

# HORSESHOE RIDGE SUBDIVISION 1ST AMENDMENT

## LOT 2, BLOCK 1, HORSESHOE RIDGE SUBDIVISION 1ST AMENDMENT

### A PARCEL OF LAND LOCATED IN THE SE 1/4 OF SECTION 28, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN

## SITE PLAN REVIEW

### LEGAL DESCRIPTION

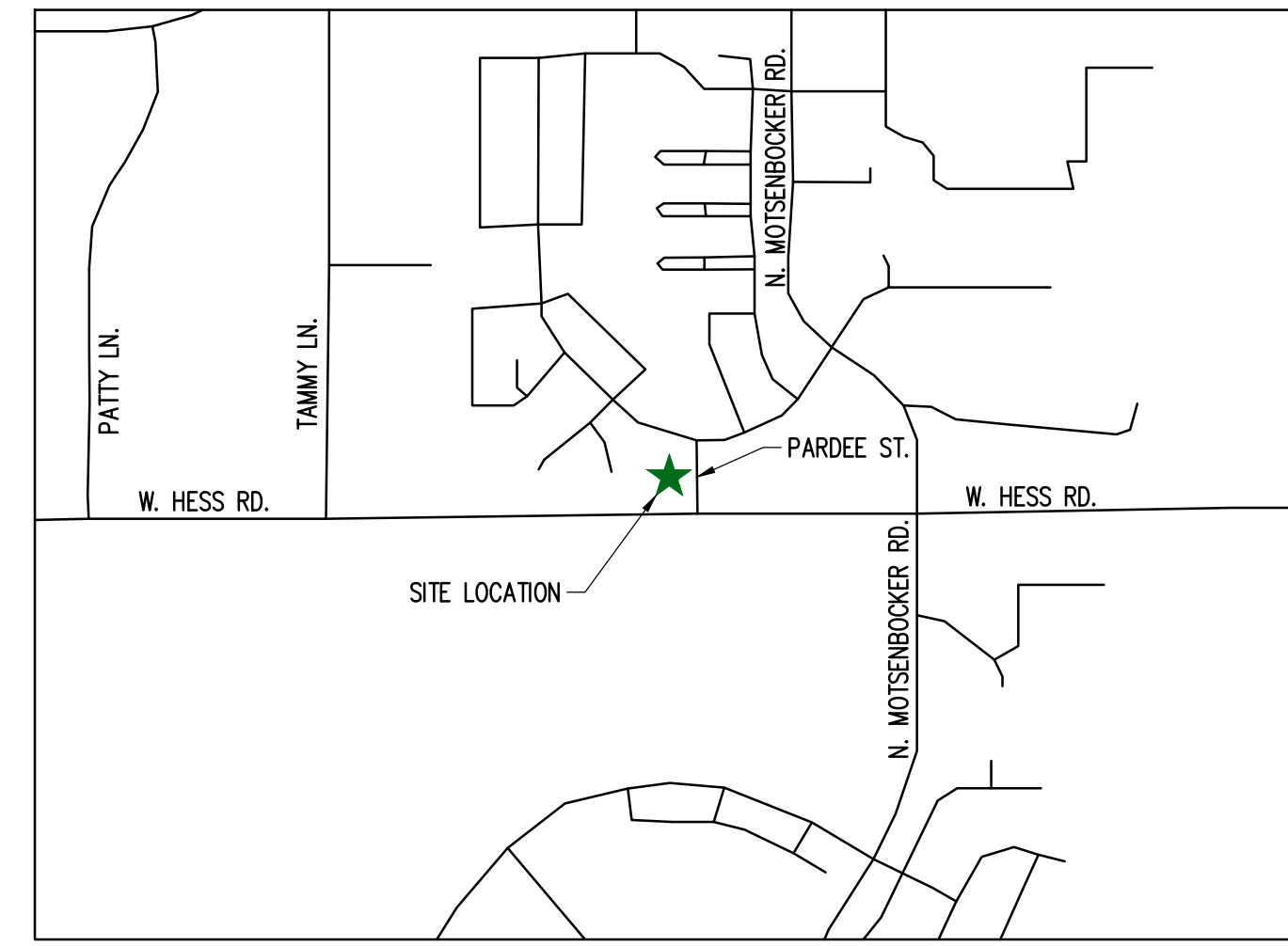
LOT 2, BLOCK 1, HORSESHOE RIDGE SUBDIVISION 1ST AMENDMENT

A PARCEL OF LAND LOCATED IN THE SE 1/4 OF SECTION 28, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN

CONTAINING 41,493 SF (0.953 AC), MORE OR LESS.

### TOWN OF PARKER - CONSTRUCTION NOTES

- ALL MATERIALS AND CONSTRUCTION SHALL BE IN CONFORMANCE WITH THE LATEST EDITION OF THE COLORADO DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, THE LATEST EDITION OF THE TOWN OF PARKER ROADWAY DESIGN AND CONSTRUCTION CRITERIA MANUAL, AND THE TOWN OF PARKER STORM DRAINAGE AND ENVIRONMENTAL CRITERIA MANUAL.
- ALL MATERIALS AND WORKMANSHIP SHALL BE SUBJECT TO INSPECTION BY THE TOWN OF PARKER PUBLIC WORKS DEPARTMENT. THE TOWN RESERVES THE RIGHT TO ACCEPT OR REJECT ANY SUCH MATERIALS AND WORKMANSHIP THAT DOES NOT CONFORM TO ITS STANDARDS AND SPECIFICATIONS.
- A PRECONSTRUCTION MEETING SHALL BE SCHEDULED A MINIMUM OF 48 HOURS AND A MAXIMUM OF 96 HOURS PRIOR TO THE START OF CONSTRUCTION. A PRECONSTRUCTION MEETING WILL NOT BE SCHEDULED UNTIL THE GRADING PERMIT AND ALL OTHER NECESSARY PERMITS HAVE BEEN OBTAINED.
- A TOWN INSPECTOR SHALL BE CONTACTED A MINIMUM OF 24 HOURS PRIOR TO A NECESSARY INSPECTION. IF A TOWN INSPECTOR IS NOT AVAILABLE AFTER PROPER NOTICE OF CONSTRUCTION ACTIVITY HAS BEEN PROVIDED, THE PERMITTEE MAY COMMENCE WORK IN THE DEVELOPMENT REVIEW ENGINEER'S ABSENCE. HOWEVER, TOWN OF PARKER RESERVES THE RIGHT TO REJECT THE IMPROVEMENT IF SUBSEQUENT TESTING REVEALS AN IMPROPER INSTALLATION.
- LOCATION OF EXISTING UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO ACTUAL CONSTRUCTION. FOR INFORMATION CONTACT: DENVER INTER-UTILITY GROUP, 303-534-6700 OR 1-800-922-1987. THE CONTRACTOR SHALL FIELD VERIFY SIZE AND HORIZONTAL AND VERTICAL LOCATIONS OF EXISTING FACILITIES PRIOR TO CONSTRUCTION, AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
- THE CONTRACTOR SHALL HAVE ONE (1) SIGNED COPY OF THE PLANS, APPROVED BY THE TOWN OF PARKER PUBLIC WORKS DIRECTOR, AND ONE (1) COPY OF THE ROADWAY DESIGN AND CONSTRUCTION CRITERIA AT THE JOB SITE AT ALL TIMES.
- ALL PROPOSED STREET CUTS TO EXISTING PAVEMENTS FOR UTILITIES, STORM SEWER OR FOR OTHER PURPOSES ARE LISTED AND REFERENCED BELOW:  
EXAMPLES: WATER TIE-IN SHEET 3  
STORM SEWER CONNECTION SHEET 6
- A PLAN FOR TRAFFIC CONTROL DURING CONSTRUCTION SHALL BE SUBMITTED TO THE TOWN OF PARKER FOR ACCEPTANCE WITH THE RIGHT-OF-WAY PERMIT USE APPLICATION. A PERMIT WILL NOT BE ISSUED WITHOUT AN APPROVED TRAFFIC CONTROL PLAN FOR USE DURING CONSTRUCTION.
- ALL TRENCHES SHALL BE ADEQUATELY SUPPORTED AND THE SAFETY OF WORKERS PROVIDED FOR AS REQUIRED BY THE MOST RECENT OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) SAFETY AND HEALTH REGULATIONS FOR CONSTRUCTION.
- COMPACTION OF ALL TRENCHES MUST BE ATTAINED AND COMPACTION TEST RESULTS SUBMITTED TO THE DEVELOPMENT REVIEW ENGINEER IN PRELIMINARY FORM PRIOR TO PAVING AND IN FINAL FORM PRIOR TO PROBATIONARY ACCEPTANCE.
- THE CONTRACTOR IS RESPONSIBLE FOR IMPLEMENTING AND MAINTAINING EROSION AND SEDIMENT CONTROL MEASURES AT ALL TIMES DURING CONSTRUCTION. THE PLAN MAY BE MODIFIED AS FIELD CONDITIONS WARRANT WITH APPROVAL FROM THE TOWN OF PARKER PUBLIC WORKS DEPARTMENT.
- THE CONTRACTOR SHALL PROVIDE, ERECT AND MAINTAIN PROPER TRAFFIC CONTROL DEVICES UNTIL THE SITE IS OPEN TO TRAFFIC. THE CONTRACTOR SHALL SUBMIT A TRAFFIC CONTROL PLAN TO THE TOWN OF PARKER PUBLIC WORKS DEPARTMENT FOR APPROVAL PRIOR TO CONSTRUCTION.
- PLANS ARE APPROVED FOR PERIOD OF 1 (ONE) YEAR FROM THE DATE SHOWN ON THE TOWN OF PARKER SIGNATURE BLOCK. PLANS SHALL BE RESUBMITTED TO THE TOWN FOR APPROVAL AFTER 1 YEAR. THE COST OF THE PLAN RE-REVIEW AND RE-ACCEPTANCE WILL BE CHARGED BACK TO THE DEVELOPER INCLUDING ALL TIME AND EXPENSES OF THE TOWN OF PARKER PUBLIC WORKS DEPARTMENT.
- REPAIR OF ANY DAMAGE TO EXISTING IMPROVEMENTS OR LANDSCAPING IS THE RESPONSIBILITY OF THE CONTRACTOR.
- ALL DAMAGED EXISTING CURB, GUTTER, AND SIDEWALK SHALL BE REPAIRED PRIOR TO ACCEPTANCE OF COMPLETED IMPROVEMENTS.
- ALL CONSTRUCTION ACTIVITIES MUST COMPLY WITH THE STATE OF COLORADO PERMITTING PROCESS FOR "STORMWATER DISCHARGES ASSOCIATED WITH CONSTRUCTION ACTIVITY." FOR INFORMATION, PLEASE CONTACT COLORADO DEPARTMENT OF HEALTH, WATER QUALITY CONTROL DIVISION, WQCD-PE-B2, 4300 CHERRY DRIVE SOUTH, DENVER, COLORADO 80222-1530. ATTENTION: PERMITS AND ENFORCEMENT SECTION. PHONE (303) 692-3500.
- IF DEWATERING IS REQUIRED, A STATE CONSTRUCTION DEWATERING DISCHARGE PERMIT IS REQUIRED FOR DISCHARGES TO A STORM SEWER, CHANNEL, IRRIGATION DITCH, ANY STREET THAT IS TRIBUTARY TO THE AFOREMENTIONED FACILITIES, OR ANY WATER OF THE UNITED STATES.
- ALL REFERENCES TO BOOKS, PAGES, MAPS, AND RECEPTION NUMBER ARE PUBLIC DOCUMENTS ON FILE WITH THE COUNTY CLERK AND RECORDER'S OFFICE.



### VICINITY MAP

### SHEET INDEX

CV-1.0	COVER SHEET
C-1.0	SITE PLAN
A-1	PROPOSED EXTERIOR ELEVATIONS
ESP1.1	PHOTOMETRIC PLAN
ESP1.2	PHOTOMETRIC CUT SHEET
L-1	LANDSCAPE PLAN

### PROJECT CONTACTS:

**PROPERTY OWNER**  
BRYTAR COMPANIES  
8117 PRESTON ROAD, #300  
DALLAS, TX 75225  
(214) 632-4860  
CONTACT: SCOTT REMPHREY

**PARKER PUBLIC WORKS**  
ASSOCIATE PLANNER  
20120 E. MAIN STREET  
PARKER, CO 80138  
(303) 805-3199  
CONTACT: STACEY NERGER

**APPLICANT**  
BRYTAR COMPANIES  
8117 PRESTON ROAD, #300  
DALLAS, TX 75225  
(214) 632-4860  
CONTACT: SCOTT REMPHREY

**GAS**  
XCEL ENERGY  
180 LARIMER ST.  
DENVER, CO 80202  
(800) 895-2999

**CIVIL ENGINEER**  
RIDGETOP ENGINEERING AND CONSULTING, LLC  
541 E. GARDEN DRIVE, UNIT N  
WINDSOR, CO 80550  
(970) 663-4552  
CONTACT: MIKE BEACH, P.E.

**SOUTH METRO FIRE RESCUE AUTHORITY**  
9195 E. MINERAL AVE.  
CENTENNIAL, CO 80112  
(720) 488-7200  
CONTACT: RANDY CAPRA

**ARCHITECT**  
ROGUE ARCHITECTURE  
4100 WADSWORTH BLVD, SUITE 300  
WHEAT RIDGE, CO 80033  
(720) 599-3330  
CONTACT: SCOTT BODUCH

**INTERNATIONAL RURAL ELECTRIC ASSOC.**  
5496 NORTH US HWY 85  
P.O. BOX DRAWER A  
SEDALIA, CO 80135  
(303) 688-3100  
CONTACT: BROOK KAUFMAN

**SURVEYOR**  
P.L.S GROUP  
532 WEST 66TH STREET  
LOVELAND, CO 80538  
(970) 669-2100  
CONTACT: BRYAN SHORT

### SITE DATA

SITE	=	0.953 AC (41,493 SF)
TOTAL	=	0.953 AC (41,493 SF)
USE:	RETAIL/RESTAURANT	
BUILDINGS:	±5,000 SF	
RETAIL:	±1,700 SF	
RESTAURANT:	±3,300 SF	
ZONE:	PLANNED DEVELOPMENT	

REQUIRED PARKING : 39 STALLS  
RETAIL: 1/300 SF NET LEASABLE AREA  
RESTAURANT: 1/100 SF NET LEASABLE AREA  
(1700/300 = 5.667 OR 6 STALLS)  
(3300/100 = 33 STALLS)

STANDARD PARKING PROVIDED	37
HC STALLS	2
TOTAL PARKING PROVIDED	39

BICYCLE PARKING: 8

STANDARD STALL DIMENSIONS: 9' X 19'  
STALLS NEXT TO LANDSCAPE: 10' X 19'

DRIVE AISLE WIDTH: 24'

### BUILDING DATA

RESTAURANT (DRIVE THROUGH)	= ± 3,300 SF
RETAIL	= ± 1,700 SF
TOTAL	= ± 10,000 SF

### SIGHT DISTANCE CERTIFICATION:

I, THE UNDERSIGNED, HEREBY CERTIFY THAT THE PROPOSED SUBDIVISION, THE BIG TOOL BOX, IS DESIGNED IN ACCORDANCE WITH THE LATEST EDITION OF THE COLORADO DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS, THE LATEST EDITION OF THE TOWN OF PARKER ROADWAY DESIGN AND CONSTRUCTION CRITERIA MANUAL, AND THE TOWN OF PARKER STORM DRAINAGE AND ENVIRONMENTAL CRITERIA MANUAL.

MICHAEL R. BEACH, PE #45088

### ENGINEER'S CERTIFICATION:

I, THE UNDERSIGNED, HEREBY CERTIFY THAT THE PROPOSED SUBDIVISION, THE BIG TOOL BOX, IS DESIGNED IN ACCORDANCE WITH THE LATEST EDITION OF THE COLORADO DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS, THE LATEST EDITION OF THE TOWN OF PARKER ROADWAY DESIGN AND CONSTRUCTION CRITERIA MANUAL, AND THE TOWN OF PARKER STORM DRAINAGE AND ENVIRONMENTAL CRITERIA MANUAL.

MICHAEL R. BEACH, PE #45088

The Town of Parker review constitutes general compliance with the Town's Standards and approved variances, subject to these plans being stamped, signed, and dated by the professional engineer of record. Review by the Town does not constitute approval of the plan design or accuracy and correctness of engineering calculations. Errors in the design or calculations remain the responsibility of the registered professional engineer whose stamp and signature are affixed to this document.

This review does not constitute approval of any private on-site improvements which may be shown. Construction cannot commence until all required drainage/traffic report(s), final development plan(s), special review(s), grading permit, and/or other permits are complete, approved and on file with the Town of Parker.

Town of Parker, Director of Engineering

Date

LOGO



SEAL

PROJECT TITLE

RETAIL

LOT 2, BLOCK 1  
HORSESHOE RIDGE  
PARKER, CO 80134

PREPARED FOR

BRYTAR  
COMPANIES

8117 PRESTON RD. #300  
DALLAS, TX 75225

SUBMITTAL

SITE PLAN REVIEW

DRAWN BY: BSA

CHECKED BY: MRB

PROJECT NO.: 18-075-001

REVISIONS

DATE

5/28/2019

SHEET TITLE

COVER SHEET

SHEET INFORMATION

CV-1

1 of 2



NEW CONSTRUCTION:

# PARKER MIXED-USE RETAIL

HESS ROAD & PARDEE  
STREET  
PARKER, COLORADO



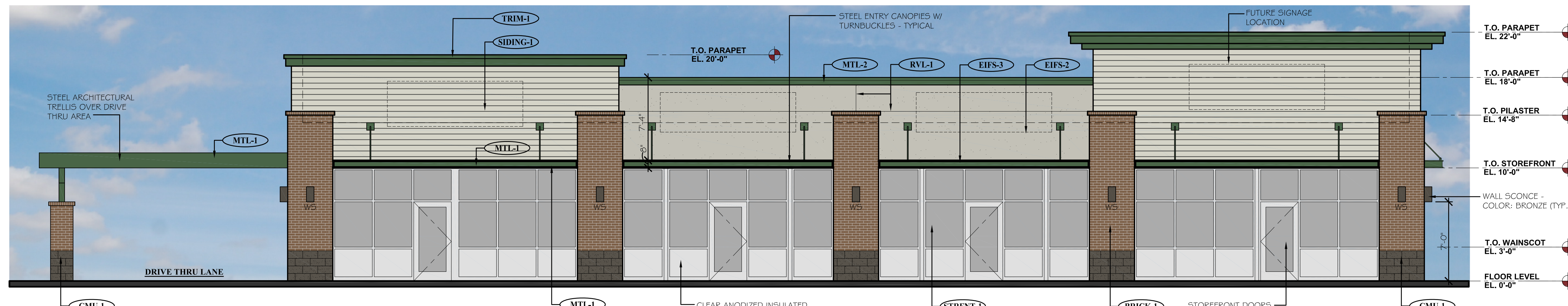
8111 Preston Road, Suite 300  
Dallas, Texas 75225

DATE: 05.22.2019  
05.28.2019

ISSUE:  
PROGRESS REVIEW  
SITE PLAN SUBMITTAL

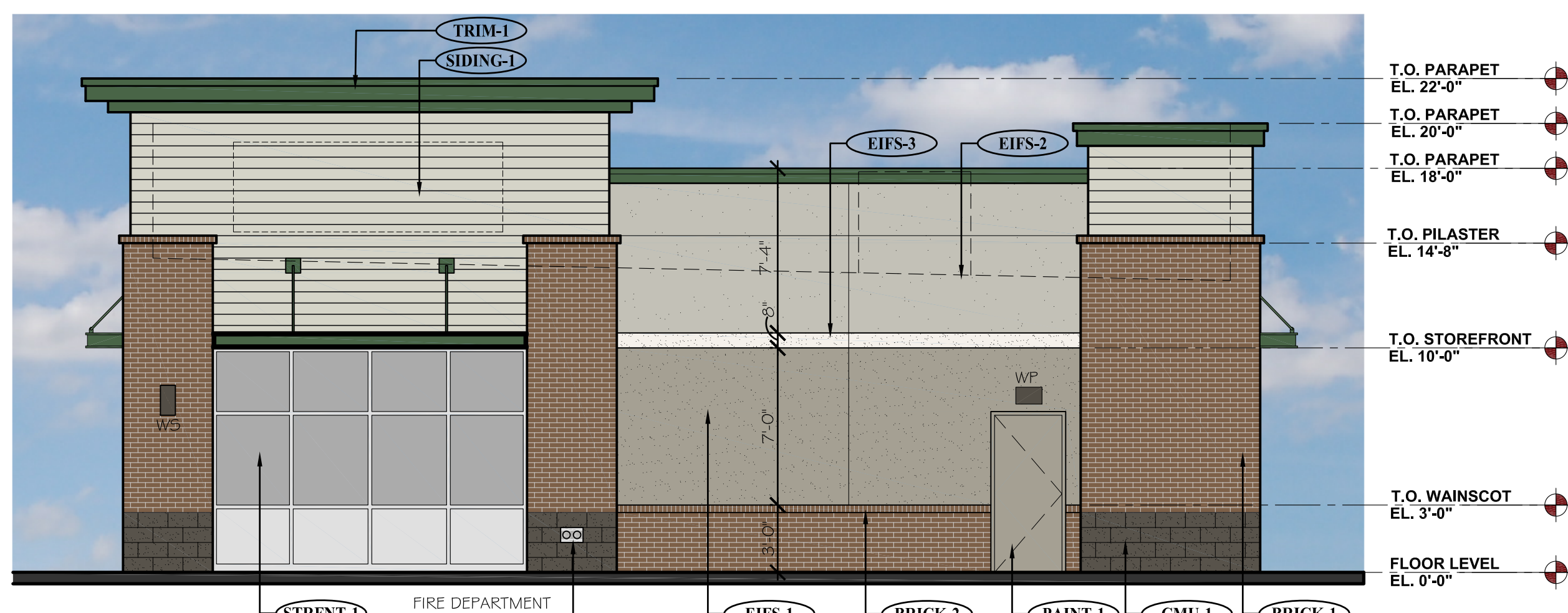
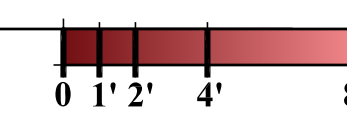
**4100**  
Wadsworth Boulevard  
Suite 300  
Wheat Ridge  
CO 80033  
720-599-3330 - P  
303-987-2304 - X

**ROGUE**  
ARCHITECTURE  
CHALLENGING THE STATUS QUO



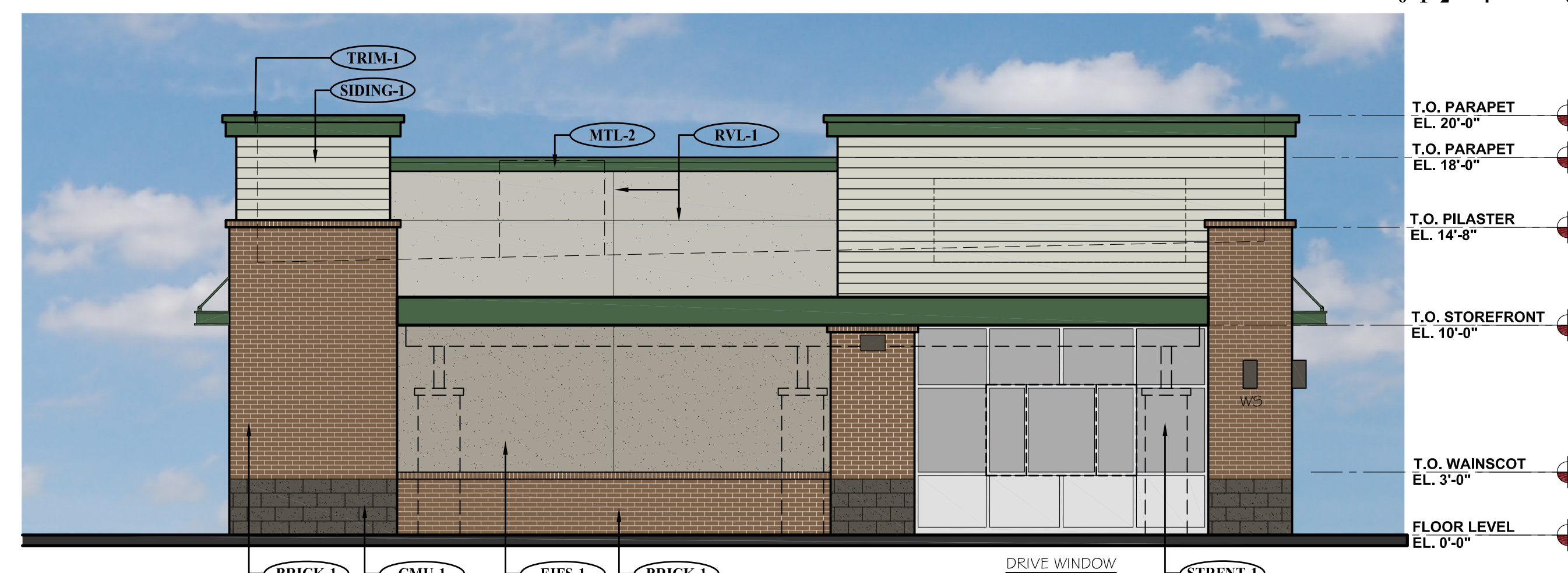
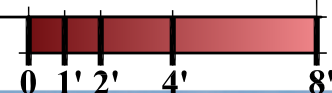
**1**  
A-1  
**PROPOSED SOUTH ELEVATION (FRONT)**

SCALE: 3/16" = 1'-0"



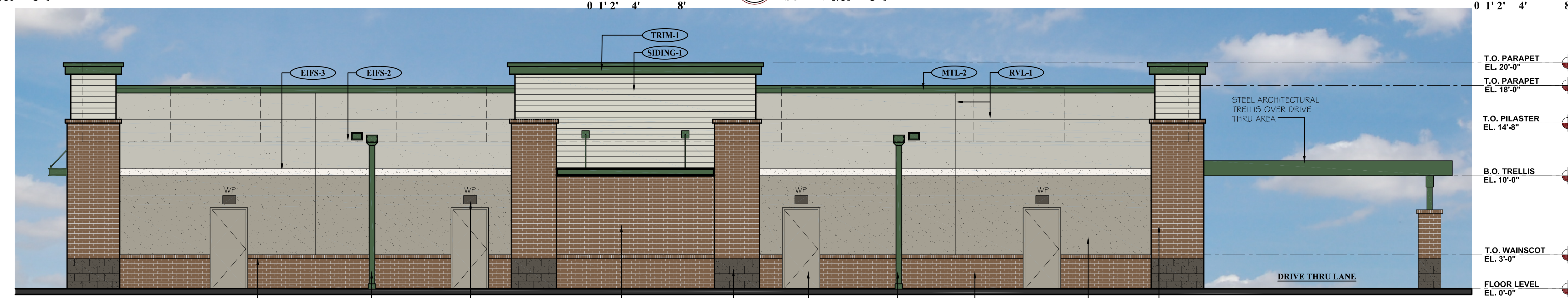
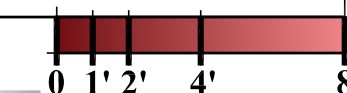
**2**  
A-1  
**PROPOSED EAST ELEVATION (RIGHT SIDE)**

SCALE: 3/16" = 1'-0"



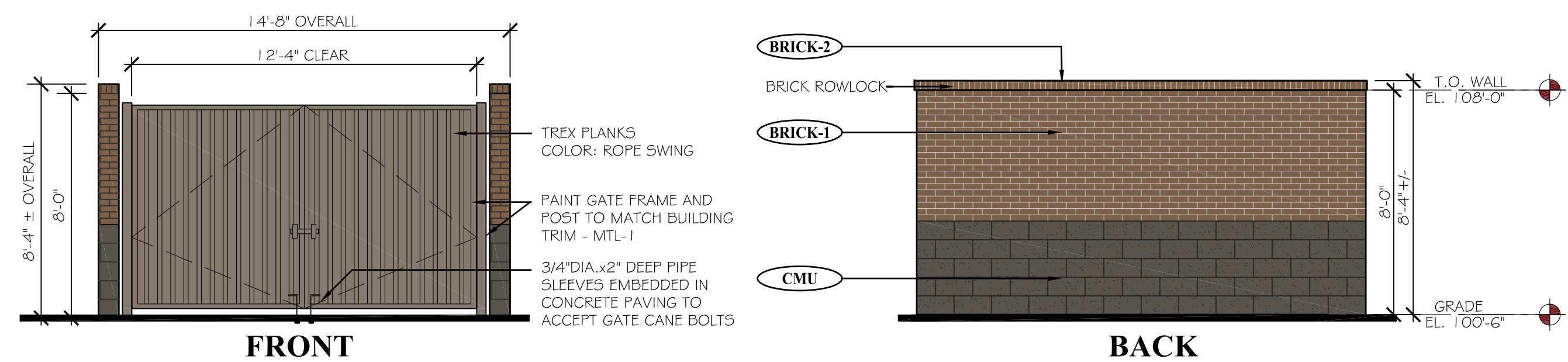
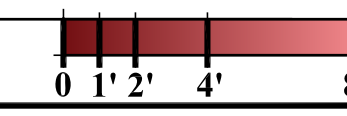
**3**  
A-1  
**PROPOSED WEST ELEVATION (LEFT SIDE)**

SCALE: 3/16" = 1'-0"



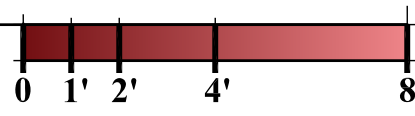
**4**  
A-1  
**PROPOSED NORTH ELEVATION (REAR)**

SCALE: 3/16" = 1'-0"



**5**  
A-1  
**PROPOSED TRASH ENCLOSURE ELEVATIONS**

SCALE: 1/4" = 1'-0"



EXTERIOR MATERIAL SCHEDULE							
LABEL	MANUFACTURER	SIZE/TYPE	FINISH COLOR	LABEL	MANUFACTURER	SIZE/TYPE	FINISH COLOR
STRFNT-1	KAWNEER	TRIFAB 451	CLEAR ANODIZED W/ CLEAR GLASS	SIDING-1	JAMES HARDIE	HARDIEPLANK LAP SIDING PRODUCT: CEDARMILL	COLOR: COBBLESTONE
BRICK-1	SUMMIT BRICK (OR EQUIV.)	MODULAR	GRAPHITE GRAIN	TRIM-1	JAMES HARDIE	HARDITRIM BOARDS	PRODUCT: 5/4 SMOOTH COLOR: SW #7048 URBANE BRONZE
BRICK-2	SUMMIT BRICK (OR EQUIV.)	ROWLOCK SILL	GRAPHITE GRAIN	MTL-1	PAINTED	STEEL SUNSCREEN	SHERWIN WILLIAMS - #0041 HUNTER GREEN
CMU-1	BASALITE (OR EQUIV.)	INTEGRAL COLOR W/ ASSOCIATED CAP	CHARCOAL #G05 SPLIT-FACE	MTL-2	MBCI	METAL TRIM #	DOWNSPOUTS HUNTER GREEN
EIFS-1	DRYVIT OR SIMILAR	FIELD (DARK)	DRYVIT SUEDE #105 PEBBLE TEXTURE	PAINT-1	BENJAMIN MOORE	DOORS & FRAMES	SHERWIN WILLIAMS #6073 PERFECT GREIGE
EIFS-2	DRYVIT OR SIMILAR	BANDING (LIGHT)	DRYVIT LIGHT SERENITY #300 PEBBLE TEXTURE	RVL-1	DRYVIT OR SIMILAR	3/4" ROUTED REVEAL	COLOR TO MATCH ADJACENT FINISH
EIFS-3	DRYVIT OR SIMILAR	FIELD (MEDIUM)	DRYVIT PRAIRIE CLAY #111 PEBBLE TEXTURE				

DATE: 05.28.19  
DRAWN: ROGUE  
CHECKED: SAB  
ROGUE PROJECT NO.: 2019.30

**PROPOSED EXTERIOR ELEVATIONS**

SHEET: **A-1**

© 2019 Rogue Architecture, Inc.

R:\Projects\2019\_30 - Brytar - Parker - CO Retail\CAD\Site Submittal\2019.30 - A-1 - Proposed Elevations.dwg

SITE PLAN SUBMITTAL 05.28.2019

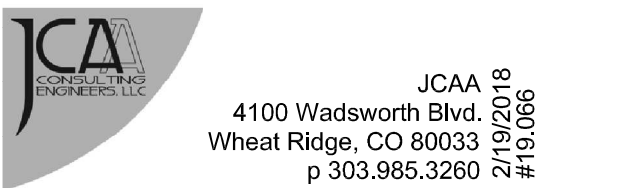
NEW CONSTRUCTION:

# PARKER MIXED-USE RETAIL

HESS ROAD & PARDEE  
STREET  
PARKER, COLORADO



8111 Preston Road, Suite 300  
Dallas, Texas 75225



JCAA  
4100 Wadsworth Blvd.  
Wheat Ridge, CO 80033  
p 303.985.3260 #161066

DATE: 05.28.2019 ISSUE: SITE PLAN SUBMITTAL

4100 Wadsworth Boulevard Suite 300 Wheat Ridge CO 80033 720-599-3330 - P 303-987-2304 - X

# ROGUE

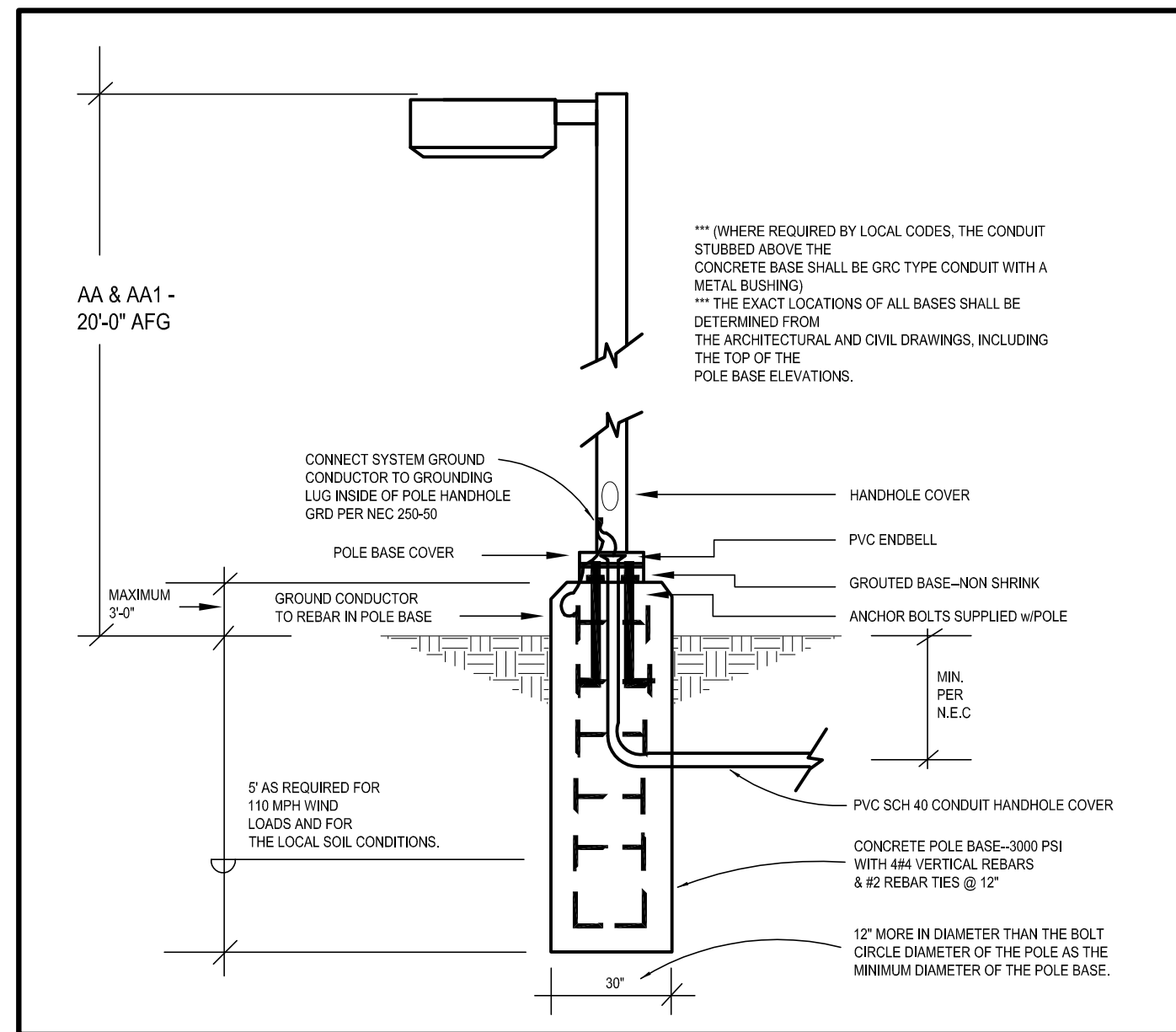
CHALLENGING THE STATUS QUO

DATE: 04.20.19 DRAWN: ROGUE CHECKED: SAB ROGUE PROJECT NO.: 2019.30

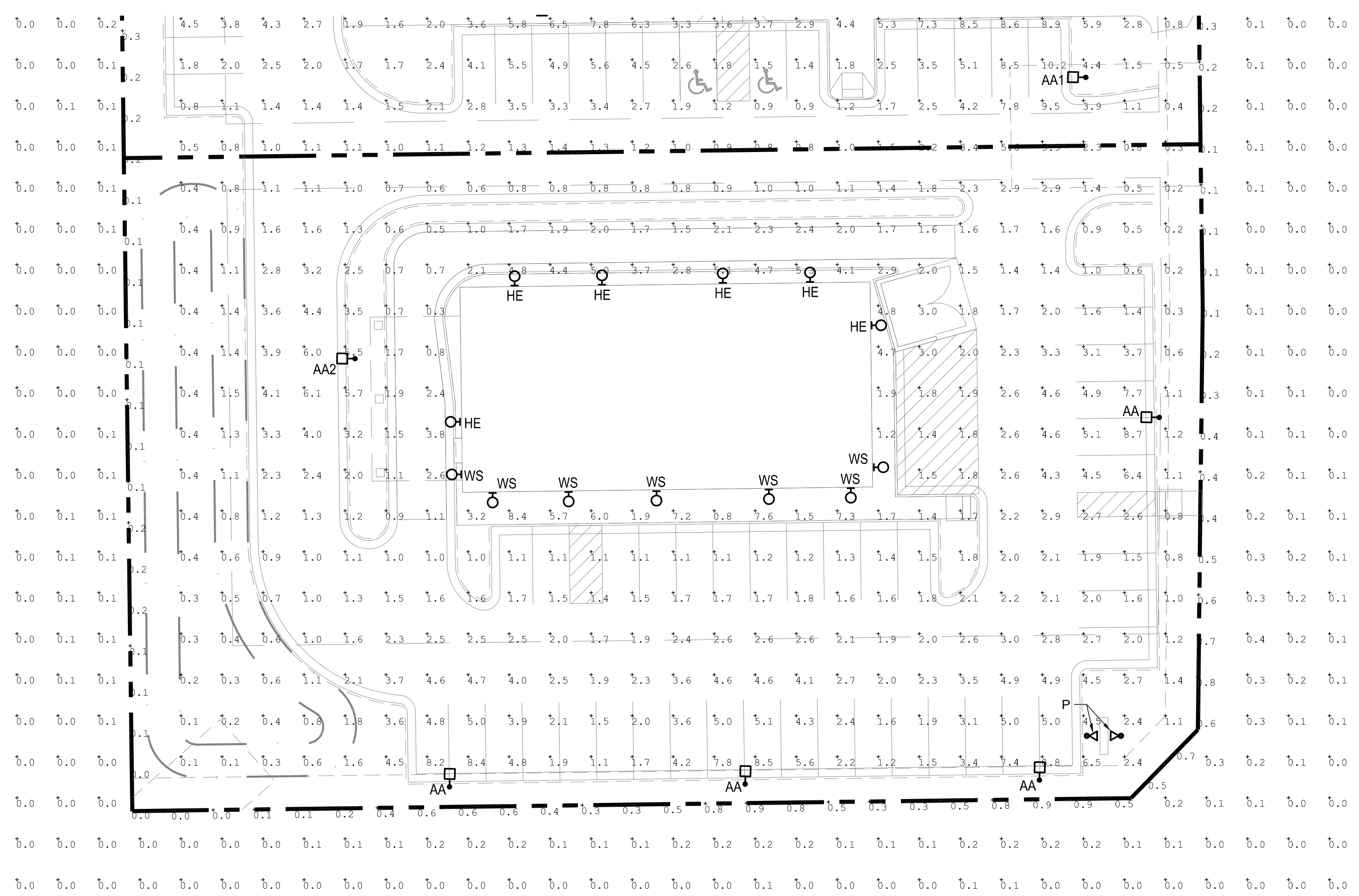
PHOTOMETRIC PLAN  
SHEET: **ESP1.1**

© 2019 Rogue Architecture, Inc.

SITE PLAN SUBMITTAL 05.28.2019



**2 TYPE "AA & AA1" POLE BASE DETAIL**  
scale: N.T.S.

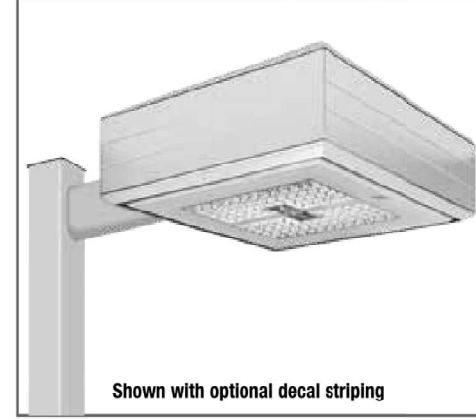


**1 PHOTOMETRIC SITE PLAN**  
scale: 1"=20'-0"  
NORTH

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
PROPERTY LINE	Illuminance	Fc	0.30	1.0	0.0	N.A.	N.A.
RETAIL PARKING AREA	Illuminance	Fc	3.06	8.8	1.1	2.78	8.00

SITE LUMINAIRE SCHEDULE									
FIXT. TYPE	MANUFACTURER		FINISH	LAMP DATA	LAMP WATTS	MOUNTING METHOD	MTG HEIGHT	DESCRIPTION	VOLTS
	NAME	CATALOG NUMBER							
AA	LSI INDUSTRIES	XGBM-FT-SS-128-NW-UE-BLK-SSQB5-S07G-20-S-B LK-SF-DGP	BLK	LED	188	POLE	20'-0"	SITE LIGHTING SINGLE HEAD TYPE FT WITH HOUSE SIDE SHIELD	UNV
AA2	LSI INDUSTRIES	XGBM-3-SS-128-NW-UE-BLK-SSQB5-S07G-20-S-BL K-SF-DGP	BLK	LED	188	POLE	20'-0"	SITE LIGHTING SINGLE HEAD TYPE 3 WITH HOUSE SIDE SHIELD	UNV
HE	WILLIAMS	VWPHL30/740 TFT-WHT-SDGL-EM/10WC-DIM-UNV	BLK	LED	72	SURFACE	9'-0"	WALL PACK	UNV
WS	CONTECH	CYL6230KM/DUDXWCLR-BZ-RDB	BRZ	LED	14	SURFACE	6'-0"	WALL SCONCE	UNV
P	KIM	EL218-S-3-BL-3K-UV-DB	BLK	LED	16	GROUND	-	WATERPROOF SPOT LIGHT FOR MONUMENT SIGN	UNV

**LED AREA LIGHTS - (XGBM)**



Department of Energy has verified representative product test data and results in accordance with its Lighting Facts Program. Visit [www.lightingfacts.com](http://www.lightingfacts.com) for specific catalog striping.

LUMENS (Minimum)	Type 3			Type 5			Watts (Maximum)
	FW	FT	FTA	FW	FT	FTA	
1400	1900	1900	1900	1900	1900	1900	140
2010	1900	2010	2010	2010	2010	2010	187
2670	2540	2670	2670	2670	2670	2670	300
11450	11290	12220	13470	136			
16300	15170	17230	18750	188			
22240	20550	23510	25410	288			

LED chips are frequency optimized therefore color may increase.

US patent 0974964 & 7,828,408 and MX patent 29683 and US & Int'l patents pending  
**SMARTTEC™ THERMAL CONTROL** - LSI drivers feature integral sensor which reduces drive current when ambient temperatures exceed rated temperature.

**OCCUPANCY SENSING (IMS)** - Optional integral passive infrared motion sensor activates switching of luminaires light levels. High level light is activated and increased to full bright in 1-2 seconds upon detection of motion. Low light level (30% maximum drive current) is activated when target zone is absent of motion activity for ~2 minutes and ramps down (10-15 seconds) to low level to allow eyes time to adjust. Sensor is located on the front of optical assembly and rotates with the optic. Sensor optic has a detection cone of approximately 45°. Examples of detection - occurs 20' out from a 30' mounting height pole, occurs 20' out from a 20' mounting height pole.

**ENERGY SAVING CONTROL OPTIONS** - DIM - 0-10 volt dimming enabled with controls by others. BLS - Bi-level switching responds to external line voltage signal from separate 120-277V controller or sensor (by others), with low light level decreased to 30% maximum drive current.

**LEDS** - Selected high-brightness LEDs in Cool White (5000K) or Neutral White (4000K) color temperature, 70 CRI.

**DISTRIBUTION/PERFORMANCE** - Types 3, 5, FT and FTA available - field rotatable reflectors.

**HOUSING** - Square, die-formed aluminum. Fully enclosed weather-tight housing contains factory prewired drivers and field connections.

**TOP-ACCESS COVER** - Gasketed, tethered top-access cover provides ease of installation and allows for easy driver access. Four cap stainless-steel fasteners secure the top-access cover to the housing.

**OPTICAL UNIT** - Clear tempered optical grade flat glass lens sealed to aluminum housing creates an IP67 rated, sealed optical unit (includes pressure stabilizing breather). Optical unit can be easily field rotated in 90o increments. Directional arrow on optics allows alignment without the unit being energized.

**MOUNTING** - 2-1/2" x 5-3/8" x 1/2" extruded aluminum arm mounting bracket shipped standard. Use with 5" traditional drilling pattern. Round Pole Plate (RPP) required for mounting to 3" - 5" round poles. (See Accessory Ordering Information chart.)

**ELECTRICAL** - Two-stage surge protection (including separate surge protection built into electronic driver) meets IEEE C82.41 2-2002, Location Category C. Available with universal voltage power supply 120-277VAC (IE - 50/60Hz input), and 347-480VAC.

**DRIVERS** - Available in Low Watt (LW), Super Saver (SS) and High Output (HO) drive currents (Drive currents are factory programmed). Components are fully enclosed in potting material for moisture resistance. Driver complies with FCC 47 CFR part 15 RF/EMI standard.

**OPERATING TEMPERATURE** - -40°C to +50°C (-40°F to +122°F).

**FINISH** - Fixtures are finished with LSI's DuraGrip® polyester powder coat finishing process. The DuraGrip finish withstands extreme weather changes without cracking or peeling.

**DECAL STRIPING** - LSI offers optional color-coordinated decals in 9 standard colors to accent the fixture. Decals are guaranteed for five years against peeling, cracking, or fading.

**WARRANTY** - LSI LED fixtures carry a limited 5-year warranty.

**PHOTOMETRICS** - Please visit our web site at [www.lsi-lighting.com](http://www.lsi-lighting.com) for detailed photometric data.

**SHIPPING WEIGHT (IN CARTON)** - Fixture - 44.5 lbs (20 kg) Arm - 5 lbs (2kg) arm

**LISTING** - UL listed to U.S. and Canadian safety standards. Suitable for wet locations. For a list of the specific products in this series that are DLC listed, please consult the LED Lighting section of our website or the Design Lights website at [www.designlights.org](http://www.designlights.org).

Project Name \_\_\_\_\_ Fixture Type \_\_\_\_\_ 10/16/17  
 © 2017  
 Catalog # \_\_\_\_\_ LSI INDUSTRIES INC.

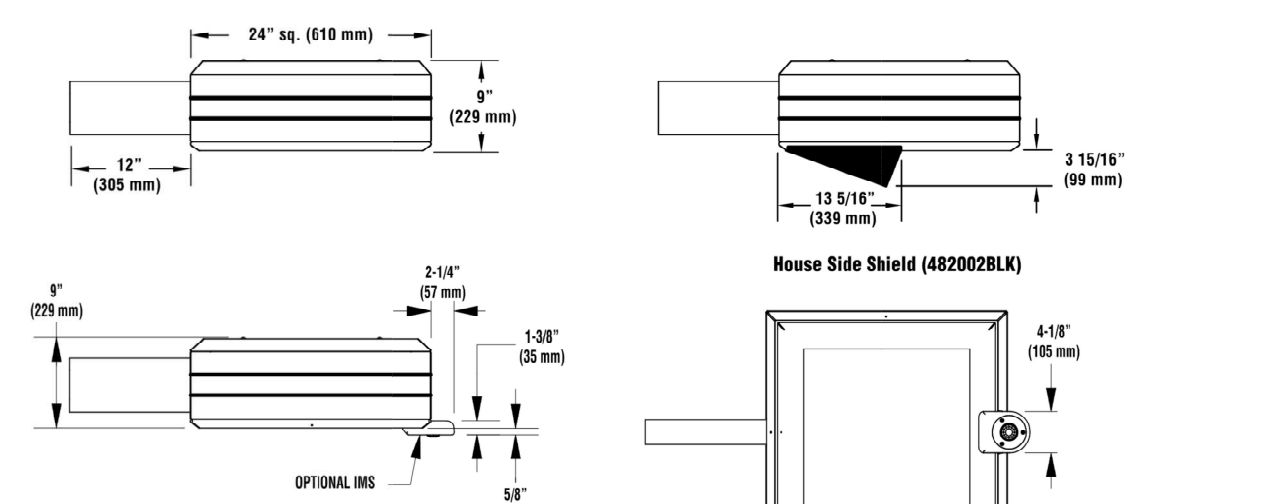
TYPE 'AA, AA1 & AA2'

**LED AREA LIGHTS - (XGBM)**

Series	Color	Light Source	Drive Current	Color Temperature	Input Voltage	Finish	Optional Controls	Optional Sensor Options
347-480	White	FT - Forward Thru LED	Low Voltage 5A Super Saver HO - High Output	5000K 4000K 3000K	120V-277V	Black RCP - Bronze CPT - Graphite MCP - Metallic Silver PLP - Platinum Plus SIP - Satin Inlay WHT - White	Wireless Control System <sup>1</sup> DIM - 0-10V dimming (requires separate driver) ALS - ALCX Sensor Control System A-SD - ALCX Sensor Control System Hue/Sat/Temp	Sensor IES - Integral Motion Sensor <sup>2</sup> P200 - 200V Button-Type Photocell P200R - 200V Remote-Type Photocell P240 - 240V Button-Type Photocell P2217 - 277V Button-Type Photocell P2347 - 347V Button-Type Photocell

LUMINAIRE EPA CERT - XGBM	DESCRIPTION	ORDER NUMBER	DESCRIPTION	ORDER NUMBER
Single	XGBM-HSS-House Side Shield (Black only)	46002B-BLK	EP208-240 Double Fining (208V, 240V)	EP208-240
D180°	RP2P - Round Pole Plate	16919-BLK	EP480 Double Fining (480V)	EP480
D90°	RP2S-BLK-CR - Wall Mount Plate	12511-BLK	FS4T Single Fining (347V)	FS4T
D90°	BKA-BK-BA-BLK-CLR - Radius Arm	16919-BLK	PM3100 - 100V Pole-Mount Occupancy Sensor	518000-01
D90°	BU-BK-5" CR - Support Bracket for round or square poles	14419-CLR	PM3200-208 - 208V Pole-Mount Occupancy Sensor	518292-01
D90°	FK90 Single Fining (120V)	FK90	PM3200-277V Pole-Mount Occupancy Sensor	518292-02
D90°	FK277 Single Fining (277V)	FK277	PM3400 - 340V Pole-Mount Occupancy Sensor	518420-01

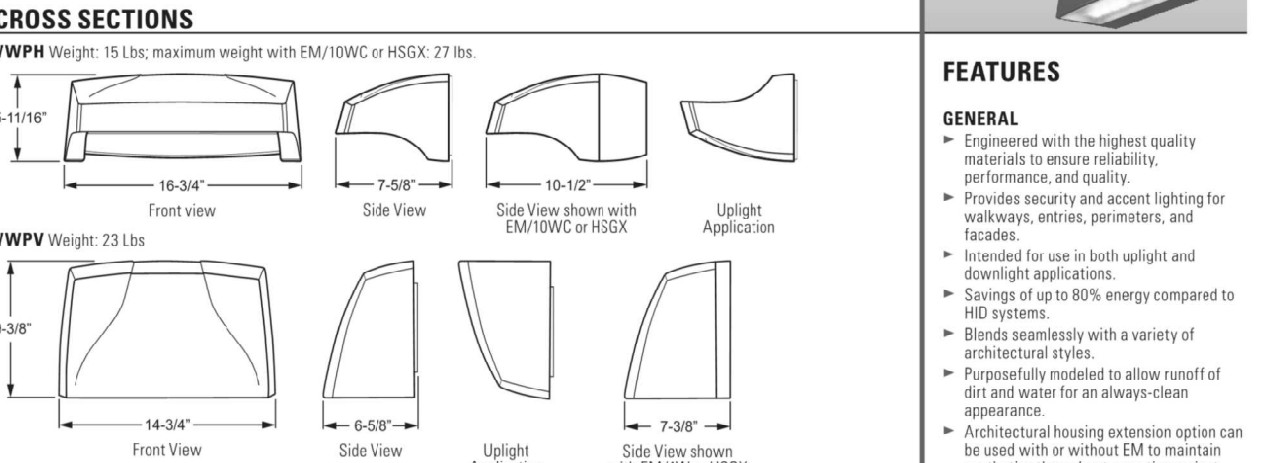
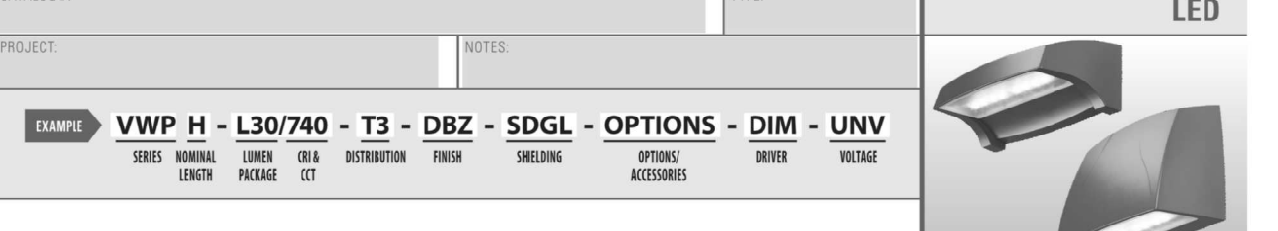
Notes: House Side Shield adds to fixture EPA, Catalog Factory.  
 1- Use with 3 traditional drilling pattern.  
 2- For wireless controls information and accessories, see Controls section.  
 3- Requires a 5A Max/Monopole and override switch. Not compatible with BLS or IMS option.  
 4- Not compatible with IMS or BLS option.  
 5- Not compatible with wireless controls system, DIM or BLS option.  
 6- Not compatible with wireless controls system, DIM or BLS option.  
 7- House Side Shields add to fixture EPA, Consult factory.  
 8- Fining must be located at the head hole of pole.  
 9- For the use of the PM3000 wireless controls systems in the future, Consult factory.  
 10- Photocell must be ordered separately. 1 per stand. See Accessories.



Project Name \_\_\_\_\_ Fixture Type \_\_\_\_\_ 10/16/17  
 © 2017  
 Catalog # \_\_\_\_\_ LSI INDUSTRIES INC.

TYPE 'AA, AA1 & AA2'

**VOLTAIRE ARCHITECTURAL WALL PACK**



Series	Color	Light Source	Drive Current	Color Temperature	Input Voltage	Finish	Optional Controls	Optional Sensor Options
VWP H	White	FT - Forward Thru LED	Low Voltage 5A Super Saver HO - High Output	5000K 4000K 3000K	120V-277V	Black RCP - Bronze CPT - Graphite MCP - Metallic Silver PLP - Platinum Plus SIP - Satin Inlay WHT - White	Wireless Control System <sup>1</sup> DIM - 0-10V dimming (requires separate driver) ALS - ALCX Sensor Control System A-SD - ALCX Sensor Control System Hue/Sat/Temp	Sensor IES - Integral Motion Sensor <sup>2</sup> P200 - 200V Button-Type Photocell P200R - 200V Remote-Type Photocell P240 - 240V Button-Type Photocell P2217 - 277V Button-Type Photocell P2347 - 347V Button-Type Photocell

Project Name \_\_\_\_\_ Fixture Type \_\_\_\_\_ 10/16/17  
 © 2017  
 Catalog # \_\_\_\_\_ LSI INDUSTRIES INC.

TYPE 'HE'

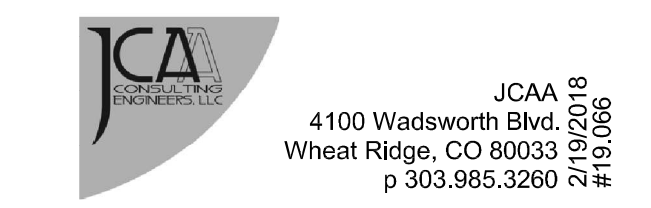
NEW CONSTRUCTION:

**PARKER MIXED-USE RETAIL**

HESS ROAD & PARDEE STREET  
 PARKER, COLORADO

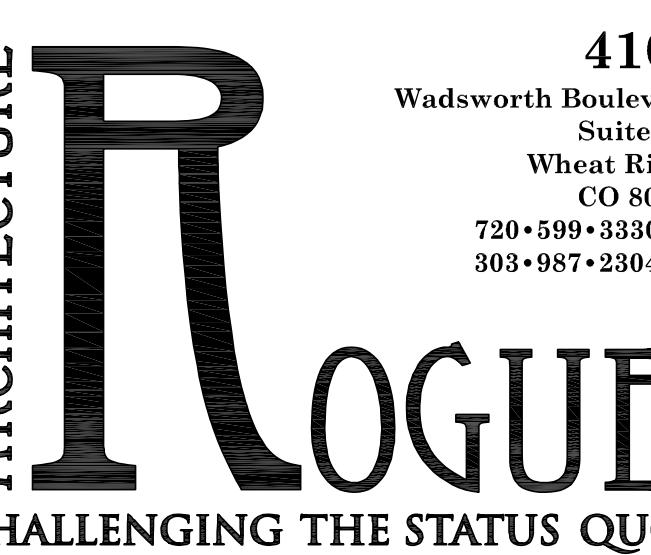


8111 Preston Road, Suite 300  
 Dallas, Texas 75225



4100 Wadsworth Blvd  
 Wheat Ridge, CO 80033  
 p 303.985.3260 # 19.066

DATE: 05.28.2019 ISSUE: SITE PLAN SUBMITTAL



4100 Wadsworth Boulevard  
 Suite 300  
 Wheat Ridge  
 CO 80033  
 720-599-3330 - P  
 303-987-2304 - X

DATE: 04.20.19  
 DRAWN: ROGUE  
 CHECKED: SAB  
 ROGUE PROJECT NO.: 2019.30

PHOTOMETRIC CUT SHEETS

SHEET: ESP1.2

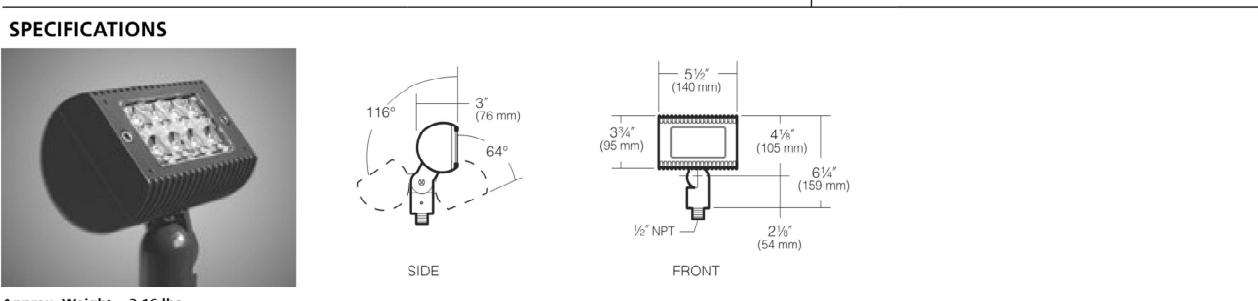
© 2019 Rogue Architecture, Inc.

TYPE 'P'

**EL218 Micro-Flood® LED**

JOB NOTES	TYPE APPROVALS

**FEATURES**  
 • Unique swivel mount provides superior aiming without loosening over time  
 • IP67 Certified to keep dust and moisture out  
 • Available in 3000K, 4000K and 5000K standard CCT  
 • Spot, Narrow Flood and Wide Flood distributions



Feature	Distribution	Drive Current	Series	Electrical Module	Finish
EL218	S Spot F Narrow Flood W Wide Flood	3 270mA, 18W 5 350mA, 18W	3K 3000K 4K 4000K 5K 5000K	Color Temperature UV 170 to 277V with a +10% tolerance	Black DR Dark Bronze CR Satin Chrome

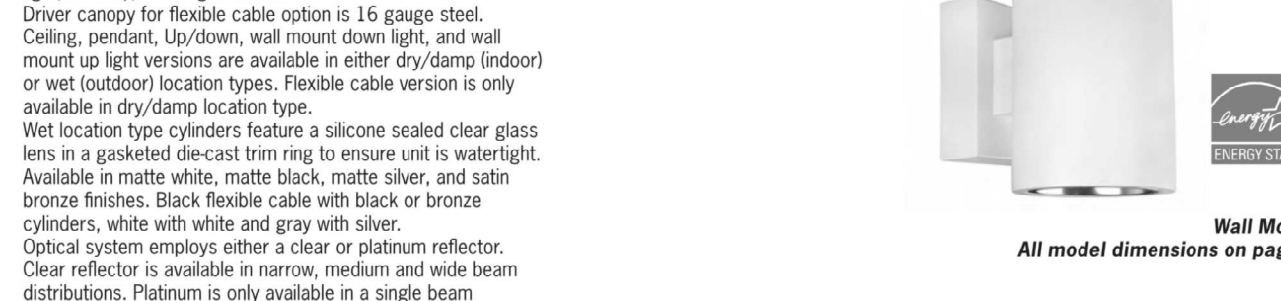
Feature Options	Mounting Options
Ball Beam B0215BL Black B0215DB Dark Bronze B0215SW Nickel Green Fixed Flood FH215BL Black FH215DB Dark Bronze FH215SW Green	Refer to 100 Volt Mounting Options Spec Sheet <a href="http://www.kimlighting.com/content/products/specsheets/Block_LEDmounting_spec.pdf">http://www.kimlighting.com/content/products/specsheets/Block_LEDmounting_spec.pdf</a> for individual mounting options.

\* US PATENT D728,656  
 Kim Lighting reserves the right to change specifications without notice.  
 © 2017 KIM LIGHTING | 17760 Rowland Street | City of Industry | CA 91748  
 P 626.968.5666 | F 626.369.2695 | [www.kimlighting.com](http://www.kimlighting.com) | Rev. 12, 2017

**CYL6 6" Integrated LED Indoor and Outdoor Cylinders**

JOB NOTES	TYPE APPROVALS

**Specifications/Features**  
 Specification grade 6" diameter aluminum housing for indoor and outdoor applications.  
 Four mounting options available: ceiling, flexible cable, pendant, or wall mount. Wall mount option is available in an up light, down light, or an up/down light version.  
 Driver canopy for flexible cable option is 16 gauge steel. Ceiling, pendant, Up/Down, and wall mount down light, and wall mount up light versions are available in either dry/damp/indoor or wet (outdoor) location types. Flexible cable version is only available in dry/damp location type.  
 Wet location type cylinders feature a silicone sealed clear glass lens in a gasketed die-cast trim ring to ensure unit is watertight. Available in matte white, matte black, matte silver, and satin bronze finishes. Black flexible cable with black or bronze cylinders, white with white and gray with silver.  
 Optical system employs either a clear or platinum reflector. Clear reflector is available in narrow, medium and wide beam distributions. Platinum is only available in a single beam distribution.  
 Wall Wash and Pencil Beam optic accessories are also available on select models.  
 Pendant mount cylinders feature a sloped ceiling canopy (canopy and stem kit ordered separately). Stem thread: 1/4-18NPS.  
 Ceiling and Pendant cylinders provide a hang support for hands-free wiring.  
 Pendant mount max length is 8'6". Consult factory for longer lengths.  
 Wall mount cylinders employ a bracket which provides support for hands-free wiring.  
 Flexible cable mount cylinders come with 120' of field adjustable cable.  
**Lamp/Electrical**  
 Light engine consists of a high output multi-chip LED array arranged into a single LED package, enabling precise optical control without requiring lensing to diffuse multiple LED sources. Excellent feature-to-feature color consistency within a 3-sect MacAdam Ellipse tolerance.  
 System designed and rated for 50,000 hours at 70% lumen maintenance.  
 UL8750 and Class 2 compliant. RoHS compliant, U.S. only. Output over voltage, over current and short circuit protected. Flexible cable cylinder utilizes 18/3 SJTOW cable.  
**Dimming**  
 All CYL6 cylinders are available for non-dimming and dimming applications.  
**Warranty**  
 This complete fixture is covered by ConTech's full five (5) year replacement guarantee after date of purchase.  
**Labels/Usage**  
 c-ULcs Certified for use in the U.S. and Canada.  
 Ceiling, Pendant, Up/Down, and Wall mount models available as Damp/Dry or Wet location models. Flexible Cable mount only available as Damp/Dry location model. Wet location models must be installed per specific product installation instructions and all appropriate National Electrical Codes.  
 Energy Star Certified for all mounting options except the Up/Down Wall Mount, Pencil Beam, and Wall Wash Trims. Assembled in the U.S.A.



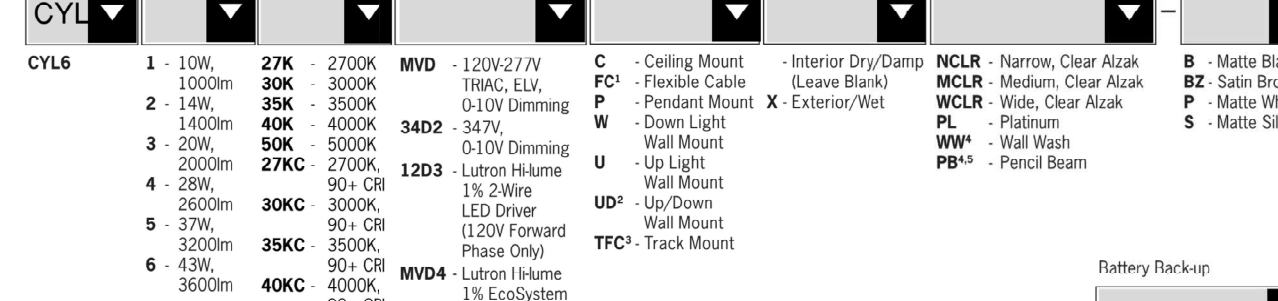
Input Wattage (W)	Series 1	Series 2	Series 3	Series 4	Series 5	Series 6
Input Current (A) 120/277	06/04	12/06	17/08	23/11	31/14	36/17
Input Voltage	120V AC, 50/60Hz					
Dimming (Trac, ELV, 0-10V)	277V AC, 50/60Hz					
Labtron H/Lume® Dimming	120V AC, 50/60Hz					
Labtron Eco-System® Dimming	277V AC, 50/60Hz					
Color Temp	2700K/3000K/3500K/4000K					
CRI Standard/High	83 (80max) / 90+					
Driver	THD > 0.50					
Power Factor	PF > 0.90					
Dimming	THD < 2.0%					
Trac, ELV, 0-10V	10.00%					
Labtron®	1.00%					
eSided LED EcoDrive	1.00%					
eSided LED EcoDrive	0.1100%					

Project Name \_\_\_\_\_ Fixture Type \_\_\_\_\_ 10/16/17  
 © 2017  
 Catalog # \_\_\_\_\_ LSI INDUSTRIES INC.

**CYL6 6" Integrated LED Indoor and Outdoor Cylinders**

JOB NOTES	TYPE APPROVALS

**Specifications/Features**  
 Specification grade 6" diameter aluminum housing for indoor and outdoor applications.  
 Four mounting options available: ceiling, flexible cable, pendant, or wall mount. Wall mount option is available in an up light, down light, or an up/down light version.  
 Driver canopy for flexible cable option is 16 gauge steel. Ceiling, pendant, Up/Down, and wall mount down light, and wall mount up light versions are available in either dry/damp/indoor or wet (outdoor) location types. Flexible cable version is only available in dry/damp location type.  
 Wet location type cylinders feature a silicone sealed clear glass lens in a gasketed die-cast trim ring to ensure unit is watertight. Available in matte white, matte black, matte silver, and satin bronze finishes. Black flexible cable with black or bronze cylinders, white with white and gray with silver.  
 Optical system employs either a clear or platinum reflector. Clear reflector is available in narrow, medium and wide beam distributions. Platinum is only available in a single beam distribution.  
 Wall Wash and Pencil Beam optic accessories are also available on select models.  
 Pendant mount cylinders feature a sloped ceiling canopy (canopy and stem kit ordered separately). Stem thread: 1/4-18NPS.  
 Ceiling and Pendant cylinders provide a hang support for hands-free wiring.  
 Pendant mount max length is 8'6". Consult factory for longer lengths.  
 Wall mount cylinders employ a bracket which provides support for hands-free wiring.  
 Flexible cable mount cylinders come with 120' of field adjustable cable.  
**Lamp/Electrical**  
 Light engine consists of a high output multi-chip LED array arranged into a single LED package, enabling precise optical control without requiring lensing to diffuse multiple LED sources. Excellent feature-to-feature color consistency within a 3-sect MacAdam Ellipse tolerance.  
 System designed and rated for 50,000 hours at 70% lumen maintenance.  
 UL8750 and Class 2 compliant. RoHS compliant, U.S. only. Output over voltage, over current and short circuit protected. Flexible cable cylinder utilizes 18/3 SJTOW cable.  
**Dimming**  
 All CYL6 cylinders are available for non-dimming and dimming applications.  
**Warranty**  
 This complete fixture is covered by ConTech's full five (5) year replacement guarantee after date of purchase.  
**Labels/Usage**  
 c-ULcs Certified for use in the U.S. and Canada.  
 Ceiling, Pendant, Up/Down, and Wall mount models available as Damp/Dry or Wet location models. Flexible Cable mount only available as Damp/Dry location model. Wet location models must be installed per specific product installation instructions and all appropriate National Electrical Codes.  
 Energy Star Certified for all mounting options except the Up/Down Wall Mount, Pencil Beam, and Wall Wash Trims. Assembled in the U.S.A.



Input Wattage (W)	Series 1	Series 2	Series 3	Series 4	Series 5	Series 6
Input Current (A) 120/277	06/04	12/06	17/08	23/11	31/14	36/17
Input Voltage	120V AC, 50/60Hz					
Dimming (Trac, ELV, 0-10V)	277V AC, 50/60Hz					
Labtron H/Lume® Dimming	120V AC, 50/60Hz					
Labtron Eco-System® Dimming	277V AC, 50/60Hz					
Color Temp	2700K/3000K/3500K/4000K					
CRI Standard/High	83 (80max) / 90+					
Driver	THD > 0.50					
Power Factor	PF > 0.90					
Dimming	THD < 2.0%					
Trac, ELV, 0-10V	10.00%					
Labtron®	1.00%					
eSided LED EcoDrive	1.00%					
eSided LED EcoDrive	0.1100%					

Project Name \_\_\_\_\_ Fixture Type \_\_\_\_\_ 10/16/17  
 © 2017  
 Catalog # \_\_\_\_\_ LSI INDUSTRIES INC.

SITE PLAN SUBMITTAL 05.28.2019

