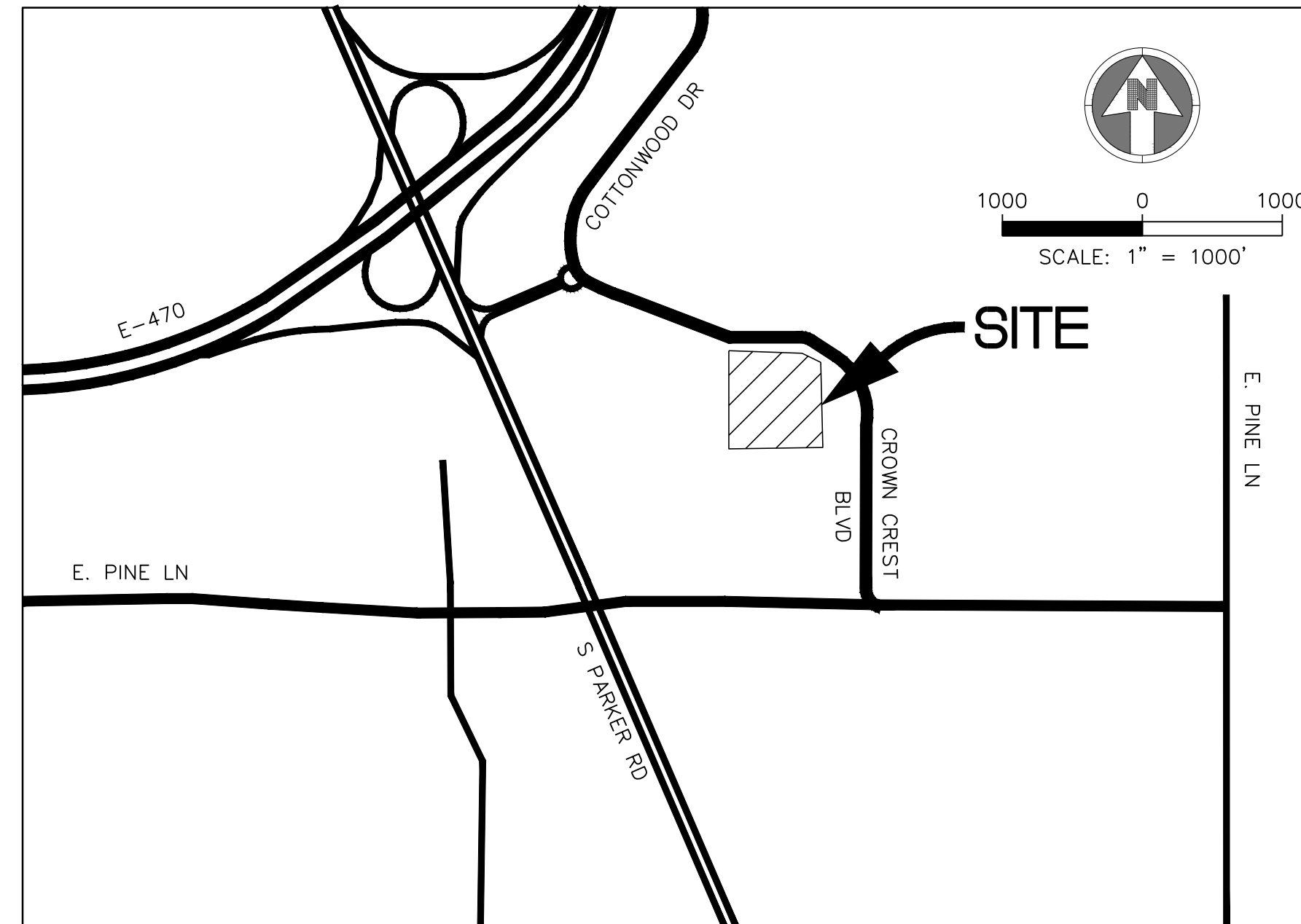


PARKER ADVENTIST HOSPITAL MOB III

28th, per plat correction certificate 2018066809

A PARCEL OF LAND BEING LOT 1, BLOCK 1, CROWN POINT F#1, (26TH) AMENDMENT PLAT
SITUATED IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66
WEST OF THE 6TH PRINCIPAL MERIDIAN,
TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO



VICINITY MAP
SCALE: 1"=1000'

SHEET LIST	
1	COVER SHEET
2	SITE PLAN
3	EXISTING TREE SURVEY
4	LANDSCAPE PLAN
5	LANDSCAPE NOTES AND DETAILS
6	SITE FURNISHING DETAILS
7	BUILDING ELEVATIONS
8	BUILDING ELEVATIONS
9	BRIDGE AND SITE ENCLOSURES ELEVATIONS
10	BUILDING RENDERINGS
11	SITE LIGHTING PHOTOMETRIC PLANS
12	SITE LIGHTING CUT SHEETS & DETAIL

AGENCY LIST

- | | |
|---|---|
| ELECTRIC-IREA
PO DRAWER A
5496 US HWY 85
SEDALIA, CO. 80135
303-688-3100
CONTACT: BROOKS KAUFMAN | GAS-XCEL ENERGY
2070 SOUTH VALENTIA STREET
DENVER, CO. 80231
1-800-628-2121
CONTACT: DESIGN MANAGER |
| FIRE-SOUTH METRO FIRE RESCUE
9195 E. MINERAL AVE
CENTENNIAL, CO 80112
720-989-2000
CONTACT: RANDY CAPRA | TOWN OF PARKER
PLANNING AND BUILDING DEPT.
20120 E. MAIN STREET
PARKER, CO. 80134
303-841-2332
CONTACT: PAUL WORKMAN |
| TOWN OF PARKER-PUBLIC WORKS
9200 MOTSENBOCKER ROAD
PARKER, CO 80134
303-840-9546
CONTACT: MIKE WAUGH | COTTONWOOD WATER & SANITATION DISTRICT
2 INVERNESS DRIVE EAST
ENGLEWOOD, CO
303-792-9509
CONTACT: PATRICK MULHERN/ LAURI TATLOCK |
| CABLE-COMCAST
6850 S. TUSCON WAY
ENGLEWOOD, CO. 80112
303-603-5605
CONTACT: KEVIN YOUNG | TELEPHONE - CENTURY LINK
LOCAL NETWORK OPERATIONS
9750 E. COSTILLA AVENUE
ENGLEWOOD, CO. 80112
303-792-1840
CONTACT: KAREN CAIME |
| TRI-COUNTY HEALTH DEPARTMENT
7000 E. BELLEVIEW AVENUE
GREENWOOD VILLAGE, CO. 80111
303-220-9200
CONTACT: CAROL MACLENNAN | COTTONWOOD WATER AND SANITATION
DISTRICT ENGINEER-KENNEDY JENKS CONSULTING
143 UNION BOULEVARD
SUITE 600
LAKEWOOD, CO 80228
PHONE: 303-985-3636
CONTACTS: TOM NAPOLILLI |
| CROWN POINT ARCHITECTURAL
CONTROL COMMITTEE
27905 MEADOW DRIVE, SUITE 11
EVERGREEN, CO 80439
303-674-7856
CONTACT: TIM LEONARD | |

OWNER INFORMATION

PARKER ADVENTIST HOSPITAL
9395 CROWN CREST BLVD.
PARKER, CO. 80138
303-269-4014
CONTACT: JONATHON FISHER / CFO

DESIGN INFORMATION

ARCHITECT: RTA ARCHITECTS
PHONE: 719-471-7566

CIVIL ENGINEER: S. A. MIRO, INC
PHONE: 303-741-3737

LANDSCAPE ARCHITECT: GROUND LOGIC INC.
PHONE: 303-733-8333

PHOTOMETRIC ENGINEER: SSR, INC.
PHONE: 303-779-1222

PARKER PROJECT NUMBER
SP18-081

DATE
07/31/219

REVISION	DESCRIPTION	DATE
0	INITIAL SUBMITTAL TO TOWN	8/8/18
1	REVISED SUBMITTAL TO TOWN	11/15/18
2	THIRD SUBMITTAL TO TOWN	07/31/19
3	FOURTH SUBMITTAL TO TOWN	9/13/19



S.A. MIRO, INC.
CONSULTING ENGINEERS
4582 South Ulster Street Pkwy.
Suite 750 Denver, CO 80237
ph. 303 741 3737
fax 303 694 3134

PROJECT

**Parker Adventist
Hospital MOB III**

9403 CROWN CREST BLVD.
PARKER, COLORADO
80138

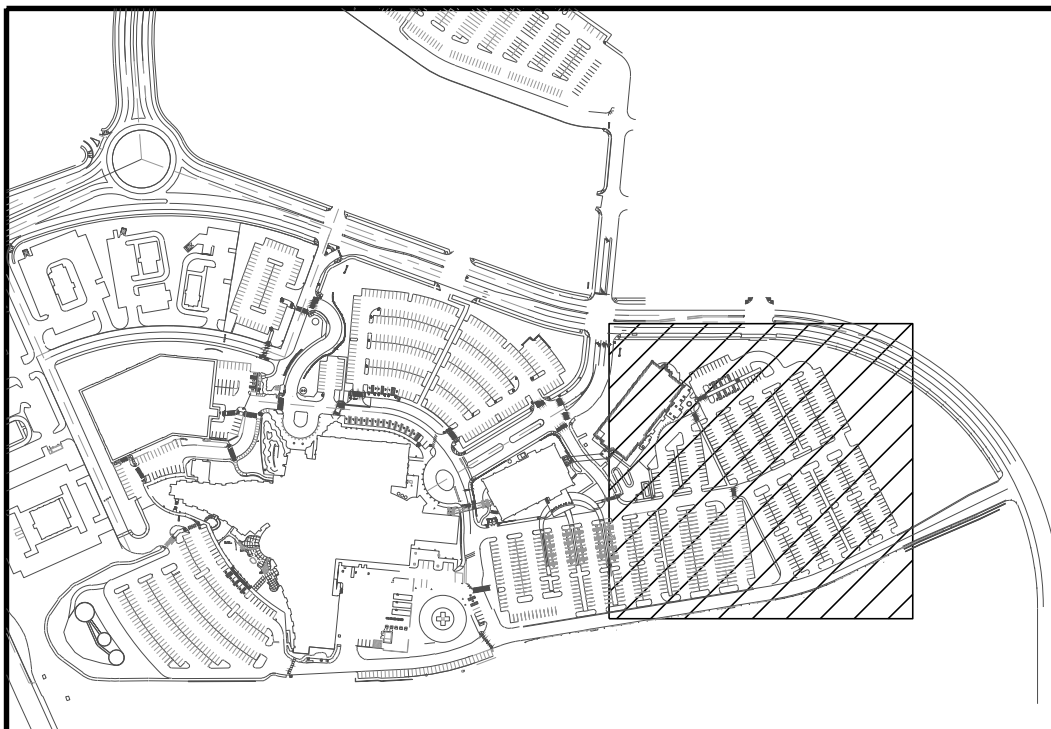
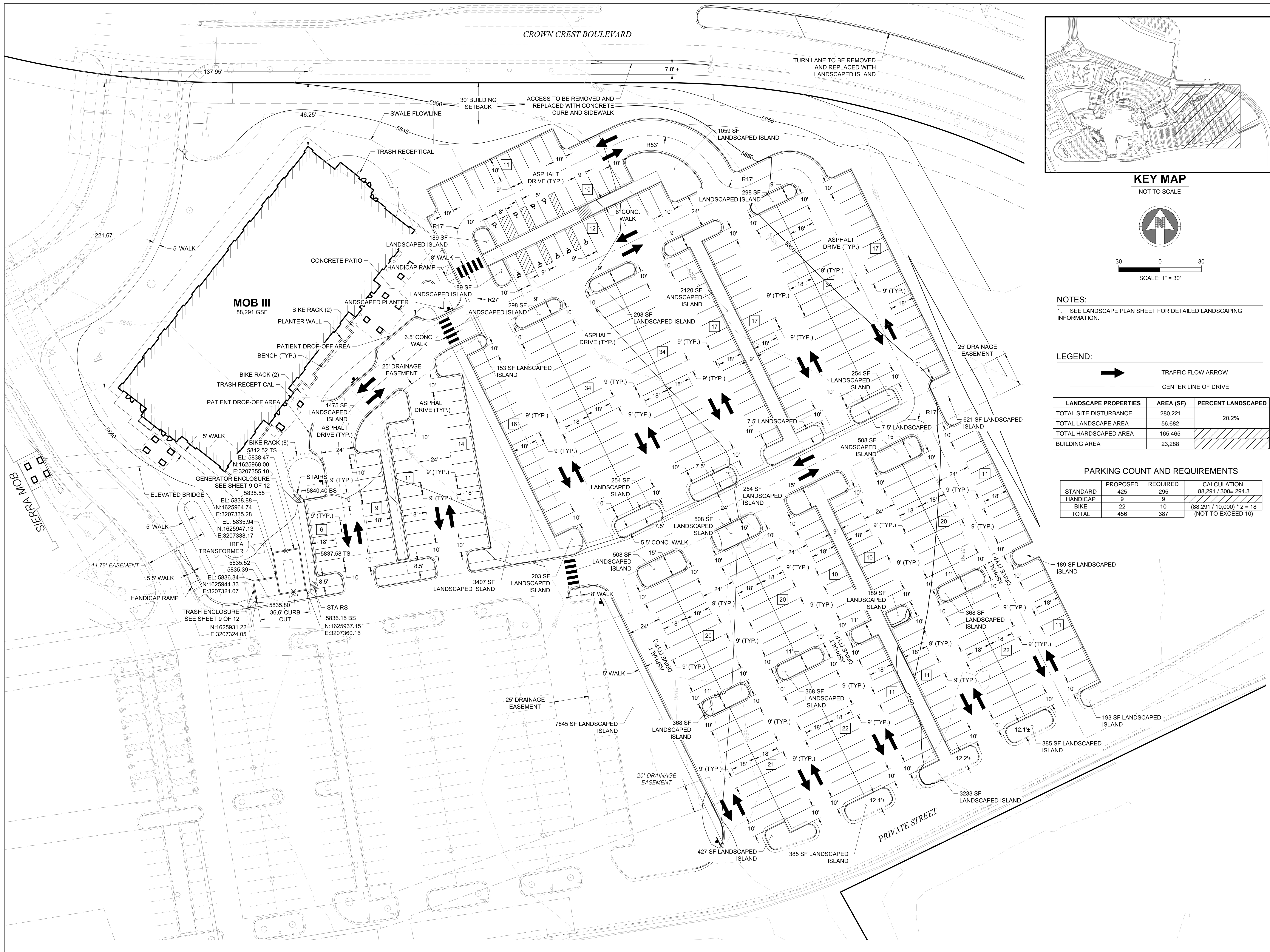
**SITE PLAN
AMENDMENT**

SHEET TITLE

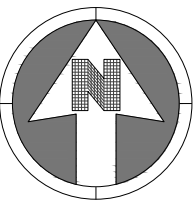
COVER SHEET

SHEET NUMBER

1 OF 12



KEY MAP
NOT TO SCALE

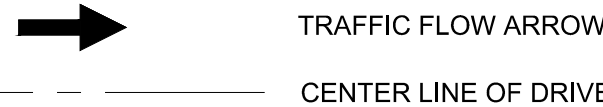


30 0 30
SCALE: 1" = 30'

NOTES:

1. SEE LANDSCAPE PLAN SHEET FOR DETAILED LANDSCAPING INFORMATION.

LEGEND:



LANDSCAPE PROPERTIES	AREA (SF)	PERCENT LANDSCAPED
TOTAL SITE DISTURBANCE	280,221	
TOTAL LANDSCAPE AREA	56,682	20.2%
TOTAL HARDSCAPED AREA	165,465	
BUILDING AREA	23,288	

PARKING COUNT AND REQUIREMENTS

STANDARD	PROPOSED	REQUIRED	CALCULATION
STANDARD	425	295	88,291 / 300 = 294.3
HANDICAP	9	9	
BIKE	22	10	(88,291 / 10,000) * 2 = 18
TOTAL	456	387	(NOT TO EXCEED 10)

PARKER PROJECT NUMBER
SP18-081

DATE
07/31/219

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PROJECT
Parker Adventist Hospital MOB III
9403 CROWN CREST BLVD.
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SITE PLAN AMENDMENT

SHEET TITLE
SITE PLAN

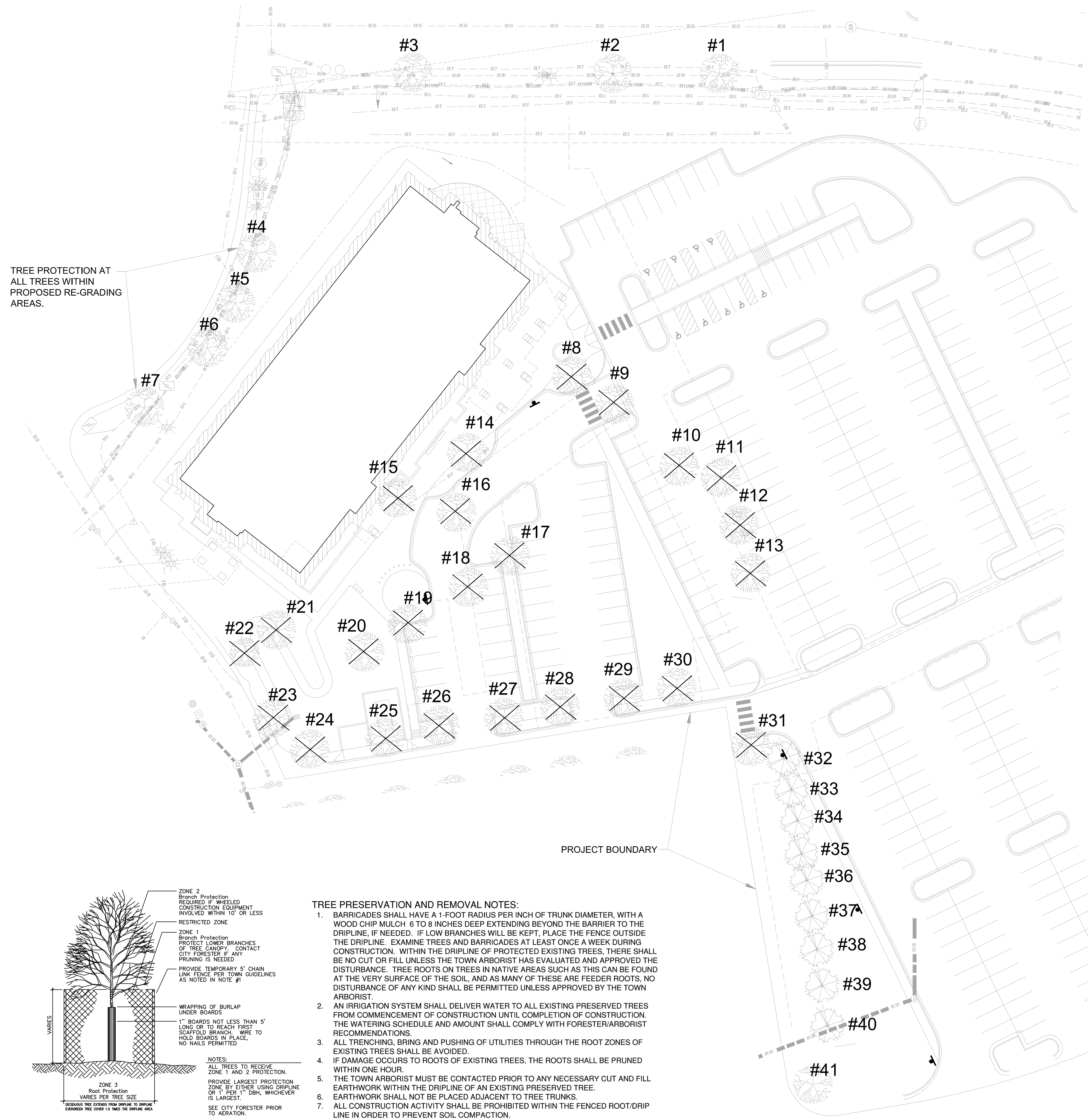
SHEET NUMBER

#	DESCRIPTION	DATE
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1	REVISED SUBMITTAL TO TOWN	11/15/18
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3	FOURTH SUBMITTAL TO TOWN	9/13/19

LEGEND

-  EXISTING DECIDUOUS TREE TO REMAIN
-  EXISTING DECIDUOUS TREE TO BE REMOVED
-  EXISTING EVERGREEN TREE TO REMAIN
-  EXISTING EVERGREEN TREE TO BE REMOVED

TREE PROTECTION AT ALL TREES WITHIN PROPOSED RE-GRADING AREAS.

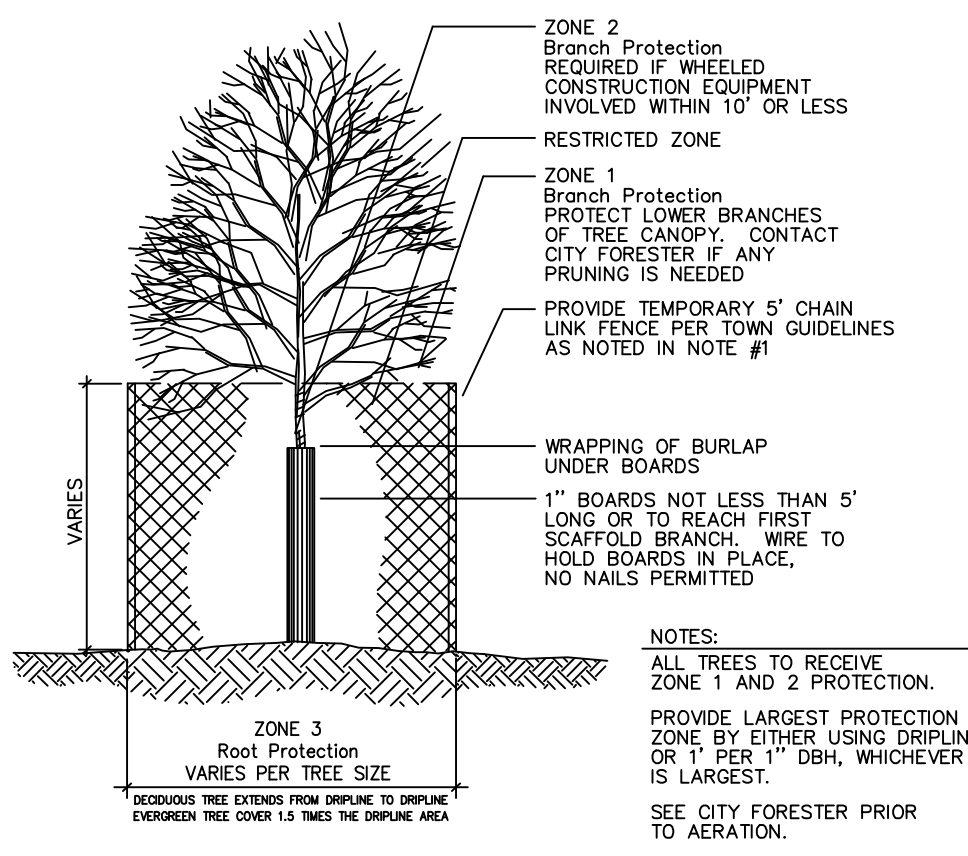
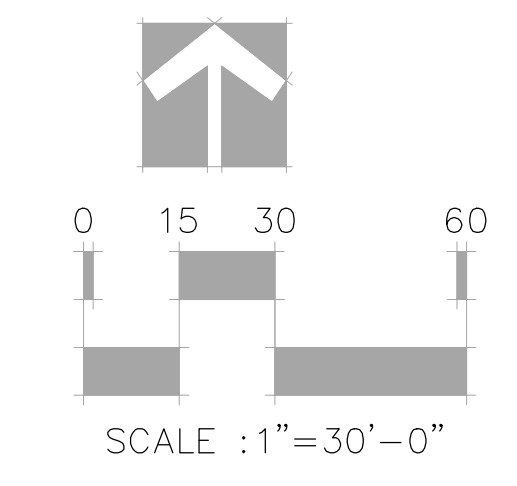


EXISTING TREE SURVEY

LABEL	DESCRIPTION	SIZE		UNIT	REMARKS
#1	HACKBERRY	2	INCH	CALIPER	PRESERVE
#2	HACKBERRY	2	INCH	CALIPER	PRESERVE
#3	HACKBERRY	2	INCH	CALIPER	PRESERVE
#4	RED SUNSET MAPLE	2.5	INCH	CALIPER	PRESERVE
#5	RED SUNSET MAPLE	2.5	INCH	CALIPER	PRESERVE
#6	HACKBERRY	5.0	INCH	CALIPER	PRESERVE
#7	SPRING SNOW CRABAPPLE	4.0	INCH	CALIPER	PRESERVE
#8	SHADEMASTER HONEYLOCUST	4.0	INCH	CALIPER	REMOVE
#9	WESTERN HACKBERRY	3.0	INCH	CALIPER	REMOVE
#10	WESTERN HACKBERRY	3.0	INCH	CALIPER	DEAD REMOVE
#11	SHADEMASTER HONEYLOCUST	3.0	INCH	CALIPER	REMOVE
#12	GINNALA MAPLE	2.0	INCH	HEIGHT	CLUMP REMOVE
#13	OAK	3.0	INCH	CALIPER	REMOVE
#14	SHADEMASTER HONEYLOCUST	3.0	INCH	CALIPER	REMOVE
#15	SHADEMASTER HONEYLOCUST	3.0	INCH	CALIPER	REMOVE
#16	PEAR	2.0	INCH	CALIPER	REMOVE
#17	HACKBERRY	4.0	INCH	CALIPER	TOP DEAD REMOVE
#18	HACKBERRY	4.0	INCH	CALIPER	TOP DEAD REMOVE
#19	PEAR	2.0	INCH	CALIPER	DEAD REMOVE
#20	PEAR	2.0	INCH	CALIPER	DEAD REMOVE
#21	RED SUNSET MAPLE	3.5	INCH	CALIPER	REMOVE
#22	SPRING SNOW CRABAPPLE	4.5	INCH	CALIPER	REMOVE
#23	HACKBERRY	4.5	INCH	CALIPER	REMOVE
#24	HACKBERRY	5.0	INCH	CALIPER	REMOVE
#25	PEAR	2.0	INCH	CALIPER	REMOVE
#26	PEAR	2.0	INCH	CALIPER	REMOVE
#27	HACKBERRY	3.0	INCH	CALIPER	REMOVE
#28	HACKBERRY	3.0	INCH	CALIPER	REMOVE
#29	SPRING SNOW CRABAPPLE	4.0	INCH	CALIPER	REMOVE
#30	HACKBERRY	2.5	INCH	CALIPER	REMOVE
#31	HACKBERRY	4.0	INCH	CALIPER	TOP DEAD REMOVE
#32	AUSTRIAN PINE	20.0	FOOT	HEIGHT	PRESERVE
#33	AUSTRIAN PINE	15.0	FOOT	HEIGHT	PRESERVE
#34	AUSTRIAN PINE	20.0	FOOT	HEIGHT	PRESERVE
#35	AUSTRIAN PINE	20.0	FOOT	HEIGHT	PRESERVE
#36	AUSTRIAN PINE	20.0	FOOT	HEIGHT	PRESERVE
#37	AUSTRIAN PINE	15.0	FOOT	HEIGHT	PRESERVE
#38	AUSTRIAN PINE	15.0	FOOT	HEIGHT	PRESERVE
#39	AUSTRIAN PINE	15.0	FOOT	HEIGHT	PRESERVE
#40	AUSTRIAN PINE	20.0	FOOT	HEIGHT	PRESERVE
#41	HACKBERRY	5.0	INCH	CALIPER	PRESERVE

NOTE: NONE OF THE TREES THAT ARE PROPOSED TO BE REMOVED MEET THE MINIMUM REQUIREMENTS FOR MITIGATION.

Page 1 EX TREES



- TREE PRESERVATION AND REMOVAL NOTES:**
- BARRICADES SHALL HAVE A 1-FOOT RADIUS PER INCH OF TRUNK DIAMETER, WITH A WOOD CHIP MULCH 6 TO 8 INCHES DEEP EXTENDING BEYOND THE BARRIER TO THE DRIPLINE, IF NEEDED. IF LOW BRANCHES WILL BE KEPT, PLACE THE FENCE OUTSIDE THE DRIPLINE. EXAMINE TREES AND BARRICADES AT LEAST ONCE A WEEK DURING CONSTRUCTION. WITHIN THE DRIPLINE OF PROTECTED EXISTING TREES, THERE SHALL BE NO CUT OR FILL UNLESS THE TOWN ARBORIST HAS EVALUATED AND APPROVED THE DISTURBANCE. TREE ROOTS ON TREES IN NATIVE AREAS SUCH AS THIS CAN BE FOUND AT THE VERY SURFACE OF THE SOIL, AND AS MANY OF THESE ARE FEEDER ROOTS, NO DISTURBANCE OF ANY KIND SHALL BE PERMITTED UNLESS APPROVED BY THE TOWN ARBORIST.
 - AN IRRIGATION SYSTEM SHALL DELIVER WATER TO ALL EXISTING PRESERVED TREES FROM COMMENCEMENT OF CONSTRUCTION UNTIL COMPLETION OF CONSTRUCTION. THE WATERING SCHEDULE AND AMOUNT SHALL COMPLY WITH FORESTER/ARBORIST RECOMMENDATIONS.
 - ALL TRENCHING, BRING AND PUSHING OF UTILITIES THROUGH THE ROOT ZONES OF EXISTING TREES SHALL BE AVOIDED.
 - IF DAMAGE OCCURS TO ROOTS OF EXISTING TREES, THE ROOTS SHALL BE PRUNED WITHIN ONE HOUR.
 - THE TOWN ARBORIST MUST BE CONTACTED PRIOR TO ANY NECESSARY CUT AND FILL EARTHWORK WITHIN THE DRIPLINE OF AN EXISTING PRESERVED TREE.
 - EARTHWORK SHALL NOT BE PLACED ADJACENT TO TREE TRUNKS.
 - ALL CONSTRUCTION ACTIVITY SHALL BE PROHIBITED WITHIN THE FENCED ROOT/DRIPLINE IN ORDER TO PREVENT SOIL COMPACTION.
 - A CERTIFIED ARBORIST SHALL PRUNE ALL EXISTING PRESERVED TREES ONLY AFTER CONSULTING WITH THE TOWN ARBORIST.
 - ALL TREE TO BE REMOVED FROM THE SITE SHALL BE SATISFIED BY A FEE IN LIEU OF THE VALUE OF THE REQUIRED REPLACEMENT TREE, TO BE PAID TO THE TOWN OF PARKER.



19 SOUTH TEJON ST., SUITE 300
COLORADO SPRINGS, CO. 80903
TELE: 719-471-7566
FAX: 719-471-1174
www.rtaarchitects.com

GROUND LOGIC INC.
LANDSCAPE ARCHITECTURE
IRRIGATION DESIGN
SITE DESIGN & GIS

GROUND LOGIC, INC.
2038 Grove Street
Boulder, Colorado 80502
P. 720-331-0696
greg@groundlogic.com

PROJECT
Parker Adventist Hospital MOB III

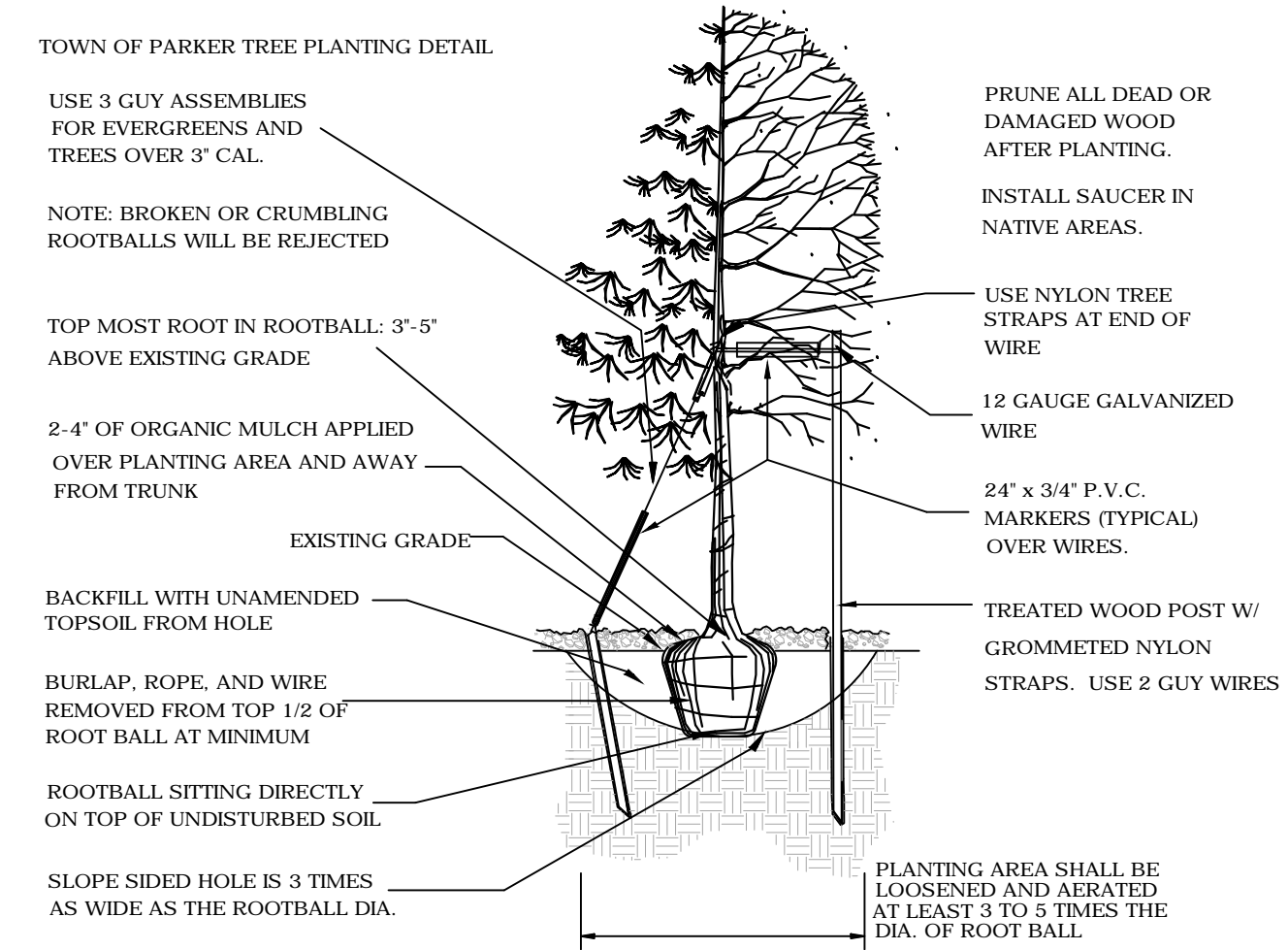
9403 CROWN CREST BLVD.
PARKER, COLORADO
80138

SITE PLAN AMENDMENT

SHEET TITLE
EXISTING TREE SURVEY

SHEET NUMBER
3 OF 12

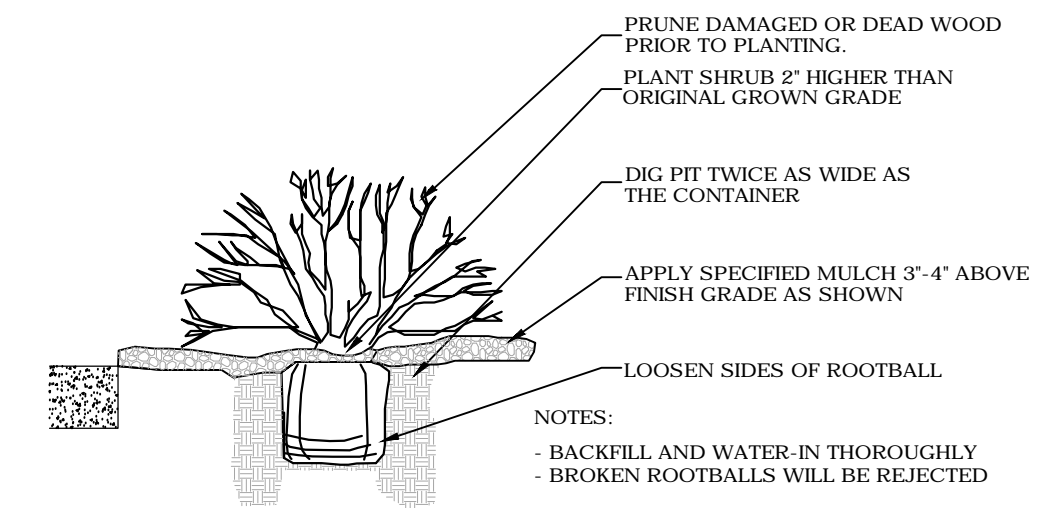
LANDSCAPE DETAILS



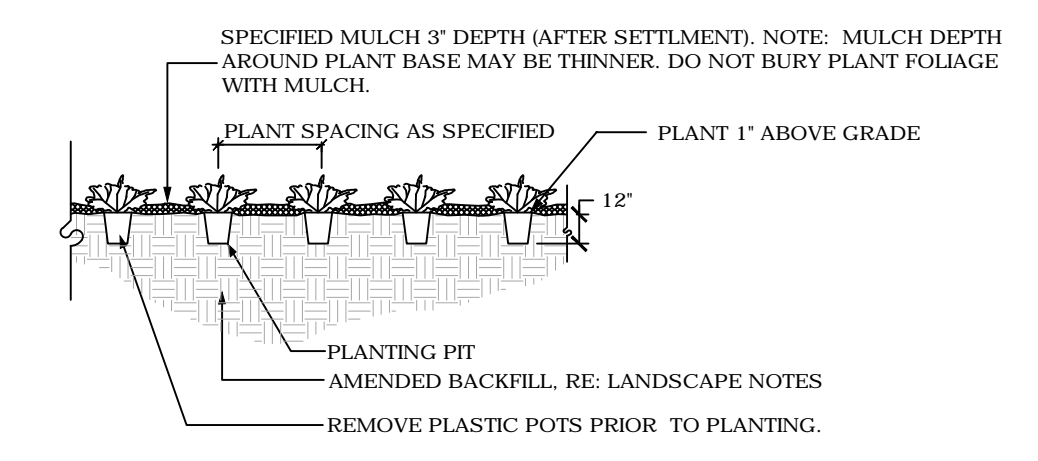
TREE PLANTING NOTES:

- EXCAVATE PLANTING HOLES WITH SLOPING SIDES. DO NOT DISTURB SOIL AT BOTTOM OF PLANTING HOLES, BUT DO SCORE THE SIDES OF THE PLANTING HOLE. MAKE EXCAVATIONS AT LEAST THREE TIMES AS WIDE AS THE ROOT BALL DIAMETER AND LESS (3 TO 5 INCHES) THAN THE DISTANCE FROM THE OP MOST ROOT IN THE ROOT BALL AND THE BOTTOM OF THE ROOT BALL. THE PLANTING AREA SHALL BE LOOSEND AND AERATED AT LEAST THREE TO FIVE TIMES THE DIAMETER OF THE ROOT BALL. BACKFILL SHALL CONSIST OF EXISTING ON-SITE SOIL. NO AMENDMENTS SHALL BE USED UNLESS OTHERWISE SPECIFIED.
- TREES SHALL BE PLANTING WITH THE TOP MOST ROOT IN THE ROOT BALL 3' TO 5' HIGHER THAN THE FINISHED LANDSCAPE GRADE. THIS INCLUDES TREES THAT ARE SET ON SLOPES. SET ROOT BALL ON UNDISTURBED SOIL. TREE WHERE THE TRUNK FLARE IS NOT VISIBLE SHALL BE REJECTED. DO NOT COVER THE ROOT BALL WITH SOIL.
- CUT OFF BOTTOM 1/4 OF WIRE BASKET BEFORE PLACING TREE IN HOLE. CUT OFF REMAINDER OF BASKET AFTER TREE IS SET IN HOLE. REMOVE BASKET COMPLETELY WHERE POSSIBLE. REMOVE ALL NYLON TIES, TWINE, ROPE AND BURLAP POSSIBLE. REMOVE UNNECESSARY PACKING MATERIAL.
- FORM SOIL INTO A 3" TO 5" TALL WATERING RING (SAUCER) AROUND PLANTING ARE. THIS IS NOT NECESSARY IN IRRIGATED TURF AREAS. APPLY 3" TO 4" DEPTH OF SPECIFIED MULCH INSIDE WATERING RING.
- STAKING AND GUYING OF TREES IS OPTIONAL IN MOST PLANTING SITUATIONS. IN AREAS OF EXTREME WINDS, OR ON STEEP SLOPES, STAKING MAY BE NECESSARY TO STABILIZE TREES. STAKING AND GUYING MUST BE REMOVED WITHIN 1 YEAR OR LESS OF PLANTING DATE.
- TREE WRAP IS NOT TO BE USED ON ANY NEW PLANTINGS, EXCEPT IN LATE FALL PLANTING SITUATIONS, AND ONLY THEN AFTER CONSULTING THE TOWN ARBORIST.
- RESETTING IMPROPERLY PLANTED TREE WILL ONLY BE ALLOWED IF IT IS DETERMINED THAT DOING SO WILL NOT IN ANY WAY COMPROMISE THE ROOTBALL, AND SHALL ONLY BE DONE WITH THE APPROVAL OF THE TOWN ARBORIST.

1 TREE PLANTING DETAIL



2 SHRUB PLANTING DETAIL



3 GROUNDCOVER / PERENNIAL PLANTING DETAIL

LANDSCAPE NOTES

- PLANT SPECIES AND LOCATION SHOULD FOLLOW APPROVED PLAN. IF SITE CONDITIONS OR PLANT AVAILABILITY REQUIRE CHANGES TO THE PLAN THE APPLICANT MUST GET APPROVAL FROM THE TOWN OF PARKER, COMMUNITY DEVELOPMENT DEPARTMENT.
- PLANT MATERIALS SHALL MEET THE AMERICAN STANDARD FOR NURSERY PLANT STOCK (ANSI Z60.1), CURRENT EDITION.
- TO THE MAXIMUM EXTENT FEASIBLE, TOPSOIL THAT IS REMOVED DURING CONSTRUCTION ACTIVITY SHOULD BE CONSERVED FOR LATER USE ON AREAS REQUIRING REVEGETATION AND LANDSCAPING.
- ALL PLANT MATERIAL SHALL CARRY A WARRANTY FOR A PERIOD OF NOT LESS THAT 1 YEAR AFTER ACCEPTANCE OF THE PROJECT BY THE OWNER. WARRANTY SHALL BE A ONE TIME REPLACEMENT THAT INCLUDES MATERIALS AND LABOR COSTS.
- SHRUB BED AND NATIVE SEED AREAS SHALL BE PREPARED WITH CLASS 1 ORGANIC MATTER AT THE RATE OF 4 CUBIC YARDS PER 1,000 S.F.. THE ORGANIC MATTER SHALL BE THOROUGHLY INCORPORATED INTO THE TOP 6" OF SOIL. TURF AREAS SHALL BE PREPARED WITH 3" DEPTH PLANTERS MIXTURE TOPSOIL. RAISED PLANTERS SHALL BE PREPARED WITH 24" DEPTH PLANTERS MIXTURE TOPSOIL.
- MULCH: PROVIDED 2"-4" DIAMETER ROUND RIVER COBBLES OVER FILTER FABRIC AT ALL DECIDUOUS AND EVERGREEN SHRUB BEDS. PROVIDE AN 18" DIAMETER X 3" DEPTH FIR FIBER WOOD MULCH RING WITHOUT FILTER FABRIC AT ALL ORNAMENTAL GRASSES. ALL PERENNIAL BEDS SHALL BE MULCHED WITH 2" DEPTH FIR FIBER MULCH WITHOUT FILTER FABRIC. TREE RINGS SHALL BE MULCHED WITH 3" DEPTH FIR FIBER WOOD MULCH WITHOUT FILTER FABRIC.
- FILTER FABRIC SHALL BE TYPAR 315, OR APPROVED EQUAL.
- IRRIGATION DESIGN AND CONSTRUCTION SHALL BE IN CONFORMANCE TO TOWN OF PARKER CONSTRUCTION SPECIFICATIONS AND DESIGN CONSIDERATIONS FOR PARKS, TRAILS, AND STREETSCAPES MANUAL APPROVED JULY, 1997 AND RE-VEGETATION STANDARDS AS PROVIDED IN THE STORM DRAINAGE AND ENVIRONMENTAL CRITERIA MANUAL, AS AMENDED. DRIP IRRIGATION TO BE PROVIDED TO ALL PLANT MATERIAL AND TEMPORARY SPRAY/ROTOR IRRIGATION TO SEED AREAS. TEMPORARY IRRIGATION MAY BE REMOVED IMMEDIATELY AFTER ESTABLISHMENT IS COMPLETE, OR IN ANY CASE, NO LONGER THAN ONE (1) YEAR PER MUNICIPAL CODE 13.06.070(j).
- ALL TREES WILL EITHER BE STAKED USING TWO LODGEPOLE STAKES OR GUYES USING 3-12GA. GALVANIZED WIRE GUYES ATTACHED TO BURIED STAKES.
- ALL SHRUB BEDS ARE TO BE CONTAINED WITH STEEL EDGER (3/16"x4") NOT REQUIRED AT CURB, WALK, OR BUILDING. EDGER TO BE ROLL TOPPED STEEL EDGING OR APPROVED EQUAL.
- SOIL RETENTION BLANKETS ARE REQUIRED ON ALL SLOPES 3:1 OR STEEPER AND SHALL BE PLACED INTO THE FLOW LINES OF DITCHES AND SWALES STEEPER THAN 2% (BY OTHERS).
- ALL TREES MUST BE A MINIMUM OF 7' AWAY FROM ANY WATER AND SANITARY SEWER MAIN.
- IF THERE IS A DISCREPANCY BETWEEN THE PLANT COUNTS AND THE CALL-OUTS ON THE PLANS, THE ACTUAL NUMBER OF PLANT SYMBOLS DEPICTED ON THE PLANS SHALL PREVAIL.
- IRRIGATED TURF SHALL BE RTF WATER SAVOR SOD AS PROVIDED FOR BY GREEN VALLEY TURF COMPANY,
- PERMANENTLY IRRIGATED NATIVE SEED AREAS SHALL INCLUDE THE FOLLOWING:

TOWN OF PARKER - LOW GROW NATIVE SEED MIXTURE:

- 25% EPHRAIM CRESTED WHEATGRASS
- 23% SHEEP FESCUE
- 18% PERENNIAL RYEGRASS
- 13% CANADA BLUEGRASS
- 12% BARLEY OR OATS
- 9% BLUE FESCUE

RATE: 20-40 LBS./AC.

TOWN OF PARKER LANDSCAPE MAINTENANCE REQUIREMENTS.

- ALL PLANTINGS SHALL BE MAINTAINED IN A HEALTHY AND ATTRACTIVE MANNER, AS DETERMINED BY THE TOWN. MAINTENANCE SHALL BE CONDUCTED BY THE PROPERTY OWNER OF RECORD, THE PROPERTY OWNER'S AGENT OR TENANT OR A HOMEOWNERS' ASSOCIATION WHICH HAS ASSUMED LANDSCAPE MAINTENANCE RESPONSIBILITY. ALL ORNAMENTAL LANDSCAPING SHALL BE MAINTAINED FREE FROM DISEASE, PESTS, WEEDS AND LITTER. MAINTENANCE SHALL INCLUDE, BUT NOT BE LIMITED TO, WATERING, FERTILIZING, WEEDING, CLEANING, MOWING, EDGING, MULCHING, PRUNING, TRIMMING, SPRAYING, CULTIVATING OR OTHER MAINTENANCE AS NEEDED AND IN ACCORDANCE WITH ACCEPTABLE HORTICULTURAL PRACTICES. AREAS OF NATIVE OR NATURALIZED LANDSCAPE ARE EXEMPT FROM THIS LEVEL OF MAINTENANCE. ACCEPTABLE MAINTENANCE OF NATIVE PLANTS INCLUDES, BUT IS NOT LIMITED TO, REMOVAL OF DEAD OR DISEASED PLANTS, WEED CONTROL AND SEASONAL MOWING.
- DEAD PLANT MATERIALS SHALL BE REMOVED AND REPLACED WITH HEALTHY PLANTING MATERIALS OF COMPARABLE SIZE AND SPECIES THAT MEET THE ORIGINAL INTENT OF THE APPROVED LANDSCAPE DESIGN WITHIN FORTY-FIVE (45) DAYS OF THEIR DEATH, UNLESS SEASONAL CONDITIONS PROHIBIT REMOVAL AND REPLACEMENT. IN SUCH CASE, THE REMOVAL AND REPLACEMENT SHALL OCCUR WITHIN A REASONABLE PERIOD OF TIME APPROVED BY THE TOWN.
- NONLIVING LANDSCAPE MATERIALS SUCH AS ROCK, STONE, BARK CHIPS AND SHAVINGS WHICH NO LONGER COVER THE AREA IN WHICH THEY WERE ORIGINALLY DEPOSITED SHALL BE REGULARLY REPLENISHED TO MAINTAIN THE FULL COVERAGE TO A MINIMUM DEPTH OF THREE (3) INCHES FOR ROCK MULCHES AND FOUR (4) INCHES FOR WOOD MULCH.
- LANDSCAPING STRUCTURAL FEATURES (E.G., FENCING, WALLS, PLANTER BOXES) AND SITE FURNISHINGS SHALL BE MAINTAINED IN A SOUND, STRUCTURAL AND ATTRACTIVE CONDITION.
- IRRIGATION SYSTEMS ARE TO BE MONITORED AND ADJUSTED PERIODICALLY TO ENSURE THAT THE WATER DEMANDS OF ALL PLANT MATERIALS ARE BEING MET.
- IRRIGATION SYSTEM REPAIRS SHALL BE MADE WITHIN SEVEN (7) DAYS OF DISCOVERY OF DAMAGE, UNLESS SEASONAL CONDITIONS PROHIBIT REPAIRS.
- LANDSCAPED AREAS SHALL BE FREE FROM TRASH AND DEBRIS.
- FAILURE TO REPLACE DEAD LANDSCAPE MATERIALS WITHIN A REASONABLE PERIOD OF TIME, AS SPECIFIED IN PARAGRAPH (2) ABOVE, SHALL BE CONSIDERED A VIOLATION OF THE SITE PLAN APPROVAL AND IS SUBJECT TO THE ENFORCEMENT AND PENALTY PROVISIONS OF THIS TITLE.

PLANT LIST

CODE	QTY.	BOTANIC NAME	COMMON NAME	SIZE	HEIGHT	WIDTH
DECIDUOUS TREES						
SH	17	GLEDITSIA TRIACANTHOS INERMINS 'SHADEMASTER'	SHADEMASTER HONEYLOCUST	2.5' CAL. B&B	60'	20'
BO	12	QUERCUS MACROCARPA	BUR OAK	2.5' CAL. B&B	60'	40'
HA	18	CELTIS OCCIDENTALIS	WESTERN HACKBERRY	2.5' CAL. B&B	60'	40'
EO	7	QUERCUS ROBUR	ENGLISH OAK	2.5' CAL. B&B	60'	40'
SW	15	QUERCUS BICOLOR	SWAMP WHITE OAK	2.5' CAL. B&B	70'	45'
CA	7	CATALPA SPECIOSA	CATALPA	2.5' CAL. B&B	70'	45'
	76	SUBTOTAL				
ORNAMENTAL TREES						
GM	4	ACER GINNALA	GINNALA MAPLE	2' CAL. B&B	15'	15'
MS	13	MALUS 'SPRING SNOW'	SPRING SNOW CRABAPPLE	2' CAL. B&B	20'	15'
SC	4	MALUS SARGENTII	SARGENT CRABAPPLE	2' CAL. B&B	10'	10'
	21	SUBTOTAL				
	97	TOTAL DECIDUOUS TREES				
EVERGREEN TREES						
WF	12	ABIES CONCOLOR	WHITE FIR	8' HT. B&B	40'	20'
AU	18	PINUS NIGRA	AUSTRIAN PINE	8' HT. B&B	40'	20'
PP	6	PINUS EDULIS	PINION PINE	8' HT. B&B	35'	25'
	36	TOTAL EVERGREEN TREES				
	133	TOTAL TREES				
DECIDUOUS SHRUBS						
BS	93	CARYOPTERIS X CLANDONENSIS 'DARK NIGHT'	BLUEMIST SPIREA	<div style="border: 1px solid black; padding: 5px; width: fit-content;"> #5 CONT. </div>	4'	4'
AP	112	PONTEINTILLA FRUTICOSA 'ABBOTSWOOD'	ABBOTSWOOD POTENTILLA		3'	3'
LS	90	SPIREA JAPANICA 'LITTLE PRINCESS'	LITTLE PRINCESS SPIREA		3'	4'
RS	86	PEROVSKIA ATRIPLICIFOLIA	RUSSIAN SAGE		4'	4'
LP	23	LIGUSTRUM VULGARE 'LODENSE'	LODENSE PRIVET		5'	5'
DK	24	SYRINGA MEYERI	DRAWF KOREAN LILAC		5'	5'
WR	76	ROSA 'WINNIPEG PARKS'	WINNIPEG PARKS ROSE		3'	3'
ST	37	RIBUS TYPHINA	STASHORN SUMAC		8'	5'
RB	58	CHRYSOTHAMNUS NAUSEOSUS	RABBITBRUSH		6'	5'
MV	38	VIBURNUM LANTANA 'MOHICAN'	MOHICAN VIBURNUM		4'	6'
	637	SUBTOTAL				
	1106	TOTAL 5 GALLON SHUBS				
EVERGREEN SHRUBS						
WJ	183	JUNIPERUS HORIZONTALIS 'WILTONI'	WILTON CARPET JUNIPER	#5 CONT.	6"	6"
BC	80	JUNIPERUS HORIZONTALIS 'BLUE CHIP'	BLUE CHIP JUNIPER	#5 CONT.	2'	5'
BJ	179	JUNIPERUS SABINA 'BUFFALO'	BUFFALO JUNIPER	#5 CONT.	2'	5'
MP	27	PINUS MUGO VAR. PUMILIO	DWARF MUGO PINE	#5 CONT.	2'	5'
	469	SUBTOTAL				
	1106	TOTAL 5 GALLON SHUBS				
ORNAMENTAL GRASSES						
FG	179	PENNISETUM ALOPECUROIDES 'HAMEL'	HARDY FOUNTAIN GRASS	#5 CONT.	2'	2'
BA	196	HELICTOTRICHON SEMPERVIRENS	BLUE AVENA GRASS	#5 CONT.	3'	4'
FR	168	ALHAMAAGROSIS X ACUTIFLORA 'KARL FOERSTER'	FEATHER REED GRASS	#5 CONT.	4'	2'
	543	TOTAL 5 GALLON GRASSES				
PERENNIALS - 620 S.F.						
	26	LAVENDULA ANGUSTIFOLIA 'MUNSTEAD'	LAVENDAR, MUNSTEAD	1 GAL.	18"	18"
	26	RUDBECKIA, SPP.	BLACK-EYED SUSAN	1 GAL.	30"	18"
	26	PAPAVER ORIENTALE	POPPY, ORIENTAL	1 GAL.	30"	36"
	26	ACHILLEA MOONSHINE	YARROW, MOONSHINE	1 GAL.	24"	24"
	26	ECHINACEA PURPUREA	CONEFLOWER, PURPLE	1 GAL.	30"	18"
	130	TOTAL 1 GALLON PERENNIALS				

NOTE: PERENNIALS SHALL BE EVENLY DISTRIBUTED WITH TRIANGLE SPACING AT 24" ON CENTER

LANDSCAPE CODE REQUIREMENT

LANDSCAPE AREA REQUIREMENT

Site Landscape Requirement	Square foot area	Formula	Trees Required	Trees Provided	Shrubs Required	Shrubs Provided	% Evergreen
Overall Landscape Area (20.3%)	57,122	1 Tree / 5 Shrubs per 1,500 s.f.	38	34 + 9 EXISTING = 43	190	308	25

SITE PARKING LOT PERIMETER LANDSCAPE REQUIREMENT

Area of Landscaping	Linear Feet of Frontage	Formula	Trees Required	Trees Provided	Shrubs Required	Shrubs Provided	% Evergreen
North Perimeter	355	1 Tree / 5 Shrubs per 40 l.f.	9	13	44	78	100%
East Perimeter	477	1 Tree / 5 Shrubs per 40 l.f.	12	12	60	8	100%
Total for Perimeters			21	25	104	86	100%
					40		Tree / shrub substitution
						126	

*Increase in evergreen species from 60 to 100% is proposed for additional screening along Crown Crest Blvd.
A total of 4 additional trees have been substituted for deficient shrub quantity

PARKING LOT INTERIOR LANDSCAPE REQUIREMENT

Area of Landscaping	Each	Formula	Square Footage	Trees Required	Trees Provided	Shrubs Required	Shrubs Provided
Interior Parking Lot Islands	57	1 Tree / 5 Shrubs per 162 s.f.	9234	57	61	285	285
Additional Parking Lot Area	SF	1 Shrub / add. 15 s.f.	9,445	-	-	630	637
			18,679	57	61	915	922

PARKING LOT LANDSCAPE REQUIREMENT

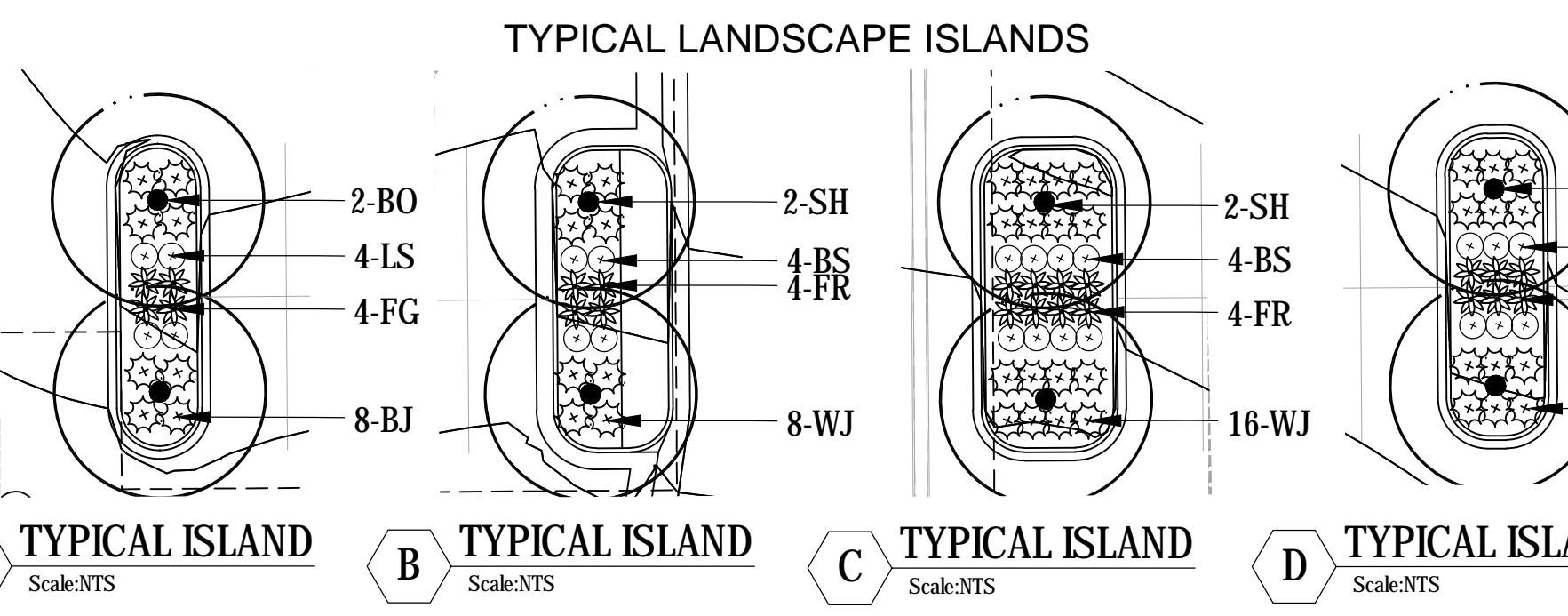
Area of Landscaping	S.F.	% Living	% non-Living
Total Parking Lot Area (S.F.)	186,390		
Internal Parking Lot LS Area Required (S.F.)	18,638	10.00%	
Internal Parking Lot LS Area Provided (S.F.)	18,679	10.02%	

TURF AREA REQUIREMENT

Area of Landscaping	S.F.	% Living	% non-Living
Total Landscape Area (S.F.)	57,122		
Turf Area Provided (S.F.)	7,974	14%	

LIVING VS. NON-LIVING LANDSCAPE REQUIREMENT

Area of Landscaping	S.F.	% Living	% non-Living
Interior Parking Lot Islands	18,679	89	11
Remaining Landscape Areas	57,122	83	17



PARKER PROJECT NUMBER
SP18-081

DATE
07/31/219

REVISIONS

#	DESCRIPTION	DATE
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1	REVISED SUBMITTAL TO TOWN	11/15/18
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COLORADO SPRINGS, CO. 80903
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GROUND LOGIC INC.
LANDSCAPE ARCHITECTURE
IRRIGATION DESIGN
SITE DESIGN & GIS

GROUND LOGIC, INC.
2038 Grove Street
Boulder, Colorado 80502
P. 720-331-0696
greg@groundlogic.com

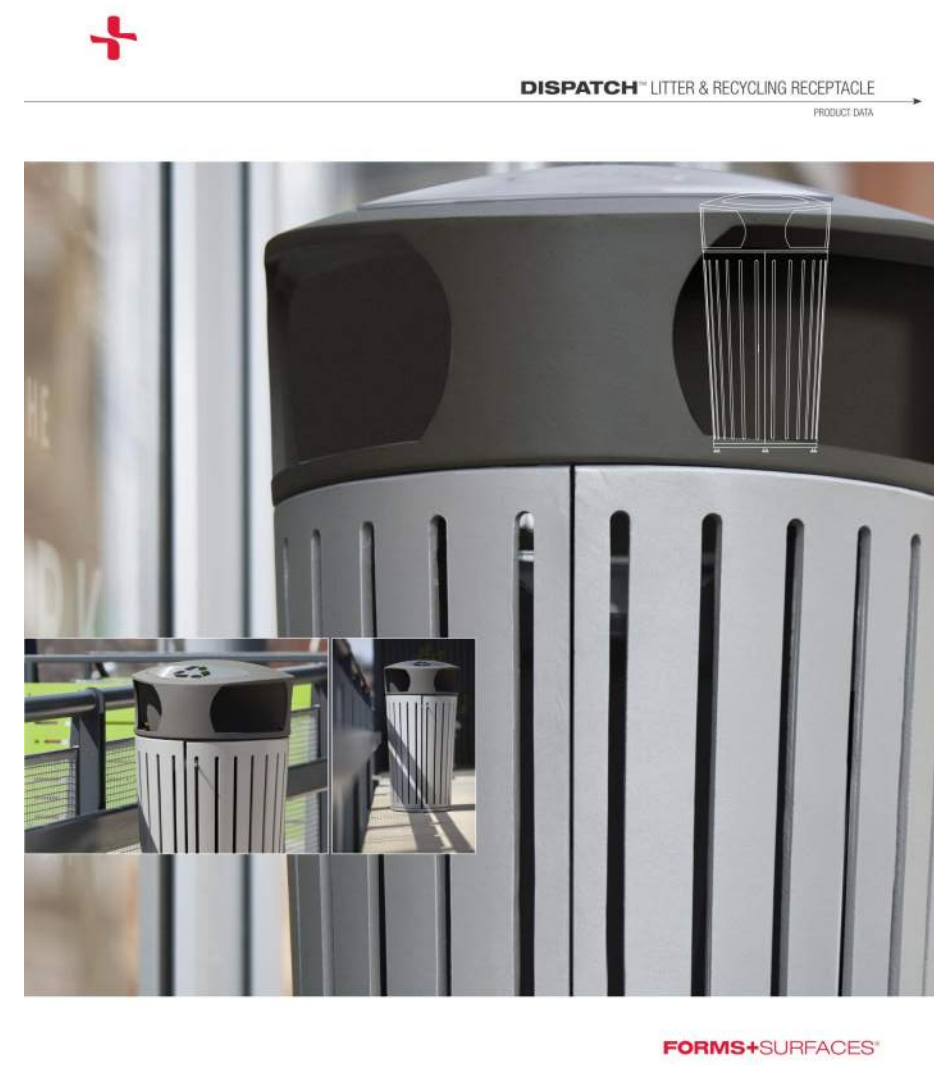
PROJECT
Parker Adventist Hospital MOB III

9403 CROWN CREST BLVD.
PARKER, COLORADO
80138

SITE PLAN AMENDMENT

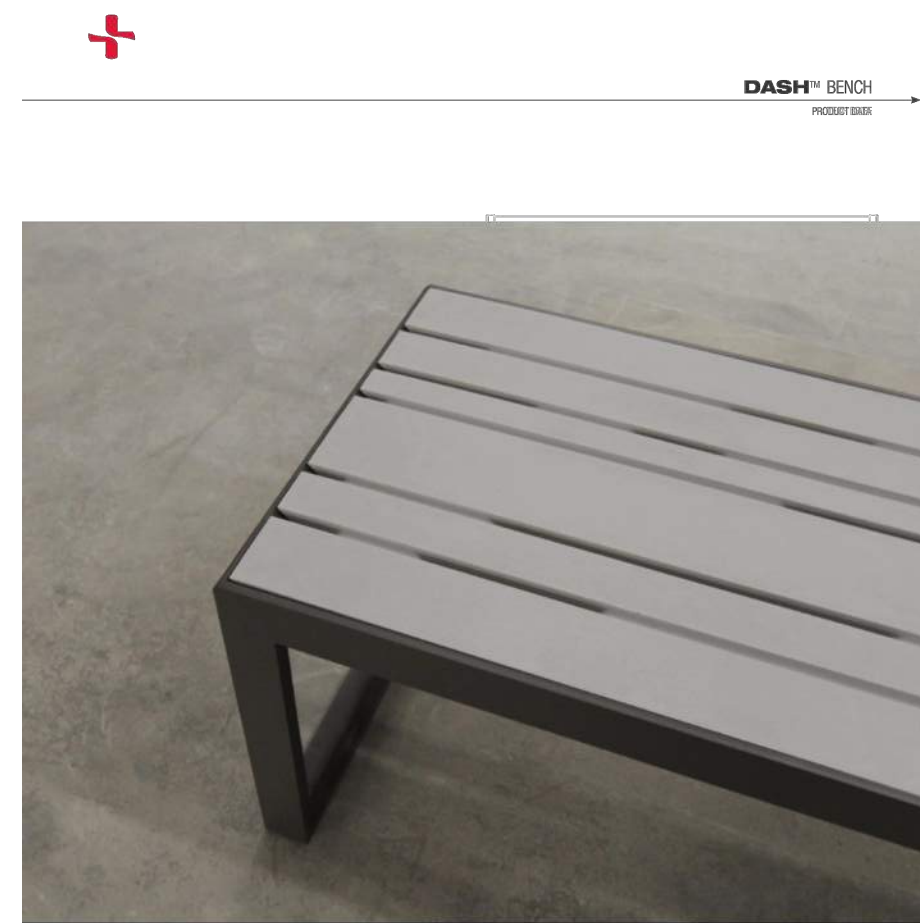
SHEET TITLE
LANDSCAPE NOTES AND DETAILS

SHEET NUMBER



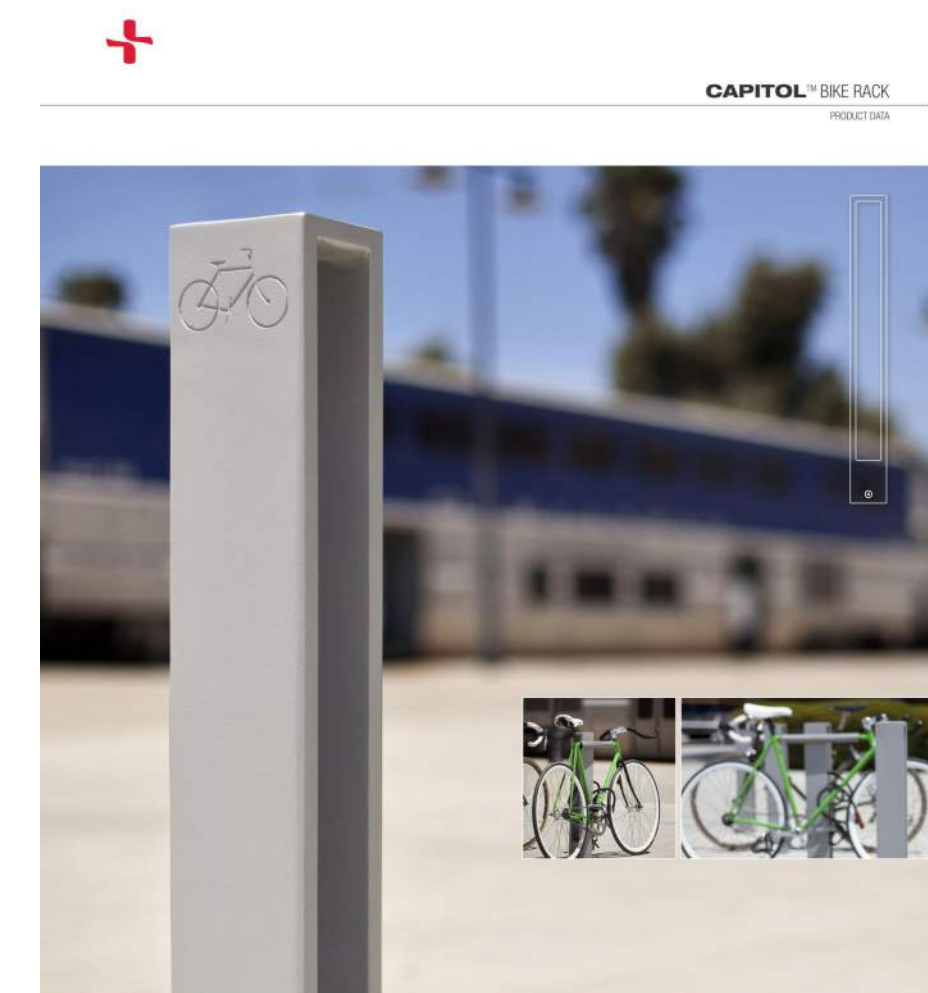
DISPATCH LITTER & RECYCLING RECEPTACLE

FORMS+SURFACES



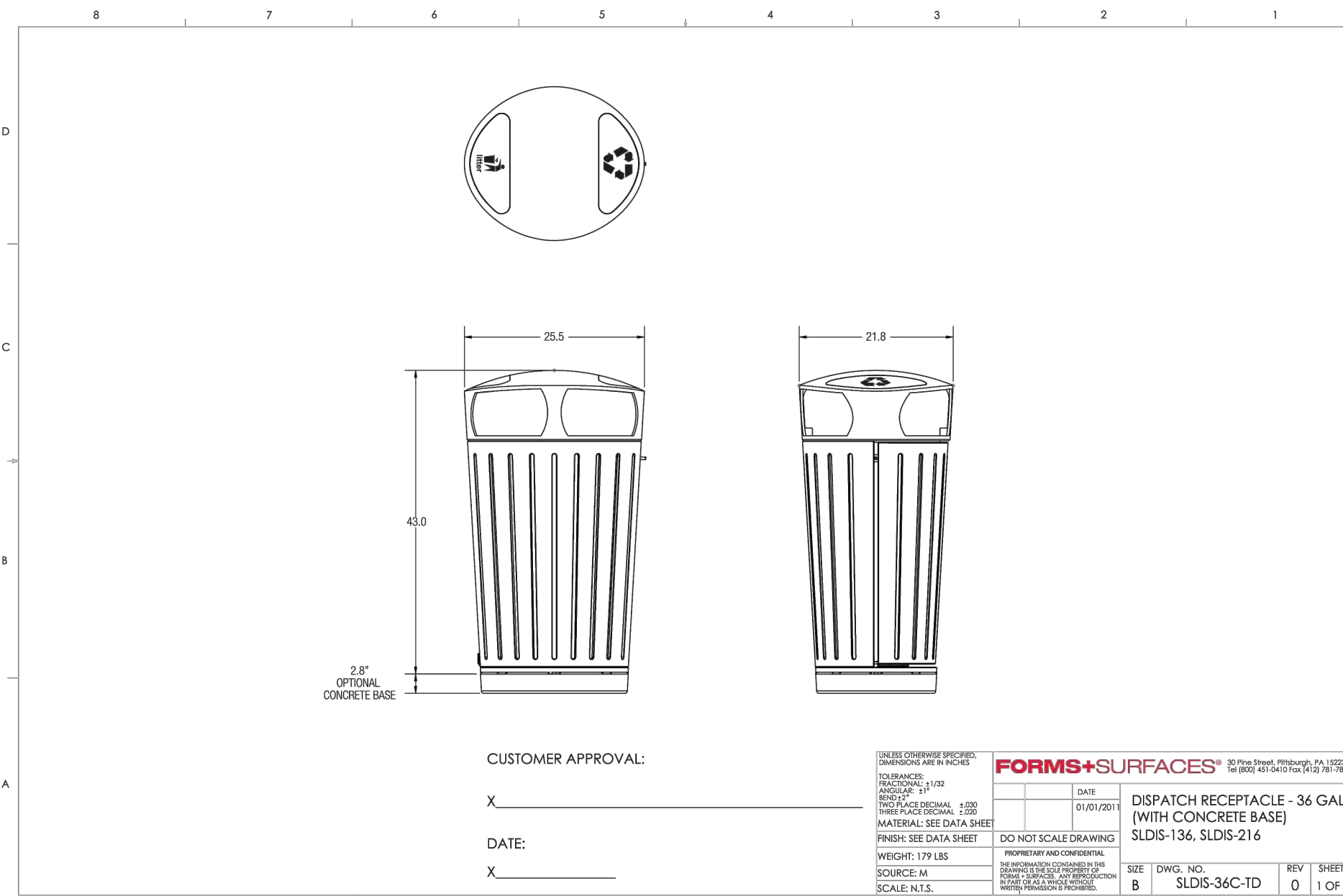
DASH BENCH

FORMS+SURFACES

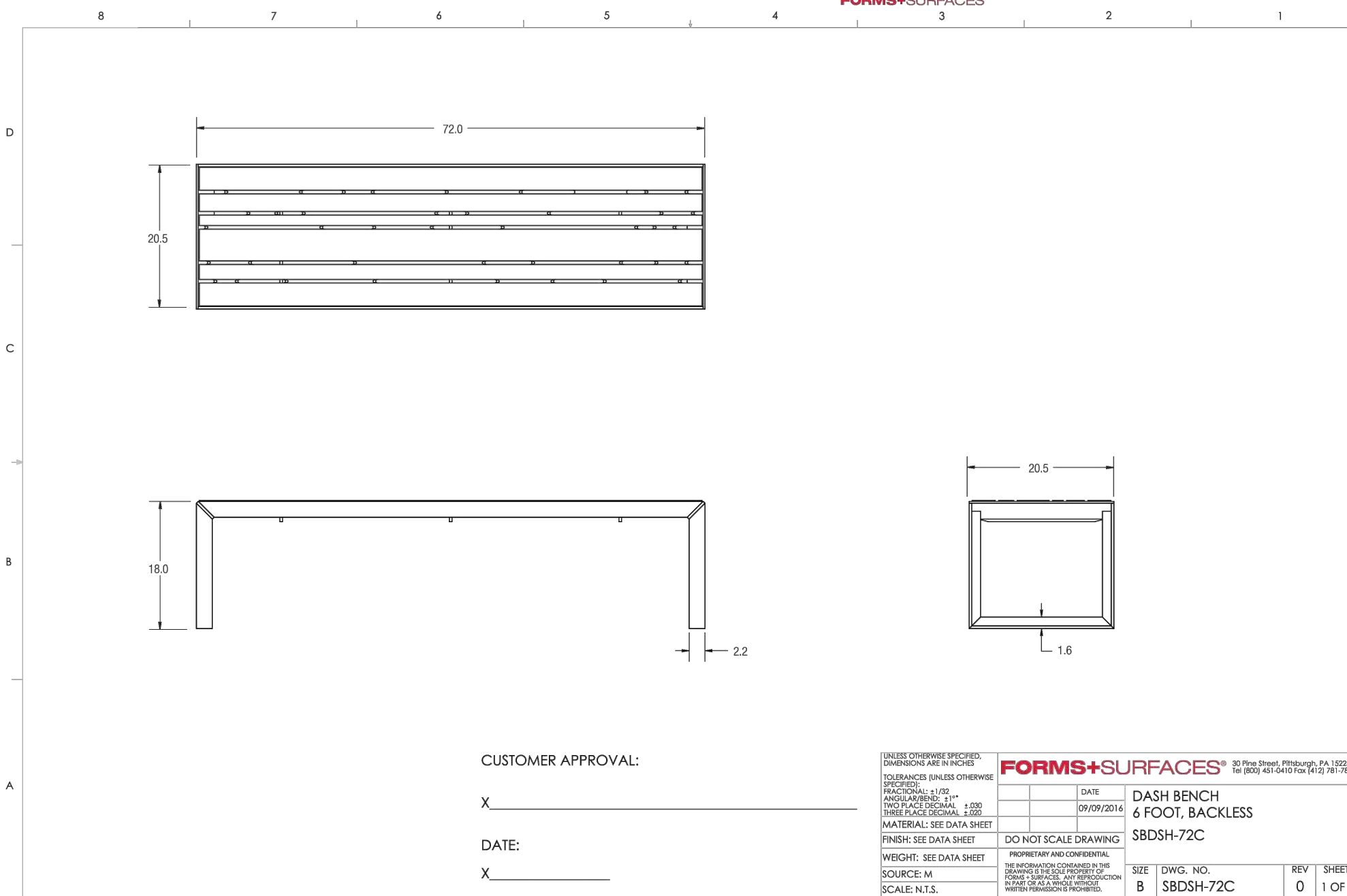


CAPITOL BIKE RACK

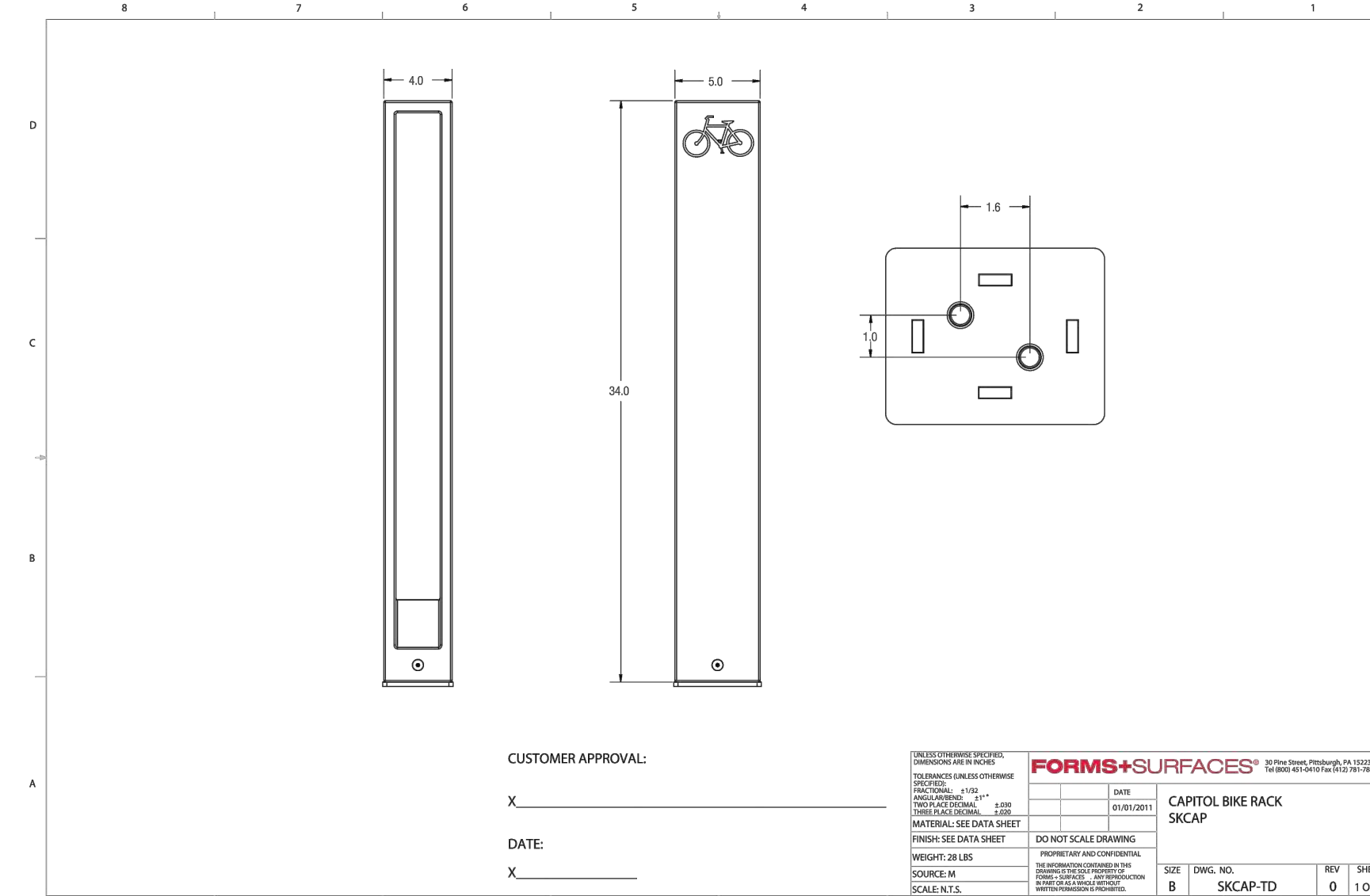
FORMS+SURFACES



1 36 GALLON TRASH RECEPTACLE



2 6' BACKLESS BENCH



3 BIKE RACK

SITE FURNISHING NOTES

- 1). EXACT LOCATION SHALL BE COORDINATED WITH SITE WORK AND DETERMINED IN THE FIELD.
- 2). COLORS SHALL MATCH ACROSS ALL MODELS AND INCLUDE BLACK TEXTURE POWDER COAT FINISH.

PARKER PROJECT NUMBER
SP18-081

DATE
07/31/219

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PROJECT
Parker Adventist
Hospital MOB III

9403 CROWN CREST BLVD.
PARKER, COLORADO
80138

SITE PLAN
AMENDMENT

SHEET TITLE
SITE FURNISHING
DETAILS

SHEET NUMBER

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PROJECT

Parker Adventist Hospital MOB III

9403 CROWN CREST BLVD.
 PARKER, COLORADO
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SITE PLAN AMENDMENT

SHEET TITLE

BUILDING ELEVATIONS

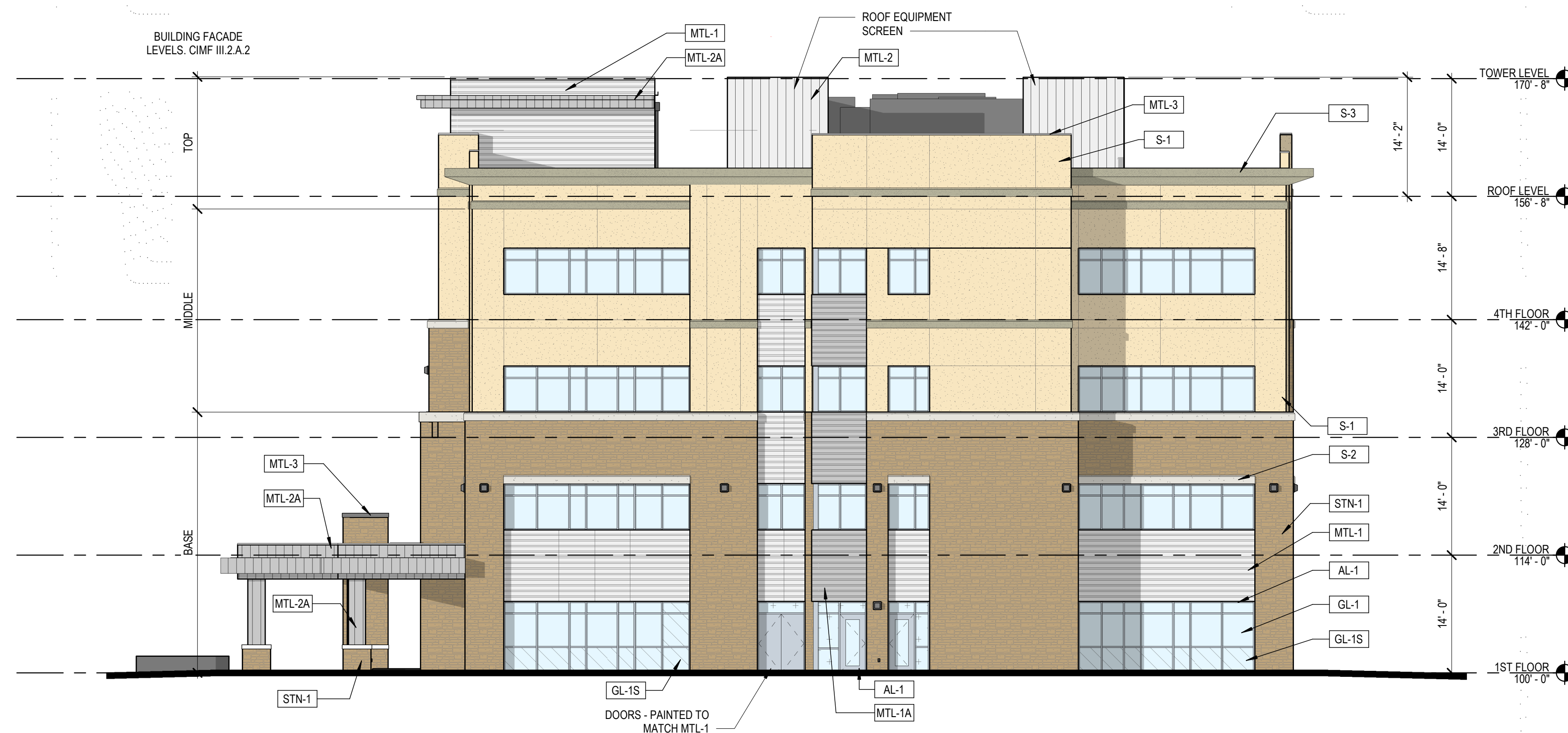
SHEET NUMBER



2 NORTH ELEVATION
 SP-3 3/32" = 1'-0"

EXTERIOR ELEVATION LEGEND

	S-1 STUCCO LARIAT PAREX		GL-1 INSULATED VISION GLASS SOLARBAN 80 OPTIBLUE PFG
	S-2 STUCCO SNOWBALL PAREX		GL-1S INSULATED SPANDELL GLASS AG 43 GRAY (INBOARD) GUARDIAN SINGUARD
	S-3 STUCCO BASALT PAREX		AL-1 ALUMINUM STOREFRONT CLEAR ANODIZED KAWNEER
	STN-1 STONE CHERRY CREEK LEDGE SUNSET STONE		
	MTL-1 METAL PANEL HS-8 PANEL - CITYSCAPE BERRIDGE		
	MTL-1A METAL PANEL HS-8 PANEL - ZINC GREY BERRIDGE		
	MTL-2 METAL PANEL FW-12 PANEL - CITYSCAPE BERRIDGE		
	MTL-2A METAL PANEL FW-12 - CITYSCAPE BERRIDGE		
	MTL-3 METAL COPING ZINC GREY BERRIDGE		



1 EAST ELEVATION
 SP-3 3/32" = 1'-0"

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0	INITIAL SUBMITTAL TO TOWN	8/8/18
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80138

SITE PLAN AMENDMENT

SHEET TITLE

BUILDING ELEVATIONS

SHEET NUMBER

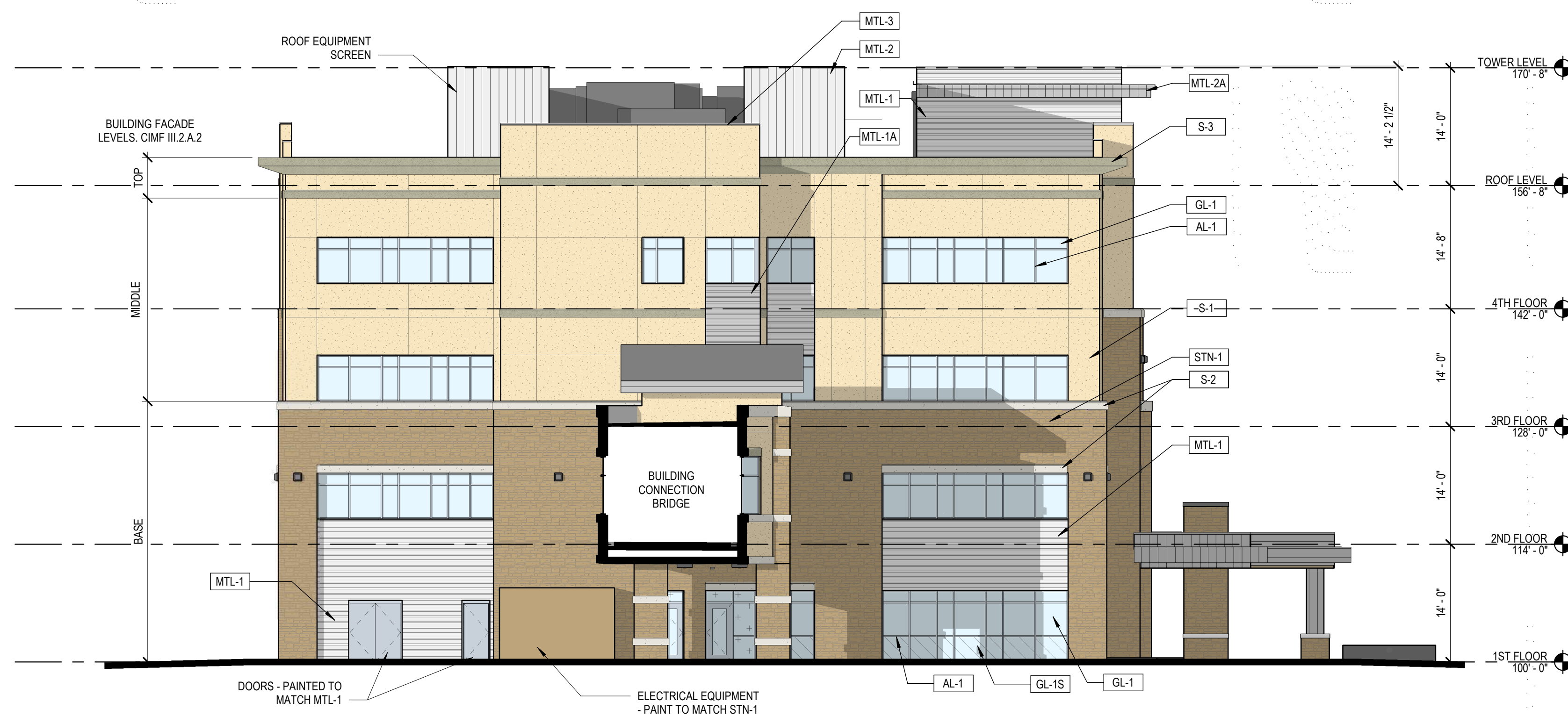
BUILDING FACADE LEVELS, CIMF III.2.A.2



2 SOUTH ELEVATION
 SP-4 3/32" = 1'-0"

EXTERIOR ELEVATION LEGEND

	S-1	STUCCO LARIAT PAREX		GL-1	INSULATED VISION GLASS SOLARBAN 80 OPTIBLUE PFG
	S-2	STUCCO SNOWBALL PAREX		GL-1S	INSULATED SPANDELL GLASS AG 43 GRAY (INBOARD) GUARDIAN SINGUARD
	S-3	STUCCO BASALT PAREX		AL-1	ALUMINUM STOREFRONT CLEAR ANODIZED KAWNEER
	STN-1	STONE CHERRY CREEK LEDGE SUNSET STONE			
	MTL-1	METAL PANEL HS-8 PANEL - CITYSCAPE BERRIDGE			
	MTL-1A	METAL PANEL HS-8 PANEL - ZINC GREY BERRIDGE			
	MTL-2	METAL PANEL FW-12 PANEL - CITYSCAPE BERRIDGE			
	MTL-2A	METAL PANEL FW-12 - CITYSCAPE BERRIDGE			
	MTL-3	METAL COPING ZINC GREY BERRIDGE			



1 WEST ELEVATION
 SP-4 3/32" = 1'-0"

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PROJECT

**Parker Adventist
Hospital MOB III**

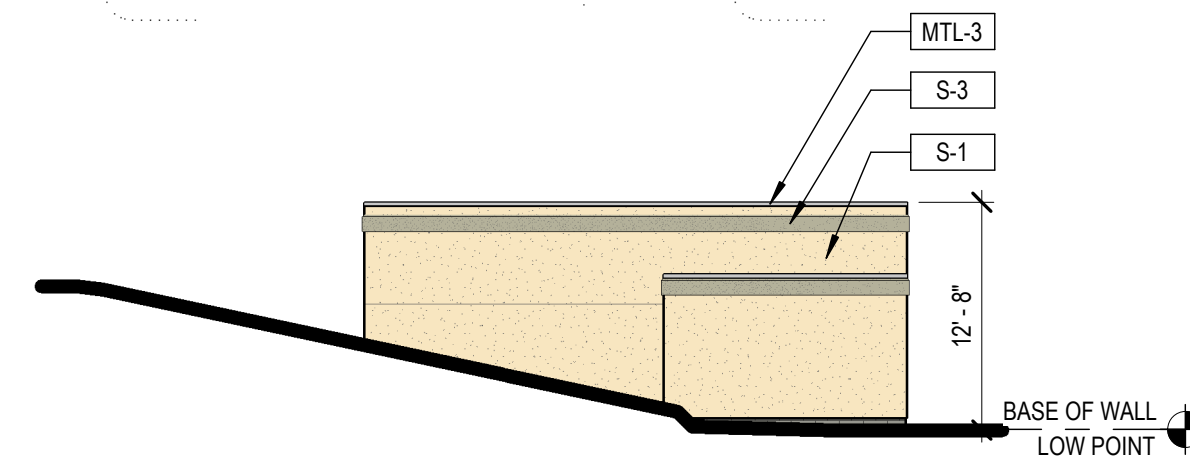
9403 CROWN CREST BLVD.
PARKER, COLORADO
80138

**SITE PLAN
AMENDMENT**

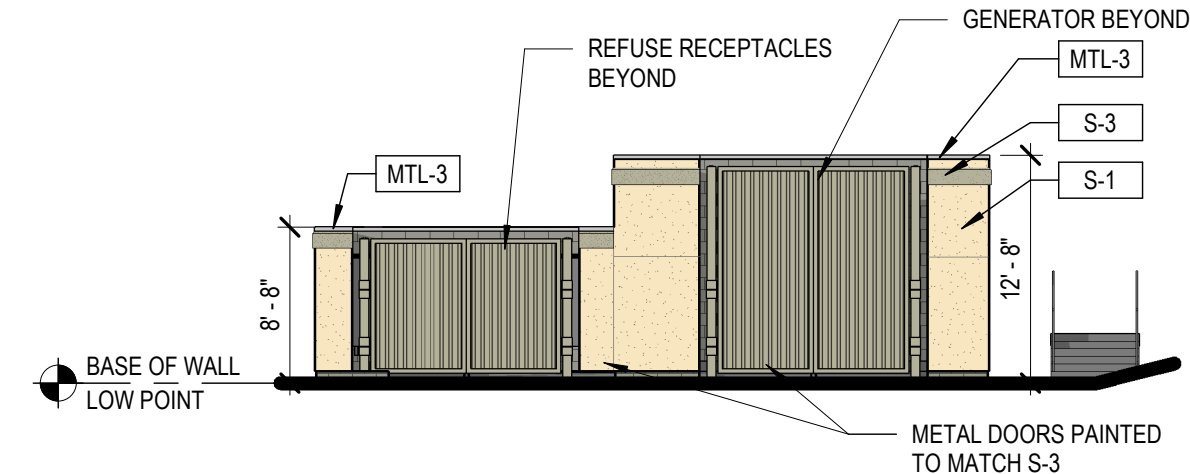
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**BRIDGE AND SITE
ENCLOSURES
ELEVATIONS**

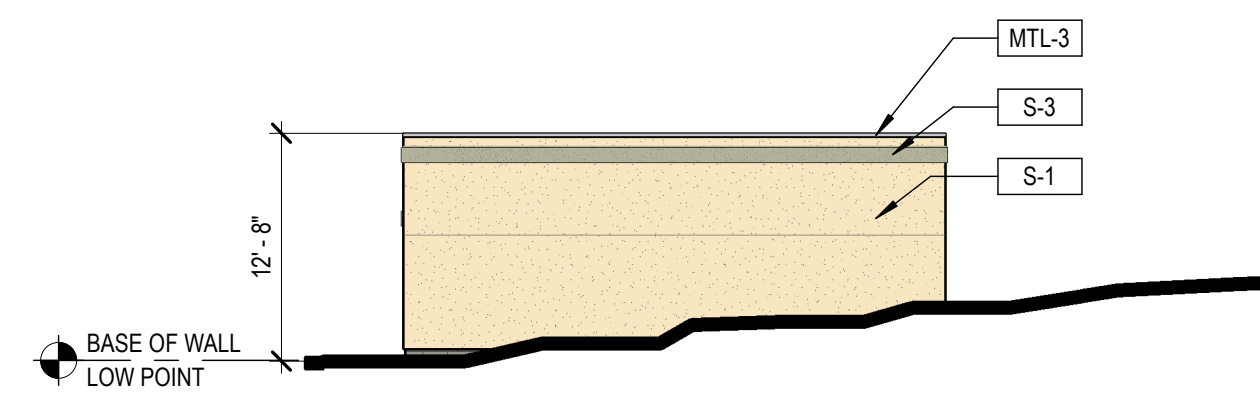
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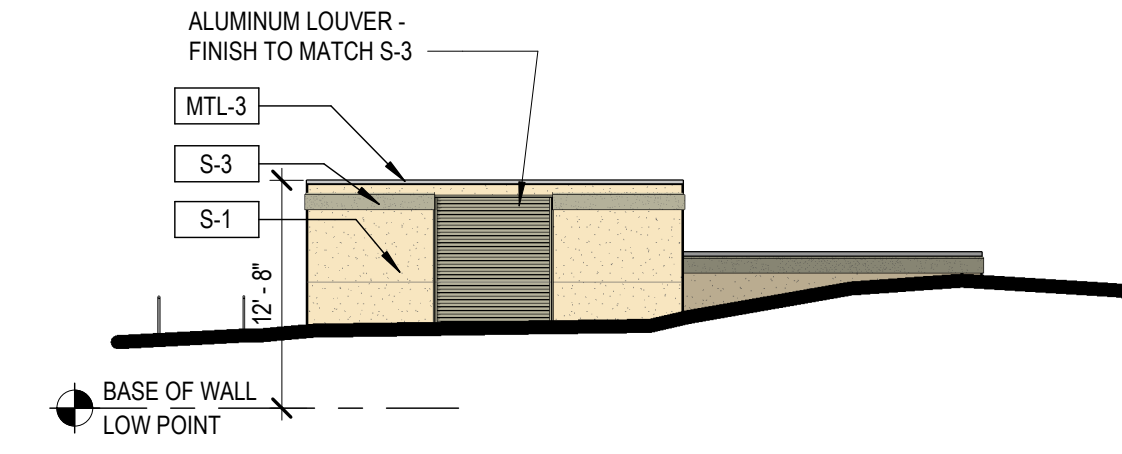
**6 TRASH AND GENERATOR ENCLOSURES - WEST
ELEVATION**
SP-5 3/32" = 1'-0"



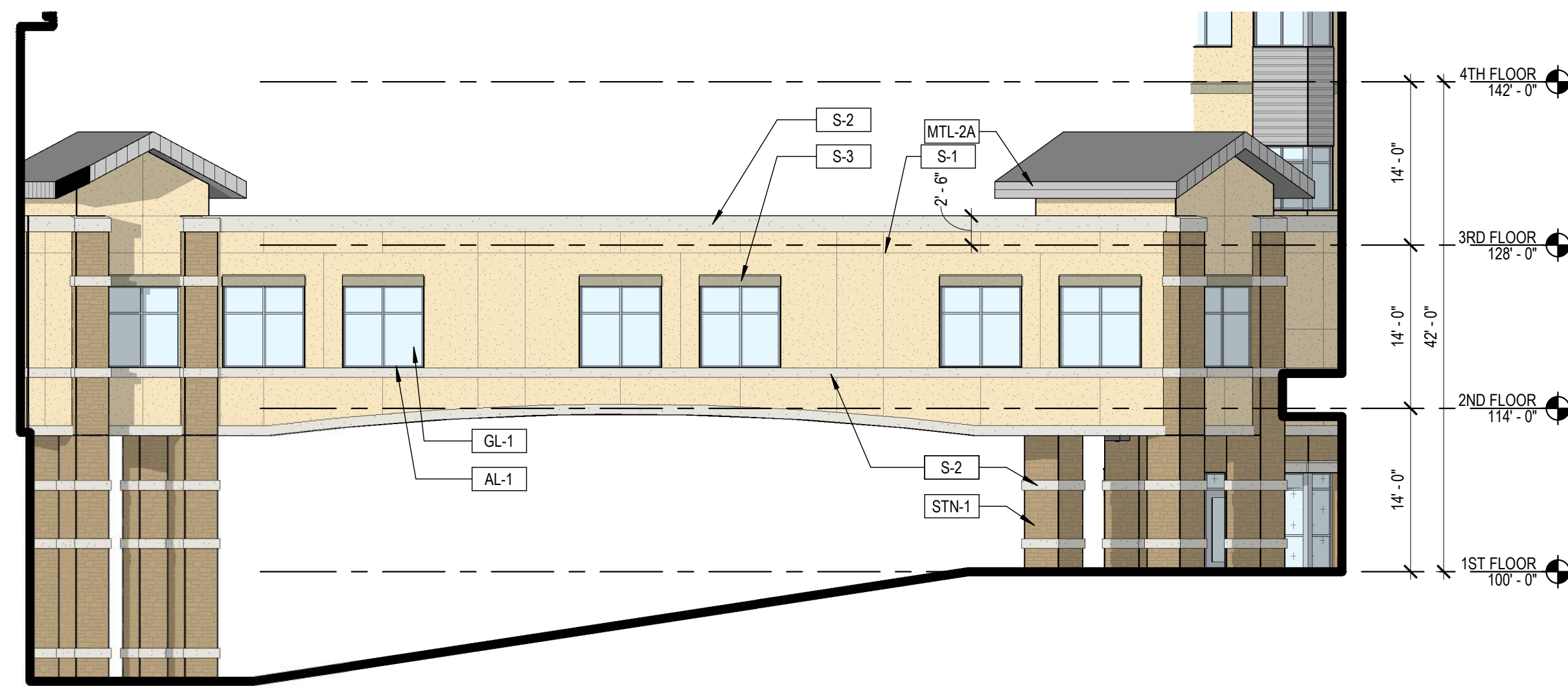
**5 TRASH AND GENERATOR ENCLOSURES -
SOUTH ELEVATION**
SP-5 3/32" = 1'-0"



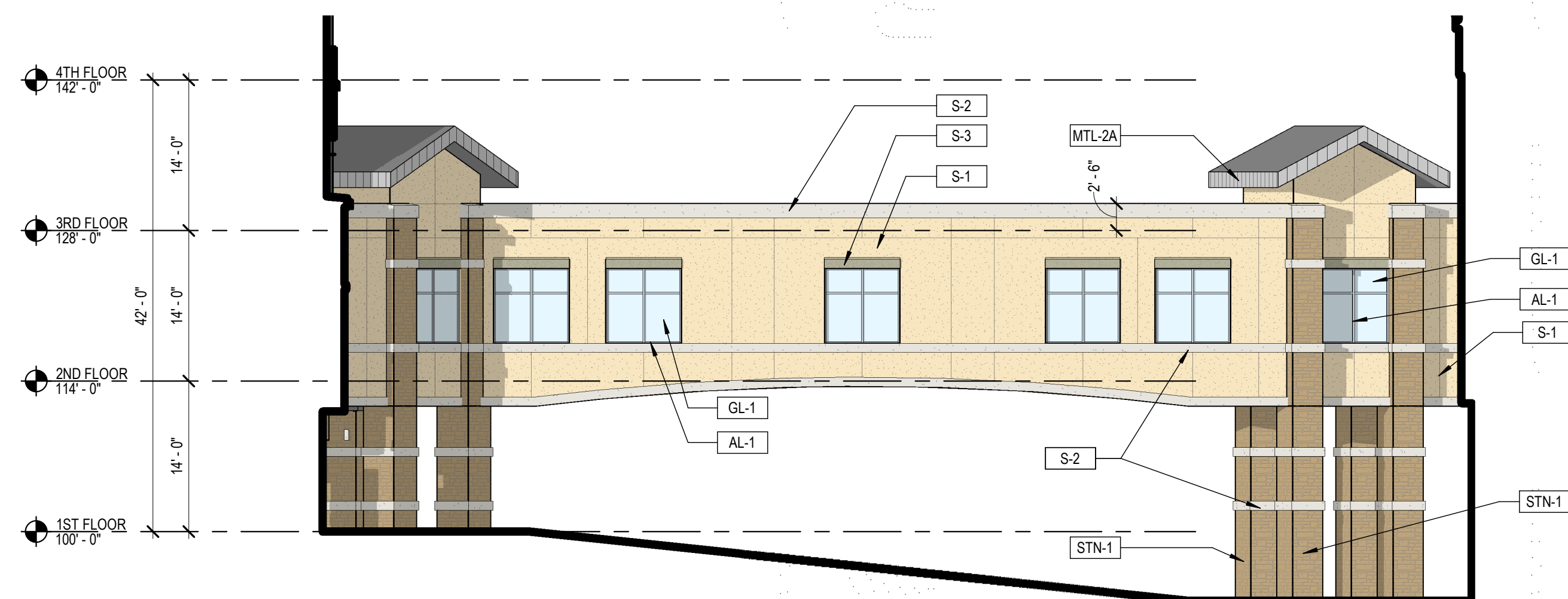
**4 TRASH AND GENERATOR ENCLOSURES - EAST
ELEVATION**
SP-5 3/32" = 1'-0"



**3 TRASH AND GENERATOR ENCLOSURES -
NORTH ELEVATION**
SP-5 3/32" = 1'-0"



2 BRIDGE - SOUTH ELEVATION
SP-5 3/32" = 1'-0"



1 BRIDGE - NORTH ELEVATION
SP-5 3/32" = 1'-0"

EXTERIOR ELEVATION LEGEND

	S-1 STUCCO LARIAT PAREX		GL-1 INSULATED VISION GLASS SOLARBAN 80 OPTIBLUE PFG
	S-2 STUCCO SNOWBALL PAREX		GL-1S INSULATED SPANDEL GLASS AG 43 GRAY (INBOARD) GUARDIAN SUNGUARD
	S-3 STUCCO BASALT PAREX		AL-1 ALUMINUM STOREFRONT CLEAR ANODIZED KAWNEER
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	MTL-2A METAL PANEL FW-12 - CITYSCAPE BERRIDGE		
	MTL-3 METAL COPING ZINC GREY BERRIDGE		



2
SP6 VIEW FROM NORTHWEST



1
SP6 VIEW FROM SOUTHEAST

BM_3001/Parker MOB III/Redesign C-S_ARCH_V19.rvt
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PARKER PROJECT NUMBER

SP18-081

DATE

07/31/219

REVISIONS

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PROJECT

**Parker Adventist
 Hospital MOB III**

9403 CROWN CREST BLVD.
 PARKER, COLORADO
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**SITE PLAN
 AMENDMENT**

SHEET TITLE

**BUILDING
 RENDERINGS**

SHEET NUMBER

10 OF 12

REVISION	DESCRIPTION	DATE
0	INITIAL SUBMITTAL TO TOWN	8/8/18
1	SECOND SUBMITTAL TO TOWN	10/19/18
2	THIRD SUBMITTAL TO TOWN	7/31/19
3	FOURTH SUBMITTAL TO TOWN	9/13/19



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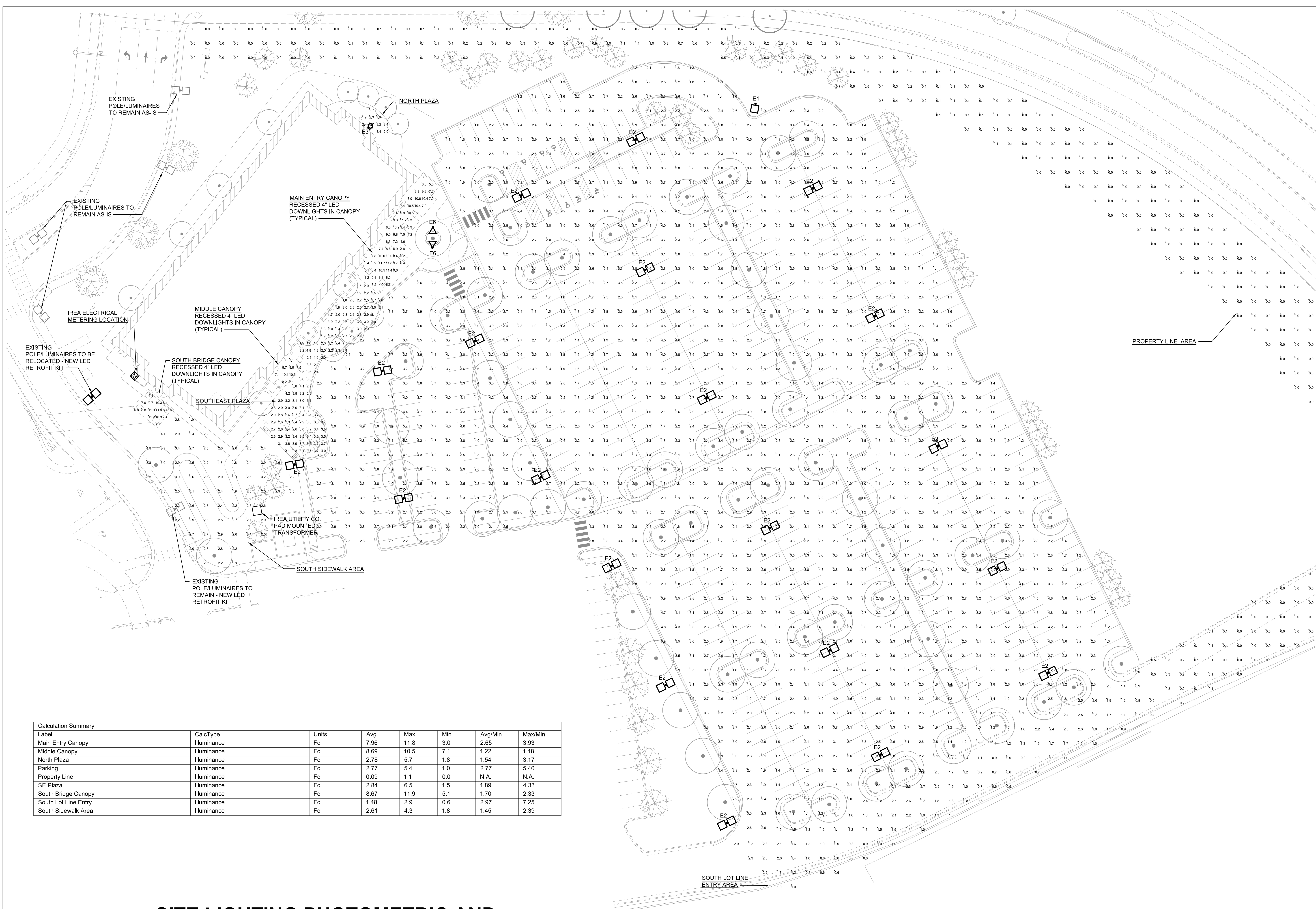
7935 East Prentice Avenue, Suite 300W
Greenwood Village, CO 80111
(303) 779-1222
FAX: (303) 694-9144
www.ssr-inc.com
SSR Project #: 18530090

PROJECT
Parker Adventist Hospital MOB III

9403 CROWN CREST BLVD.
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80138

SITE PLAN AMENDMENT

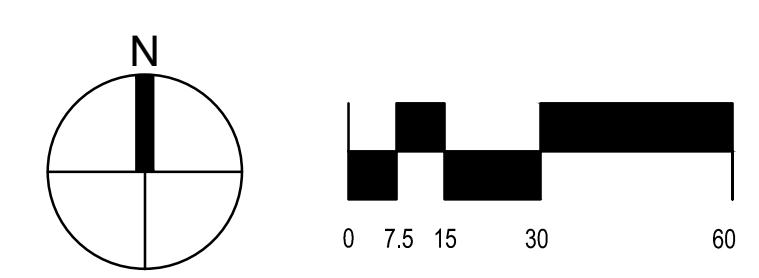
SHEET TITLE
SITE LIGHTING PHOTOMETRIC AND ELECTRICAL PLAN



Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
Main Entry Canopy	Illuminance	Fc	7.96	11.8	3.0	2.65	3.93
Middle Canopy	Illuminance	Fc	8.69	10.5	7.1	1.22	1.48
North Plaza	Illuminance	Fc	2.78	5.7	1.8	1.54	3.17
Parking	Illuminance	Fc	2.77	5.4	1.0	2.77	5.40
Property Line	Illuminance	Fc	0.09	1.1	0.0	N.A.	N.A.
SE Plaza	Illuminance	Fc	2.84	6.5	1.5	1.89	4.33
South Bridge Canopy	Illuminance	Fc	8.67	11.9	5.1	1.70	2.33
South Lot Line Entry	Illuminance	Fc	1.48	2.9	0.6	2.97	7.25
South Sidewalk Area	Illuminance	Fc	2.61	4.3	1.8	1.45	2.39

SITE LIGHTING PHOTOMETRIC AND ELECTRICAL PLAN

1" = 30'-0"



KIM LIGHTING **ET LED**
Entablature® Large PicoPrism™ LED
kl_etpled_spec.pdf

JOB _____ TYPE _____
NOTES _____ APPROVALS _____

FEATURES

- Full Cutoff PicoPrism technology
- Patented low profile luminaire
- Available in 5500m, 3000K, 4000K and 5000K standard CCT
- Type 1, 2, 3, 4, 5, 8, L distributions
- 0-10V dimming drivers standard
- Sealed optical chamber, IP66 certified standard CCT

Certifications

SPECIFICATIONS

Max. Weight = 45 lbs. ENEC 8.9 for LA. See Catalog for additional ENEC.

ORDERING CODE

Configuration	DT	Mounting	Feature	Control	Electrical Methods	Fixture Finish	Protocol Options
1A	1.0m Side Mt. 1.0	1	1	1	2K500m	DB	A25
2B	2.0m Side Mt. 1.3	2	2	2	3K300K	GT	A30
2L	2.0m Side Mt. 2.0	2	2	2	4K300K	GT	A30
3A	3.0m Side Mt. 4.1	3	3	3	4K300K	GT	A30
3Y	3.0m Side Mt. 4.1	3	3	3	4K300K	GT	A30
4C	4.0m Side Mt. 4.7	4	4	4	4K300K	GT	A30
1W	Single Wall Mt.	1	1	1	4K300K	GT	A30
HSF	Horizontal Step Hdr. Mount.	1	1	1	4K300K	GT	A30

Control Accessories:

- SWIRE: Site Sync with 7 pin PCB
- SWIP: SiteSync Software on USB
- SWTAB: SiteSync Windows Tablet
- SWBRG: SiteSync Windows Bridge Node
- WIR-RM-E-L: iWScape External Fixture Module
- Site Sync: SiteSync Lighting Control is available from our most popular or made in a broad range of award winning product families.

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P 626.968.6666 | F 626.369.2695 | www.kimlighting.com | Rev. Jul. 06, 2018

KIM LIGHTING **Scarab™ EL700**
120 to 277 Volt Die-Cast Aluminum LED
9/5/13 • kl_el700led_spec.pdf

Type: _____
Job: _____

Fixture Catalog number: _____
Fixture Options: _____

Date: _____
Page: 1 of 4

Specifications

EL7007L
7 Light Emitting Diodes

EL7009L
9 Light Emitting Diodes

EL70012L
12 Light Emitting Diodes

Housing: Die-cast aluminum body and lens frame.
Swivel: Die-cast aluminum with locking teeth and 1/2" solid brass NPT mount. Provides horizontal rotation independent of the threaded mount. Swivel locked by 1/4-20 stainless set screw. Clear anodized prior to powder coating for added corrosion resistance.
Gasketing: Silicone gaskets throughout.
Fasteners: Stainless steel.
Wiring: No. 18AWM rated 105°C.
Optical System: High performance acrylic optic securely attached to internal heatsink for maximum thermal dissipation.
Driver: Universal Voltage from 120 to 277V with a ±10% tolerance. -40°F. starting temperature. All drivers are Underwriters Laboratories recognized.
Finish: Each luminaire receives a fade and abrasion resistant, electrostatically applied, thermally cured, triglycidic isocyanurate (TGIC) polyester powdercoat finish. Standard colors include (BL) Black, (DB) Dark Bronze, (GR) Verde Green.
Listed to: UL 1598 Standard for Luminaires - UL 8750 Standard for Safety for Light Emitting Diode (LED) Equipment for use in Lighting Products and CAN/CSA C22.2 No. 250.0-08 Luminaires. LEDs and drivers are RoHS compliant.
CAUTION: Fixtures must be grounded in accordance with national, state and/or local electrical codes. Failure to do so may result in serious personal injury.

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KIM LIGHTING **WDS**
Wall Director® Small kl_wds_spec.pdf

JOB _____ TYPE _____
NOTES _____ APPROVALS _____

FEATURES

- 5° to +10° tilt adjustment
- High performance optics deliver up to 8,500 lumens
- up or down mountable without modification
- Diffused lens option
- Programmable occupancy sensor (dimming)
- SiteSync wireless controls
- Up to 130 lumens per watt

Certifications

SPECIFICATIONS

Weight: 20 lbs

ORDERING CODE

Fixture	Mounting	Source	Wattage	Light Engine	Distribution	Voltage	Fixture Finish
WDS Wall Director Small	D Down U Up	24L 24 LEDs	30 30 Watts 40 40 Watts 60 60 Watts 75 75 Watts	3K8 3000K/80CR 4K8 4000K/80CR 5K7 5000K/80CR	1 Type I 2 Type II 3 Type III 4F Type IV Wide	UNV 120-277V 347V 347V 480V 480V	BL Black DB Dark Bronze GT Graphite LG Light Gray PS Platinum Silver TT Titanium WH White CC Custom Color A25 A25H Photocell

Control Options:

- PC Button Photocell
- SCP-8F Programmable Occ. Sensor (8' height)
- SCP-20F Programmable Occ. Sensor (9' - 20' height)
- SWMP SiteSync Wireless Pre-Commission
- NXWE NX Wireless Enabled

Options:

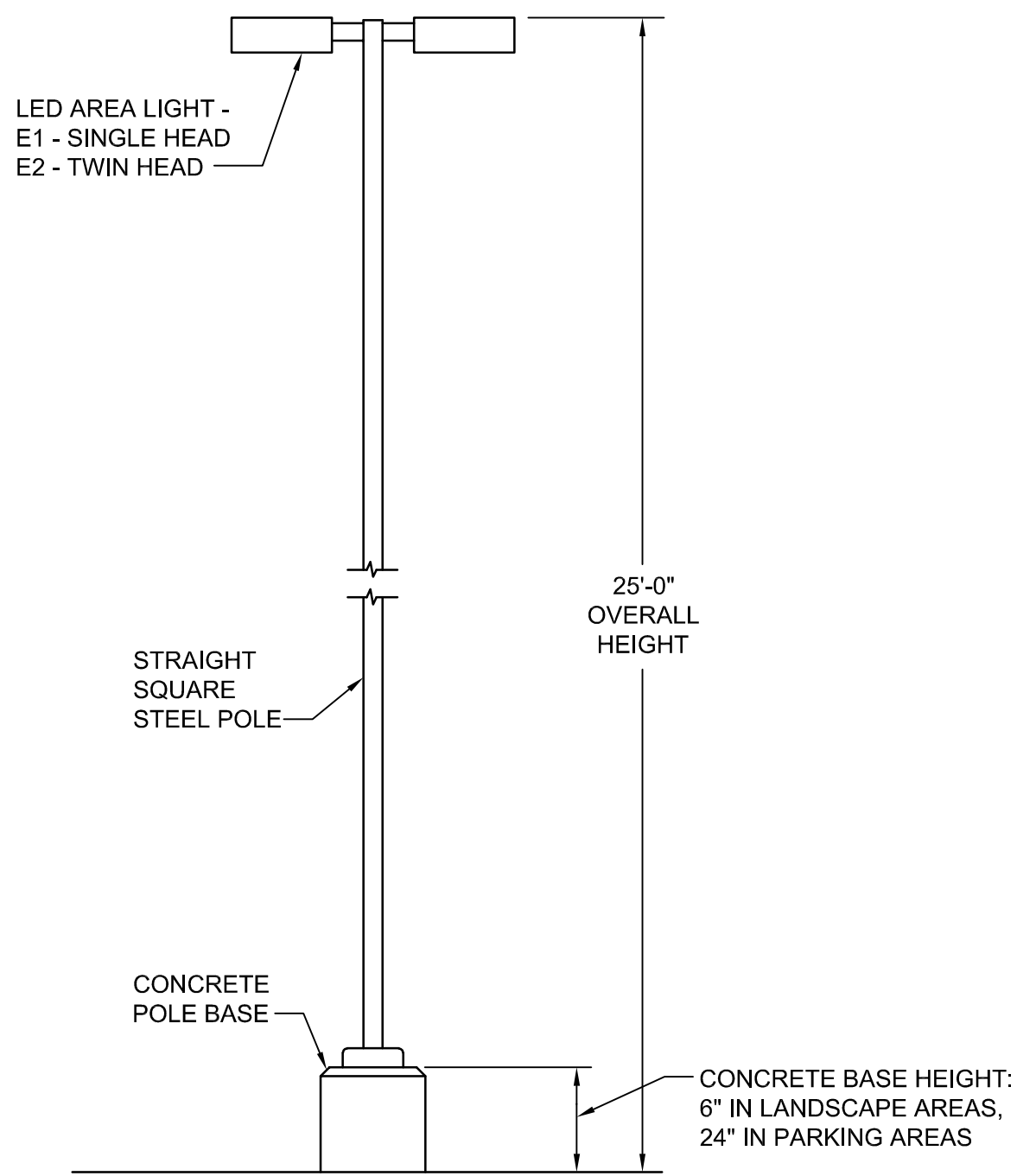
- EM Internal Emergency Battery Backup
- SF Single Fuse & Fuse holder
- DF Double Fuse & Fuse holder

Accessories:

- SCPREMOTE SCP configuration tool
- SWUSB SiteSync Software on USB
- SWTAB SiteSync Windows Tablet
- SWBRG SiteSync Software Bridge Node

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1 LUMINAIRES E1 AND E2
12 OF 12 NO SCALE



4 POLE DETAIL
11 OF 11 NOT TO SCALE

2 LUMINAIRE E6
12 OF 12 NO SCALE

3 LUMINAIRE E3
11 OF 11 NO SCALE

PARKER PROJECT NUMBER
SP18-081

DATE
09/13/2019

REVISION	DESCRIPTION	DATE
0	INITIAL SUBMITTAL TO TOWN	8/8/18
1	SECOND SUBMITTAL TO TOWN	10/19/18
2	THIRD SUBMITTAL TO TOWN	7/31/19
3	FOURTH SUBMITTAL TO TOWN	9/13/19

RTA ARCHITECTS

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SSR Project #: 18530090

PROJECT
Parker Adventist Hospital MOB III

9403 CROWN CREST BLVD.
PARKER, COLORADO
80138

SITE PLAN AMENDMENT

SHEET TITLE
SITE LIGHTING CUTSHEETS & DETAIL

SHEET NUMBER
12 OF 12