTUAL IMPROVEMENTS ARE SHOWN IN  
THE BACKGROUND.



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

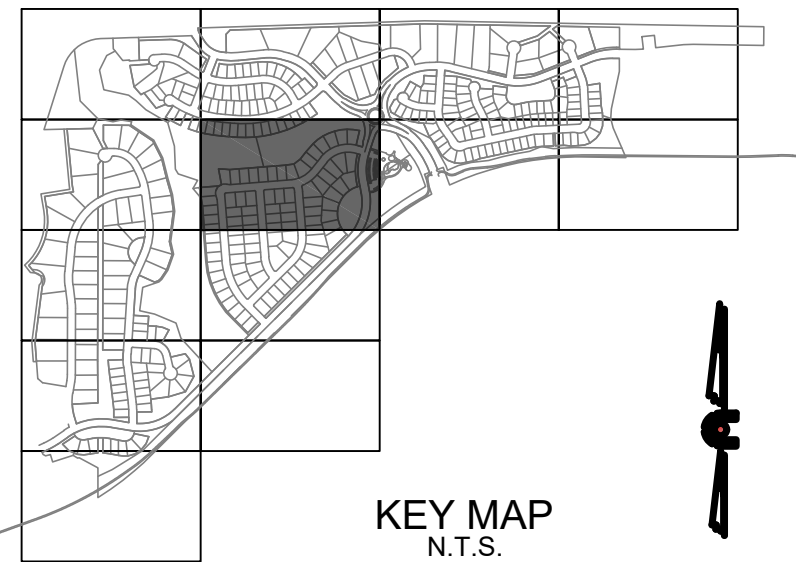
JOB NUMBER: 14-030  
SHEET 7 OF 14  
DESIGNED BY: RH  
DRAWN BY: MW  
CHECKED BY: RH  
JULY 7, 2017



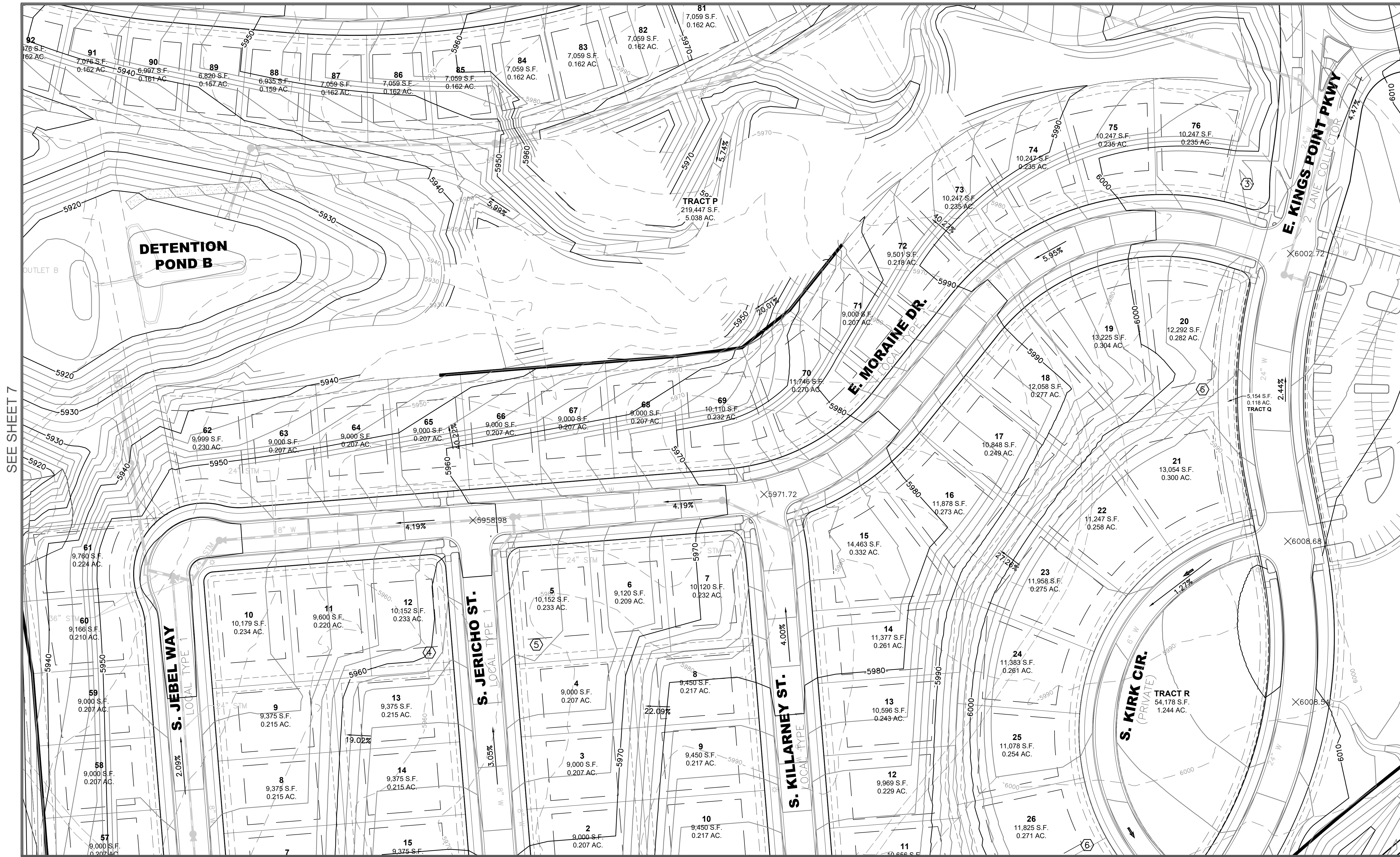
# KINGS POINT FILING NO. 2 SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.

SEE SHEET 4



KEY MAP  
N.T.S.



SEE SHEET 7

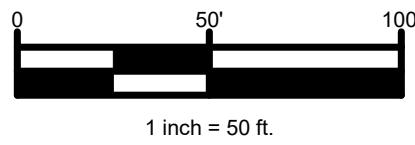
SEE SHEET 9

SEE SHEET 12

NO.	REVISIONS	DATE	BY

OWNER  
KINGSPONT LLC  
3033 E. FIRST AVE. #305  
DENVER, CO 80206  
TEL-303-394-5500  
CONTACT: BRUCE STOKES

ENGINEER  
CORE CONSULTANTS  
1950 W. LITTLETON BLVD, STE 109  
LITTLETON, CO 80120  
TEL-303-703-4444  
CONTACT: BLAKE CALVERT



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

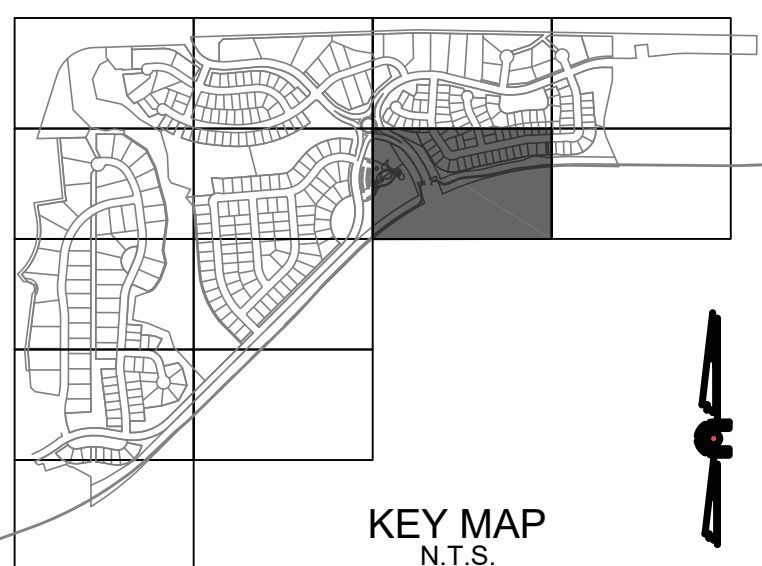
JOB NUMBER: 14-030  
SHEET 8 OF 14  
DESIGNED BY: RH  
DRAWN BY: MW  
CHECKED BY: RH  
JULY 7, 2017



# KINGS POINT FILING NO. 2 SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.

SEE SHEET 5



KEY MAP  
N.T.S.



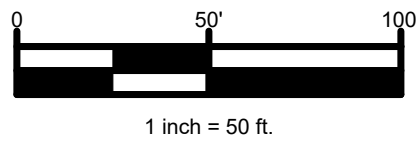
SEE SHEET 8

SEE SHEET 10

NO.	REVISIONS	DATE	BY

OWNER  
KINGSPONT LLC  
3033 E. FIRST AVE. #305  
DENVER, CO 80206  
TEL-303-394-5500  
CONTACT: BRUCE STOKES

ENGINEER  
CORE CONSULTANTS  
1950 W. LITTLETON BLVD, STE 109  
LITTLETON, CO 80120  
TEL-303-703-4444  
CONTACT: BLAKE CALVERT



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

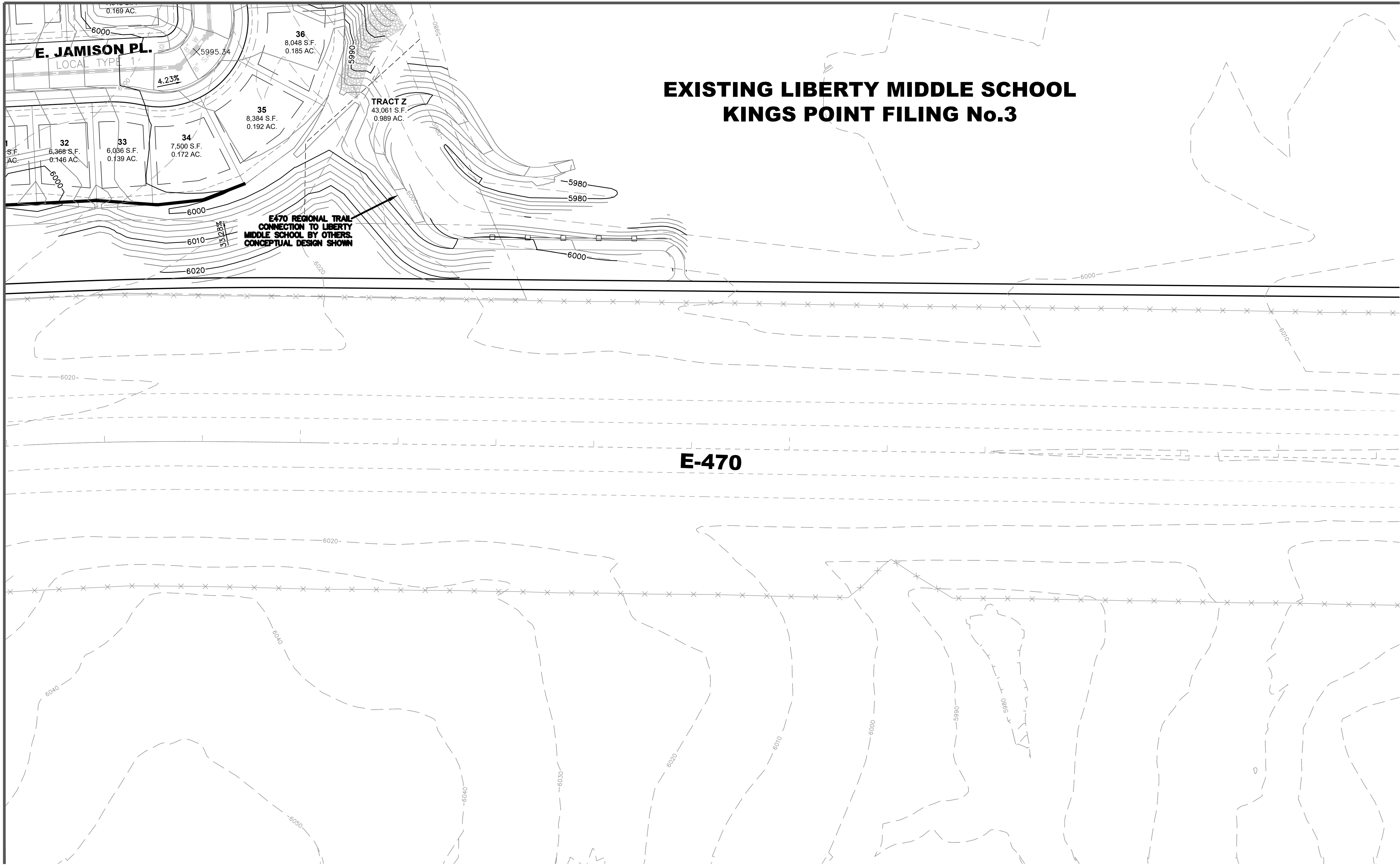
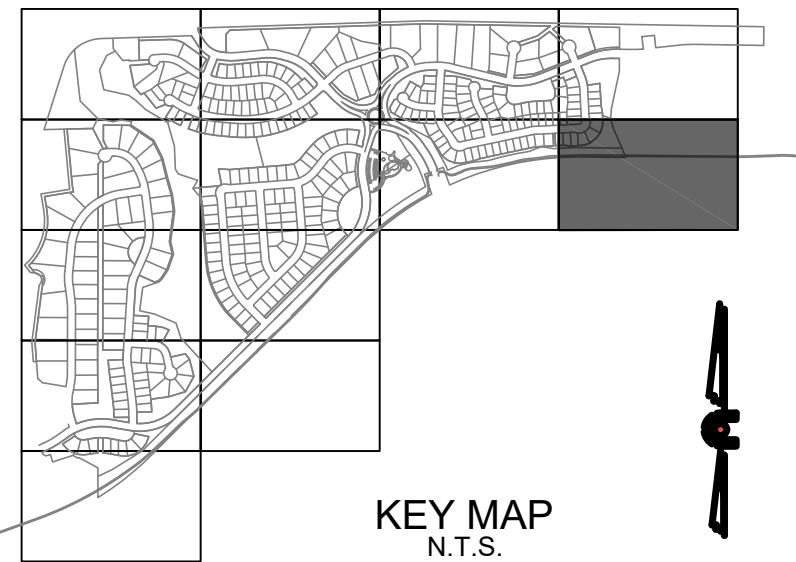
JOB NUMBER: 14-030  
SHEET 9 OF 14  
DESIGNED BY: RH  
DRAWN BY: MW  
CHECKED BY: RH  
JULY 7, 2017



# KINGS POINT FILING NO. 2 SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.

SEE SHEET 6

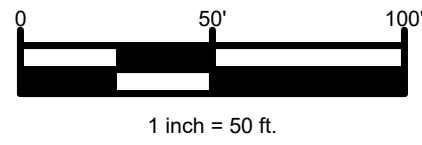


E-470

NO.	REVISIONS	DATE	BY

OWNER  
KINGSPONT LLC  
3033 E. FIRST AVE. #305  
DENVER, CO 80206  
TEL-303-394-5500  
CONTACT: BRUCE STOKES

ENGINEER  
CORE CONSULTANTS  
1950 W. LITTLETON BLVD, STE 109  
LITTLETON, CO 80120  
TEL-303-703-4444  
CONTACT: BLAKE CALVERT



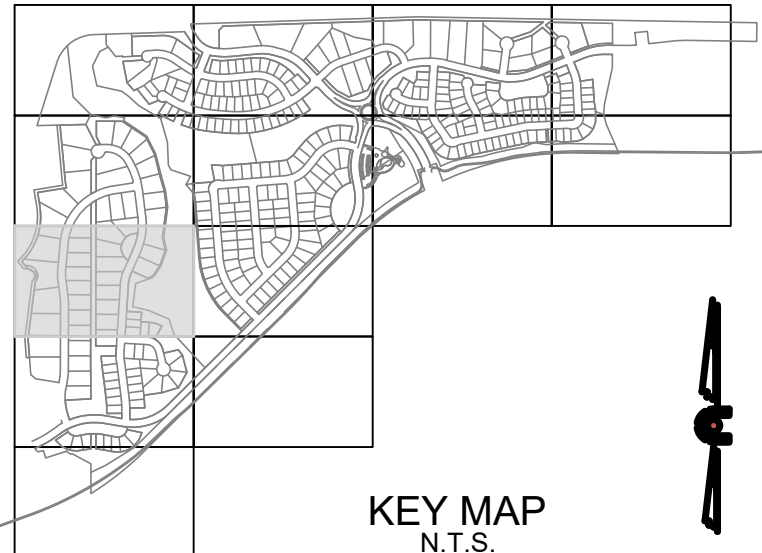
KINGS POINT FILING NO. 2  
SITE GRADING PLAN

JOB NUMBER: 14-030 JULY 7, 2017  
SHEET 10 OF 14  
DESIGNED BY: RH DRAWN BY: MW CHECKED BY: RH



# KINGS POINT FILING NO. 2 SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.



SEE SHEET 9

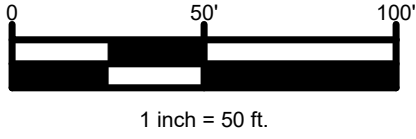
SEE SHEET 12

NO.	REVISIONS	DATE	BY

OWNER  
KINGSPPOINT LLC  
3033 E. FIRST AVE. #305  
DENVER, CO 80206  
TEL-303-394-5500  
CONTACT: BRUCE STOKES

ENGINEER  
CORE CONSULTANTS  
1950 W. LITTLETON BLVD, STE 109  
LITTLETON, CO 80120  
TEL-303-703-4444  
CONTACT: BLAKE CALVERT

NOTES:  
1. GRADING WITH ANTELOPE CREEK IS ANTICIPATED TO OCCUR IN ACCORDANCE WITH THE APPROVED MAJOR DRAINAGEWAY PLAN BY URBAN DRAINAGE OR OTHER APPROVED DESIGN. THIS GRADING IS NOT SHOWN. CONCEPTUAL IMPROVEMENTS ARE SHOWN IN THE BACKGROUND.



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

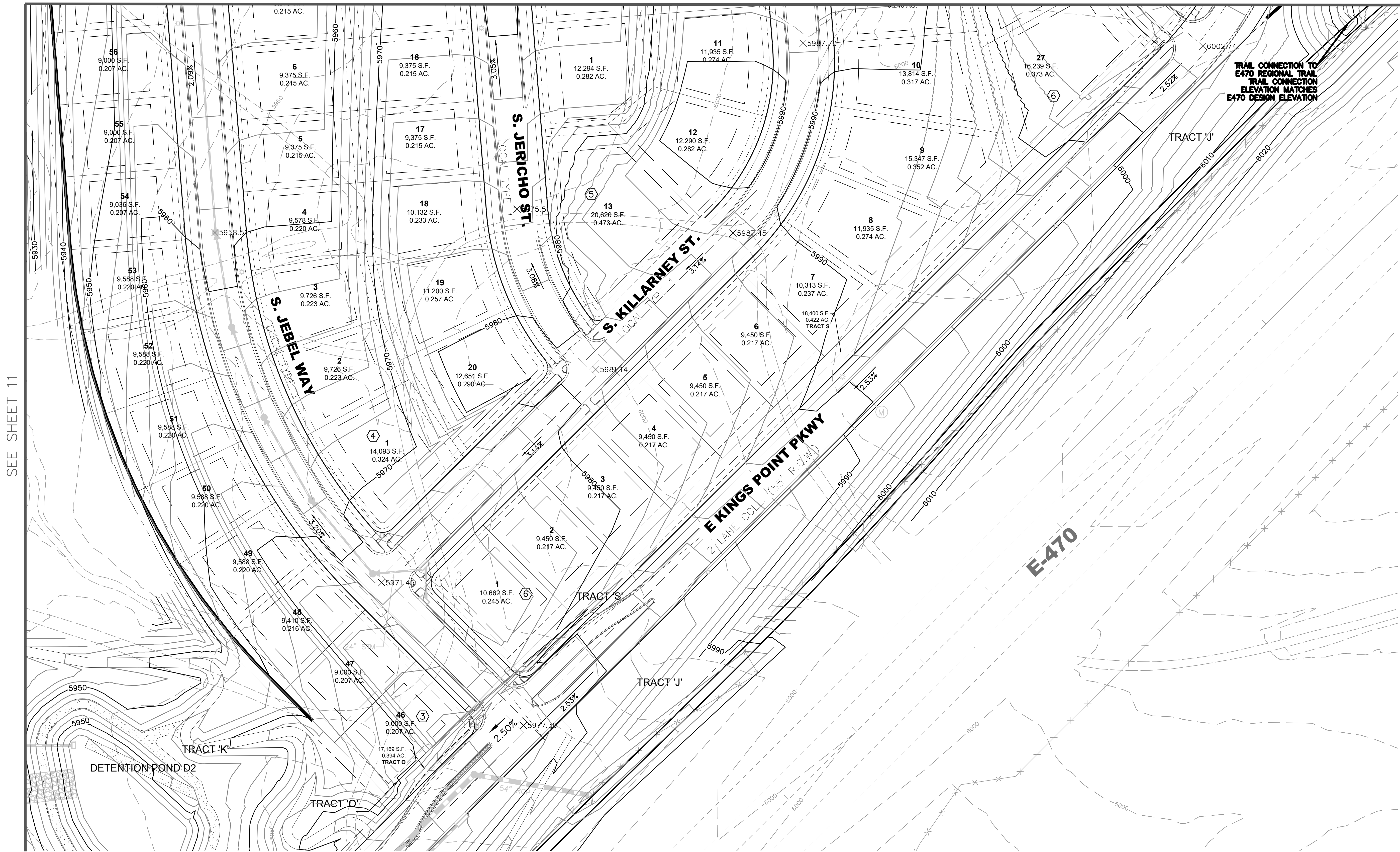
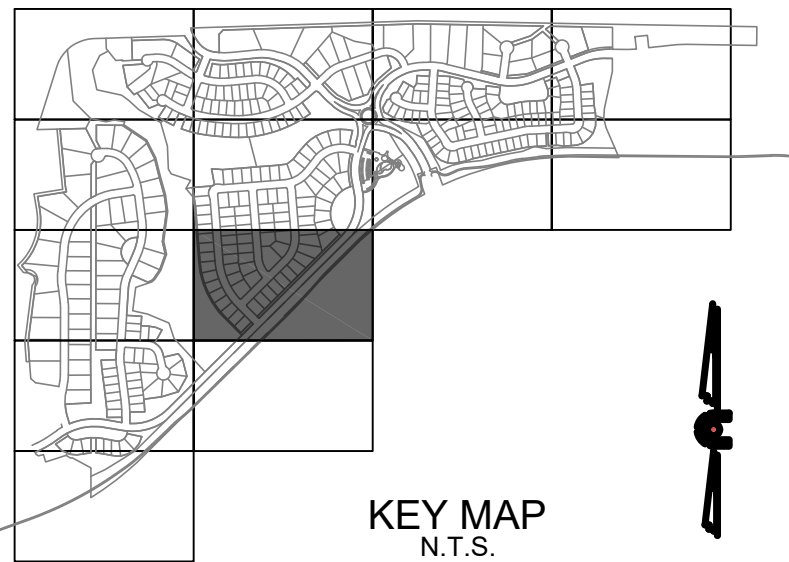
JOB NUMBER: 14-030  
SHEET 11 OF 14  
DESIGNED BY: RH  
DRAWN BY: MW  
CHECKED BY: RH

JULY 7, 2017



# KINGS POINT FILING NO. 2 SITE GRADING PLAN

A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.  
SEE SHEET 8

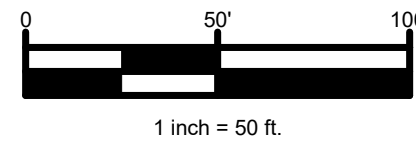


SEE SHEET 11

NO.	REVISIONS	DATE	BY

OWNER  
KINGSPONT LLC  
3033 E. FIRST AVE. #305  
DENVER, CO 80206  
TEL-303-394-5500  
CONTACT: BRUCE STOKES

ENGINEER  
CORE CONSULTANTS  
1950 W. LITTLETON BLVD, STE 109  
LITTLETON, CO 80120  
TEL-303-703-4444  
CONTACT: BLAKE CALVERT



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

JOB NUMBER: 14-030  
SHEET 12 OF 14  
DESIGNED BY: RH  
DRAWN BY: MW  
CHECKED BY: RH  
JULY 7, 2017



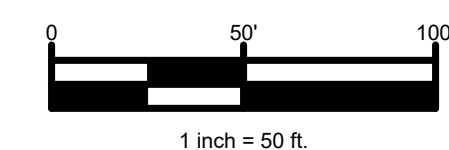
A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.  
SEE SHEET 11



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

<u>OWNER</u>	<u>ENGINEER</u>
KINGSPONT LLC	CORE CONSULTANTS
3033 E. FIRST AVE. #305	1950 W. LITTLETON BLVD, STE 109
DENVER, CO 80206	LITTLETON, CO 80120
TEL-303-394-5500	TEL-303-703-4444
CONTACT: BRUCE STOKES	CONTACT: BLAKE CALVERT

SEE SHEET 14

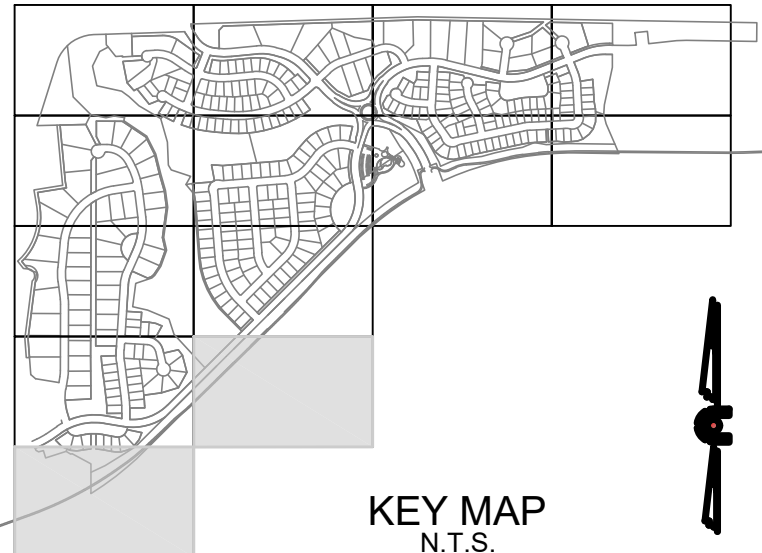


JOB NUMBER: 14-030 JULY 7, 2017  
SHEET 13 OF 14  
DESIGNED BY: RH DRAWN BY: MW CHECKED BY: RH

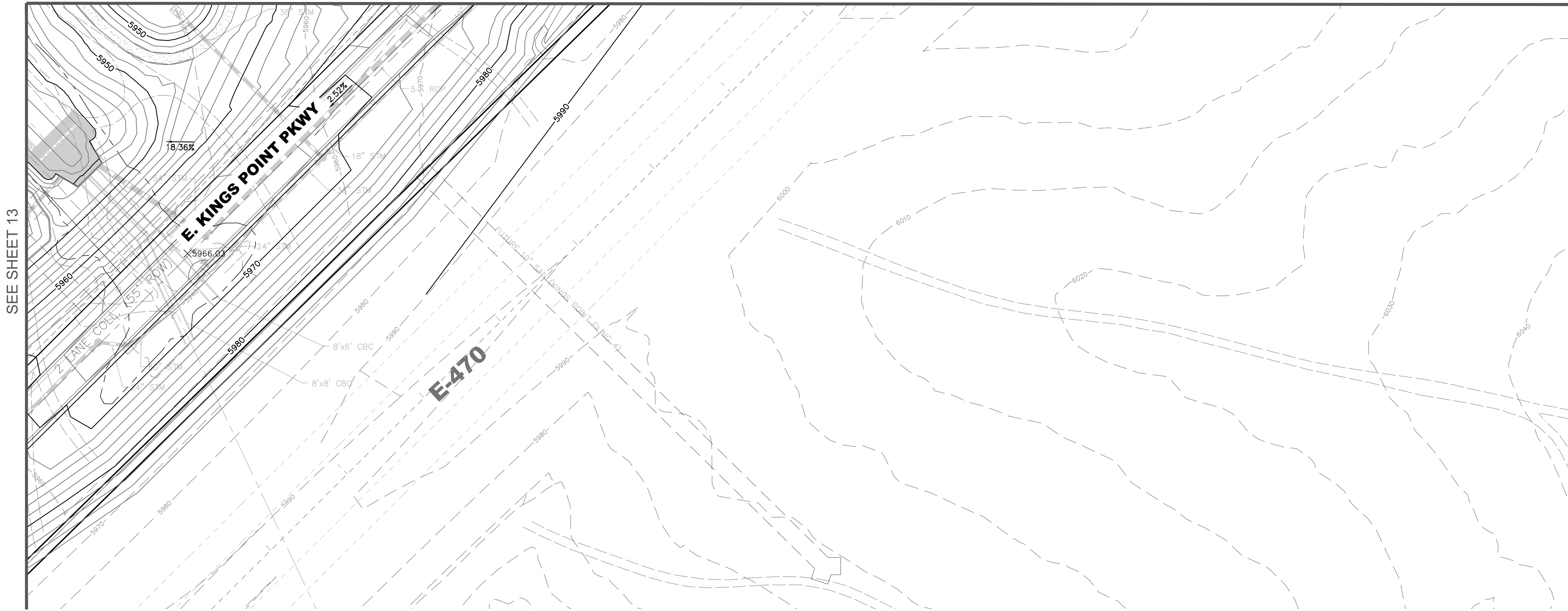


# KINGS POINT FILING NO. 2 SITE GRADING PLAN

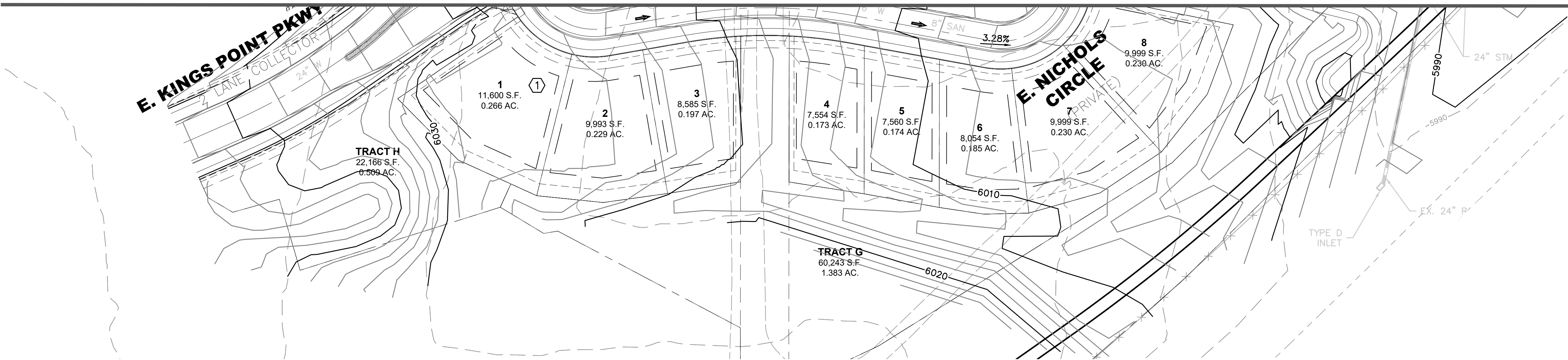
A PARCEL OF LAND BEING A PORTION OF THE EAST HALF OF SECTION 34 AND SECTION 35,  
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.



SEE SHEET 12



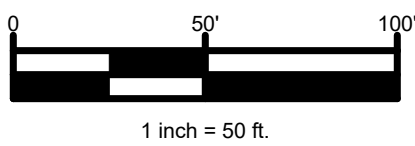
SEE SHEET 13



NO.	REVISIONS	DATE	BY
XX	XXXX	XX/XX/XX	XXX
---	XX	XX	---
XX	XX	XX	XX
XX	XX	XX	XX
XX	XX	XX	XX

OWNER  
KINGSPONT LLC  
3033 E. FIRST AVE. #305  
DENVER, CO 80206  
TEL-303-394-5500  
CONTACT: BRUCE STOKES

ENGINEER  
CORE CONSULTANTS  
1950 W. LITTLETON BLVD, STE 109  
LITTLETON, CO 80120  
TEL-303-703-4444  
CONTACT: BLAKE CALVERT



KINGS POINT FILING NO. 2  
SITE GRADING PLAN

JOB NUMBER: 14-030  
SHEET 14 OF 14  
DESIGNED BY: RH  
DRAWN BY: MW  
CHECKED BY: RH  
JULY 7, 2017