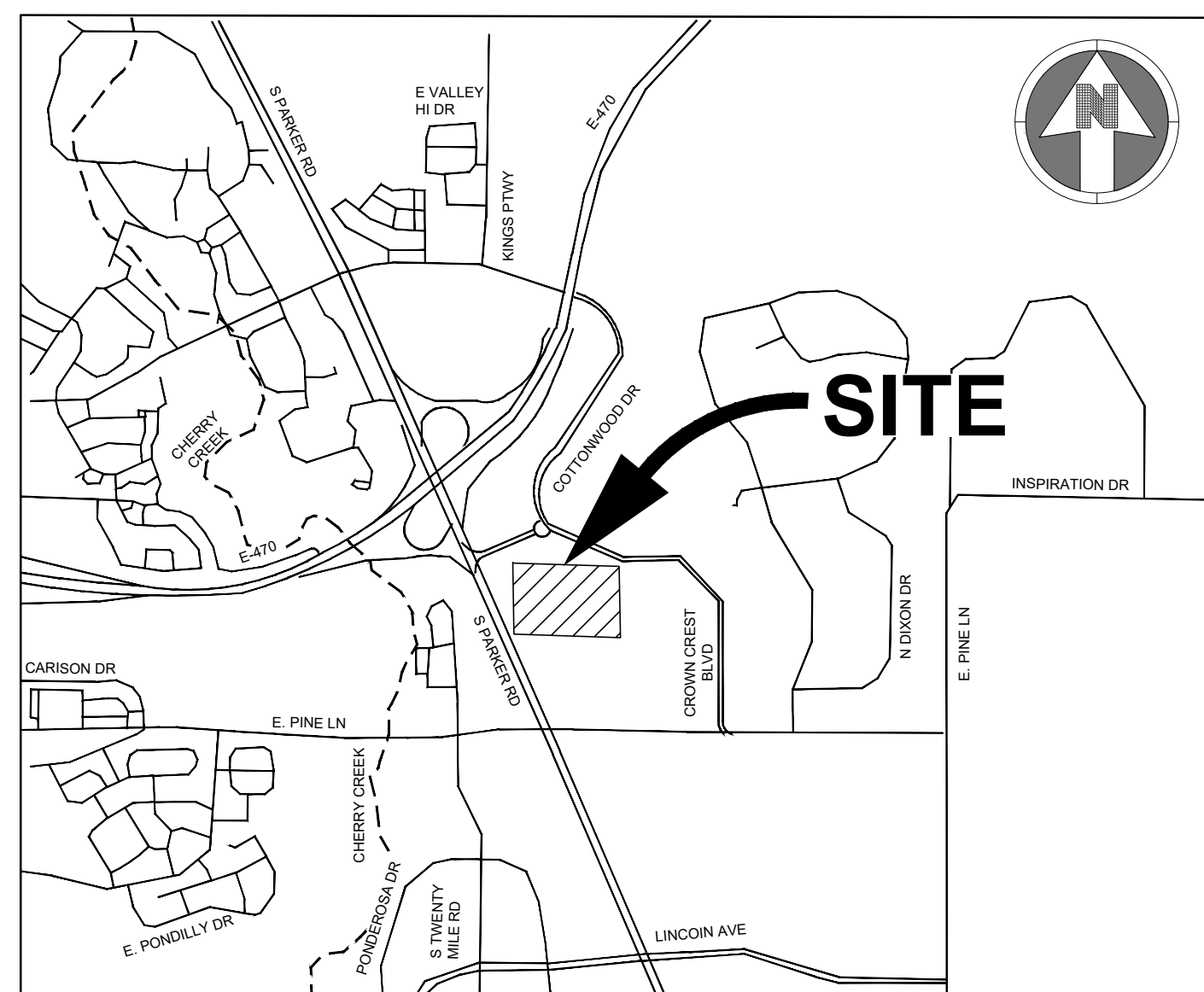


CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



VICINITY MAP

SCALE: 1"=2000'

Sheet List Table	
Sheet Number	Sheet Title
01 of 25	COVER SHEET
02 of 25	EXISTING CONDITIONS MAP
03 of 25	EXISTING CONDITIONS MAP
04 of 25	OVERALL SITE PLAN
05 of 25	SITE PLAN
06 of 25	SITE PLAN
07 of 25	GRADING PLAN
08 of 25	GRADING PLAN
09 of 25	CIVIL SITE DETAILS
10 of 25	LANDSCAPE COVER SHEET
11 of 25	OVERALL LANDSCAPE PLAN
12 of 25	LANDSCAPE PLAN
13 of 25	LANDSCAPE PLAN
14 of 25	TREE CONSERVATION PLAN
15 of 25	PLANTING DETAILS
16 of 25	SITE DETAILS
17 of 25	ARCHITECTURAL SITE PLAN
18 of 25	EXTERIOR ELEVATIONS
19 of 25	EXTERIOR ELEVATIONS
20 of 25	EXTERIOR ELEVATIONS
21 of 25	EXTERIOR PERSPECTIVES
22 of 25	EXT. ELEVATION DIAGRAMS
23 of 25	LUMINAIRE SCHEDULE, DETAILS, AND LEGENDS
24 of 25	LUMINAIRE CUT SHEETS
25 of 25	PHOTOMETRIC SITE PLAN

SITE STATISTICS

ZONING	PLANNED DEVELOPMENT			
	SF	ACRE	% OF TOTAL	
LOT AREA				
GROSS	1,474,205	33.843	100.00%	
NET	1,474,205	33.843	100.00%	
SITE DATA	SF	ACRE	% OF TOTAL	
EXISTING BUILDING AREA TO BE DEMOLISHED	0	0.00	0.00%	
EXISTING BUILDING AREA TO REMAIN	240,002	5.51	16.28%	
PROPOSED ADDITIONAL BUILDING AREA	30,266	0.69	2.05%	
TOTAL PROPOSED BUILDING AREA	270,268	6.20	18.33%	
EXISTING LANDSCAPE AREA TO BE DEMOLISHED	26,686	0.61	1.81%	
EXISTING LANDSCAPE AREA TO REMAIN	406,841	9.34	27.60%	
PROPOSED ADDITIONAL LANDSCAPE AREA	31,822	0.73	2.16%	
TOTAL PROPOSED LANDSCAPE AREA	438,663	10.07	29.76%	
EXISTING HARDSCAPE AREA TO BE DEMOLISHED	82,534	1.90	5.60%	
EXISTING HARDSCAPE AREA TO REMAIN	717,656	16.48	48.68%	
PROPOSED ADDITIONAL HARDSCAPE AREA	47,618	1.09	3.23%	
TOTAL PROPOSED HARDSCAPE AREA	765,274	17.57	51.91%	
	TOTAL	1,474,205	33.84	100.00%

AGENCY LIST

ELECTRIC-IREA
PO DRAWER A
5496 US HWY 85
SEDALIA, CO. 80135
303-888-3100
CONTACT: BROOKS KAUFMAN

FIRE-SOUTH METRO FIRE RESCUE
9195 E. MINERAL AVE
CENTENNIAL, CO 80112
720-989-2000
CONTACT: RANDY CAPRA

TOWN OF PARKER-PUBLIC WORKS
20120 E. MAIN STREET
PARKER, CO 80134
303-840-9546
CONTACT: MIKE WAUGH

CABLE-COMCAST
8850 S. TUSCON WAY
ENGLEWOOD, CO. 80112
303-603-5605
CONTACT: KEVIN YOUNG

TRI-COUNTY HEALTH DEPARTMENT
7000 E. BELLEVIEW AVENUE
GREENWOOD VILLAGE, CO. 80111
303-220-9200
CONTACT: CAROL MACLENNAN

CROWN POINT ARCHITECTURAL
CONTROL COMMITTEE
27905 MEADOW DRIVE, SUITE 11
EVERGREEN, CO 80439 303-674-7856
CONTACT: TIM LEONARD

GAS-XCEL ENERGY
2070 SOUTH VALENTIA STREET
DENVER, CO. 80231
1-800-628-2121
CONTACT: DESIGN MANAGER

TOWN OF PARKER
PLANNING AND BUILDING DEPT.
20120 E. MAIN STREET
PARKER, CO. 80134
303-841-2332
CONTACT: PAUL WORKMAN

COTTONWOOD WATER & SANITATION DISTRICT
2 INVERNESS DRIVE EAST
ENGLEWOOD, CO
303-792-9509
CONTACT: PATRICK MULHERN/ LAURI TATLOCK

TELEPHONE - CENTURY LINK
LOCAL NETWORK OPERATIONS
9750 E. COSTILLA AVENUE
ENGLEWOOD, CO. 80112
303-792-1840
CONTACT: KAREN CAIME

COTTONWOOD WATER AND SANITATION
DISTRICT ENGINEER-KENNEDY JENKS CONSULTING
143 UNION BOULEVARD
SUITE 600
LAKEWOOD, CO 80228
PHONE: 303-985-3636
CONTACTS: TOM NAPOLILLI

OWNER INFORMATION

ADVENTHEALTH PARKER
9395 CROWN CREST BLVD.
PARKER, CO. 80138
303-269-4014

DESIGN INFORMATION

ARCHITECT: BOULDER ASSOCIATES
PHONE: 303-499-7795

ARCHITECT: SMITHGROUP
PHONE: 303-832-3272

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

LANDSCAPE ARCHITECT: OXBOW DESIGN COLLABORATION
PHONE: 720-465-6168

STRUCTURAL ENGINEER: MGA STRUCTURAL ENGINEERS, INC.
PHONE: 719-635-4473

MEPT ENGINEERS: CATOR RUMA & ASSOCIATES CO
PHONE: 303-232-6200

FIRE PROTECTION: TLH FIRE
PHONE: 303-517-1775

REQUIRED SETBACKS	
CROWN CREST BLVD (E)	30'
CROWN CREST BLVD (N)	30'
PARKER ROAD (W)	50'
PLANNING AREA BOUNDARY (S)	30'

PROPOSED SHED SETBACKS	
NORTH OF SHED	19'
WEST OF SHED	7'
SOUTH OF SHED	31'
EAST OF SHED	614'

PROPOSED BUILDING SETBACKS	
EAST OF BUILDING	1,154'
NORTH OF BUILDING	556'
WEST OF BUILDING	346'
SOUTH OF BUILDING	89'



RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger



BOULDER ASSOCIATES

1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



SMITHGROUP

ADVENTHEALTH
PARKER FACILITY
EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
1ST AMENDMENT	09/15/2025

DATE

09/15/2025

PARKER PROJECT NUMBER

SP24-062

SHEET TITLE

COVER SHEET

DRAWING NUMBER

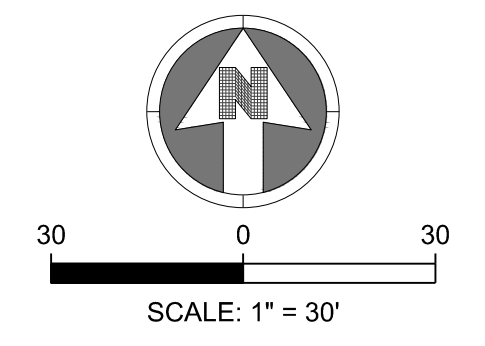
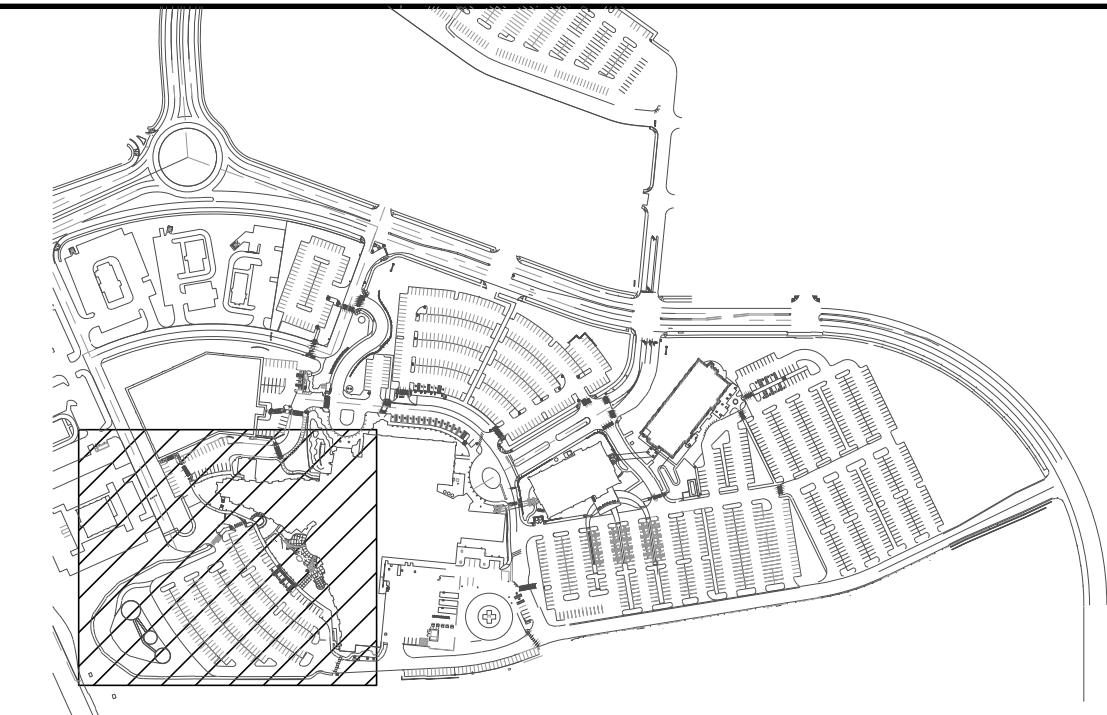
01 of 25

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



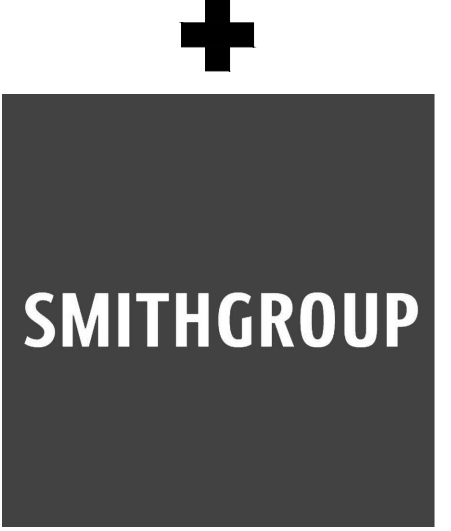
LEGEND:

	PROPERTY LINE
	RIGHT OF WAY
	EXISTING BUILDING
	EXISTING CURB AND GUTTER
	EXISTING SIDEWALK
	EXISTING WALL
	EXISTING FENCE
	EXISTING SIGN
	EXISTING LIGHT
	EXISTING TREE
	EXISTING MINOR CONTOURS
	EXISTING MAJOR CONTOURS
	EXISTING EASEMENT
	EXISTING ELECTRICAL LINE
	EXISTING FIBER OPTIC LINE
	EXISTING GAS LINE
	EXISTING TELEPHONE LINE
	EXISTING SANITARY LINE
	EXISTING STORM LINE
	EXISTING WATER LINE
	EXISTING STORM INLET
	EXISTING CLEANOUT
	EXISTING FIRE HYDRANT
	EXISTING WATER VALVE
	EXISTING MANHOLES

SEE SHEET 03 OF 25



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
1ST AMENDMENT	09/15/2025



RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: **S. Nerger**

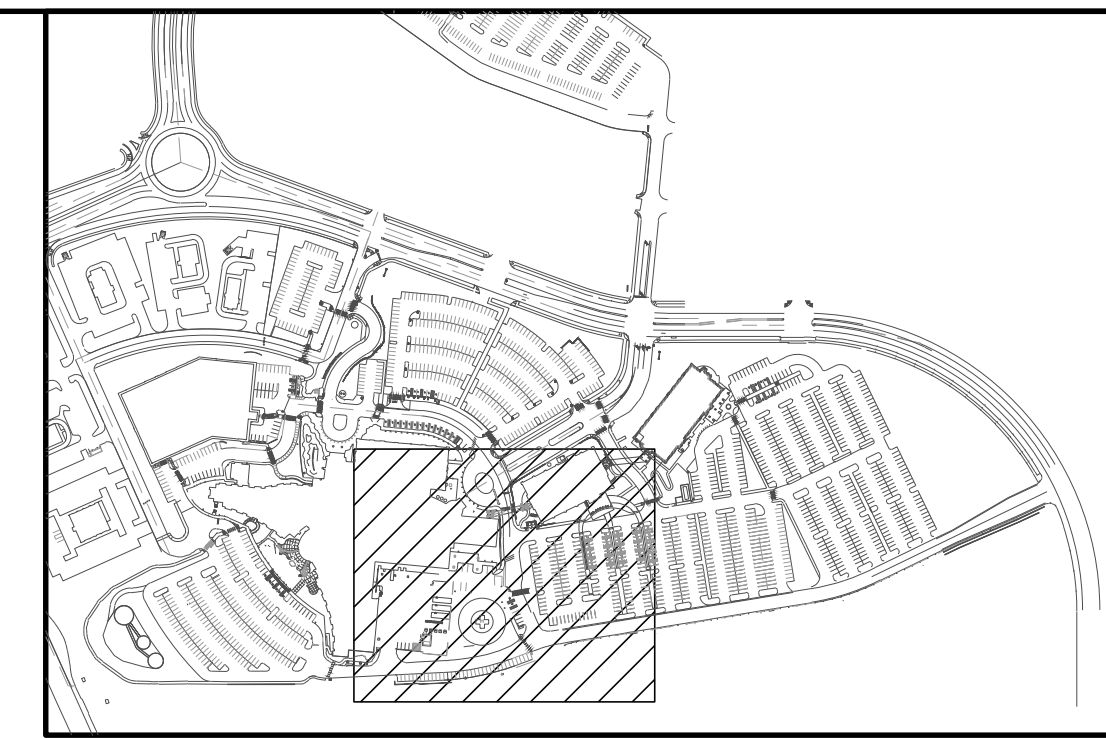
DATE	09/15/2025
PARKER PROJECT NUMBER	SP24-062
SHEET TITLE	EXISTING CONDITIONS MAP
DRAWING NUMBER	02 of 25

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

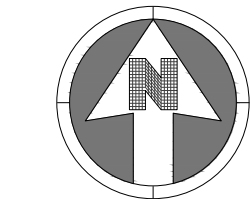
LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



KEY MAP

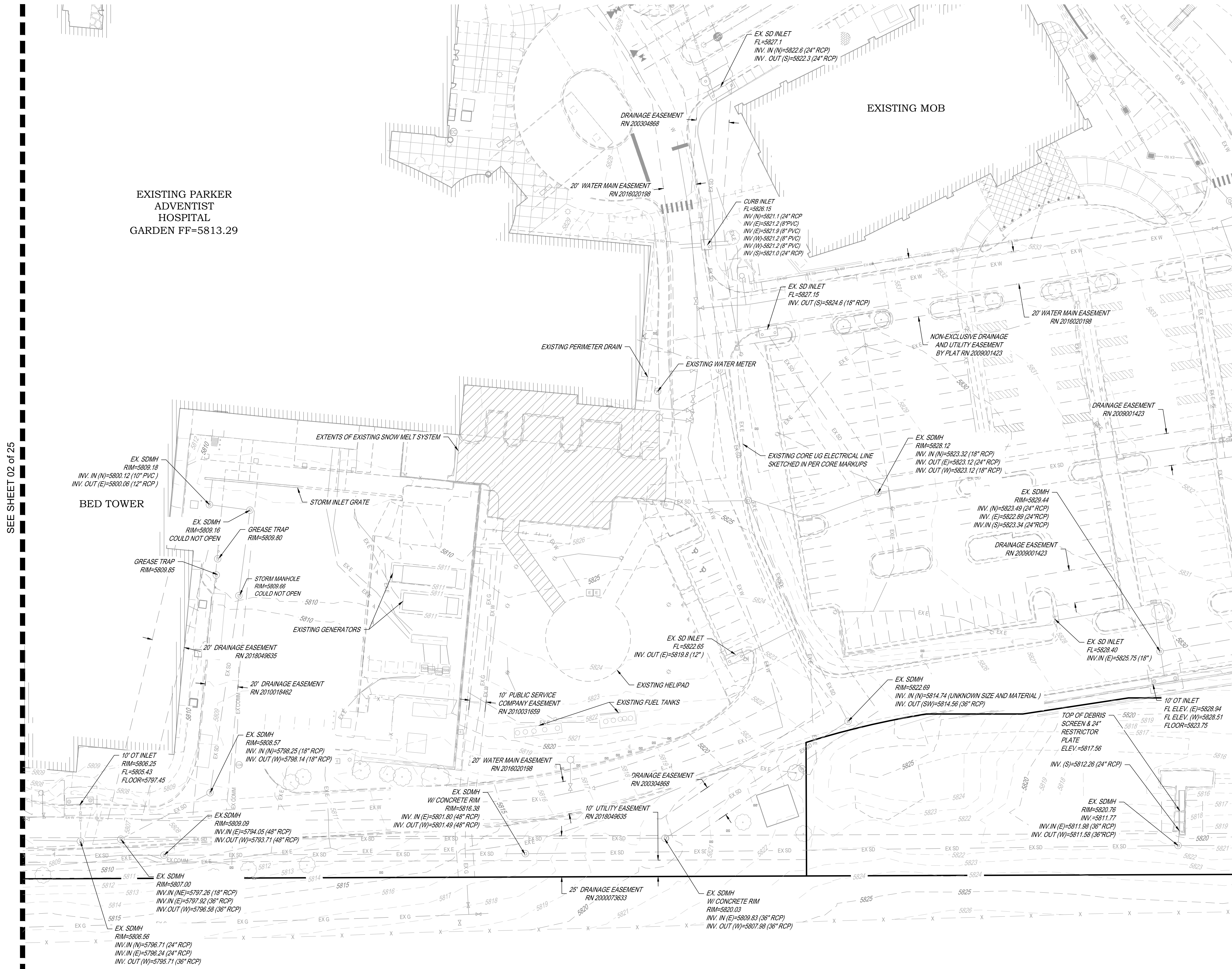
NOT TO SCALE



30 0 30
SCALE: 1" = 30'

LEGEND:

- PROPERTY LINE
- RIGHT OF WAY
- EXISTING BUILDING
- EXISTING CURB AND GUTTER
- EXISTING SIDEWALK
- EXISTING WALL
- EXISTING FENCE
- EXISTING SIGN
- EXISTING LIGHT
- EXISTING TREE
- EXISTING MINOR CONTOURS
- EXISTING MAJOR CONTOURS
- EXISTING EASEMENT
- EXISTING ELECTRICAL LINE
- EXISTING FIBER OPTIC LINE
- EXISTING GAS LINE
- EXISTING TELEPHONE LINE
- EXISTING SANITARY LINE
- EXISTING STORM LINE
- EXISTING WATER LINE
- EXISTING STORM INLET
- EXISTING CLEANOUT
- EXISTING FIRE HYDRANT
- EXISTING WATER VALVE
- EXISTING MANHOLES

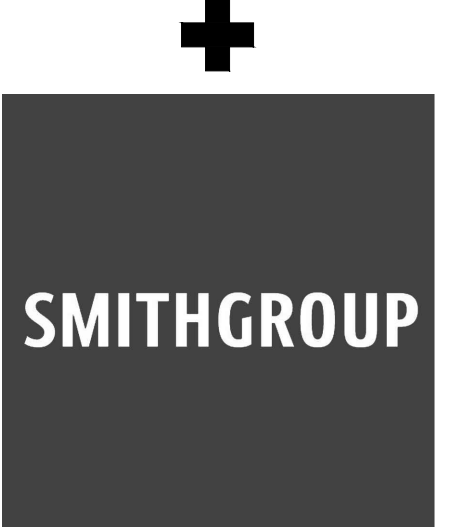


EXISTING PARKER
ADVENTIST
HOSPITAL
GARDEN FF=5813.29

EXISTING MOB

BED TOWER

SEE SHEET 02 of 25



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT LOT 1, TRACT A & B PARKER, CO 80138

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

DATE	10/10/2024
PARKER PROJECT NUMBER	SP24-062
SHEET TITLE	EXISTING CONDITIONS MAP
DRAWING NUMBER	03 of 25

RFCC

APPROVED DATE: 01/08/2026

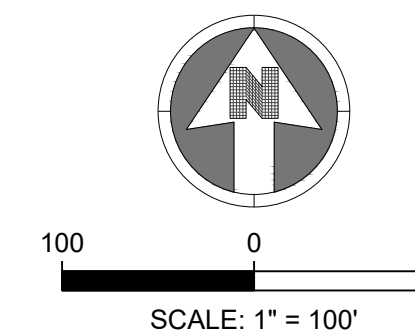
Planning Approval By: **S. Nerger**

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



BOULDER ASSOCIATES

1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



SMITHGROUP

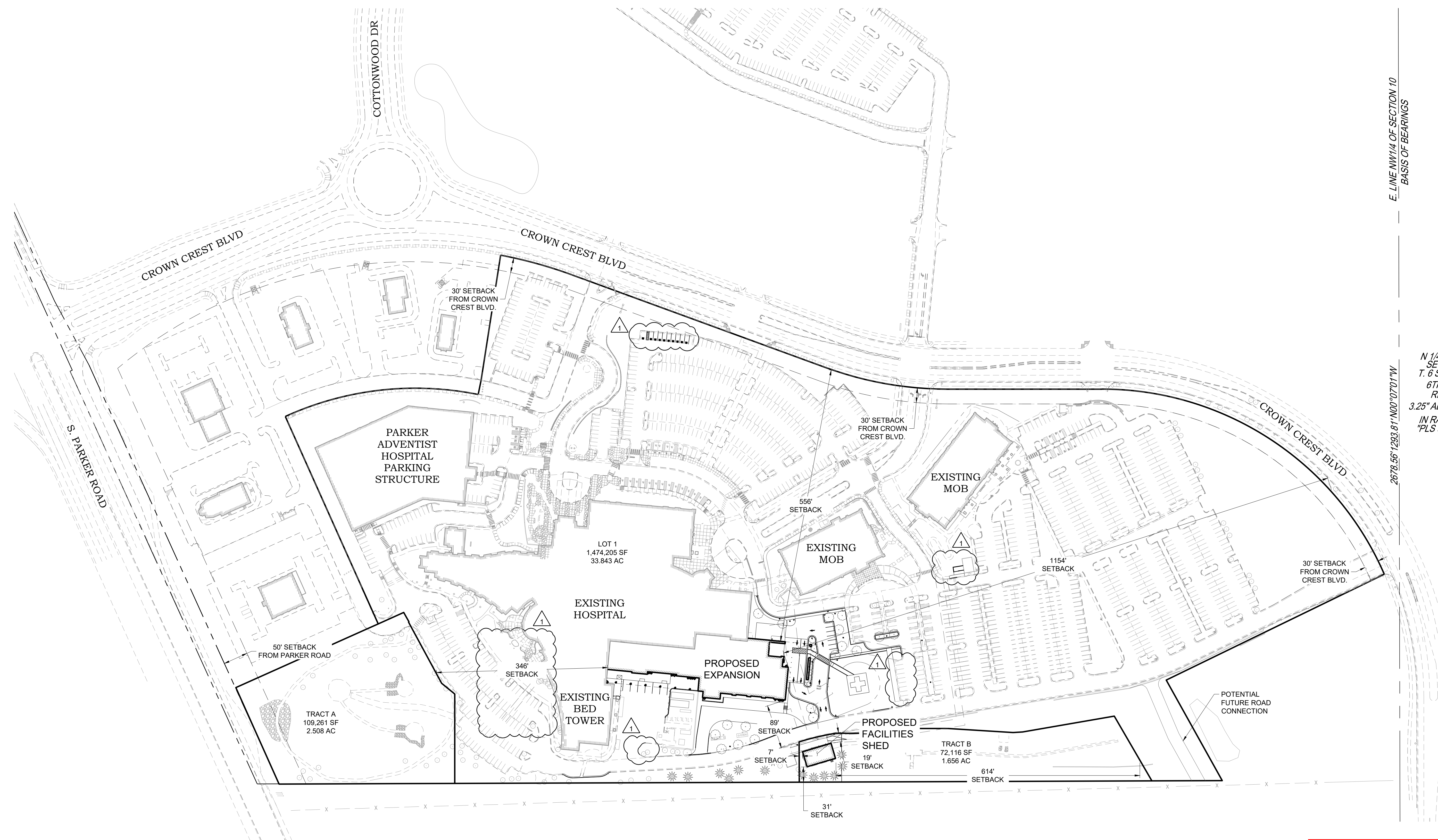
**ADVENTHEALTH
PARKER FACILITY
EXPANSION**

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
1ST AMENDMENT	09/15/2025

N 1/4 CORNER
SECTION 10
T. 6 S., R. 66 W.,
6TH P.M. #6
REBAR W/
3.25" ALUMINUM CAP
IN RANGE BOX,
PLS 9329 2005"



E. LINE NW1/4 OF SECTION 10
BASIS OF BEARINGS
2678.56' 1293.81' N00°07'01" W



**PARKER
COLORADO**

RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger

DATE
09/15/2025

PARKER PROJECT NUMBER
SP24-062

SHEET TITLE
**OVERALL SITE
PLAN**

DRAWING NUMBER
04 of 25

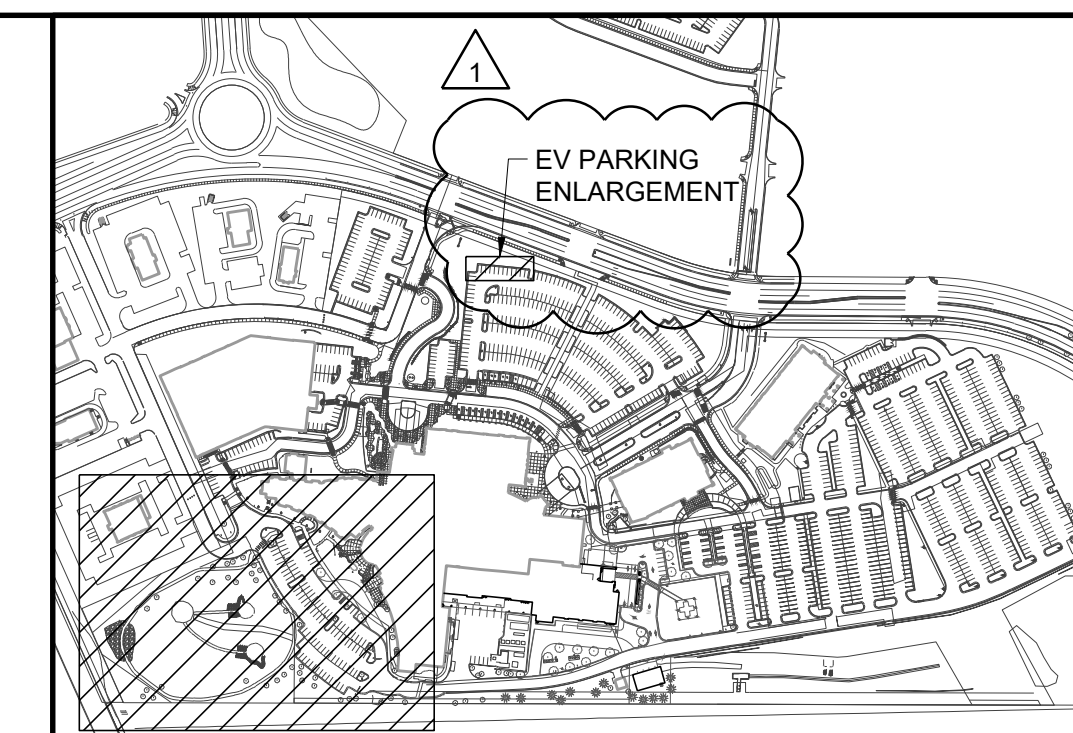
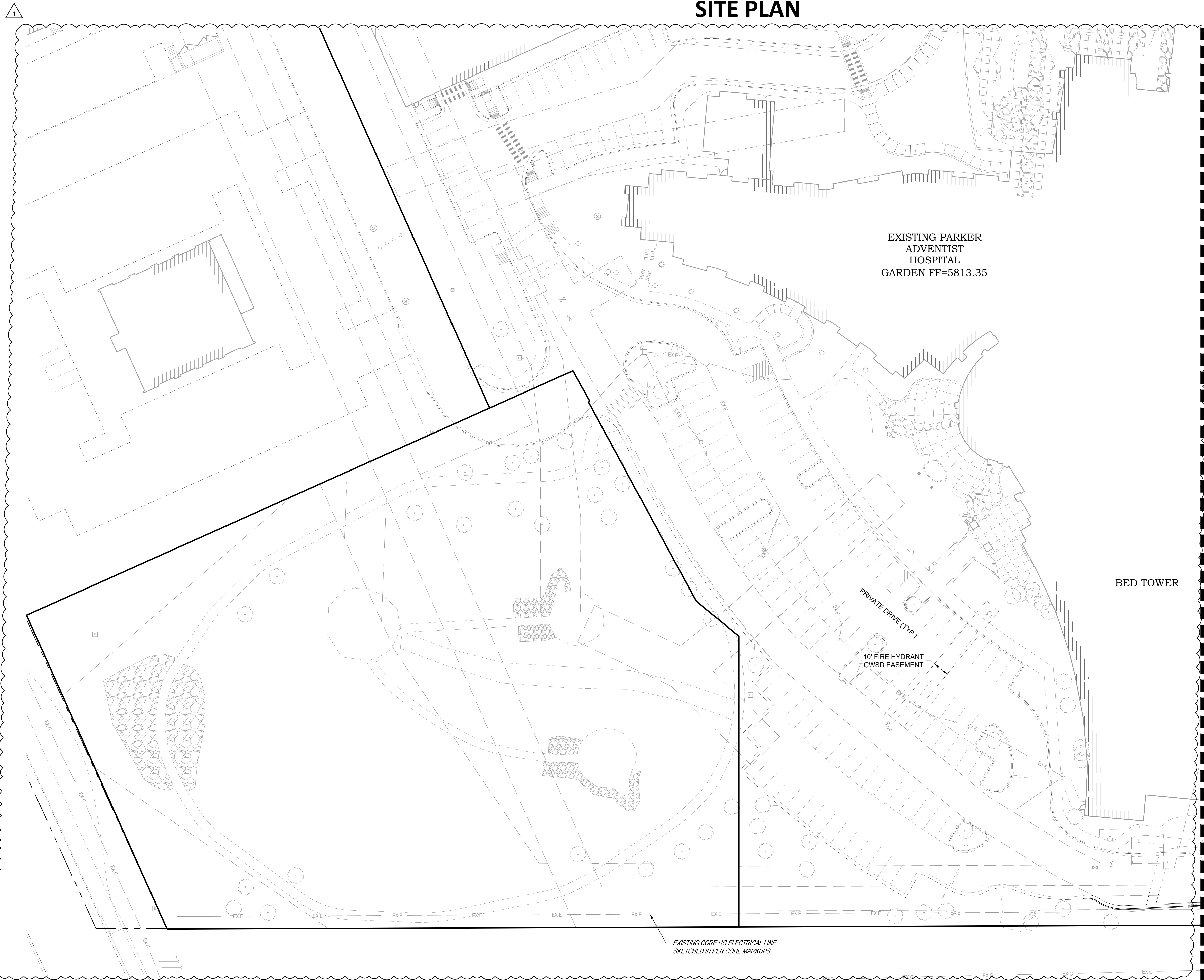
THIS DRAWING IS UNLESS OTHERWISE NOTED TO BE AT SCALE

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

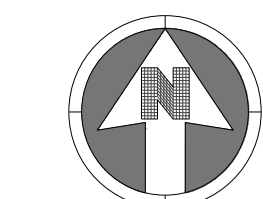
LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



KEY MAP

NOT TO SCALE



30 0 30

SCALE: 1" = 30'

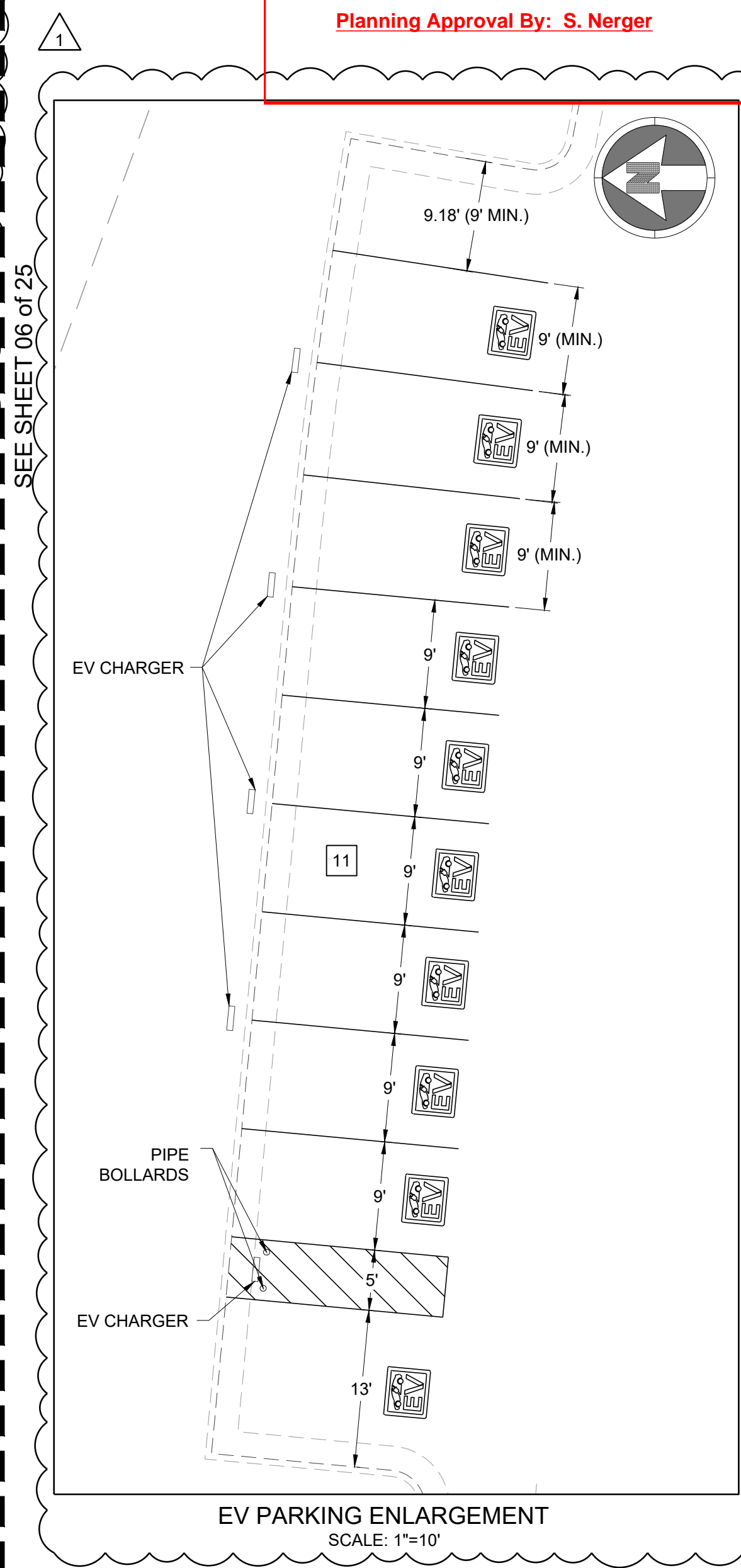
LEGEND:

- TRAFFIC FLOW ARROW
- PARKING STALL COUNT
9'X18' MINIMUM DIMENSIONS

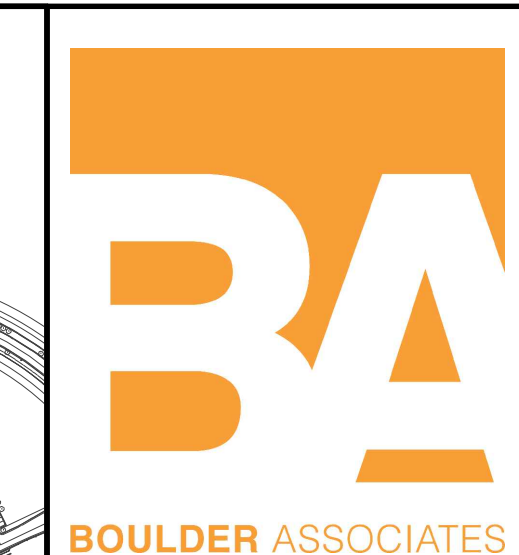
APPROVED DATE: 01/08/2026

Planning Approval By: **S. Nerger**

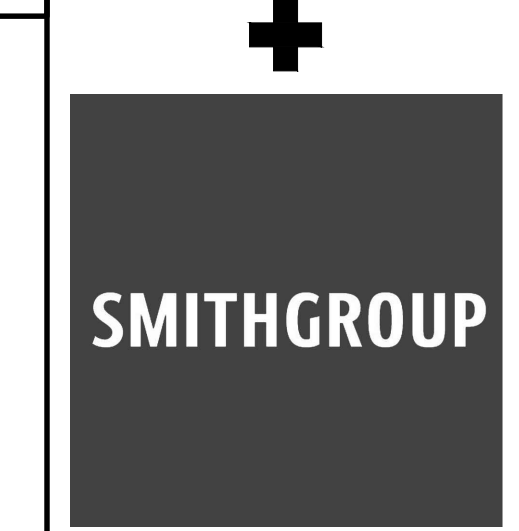
SEE SHEET 06 OF 25



EV PARKING ENLARGEMENT
SCALE: 1"=10'



1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



**ADVENTHEALTH
PARKER FACILITY
EXPANSION**

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
1ST AMENDMENT	09/15/2025

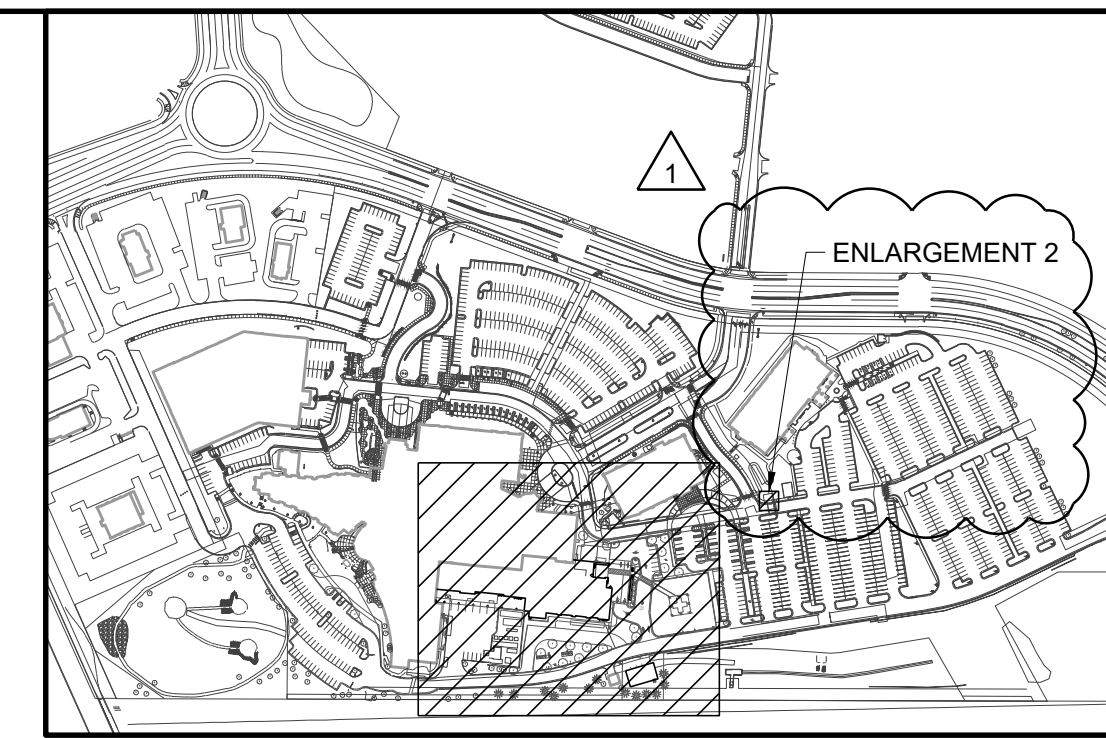
DATE	09/15/2025
PARKER PROJECT NUMBER	SP24-062
SHEET TITLE	SITE PLAN
DRAWING NUMBER	05 of 25

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

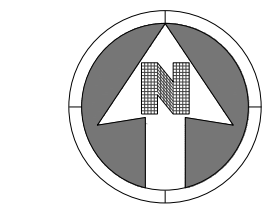
LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



KEY MAP

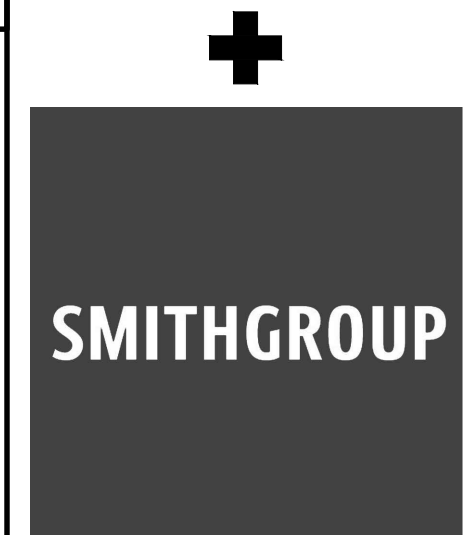
NOT TO SCALE



30 0 30
SCALE: 1" = 30'

LEGEND:

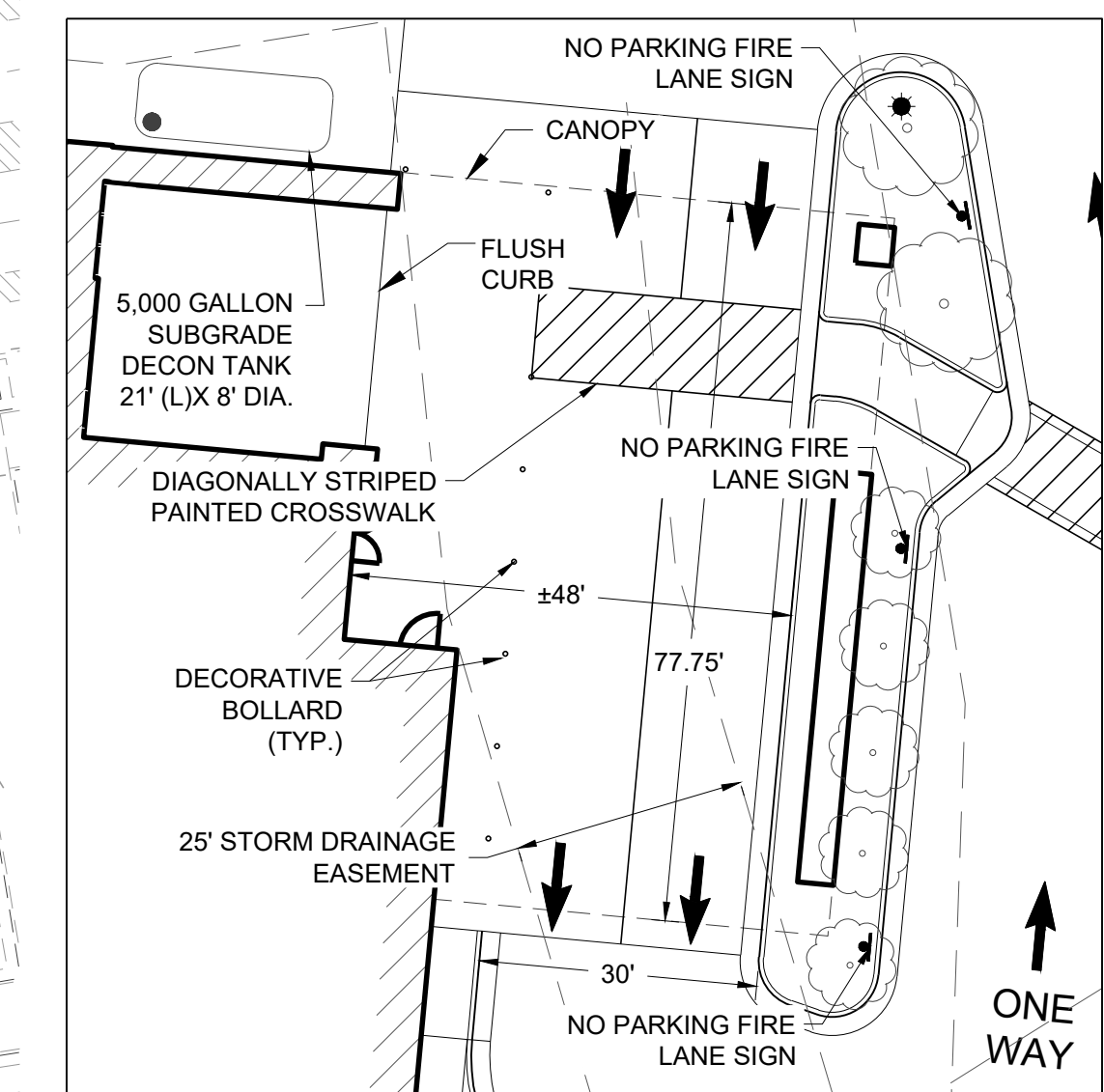
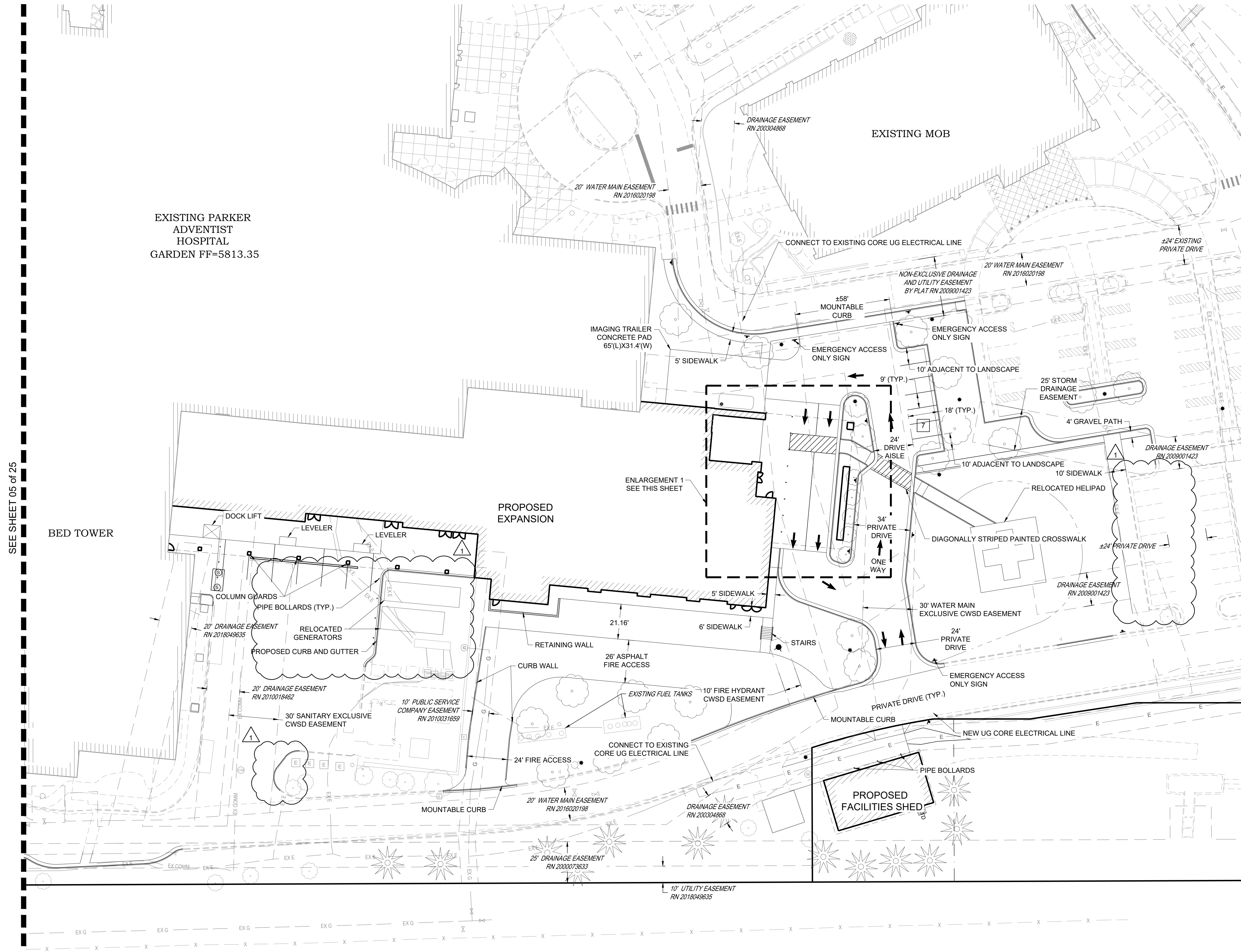
- TRAFFIC FLOW ARROW
- PARKING STALL COUNT
9'X18' MINIMUM DIMENSIONS



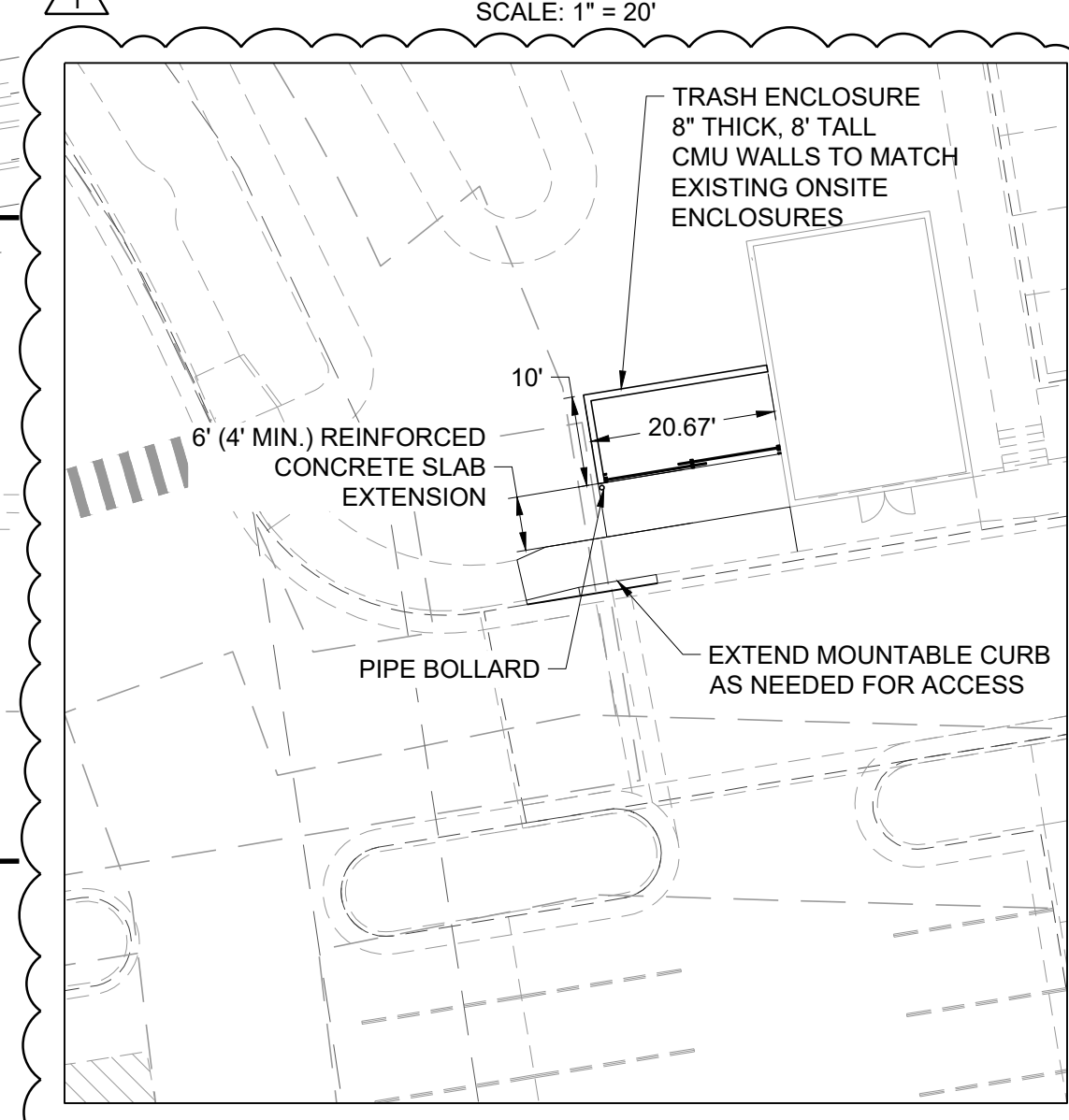
ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
1ST AMENDMENT	09/15/2025



ENLARGEMENT 1
SCALE: 1" = 20'



ENLARGEMENT 2
SCALE: 1" = 20'

SEE SHEET 05 of 25

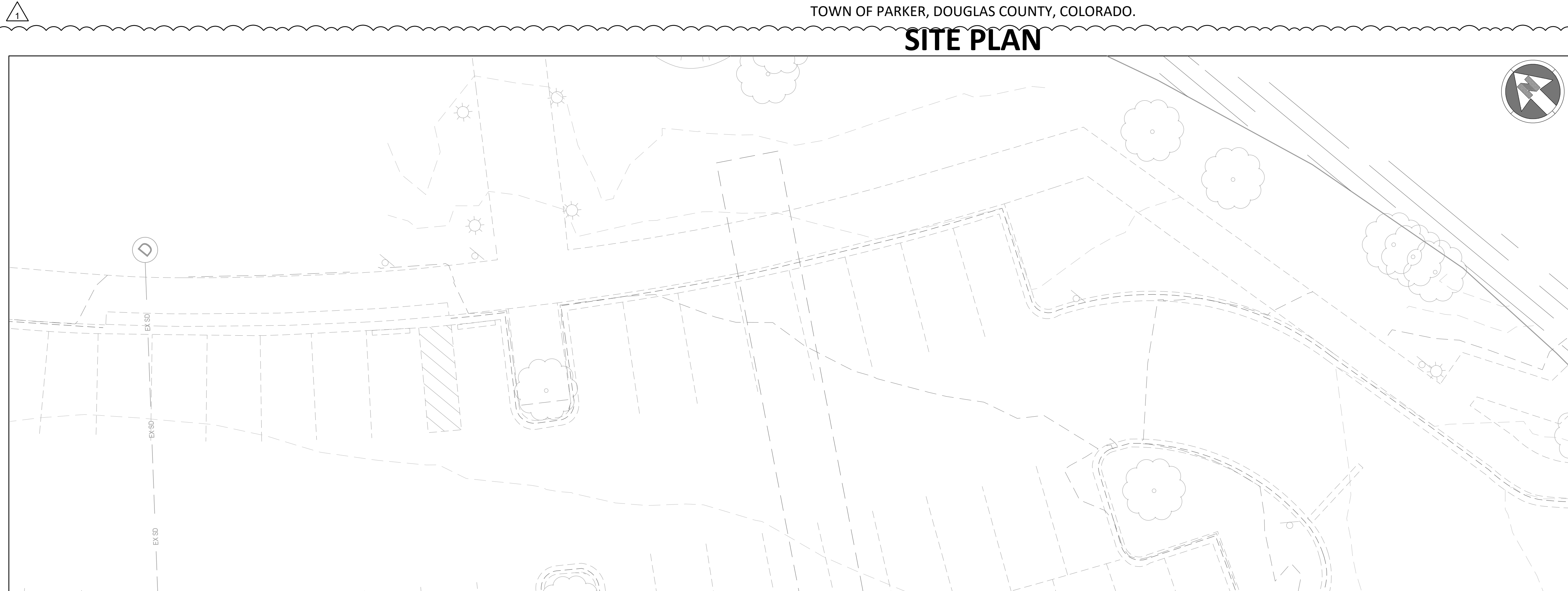
THIS DRAWING IS UNLESS OTHERWISE NOTED TO BE AT FULL SCALE

DATE	09/15/2025
PARKER PROJECT NUMBER	SP24-062
SHEET TITLE	SITE PLAN
DRAWING NUMBER	06 of 25

CROWN POINT FILING 1 AMENDMENT 30 LOT 1, TRACT A & B

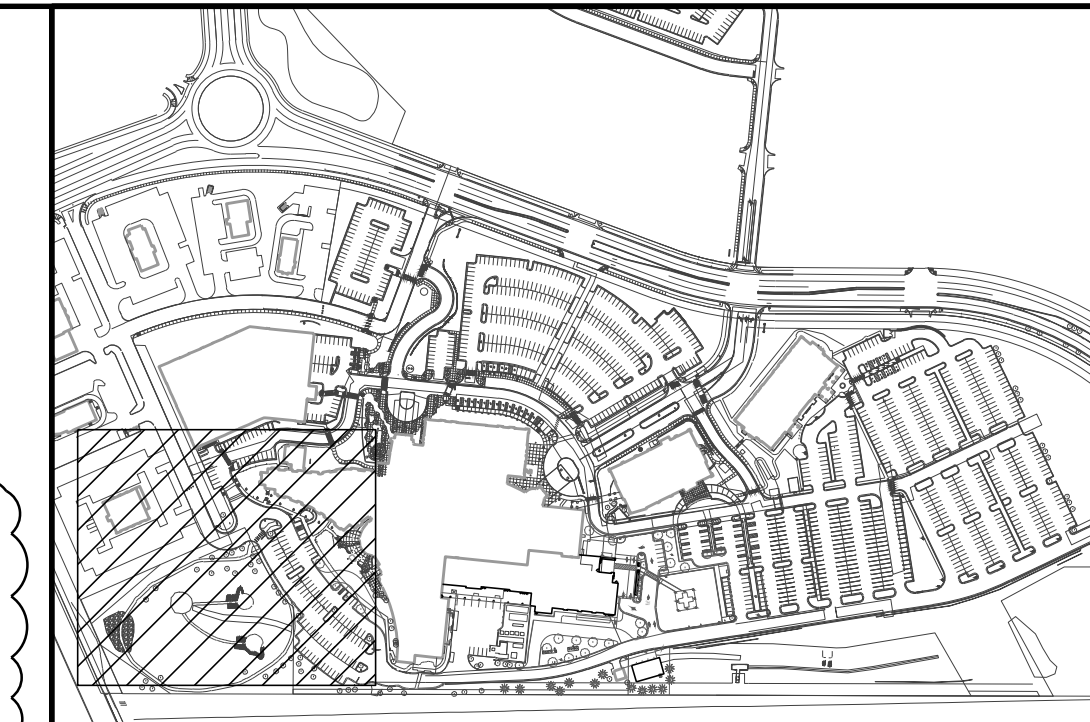
LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN

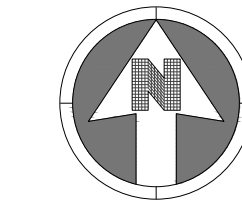


GRADING ENLARGEMENT 1 - WEST FIRE LANE

SCALE 1"=10'



KEY MAP
NOT TO SCALE



SCALE: 1" = 30'

NOTES:

1. SEE SHEET A-C001 FOR CIVIL NOTES AND LEGEND.



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



SMITHGROUP

ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
1ST AMENDMENT	09/15/2025

DATE
09/15/2025

PARKER PROJECT NUMBER
SP24-062

SHEET TITLE
GRADING PLAN

DRAWING NUMBER

07 of 25



RFCC

APPROVED DATE: 01/08/2026

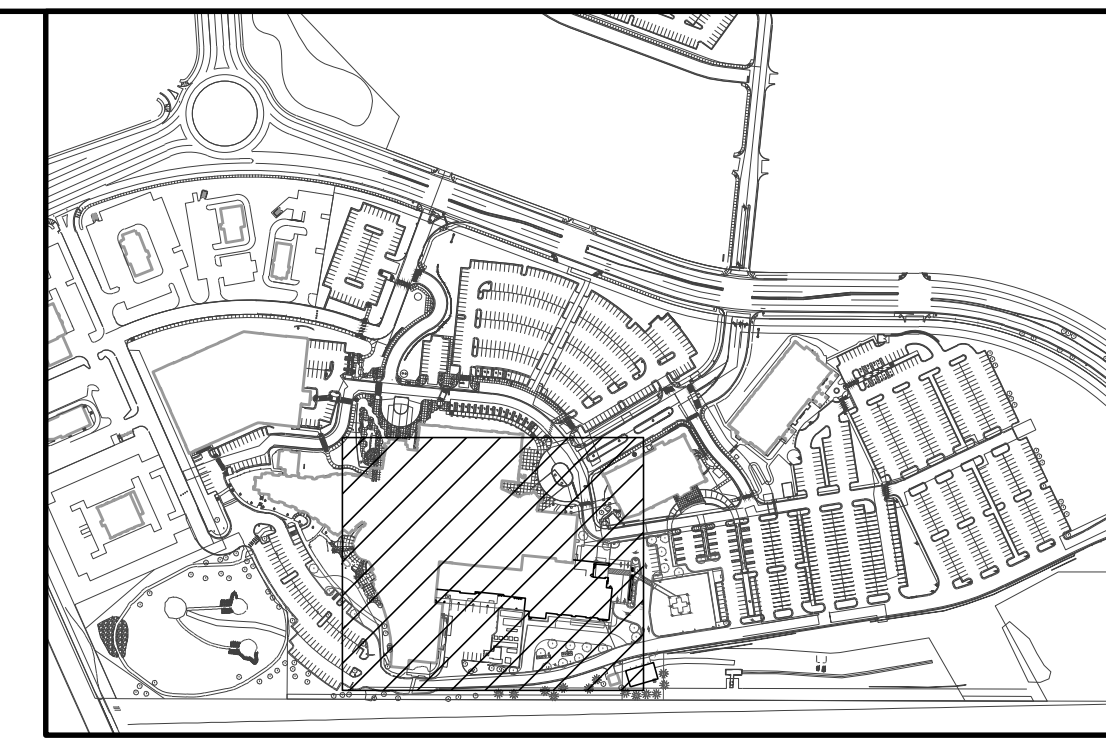
Planning Approval By: S. Neger

CROWN POINT FILING 1 AMENDMENT 30

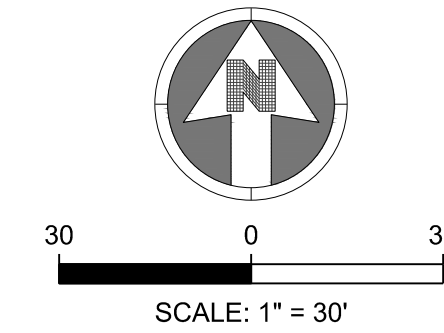
LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

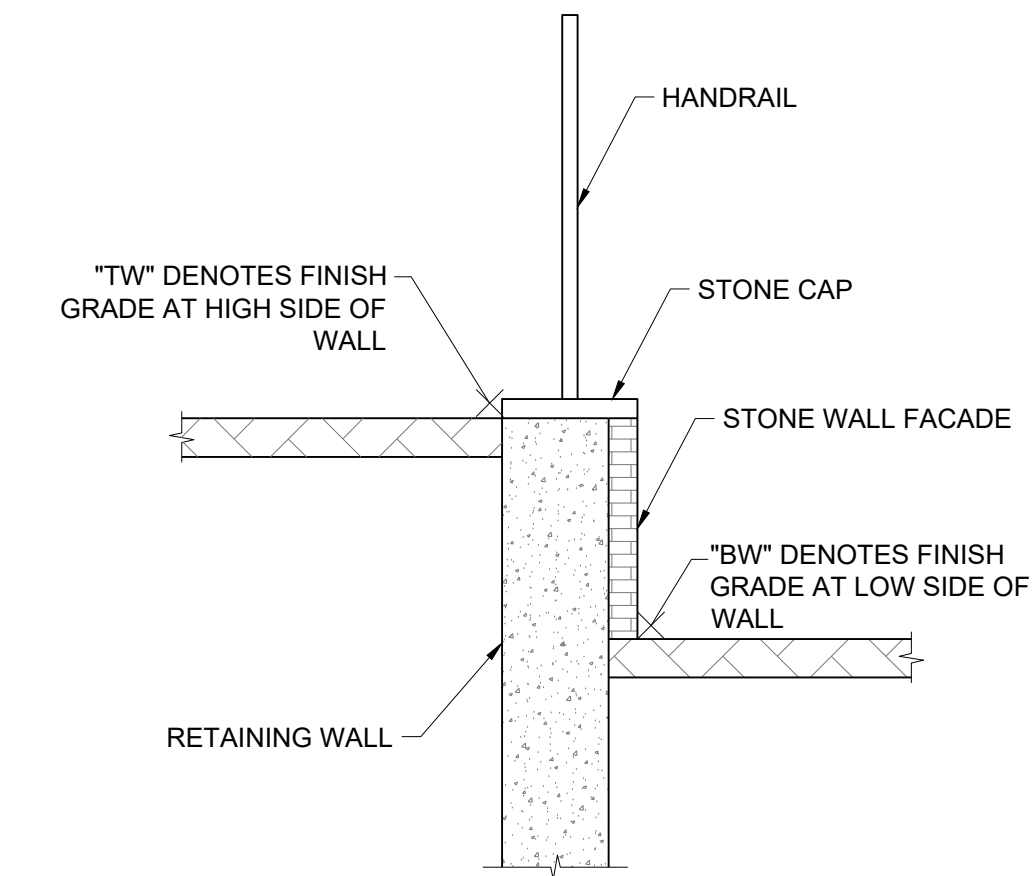
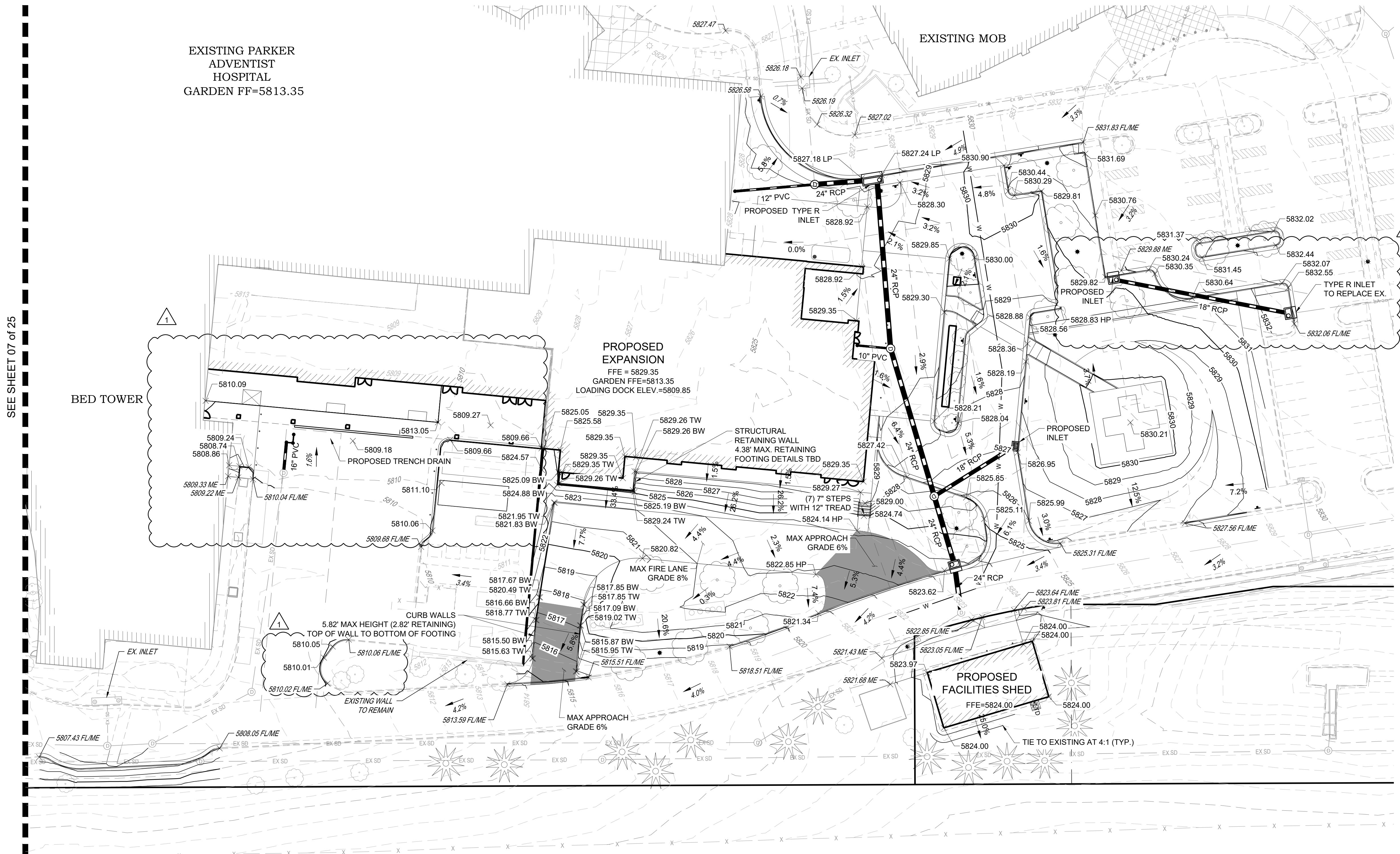
SITE PLAN



KEY MAP
NOT TO SCALE

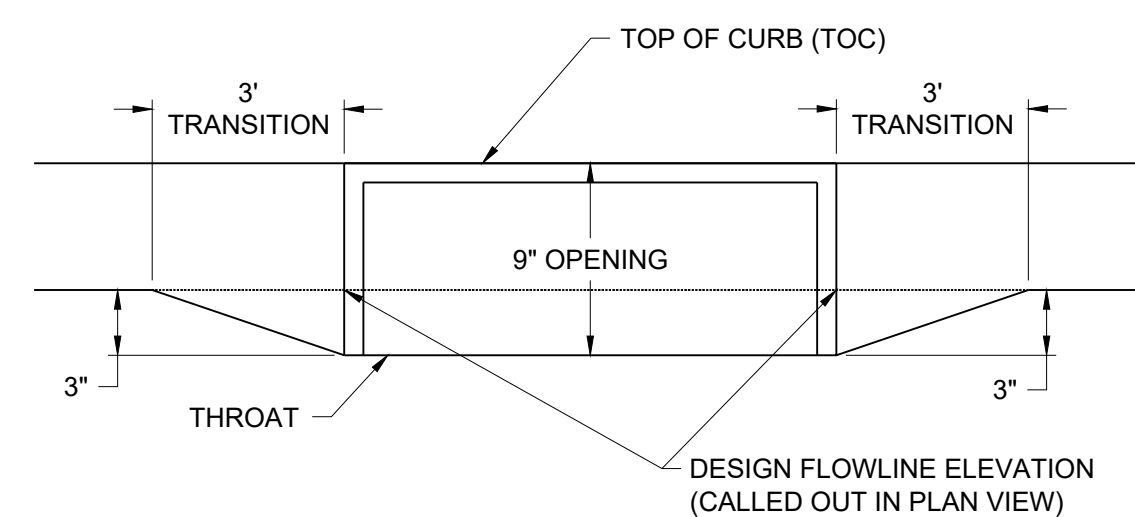


NOTES:
1. SEE SHEET A-C001 FOR CIVIL NOTES AND LEGEND.

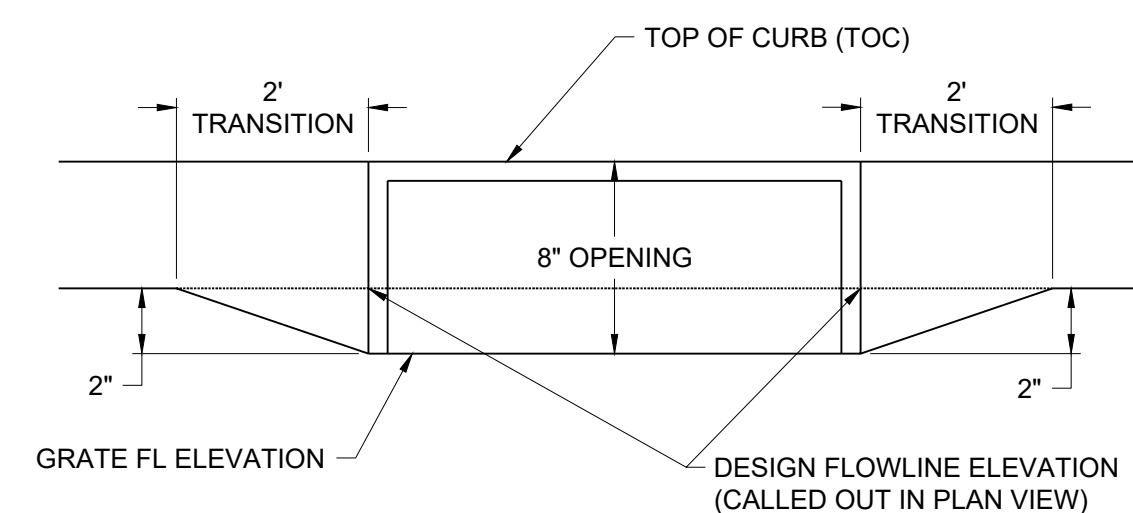


NOTE: STRUCTURAL RETAINING WALL DETAILS ARE INCLUDED AS PART OF A SEPARATE SUBMITTAL. HANDRAIL DETAILS ARE INCLUDED ON THE CIVIL CONSTRUCTION DOCUMENTS SUBMITTED SEPARATELY.

RETAINING WALL GRADING LABEL DETAIL
NOT TO SCALE



TYPE R INLET ANNOTATION DETAIL

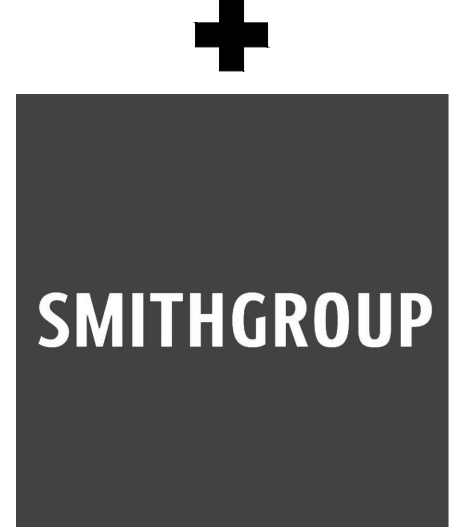


SINGLE TYPE 16 COMBO INLET ANNOTATION DETAIL

SEE SHEET 07 of 25



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138
SUBMITTALS
DESCRIPTION DATE
1ST SUBMITTAL 06/03/2024
2ND SUBMITTAL 08/16/2024
3RD SUBMITTAL 10/10/2024
1ST AMENDMENT 09/15/2025

PARKER COLORADO
RFCC
APPROVED DATE: 01/08/2026
Planning Approval By: S. Nerger

DATE 09/15/2025
PARKER PROJECT NUMBER SP24-062
SHEET TITLE **GRADING PLAN**
DRAWING NUMBER **08 of 25**

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

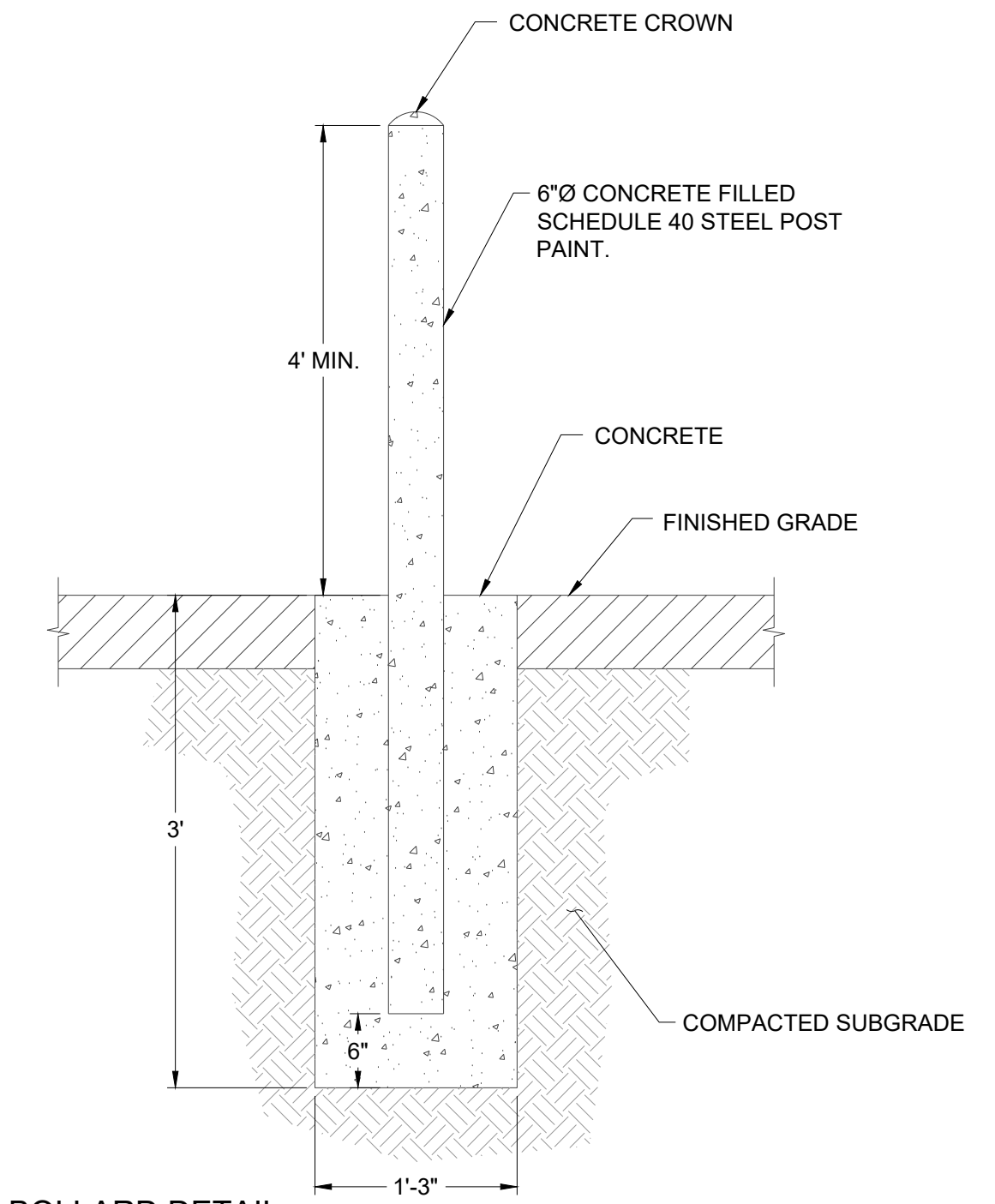
SITE PLAN



7 COLUMN GUARD EXAMPLE IMAGE
MATERIAL: STEEL
COLOR: LIGHT GRAY TO MATCH EXISTING
NO SCALE



4 PIPE BOLLARD EXAMPLE IMAGE - LOADING DOCK ENCLOSURE AND SHED
MATERIAL: CONCRETE FILLED SCHEDULE 40 STEEL
COLOR: SP1 - LIGHT GRAY RE: ARCHITECTURAL
NO SCALE



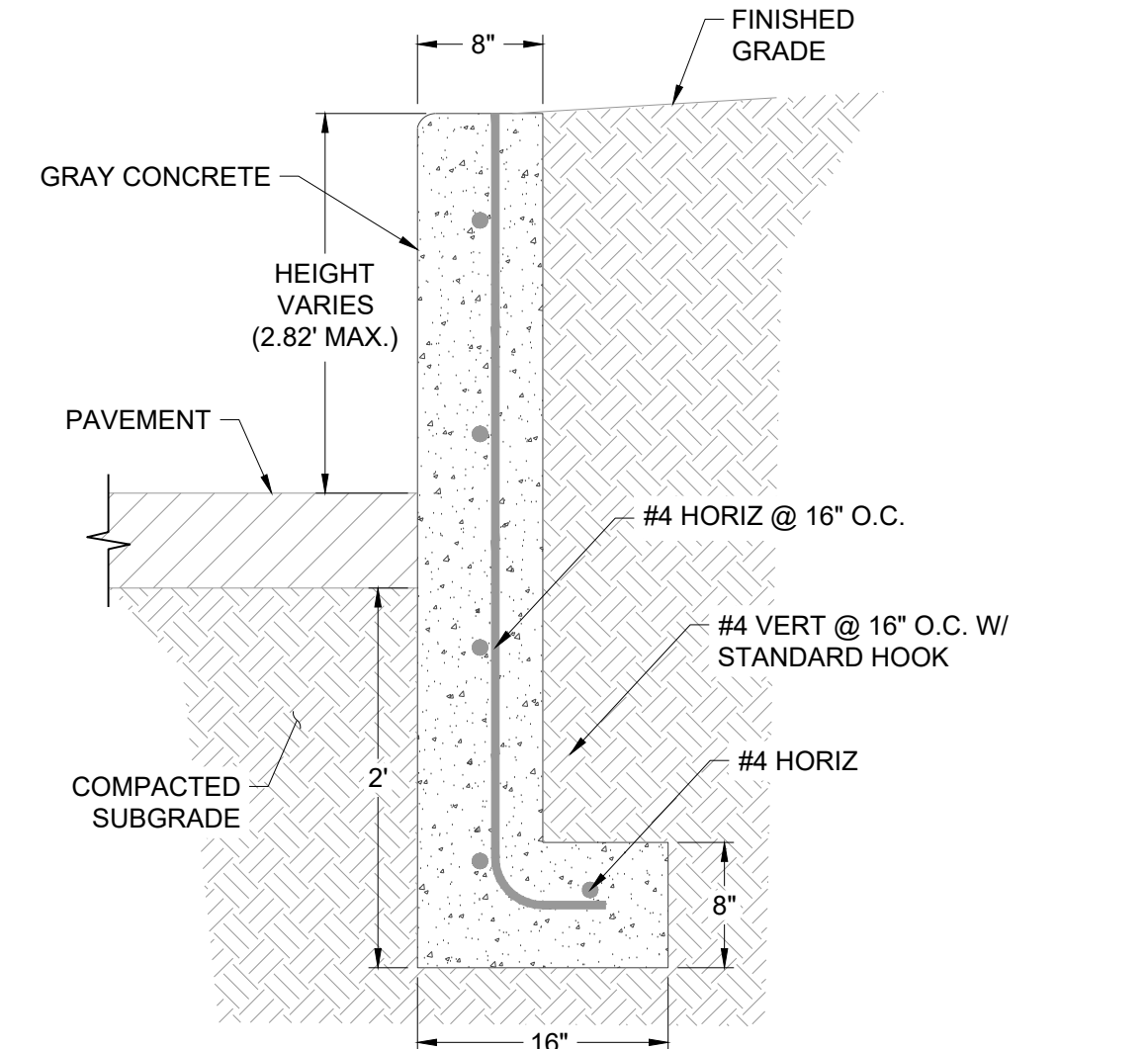
1 PIPE BOLLARD DETAIL
NO SCALE



8 HANDRAIL EXAMPLE IMAGE
MATERIAL: STEEL
COLOR: LIGHT GRAY TO MATCH EXISTING
NO SCALE

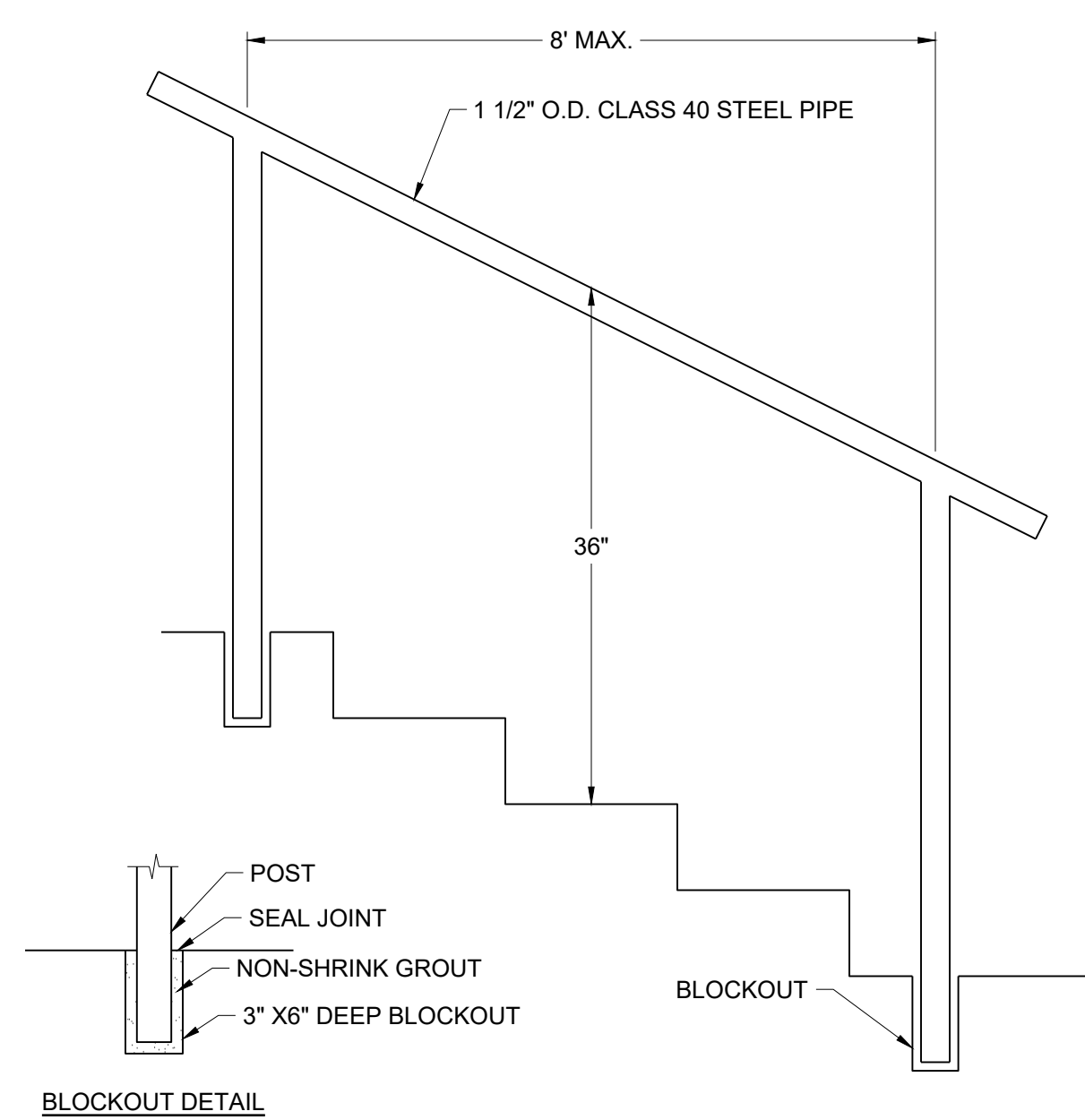


5 DECORATIVE BOLLARD EXAMPLE IMAGE - ED ENTRY - BLACK FINISH
MATERIAL: GALVANIZED STEEL
COLOR: BLACK
NO SCALE

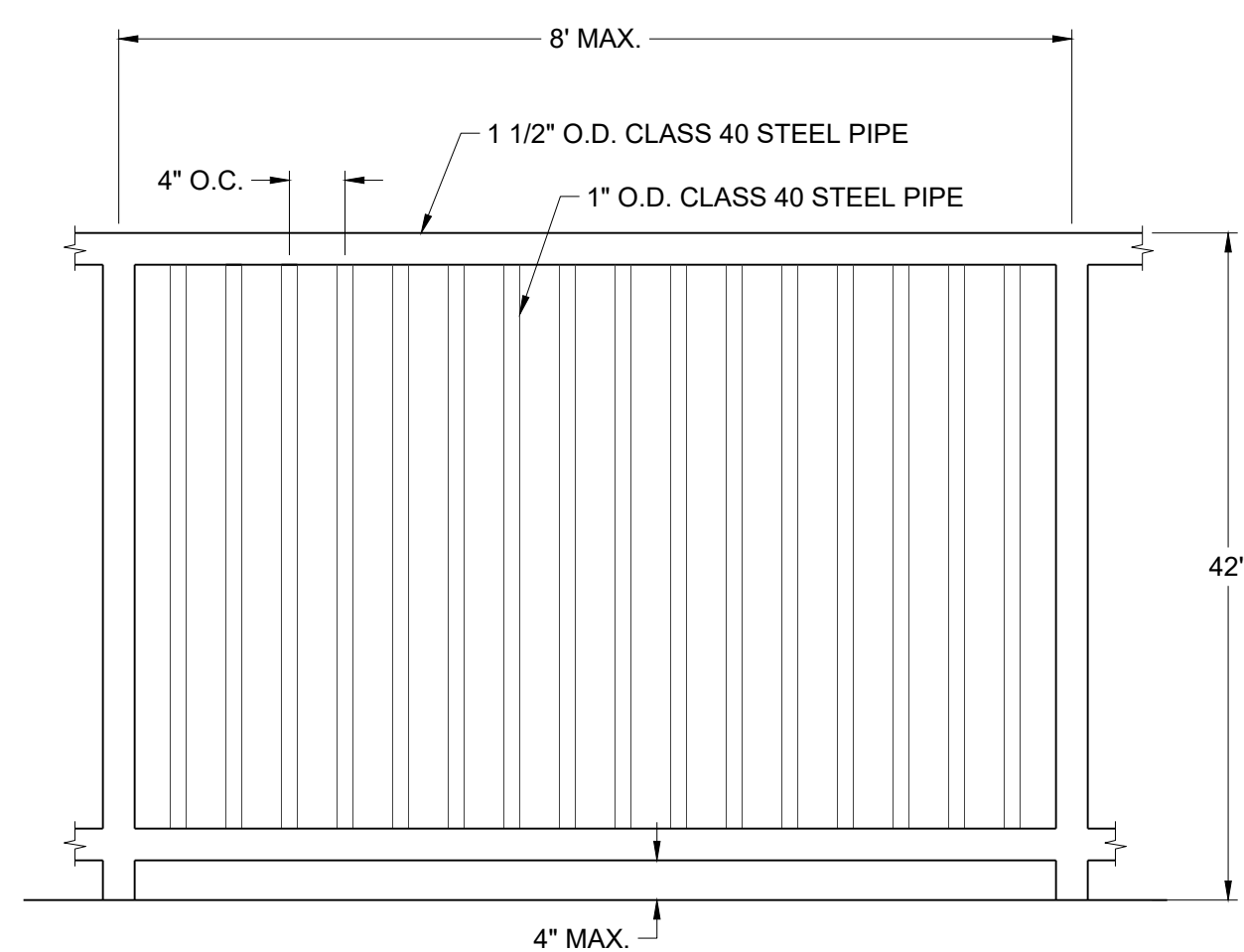


2 CURB WALL DETAIL
NO SCALE

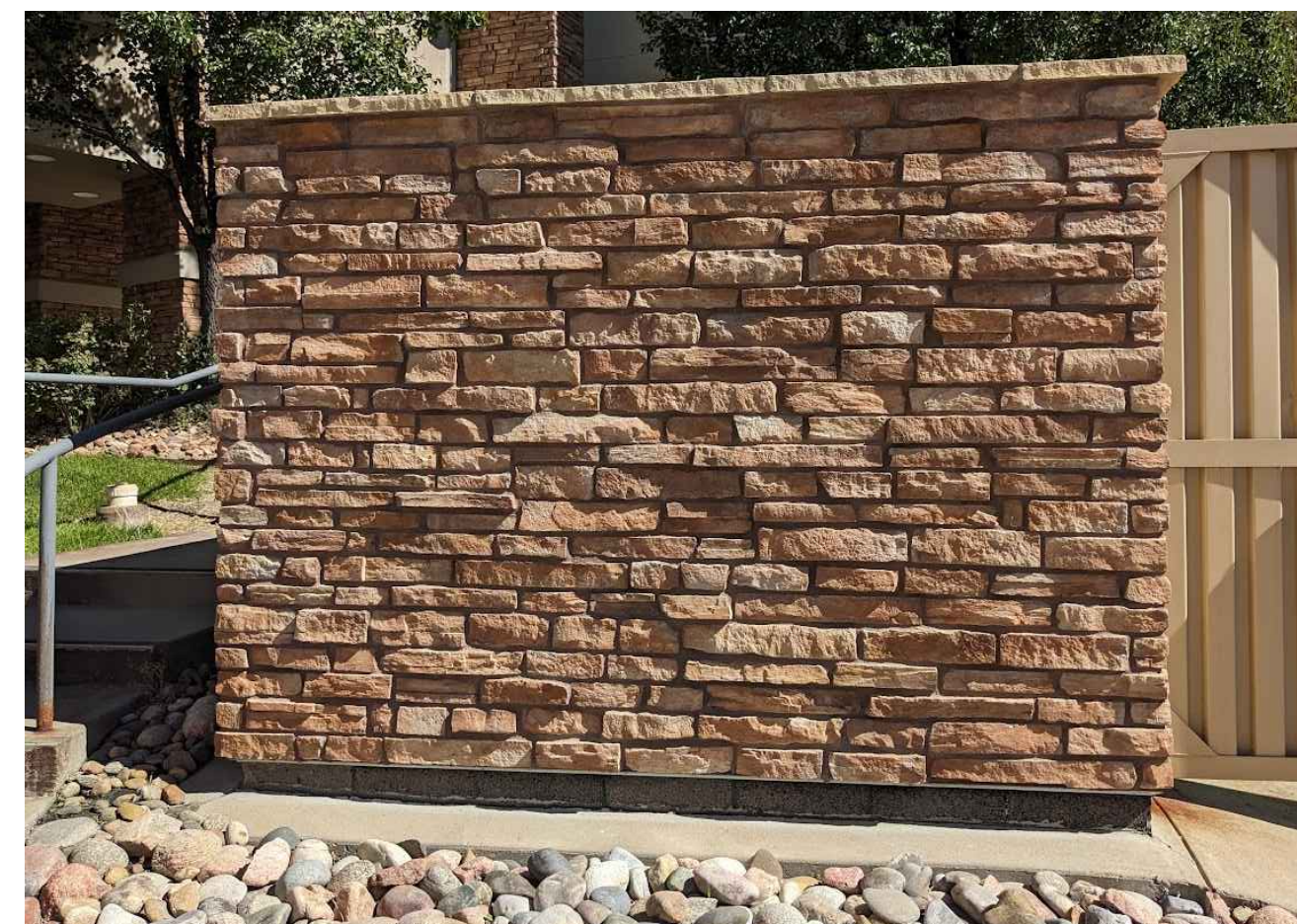
10 EV CHARGER EXAMPLE IMAGE
NOTE: 304 MAX. LUMEN OUTPUT AT TOUCHSCREEN, ADAPTABLE DIMMING
NO SCALE



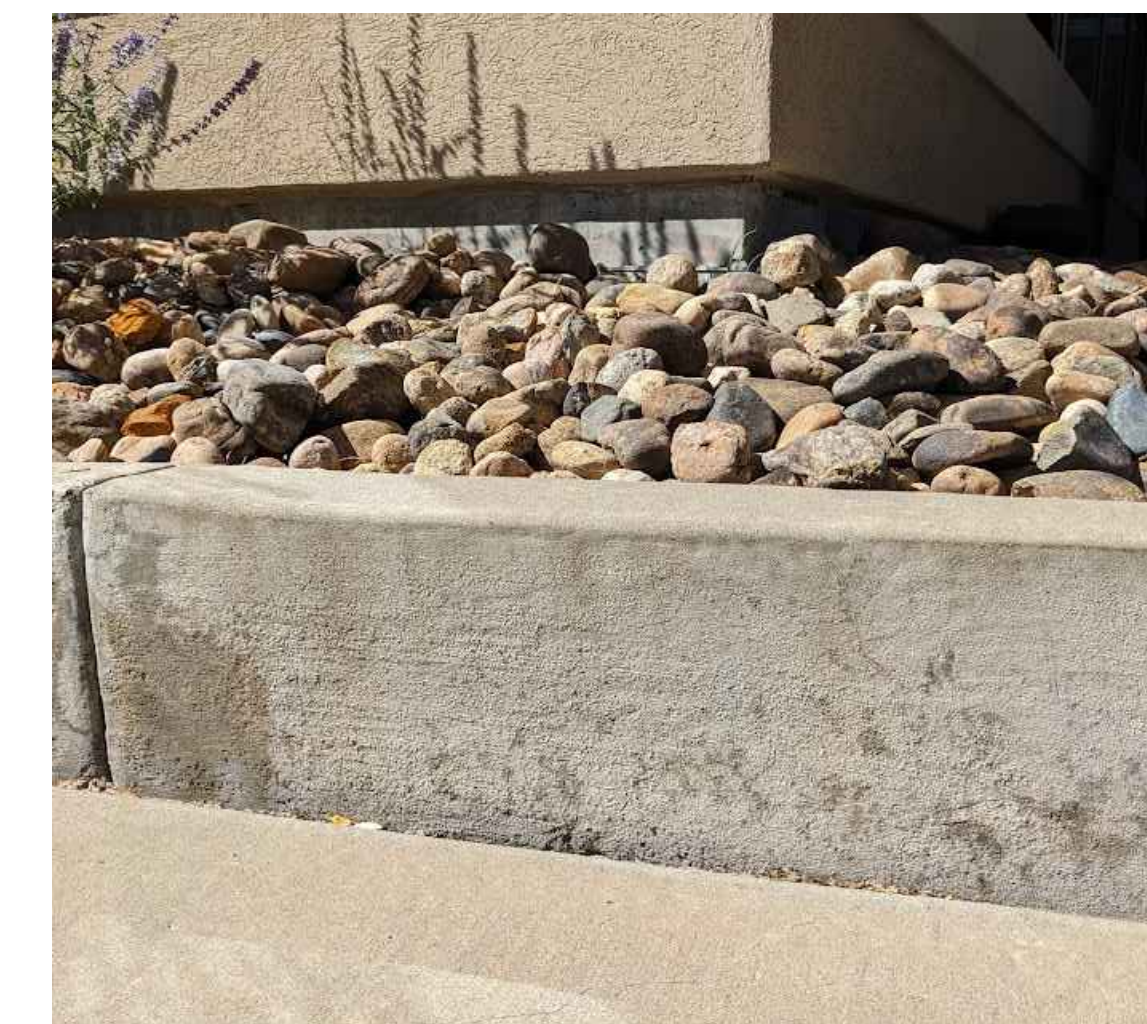
11 HANDRAIL DETAIL
NO SCALE



9 GUARDRAIL DETAIL
NO SCALE



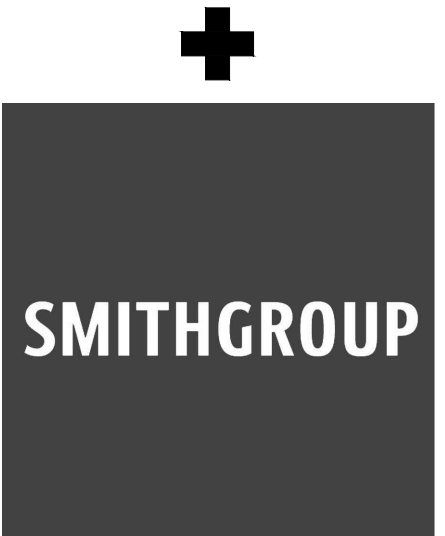
6 RETAINING WALL EXAMPLE IMAGE
MATERIAL: ST1 MANUFACTURED STONE VENEER RE: ARCHITECTURAL
COLOR: CHERRY CREEK LEDGE
NO SCALE



2 CURB WALL EXAMPLE IMAGE
MATERIAL: CONCRETE
COLOR: LIGHT GRAY
NO SCALE



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH
PARKER FACILITY
EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
1ST AMENDMENT	09/15/2025



RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger

DATE
09/15/2025

PARKER PROJECT NUMBER
SP24-062

SHEET TITLE
CIVIL SITE
DETAILS

DRAWING NUMBER

09 of 25

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN

PLANTING SCHEDULE:

KEY	BOTANICAL NAME	COMMON NAME	QTY.	SIZE	SPACING	HEIGHT	WIDTH	WATER
DECIDUOUS TREES								
BRO	<i>Quercus macrocarpa</i>	Bur Oak	4	2.5" cal.	as shown	50-80'	50-80'	L
WHB	<i>Celtis reticulata</i>	Western Hackberry	3	2.5" cal.	as shown	60'	40'	L
SHL	<i>Gleditsia triacanthos inermis</i> 'Shademaster'	Shademaster Honeylocust	2	2.5" cal.	as shown	50'	35'	L
WCA	<i>Catalpa speciosa</i>	Western Catalpa	5	2.5" cal.	as shown	40-60'	30-50'	L
ENO	<i>Quercus robur</i>	English Oak	4	2.5" cal.	as shown	40 - 60'	30-40'	M
EVERGREEN TREES								
PIN	<i>Pinus edulis</i>	Pinon Pine	3	6'	as shown	20-30'	10-20'	L
APN	<i>Pinus nigra</i>	Austrian Pine	8	8'	as shown	50'	20-25'	L
ORNAMENTAL TREES								
RBC	<i>Malus 'Red Barron'</i>	Red Barron Crabapple	5	1.5" cal.	as shown	10'	10'	M
EVERGREEN SHRUBS								
MZT	<i>Arctostaphylos x coloradensis</i> 'Panchito'	Panchito Manzanita	70	#5	4' o.c.	2'	4'	L
DMP	<i>Pinus mugo 'Pumilo'</i>	Dwarf Mugo Pine	51	#5	4' o.c.	3-4'	3-4'	L
BFJ	<i>Juniperus sabina 'Buffalo'</i>	Buffalo Juniper	22	#5	4' o.c.	12"	6'	L
SKY	<i>Juniperus virginiana 'Skyrocket'</i>	Skyrocket Juniper	13	#5	4' o.c.	4-6'	20'	L
DECIDUOUS SHRUBS								
DGM	<i>Acer ginnala 'Compacta'</i>	Dwarf Ginnala Maple	32	#5	6' o.c.	8'	8'	M
BMS	<i>Caryopteris clandonensis</i>	Blue Mist Spirea	15	#5	3.5' o.c.	3-5'	3-5'	M
LPS	<i>Spirea japonica 'Little Princess'</i>	Little Princess Spirea	61	#5	2' o.c.	2-3'	2-4'	M
RSG	<i>Perovskia artilificifolia</i>	Russian Sage	4	#5	4' o.c.	4'	4'	L
GLS	<i>Rhus aromatica 'Grow Low'</i>	Gro-Low Sumac	20	#5	8' o.c.	3'	8'	L
DKL	<i>Syringa meyeri</i>	Dwarf Korean Lilac	20	#5	4' o.c.	4-6'	4-6'	L
RWP	<i>Rosa 'Winnipeg Parks'</i>	Winnipeg Parks Rose	42	#5	4' o.c.	3'	4'	L
MKL	<i>Syringa patula 'Miss Kim'</i>	Miss Kim Dwarf Lilac	32	#5	4' o.c.	3-5'	3-5'	L
MHV	<i>Viburnum lantana 'Mohican'</i>	Mohican Viburnum	52	#5	6' o.c.	6-8'	6-8'	L
APC	<i>Ribes alpinum</i>	Alpine Currant	29	#5	3' o.c.	3-6'	3-6'	L
ADG	<i>Cornus sericea 'Arctic Fire'</i>	Arctic Fire Dogwood	57	#5	3' o.c.	3-4'	3-4'	M
CMD	<i>D. x burkwoodii 'Carol Mackie'</i>	Carol Mackie Daphnie	17	#5	4' o.c.	3'	4'	M
ORNAMENTAL GRASSES								
FRG	<i>Calamagrostis acutiflora 'Karl Foerster'</i>	Feather Reed Grass	92	#1	2-3' o.c.	3-4'	2-3'	M
BAG	<i>Helictotrichon sempervirens</i>	Blue Avena Grass	25	#1	24" o.c.	2-3'	2'	M
PERENNIALS								
RMC	<i>Aquilegia coerulea</i>	Rocky Mountain Columbine	28	#1	24" o.c.	2-3'	2'	M

LOW GROW NATIVE PRAIRIE MIX:

BOTANICAL NAME	COMMON NAME	%	PLS / ACRE
<i>Agropyron cristatum</i>	Ephraim Crested Wheatgrass	25	6.25
<i>Festuca ovina</i>	Sheep Fescue	23	5.75
<i>Lolium perenne</i>	Perennial Ryegrass	18	4.5
<i>Poa compressa</i>	Canada Bluegrass	13	3.25
<i>Hordeum vulgare</i>	Barley	12	3
<i>Festuca glauca</i>	Blue Fescue	9	2.25
Total lbs per acre.:		100	25

NATURE'S PRAIRIE SOD MIX:

BOTANICAL NAME	COMMON NAME
<i>Festuca rubra</i>	Creeping Red Fescue
<i>Koeleria macrantha</i>	Prairie Junegrass
<i>Deschampsia cespitosa</i>	Tufted Hairgrass
<i>Bouteloua curtipendula</i>	Sideoats Grama Grass
<i>Festuca ovina</i>	Sheep Fescue

PLANTING NOTES:

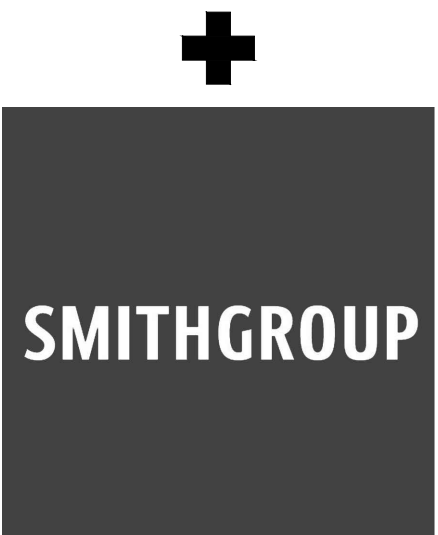
- ALL PLANT MATERIALS SHALL MEET OR EXCEED SIZE IN SCHEDULES. OWNER'S REPRESENTATIVE RESERVES THE RIGHT TO REFUSE PLANT MATERIALS WHICH DO NOT MEET THE QUALITY REQUIRED FOR THE PROJECT. ALL DECIDUOUS TREES SHALL HAVE FULL, WELL SHAPED HEADS, ALL EVERGREEN TREES SHALL BE UNSHEARED AND FULL TO THE GROUND. PLANT MATERIAL SHALL COMPLY WITH THE LATEST EDITION OF THE AMERICAN STANDARD FOR NURSERY STOCK, ANSI Z60.1.
- SEE PLANTING DETAILS FOR PLANT PIT DIMENSIONS, BACKFILL REQUIREMENTS, AND INSTALLATION NOTES. ALL TREES TO BE STAKED OR GUYED PER DETAILS ON SHEET L4.2.
- ALL PLANTS WILL BE INSPECTED BY THE OWNER'S REPRESENTATIVE PRIOR TO THE DELIVERY TO THE SITE. ALL TREE LOCATIONS AND EDGES OF NEW PLANTING BEDS ARE TO BE STAKED FOR APPROVAL BY THE OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION.
- LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR ANY COORDINATION WITH SUBCONTRACTORS AS REQUIRED TO ACCOMPLISH PLANTING OPERATIONS.
- LANDSCAPE CONTRACTOR SHALL PROVIDE PER-UNIT COSTS FOR EVERY SIZE OF PLANT MATERIALS, AND BY TYPE AS CALLED OUT ON PLANS. UNIT COSTS TO INCLUDE THE PLANT MATERIAL ITSELF AND INSTALLATION, INCLUDING ALL LABOR, AMENDMENTS, FERTILIZERS, ETC. AS DETAILED AND SPECIFIED FOR EACH SIZE.
- LANDSCAPE CONTRACTOR IS RESPONSIBLE TO DO THEIR OWN QUANTITY TAKEOFFS FOR ALL PLANT MATERIALS AND SIZES SHOWN ON PLANS.
- COORDINATE INSTALLATION OF LARGE PLANT MATERIAL WITH FOOTINGS AND PAVEMENTS. ANY DAMAGE TO IMPROVEMENTS BY OTHERS IS THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.
- THE LANDSCAPE CONTRACTOR SHALL ALLOW FOR THE ADDITION OF SPECIFIED QUANTITIES OF SOIL AMENDMENTS, CONDITIONERS AND MULCH IN SOIL PREPARATION AND FINISH GRADING.
- IMPORTED SOIL SHALL BE USED TO SUPPLEMENT EXISTING SOIL AS NECESSARY TO MEET THE FINISHED GRADING REQUIREMENTS OF PLANTING AREAS.
- THE LANDSCAPE CONTRACTOR SHALL PERFORM A STANDARD AGRICULTURAL SUITABILITY ANALYSIS OF EXISTING SOIL PROPOSED FOR PLANTING AT HIS EXPENSE AND INCORPORATE RECOMMENDATIONS PER PARKER WATER AMENDMENT REQUIREMENTS PRIOR TO PLANTING.
- INSTALL A MINIMUM OF 4 CUBIC YARDS OF SOIL AMENDMENT PER 1000 SQUARE FEET OF PERMEABLE AREA TO BE PLANTED WITH SOD, SHRUBS, GRASSES, OR PERENNIALS. AMENDMENT SUPPLIER SHALL BE A1 ORGANICS OF EATON, COLORADO.
- ALL TREES, SHRUBS, PERENNIALS, SOD AND SEEDS AREAS SHALL BE GUARANTEED TO REMAIN ALIVE AND HEALTHY FOR A 12-MONTH PERIOD AFTER INITIAL ACCEPTANCE. REPLACEMENTS SHALL BE GUARANTEED AN ADDITIONAL 12-MONTHS UNTIL FINAL ACCEPTANCE. ALL REPLACEMENT COSTS SHALL BE BORN BY THE CONTRACTOR.
- TAKE ALL DIMENSIONS PERPENDICULAR TO ANY REFERENCE LINE, CENTERLINE, OR BACK OF CURB.
- STREET TREES SHALL BE PLACED 5'-0" MIN. FROM BURIED UTILITIES.
- TREE WRAPPING MATERIAL SHALL BE FOUR INCHES WIDE, BITUMINOUS IMPREGNATED TAPE, CORRUGATED OR CREPE PAPER, BROWN IN COLOR, SPECIFICALLY MANUFACTURED FOR TREE WRAPPING. TREES SHALL BE WRAPPED BETWEEN OCTOBER 15 AND NOVEMBER 1 OF THE YEAR THEY ARE PLANTED. NO TREE WRAPPING SHALL BE PERMITTED UNTIL A LICENSED LANDSCAPE CONTRACTOR OR CERTIFIED ARBORIST HAS INSPECTED THE TREE. IT IS THE DUTY OF THE CONTRACTOR TO WRAP DECIDUOUS TREES DURING THE ONE-YEAR WARRANTY PERIOD.
- WINTER WATERING SHALL BE AT THE EXPENSE OF THE CONTRACTOR UNTIL SUCH TIME AS FINAL ACCEPTANCE IS RECEIVED.

GENERAL NOTES:

- THE BASE INFORMATION PROVIDED BY ENGINEER. REFER TO SURVEY, PLAT, ROADWAY AND UTILITY DRAWINGS AND OTHER AVAILABLE DOCUMENTS FOR PROPERTY LIMITS, EXISTING CONDITIONS, AND HORIZONTAL AND VERTICAL CONTROL. IT IS THE LANDSCAPE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY ALL MATERIAL LOCATIONS AND NOTIFY THE OWNER'S REPRESENTATIVE OF ANY DISCREPANCIES THAT ARE FOUND.
- THE CONTRACTOR SHALL HAVE ONE (1) APPROVED COPY OF PLANS AND SPECIFICATIONS AT THE JOB SITE AT ALL TIMES. THOROUGHLY REVIEW THE SITE CONDITIONS, DRAWINGS, AND TECHNICAL SPECIFICATIONS PRIOR TO CONSTRUCTION. COMPLETE THE WORK OF THIS PROJECT IN ACCORDANCE WITH APPROVED DRAWINGS.
- ANYTHING MENTIONED IN THE TECHNICAL SPECIFICATIONS AND NOT SHOWN ON THE DRAWINGS, OR SHOWN ON THE DRAWINGS AND NOT MENTIONED IN THE TECHNICAL SPECIFICATIONS SHALL NOT BE OF LIKE EFFECT AS IF SHOWN ON OR MENTIONED IN BOTH.
- NOTES AND DETAILS ON SPECIFIC DRAWINGS TAKE PRECEDENCE OVER GENERAL NOTES. REFERENCE TO NORTH REFERS TO TRUE NORTH. REFERENCE TO SCALE IS FOR FULL SIZED DRAWINGS ONLY. DO NOT SCALE FROM DRAWINGS.
- CONTRACTOR IS ADVISED THAT ALL EXISTING TREES AND SHRUBS ARE TO REMAIN UNLESS SPECIFICALLY NOTED TO BE REMOVED IN THE PLANS. CARE SHALL BE TAKEN TO PROTECT ALL TREES AND SHRUBS FROM DAMAGE DURING CONSTRUCTION. ALL DAMAGES CAUSED BY THE CONTRACTOR S SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
- CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING AND MAINTAINING ALL CONSTRUCTION BARRICADES, SIGNS, AND WARNING DEVICES NECESSARY DURING CONSTRUCTION.
- CONTRACTOR SHALL MAINTAIN A QUALIFIED SUPERVISOR ON SITE AT ALL TIMES DURING CONSTRUCTION.
- LANDSCAPE CONSTRUCTION SHALL CONFORM TO ALL APPLICABLE STATE AND LOCAL CODES AND ORDINANCES.
- CONTRACTOR SHALL COORDINATE AND OBTAIN ALL NECESSARY PERMITS TO PERFORM ALL PROPOSED WORK AND SHALL COMPLY WITH ALL NOTIFICATION AND INSPECTION REQUIREMENTS.
- CONTRACTOR SHALL EXAMINE THE SITE CONDITIONS UNDER WHICH THE WORK IS TO BE PERFORMED AND NOTIFY THE GENERAL CONTRACTOR IN WRITING OF UNSATISFACTORY CONDITIONS. DO NOT PROCEED UNTIL CONDITIONS HAVE BEEN CORRECTED.
- BEFORE COMMENCING WORK, CONTACT APPROPRIATE UTILITY COMPANIES FOR UTILITY LOCATIONS, AND COORDINATE WITH THE GENERAL CONTRACTOR IN REGARD TO LOCATION OF PROPOSED UTILITIES, IRRIGATION SLEEVES, CONDUITS, (ETC). LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY MODIFICATIONS OR DAMAGES TO THE UTILITY LINES, STRUCTURES OR INJURIES THEREFROM. FOR EXISTING UTILITY INFORMATION CONTACT "THE UTILITY NOTIFICATION CENTER OF COLORADO" AT 1-800-922-1987. A MINIMUM OF THREE (3) BUSINESS DAY NOTICE IN ADVANCE OF LOCATIONS NEEDED ARE REQUIRED.
- CONTRACTOR TO SUBMIT SAMPLES OF MISCELLANEOUS LANDSCAPE & HARDSCAPE MATERIALS TO OWNER'S REPRESENTATIVE FOR APPROVAL PRIOR TO INSTALLATION, I.E., MULCH, EDGER, SANDSTONE BOULDERS (ETC).
- ALL MATERIAL AND WORKMANSHIP SHALL BE GUARANTEED AND MAINTAINED FOR ONE YEAR FROM THE DATE OF INITIAL ACCEPTANCE. ALL REPLACEMENT COSTS SHALL BE BORNE BY THE CONTRACTOR.
- ALL LANDSCAPE CONSTRUCTION PRACTICES, WORKMANSHIP, AND ETHICS SHALL, BE IN ACCORDANCE WITH INDUSTRY STANDARDS SET FORTH IN THE CONSTRUCTION HANDBOOK PUBLISHED BY THE COLORADO LANDSCAPE CONTRACTOR'S ASSOCIATION.



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT LOT 1, TRACT A & B PARKER, CO 80138

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025



RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nergar

DATE
08/16/2024

PARKER PROJECT NUMBER
SP24-XXX

SHEET TITLE
LANDSCAPE COVER SHEET

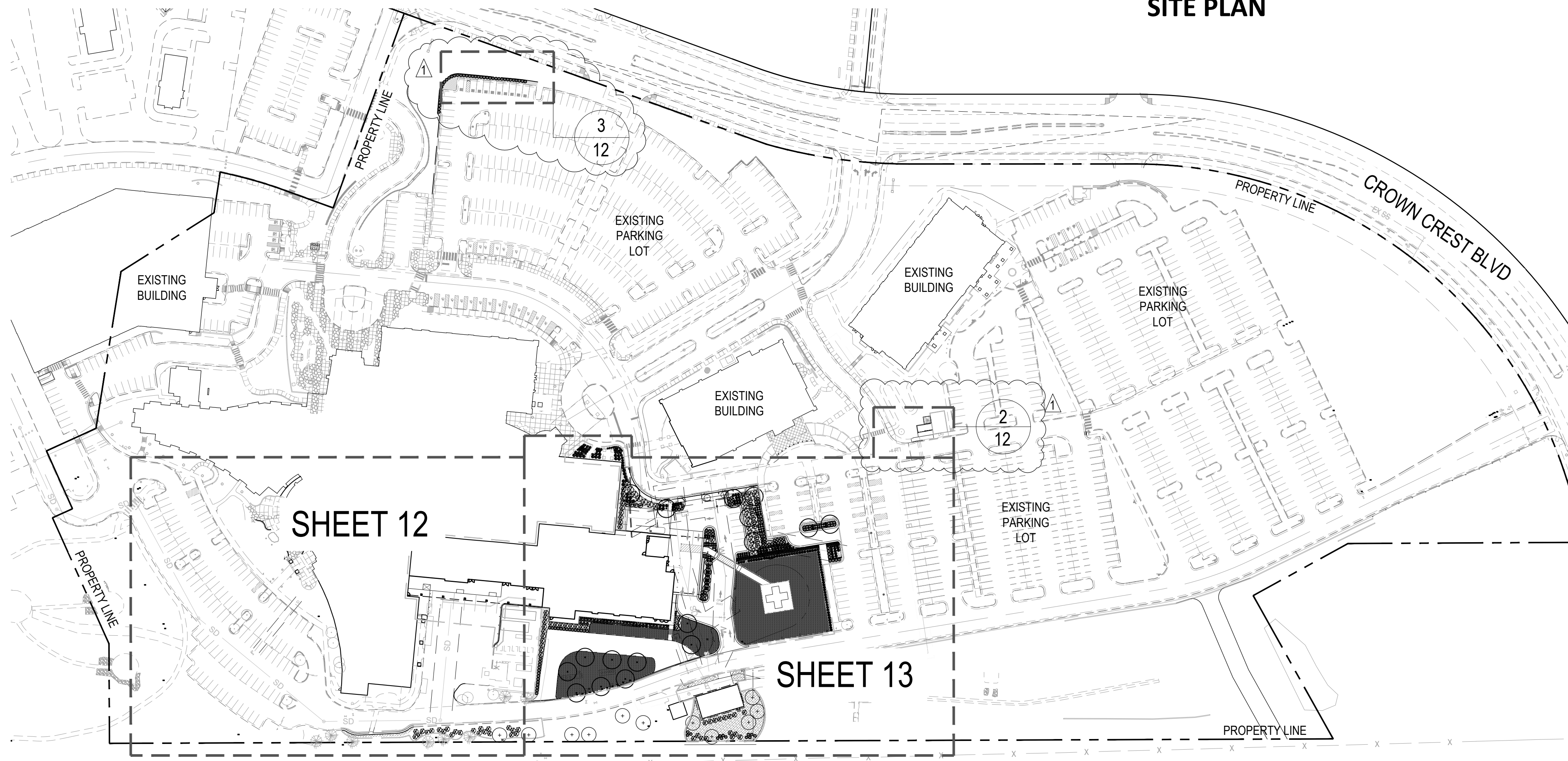
DRAWING NUMBER
10 of 25

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



PARKING LOT INTERIOR LANDSCAPE CHART:

ISLAND TYPE	AREA OF THE ISLAND	# OF TREES REQUIRED (1/ 162 FT)	# OF TREES PROVIDED	# OF SHRUBS REQUIRED (5/162 FT)	# OF SHRUBS PROVIDED
ISLAND 1	385 SQ. FT	1	0**	20	26***
ISLAND 2	316 SQ. FT	1	2	15	16
ISLAND 3	563 SQ. FT	1	1	32	41
ISLAND 4	301 SQ. FT	1	1	14	17
TOTALS:	1,565 SQ. FT	4	4*	81	100

* (1) EXTRA TREE IS BEING PROVIDED = 10 SHRUBS.
** TREE CANNOT BE PROVIDED DUE TO STORMWATER SEWER EASEMENT
*** INCLUDES (9) ORNAMENTAL GRASSES = 3 SHRUBS

LANDSCAPE AREA TYPE	# OF TREES REQUIRED	# OF TREES PROVIDED	# OF SHRUBS REQUIRED	# OF SHRUBS PROVIDED
PARKING LOT INTERIOR	4 TREES	4 TREES	81 SHRUBS	100 SHRUBS

NOTE: TABLE ACCOUNTS FOR THE LANDSCAPED AREA OF THE PARKING LOT INTERIOR, NOT THE AREA OF THE ENTIRE PARKING LOT INTERIOR.

1 LANDSCAPE PLAN

11 SCALE: 1" = 100"

PROPOSED LANDSCAPE:

NET SITE AREA	REQUIRED LANDSCAPE AREA	PROPOSED LANDSCAPE AREA	TREE REQUIREMENT (1 / 1,500 SF)			SHRUB REQUIREMENT (5 / 1,500 SF)			ORNAMENTAL GRASSES	
			REQUIRED	PROVIDED	SURPLUS / DEFICIT	REQUIRED	PROVIDED	SURPLUS / DEFICIT	PROVIDED	SHRUB EQUIVALENT (3 GRASSES = 1 SHRUB)
109,706 SF	16,456 SF	31,822 SF	22	30	+8	107	308*	+201	71	24

*INCLUDES 24 GRASS EQUIVALENT SHRUBS

OVERALL LANDSCAPE AREA:

EXISTING LANDSCAPING TO REMAIN	406,841 SQ FT
PROPOSED ADDITIONAL LANDSCAPE	31,822 SQ FT
TOTAL LANDSCAPE PROPOSED	438,663 SQ FT
LANDSCAPE REQUIRED (1,474,205 SQ FT X .15%)	221,131 SQ FT

MINIMUM EVERGREEN REQUIREMENT	25%
MAXIMUM EVERGREEN REQUIREMENT	50%
NUMBER OF TREES PROPOSED	REQUIRED (25% / 50%) 34*
	PROVIDED (32%) 11

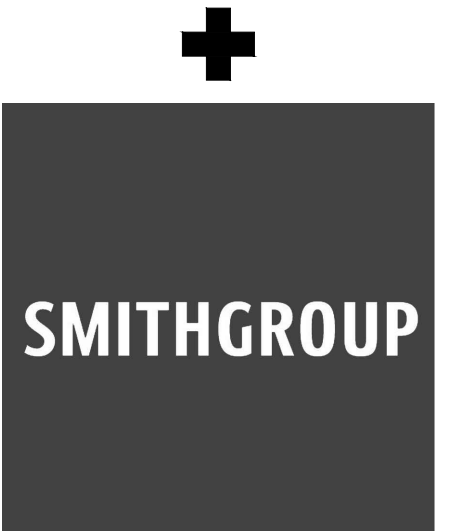
*INCLUDES (4) TREES IN PARKING LOT ISLANDS

LANDSCAPING PERIMETER CHART:

LOCATION	LENGTH / %	TREE REQUIREMENTS (1 / 40 LF)			SHRUB REQUIREMENT (5 / 40 LF)		
		REQUIRED	PROVIDED	SURPLUS / DEFICIT	REQUIRED	PROVIDED	SURPLUS / DEFICIT
SOUTH PROPERTY LINE	263 LF	7	11	+4	33	52	+19
MIN. EVERGREEN TREE REQUIREMENT	40%	3 / 4	11				



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

DATE
08/16/2024

PARKER PROJECT NUMBER
SP24-XXX

SHEET TITLE
OVERALL LANDSCAPE PLAN

DRAWING NUMBER
11 of 25



RFCC

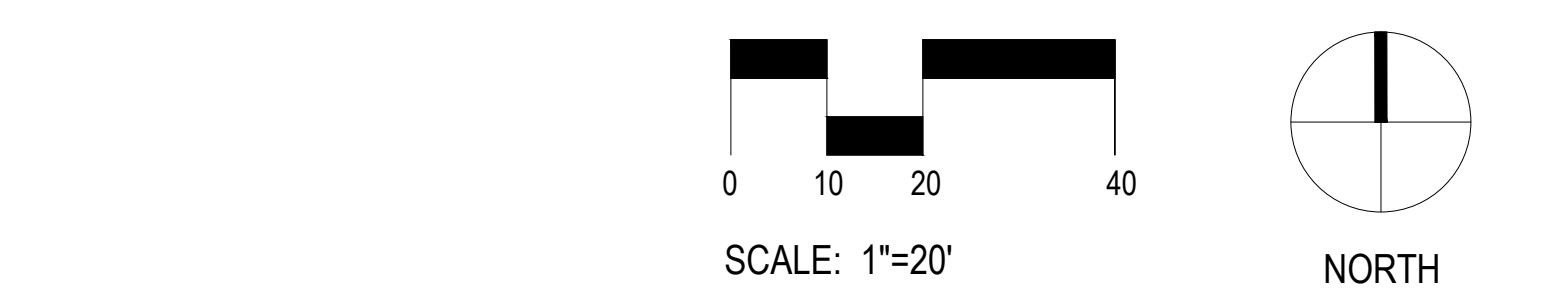
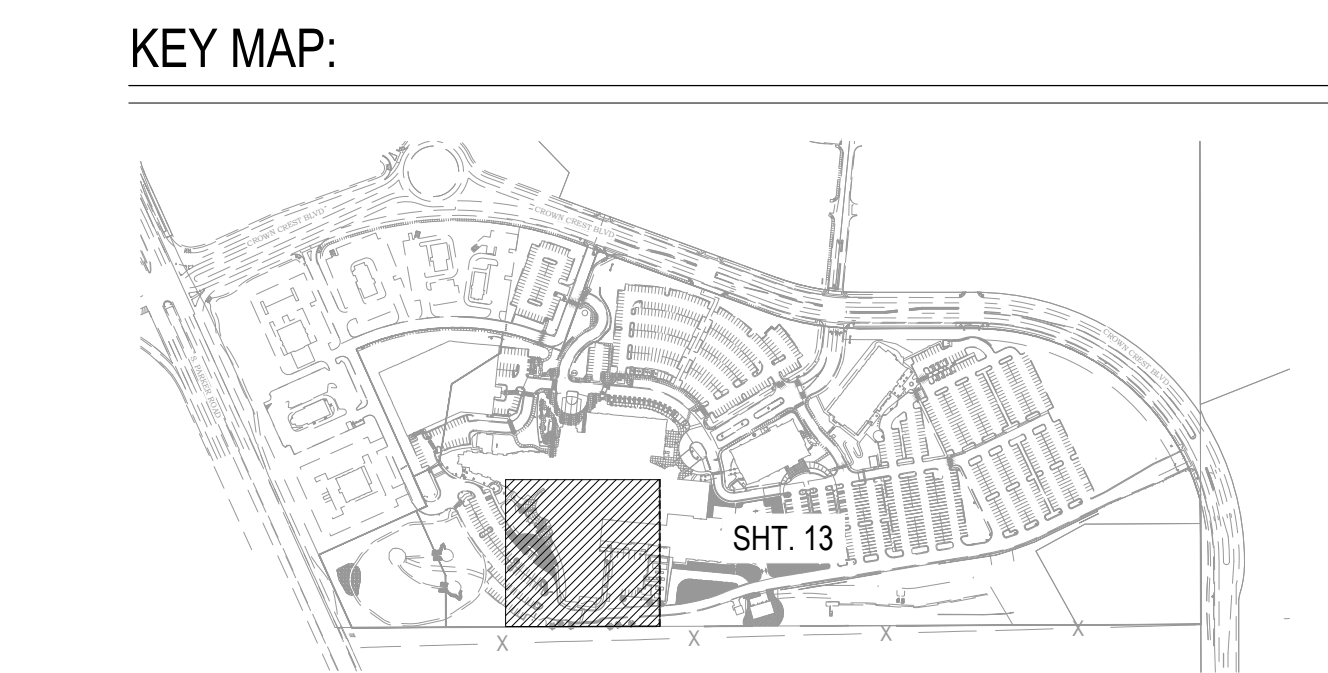
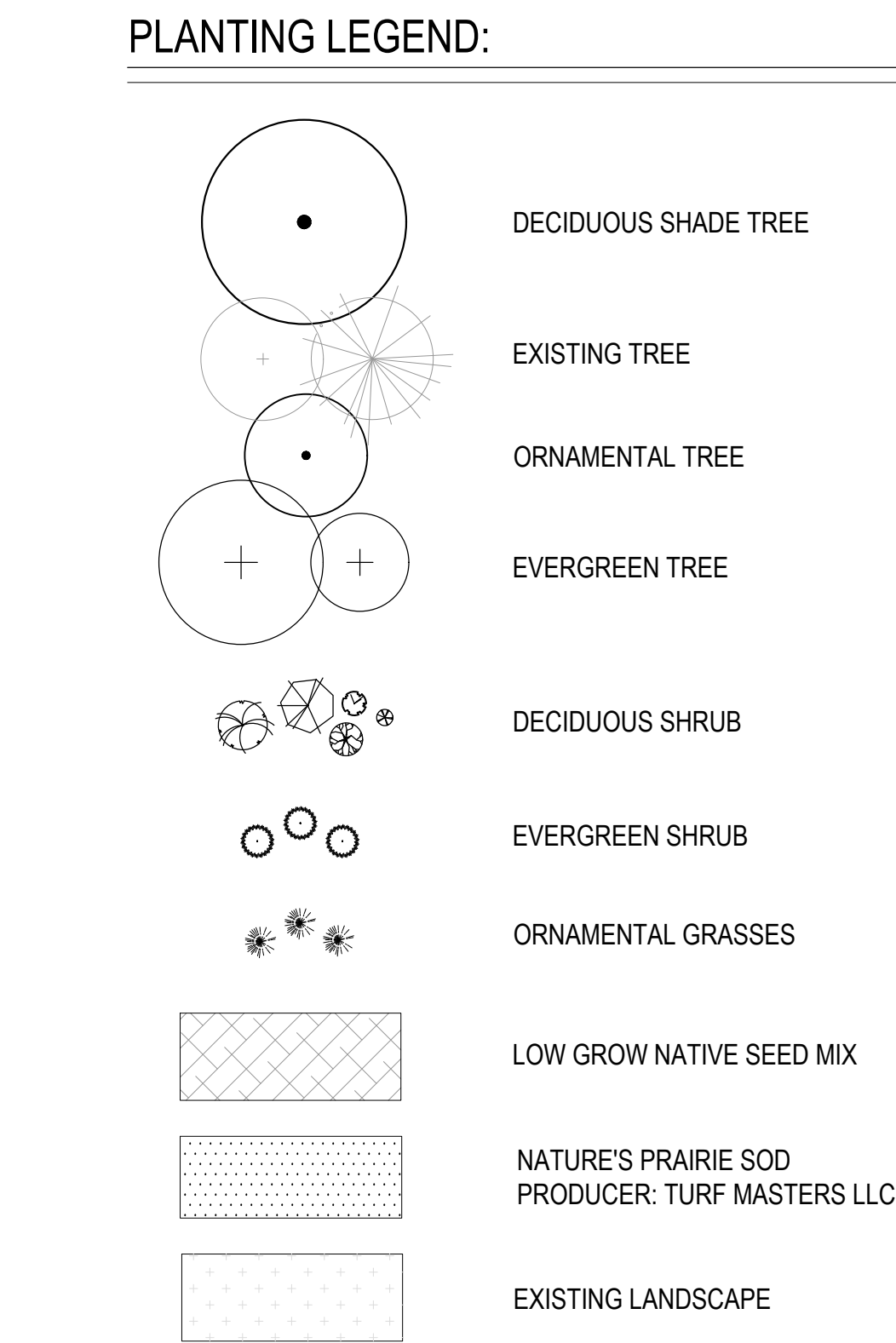
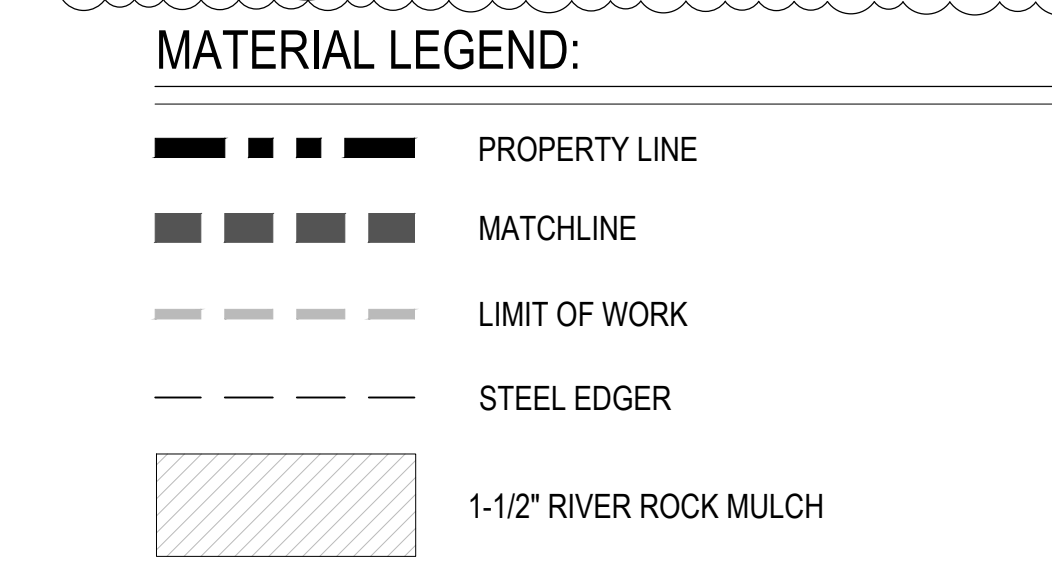
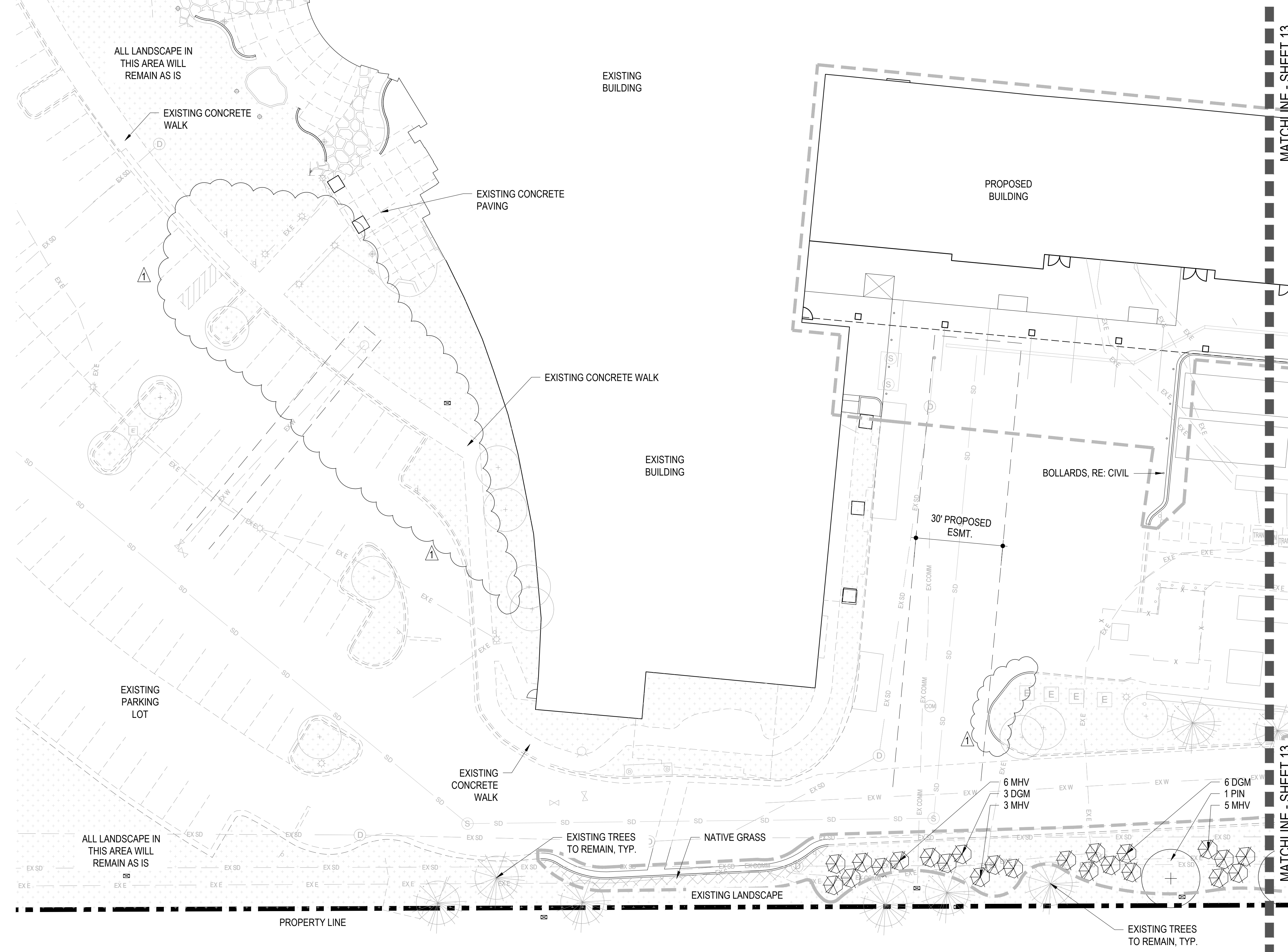
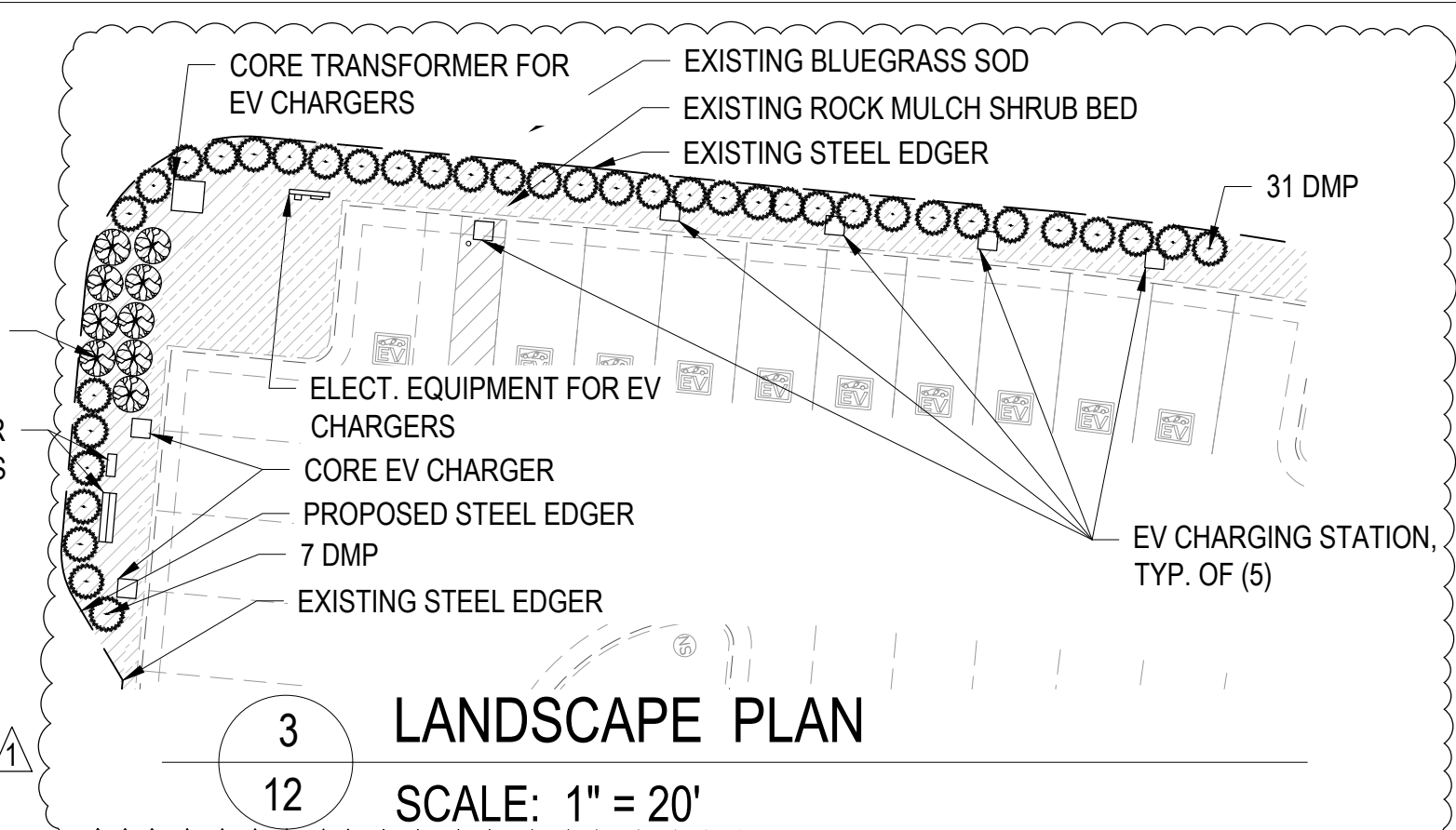
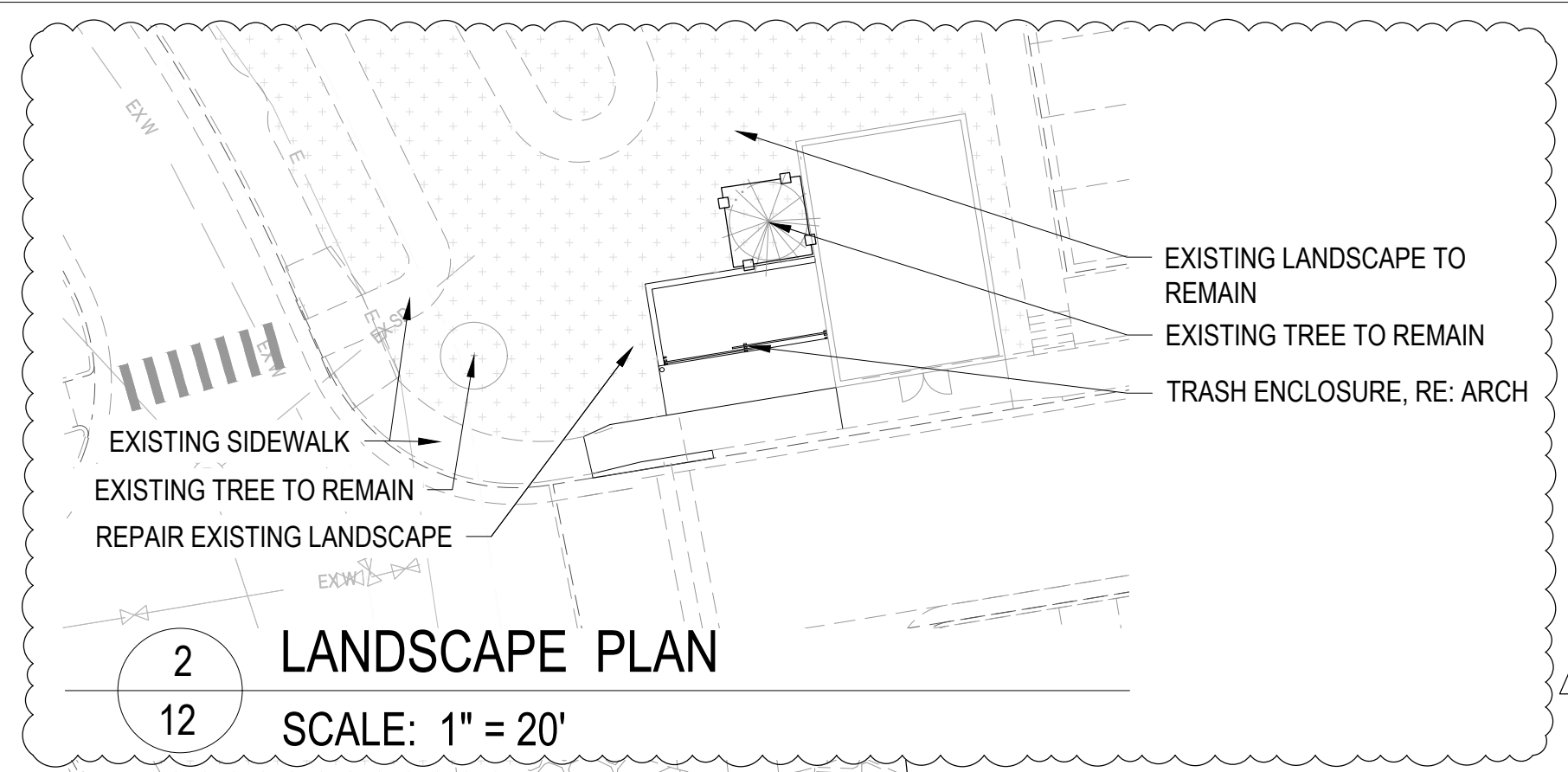
APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger

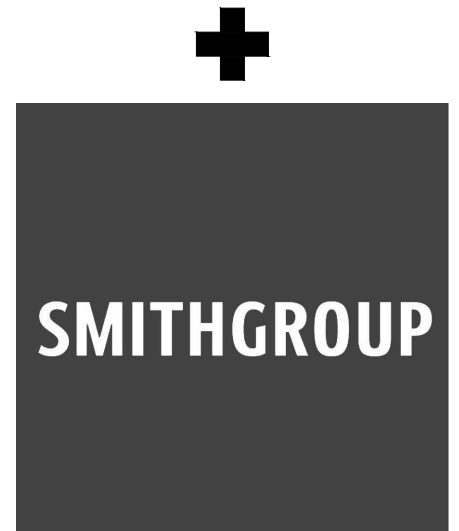
CROWN POINT FILING 1 AMENDMENT 30 LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

PARKER COLORADO
RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger

DATE
08/16/2024

PARKER PROJECT NUMBER
SP24-XXX

SHEET TITLE
LANDSCAPE PLAN

DRAWING NUMBER
12 of 25

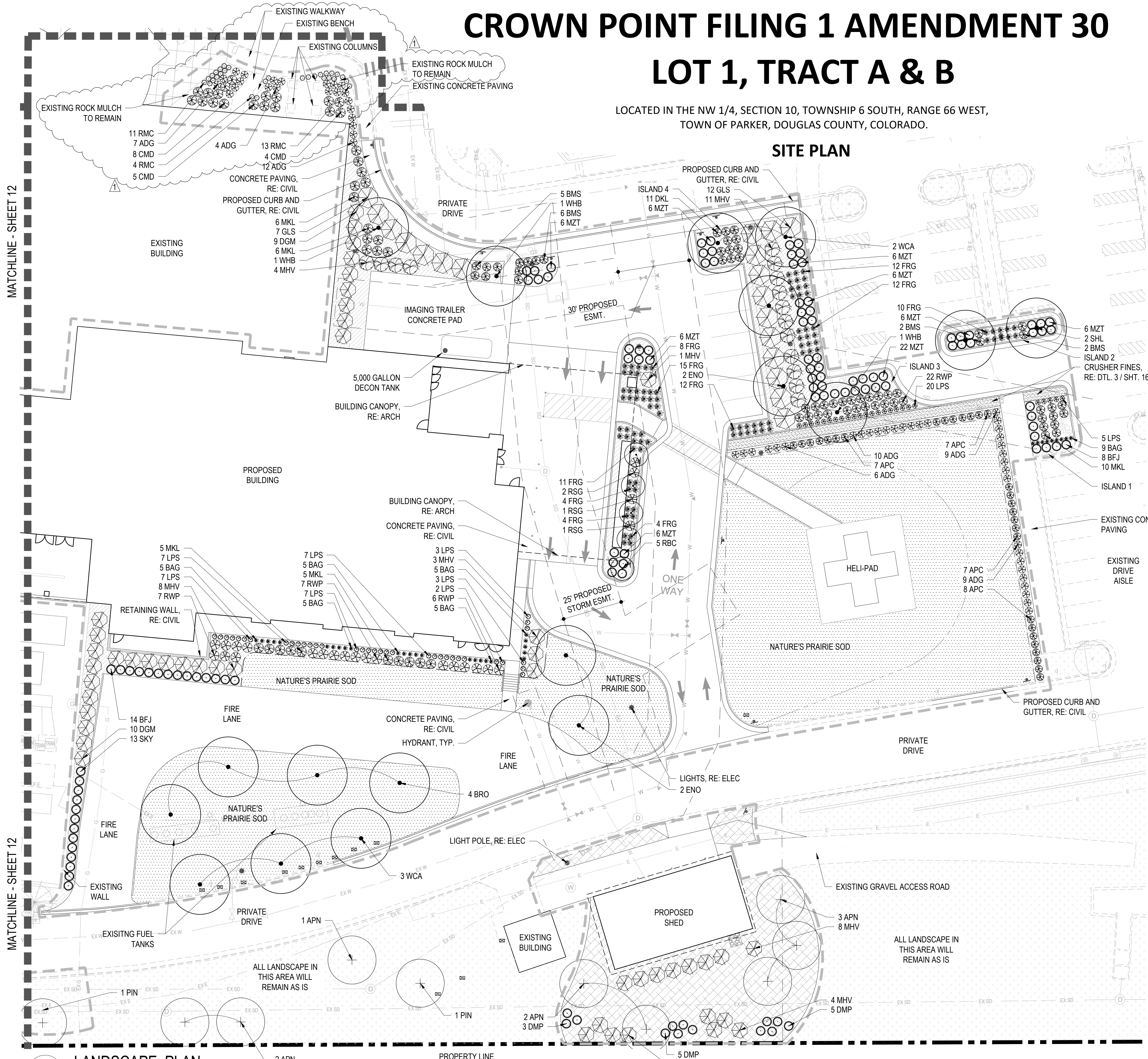
5/28/2024 2:48:57 PM Autodesk Docs/7236365.MM AdventHealth Parker Hospital (24/236365.00) AH Parker CS-A.rvt

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



MATERIAL LEGEND:

- PROPERTY LINE
- MATCHLINE
- LIMIT OF WORK
- STEEL EDGER
- 1-1/2" RIVER ROCK MULCH

PLANTING LEGEND:

- DECIDUOUS SHADE TREE
- EXISTING TREE
- ORNAMENTAL TREE
- EVERGREEN TREE
- DECIDUOUS SHRUB
- EVERGREEN SHRUB
- ORNAMENTAL GRASSES
- LOW GROW NATIVE SEED MIX
- NATURE'S PRAIRIE SOD
PRODUCER: TURF MASTERS LLC
- EXISTING LANDSCAPE



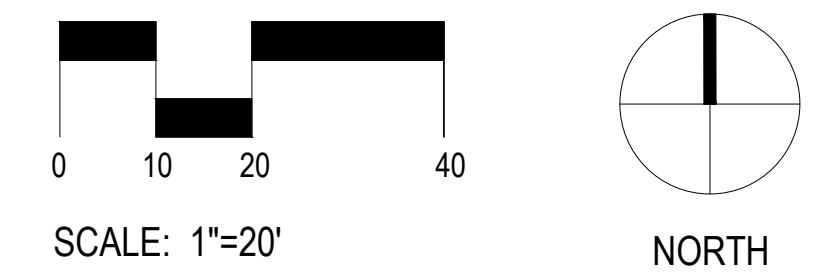
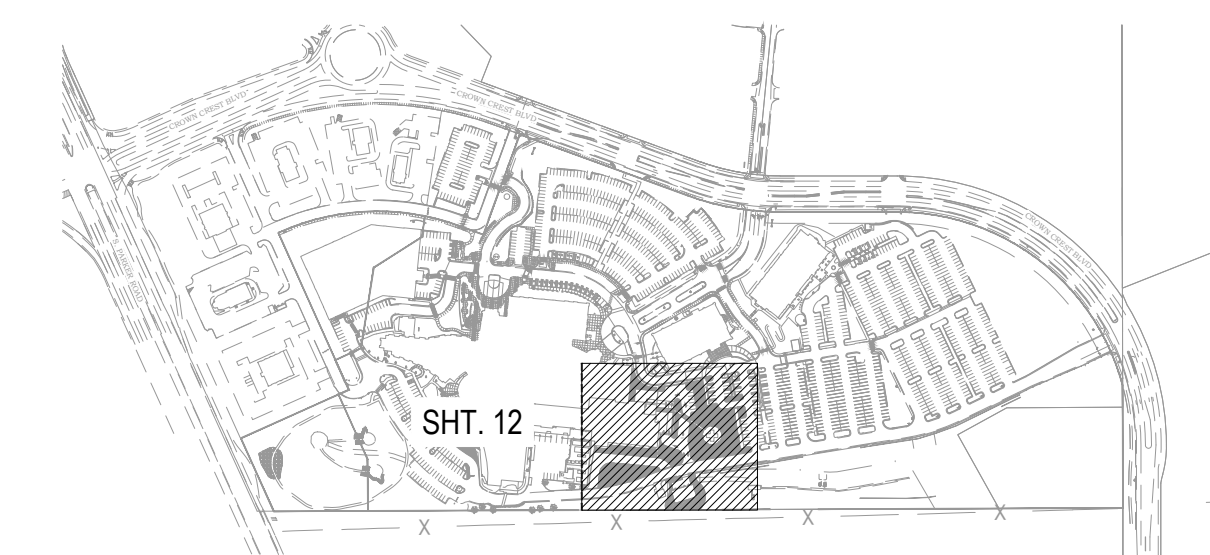
PARKER
COLORADO

RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger

KEY MAP:



MATCHLINE - SHEET 12

MATCHLINE - SHEET 12

1 LANDSCAPE PLAN
13 SCALE: 1" = 20'



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

DATE
08/16/2024

PARKER PROJECT NUMBER
SP24-XXX

SHEET TITLE
LANDSCAPE PLAN

DRAWING NUMBER
13 of 25

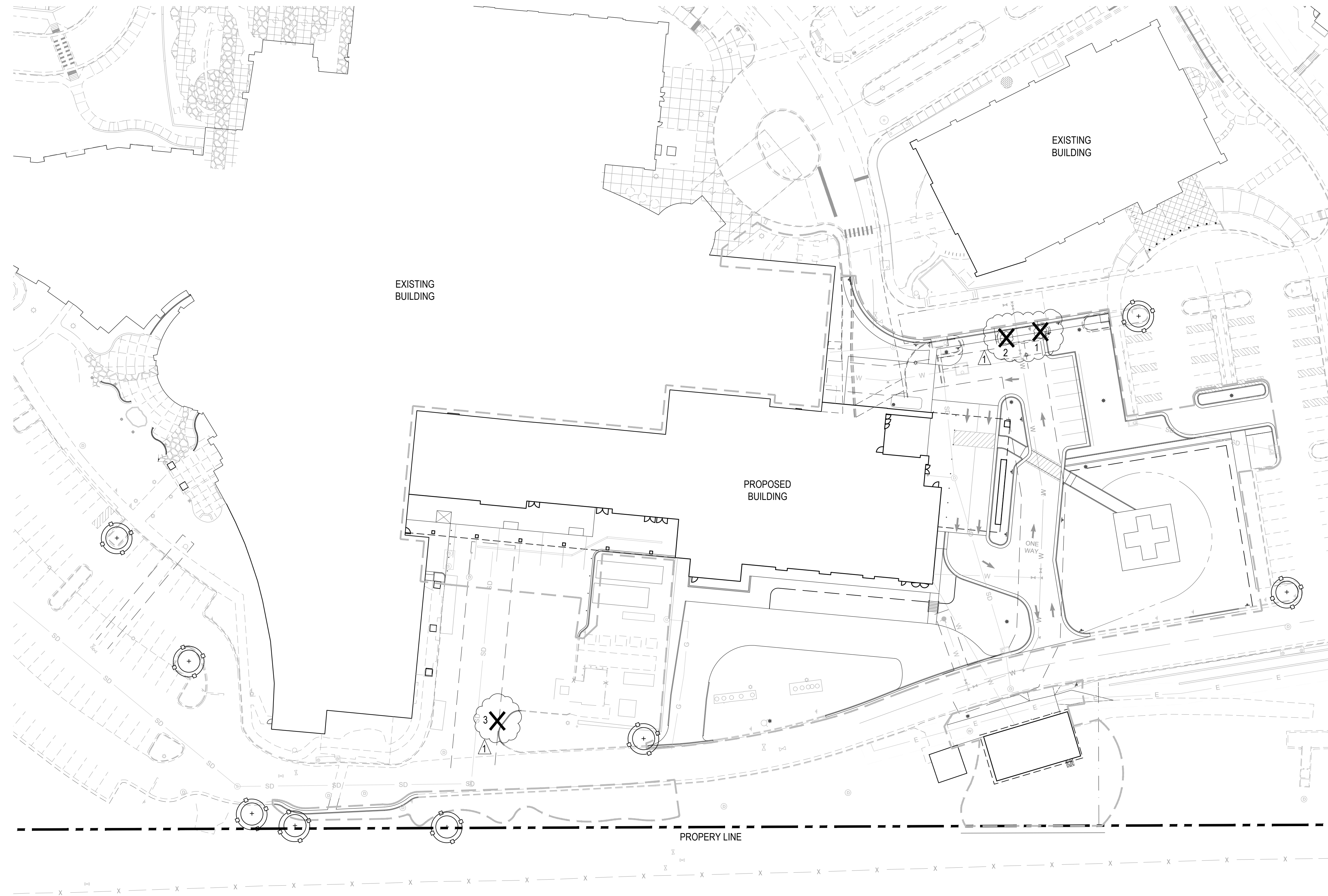
5/28/2024 2:48:57 PM Autodesk Docs\\236365_MM_AdventHealth-Parker-Hospital\\024236365_00_AH Parker CS-Arch

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



TREE CONSERVATION LEGEND:

- EXISTING TREES TO BE PRESERVED
- EXISTING TREE TO BE REMOVED
- TREE PROTECTION FENCING, RE: DTL. 2 / SHT. 14

- PROPERTY LINE

TREE DEMOLITION TABLE:

#	TREE SPECIES	DBH	NOTES	VALUATION
1	Linden	3"	REMOVE	\$598
2	Linden	4"	REMOVE	\$1,058
3	Ponderosa Pine	16"	REMOVE	\$9,090
TOTAL:				\$10,743

TREE MITIGATION NOTE:

(3) REMOVED TREES ARE BEING MITIGATED BY PLANTING (8) ADDITIONAL TREES AND (146) ADDITIONAL SHRUBS BEYOND STANDARD LANDSCAPE REQUIREMENTS.

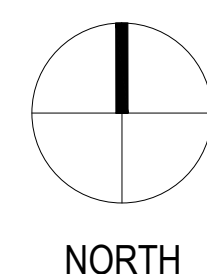
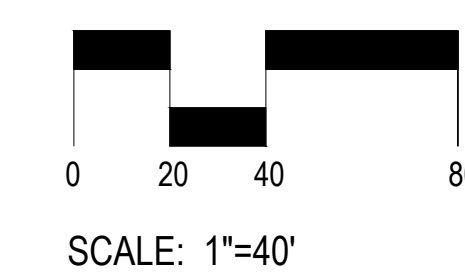


RFCC

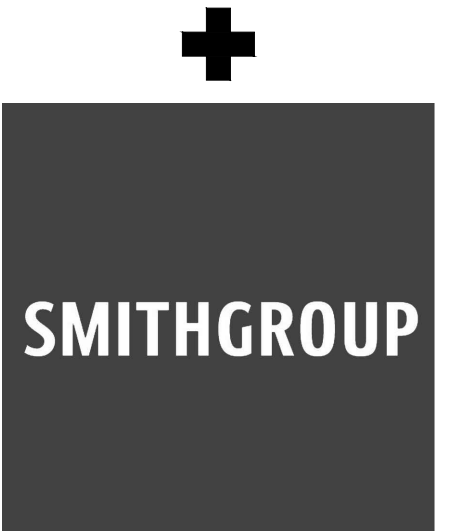
APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger

1 TREE CONSERVATION PLAN
14 SCALE: 1" = 40'



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

DATE
08/16/2024

PARKER PROJECT NUMBER
SP24-XXX

SHEET TITLE
TREE CONSERVATION PLAN

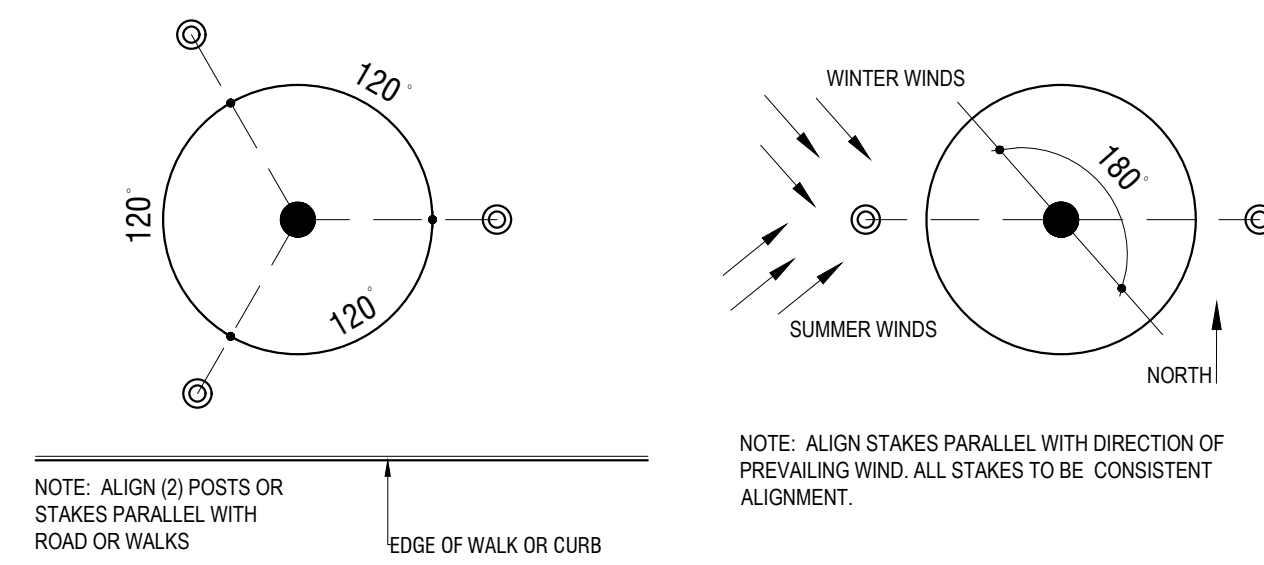
DRAWING NUMBER
14 of 25

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

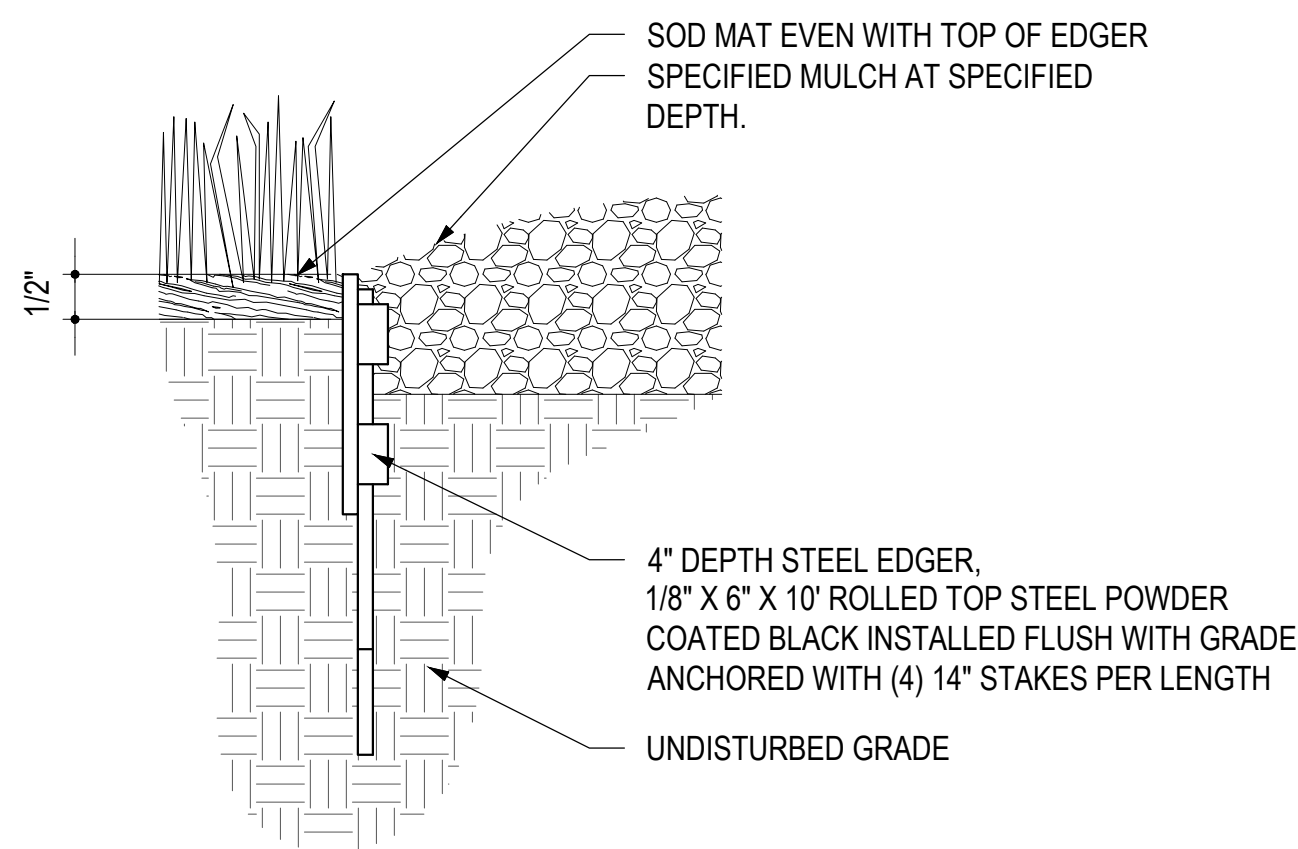
LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN

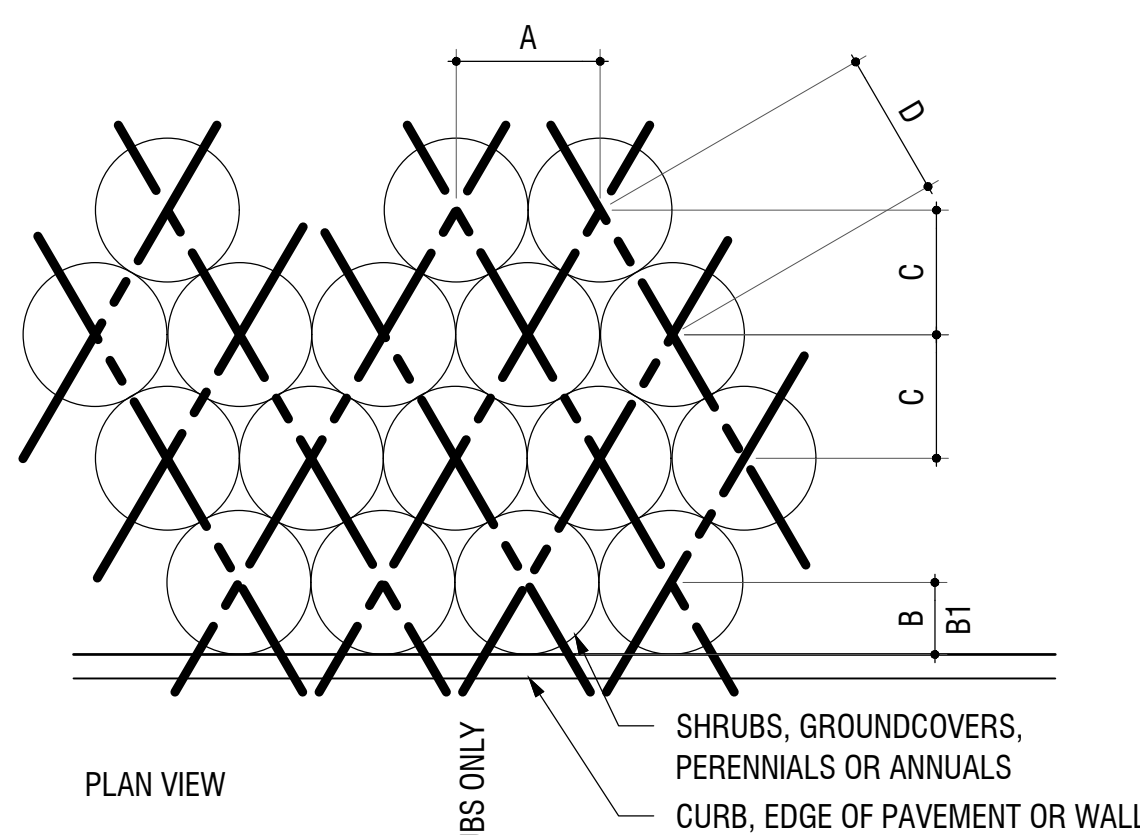


TREE GUYING OR THREE STAKE LAYOUT TREE GUYING IN OPEN AREAS

5 TREE GUYING DETAIL
15 SCALE: 3/4" = 1'-0"

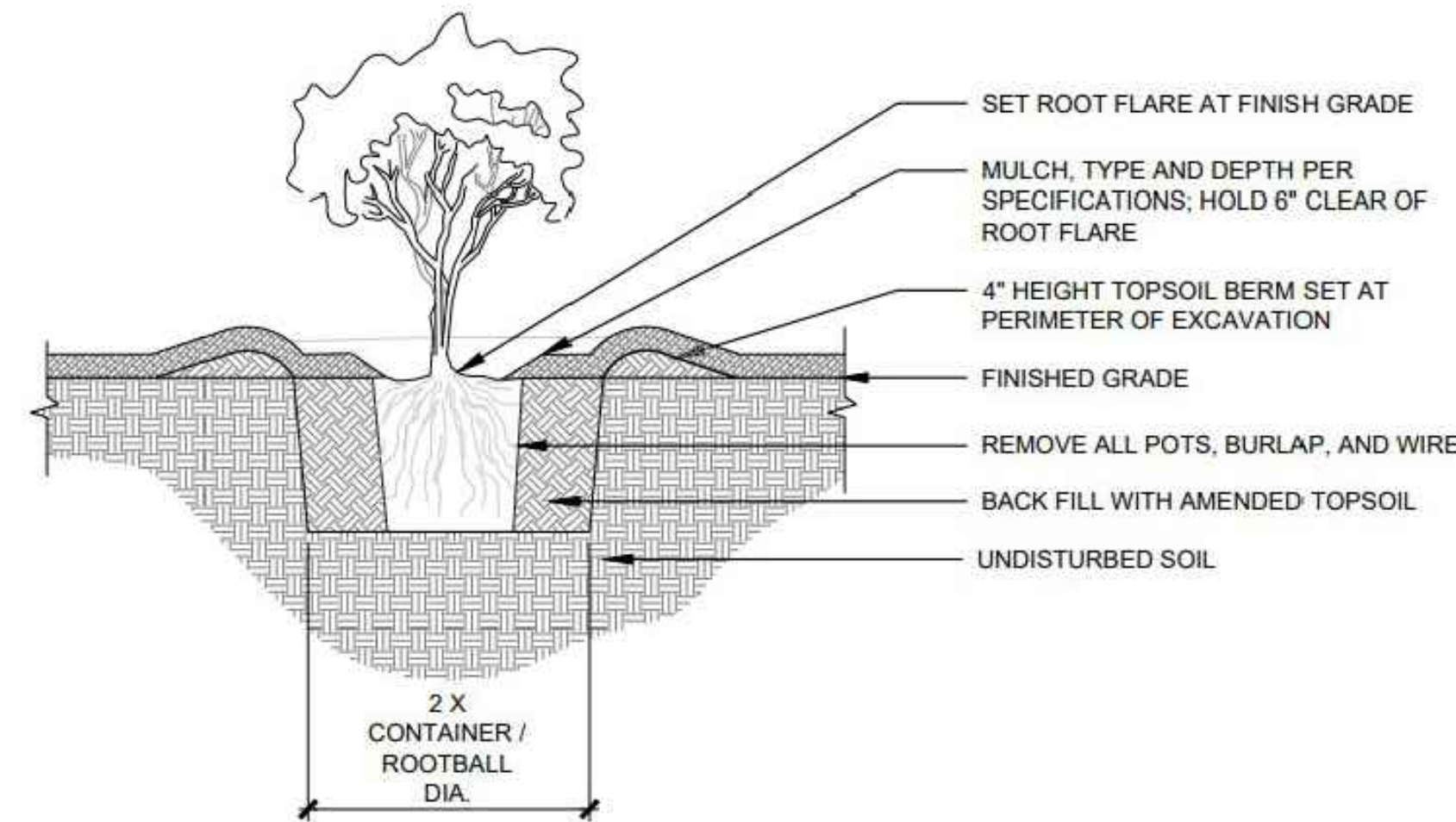


6 STEEL EDGER DETAIL
15 SCALE: 3/4" = 1'-0"

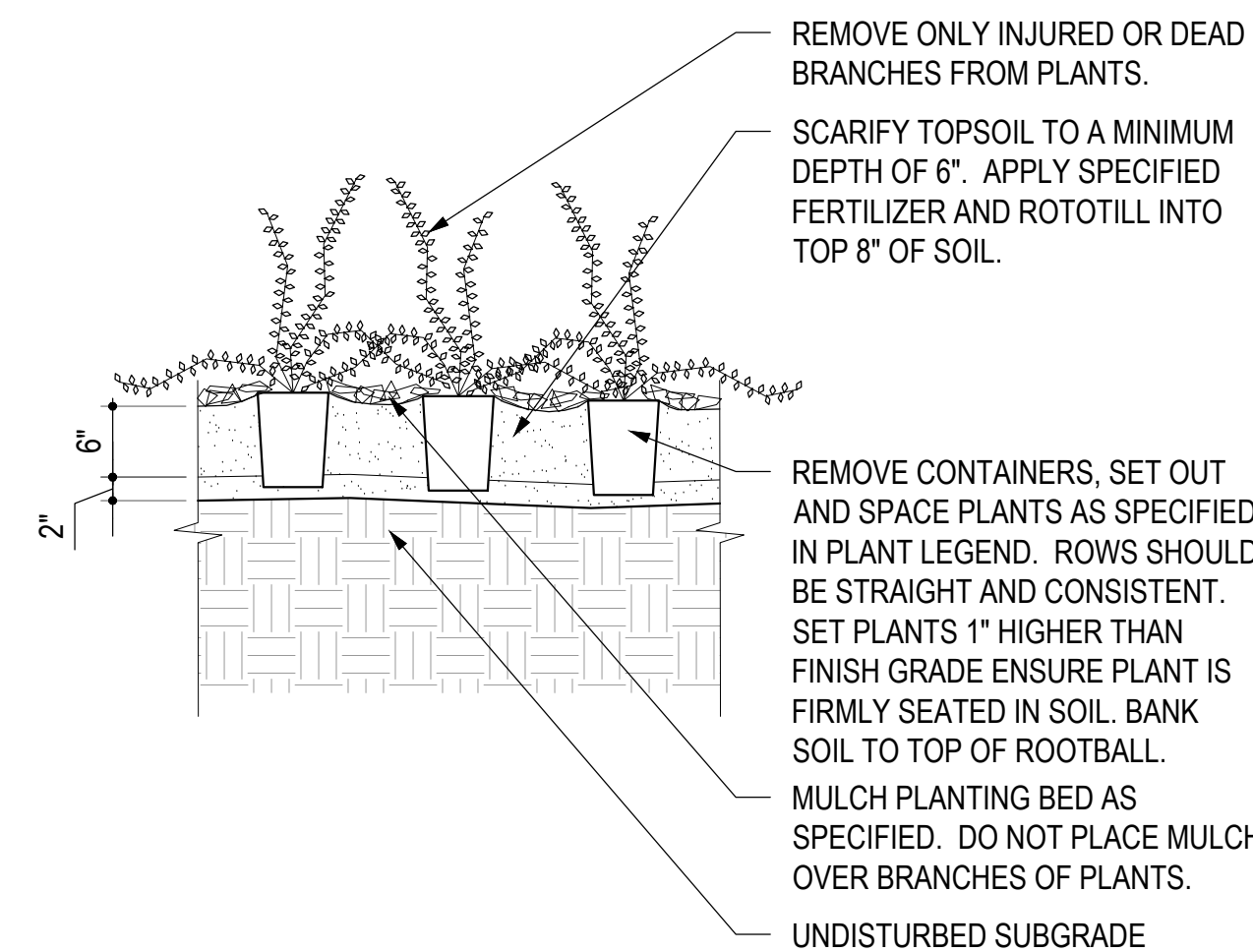


PLANT SPACING	A	B	B1	C	D
6"	6"	6"	6"	5"	6"
8"	8"	6"	8"	7"	8"
12"	12"	6"	12"	10"	12"
18"	18"	8"	18"	15"	18"
24"	24"	18"	24"	20"	24"
30"	30"	18"	30"	26"	30"
36"	36"	24"	36"	31"	36"
48"	48"	24"	48"	41"	48"

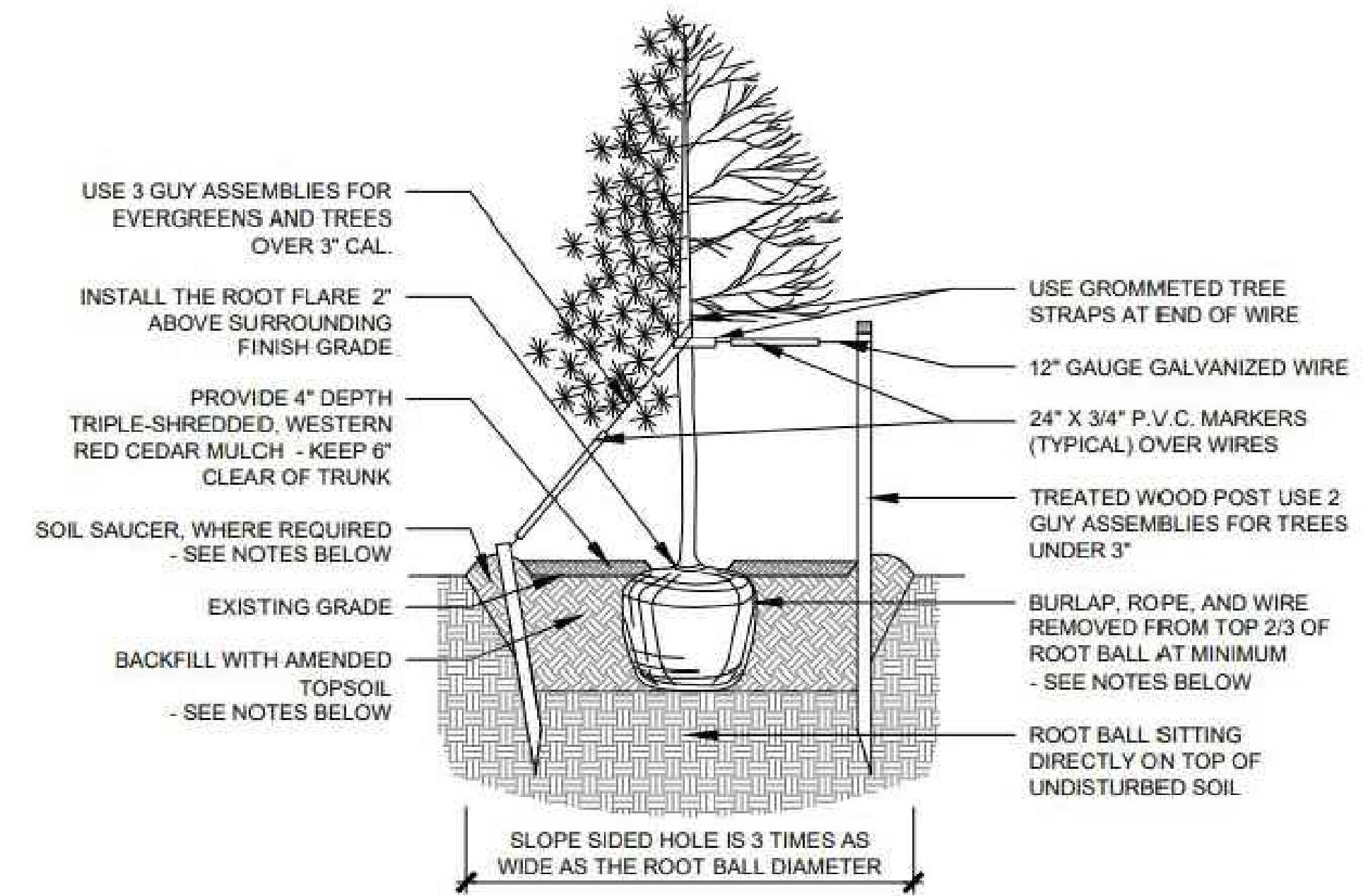
7 PLANT SPACING DETAIL
15 SCALE: 3/4" = 1'-0"



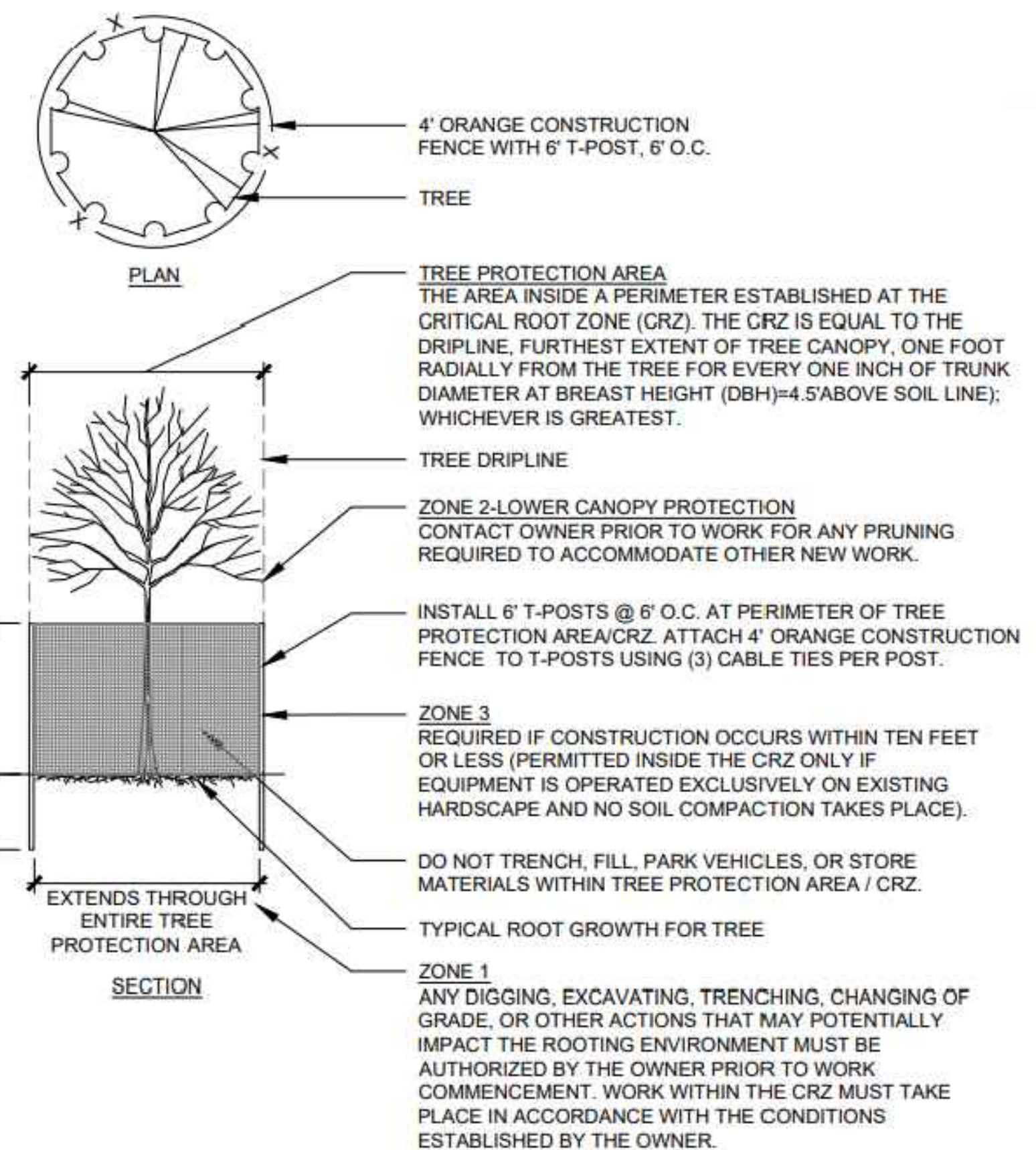
3 SHRUB PLANTING DETAIL
15 SCALE: NTS



4 GROUNDCOVER DETAIL
15 SCALE: 3/4" = 1'-0"



1 TREE PLANTING DETAIL
15 SCALE: NTS



- NOTES:
- FENCING HEIGHT MUST BE A MINIMUM OF 48".
 - ATTACH "TREE PROTECTION AREA" SIGNS TO FENCING EVERY 50 FEET.
 - CONSTRUCTION FENCE SHALL BE INSTALLED PRIOR TO OTHER BMP'S AND ANY LAND DISTURBING ACTIVITIES.
 - ANY DAMAGED FENCE SHALL BE REPAIRED ON A DAILY BASIS.
 - MULCH TO BE 'NATURAL WOOD MULCH' FROM A-1 ORGANICS.

2 TREE PRESERVATION DETAIL
15 SCALE: NTS



PARKER
COLORADO

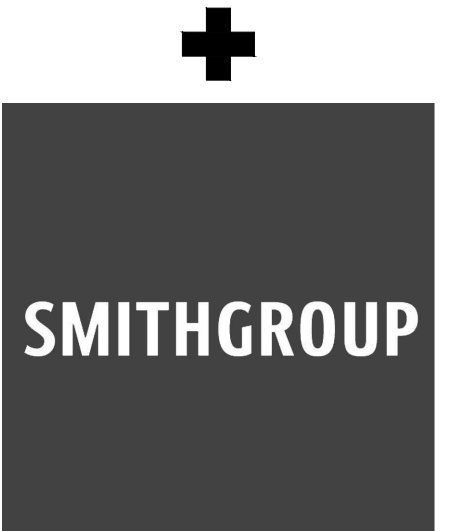
RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

DATE
08/16/2024

PARKER PROJECT NUMBER
SP24-XXX

SHEET TITLE PLANTING DETAILS

DRAWING NUMBER

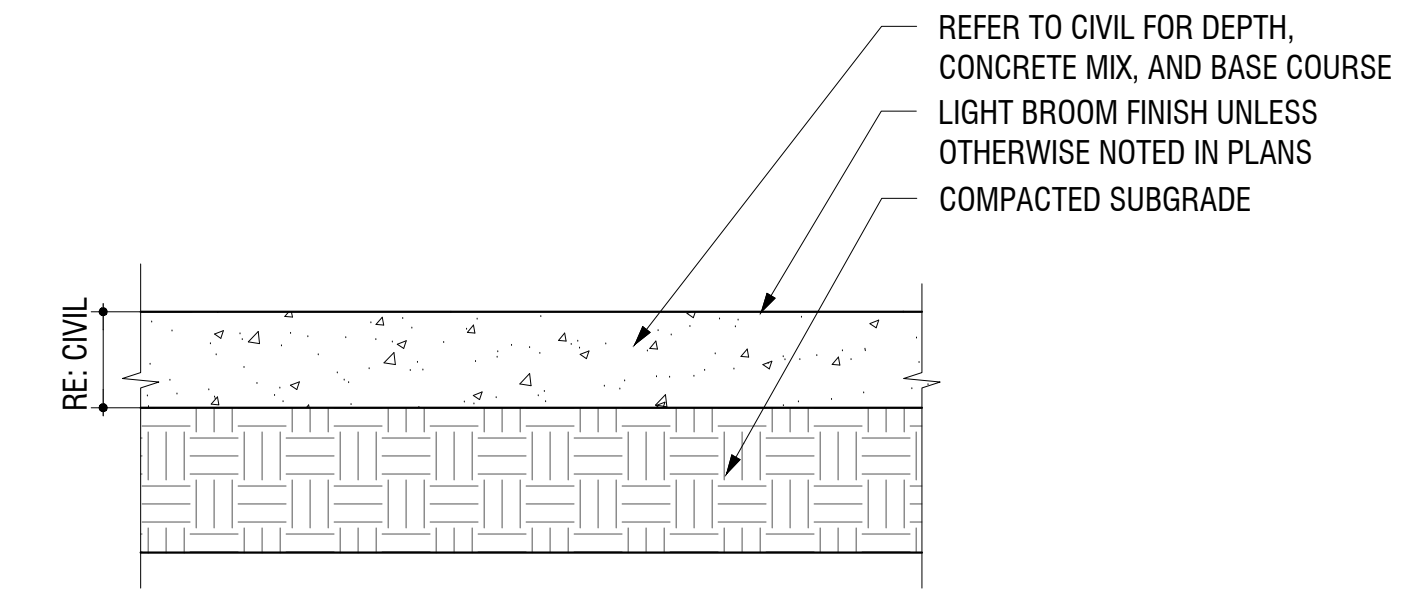
15 of 25

CROWN POINT FILING 1 AMENDMENT 30

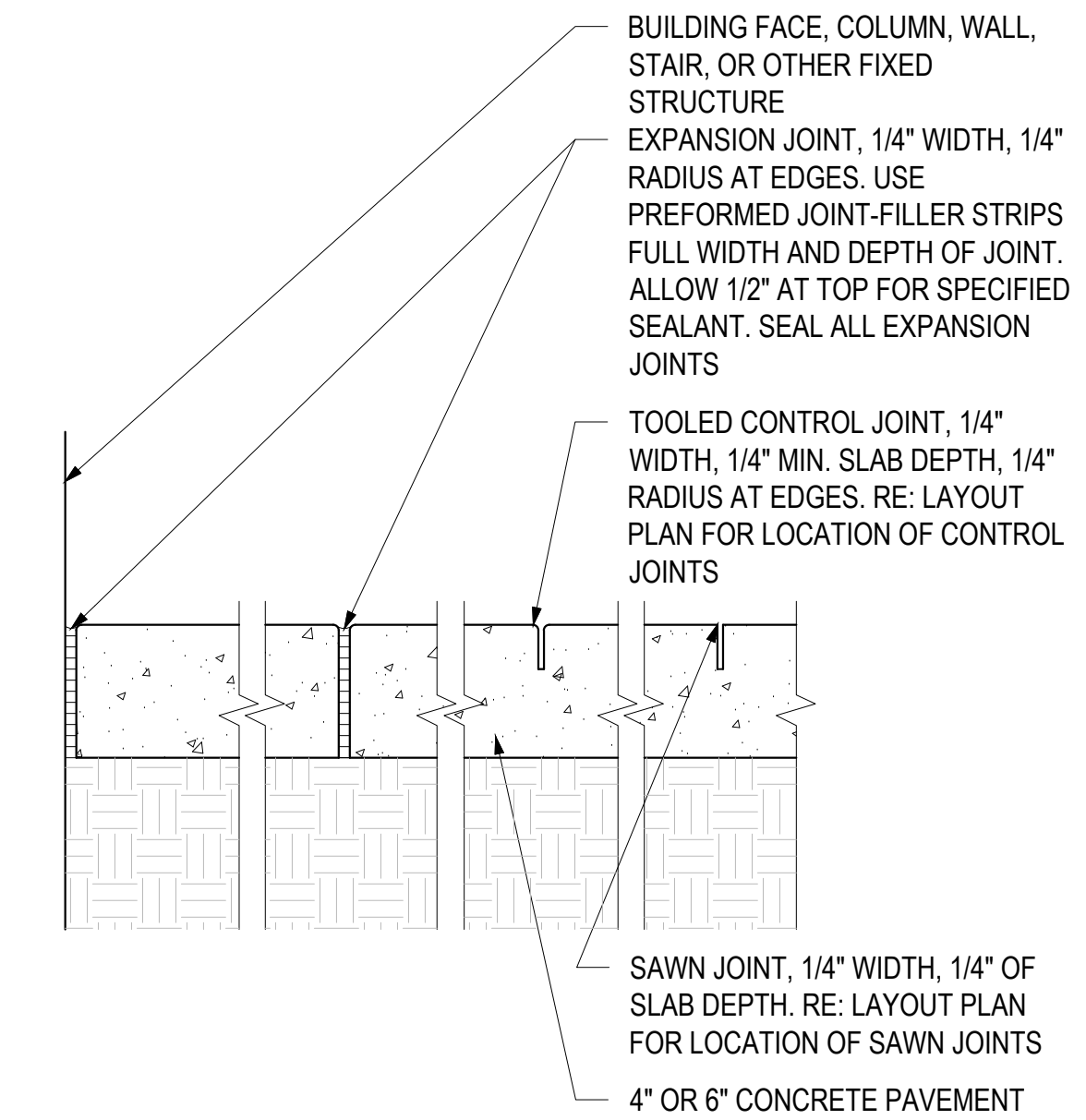
LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

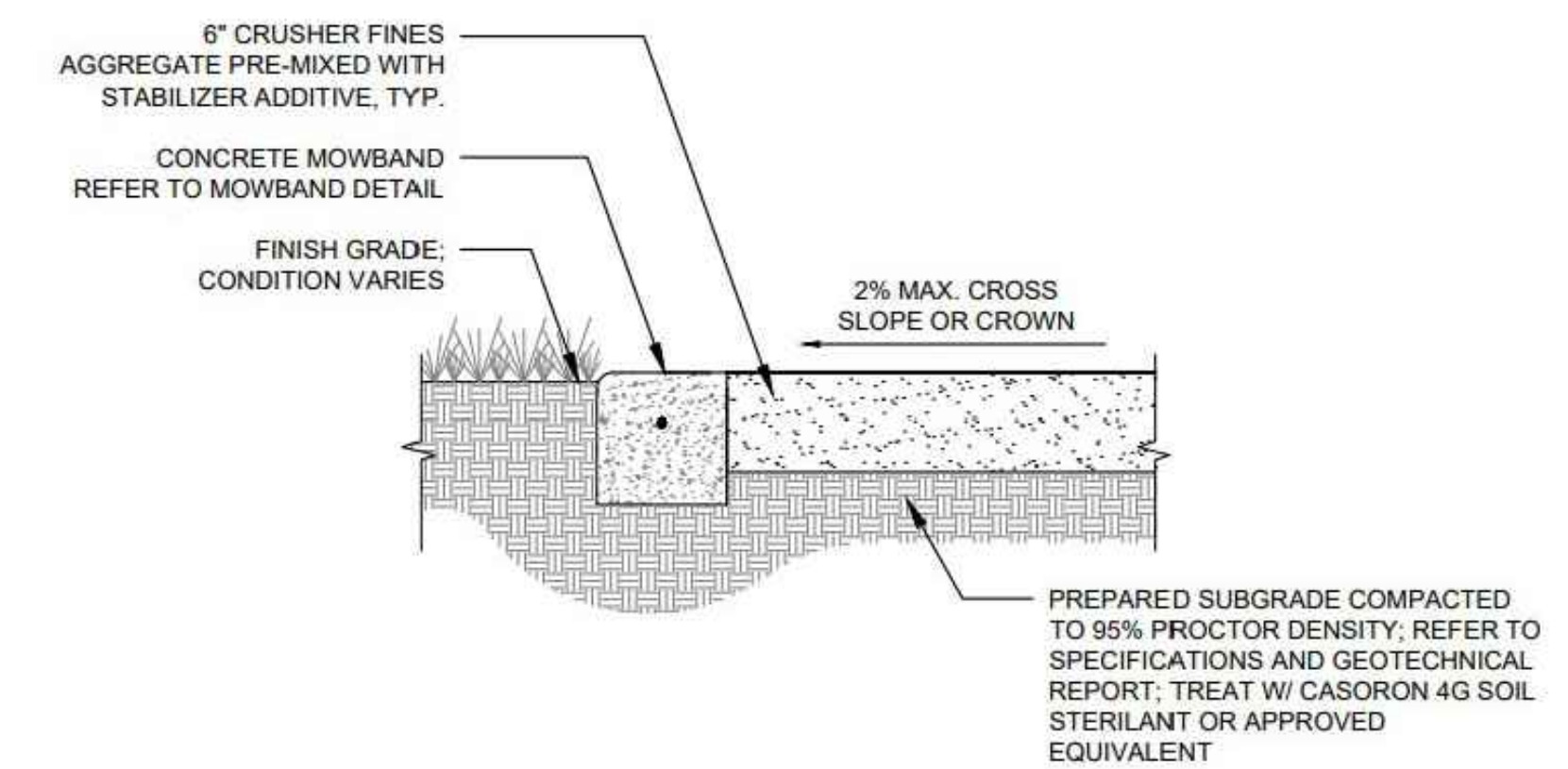
SITE PLAN



1
16 CONCRETE PAVING DETAIL - PEDESTRIAN
SCALE: 1 1/2" = 1'-0"



2
16 CONCRETE JOINTING
SCALE: 1-1/2" = 1'-0"



3
16 CRUSHER FINES DETAIL
SCALE: 3/4" = 1'-0"



PARKER
COLORADO

RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS	
DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

DATE
08/16/2024

PARKER PROJECT NUMBER
SP24-XXX

SHEET TITLE

SITE DETAILS

DRAWING NUMBER

16 of 25

CROWN POINT FILING 1 AMND. 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH,
RANGE 66 WEST, TOWN OF PARKER, DOUGLAS COUNTY,
COLORADO.

SITE PLAN

PARKING SPACE COUNT			
PARKING SPACE TYPE	COUNT	WIDTH	LENGTH
TYPICAL PARKING SPACES (E)	1,462	9'-0"	18'-0" MIN
ACCESSIBLE SPACES (E)	68	9'-0"	18'-0" MIN
POLICE SPACES (N)	5	9'-0"	18'-0" MIN
POLICE SPACES (N)	2	10'-0"	18'-0" MIN
EV SPACES (N*)	10	9'-0"	18'-0" MIN
TOTAL SPACES	1,547		

(E) - REPRESENTS EXISTING STALLS
(N) - REPRESENTS NEW STALLS
(N*) - REPRESENTS EXISTING STANDARD PARKING SPACES RESTRIPTED FOR NEW EV SPACES

PARKING ANALYSIS

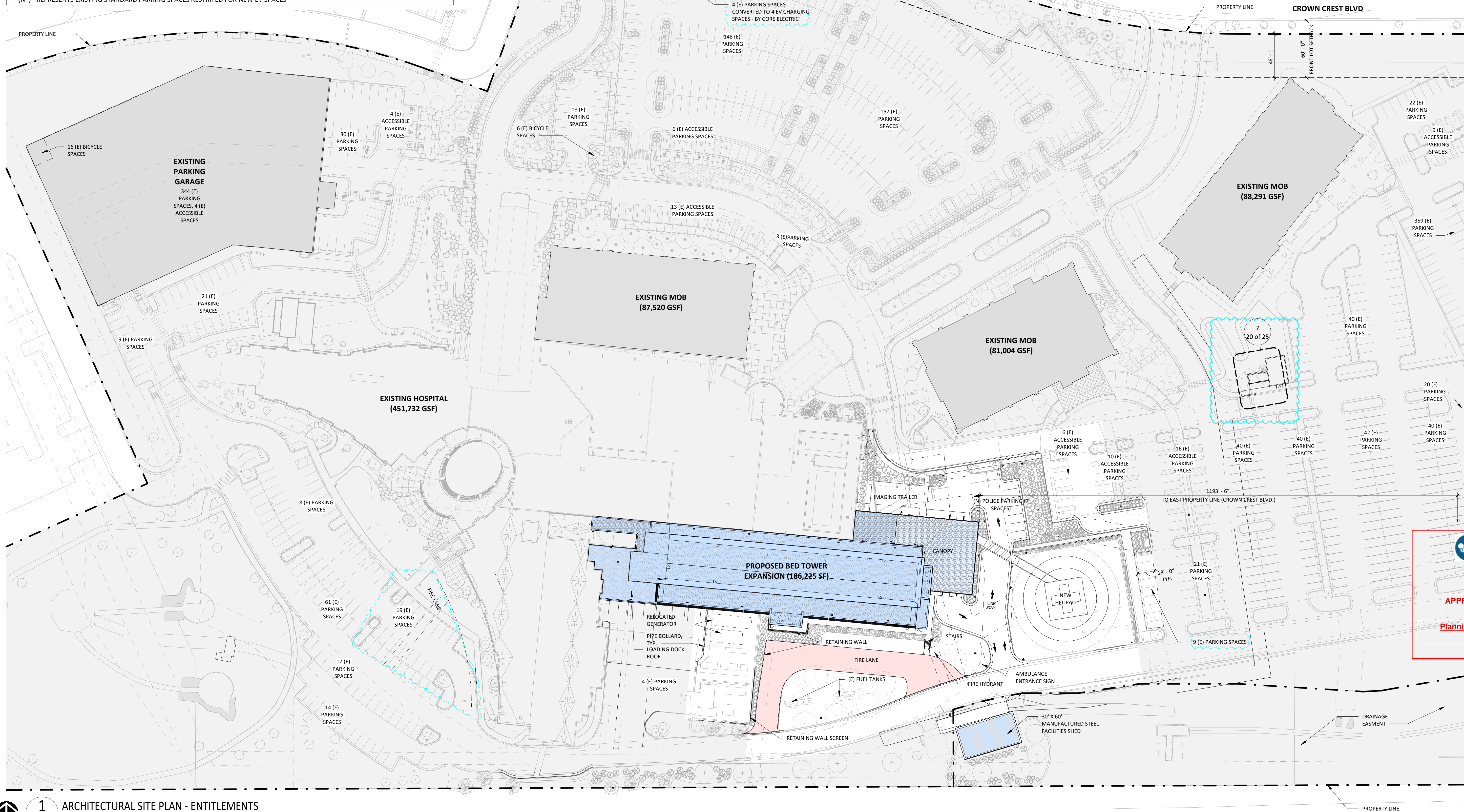
EXISTING					
PARKING	BEDS	GFA (SF)	PARKING FORMULA	REQUIRED	PROVIDED
MEDICAL OFFICE BUILDINGS...	-	256,815	1 PER 300 SF	856.05	1,601
HOSPITAL (E)	179	-	1.5 PER PATIENT BED	268.50	-
ACCESSIBLE SPACES (E)	-	-	20, PLUS 1 FOR EACH 100, OR FRACTION THEREOF, OVER...	22.00	88
				1,124.55	1,689

PROPOSED					
PARKING	BEDS	GFA (SF)	PARKING FORMULA	REQUIRED	PROVIDED
MEDICAL OFFICE BUILDINGS...	-	256,815	1 PER 300 SF	856.05	1,475
HOSPITAL (E)	329	-	1.5 PER PATIENT BED	493.50	-
POLICE (N)	-	-	-	-	7
EV (N*)	-	-	-	-	10
ACCESSIBLE SPACES	-	-	20, PLUS 1 FOR EACH 100, OR FRACTION THEREOF, OVER...	23.00	68
				1,349.55	1,560

(E) - REPRESENTS EXISTING STALLS
(N) - REPRESENTS NEW STALLS
(N*) - REPRESENTS EXISTING STANDARD PARKING SPACES RESTRIPTED FOR NEW EV SPACES

BICYCLE PARKING ANALYSIS

BICYCLE PARKING	GFA (SF)	PARKING FORMULA	REQUIRED	PROVIDED
HOSPITAL (E)	451,732	2 PER 10,000 SF NOT TO EXCEED 10	10	22
HOSPITAL (N)	185,500	REQUIREMENT IS MET WITH EXISTING HOSPITAL	-	-
HOSPITAL TOTAL	637,232		10	22



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS	
DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025



RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger

DATE
12/20/2024

PARKER PROJECT NUMBER
SP24-062

SHEET TITLE
ARCHITECTURAL SITE PLAN

DRAWING NUMBER

17 of 25

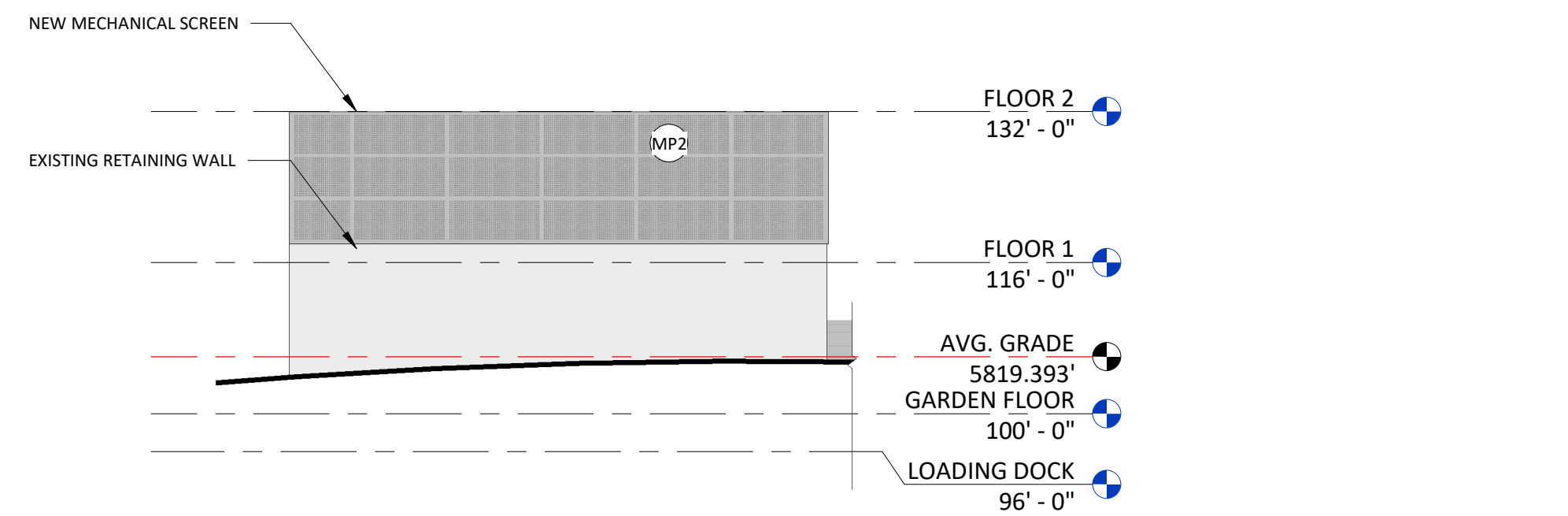
12/15/2025 1:08:20 PM Autodesk Docs\228365.XM AdventHealth Parker Hospital R24\228365.00 AH Parker CS Act

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

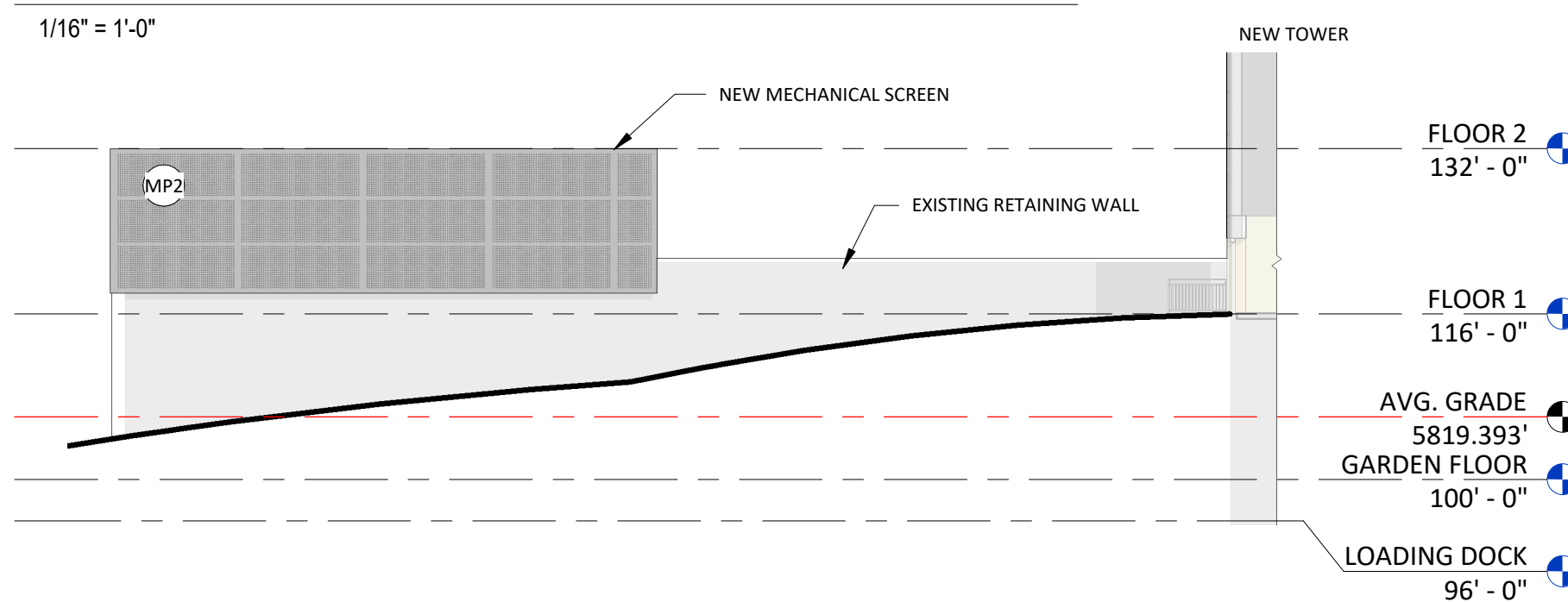
LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



SOUTH ELEVATION

1/16" = 1'-0"



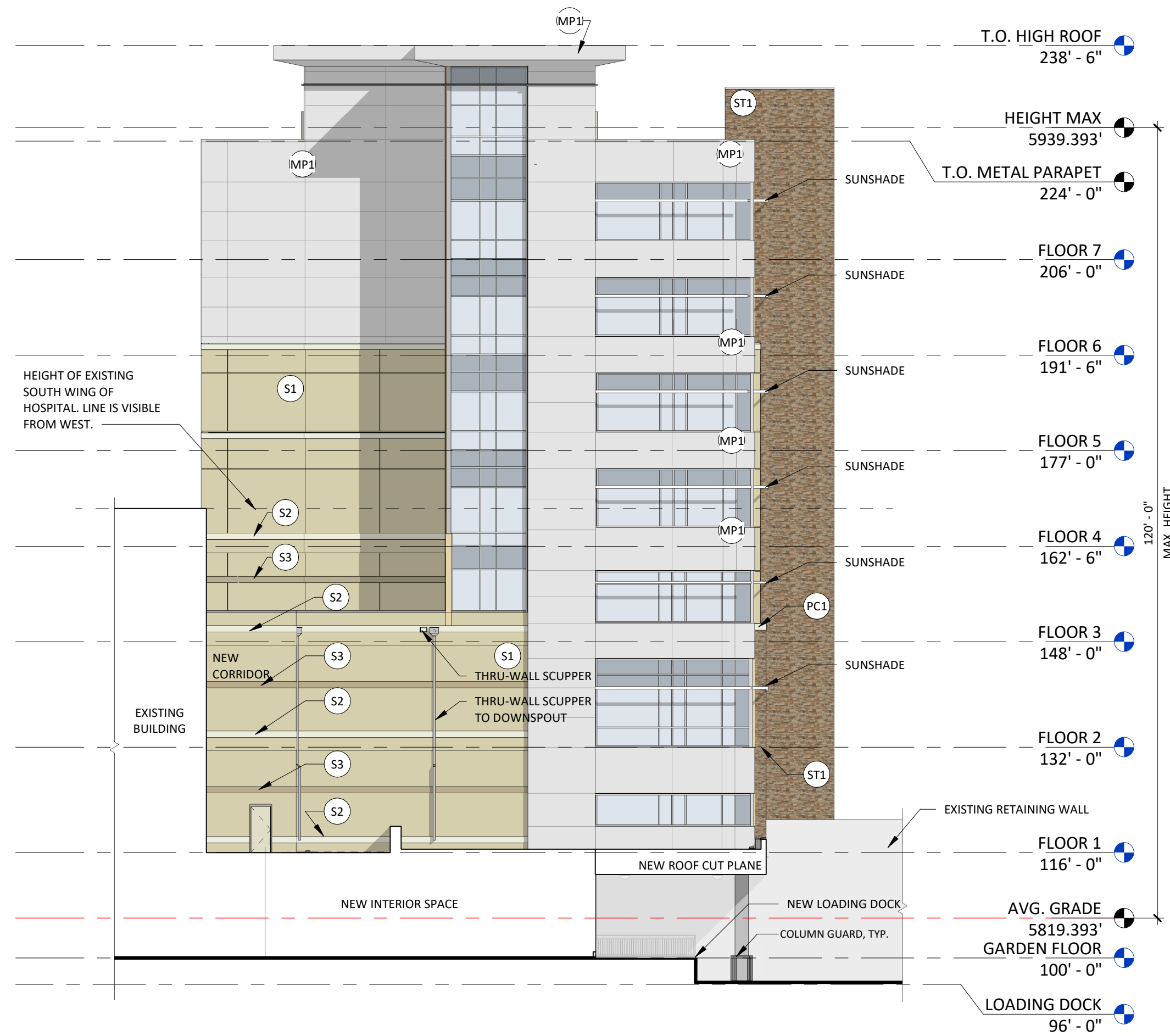
EAST ELEVATION - RETAINING WALL SCREEN

1/16" = 1'-0"

EXTERIOR ELEVATION MATERIAL LEGEND

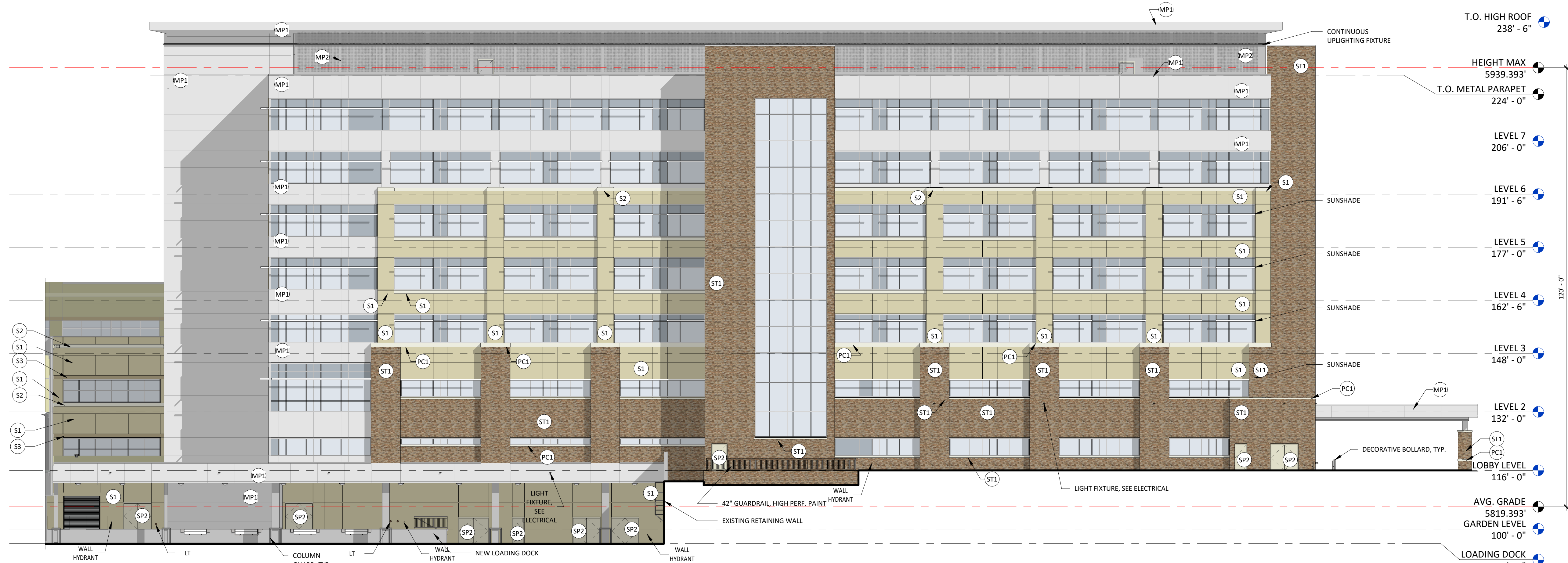
- S1 3/4" NOMINAL STUCCO (S1), COLOR TO MATCH EXISTING
- S2 3/4" NOMINAL STUCCO (S2) TRIM, COLOR TO MATCH EXISTING
- S3 3/4" NOMINAL STUCCO (S3) TRIM, COLOR TO MATCH EXISTING
- ST1 MANUFACTURED STONE VENEER, CHERRY CREEK LEIGE (MATCH EXISTING)
- PC1 PRECAST CONCRETE CAP, MIDWEST CAST STONE, COLOR: 1A
- MP1 COMPOSITE METAL PANEL, ALUCOBOND PLUS, COLOR: CHAMPAGNE METALLIC
- MP2 METAL PANEL ROOF SCREEN, MORIN PRODUCT: E8-40 PROFILE B, COLOR: SILVERSMITH, HORIZONTAL SEAM, PERFORATED 10% OPEN
- MP3 DECORATIVE ART SCREEN WALL, MORIN PRODUCT: MX-6, COLOR: SILVERSMITH, VERTICAL SEAM, PERFORATED 30% OPEN
- SP1 STEEL PAINTED, COLOR TO MATCH EXISTING (LIGHT GRAY)
- SP2 STEEL PAINTED, COLOR TO MATCH EXISTING (STONE/STUCCO)
- BR BRAKE METAL, BERRIDGE ZINC-COTE KYNAR 500
- VISION GLAZING, SEE SPECS
- SPANDREL GLAZING, SEE SPECS
- MULLION COLOR TO MATCH EXISTING (KAWNEER ANODIZED ALUMINUM)

NOTE: PER CROWN POINTE DEVELOPMENT GUIDE AND TOWN OF PARKER DEVELOPMENT DESIGN STANDARDS THE HEIGHT MAXIMUM OF 120'-0" SHALL BE MEASURED FROM THE AVERAGE GRADE PLANE OF THE OVERALL SITE AND NOT APPLY TO STAIR/ELEVATOR CORES OR MECHANICAL SCREENING.



WEST ELEVATION

1/16" = 1'-0"



SOUTH ELEVATION

1/16" = 1'-0"

PARKER COLORADO
RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: **S. Nerger**



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT LOT 1, TRACT A & B PARKER, CO 80138

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

DATE	12/20/2024
PARKER PROJECT NUMBER	SP24-062
SHEET TITLE	EXTERIOR ELEVATIONS
DRAWING NUMBER	18 of 25

11772024 E3053 BM Autodesk Docs/226365.NM AdventHealth Parker Hospital R24/250365.00 AH Parker CS-Act

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN

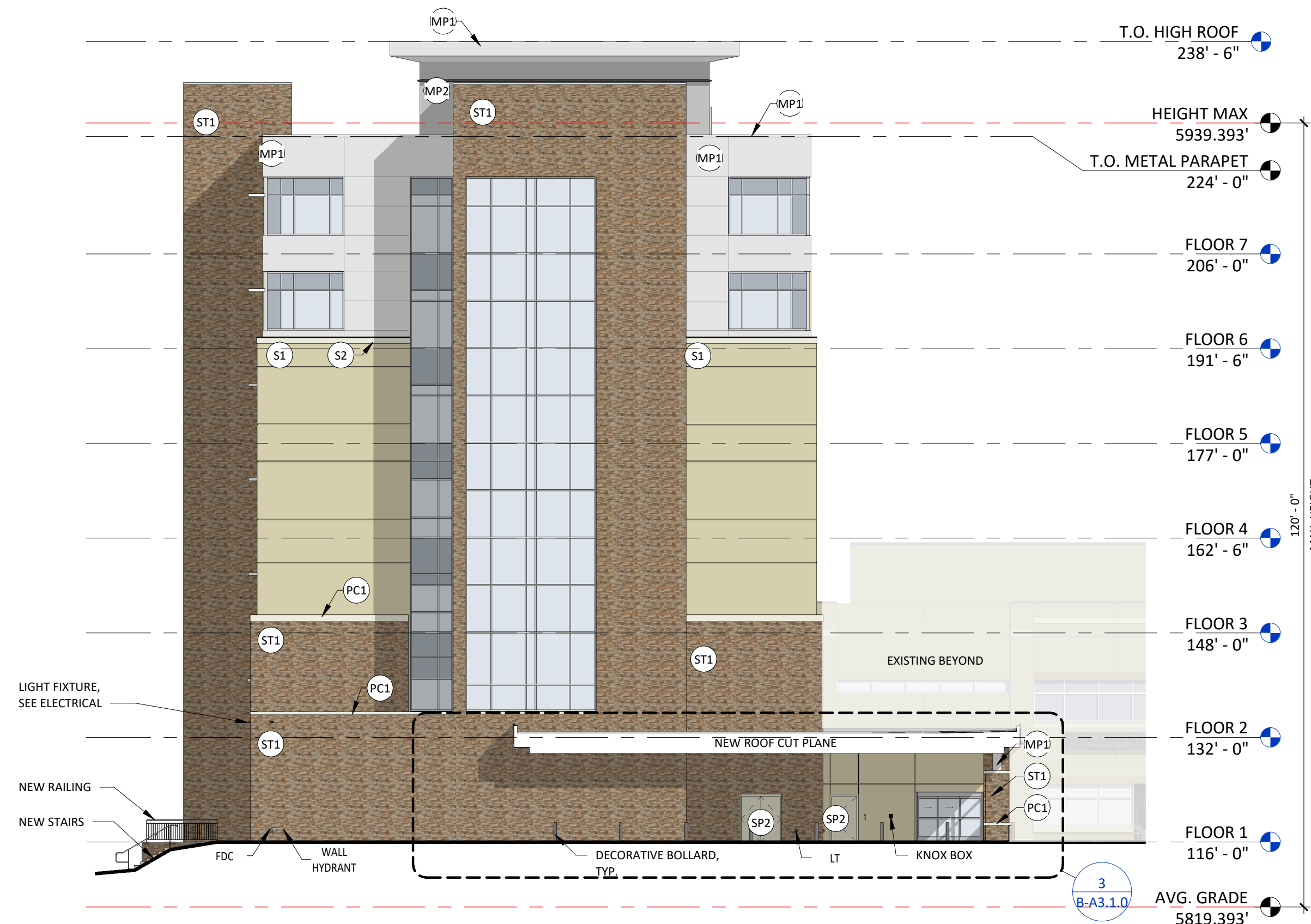


EAST ELEVATION CANOPY
1/16" = 1'-0"

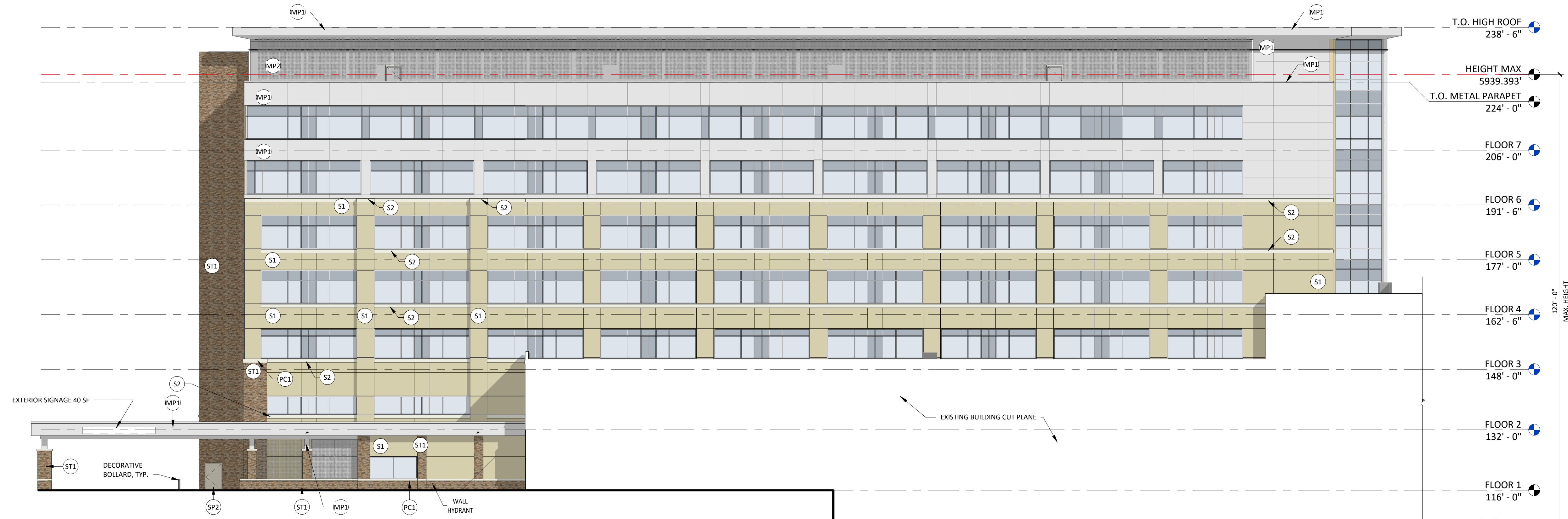
EXTERIOR ELEVATION MATERIAL LEGEND

- S1 3/4" NOMINAL STUCCO (S1), COLOR TO MATCH EXISTING
- S2 3/4" NOMINAL STUCCO (S2) TRIM, COLOR TO MATCH EXISTING
- S3 3/4" NOMINAL STUCCO (S3) TRIM, COLOR TO MATCH EXISTING
- ST1 MANUFACTURED STONE VENEER, CHERRY CREEK LEDGE (MATCH EXISTING)
- PC1 PRECAST CONCRETE CAP, MIDWEST CAST STONE, COLOR: 1A
- MP1 COMPOSITE METAL PANEL, ALUCOBOND PLUS, COLOR: CHAMPAGNE METALLIC
- MP2 METAL PANEL ROOF SCREEN, MORIN PRODUCT: E8-40 PROFILE B, COLOR: SILVERSMITH, HORIZONTAL SEAM, PERFORATED 10% OPEN
- MP3 DECORATIVE ART SCREEN WALL, MORIN PRODUCT: MX-6, COLOR: SILVERSMITH, VERTICAL SEAM, PERFORATED 30% OPEN
- SP1 STEEL PAINTED, COLOR TO MATCH EXISTING (LIGHT GRAY)
- SP2 STEEL PAINTED, COLOR TO MATCH EXISTING (STONE/STUCCO)
- BR BRAKE METAL, BERRIDGE ZINC-COTE KYNAR 500
- VISION GLAZING, SEE SPECS
- SPANDREL GLAZING, SEE SPECS
- MULLION COLOR TO MATCH EXISTING (KAWNEER ANODIZED ALUMINUM)

NOTE: PER CROWN POINTE DEVELOPMENT GUIDE AND TOWN OF PARKER DEVELOPMENT DESIGN STANDARDS THE HEIGHT MAXIMUM OF 120'-0" SHALL BE MEASURED FROM THE AVERAGE GRADE PLANE OF THE OVERALL SITE AND NOT APPLY TO STAIR/ELEVATOR CORES OR MECHANICAL SCREENING.



EAST ELEVATION
1/16" = 1'-0"



NORTH ELEVATION
1/16" = 1'-0"

PARKER
COLORADO
RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: **S. Nerger**



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

DATE	12/20/2024
PARKER PROJECT NUMBER	SP24-062
SHEET TITLE	EXTERIOR ELEVATIONS
DRAWING NUMBER	19 of 25

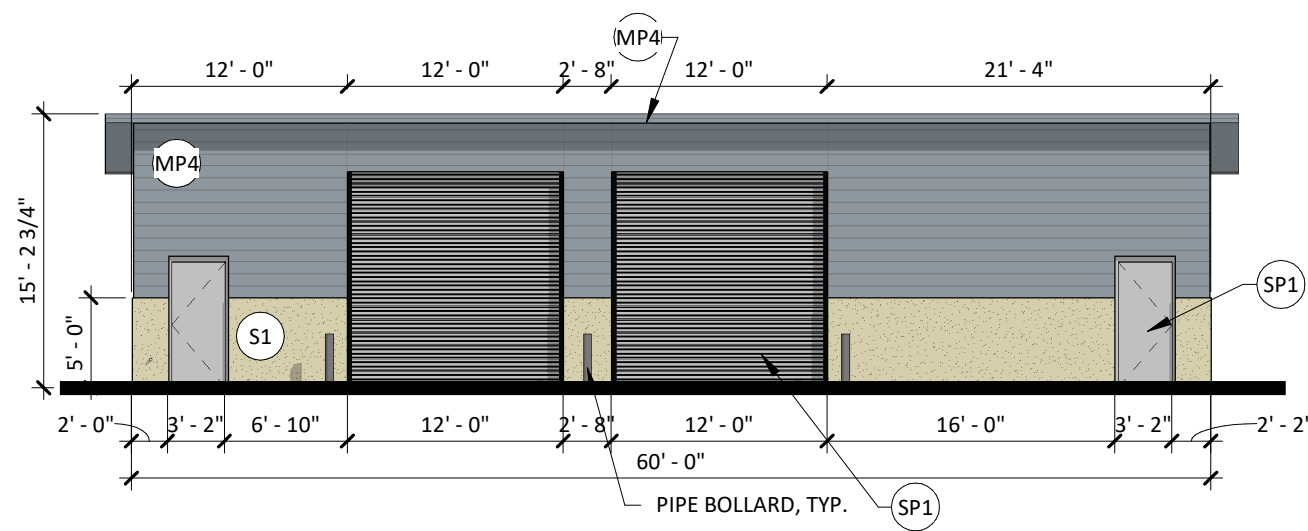
11/7/2024 8:31:12 AM Autodesk Docs/228365.MM AdventHealth Parker Hospital R24/253635.00 AH Parker CS-Act

CROWN POINT FILING 1 AMENDMENT 30

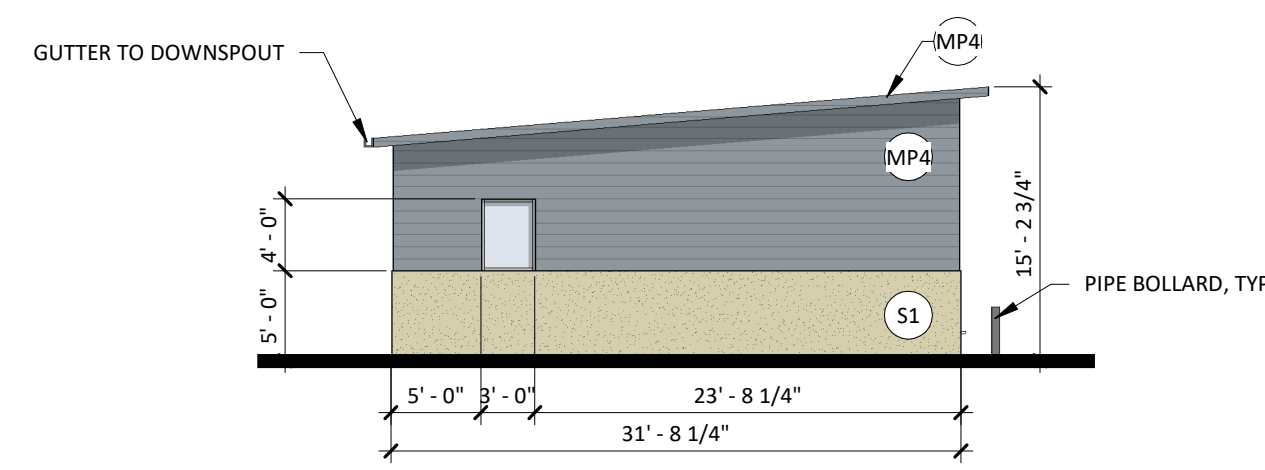
LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

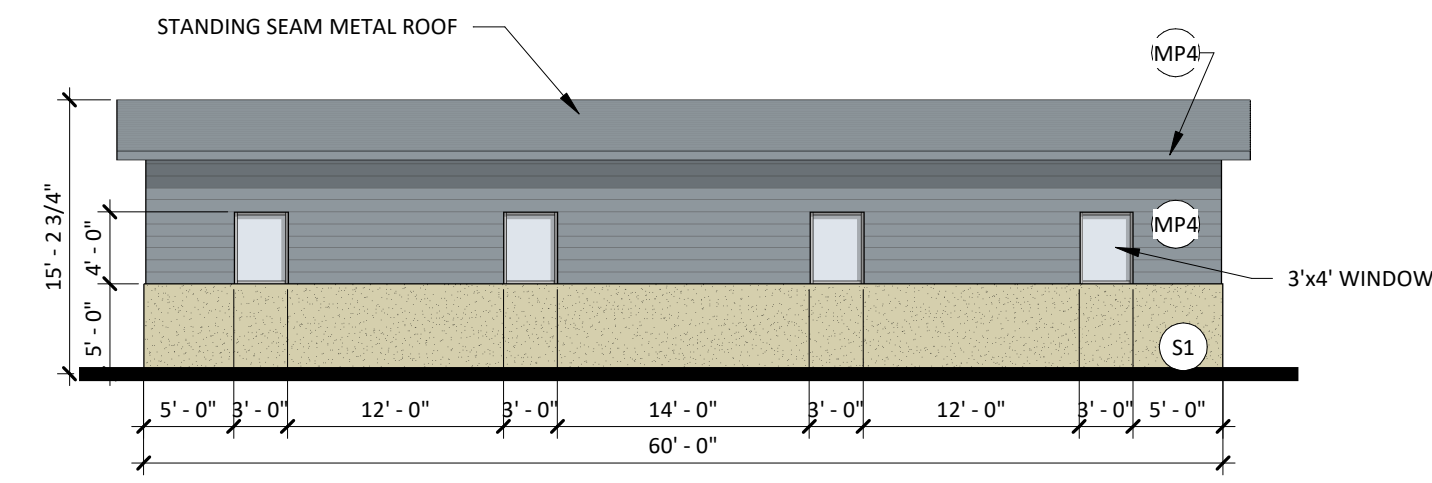
SITE PLAN



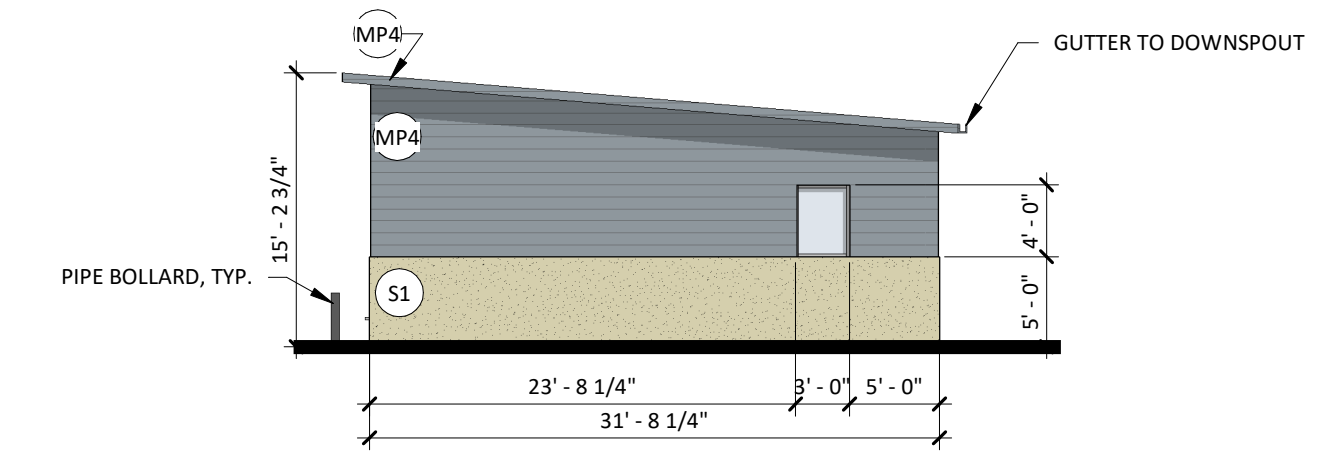
FACILITIES SHED - SDP NORTH ELEVATION
3/32" = 1'-0"



FACILITIES SHED - SDP EAST ELEVATION
3/32" = 1'-0"



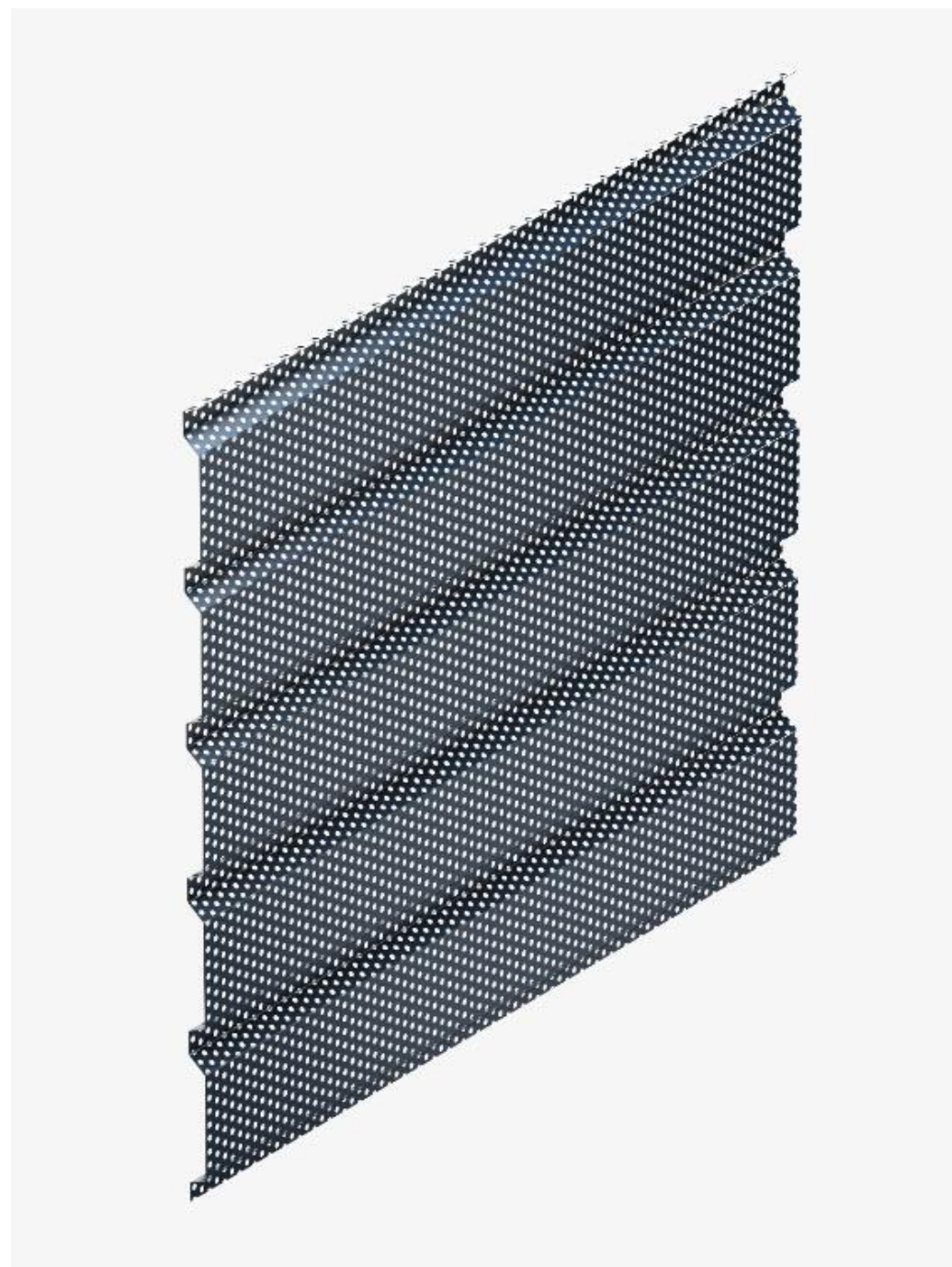
FACILITIES SHED - SDP SOUTH ELEVATION
3/32" = 1'-0"



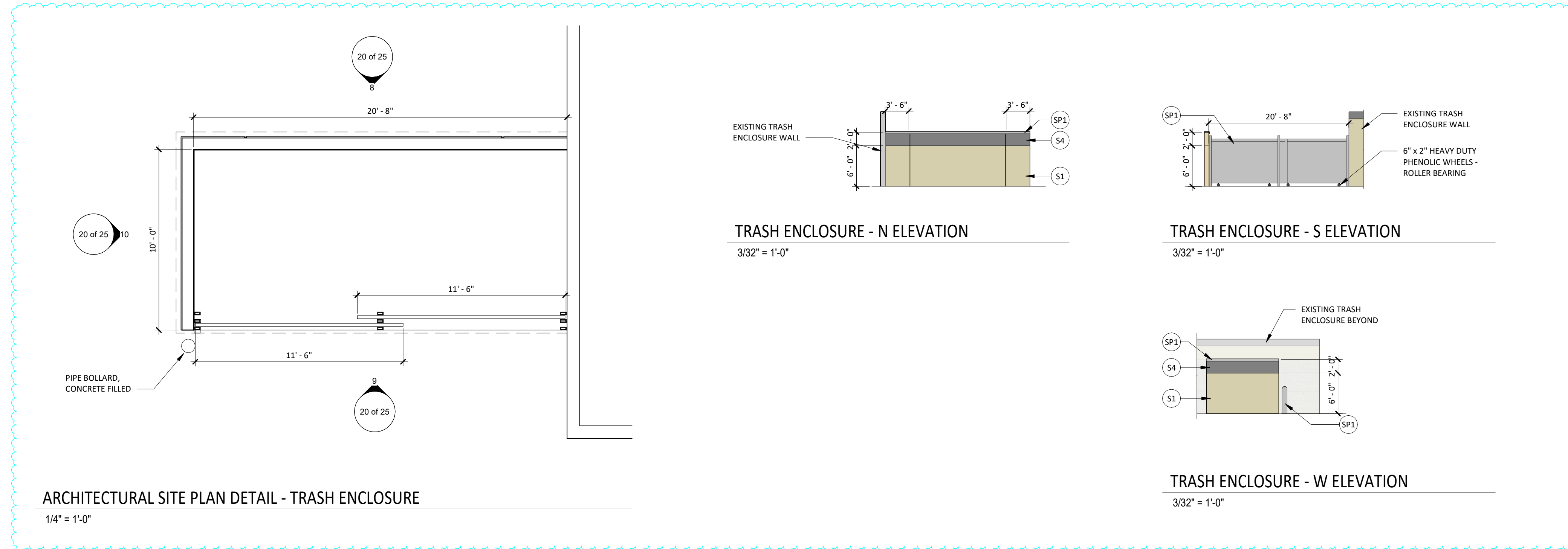
FACILITIES SHED - SDP WEST ELEVATION
3/32" = 1'-0"

EXTERIOR ELEVATION MATERIAL LEGEND - FACILITY SHED

- METAL PANEL, BERRIDGE 22 GA. H5-8, COLOR: ZINC GREY
- 3/4" NOMINAL STUCCO (S1), COLOR TO MATCH EXISTING
- STEEL PAINTED, COLOR TO MATCH EXISTING (LIGHT GRAY)
- 3/4" NOMINAL STUCCO (S4), COLOR TO MATCH EXISTING



METAL PANEL 2 EXAMPLE IMAGE



ARCHITECTURAL SITE PLAN DETAIL - TRASH ENCLOSURE
1/4" = 1'-0"

TRASH ENCLOSURE - N ELEVATION
3/32" = 1'-0"

TRASH ENCLOSURE - S ELEVATION
3/32" = 1'-0"

TRASH ENCLOSURE - W ELEVATION
3/32" = 1'-0"



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



**ADVENTHEALTH
PARKER FACILITY
EXPANSION**

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS	
DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

DATE	12/20/2024
PARKER PROJECT NUMBER	SP24-062
SHEET TITLE	EXTERIOR ELEVATIONS
DRAWING NUMBER	20 of 25

RFCC
APPROVED DATE: 01/08/2026
Planning Approval By: S. Nerger

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



VIEW FROM EAST



VIEW FROM SOUTHEAST



VIEW FROM SOUTH



VIEW FROM NORTHWEST



VIEW FROM NORTH



VIEW FROM NORTHEAST



VIEW FROM WEST



BOULDER ASSOCIATES

1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



SMITHGROUP

ADVENTHEALTH
PARKER FACILITY
EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS	
DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025



RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger

DATE
12/20/2024

PARKER PROJECT NUMBER
SP24-062

SHEET TITLE
EXTERIOR
PERSPECTIVES

DRAWING NUMBER
21 of 25

CROWN POINT FILING 1 AMENDMENT 30

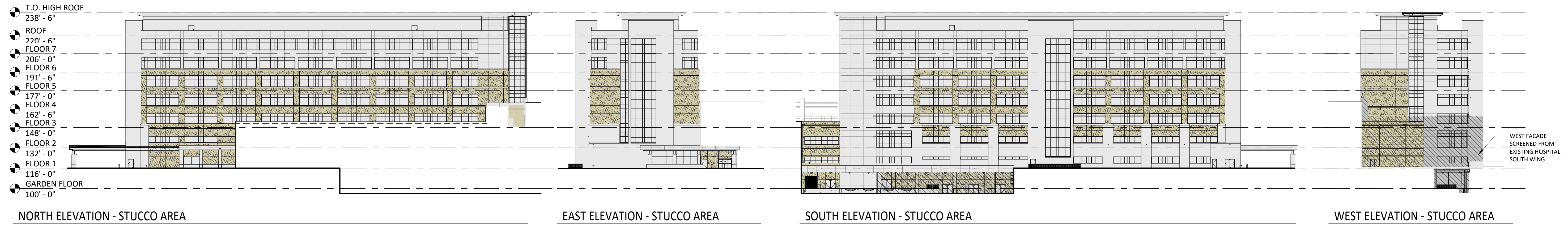
LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN

STUCCO CALCULATIONS

FAÇADE	STUCCO (SF)	TOTAL AREA (SF)	MAXIMUM STUCCO %	PROVIDED %
NORTH	8,491	30,069	30%	28%
EAST	2,068	13,105	30%	16%
SOUTH	7,993	43,006	30%	19%
WEST	3,134	11,617	30%	27%



NORTH ELEVATION - STUCCO AREA

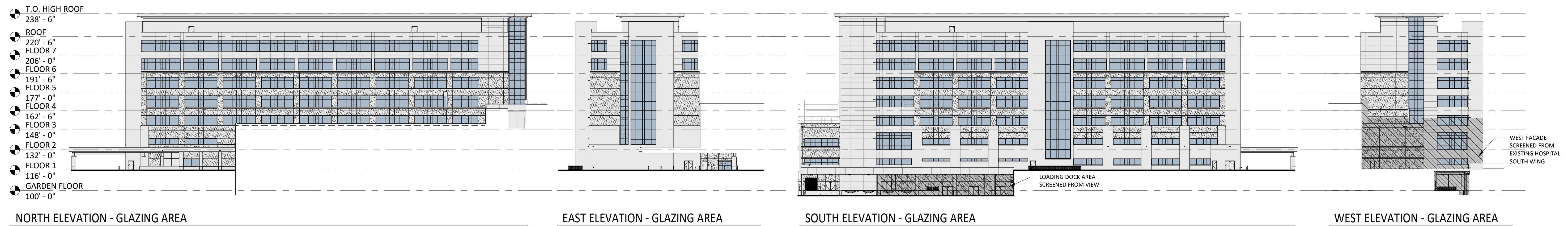
EAST ELEVATION - STUCCO AREA

SOUTH ELEVATION - STUCCO AREA

WEST ELEVATION - STUCCO AREA

GLAZING CALCULATIONS

FAÇADE	DESIGNATION	GLAZING AREA (SF)	BUILDING BASE AREA (SF)	REQUIRED GLAZING %	PROVIDED %
NORTH	FRONT (PRIMARY)	11,505	30,069	30%	38%
EAST	FRONT (SECONDARY)	2,702	13,105	30%	21%
SOUTH	FRONT (TERTIARY)	13,492	43,006	30%	31%
WEST	REAR	2,501	11,617	30%	22%



NORTH ELEVATION - GLAZING AREA

EAST ELEVATION - GLAZING AREA

SOUTH ELEVATION - GLAZING AREA

WEST ELEVATION - GLAZING AREA



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS	
DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
4TH SUBMITTAL	11/07/2024
1ST AMENDMENT	09/15/2025

DATE
12/20/2024

PARKER PROJECT NUMBER
SP24-062

SHEET TITLE
**EXT. ELEVATION
DIAGRAMS**

DRAWING NUMBER

22 of 25



RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

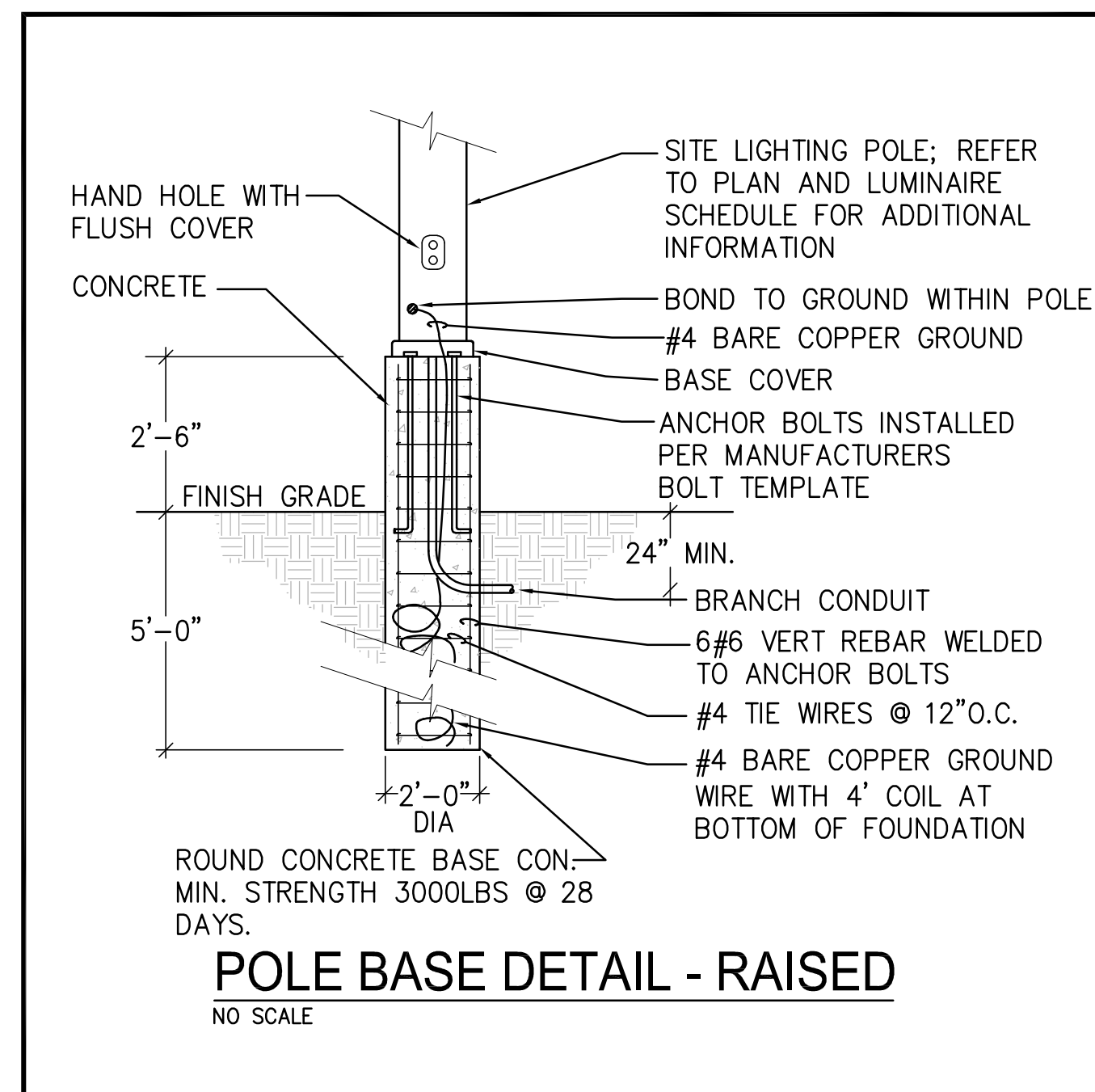
LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN

REFERENCE SYMBOLS LEGEND (Not all symbols listed below are used on these drawings)			
SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	KEY NOTE REFERENCE		KITCHEN/OWNER/MEDICAL EQUIPMENT REFERENCE
	TYPICAL CIRCUIT NUMBER		EXISTING TO REMAIN
	TYPICAL LUMINAIRE TYPE		EXISTING TO BE REMOVED
	TYPICAL ROOM REFERENCE (TOP=RM#, BOTTOM=FLR)		EXISTING TO BE RELOCATED
	MECHANICAL EQUIPMENT REFERENCE		EXISTING TO REMAIN - REPLACE DEVICE
	LIGHTING CONTROL/ EQUIPMENT REFERENCE		EXISTING TO BE REMOVED AND REPLACED

LIGHTING LEGEND (Not all symbols listed below are used on these drawings)			
SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	SHADING INDICATES EM SYSTEM, LOWER CASE SUBSCRIPT INDICATES SWITCHING, UPPER CASE SUBSCRIPT INDICATES LUMINAIRE TYPE (TYP)		PENDANT LUMINAIRE - SINGLE SUSPENSION
	TROFFER - RECESSED		PENDANT LUMINAIRE - MULTIPLE SUSPENSION
	SURFACE LUMINAIRE		WALL MOUNTED LUMINAIRE
	LINEAR LUMINAIRE - RECESSED		IN-WALL LUMINAIRE
	FIELD MEASURED LUMINAIRE LENGTH AND SHAPE DENOTED BY LINEWORK, SUBSCRIPT IN RECTANGLE INDICATES LUMINAIRE TYPE		POLE LUMINAIRE - ARM MOUNTED
	DOWNLIGHT - RECESSED		POLE LUMINAIRE - POST TOP

EXTERIOR LUMINAIRE SCHEDULE											
GENERAL NOTES: A. CATALOG NUMBER REFERS TO FIRST NAME LISTED UNDER MANUFACTURER PER LUMINAIRE TYPE. REMAINING MANUFACTURERS LISTED ARE CONSIDERED EQUIVALENT PRODUCTS FOR THIS PROJECT AND SHALL MEET ALL CRITERIA LISTED INCLUDING THAT CALLED FOR BY THE SPECIFIC LUMINAIRE CATALOG NUMBER. CATALOG NUMBERS DO NOT NECESSARILY REPRESENT COMPLETE CATALOG NUMBERS. ALL ITEMS LISTED IN THE DESCRIPTION SHALL BE PROVIDED. B. REFER TO LIGHTING SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS. C. PROVIDE UNIT PRICING FOR ALL LUMINAIRES BY TYPE AND SUBMIT WITH BID FORM. D. PROVIDE AN EMERGENCY BALLAST TEST SWITCH FOR RECESSED DOWNLIGHTS ON CEILING ADJACENT TO LUMINAIRE.											
SPECIFIC NOTES: 1. VERIFY EXACT MOUNTING HEIGHT WITH ARCHITECT. 5. EXISTING POLE LIGHT. 2. REFER TO ARCHITECTURAL DRAWINGS FOR MOUNTING DETAILS. 3. HELPPAD LIGHTING TO BE COORDINATED WITH HELPPAD CONSULTANT. 4. NEW LUMINAIRE HEAD ON RELOCATED EXISTING POLE.											
TYPE	DESCRIPTION	LAMPS	VOLT-AMPS	VOLTAGE	MANUFACTURER	CATALOG SERIES	FINISH	HEIGHT OF FIXTURE	QUANTITY	RECESS	NOTES
EP5	10' TALL LED POLE LIGHT ON 2" CONCRETE BASE, SINGLE HEAD, 36L-105 LIGHT ENGINE, TYPE 5W DISTRIBUTION	LED 4000K, 70 CRI 12,500 LUMENS	105	277	BEACON	VP-ST-1-36L-105-4K7-5W	DARK BRONZE MATTE	12'	3	-	
EP8	23' TALL LED POLE LIGHT ON 2" CONCRETE BASE, SINGLE HEAD, 36L-105 LIGHT ENGINE, TYPE 5W DISTRIBUTION	LED 4000K, 70 CRI 12,500 LUMENS	105	277	BEACON	VP-ST-1-36L-105-4K7-5W	DARK BRONZE MATTE	25'	4	-	
EP9	23' TALL LED POLE LIGHT ON 2" CONCRETE BASE, DOUBLE HEAD, 36L-105 LIGHT ENGINE, TYPE 5W DISTRIBUTION	LED 4000K, 70 CRI 12,500 LUMENS	210	277	BEACON	VP-ST-1-36L-105-4K7-5W	DARK BRONZE MATTE	25'	1	-	
EP10	10' TALL LED POLE LIGHT ON 2" CONCRETE BASE, DOUBLE HEAD, 36L-55 LIGHT ENGINE, TYPE 5W DISTRIBUTION	LED 4000K, 70 CRI 7,500 LUMENS	172	277	BEACON	VP-ST-1-36L-55-4K7-5W	DARK BRONZE MATTE	12'	2	-	
EP11	10' TALL LED POLE LIGHT ON 2" CONCRETE BASE, SINGLE HEAD, 36L-55 LIGHT ENGINE, TYPE 5W DISTRIBUTION	LED 4000K, 70 CRI 7,500 LUMENS	86	277	BEACON	VP-ST-1-36L-55-4K7-5W	DARK BRONZE MATTE	12'	1	-	



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
1ST AMENDMENT	09/15/2025



**CATOR RUMA
& ASSOCIATES, C.O.**
856 Tabor Street, Lakewood, CO 80401
(303) 232-6200 • www.catoruma.com

RFCC
APPROVED DATE: 01/08/2026
Planning Approval By: **S. Nerger**

DATE	06/03/2024
PARKER PROJECT NUMBER	SP24-XXX
SHEET TITLE	LUM. SCHEDULE, DETAILS & LEGENDS
DRAWING NUMBER	23 of 25

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN

BEACON
VIPER Area/Site
VIPER LUMINAIRE
EP5, 8-11

FEATURES

- Low profile LED anaesthetic luminaires with a variety of EIS distributions for lighting applications such as auto dealerships, retail, commercial, and campus parking lots.
- Featuring two different optical technologies, Strike and Micro Strike Optics, which provide the best distribution patterns for retrofit or new construction.
- Rated for high vibration applications including bridges and overpasses. All sizes are rated for 15G.
- Control options including photo control, occupancy sensing, NX Lighting Controls*, LightGRID and 7Pin with wireless controls.
- New customizable lumen output feature allows for the wattage and lumen output to be customized in the factory to meet whatever specification requirements may exist.
- Field interchangeable mounting provides additional flexibility after the fixture has shipped.

CONTROL TECHNOLOGY
NX LIGHTGRID* STOCK QSIO

SERVICE PROGRAMS
STOCK QSIO

SPECIFICATIONS

CONSTRUCTION

- Die-cast housing with hidden vertical heat fins are optional for heat dissipation while keeping a clean smooth outer surface.
- Corrosion resistant, die-cast aluminum housing with 1000 hour powder coat paint finish.
- External hardware is corrosion resistant.

OPTICS

- Micro Strike Optics (160, 320, 480, or 720 LED) control beamwidth differently in applications and come standard with mid-power LEDs which evenly illuminate the entire luminaire surface area to provide a low glare appearance. Catalog logic found on page 2.
- Strike Optics (24, 72, 108, or 162 LED) control beamwidth differently in applications and come standard with high-powered LEDs. Strike optics which evenly illuminate the entire luminaire surface area to provide a low glare appearance. Catalog logic found on page 2.
- Both optics minimize glare (eye-flare) with minimal losses at the housing lip, reducing light trespass issues. Additional light control shields and house side shields can be added for further reduction of flare/stray light behind the pole.
- One-piece silicone gasket ensures a weatherproof seal.
- Zinc uplight at 0 degrees of tilt.
- Field replaceable optics.

INSTALLATION

- Mounting patterns for each arm can be found on page 11.
- Optional universal mounting blocks for ease of installation during retrofit applications. Available as an option (MSU) or accessory for square and round poles.
- All mounting hardware included.
- Knuckle arm filter option available for 2-3/8" OD lamp.
- For products with EPA less than 1 mounted to a pole greater than 20ft, a vibration dampener is recommended.

DATE: _____ LOCATION: _____
TYPE: _____ PROJECT: _____
CATALOG #: _____

MICROSTRIKE **STRIKE**

CERTIFICATIONS

- DLC E-Listed (E-Listed) Conformance Qualified, with full E-Listed Conformance configurations. For all product variations listed in this document are DLC qualified. Refer to <http://www.dowlighting.com>.
- Labels to UL508 and CSA C22.2 250.0-24 for wet locations and 40°C ambient temperatures.
- 15 G rated for ANSI C106.31 high vibration applications.
- Feature is IP65 rated.
- Meets EIA recommendations using 3K CCT configuration at 0 degrees of tilt.
- This product meets federal procurement law requirements under the Buy American Act (P.L. 85-623, 88 Stat. 3696) and Trade Agreements Act (P.L. 111-224, 125 Stat. 2808). See Buy American's Solutions Site at www.buyamericansolutions.com.

WARRANTY

- 5-year warranty.

© 2024 H. Beal, Inc. All rights reserved. Information and specifications subject to change without notice. All other trademarks are the property of their respective owners.

FINELITE®
Better Lighting
High Performance 4" Wet Location (HP-4 WL)

CROSS SECTIONS

GET MORE WITH TAILORED LIGHTING

- Tailored Length
- Tailored Color
- Tailored Output
- Tailored Control

INTEGRATED GORE® PROTECTIVE VENT

Protective vents are integrated at endcaps and joints to equalize pressure, reduce condensation and protect internal fixture components against water, salts, corrosive liquids and particulates.

DATE: _____ LOCATION: _____
TYPE: _____ PROJECT: _____
CATALOG #: _____

KEY DATA

Lumen Range	5,550-16,200
Wattage Range	54-131
Efficacy Range (LPW)	97-145
Reported Life (Mean)	L70@6,000
Weight	35 to 52 lb

RELATED PRODUCTS

- Wall Director
- Small

(Specifications continued on page 9)

KIMLIGHTING®
WDM EW1
WALL MOUNTED

FEATURES

- 45° to 10° tilt adjustment.
- High performance optics deliver up to 85,000 lumens.
- Up or down mountable without modification.
- Programmable occupancy sensor dimming.
- NX Lighting Controls.
- 150+ lumens per watt.
- UL, ULX, listed for wet locations, IP65 Listed.

CONTROL TECHNOLOGY
NX LIGHTING CONTROLS

SPECIFICATIONS

CONSTRUCTION

- Die-cast housing is a one-piece, die-cast low copper (0.05%) aluminum alloy with integral heat sink. The mounting rotates against mounting arm housing to provide 45° to 10° of adjustment with lighter weight level. All 17° adjustment arms is locally concealed from view using horizontal with feature mounted in the downward position.
- Mounting arm housing is one-piece die-cast, low copper (0.05%) aluminum alloy with provisions for all mechanisms. Mounting arm features to the mounting plate with knurled tabs facing both hands for securing and releasing. One stainless steel lock screw on the top mechanism fixes the optical housing to rotate for aiming. Tightening the screws locks the housing and lens frame together with sealing provided by a silicone gasket. For visual aiming, adjustment may be accomplished with the feature on.
- Lens frame is a one-piece, die-cast low copper (0.05%) aluminum alloy with integral cooling fins to dissipate driver thermal.
- Finish: Acid and abrasion resistant, electrocoat applied, thermally cured, tripropyl isocyanurate (TIC) polyester powdercoat.
- Die-cast and hardware shall be stainless steel.

OPTICS

- LEDs mount to a metal printed circuit board assembly (MCPCB).
- Optical lenses are clear injection molded PMMA acrylic.
- Secondary lens is impact resistant 1/8" tempered glass with anti-reflective coating.

DATE: _____ LOCATION: _____
TYPE: _____ PROJECT: _____
CATALOG #: _____

Wall Director

RELATED PRODUCTS

- Wall Director
- Small

INSTALLATION

- Standard (see by Other): Standard with steel, quick-mount junction box plate that mounts directly to 4" x 8" box.
- Mounting plate is stainless steel and features a one-piece EPOXY gasket on back side of plate to firmly seal fixture to wall surface, forbidding entry of moisture and particulates.
- Fixtures must be grounded in accordance with material state and/or local electrical codes. Failure to do so may result in serious personal injury.

SEWING

- Housing should hang freely in an open service position for inspection of primary new connections. Once in service position, the housing can be removed for service by sliding the assembly to the left for down mounting or to the right for up mounting and disconnecting the wiring plug.
- Driver assembly shall be mounted to a provided internal tray with quick disconnect for removal.

ELECTRICAL

- Universal voltage, IGD through 277V with a 10% tolerance. Driver is Underwriters Laboratories listed.
- High voltage configurations, 347/480. Driver has a 0-10V dimming interface for multi-level illumination options. Driver is Underwriters Laboratories listed.
- "Thermal Shield" secondary side, thermal provides protection for the sustainable life of LED module and electronic components.
- Drivers have a greater than 0.9 power factor less than 20% harmonic distortion, and are suitable for operation in 40°C to 40°C ambient environments.
- Luminaire shall be capable of operating at 100% brightness in a 40°C environment. Both driver and optical array have integral thermal protection that will dim the luminaire upon detection of temperatures in excess of 85°C.
- Modular wiring harness in the service area provides user access to the dimming circuitry.

(Specifications continued on page 9)

PARKER COLORADO

RFCC

APPROVED DATE: 01/08/2024

Planning Approval By: S. Nerger



BOULDER ASSOCIATES
1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



ADVENTHEALTH PARKER FACILITY EXPANSION

CROWN POINT, 30TH AMMDT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
1ST AMENDMENT	09/15/2025



CATOR RUMA & ASSOCIATES, CO.
856 Taber Street, Lakewood, CO 80101
(303) 232 6200 • www.catorrume.com

DATE: 06/03/2024

PARKER PROJECT NUMBER: SP24-XXX

SHEET TITLE: **LUMINAIRE CUT SHEETS**

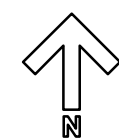
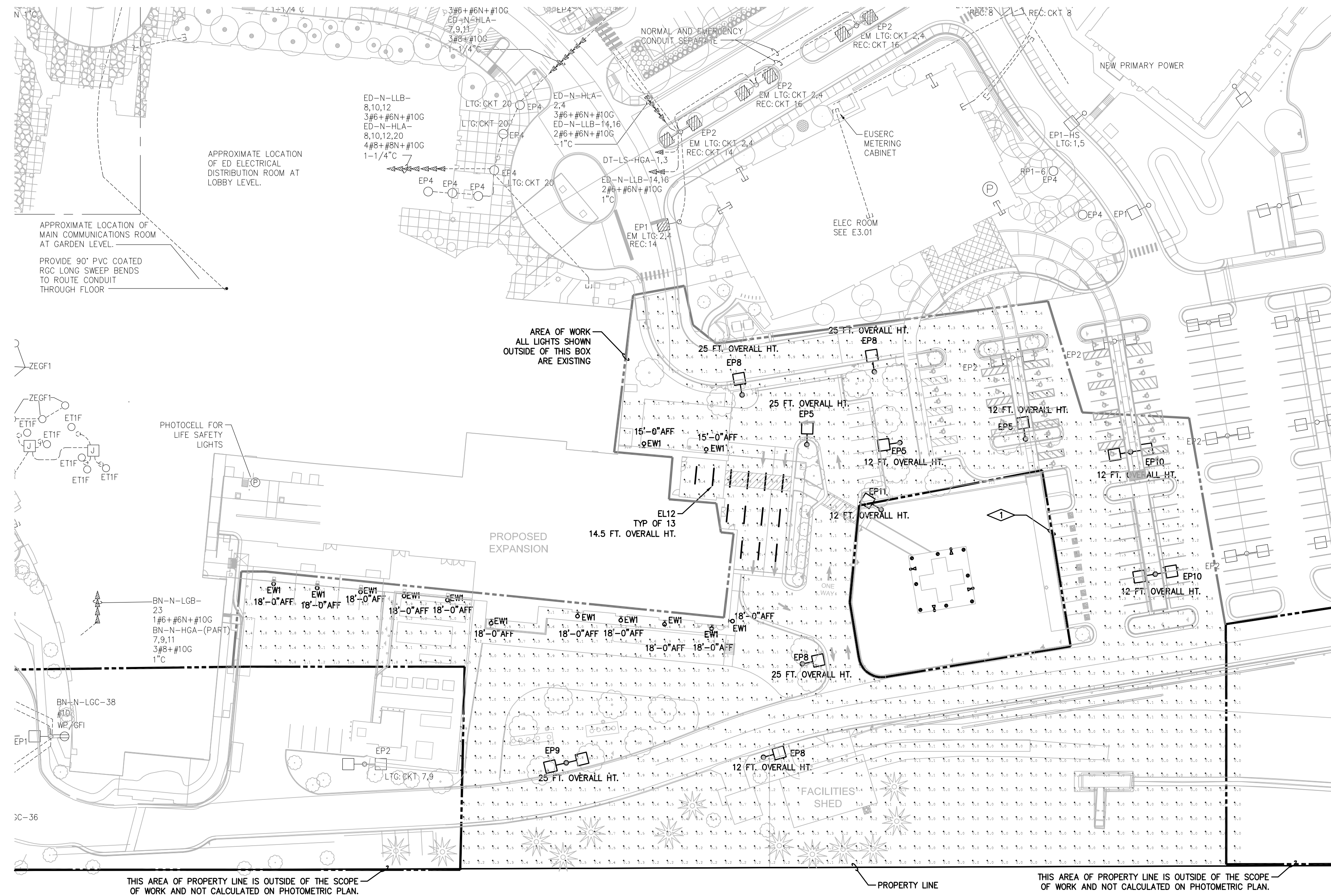
DRAWING NUMBER: **24 of 25**

CROWN POINT FILING 1 AMENDMENT 30

LOT 1, TRACT A & B

LOCATED IN THE NW 1/4, SECTION 10, TOWNSHIP 6 SOUTH, RANGE 66 WEST,
TOWN OF PARKER, DOUGLAS COUNTY, COLORADO.

SITE PLAN



PHOTOMETRIC SITE PLAN

SCALE: 1" = 30'-0"

KEY NOTES:

- HELIPAD LIGHTING ONLY IN THIS AREA. LIGHTING IS NOT INTENDED FOR SITE NAVIGATION AND NOT CALCULATED AS PART OF THE PHOTOMETRIC PLAN.

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
Ambulance Drive	Illuminance	Fc	1.75	5.0	0.5	3.50	10.00
Canopy	Illuminance	Fc	6.67	10.7	1.7	3.92	6.29
Dock area	Illuminance	Fc	3.56	6.4	0.7	5.09	9.14
Fire Lane	Illuminance	Fc	2.44	6.5	0.8	3.05	8.13
Parking lot East	Illuminance	Fc	1.94	4.7	0.6	3.23	7.83
ROADWAY PROPERTY LINE	Illuminance	Fc	0.30	2.4	0.0	N/A	N/A
ROADWAY NORTH	Illuminance	Fc	1.18	2.3	0.3	3.93	7.67
TEMP IMAGING PARKING	Illuminance	Fc	4.00	6.0	1.9	2.11	3.16



RFCC

APPROVED DATE: 01/08/2026

Planning Approval By: S. Nerger



BOULDER ASSOCIATES

1426 PEARL STREET, SUITE 300
BOULDER, COLORADO 80302
303.499.7795



SMITHGROUP

ADVENTHEALTH
PARKER FACILITY
EXPANSION

CROWN POINT, 30TH AMDMT
LOT 1, TRACT A & B
PARKER, CO 80138

SUBMITTALS

DESCRIPTION	DATE
1ST SUBMITTAL	06/03/2024
2ND SUBMITTAL	08/16/2024
3RD SUBMITTAL	10/10/2024
1ST AMENDMENT	09/15/2025



CATOR RUMA
& ASSOCIATES, CO.

856 Tabor Street, Lakewood, CO 80401
(303) 232-6200 • www.catoruma.com

DATE

06/03/2024

PARKER PROJECT NUMBER

SP24-XXX

SHEET TITLE

PHOTOMETRIC
SITE PLAN

DRAWING NUMBER

25 of 25