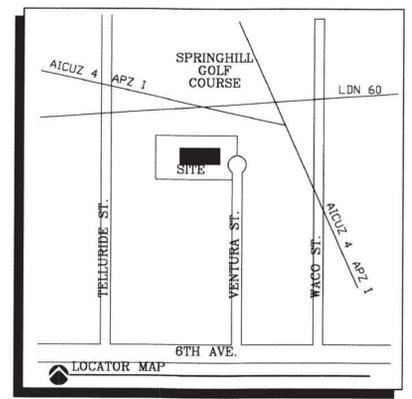


PROJECT DATA	ALL PHASES	PHASE I	PHASE II	PHASE III	PHASE IV
LAND AREA WITHIN PROPERTY LINES	125,011 SF. or 2.8100 ACRES				
GROSS FLOOR AREA		8,000 SF.	16,200 SF.	24,000 SF.	32,000 SF.
NUMBER OF BUILDINGS		1 or 25%	1 or 50%	1 or 75%	1 or 100%
TOTAL BUILDING COVERAGE		8,000 SF. or 6.4%	16,200 SF. or 12.8%	24,000 SF. or 19.2%	32,000 SF. or 25.6%
HARD SURFACE AREA (EXCLUSIVE OF BUILDINGS)		19,881 SF. or 15.9%	39,771 SF. or 31.5%	59,661 SF. or 47.3%	79,551 SF. or 63.6%
LANDSCAPE AREA WITHIN SITE		17,153 SF. or 13.7%	22,255 SF. or 17.8%	25,480 SF. or 20.4%	40,913 SF. or 32.7%
OPEN SPACE WITHIN SITE (NATURAL VEGETATION)		83,911 SF. or 67.1%	56,545 SF. or 45.3%	36,140 SF. or 28.9%	0 SF. or 0%
PRESENT ZONING CLASSIFICATION	MI 4 AIGUZ APZ-I OVERLAY				
ZONING ON ADJACENT PROPERTIES					
NORTH	OPEN (SPRING HILL GOLF COURSE)				
EAST	MI				
WEST	MI				
SOUTH	MI				
PROPOSED USES					
PERMITTED MAX. SIGN AREA	OFFICE WAREHOUSE				
TYPE OF SIGN(S)	3,200 SF. MAX. 600 SF. PER TENANT SIGN WALL, 4 JOINT TENANT MONUMENT				
NUMBER OF STORIES	40'-0"				
MAXIMUM HEIGHT OF BUILDINGS					
LOADING SPACES PROVIDED		1	3	5	6
PARKING SPACES PROVIDED		23	34	51	65
% COMPACT		0%	0%	0%	0%
PARKING SPACES REQUIRED		22.5	48	65	82
HANDICAP SPACES PROVIDED		2	3	4	4
HANDICAP SPACES REQUIRED		2	2	2	2

(ALL FIGURES SHOWN HAVE BEEN ROUNDED AND ARE THEREFORE APPROXIMATE)

- Right of way for ingress and egress for services and emergency vehicles is granted over, across, on and through any and all private roads and ways now or hereafter established on the described property, and the same are hereby designated as fire lanes and emergency and service roads, and shall be posted "No Parking - Fire Lane."
- The developer, his successors and assigns, shall be responsible for installation, maintenance and replacement of all landscaping materials shown or indicated on the approved Site Plan or Landscape Plan on file in the Planning Department.
- The approval of this document does not constitute final approval of grading, drainage, utility, public improvements and building plans. Building permits will not be issued until construction plans are reviewed by the appropriate city departments and approved for compliance with City codes, regulations, specifications, and criteria.
- All building address numbers shall comply with Sections 34-122 and 34-125 of the Aurora City Code.
- Landscaping to be completed prior to issuance of Certificate of Occupancy. Final landscape construction or as-built drawings will be submitted a minimum of four weeks prior to request for Certificate of Occupancy and shall conform with this concept plan.
- All new compact car spaces shall be clearly identified for compact car parking only. The developer, his successors and assigns, shall have the right to add additional compact car spaces by means of "stripping" as long as the total amount of compact spaces does not exceed 42% of the total spaces.
- The developer, his successors and assigns shall be responsible for installation, maintenance and replacement of all fire lane signs as required by the City of Aurora.
- See sheet A3 for Landscape Plan.
- All signs must conform to the City of Aurora Sign Code.
- Notwithstanding any surface improvements, landscaping, planting or changes shown in these Site or Construction Plans, or actually or put in place all utility elements must remain unobstructed and fully accessible along their entire length to allow for adequate maintenance equipment. Additionally, no installation of planting, change in the surface, etc. shall interfere with the operation of the utility lines placed within the easement. By submitting these Site or Construction Plans for approval, the landowner recognizes and accepts the same, conditions and requirements of this note.
- Site lighting shall be sharp cut-off downcast luminaires. Maximum pole height shall be 26 feet.
- Roof top mechanical units shall be screened by the parapet wall. Should any part of the mechanical units be visible above the parapet walls, they shall be painted to match the exterior finished metal or building's masonry color. Parapet walls shall be 2'-6" minimum in height. Because of roof slope, height of parapet wall may vary.
- Parking stall dimensions to be 9' or 8.5' wide. Handicap stalls to be 12' wide. Length to be 19'-0". Parking aisles are 23'-0" in width as dimensioned on Site Plan. Fire lanes are a minimum of 20'-0" wide as dimensioned on the Site Plan.
- All access points shall be "joint access" or "public access" as defined by individual agreements between owners. All access shall be for perpetual use of all parties as provided in the documents creating those rights.
- All handicapped curb cuts shall meet the City of Aurora construction and design requirements that are enforced at the time of construction.
- Reference the preliminary drainage report for this FSD prepared by RMR Engineers for information regarding drainage basins and storm drainage inlets.
- This site is in the Accident Potential Zone I (APZ) of Buckley Air National Guard (BANG) Base and is subject to restrictions on intensity and type of use as stated in section 41-830 of the Aurora Code.
- The applicant has the obligation to comply with all applicable requirements of the Americans with Disabilities Act (ADA).



ROCKY MOUNTAIN THUNDERBIRD INDUSTRIAL TECHNOLOGICAL CENTER LOT 1, BLOCK 2

ADOLFSON & PETERSON, INC.
AURORA, COLORADO
HEADQUARTERS
FINAL DEVELOPMENT PLAN
SITE PLAN

LEGAL DESCRIPTION:
LOT 1, BLOCK 1 THUNDERBIRD INDUSTRIAL AND TECHNOLOGICAL CENTER SUBDIVISION FILING NO. 4 BEING A RESUBDIVISION OF A PART OF LOT 1, BLOCK 1 THUNDERBIRD INDUSTRIAL AND TECHNOLOGICAL CENTER SUBDIVISION A PART OF THE SOUTHEAST 1/4 OF SECTION 4, T4S, R66W OF THE 6TH PM, CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.

SAID PARCEL CONTAINS 125,118 SQ. FT. OR 2.8123 ACRES MORE OR LESS.

THIS SITE PLAN AND ANY AMENDMENTS HERETO UPON APPROVAL BY THE CITY OF AURORA AND RECORDING, SHALL BE BINDING UPON THE APPLICANTS THEREOF, 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 WITHDRAWAL OR AMENDMENT OF THIS PLAN MAY BE PERMITTED ONLY UPON APPROVAL OF THE CITY OF AURORA.

In witness thereof Kent Weicht Adolfson & Peterson
has caused these presents to be executed
this 28 day of April AD 2004
By: Kent Weicht
(Principal or Owner)

NOTARIAL:
State of Colorado
County of Arapahoe
The foregoing instrument was acknowledged before me this 28th day of April AD 2004
by Kent Weicht
(Principal or Owner)

Witness my hand and official seal
Shirley Thomas
My commission expires 1-23-2008



CITY OF AURORA APPROVALS:
City Attorney: Robert Weitzel Date: 5/4/04
Planning Director: Ally Watts Date: 5/4/04
Planning Commission: NA Date: NA
City Council: NA Date: NA
Attest: _____ Date: _____
(City Clerk)

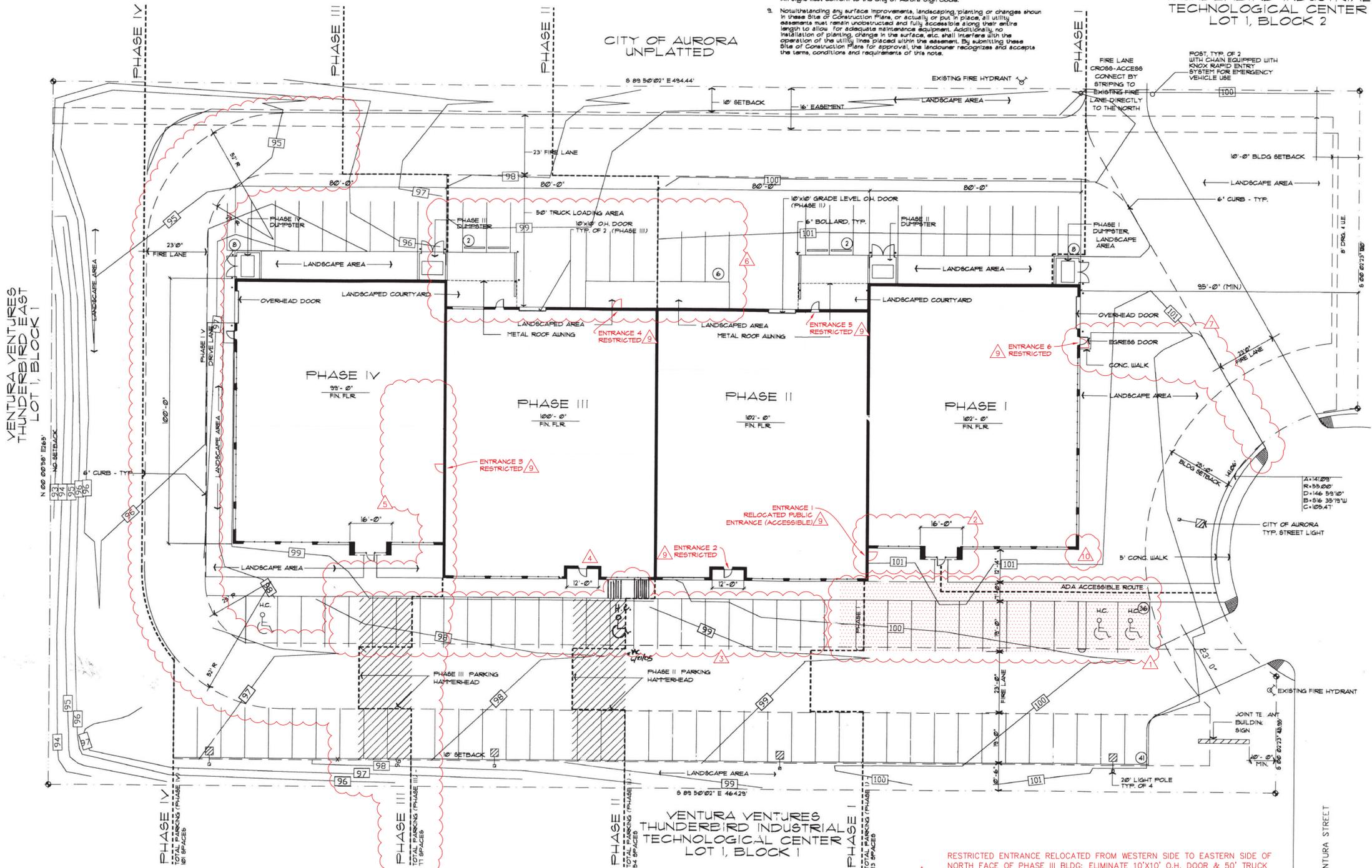
RECORDER'S CERTIFICATE:
Accepted for filing in the office of the Clerk and Recorder of _____ County, Colorado at _____ o'clock _____ M, this Day of _____ AD 19 _____
Clerk and Recorder _____
Deputy _____

ADOLFSON & PETERSON, INC.
NEW OFFICE/WAREHOUSE - AURORA HEADQUARTERS
LOCATED NEAR:
6th AVENUE and VENTURA STREET

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The RaleighGroup, Inc.
6033 SOUTH GLENDE WAY
CENTENNIAL, CO 80121
303.775.9395 FAX

Date	• 11 MAY 1994
Proj No.	• 94-00015
Drawn	• LOUE
Checked	• LOUE
Issued/Revised Date	
ADMIN. AMEND.	• 07 MAR 2004
Drawing Title	
SITE PLAN	



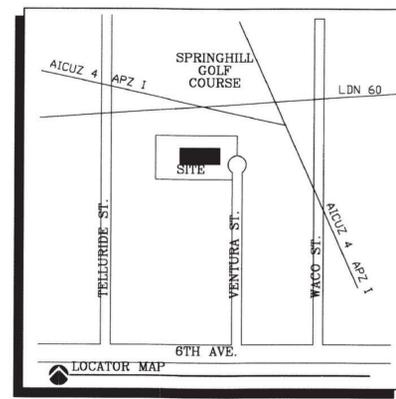
SITE PLAN
SCALE: 1" = 20'-0"

- △ HATCHING INDICATES APPROX LIMITS OF SIDEWALK & PAVEMENT REMOVAL/REPLACEMENT DURING PHASE III BLDG CONSTRUCTION FOR RELOCATED ADA PARKING STALLS & ADA RAMPS; REVISED ADA ACCESSIBLE ROUTE & ADDED LANDSCAPED ISLAND (9' WIDTH W/ CURB & GUTTER)
- △ RELOCATE PUBLIC ENTRANCE (ACCESSIBLE) FROM PHASE I BLDG TO EAST FACE OF PHASE II BLDG, INCLUDE SIDEWALK EXTENSION & BLDG ENTRANCE CANOPY AT RELOCATED PUBLIC ENTRANCE; REMOVE EXIST BLDG ENTRANCE SIDEWALK & REPLACE WITH LANDSCAPING; ADD KNOX BOX WITH APPROVED HARDWARE SYMBOL AT RELOCATED ENTRANCE - ADDED IN RESPONSE TO COA-LIFE SAFETY COMMENT
- △ RESTRIPE PARKING STALLS TO ACCOMMODATE REVISIONS TO PARKING EAST & WEST OF AREA; REMOVE EXIST ADA PARKING STALL & ADA RAMP (TO BE RELOCATED ON NORTHEAST END OF PARKING LOT)
- △ PHASE III RESTRICTED BLDG ENTRANCE ON SOUTH BLDG FACE ELIMINATED & BLDG LIMITS REVISED TO REMOVE ALCOVE
- △ RESTRICTED ENTRANCE, 20'X40' CONCRETE PATIO & 5' CONCRETE SIDEWALK (INTERIM-DURING PHASE III) ADDED TO WEST SIDE OF PHASE III BLDG; PHASE III PARKING HAMMERHEAD STRIPING REPLACED WITH EXTENSION OF FIRE LANE AROUND WEST SIDE OF PHASE IV BLDG TO COMPLETE FIRE LANE LOOP AROUND BLDG - ADDED FIRE LANE LOOP IN RESPONSE TO COA-LIFE SAFETY COMMENT IN LIEU OF PROVIDING 2 FIRE APPARATUS TURNAROUNDS
- △ RESTRICTED ENTRANCE RELOCATED FROM WESTERN SIDE TO EASTERN SIDE OF NORTH FACE OF PHASE III BLDG; ELIMINATE 10'X10' O.D.H. DOOR & 50' TRUCK LOADING AREA; RECONFIGURE LS AREAS & PARKING ALONG NORTH SIDE OF PHASE III BLDG (TO INCLUDE 9' WIDE LS ISLAND & 3 DRAINAGE PANS TO ACCOMMODATE ROOF DRAIN DOWNPOUTS)
- △ RESTRICTED ENTRANCE REVISED TO ACCURATELY SHOW DOOR SWING DIRECTION, ADA ACCESSIBLE ROUTE ADDED, LIMITS OF PAVED DRIVE ON EAST SIDE OF PHASE I BLDG TO BE REVISED TO REFLECT CONSTRUCTED LIMITS
- △ REVISED PHASE III PROVIDED PARKING STALLS (84) & PROVIDED ADA STALLS (4)
- △ SEE SHEET A4 FOR SITE ACCESSIBILITY REVIEW & JUSTIFICATION ITEMS (ACCESSIBLE ENTRANCES & PARKING)
- △ ADD FDC WITH APPROVED KNOX CAPS SYMBOL TO SITE PLAN - FDC EXISTS & SYMBOL ADDED IN RESPONSE TO COA-LIFE SAFETY COMMENT

PROJECT DATA	ALL PHASES	PHASE I	PHASE II	PHASE III	PHASE IV
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PRESENT ZONING CLASSIFICATION	MI 4 AICUZ APZ-I OVERLAY				
ZONING ON ADJACENT PROPERTIES					
NORTH					
SOUTH	OPEN (SPRING HILL GOLF COURSE)				
EAST					
WEST					
PROPOSED USES					
PERMITTED MAX. SIGN AREA	OFFICE WAREHOUSE				
TYPE OF SIGN(S)	3,200 SF. MAX. 600 SF. PER TENANT SIGN				
NUMBER OF STORIES	WALL & JOINT TENANT MONUMENT				
MAXIMUM HEIGHT OF BUILDINGS					
LOADING SPACES PROVIDED	40'-0"				
PARKING SPACES PROVIDED		1	3	5	6
% COMPACT		23	34	54	95
PARKING SPACES REQUIRED		0%	0%	0%	0%
HANDICAP SPACES PROVIDED		22.5	48	65	82
HANDICAP SPACES REQUIRED		2	2	2	2

(ALL FIGURES SHOWN HAVE BEEN ROUNDED AND ARE THEREFORE APPROXIMATE)

- Right of way for ingress and egress for services and emergency vehicles is granted over, across, on and through any and all private roads and ways now or hereafter established on the described property, and the same are hereby designated as fire lanes and emergency and service roads, and shall be posted "No Parking - Fire Lane."
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- Roof top mechanical units shall be screened by the parapet wall. Should any part of the mechanical units be visible above the parapet walls, they shall be painted to match the exterior finished metal or building masonry color. Parapet walls shall be 7'-6" minimum in height. Because of roof slope, height of parapet wall may vary.
- Parking stall dimensions to be 9' or 8.5' wide. Handicap stalls to be 12' wide. Length to be 19'-0". Parking stalls are 23'-0" in width as dimensioned on Site Plan. Fire lanes are a minimum of 20'-0" wide as dimensioned on the Site Plan.
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- Reference the preliminary drainage report for this FSD prepared by RMR Engineers for information regarding drainage basins and storm drainage inlets.
- This site is in the Accident Potential Zone I (APZ) of Buckley Air National Guard (BANG) Base and is subject to restrictions on intensity and type of use as stated in section 41-830 of the Aurora Code.
- The applicant has the obligation to comply with all applicable requirements of the Americans with Disabilities Act (ADA).



ROCKY MOUNTAIN THUNDERBIRD INDUSTRIAL TECHNOLOGICAL CENTER LOT 1, BLOCK 2

ADOLFSON & PETERSON, INC. AURORA, COLORADO HEADQUARTERS FINAL DEVELOPMENT PLAN

SITE PLAN

LEGAL DESCRIPTION:
 LOT 1, BLOCK 1 THUNDERBIRD INDUSTRIAL AND TECHNOLOGICAL CENTER SUBDIVISION FILING NO. 4 BEING A RESUBDIVISION OF A PART OF LOT 1, BLOCK 1 THUNDERBIRD INDUSTRIAL AND TECHNOLOGICAL CENTER SUBDIVISION A PART OF THE SOUTHEAST 1/4 OF SECTION 4, T4S, R66W OF THE 6TH PM, CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.

SAID PARCEL CONTAINS 125,118 SQ. FT. OR 2.8123 ACRES MORE OR LESS.

THIS SITE PLAN AND ANY AMENDMENTS HERETO UPON APPROVAL BY THE CITY OF AURORA AND RECORDING, SHALL BE BINDING UPON THE APPLICANTS THEREOF, 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 WITHDRAWAL OR AMENDMENT OF THIS PLAN MAY BE PERMITTED ONLY UPON APPROVAL OF THE CITY OF AURORA.

In witness thereof *Kent Weirich* Adolfson & Peterson has caused these presents to be executed on this 28 day of April AD 2004
 By: *Kent Weirich* (Principal or Owner)

NOTARIAL:
 State of Colorado
 County of Arapahoe
 The foregoing instrument was acknowledged before me this 28th day of April AD 2004
 by *Kent Weirich*
 (Principal or Owner)
 Witness my hand and official seal
Wanda G. Thomas
 My commission expires 1-23-2008



CITY OF AURORA APPROVALS:
 City Attorney: *Robert Weirich* Date: 5/4/04
 Planning Director: *Ally Watts* Date: 5/4/04
 Planning Commission: *NA* Date: *NA*
 City Council: *NA* Date: *NA*
 Attest: _____ Date: _____
 (City Clerk)

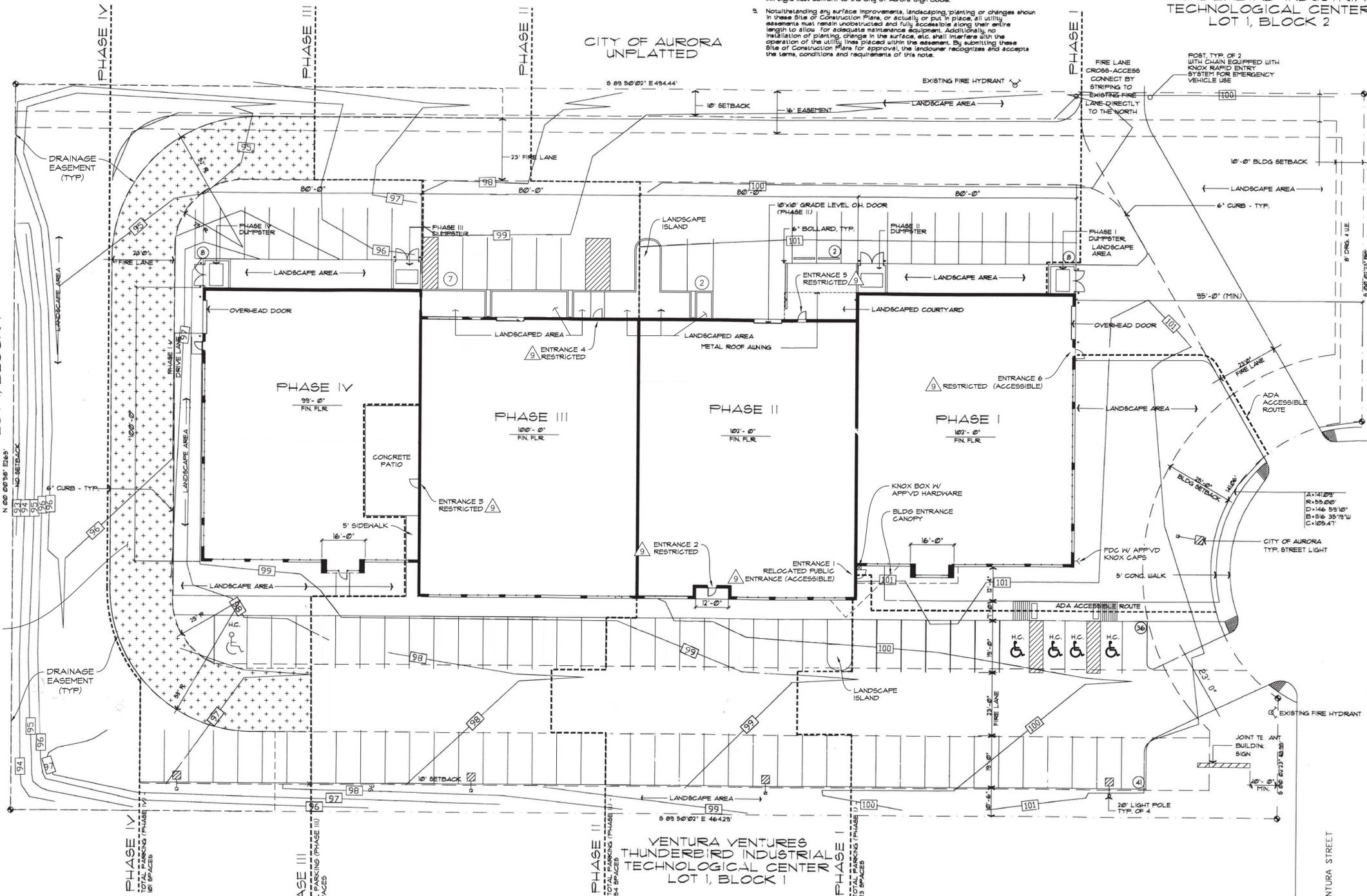
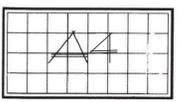
RECORDER'S CERTIFICATE:
 Accepted for filing in the office of the Clerk and Recorder of _____ County, Colorado at _____ o'clock _____ M. This Day of _____ AD 19____
 Clerk and Recorder _____
 Deputy _____

ADOLFSON & PETERSON, INC.
 NEW OFFICE/WAREHOUSE - AURORA HEADQUARTERS
 LOCATED NEAR:
 6th AVENUE and VENTURA STREET

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The RaleighGroup, Inc.
 6033 SOUTH GLENDE WAY
 CENTENNIAL CO 80121
 303.775.9395 FAX

Date: 11 MAY 1994
 Proj No.: 94-00019
 Drawn: LOUE
 Checked: LOUE
 Issued/Revised: Date
 ADMIN. AMEND: 07 MAR 2004
 Drawing Title
 SITE PLAN



HATCHING INDICATES APPROX LIMITS OF FIRE LANE EXTENSION IN PHASE III - ACCESS ROAD CONSTRUCTION SHALL BE DESIGNED & MAINTAINED TO SUPPORT THE INCREASED LOADS OF FIRE APPARATUS (25,000 LBS) UTILIZING THE CDOT CLASS 6 ROAD BASE SPECIFICATION TO PROVIDE FOR ALL WEATHER DRIVING CAPABILITIES. ACCESS ROAD SHALL BE 23' WIDE WITH A 24' INSIDE TURNING RADIUS. WHILE CDOT CLASS 6 BASE COURSE IS SPECIFIED, THE MATERIAL USED TO CONSTRUCT THESE SURFACES MAY BE OF ANY ONE OF OR A COMBINATION OF SEVERAL AGGREGATE MATERIALS AVAILABLE. APPROVED MATERIALS INCLUDE FINE-MIXED ROAD BASE MATERIAL, 1.5 ANGULAR INCH RIVER ROCK, CRUSHED GRANITE OR OTHER AGGREGATE WITH NOT LESS THAN ONE-INCH NOMINAL SIZE DESIGNATION & CDOT CLASS 6 ROAD BASE.

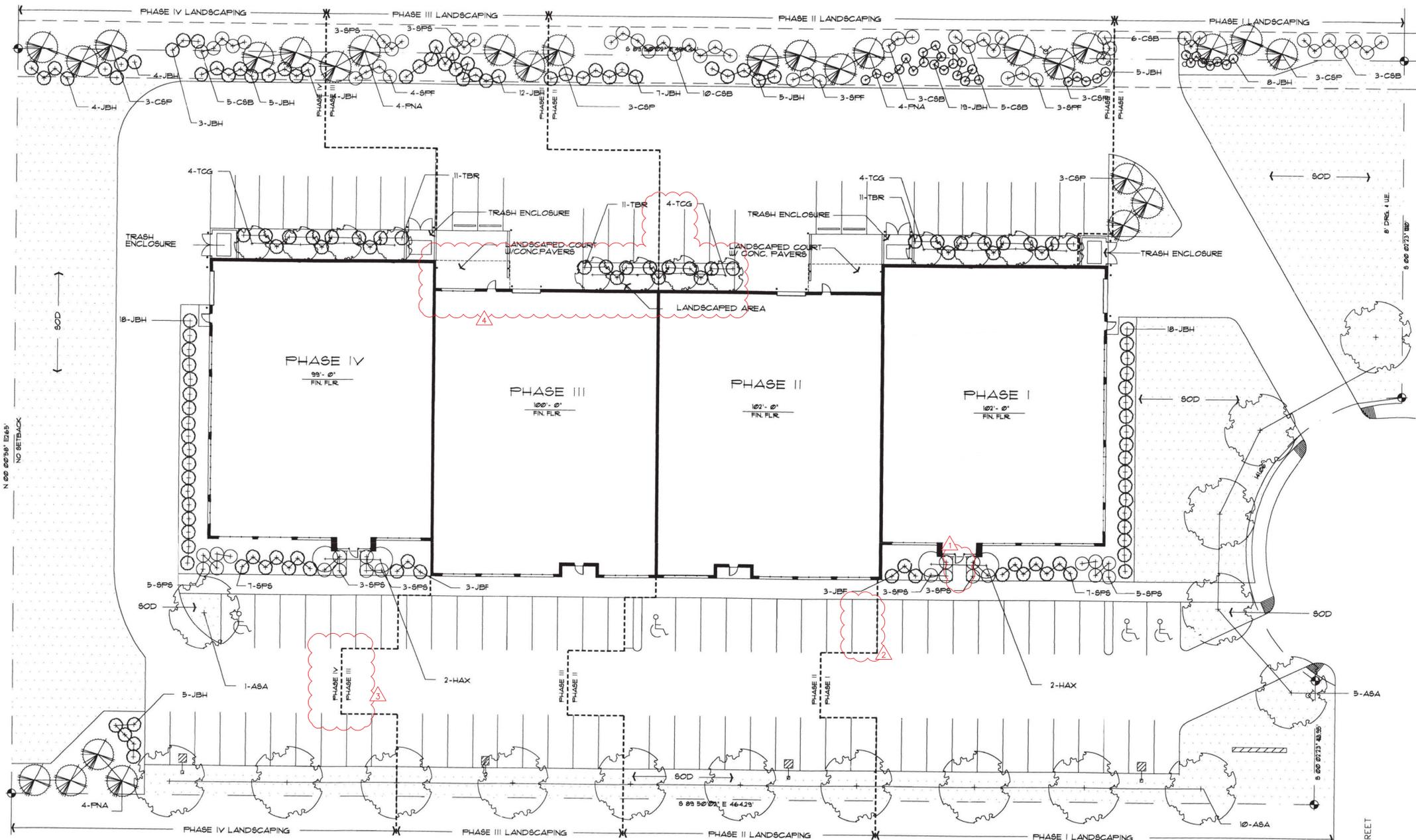
SITE PLAN SCALE: 1" = 20'-0"



SITE ACCESSIBILITY-

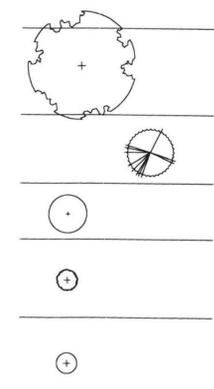
ENTRANCE NUMBER	TYPE	ACCESSIBLE
1	PUBLIC	YES
2	RESTRICTED	NO
3	RESTRICTED	NO
4	RESTRICTED	NO
5	RESTRICTED	NO
6	RESTRICTED	YES

ACCESSIBLE PARKING:
 THE OVERALL PARKING PROVIDED THRU PHASE III IS 84 SPACES. PER 2015 IBC TABLE 1106.1, FOUR (4) OF THESE SPACES ARE REQUIRED TO BE ACCESSIBLE, INCLUDING ONE (1) VAN ACCESSIBLE SPACE (SEC. 1106.5).
 PER SEC. 1106.6, THE ACCESSIBLE PARKING SPACES SHALL BE LOCATED ON THE SHORTEST ACCESSIBLE ROUTE OF TRAVEL FROM ADJACENT PARKING TO AN ACCESSIBLE BUILDING ENTRANCE. DUE TO THE EXISTING PAVING, SIDEWALK & DRAINAGE PAN GRADES ALONG THE SOUTH OF THE BUILDING, THE PARKING SPACES CLOSEST TO ENTRANCE 1 DO NOT MEET THE SLOPE REQUIREMENTS OF ACCESSIBLE PARKING SPACES (2017 ICC/ANSI A117.1 SEC. 502.5). THE PROVIDED ACCESSIBLE PARKING SPACES ARE LOCATED AT THE NORTHEAST END OF THE PARKING LOT, WHICH IS FLATTER AND COMPLIES WITH THE SLOPE REQUIREMENTS OF 2017 ICC/ANSI A117.1 SEC. 502.5.



LANDSCAPE PLAN
SCALE: 1" = 20'-0"

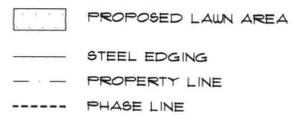
SYMBOLS



PLANT LEGEND

KEY	QTY	COMMON NAME	BOTANIC NAME	SIZE	REMARKS
DECIDUOUS TREES					
ASA	12	AUTUMN PURPLE ASH	FRAXINUS AMERICANA 'AUTUMN PURPLE'	2 1/2" CALIFER	B+B: STRAIGHT TRUNK, FULL HEAD
MAD	25	DEBORAH MAPLE	ACER PLATANOIDES 'DEBORAH'	2 1/2" CALIFER	B+B: STRAIGHT TRUNK, FULL HEAD
TCG	12	GREENSPIRE LINDEN	TILIA CORDATA 'GREENSPIRE'	2 1/2" CALIFER	B+B: STRAIGHT TRUNK, FULL HEAD
EVERGREEN TREES					
C6P	12	COLORADO SPRUCE	PICEA PUNGENS	6' HEIGHT	B+B, BRANCHES TO GROUND
PNA	15	AUSTRIAN PINE	PINUS NIGRA	6' HEIGHT	B+B: FULL AND BUSHY TO GROUND
ORNAMENTAL TREES					
HAX	24	THORNLESS COCKSPUR HAWTHORN	CRATAEGUS CRUGGALLI 'INERMIS'	1 1/2" CALIFER	
DECIDUOUS SHRUBS					
9PF	10	FROEBEL SPIREA	SPIREA BUMALDA 'FROEBEL'	5 GAL. CONT.	18"-24" HEIGHT
9PS	45	SNOWMOUND SPIREA	SPIREA NIPPONICA 'SNOWBOUND'	5 GAL. CONT.	18"-24" HEIGHT
C6B	46	REDTIG DOGWOOD	CORNUS STOLONIFERA 'BAILEY'	5 GAL. CONT.	24"-36" HEIGHT, 5 CANES MIN.
EVERGREEN SHRUBS					
JBF	40	BUFFALO JUNIPER	JUNIFERUS SABINA 'BUFFALO'	5 GAL. CONT.	24" MIN. SPREAD
JBH	95	BROADMOOR JUNIPER	JUNIFERUS SABINA 'BROADMOOR'	5 GAL. CONT.	24" MIN. SPREAD
TBR	33	SPREADING ENGLISH YEWE	TAXUS BACCATA 'REPANDENS'	5 GAL. CONT.	24" MIN. SPREAD

LEGEND



- 1. ADD LANDSCAPING (2-SPS) AT REMOVED BLDG ENTRANCE SIDEWALK
- 2. ADD 6-SPS & 1-HAX AT NEW LANDSCAPED ISLAND
- 3. REVISED PHASE III LIMITS TO INCLUDE 5' SIDEWALK, CONCRETE PATIO WEST OF PHASE III BLDG & PAVING/PARKING WHICH EXISTS SOUTH OF PHASE II BLDG
- 4. RE-DISTRIBUTE 11-TBR & 4-TCG ACROSS NORTH SIDE OF PHASE III BLDG FRONTAGE; ADD 6-TBR & 1-TCG AT NEW LANDSCAPE ISLAND

GENERAL NOTES

1. THE LANDSCAPING SHOWN ON THIS PLAN REPRESENTS THE MINIMUM LEVEL OF IMPROVEMENTS TO BE INSTALLED. THE DEVELOPER SUCCESSORS, OR ASSIGNS SHALL BE REQUIRED TO CONSTRUCTION OF IMPROVEMENTS ALL OF THE REQUIREMENTS ESTABLISHED BY ARAPAHOE COUNTY, COMPLY WITH THE COUNTY'S LANDSCAPE ORDINANCE AND THE COUNTY'S STANDARDS AND SPECIFICATIONS AS PART OF FINAL CONSTRUCTION DOCUMENTS.
2. ALL PLANT MATERIAL WILL BE WATERED BY AN AUTOMATIC, UNDERGROUND IRRIGATION SYSTEM.
3. LANDSCAPE MAINTENANCE WILL BE PROVIDED FOR BY THE OWNER UPON COMPLETION OF THE LANDSCAPE CONTRACTOR'S SPECIFIED MAINTENANCE.
4. TOP SOIL FOR THE PROJECT SHALL BE TESTED FOR PARTICLE SIZE, PH AND MINIMUM NUTRIENT LEVELS, AND RECOMMENDATIONS PROVIDED AND AMENDMENTS MADE TO BRING THE SOIL UP TO ACCEPTABLE HORTICULTURAL QUALITY FOR THE DESIRED PLANT MATERIAL, TREES OR TURF PLANTING. SOIL ANALYSIS REPORT TO BE SUPPLIED TO THE LANDSCAPE ARCHITECT AND APPROVAL GIVEN PRIOR TO INSTALLATION OF SOIL AMENDMENTS.
5. ALL WOODY PLANT BEDS SHALL BE MULCHED WITH 3" DEPTH OF SHREDDED WOOD MULCH OR 4"-6" COBBLE, AS DEEMED NECESSARY TO AVOID EROSION PROBLEMS.
6. ALL TREES, SHRUBS OR OTHER BALLED AND BURLAPPED PLANT MATERIALS SHALL HAVE A WIRE, TWINE, OR OTHER CONTAINMENT MATERIAL, EXCEPT FOR BURLAP, COMPLETELY REMOVED FROM THE TRUNK AND ROOT BALL OF THE PLANT PRIOR TO BACKFILLING. IF BURLAP HAS BEEN TREATED FOR ROT RESISTANCE, REMOVE THE UPPER TWO THIRDS FROM THE ROOT BALL PRIOR TO BACKFILLING.

Irrigation Notes

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ADOLFSON & PETERSON, INC.
NEW OFFICE/WAREHOUSE - AURORA HEADQUARTERS
LOCATED NEAR:
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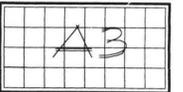
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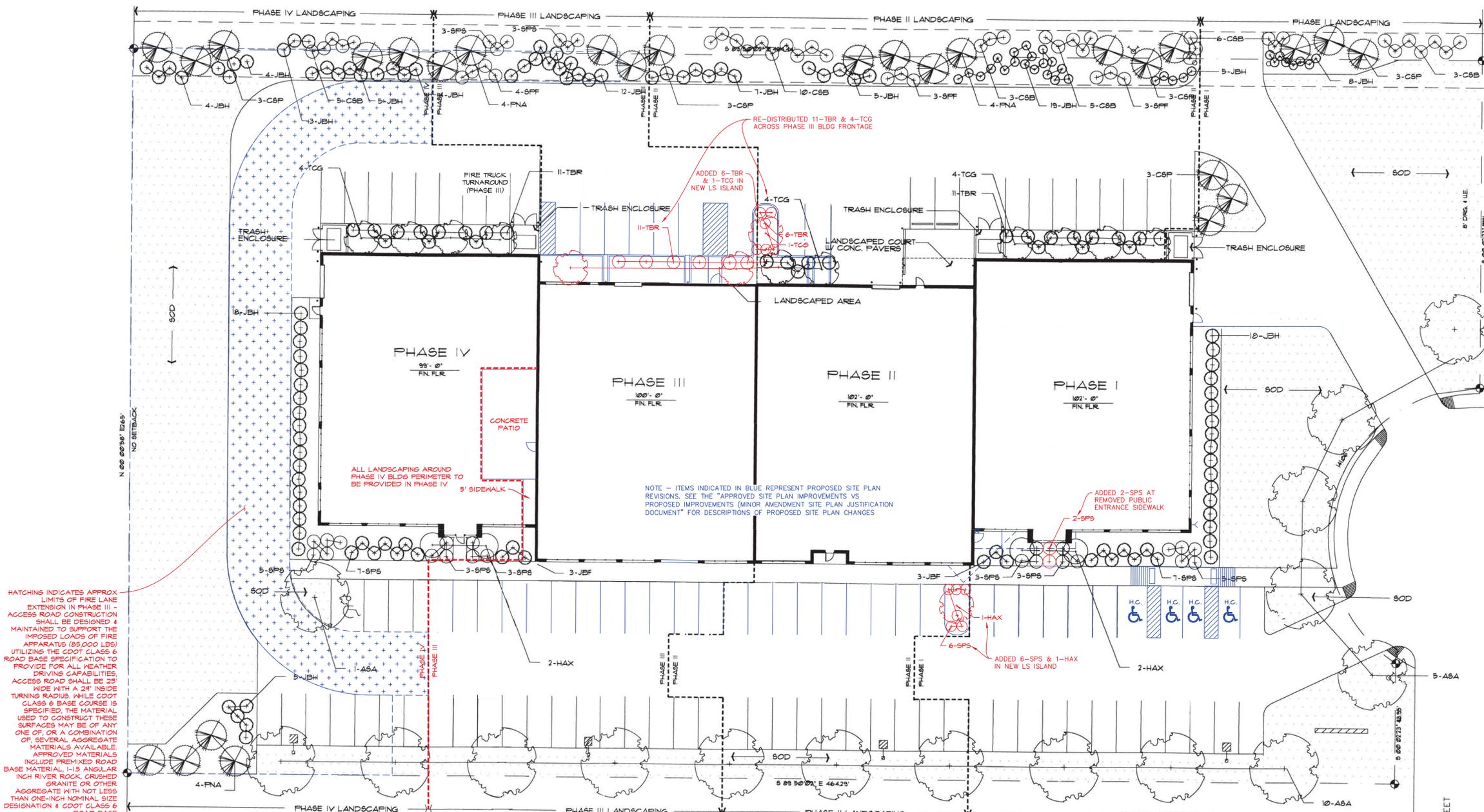
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303.779.8395 FAX

Date: 11 MAY 1994
Proj No: 94-00019
Drawn: LOU
Checked: LOU

Issued/Revised Date
ADMIN. AMEND. 01 MAR 2004

Drawing Title
LANDSCAPE PLAN





GENERAL NOTES

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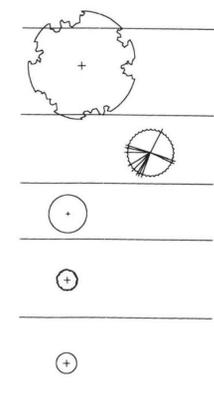
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LANDSCAPE PLAN

SCALE: 1" = 20'-0"

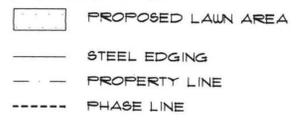
SYMBOLS



PLANT LEGEND

KEY	QTY	COMMON NAME	BOTANIC NAME	SIZE	REMARKS
DECIDUOUS TREES					
ASA	12	AUTUMN PURPLE ASH	FRAXINUS AMERICANA 'AUTUMN PURPLE'	2 1/2" CALIPER	B&B: STRAIGHT TRUNK, FULL HEAD
MAD	25	DEBORAH MAPLE	ACER PLATANOIDES 'DEBORAH'	2 1/2" CALIPER	B&B: STRAIGHT TRUNK, FULL HEAD
TCG	12	GREENSPIRE LINDEN	TILIA CORDATA 'GREENSPIRE'	2 1/2" CALIPER	B&B: STRAIGHT TRUNK, FULL HEAD
EVERGREEN TREES					
C6P	12	COLORADO SPRUCE	PICEA PUNGENS	6' HEIGHT	B&B, BRANCHES TO GROUND
PNA	15	AUSTRIAN PINE	PINUS NIGRA	6' HEIGHT	B&B: FULL AND BUSHY TO GROUND
ORNAMENTAL TREES					
HAX	24	THORNLESS COCKSPUR HAWTHORN	CRATAEGUS CRUGGALLI 'INERMIS'	1 1/2" CALIPER	
DECIDUOUS SHRUBS					
SPF	10	FROEBEL SPIREA	SPIREA BUMALDA 'FROEBEL'	5 GAL. CONT.	18"-24" HEIGHT
SPS	45	SNOWMOUND SPIREA	SPIREA NIPPONICA 'SNOWBOUND'	5 GAL. CONT.	18"-24" HEIGHT
C9B	46	REDTIG DOGWOOD	CORNUS STOLONIFERA 'BAILEY'	5 GAL. CONT.	24"-36" HEIGHT, 5 CANES MIN.
EVERGREEN SHRUBS					
JBF	40	BUFFALO JUNIPER	JUNIFERUS SABINA 'BUFFALO'	5 GAL. CONT.	24" MIN. SPREAD
JBH	95	BROADMOOR JUNIPER	JUNIFERUS SABINA 'BROADMOOR'	5 GAL. CONT.	24" MIN. SPREAD
TBR	33	SPREADING ENGLISH YEWE	TAXUS BACCATA 'REPANDENS'	5 GAL. CONT.	24" MIN. SPREAD

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BUILDING PERIMETER & LANDSCAPE ISLAND ADDITIONS

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ADOLFSON & PETERSON, INC.
 NEW OFFICE/WAREHOUSE - AURORA HEADQUARTERS
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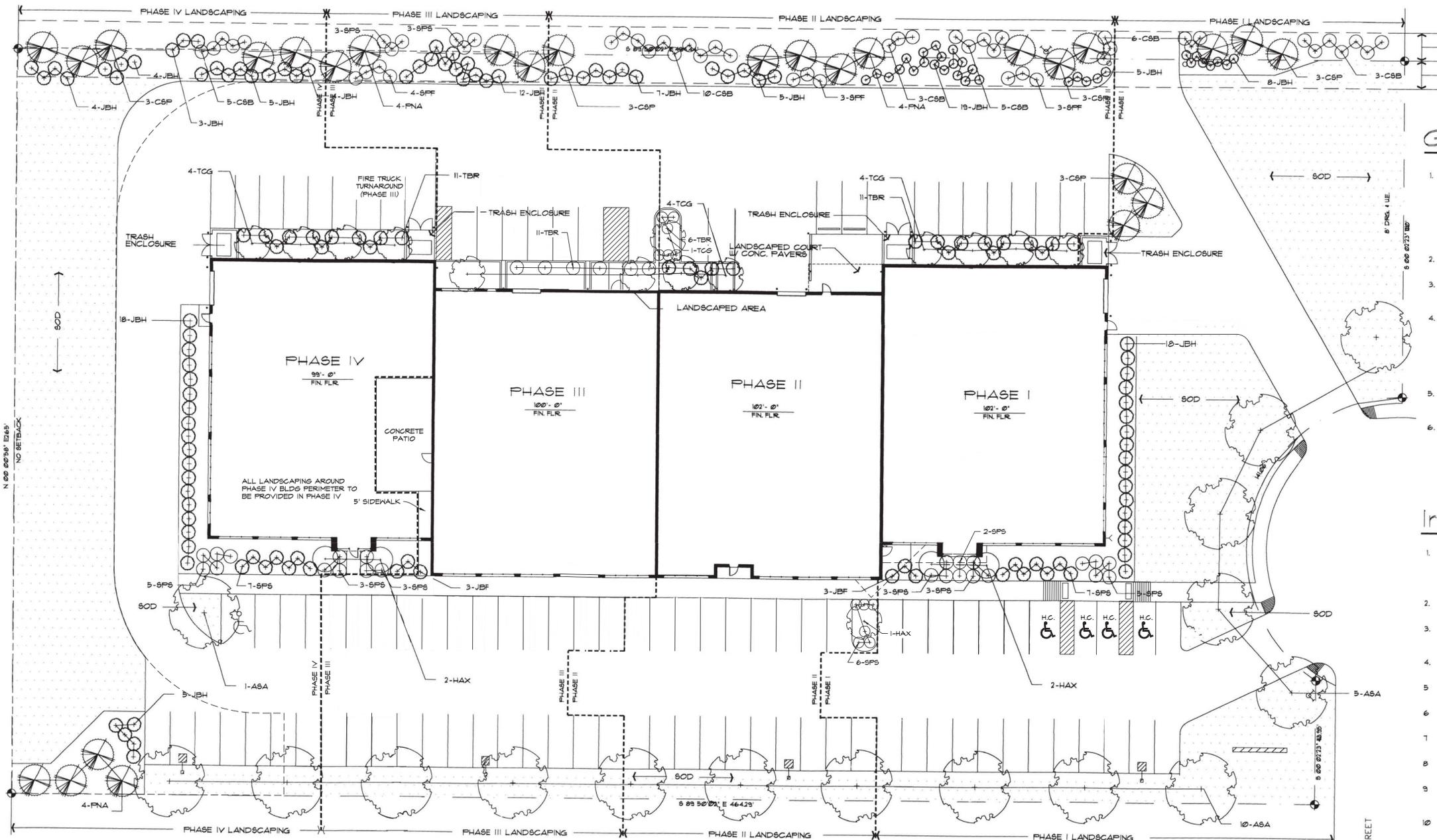
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APPROVED LS PLAN IMPROVEMENTS VS PROPOSED LS IMPROVEMENTS (MINOR AMENDMENT LS PLAN JUSTIFICATION DOCUMENT)



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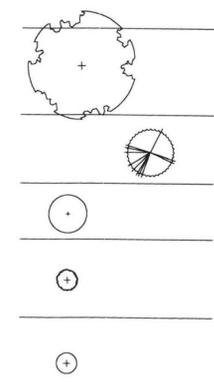
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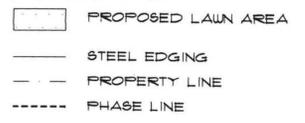
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