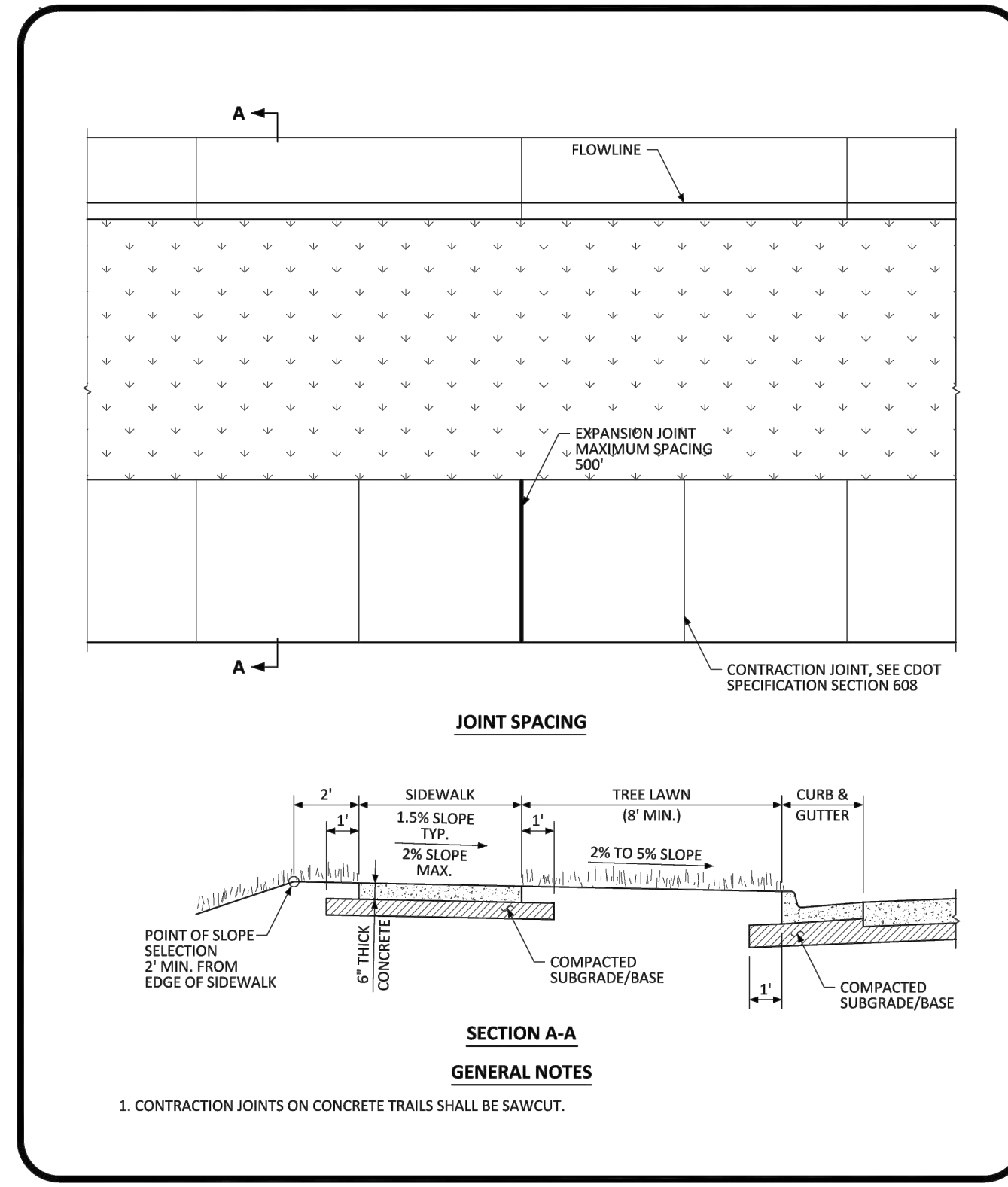


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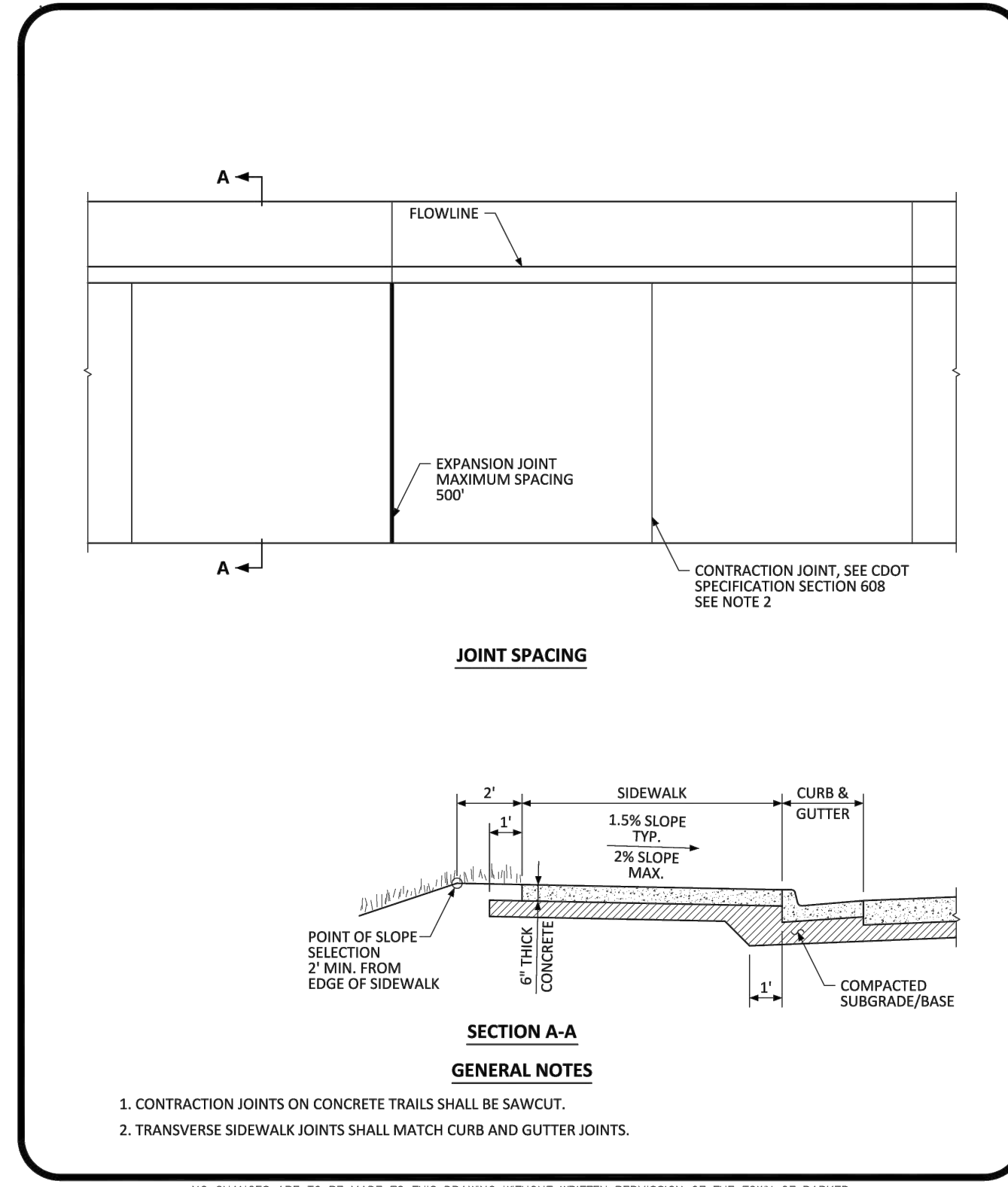
PARKER COLORADO

DETACHED SIDEWALK STANDARD DETAIL

DATE NOVEMBER 2020

DETAIL **4**

1 OF 2



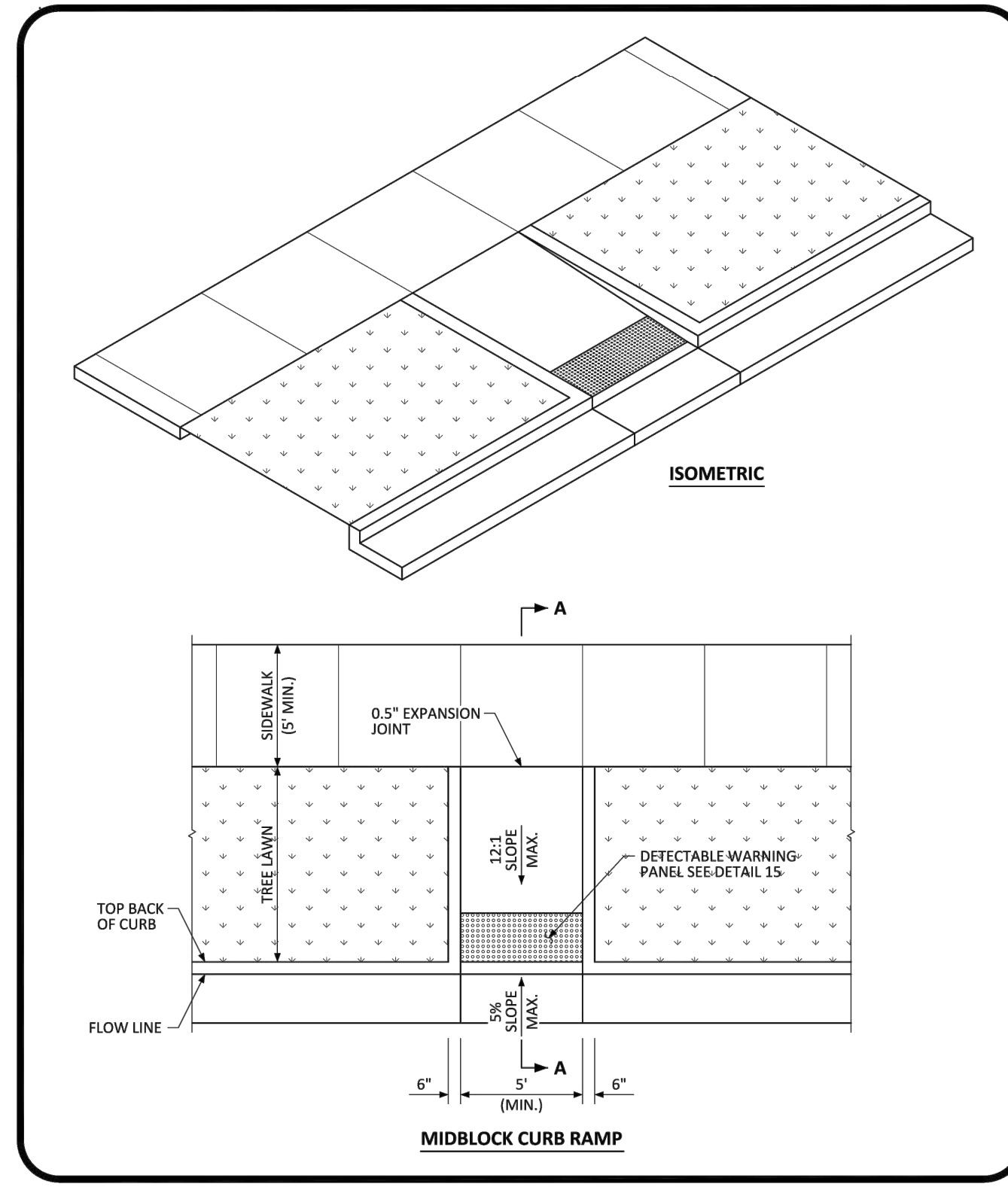
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ATTACHED SIDEWALK STANDARD DETAIL

DATE NOVEMBER 2020

DETAIL **4**

2 OF 2



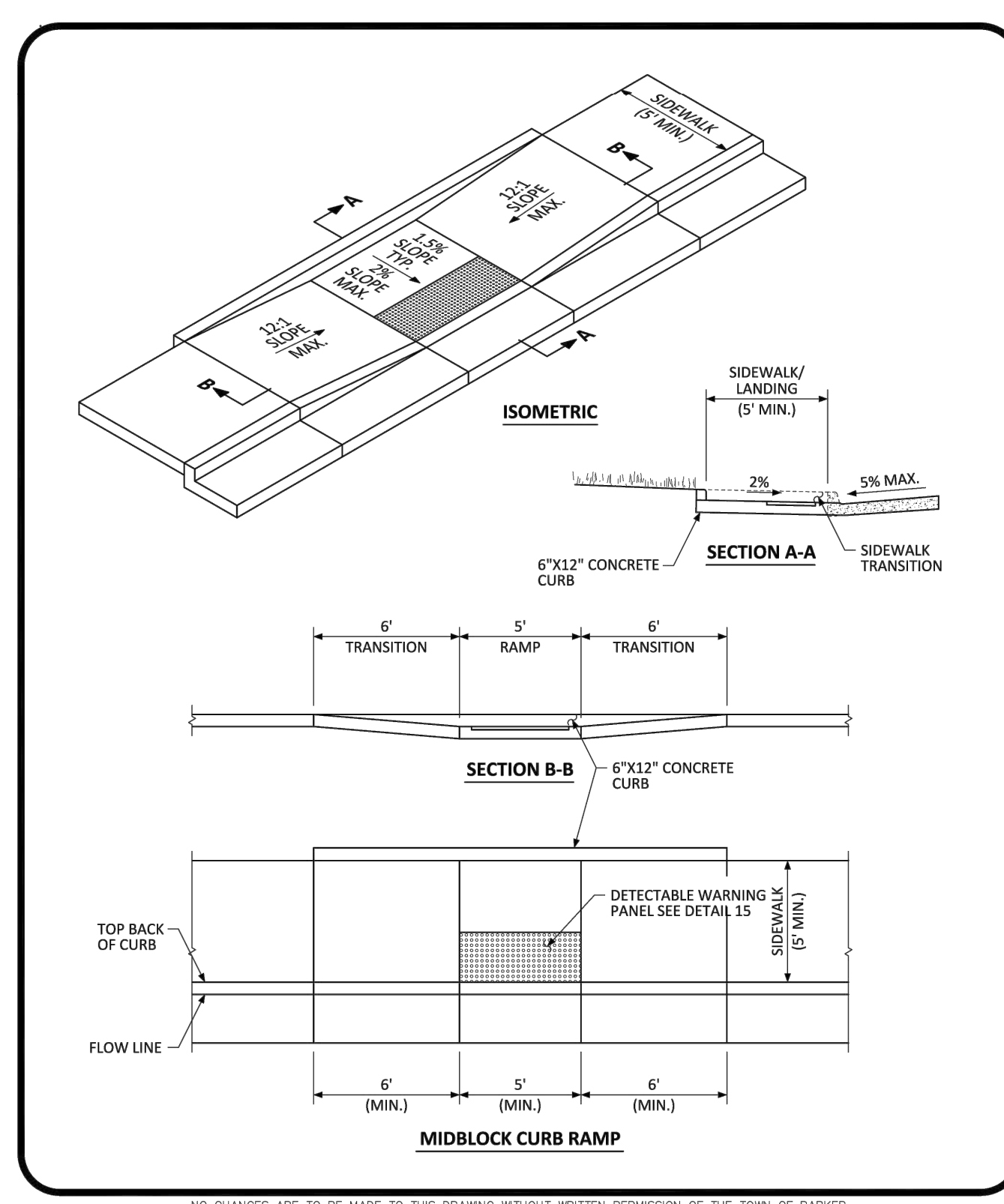
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MIDBLOCK CURB RAMP LAYOUT STANDARD DETAIL

DATE NOVEMBER 2020

DETAIL **17**

1 OF 2



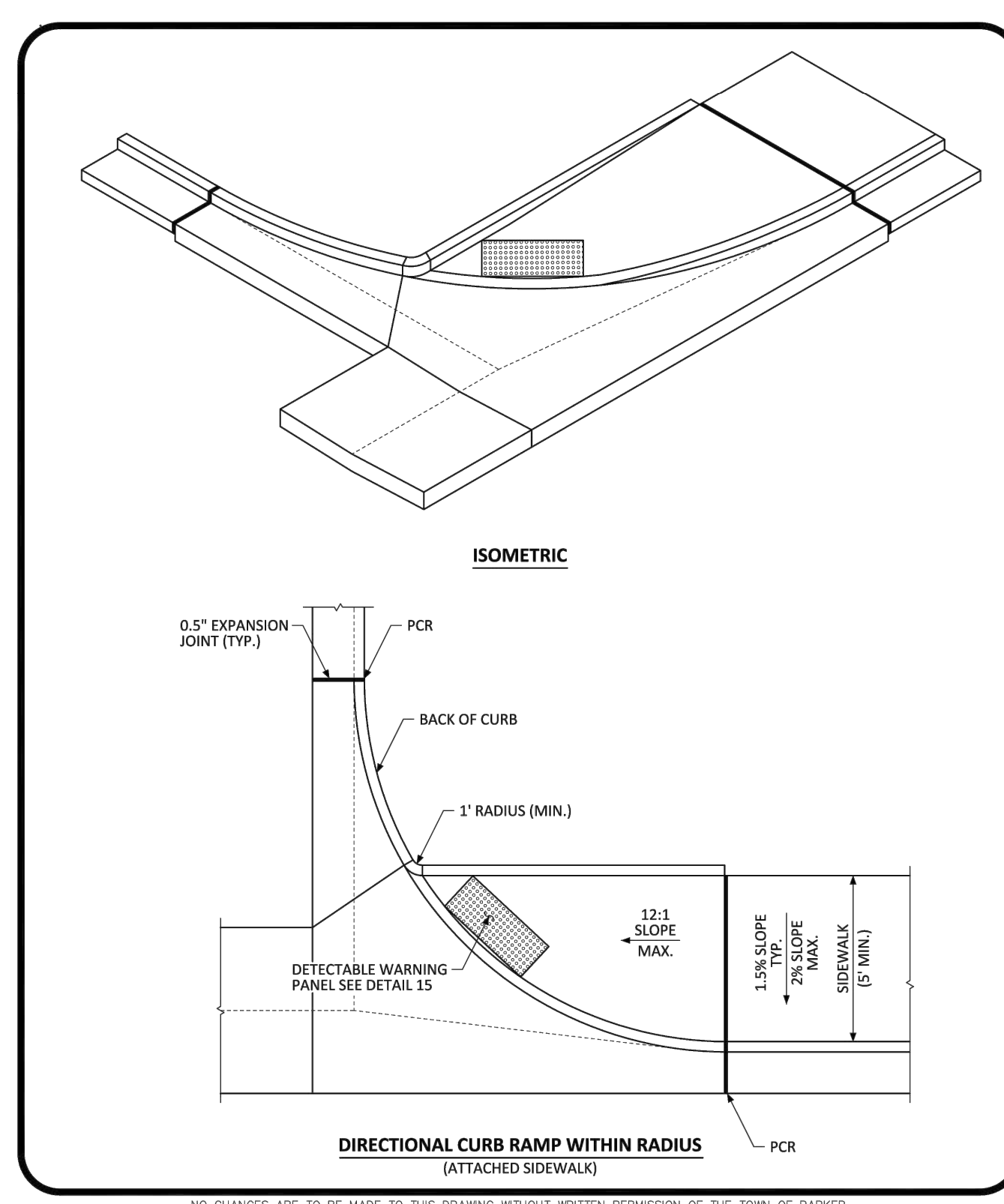
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MIDBLOCK CURB RAMP LAYOUT STANDARD DETAIL

DATE NOVEMBER 2020

DETAIL **17**

2 OF 2



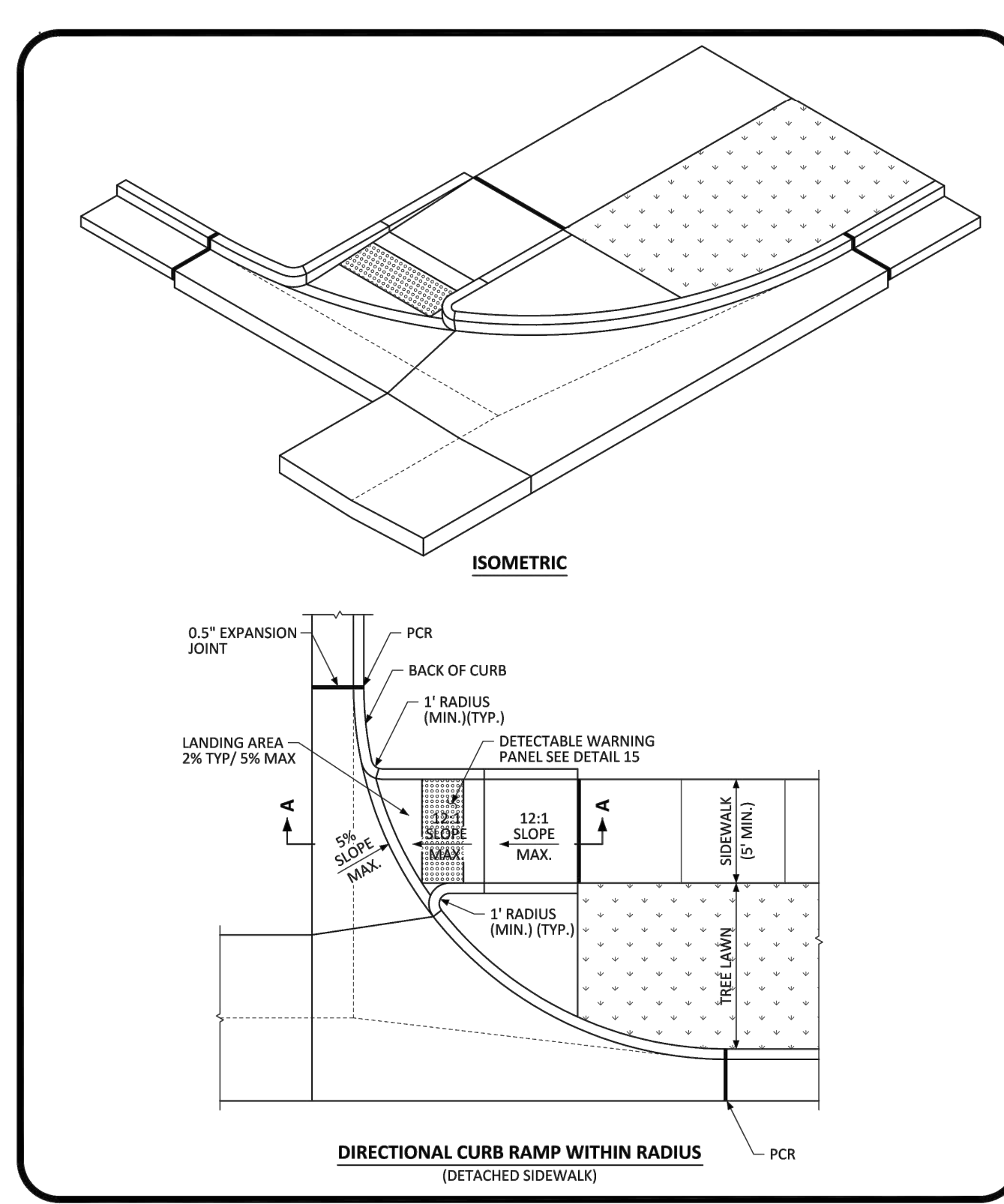
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DIRECTIONAL CURB RAMP WITHIN RADIUS STANDARD DETAIL

DATE NOVEMBER 2020

DETAIL **18**

1 OF 2



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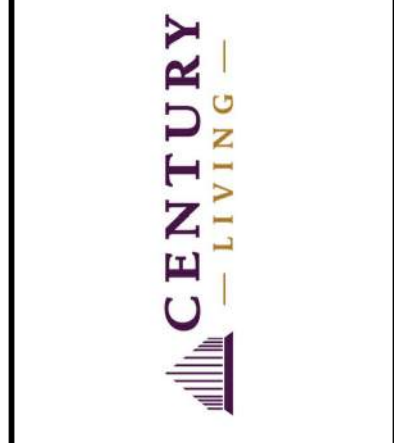
DIRECTIONAL CURB RAMP WITHIN RADIUS STANDARD DETAIL

DATE NOVEMBER 2020

DETAIL **18**

2 OF 2

File Location: D:\DEN\Projects\0950-C00 Compark South\CAD\CDS\PCIP\0950-STANDARD DETAILS.dwg Plot Date: 4/15/2022 5:18 PM Last Saved By: KBLACK



REV	REVISION DESCRIPTION	DATE	CHKD	APPRI

COMPARK VILLAGE SOUTH
PRIVATE IMPROVEMENT
CONSTRUCTION PLANS

STANDARD DETAIL

JOB NUMBER	65120350
DATE	4/1/2022
SHEET	C5.0
FOR AND ON BEHALF OF MERRICK & COMPANY	41



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VERTICAL CURB & GUTTER
SCALE: 3/8" = 1'

PLAN VIEW
SCALE: 3/8" = 1'

COMB. CURB, GUTTER & SIDEWALK
SCALE: 3/8" = 1'

SECTION
SCALE: 3/8" = 1'

SECTION
SCALE: 3/8" = 1'

REFERENCE:
CITY AND COUNTY OF DENVER
DRAWING NUMBER S-616.1

COMBINATION INLET TYPE 13/ DENVER TYPE 16 - SINGLE NO. 16 OPEN THROAT INLET ADJUSTABLE CURB BOX

Issued: 05/2013
Revised: _____
Drawing No. **SP.38a**

NOTES:

- This trench backfill detail specifies requirements in addition to those specified in the latest edition of the Colorado Department of Transportation's Standard Specifications for Road and Bridge Construction.
- A construction traffic control plan shall be submitted to and approved by Douglas County prior to issuance of construction permits in the County right-of-way.
- Trench shall be braced or shored as necessary for the safety of the workers and protection of other utilities or structures in accordance with applicable local, state and federal safety regulations.
- The trench width shall be confined to those minimum dimensions, which will permit proper installation and acceptable pipe loading, as established by current local, state and federal safety regulations.
- Backfill compaction requirements: Minimum density will be determined in accordance with AASHTO T 99 or T 180 as defined by CDOT Standard Specifications Section 203.07 and CDOT 703.03. Except for CLSM.
- Full depth asphalt can be used as an alternative to base course.
- Pavement edges shall be saw-cut. Edges shall be tack coated prior to patching.
- All storm sewers shall be constructed so that a minimum cover is maintained to withstand AASHTO HS-20 loading on the pipe. The minimum cover to withstand live loading depends upon the pipe size, type and class, and soil bedding condition, but shall be not less than 1-foot at any point along the pipe. Other factors that affect the depth of the pipe are hydraulic grade line elevations, inlet depths, adjacent utilities or utility crossings, including water and sewer services lines along residential streets, and connections to existing storm sewer systems. The roadway subgrade, which supports the pavement section is typically plowed to a certain depth, moisture treated and compacted prior to the placement of the sub-base, base course, and surfacing. There are also instances where the subgrade material must be excavated and replaced or treated to a certain depth to mitigate swelling soils. These efforts can impact the storm sewer system if it has not been designed with adequate depth. The design engineer shall use the best information available, including pavement design or soils reports (if available) to ensure that storm sewer pipes have adequate depth.
- Changes in design criteria will require compensating change in pipe design.
- When pipe sewer is to be extended or replaced with pipe of different material, the connections shall conform to the detail shown on plans or be approved through Douglas County Engineering.
- When two or more conduits are laid side-by-side, they shall be placed so that they are 1/2 outside diameter, or 1/2 outside span, or 3' apart, whichever is less. However, if end sections are used, the minimum spacing shall be 1' between the outside edge of end sections.
- TRENCH INSTALLATION** (per OSHA Standards):
 - Trenches over 5 feet in depth shall be either shored or the trench walls shall be sloped no steeper than 3:1 to the angle of repose. If sloped, the bottom of the slope shall be a minimum of 1 foot above the top of the pipe.
 - Shoring will be required when the bottom of the slope is more than 3 feet above the bottom of the trench.
 - All sheeting or shoring to be removed.
- CLSM may be used in place of Structural Backfill.
- CLSM shall not exceed a strength over 1000 p.s.i.

REFERENCE: Douglas County Drainage Manual and Colorado Department of Transportation "M" Standards.

TO BE USED IN OPEN FIELDS OR PRIOR TO PAVING ROADS

PIPE INSTALLATION IN TRENCH NOTES

Issued: 05/2013
Revised: _____
Drawing No. **SP.46b**

SECTION
SCALE: 3/8" = 1'

DETAIL FISH LOGO
SCALE: NO SCALE

SECTION
SCALE: 3/8" = 1'

SECTION
SCALE: 3/8" = 1'

REFERENCE:
CITY AND COUNTY OF DENVER
DRAWING NUMBER S-616.1

COMBINATION INLET TYPE 13/ DENVER TYPE 16 - SINGLE NO. 16 OPEN THROAT INLET ADJUSTABLE CURB BOX

Issued: 05/2013
Revised: _____
Drawing No. **SP.38b**

RIGID PIPE

FLEXIBLE PIPE

MAXIMUM HEIGHT OF FILL OVER TOP OF PIPE IN FEET

REINFORCED CONCRETE		STEEL - 2 2/3" x 1/2" CORRUGATIONS	
H ft.	Bd ft.	H ft.	Bd ft.
18	35	1-15	16-20
24	42	21-25	26-30
30	50	31-35	36-40
36	58	41-45	46-50
42	68	51-55	56-60
48	78	61-65	66-70
54	89	71-75	76-80
60	98	81-85	86-90
66	108	91-95	96-100
72	117	101-105	106-110
78	127	111-115	116-120
84	135	121-125	126-130
90	154	131-135	136-140
96	163	141-145	146-150
102	172	151-155	156-160
108	181	161-165	166-170
114	200	171-175	176-180
120	209	181-185	186-190
126	218	191-195	196-200
132	227	201-205	206-210
138	236	211-215	216-220
144	245	221-225	226-230

PIPE INSTALLATION IN TRENCH

Issued: 05/2013
Revised: _____
Drawing No. **SP.46a**



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MANHOLE BOX BASE

2-501 IN TOP SLAB (TYP.)
 3-1103 x 5'-0" @ 3"
 503 @ 12"
 5-402 @ 12"
 4-1102 x 2'-8" LONG (PLACE DIAGONALLY AROUND OPENING)
 3-502

PLAN

24" MANHOLE RING AND COVER
 CONCRETE COLLAR OR FULL DEPTH ASPHALT PATCHING
 ECCENTRIC CONE (1'-2" MIN.)
 2'-0" MIN.
 48" MIN.
 JOINT SEALING COMPOUND OR GROUT
 CIRCULAR REINFORCING BARS (1'-0" MIN.)
 1'-0" SLAB
 8" (TYP.)
 CLASS B CONCRETE
 20'-0" MAX. DEPTH FROM GROUND LINE (VARIES 7'-2" TO 11'-10")
 30" x 24" x 2W + I.D.
 6" MIN. DEPTH GRANULAR BEDDING MATERIAL

SECTION

REFERENCE: CDOT M & S STANDARDS M-604-20

MANHOLES

ISSUED: 05/2013

REVISED:

DRAWING NO. **SP.43a**

GENERAL NOTES

- SINCE ALL PIPE ENTRIES INTO THE BASE ARE VARIABLE, THE DIMENSIONS SHOWN ARE TYPICAL. ACTUAL DIMENSIONS AND QUANTITIES FOR CONCRETE AND REINFORCEMENT SHALL BE AS REQUIRED IN THE WORK.
- THE PRECAST FLAT TOP MAY BE USED ON ANY MANHOLE. THE ECCENTRIC CONE MAY BE USED WHEN THE MANHOLE "H" HEIGHT IS AT LEAST 8'.
- THE MH RING (FRAME) SHALL BE SET ON CONCRETE GRADE RINGS. THE FRAME SHALL BE SURROUNDED WITH A CONCRETE COLLAR IN UNPAVED AREA AND CONCRETE PAVEMENT, OR FULL DEPTH ASPHALT IN ASPHALT PAVEMENT. SEE DETAILS ON SHEETS 2 AND 3.
- DESIGN OF BOX BASE IS BASED ON STRAIGHT RUNS OF CONDUIT OR CHANGE IN DIRECTION OF LESS THAN 45°. SPECIAL DESIGN IS REQUIRED FOR 45° OR GREATER.
- PRECAST MANHOLES AND REINFORCEMENT SHALL CONFORM TO ASTM C 478 (ASHTO M 199).
- CAST-IN-PLACE MANHOLES SHALL BE CLASS D CONCRETE.
- STEPS SHALL BE REQUIRED WHEN THE MANHOLE DEPTH EXCEEDS 3'-0" AND SHALL BE IN ACCORDANCE WITH ASHTO M 199.
- ALL REINFORCING STEEL SHALL HAVE A MINIMUM YIELD STRENGTH OF 60,000 PSI. VERTICAL STEEL SHALL BE PLACED AT L OF WALL. ALL BARS SHALL HAVE A 2" MINIMUM CLEARANCE. ALL REINFORCING BARS SHALL BE EPOXY COATED.
- IF ANY REBAR HAS TO BE CUT ON THE JOB SITE, THE EXPOSED BARE STEEL SHALL BE IMMEDIATELY COVERED WITH A MANUFACTURED APPROVED EPOXY PAINT PRIOR TO POUR.
- ALL PIPE ENTRIES INTO THE BASE OF MANHOLE SHALL BE CONNECTED BY OPEN CHANNELIZATION ADJUSTED FOR PIPE SIZE, SHAPE, SLOPE, AND DIRECTION OF FLOW. DETAILS SHOWN ARE TYPICAL FOR INSTALLATIONS WITH ALL INVERTS OF SAME RELATIVE ELEVATION. FOR EXCESSIVE ELEVATION DIFFERENCE BETWEEN INVERTS, SPECIAL BASE/CHANNEL DETAILS WILL BE SHOWN ON THE PLANS.
- FLOW CHANNELS AND INVERTS SHALL BE FORMED BY SHAPING WITH CLASS B CONCRETE.
- STUB-OUTS SHALL EXTEND A MINIMUM OF 1 PIPE SECTION BEYOND OUTSIDE WALL SURFACE OF MANHOLE AND BE SATISFACTORILY PLUGGED.
- CHECK WITH THE LOCAL GOVERNMENT AUTHORITY FOR ANY ADDITIONAL SANITARY SEWER SPECIFICATIONS, DETAILS, OR REGULATIONS.
- THE SLOPE OF THE MANHOLE COVER SHALL MATCH THE ROADWAY PROFILE AND CROSS SLOPE.

SECTION A-A (STEEL IN BOTTOM OF BASE)

REFERENCE: CDOT M & S STANDARDS M-604-20

MANHOLES

ISSUED: 05/2013

REVISED:

DRAWING NO. **SP.43b**

THROUGH PIPE ONE LATERAL
 ANGLED LATERALS
 SHARP ANGLE

TYPICAL CHANNELIZATION DETAILS

QUANTITIES FOR CONCRETE MANHOLE BOX BASE

MARK	SIZE	TYPE	#/FT.	BARS	I.D.					FORMULAS
					60"	66"	72"	84"	96"	
401	4	I	0.668	(NO. REQ'D) 18 LENGTH 104.2	18 111.2	18 118.2	18 125.2	18 132.2	18 143.2	401 BAR LENGTH = 32'+2W+I.D.
402	4	III	0.668	(NO. REQ'D) 5 LENGTH 22.0	5 22.0	5 23.9	5 27.8	5 31.7	5 31.7	402 BAR LENGTH = I.D. + 2W
501	5	I	1.043	(NO. REQ'D) 17 LENGTH 141.8	17 127.2	17 134.2	17 141.2	17 148.2	17 155.2	501 BAR LENGTH = 24' + I.D. + 2W
502	5	I	1.043	(NO. REQ'D) 23 LENGTH 119.9	23 130.4	23 135.6	23 140.8	23 146.0	23 151.2	502 NUMBER BARS REQ'D. = 3 + (24'+I.D.+2W+1) / 5
503	5	II	1.043	(NO. REQ'D) 13 LENGTH 223.9	13 223.9	13 228.1	13 232.3	13 236.5	13 240.7	503 NUMBER BARS REQ'D. = 2(13'+I.D.+2W+1) / 5 BAR LENGTH = 4'-9"+2(16'+W+I.D./2)
504	5	I	1.043	(NO. REQ'D) 14 LENGTH 126.8	14 135.1	14 143.4	14 151.7	14 160.0	14 168.3	504 NUMBER BARS REQ'D. = 2(2W+I.D.+1) / 5 BAR LENGTH = 32'+2W+I.D.
1101	11	I	5.313	(NO. REQ'D) 7 LENGTH 164.7	7 177.1	7 189.5	7 201.9	7 214.3	7 226.7	1101 BAR LENGTH = 21' + I.D. + 2W
1102	11	I	5.313	(NO. REQ'D) 4 LENGTH 58.7	4 58.7	4 58.7	4 58.7	4 58.7	4 58.7	BENDING TYPE I STRAIGHT
1103	11	I	5.313	(NO. REQ'D) 3 LENGTH 79.7	3 79.7	3 79.7	3 79.7	3 79.7	3 79.7	BENDING TYPE II 4'-9"
REINFORCING STEEL TOTAL					1,037.5	1,127.2	1,204.0	1,280.2	1,361.6	
CONCRETE - CUBIC YARDS					6.6	7.3	8.0	8.5	11.1	

NOTE: QUANTITIES ARE BASED ON SAME SIZE PIPE ENTRANCE TO AND EXIT FROM, BASE AND A 4 FT. MANHOLE ENTRANCE INTO TOP SLAB OF BASE.

REFERENCE: CDOT M & S STANDARDS M-604-20

MANHOLES

ISSUED: 05/2013

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DRAWING NO. **SP.43c**

LEGEND

- SUITABLE SUBGRADE
- GRANULAR BEDDING MATERIAL
- CONCRETE

MANHOLE BASES:

- THE BASE SLAB SHALL BE POURED MONOLITHICALLY WITH BOTTOM RISER SECTION.
- MANHOLE BASES SHALL FIT THE CONDITIONS AND LOCATIONS FOR WHICH THEY ARE INTENDED WITHOUT ANY FIELD MODIFICATIONS. ANY MANHOLE BASE WHICH REQUIRES FIELD CUTTING OR MODIFICATION IN ORDER TO FIT THE LOCATIONS INTENDED WILL BE REJECTED BY THE ENGINEER AND REMOVED AND REPLACED BY THE CONTRACTOR AT NO COST TO THE DEPARTMENT.
- MANHOLE BASES SHALL BE BEDDED ON AN APPROVED GRANULAR BEDDING MATERIAL AS SHOWN ABOVE.

PLAN

SECTION B-B

SECTION C-C

CAST-IN-PLACE SLAB BASE

REFERENCE: CDOT M & S STANDARDS M-604-20

MANHOLES

ISSUED: 05/2013

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FLAT TOP SECTION DETAIL

SECTION A-A

MANHOLE RING AND COVER

REFERENCE: CDOT M & S STANDARDS M-604-20

MANHOLES

ISSUED: 05/2013

REVISED:

DRAWING NO. **SP.43e**

T-BASE MANHOLES:

- THE T-BASE SECTION SHALL BE SHOP-FABRICATED FOR DELIVERY TO THE CONSTRUCTION SITE AS A COMPLETE UNIT.
- THESE DETAILS SHALL ONLY BE CONSTRUED TO SHOW CONCEPTUAL AND STANDARD DIMENSIONAL REQUIREMENTS FOR TYPE T-BASE MANHOLES. THE CONTRACTOR SHALL FURNISH DETAILED SHOP DRAWINGS FOR APPROVAL PRIOR TO FABRICATION. THE DETAILS SHOWN HEREIN APPLY ONLY TO 72-INCH DIAMETER PIPE AND LARGER.
- EXCEPT FOR CLASS OF PIPE, SPECIFICATIONS TO BE MET FOR THE MANHOLE SHALL BE THE SAME AS THOSE REQUIRED FOR THE ADJOINING PIPE CULVERT OR SEWER.
- THE T-BASE SECTION SHALL MAINTAIN ITS INTERNAL SHAPE AND FLOW AREA WITH ANY GROUTING, ETC. APPLIED SO AS TO NOT DISTURB THE NORMAL FLOW OR REDUCE THE AREA.

CIRCULAR RCP (LONGITUDINAL SECTION)

CIRCULAR RCP (TRANSVERSE SECTION)

MANHOLE T-BASE

REFERENCE: CDOT M & S STANDARDS M-604-20

MANHOLES

ISSUED: 05/2013

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DRAWING NO. **SP.43f**



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 CONSTRUCTION PLANS

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JOB NUMBER	65120350	DATE	4/12/2022	SHEET	C52	DATE	05/2013	REVISED:		DRAWING NO.	SP.43f
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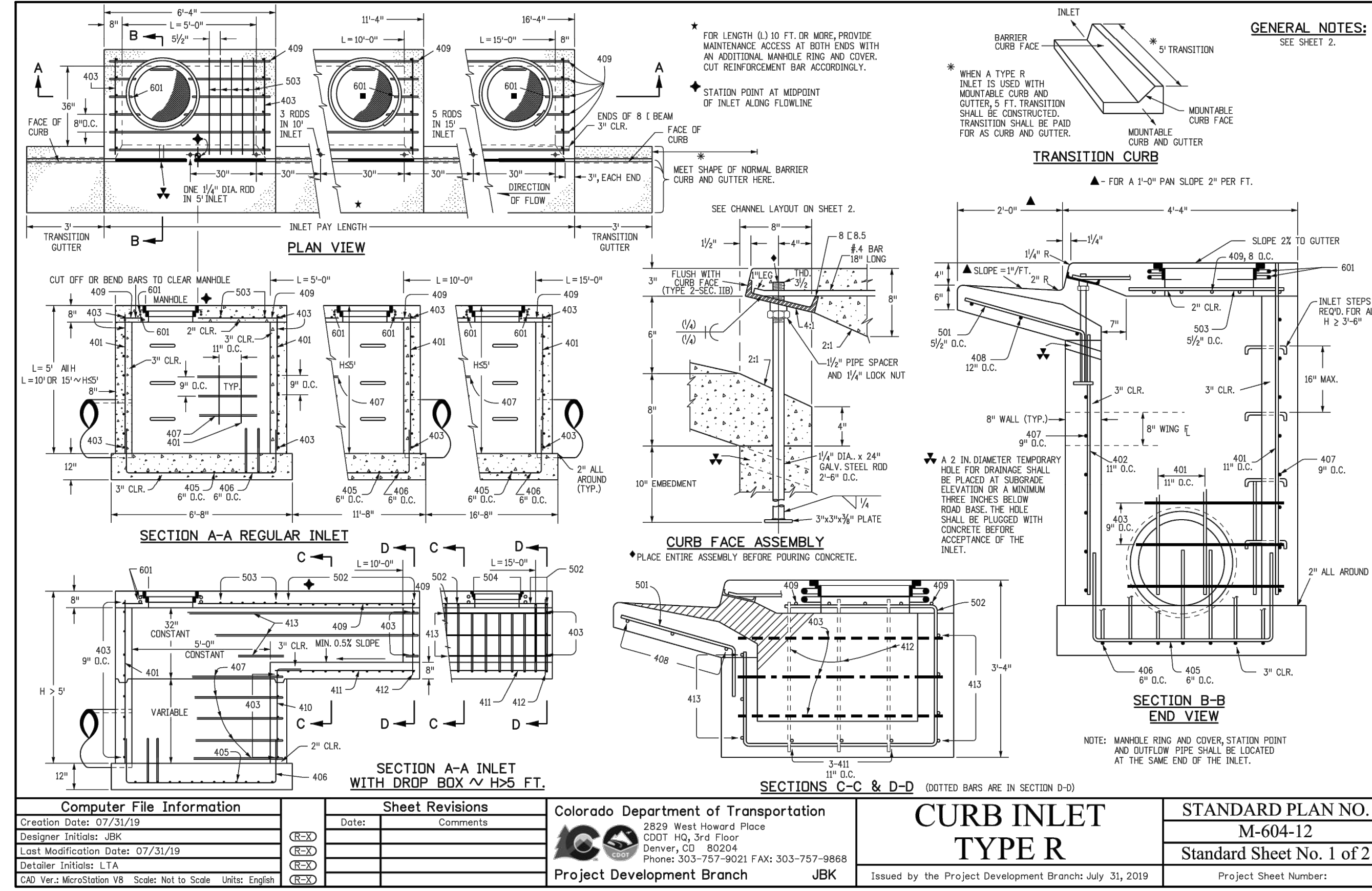
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Creation Date: 07/31/19	CEX
Designer Initials: JBK	CEX
Last Modification Date: 07/31/19	CEX
Detailer Initials: LTA	CEX
CAD Ver: MicroStation V8 Scale: Not to Scale Units: English	CEX

Sheet Revisions	
Date:	Comments:

Colorado Department of Transportation
 2829 West Howard Place
 CDOT HQ, 3rd Floor
 Denver, CO 80204
 Phone: 303-757-9021 FAX: 303-757-9868

Project Development Branch JBK

CURB INLET TYPE R
 Issued by the Project Development Branch: July 31, 2019

STANDARD PLAN NO.	
M-604-12	
Standard Sheet No. 1 of 2	
Project Sheet Number:	

JOB NUMBER: 65120950
 DATE: 4/1/2022
 SHEET: C5.3
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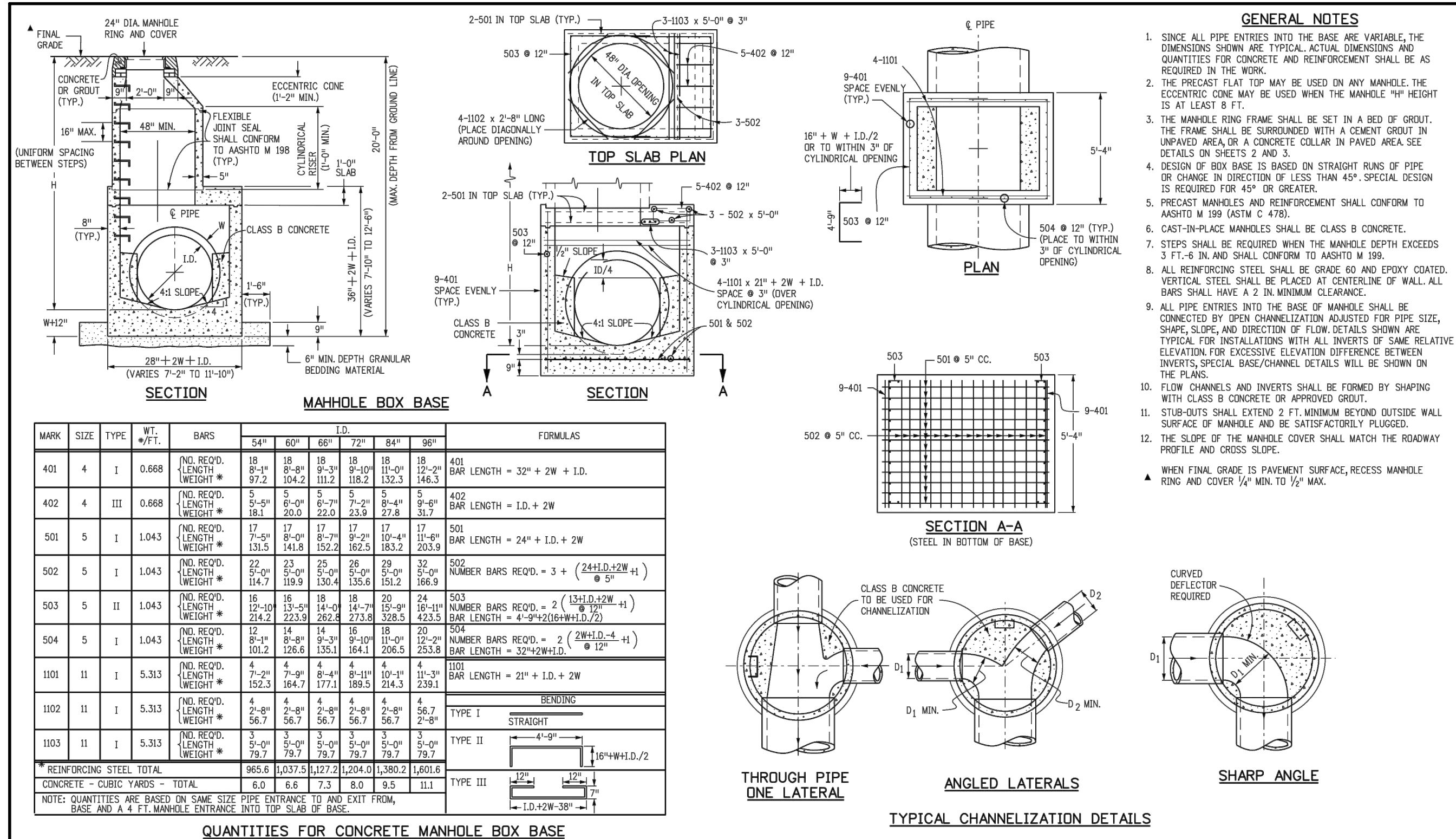
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REV	REVISION DESCRIPTION	DATE	CHKD	APPD

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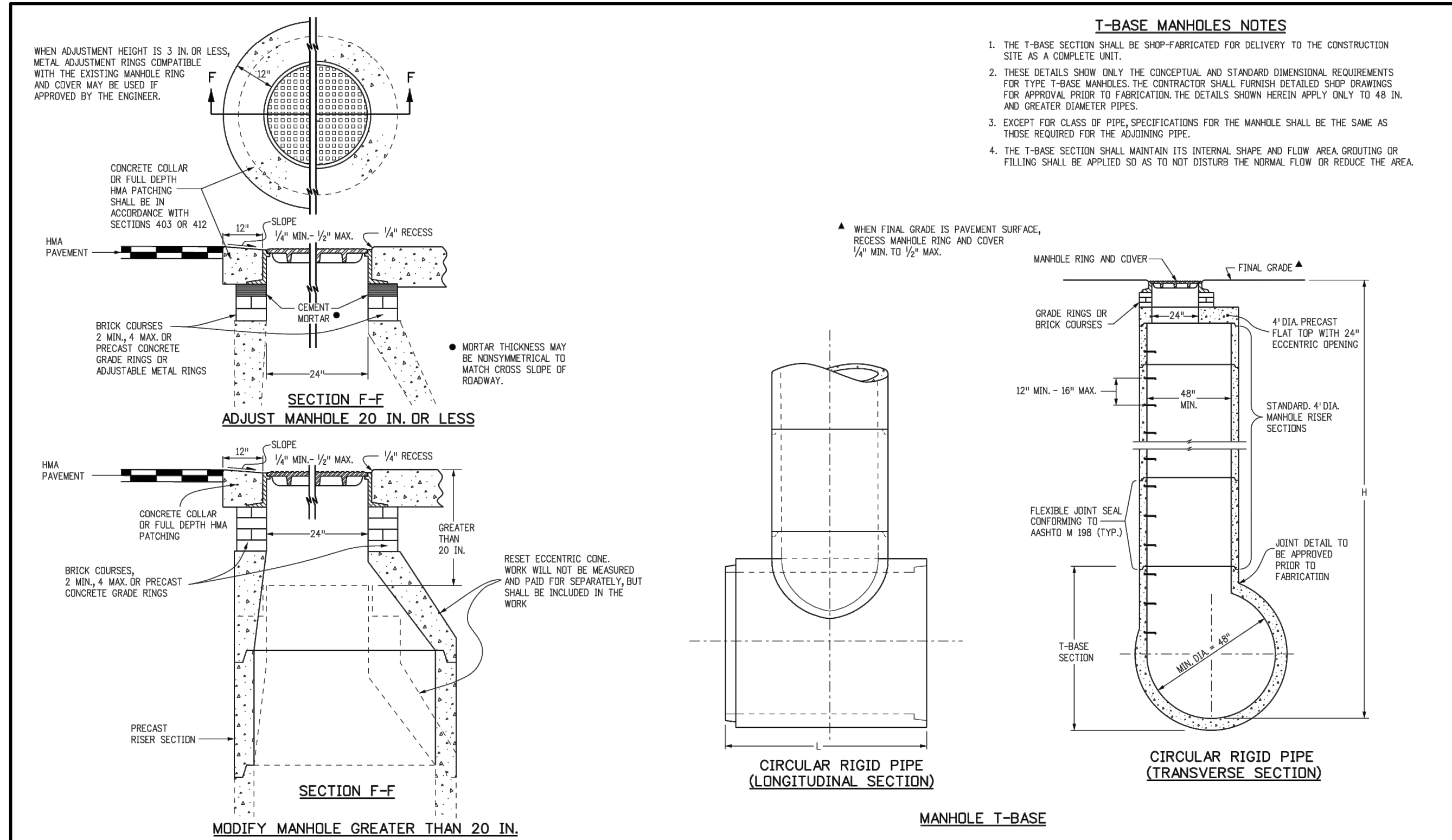
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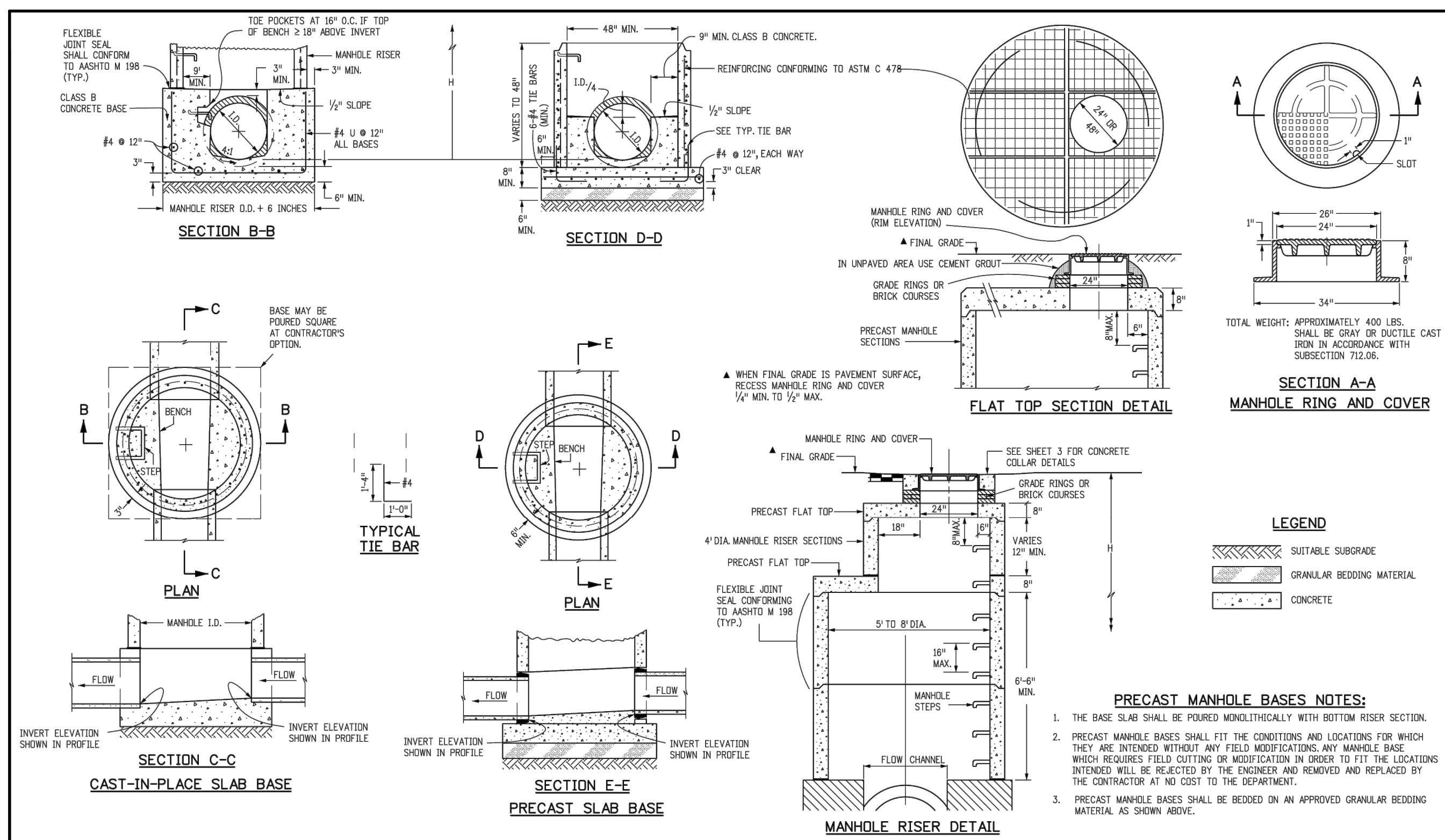


MARK	SIZE	TYPE	WT. #/FT.	BAR	18"	20"	24"	30"	36"	42"	48"	54"	60"	66"	72"	78"	84"	90"	FORMULAS
401	4	I	0.668	NO. REVD. LENGTH * WEIGHT	18	18	18	18	18	18	18	18	18	18	18	18	18	18	401 BAR LENGTH = 32" + 2W + I.D.
402	4	III	0.668	NO. REVD. LENGTH * WEIGHT	18	18	18	18	18	18	18	18	18	18	18	18	18	18	402 BAR LENGTH = I.D. + 2W
501	5	I	1.043	NO. REVD. LENGTH * WEIGHT	17	17	17	17	17	17	17	17	17	17	17	17	17	501 BAR LENGTH = 24" + I.D. + 2W	
502	5	I	1.043	NO. REVD. LENGTH * WEIGHT	17	17	17	17	17	17	17	17	17	17	17	17	17	502 NUMBER BARS REQ. = 3 + (24H.I.D. + 2W) / 5"	
503	5	II	1.043	NO. REVD. LENGTH * WEIGHT	16	16	16	16	16	16	16	16	16	16	16	16	16	503 NUMBER BARS REQ. = 2 + (15H.I.D. + 2W) / 4"	
504	5	I	1.043	NO. REVD. LENGTH * WEIGHT	14	14	14	14	14	14	14	14	14	14	14	14	14	504 NUMBER BARS REQ. = 2 + (2W + I.D. - 4) / 12"	
1101	11	I	5.313	NO. REVD. LENGTH * WEIGHT	4	4	4	4	4	4	4	4	4	4	4	4	4	1101 BAR LENGTH = 21" + I.D. + 2W	
1102	11	I	5.313	NO. REVD. LENGTH * WEIGHT	4	4	4	4	4	4	4	4	4	4	4	4	4	1102 BAR LENGTH = 21" + I.D. + 2W	
1103	11	I	5.313	NO. REVD. LENGTH * WEIGHT	4	4	4	4	4	4	4	4	4	4	4	4	4	1103 BAR LENGTH = 21" + I.D. + 2W	
* REINFORCING STEEL TOTAL				965.6	1037.5	1277.3	1204.0	1380.2	1260.6										
CONCRETE - CUBIC YARDS - TOTAL				6.0	5.6	7.3	8.0	9.5	11.1										

Computer File Information		Sheet Revisions		Colorado Department of Transportation		STANDARD PLAN NO.	
Creation Date: 07/31/19	Date:	Comments:	2829 West Howard Place	MANHOLES		M-604-20	
Designer Initials: JBK			CDOT HQ, 3rd Floor	Project Development Branch		Standard Sheet No. 1 of 3	
Last Modification Date: 07/31/19			Denver, CO 80204	Issued by the Project Development Branch: July 31, 2019		Project Sheet Number:	
Detailer Initials: LTA			Phone: 303-757-9021 FAX: 303-757-9868				
CAD Ver: MicroStation V8 Scale: Not to Scale Units: English							



Computer File Information		Sheet Revisions		Colorado Department of Transportation		STANDARD PLAN NO.	
Creation Date: 07/31/19	Date:	Comments:	2829 West Howard Place	MANHOLES		M-604-20	
Designer Initials: JBK			CDOT HQ, 3rd Floor	Project Development Branch		Standard Sheet No. 3 of 3	
Last Modification Date: 07/31/19			Denver, CO 80204	Issued by the Project Development Branch: July 31, 2019		Project Sheet Number:	
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Creation Date: 07/31/19	Date:	Comments:	2829 West Howard Place	MANHOLES		M-604-20	
Designer Initials: JBK			CDOT HQ, 3rd Floor	Project Development Branch		Standard Sheet No. 2 of 3	
Last Modification Date: 07/31/19			Denver, CO 80204	Issued by the Project Development Branch: July 31, 2019		Project Sheet Number:	
Detailer Initials: LTA			Phone: 303-757-9021 FAX: 303-757-9868				
CAD Ver: MicroStation V8 Scale: Not to Scale Units: English							

NO.	REVISION DESCRIPTION	DATE	CHKD	APPR

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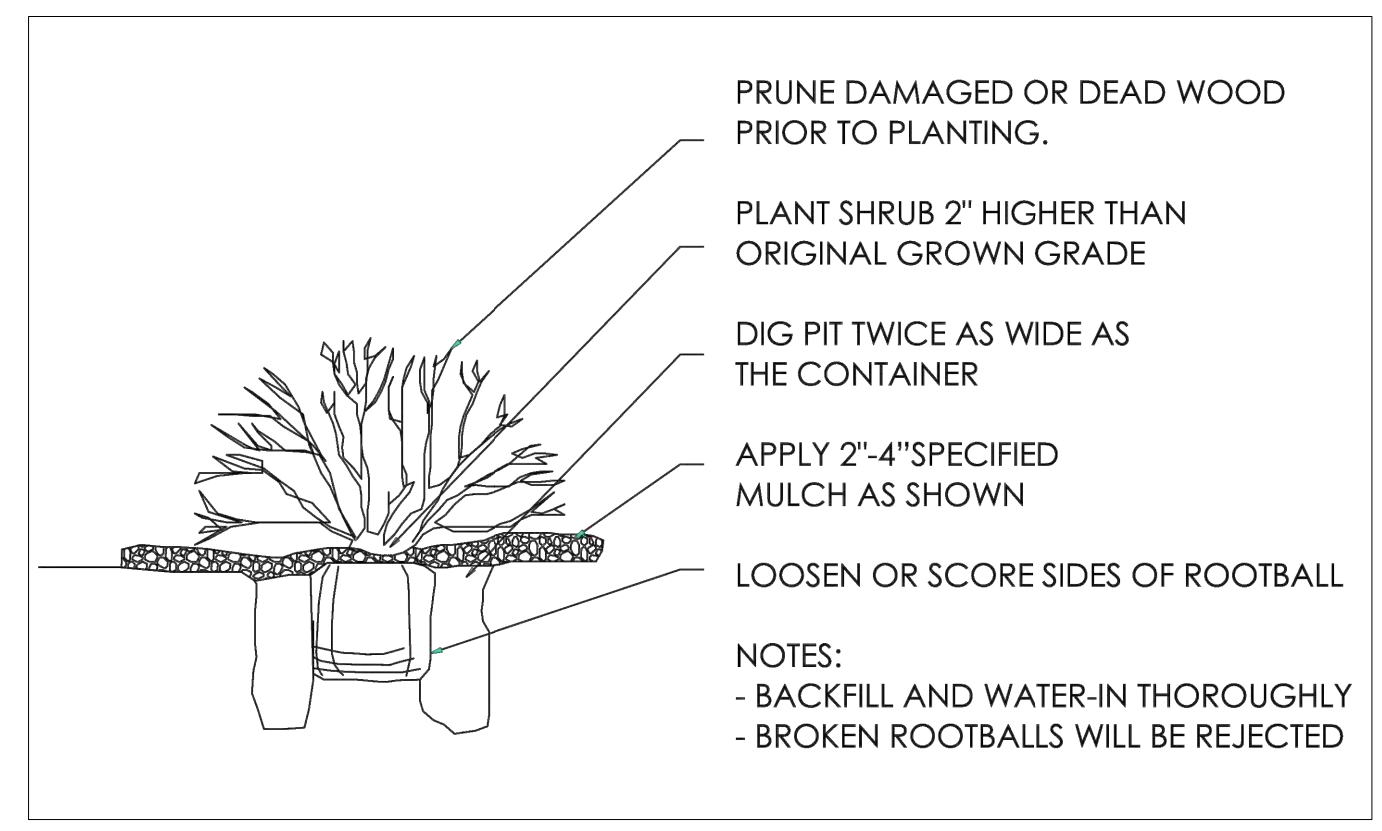
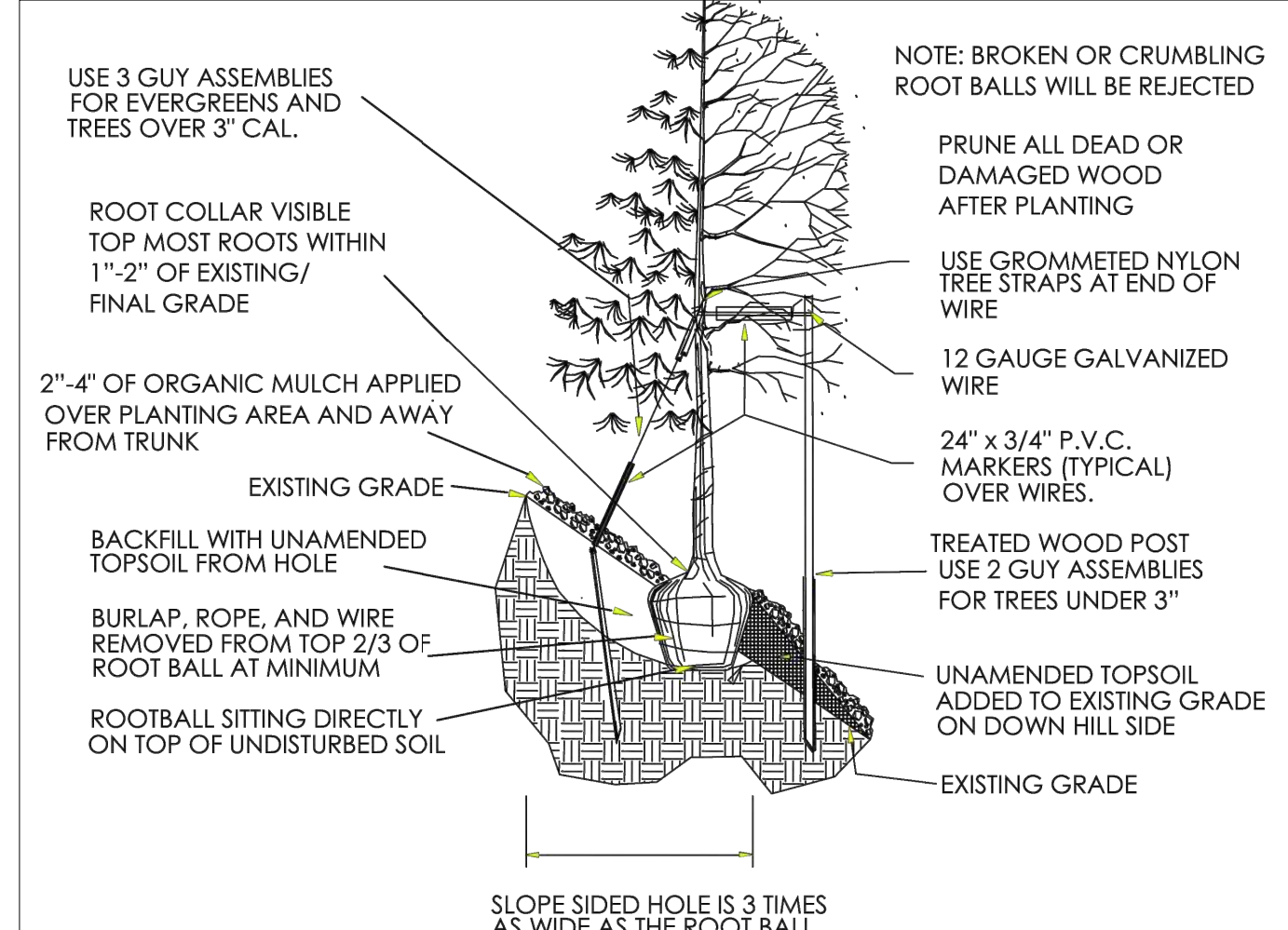
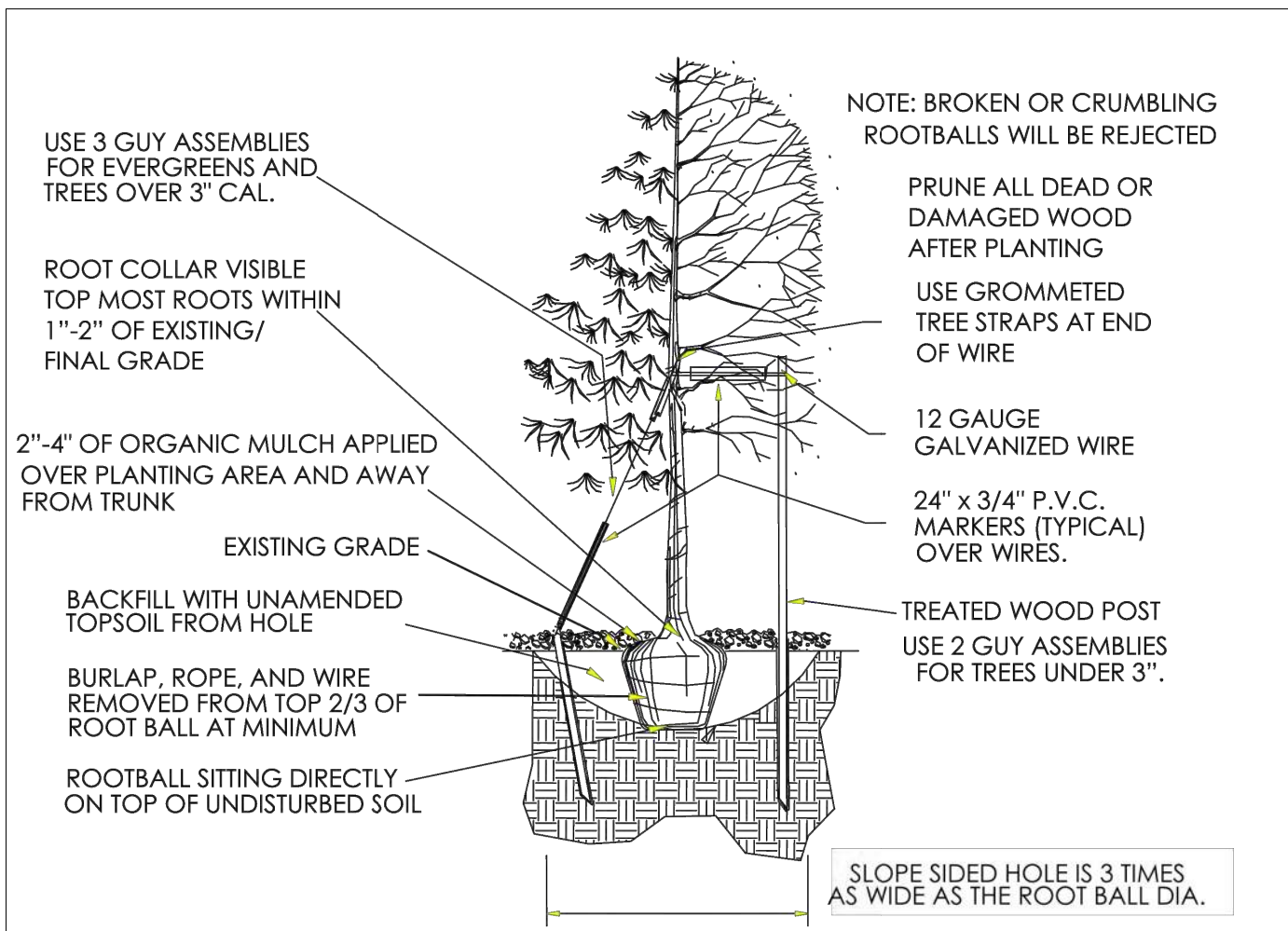
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JOB NUMBER	65120350
DATE	4/1/2022
SHEET	C5.4
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NET SITE AREA	LANDSCAPE AREA			% LIVE COVER		
	REQUIRED (45%)	PROVIDED	SURPLUS / DEFICIT	REQUIRED (75%)	PROVIDED	SURPLUS / DEFICIT
653303.1	293986.4	322032	28045.6	241524.0	294477	52953.0

INTERNAL LANDSCAPE AREA (SF)	MIN. & MAX EVERGREEN REQ.	TREE REQUIREMENT 1/1500 SF			SHRUB REQUIREMENT 5/1500 SF			TREE EQUIVALENT CALCULATION		
		REQUIRED	PROVIDED	SURPLUS / DEFICIT	REQUIRED	PROVIDED	SURPLUS / DEFICIT	Shrubs available for Tree Equivalents	Total Equivalent Trees	Total Tree & Tree Equivalents Provided
322032	25% & 50%	215	165	-50	1073	2685	1612	1612	161	326
*Parking lot island landscape area is not included in this calculation.		54	71 = 43%	17	N/A	-	-	-	-	-

LOCATION	LENGTH	TREE REQUIREMENT 1/40 LF			SHRUB REQUIREMENT			TREE EQUIVALENT CALCULATION		
		REQUIRED	PROVIDED	SURPLUS / DEFICIT	REQUIRED	PROVIDED	SURPLUS / DEFICIT	Shrubs available for Tree Equivalents	Total Equivalent Trees	Total Tree & Tree Equivalents Provided
BELFORD AVE.	1492	37	37	0	N/A	-	-	-	-	-
ACCESS AISLES	356	9	10	1	N/A	-	-	-	-	-

LOCATION	LENGTH / PERCENT	TREE REQUIREMENT 1/40 LF			SHRUB REQUIREMENT 5/40 LF			TREE EQUIVALENT CALCULATION		
		REQUIRED	PROVIDED	SURPLUS / DEFICIT	REQUIRED	PROVIDED	SURPLUS / DEFICIT	Shrubs available for Tree Equivalents	Total Equivalent Trees	Total Tree & Tree Equivalents Provided
SOUTH PROPERTY BOUNDARY	2040	51	54	3	255	396	141	-	-	-
NORTH PROPERTY BOUNDARY	1486	37	51	14	186	206	20	-	-	-
MIN. EVERGREEN REQUIREMENT	40%	35	51 = 49%	8	N/A	-	-	-	-	-

PARKING LOT INTERIOR	AREA	TREE REQUIREMENT 1/162 SF OF LANDSCAPE ISLAND			SHRUB REQUIREMENT 5/162 SF OF LANDSCAPE ISLAND			TREE EQUIVALENT CALCULATION		
		REQUIRED	PROVIDED	SURPLUS / DEFICIT	REQUIRED	PROVIDED	SURPLUS / DEFICIT	Shrubs available for Tree Equivalents	Total Equivalent Trees	Total Tree & Tree Equivalents Provided
	16239	100	50	-50	501	1013	512	512	54	104

*Trees were provided in all parking lot islands where utility conflicts were not present.

TOT PARKING LOT AREA	AREA	LANDSCAPE AREA		
		REQUIRED (10%)	PROVIDED	SURPLUS / DEFICIT
	160238	16024	16239	215

GENERAL NOTES

- NO SUBSTANTIAL CHANGE FROM THE APPROVED LANDSCAPE PLAN WITHOUT PRIOR REVIEW OF THE PARKER WATER AND SANITATION DISTRICT, WHICH MAY REQUIRE ADDITIONAL IRRIGATION TAPS FOR CHANGES DUE TO MORE WATER INTENSIVE LANDSCAPING.
- ALL LANDSCAPING (EDGE OF ROOT BALLS) SHALL BE SETBACK FROM BUILDINGS A MINIMUM OF 3'.
- ABSOLUTELY NO IRRIGATION EQUIPMENT OF ANY KIND IS TO BE INSTALLED OR PLACED CLOSER THEN 5'-0" TO THE STRUCTURAL FOUNDATION OF ANY BUILDING.

LANDSCAPE NOTES

- ALL WORK SHALL CONFORM TO LOCAL CITY AND COUNTY CODES. CONTRACTOR SHALL VERIFY LOCATION OF ALL UNDERGROUND UTILITIES, LINES AND STRUCTURES PRIOR TO EXCAVATION OR TRENCHING. DAMAGE TO THESE UTILITIES SHALL BE REPAIRED BY THE CONTRACTOR AT NO COST TO THE OWNER OR LANDSCAPE ARCHITECT.
- PLANT QUANTITIES TO BE BASED ON CONTRACTOR'S ESTIMATE ACCORDING TO PLANS, WHICH ARE SUBJECT TO APPROVAL BY LANDSCAPE ARCHITECT.
- GRAPHIC SYMBOLS PRESIDE OVER WRITTEN PLANT QUANTITIES, (IN THE EVENT OF A DISCREPANCY BETWEEN THE PLAN GRAPHIC AND LANDSCAPE LEGEND, THE PLANT MATERIAL QUANTITY AS DETERMINED BY THE PLAN GRAPHIC SHALL TAKE PRECEDENCE.)
- ALL TREE AND SHRUB LOCATIONS SHALL BE STAKED BY THE CONTRACTOR AND APPROVED BY THE OWNER, OR LANDSCAPE ARCHITECT.
- PLANT SUBSTITUTIONS WILL NOT BE PERMITTED WITHOUT APPROVAL BY THE OWNER OR LANDSCAPE ARCHITECT.
- ALL TURF AREAS TO BE SPRAY IRRIGATED. ALL SHRUB BEDS TO BE DRIP IRRIGATED. ALL PERENNIAL AREAS TO BE IRRIGATED WITH 1/2" POP-UP SPRAY HEADS UNLESS OTHERWISE NOTED. THIS SYSTEM IS AN UNDERGROUND AUTOMATIC IRRIGATION SYSTEM.
- WINTER PROTECTION AND WATERING OF TREES SHALL BE PROVIDED WHEN NECESSARY TO MAINTAIN THE HEALTH AND SURVIVAL OF PLANT MATERIAL.
- WOOD MULCH TO BE SHREDDED WESTERN RED CEDAR BARK MULCH.
- SOD TO BE BLACK BEAUTY FESCUE.
- SEED MIXES TO BE SUPPLIED BY PAWNEE BUTTES SEED INC.
- REFER TO PAWNEE BUTTES SEED INC. FOR SEEDING RATES.
- ALL AREAS DISTURBED BY GRADING OPERATIONS TO BE SEEDED WITH NATIVE SEED MIX.
- ALL TREE RINGS TO BE MULCHED WITH WOOD MULCH TO A DEPTH OF 3 INCHES MINIMUM WITH NO LANDSCAPE FABRIC.
- ALL SHRUB BEDS TO BE MULCHED WITH WOOD MULCH TO A DEPTH OF 3 INCHES MINIMUM WITH LANDSCAPE FABRIC.
- FOR TREES IN SOD OR NATIVE GRASS, ALLOW A 2' DIAMETER BED WITHOUT SOD AROUND ROOT COLLAR. APPLY 3" DEPTH OF WOOD MULCH OVER 2' DIAMETER BED FOLLOWING SOD INSTALLATION.
- ALL SHRUB AND SOD AREAS SHALL RECEIVE THE FOLLOWING SOIL AMENDMENTS PER 1000 S.F.: 4 CUBIC YARDS 'SUPREME ORGANICS' COMPOST (50% COW MANURE, 50% WOOD FINES) OR APPROVED EQUAL, PLUS 15 LBS. OF 20-10-5 COMMERCIAL FERTILIZER. ROT-TILL TO A MINIMUM DEPTH OF 6".
- PLANTS SHALL BE INSTALLED IMMEDIATELY UPON DELIVERY TO SITE. IF THIS IS NOT POSSIBLE, PLANTS SHALL BE HELED IN AND WATERED TO PREVENT DEHYDRATION.
- PLANTING PITS SHALL BE EXCAVATED TO A MINIMUM OF TWICE THE WIDTH OF THE ROOTBALL. DO NOT DISTURB SOIL AT THE BOTTOM OF PIT BUT SCARIFY SIDES TO PREVENT GLAZING.
- PLANTS SHOULD BE THOROUGHLY WATERED IMMEDIATELY AFTER PLANTING, ALLOWING WATER TO SOAK

- DOWN AND FILL REMAINDER OF HOLE WITH LOOSE SOIL. WITHOUT FURTHER PACKING, A MOUND OF SOIL SHALL BE FORMED AROUND THE EDGE OF EACH TREE PIT TO FORM A SHALLOW SAUCER.
- AFTER PLANT INSTALLATION, ALL PLANT MATERIAL SHALL BE PLACED WITH THEIR ROOT COLLARS SLIGHTLY HIGHER THAN FINISH GRADE. (3" HIGHER FOR TREES.)
- LANDSCAPING SHALL BE PLANTED AND MAINTAINED BY THE OWNER, SUCCESSOR, AND/OR ASSIGNS. SHOULD ANY PLANT MATERIAL DIE, IT SHALL BE REPLACED WITH SIMILAR PLANT MATERIAL WITHIN ONE PLANTING SEASON.
- LANDSCAPE AND SCREENING MAINTENANCE AND REPLACEMENT: THE PROPERTY OWNER SHALL MAINTAIN THE LANDSCAPING PLAN AS ORIGINALLY APPROVED, AND PROVIDE FOR REPLACEMENT OF PLANT MATERIALS THAT HAVE DIED OR HAVE OTHERWISE BEEN DAMAGED OR REMOVED, AND MAINTENANCE OF ALL NON-LIVE LANDSCAPING MATERIALS. IN THIS CASE, LIVE MATERIAL IS TO BE MAINTAINED AND REPLACED BY THE CONTRACTOR WHICH SHALL BE GUARANTEED FOR ONE YEAR FROM THE DATE OF FINAL INSPECTION.
- ALL LANDSCAPE SHOWN ON THESE PLANS SHALL BE MAINTAINED IN A NEAT AND ADEQUATE MANNER. REQUIRED MAINTENANCE ACTIVITIES SHALL INCLUDE, BUT NOT BE LIMITED TO TRIMMING OF HEDGES, ADEQUATE IRRIGATION, REPLACEMENT OF DEAD, DISEASED OR UNSIGHTLY LANDSCAPING, REMOVAL OF WEEDS FROM PLANTING AREAS, AND APPROPRIATE PRUNING OF PLANT MATERIALS.
- THE CONTRACTOR SHALL STAKE OUT ALL KEY AREAS INCLUDING BUT NOT LIMITED TO SIDE WALKS, STEEL EDGING, PLANT BEDS, TREE AND SHRUB LOCATIONS AND OBTAIN APPROVAL BY THE LANDSCAPE ARCHITECT OR DEVELOPER (MAKING MODIFICATIONS AS MAY BE REQUIRED AT NO ADDITIONAL COST), PRIOR TO PROCEEDING WITH THE CONSTRUCTION.
- SOIL BACKFILL MIXTURE FOR ALL PERENNIAL BEDS SHALL BE 1/3 COW MANURE, 1/3 IMPORTED TOPSOIL, AND 1/3 ON-SITE SOIL.
- THE CONTRACTOR SHALL VERIFY EXISTING CONDITIONS AND BASE HIS BID ON ACTUAL ON-SITE CONDITIONS AND MEASUREMENTS. ANY DISCREPANCIES, ERRORS OR OMISSIONS ON THE CONSTRUCTION DRAWINGS SHALL BE BROUGHT TO THE ATTENTION OF THE PROJECT MANAGER. THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ALL REVISIONS DUE TO FAILURE TO GIVE SUCH NOTICE.
- CONTRACTOR SHALL SEED ALL NON-SODDED AND NON-IRRIGATED SODDED AREAS WHICH ARE DISTURBED BY GRADING WITH THE DOUGLAS COUNTY PERMANENT DRILL SEED MIX.
- THE CONTRACTOR OR AN OWNER'S REPRESENTATIVE WILL MONITOR THE ESTABLISHMENT OF SEEDED AREAS ON A MONTHLY BASIS FROM APRIL 15TH TO OCTOBER 15TH FOR THE FIRST THREE YEARS AFTER INSTALLATION. AREAS OF POOR GERMINATION OR GROWTH AND AREAS OF EROSION OR WEED INFESTATION WILL BE CORRECTED BY THE CONTRACTOR.
- THE CONTRACTOR SHALL RESTORE ANY AND ALL DAMAGE DUE TO HIS CONSTRUCTION OPERATIONS TO THEIR ORIGINAL STATE AT HIS EXPENSE.
- IF ANY TRANSFORMERS, GROUND-MOUNTED HVAC UNITS, UTILITY PEDESTALS AND SIMILAR FEATURES ARE NOT SHOWN ON THE LANDSCAPE PLANS, ADDITIONAL LANDSCAPING AND SCREENING MAY BE REQUIRED BASED UPON FIELD CONDITIONS DURING THE SITE INSPECTION PRIOR TO ISSUANCE OF THE CERTIFICATE OF OCCUPANCY, OR FINAL INSPECTION AS APPLICABLE.

LANDSCAPE MAINTENANCE

- LANDSCAPING SHALL BE PLANTED AND MAINTAINED BY THE OWNER, SUCCESSOR, AND/OR ASSIGNS. SHOULD ANY PLANT MATERIAL DIE, IT SHALL BE REPLACED WITH SIMILAR PLANT MATERIAL WITHIN ONE PLANTING SEASON.

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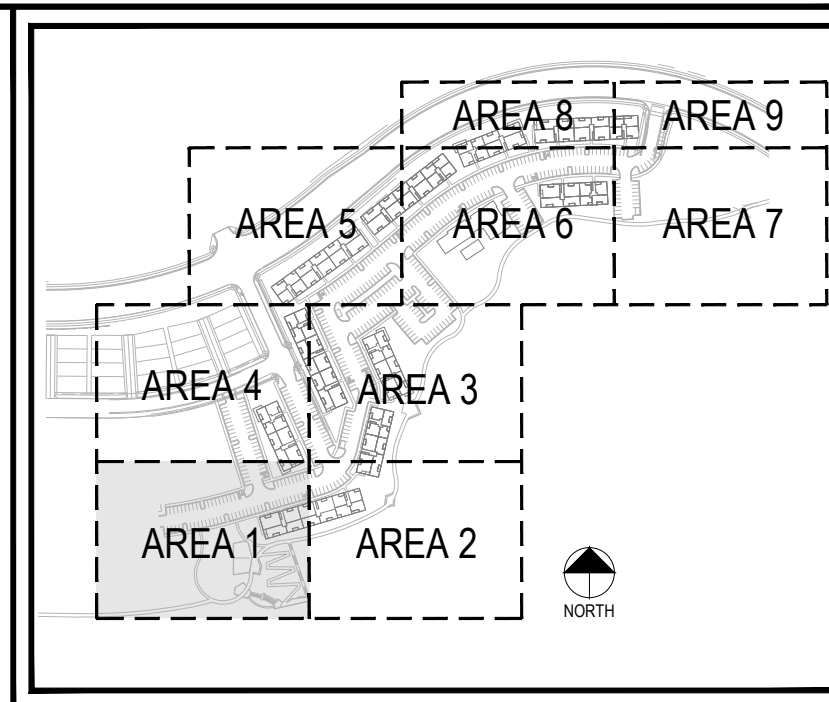
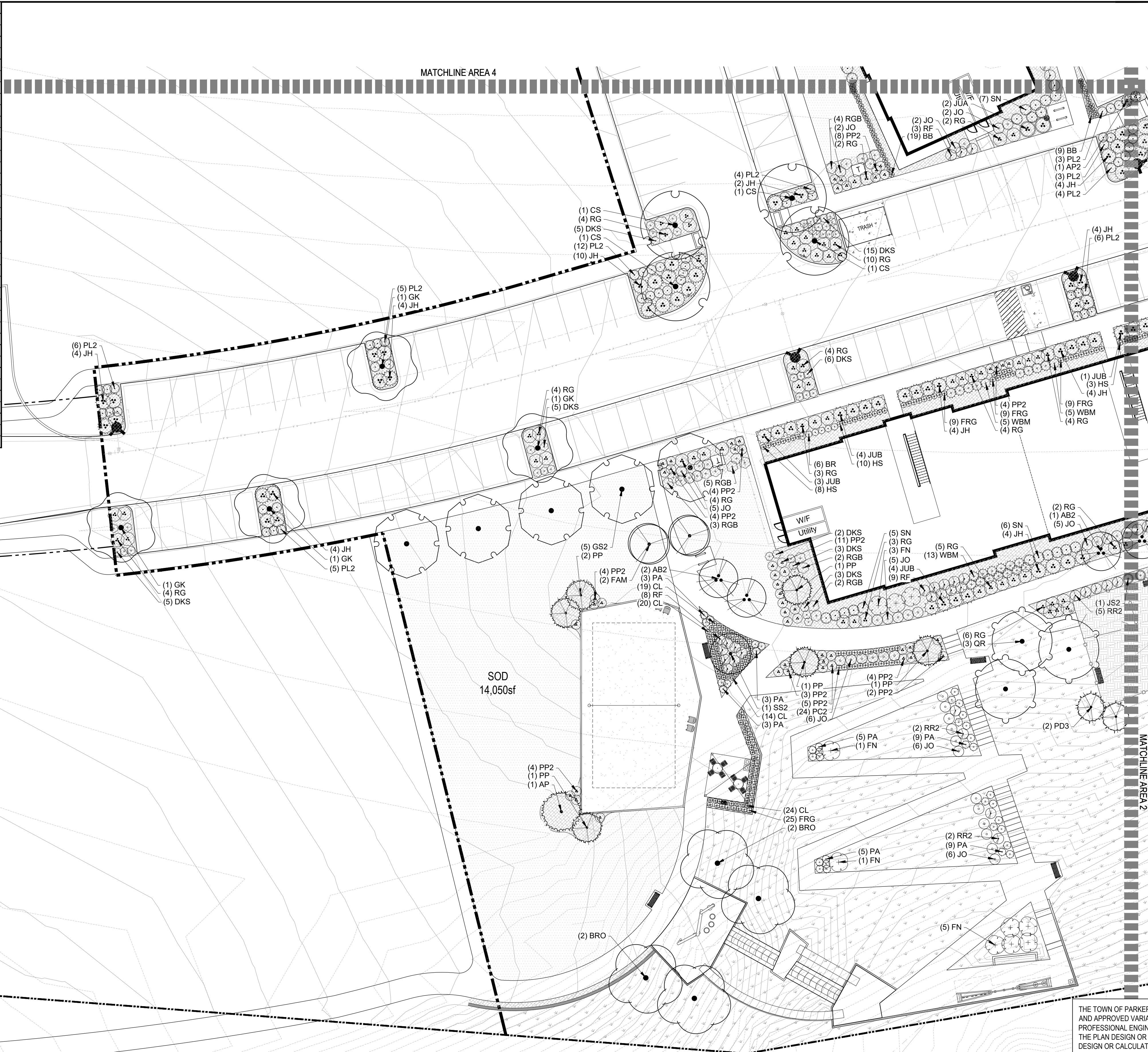
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TOWN OF PARKER, DIRECTOR OF ENGINEERING
DATE
JOB NUMBER: 6512950
DATE: 4/11/2022
SHEET: LANDSCAPE NOTES
LP0.2

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Canopy Tree	Quantity	Common
CS	4	NORTHERN CATALPA
GS2	5	SHADEMASTER HONEY LOCUST
GK	4	KENTUCKY COFFEE TREE
BRO	4	BUR OAK
QR	1	ENGLISH OAK
Evergreen Tree	Quantity	Common
PD3	2	BLACK HILLS SPRUCE
PP	6	PINON PINE
AP	1	AUSTRIAN BLACK PINE
Ornamental Tree	Quantity	Common
AB2	4	AUTUMN BRILLIANCE SERVICEBERRY
FAM	3	FLAME AMUR MAPLE
Deciduous Shrubs	Quantity	Common
RGB	16	ROSY GLOW BARBERRY
BR	6	ROYAL BURGUNDY BARBERRY
DKS	44	BLUE MIST SPIREA
FN	10	NEW MEXICAN PRIVET
PA	37	RUSSIAN SAGE
PL2	48	LITTLE DEVIL NINEBARK
PP2	53	CREeping WESTERN SAND CHERRY
RG	61	DWARF FRAGRANT SUMAC
RF	20	FIRE MEIDLAND ROSE
RR2	9	WHITE KNOCK OUT ROSE
SN	18	SNOWMOUND SPIREA
Evergreen Shrubs	Quantity	Common
AP2	1	PANCHITO MANZANITA
JUB	12	BLUE CHIP JUNIPER
JH	44	HUGHES JUNIPER
JUA	2	ARCADIA JUNIPER
JS2	1	SKYROCKET JUNIPER
JO	39	OLD GOLD JUNIPER
WBM	23	MUGO PINE
Grasses	Quantity	Common
BB	27	BLONDE AMBITION BLUE GRAMA
FRG	52	FEATHER REED GRASS
CL	77	WOOD OATS
HS	21	BLUE OAT GRASS
PC2	24	SWITCH GRASS



LANDSCAPE KEY

	DECIDUOUS TREES
	EVERGREEN TREES
	ORNAMENTAL TREES
	DECIDUOUS SHRUBS
	EVERGREEN SHRUBS
	ORNAMENTAL GRASSES
	SOD
	NATIVE SEED MIX
	NATIVE WETLAND SEED MIX
	DOG AREA SEED MIX
	WOOD MULCH
	SAND
	POURED-IN-PLACE RUBBER SURFACE
	EDGER - PERFORATED
	CRUSHER FINES TRAIL

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COMPARK VILLAGE SOUTH
 PRIVATE IMPROVEMENT
 CONSTRUCTION PLANS

LANDSCAPE PLAN
AREA 1
LP.1.1

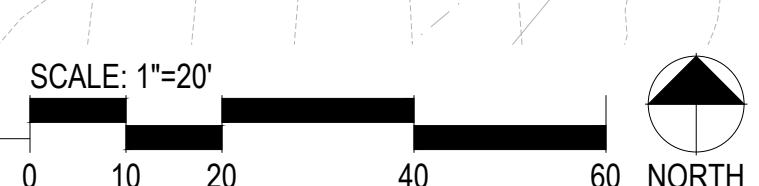
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JOB NUMBER: 6512950
 DATE: 4/11/2022

TOWN OF PARKER, DIRECTOR OF ENGINEERING
 DATE: _____



1 LANDSCAPE AREA 1

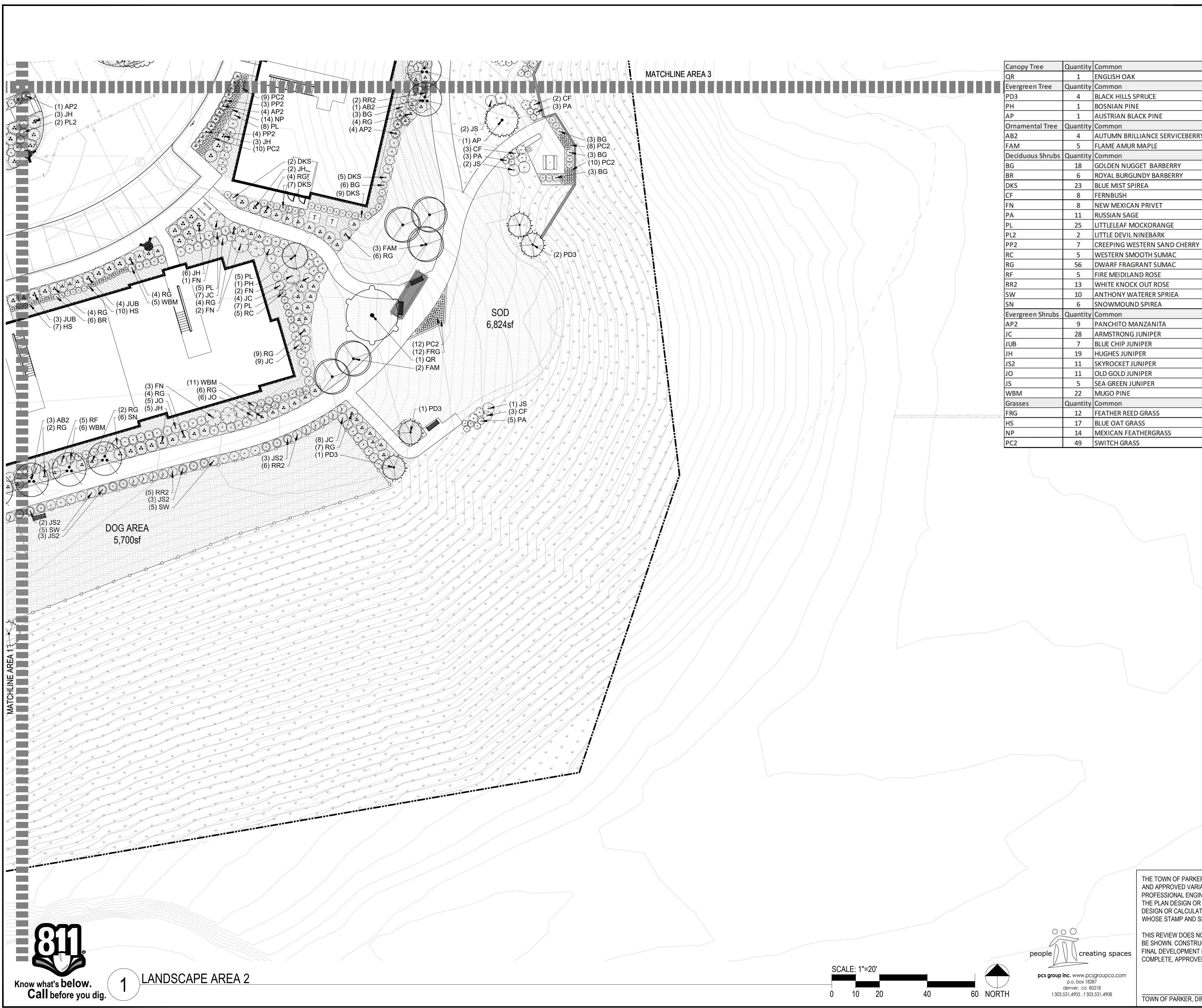


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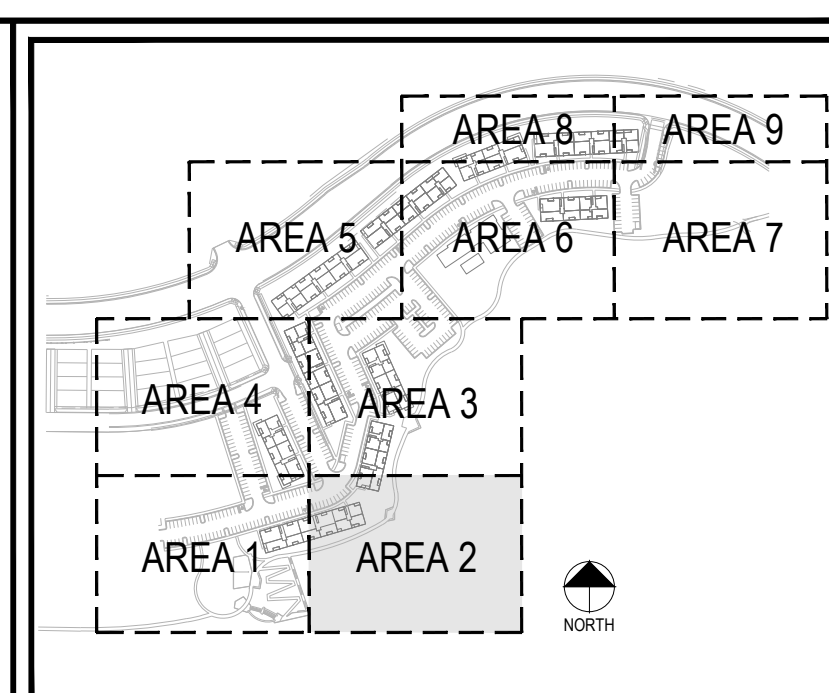
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CF	8	FERNBUSH
FN	8	NEW MEXICAN PRIVET
PA	11	RUSSIAN SAGE
PL	25	LITTLELEAF MOCKORANGE
PP2	2	LITTLE DEVIL NINEBARK
RC	7	CREEPING WESTERN SAND CHERRY
RG	56	WESTERN SMOOTH SUMAC
RF	5	FIRE MEIDLAND ROSE
RR2	13	WHITE KNOCK OUT ROSE
SW	10	ANTHONY WATERER SPIREA
SN	6	SNOWMOUND SPIREA
Evergreen Shrubs	Quantity	Common
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JC	28	ARMSTRONG JUNIPER
JUB	7	BLUE CHIP JUNIPER
JH	19	HUGHES JUNIPER
JS2	11	SKYROCKET JUNIPER
JO	11	OLD GOLD JUNIPER
JS	5	SEA GREEN JUNIPER
WBM	22	MUGO PINE
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NP	14	MEXICAN FEATHERGRASS
PC2	49	SWITCH GRASS



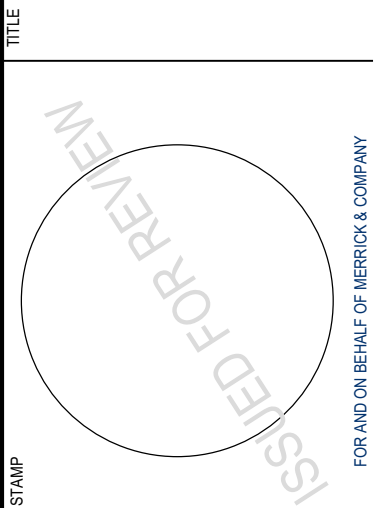
LANDSCAPE KEY

- DECIDUOUS TREES
- EVERGREEN TREES
- ORNAMENTAL TREES
- DECIDUOUS SHRUBS
- EVERGREEN SHRUBS
- ORNAMENTAL GRASSES
- SOD
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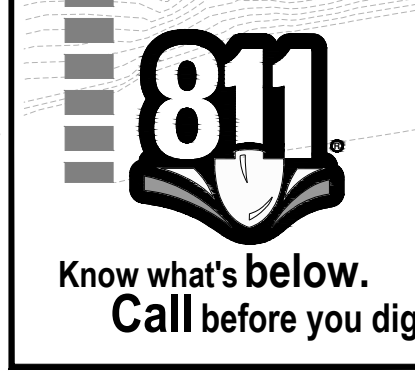


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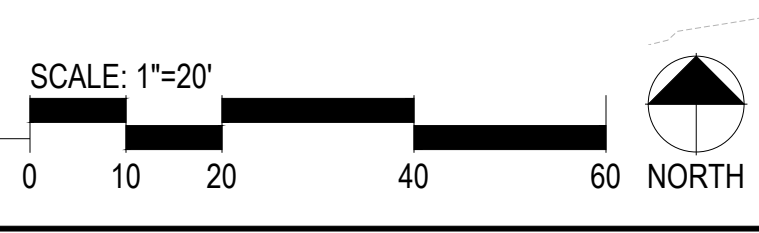
COMPARK VILLAGE SOUTH
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TOWN OF PARKER, DIRECTOR OF ENGINEERING
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 JOB NUMBER: 6512950

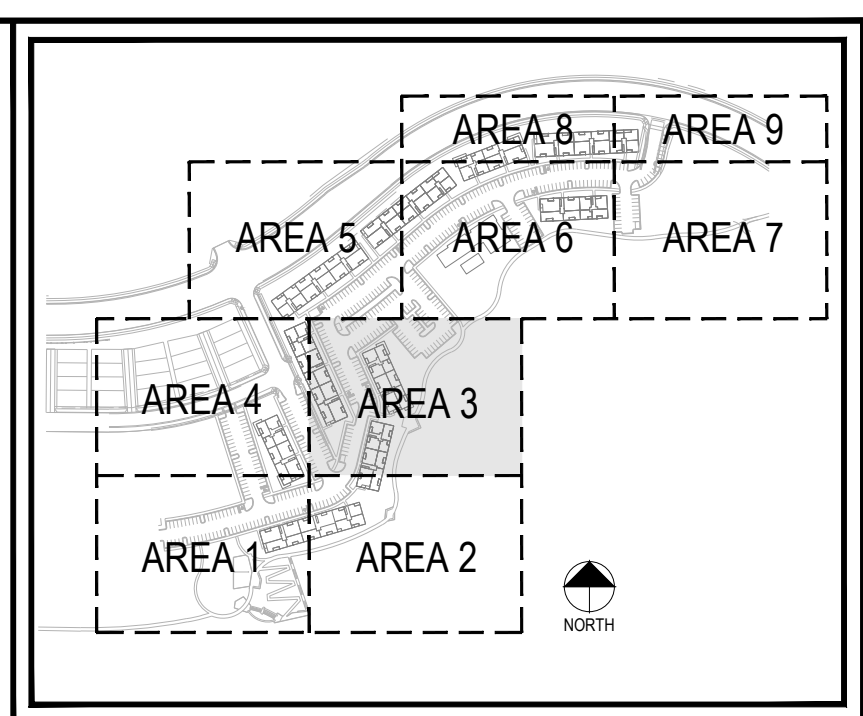
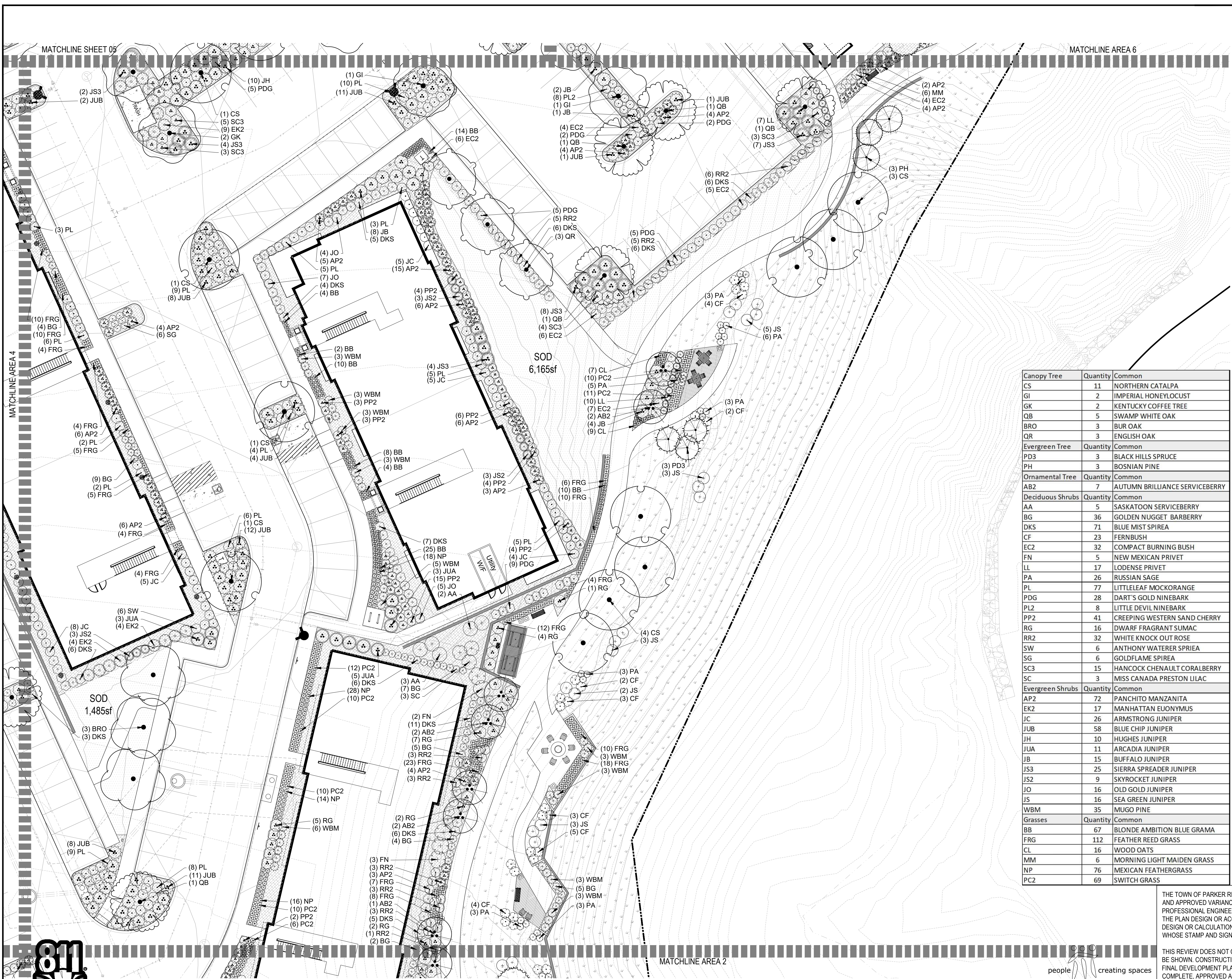


1 LANDSCAPE AREA 2



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LANDSCAPE KEY

	DECIDUOUS TREES
	EVERGREEN TREES
	ORNAMENTAL TREES
	DECIDUOUS SHRUBS
	EVERGREEN SHRUBS
	ORNAMENTAL GRASSES
	SOD
	NATIVE SEED MIX
	NATIVE WETLAND SEED MIX
	DOG AREA SEED MIX
	WOOD MULCH
	SAND
	POURED-IN-PLACE RUBBER SURFACE
	EDGER - PERFORATED
	CRUSHER FINES TRAIL

Canopy Tree	Quantity	Common
CS	11	NORTHERN CATALPA
GI	2	IMPERIAL HONEYLOCUST
GK	2	KENTUCKY COFFEE TREE
QB	5	SWAMP WHITE OAK
BRO	3	BUR OAK
QR	3	ENGLISH OAK
Evergreen Tree		
PD3	3	BLACK HILLS SPRUCE
PH	3	BOSNIAN PINE
Ornamental Tree		
AB2	7	AUTUMN BRILLIANCE SERVICEBERRY
Deciduous Shrubs		
AA	5	SASKATOON SERVICEBERRY
BG	36	GOLDEN NUGGET BARBERRY
DKS	71	BLUE MIST SPIREA
CF	23	FERNBUSH
EC2	32	COMPACT BURNING BUSH
FN	5	NEW MEXICAN PRIVET
LL	17	LODENSE PRIVET
PA	26	RUSSIAN SAGE
PL	77	LITTLELEAF MOCKORANGE
PDG	28	DART'S GOLD NINEBARK
PL2	8	LITTLE DEVIL NINEBARK
PP2	41	CREeping WESTERN SAND CHERRY
RG	16	DWARF FRAGRANT SUMAC
RR2	32	WHITE KNOCK OUT ROSE
SW	6	ANTHONY WATERER SPIREA
SG	6	GOLDFLAME SPIREA
SC3	15	HANCOCK CHENAUTL CORALBERRY
SC	3	MISS CANADA PRESTON LILAC
Evergreen Shrubs		
AP2	72	PANCHITO MANZANITA
EK2	17	MANHATTAN EUONYMUS
JC	26	ARMSTRONG JUNIPER
JUB	58	BUE CHIP JUNIPER
JH	10	HUGHES JUNIPER
JUA	11	ARCADIA JUNIPER
JB	15	BUFFALO JUNIPER
JS3	25	SIERRA SPREADER JUNIPER
JS2	9	SKYROCKET JUNIPER
JO	16	OLD GOLD JUNIPER
JS	16	SEA GREEN JUNIPER
WBM	35	MUGO PINE
Grasses		
BB	67	BLONDE AMBITION BLUE GRAMA
FRG	112	FEATHER REED GRASS
CL	16	WOOD OATS
MM	6	MORNING LIGHT MAIDEN GRASS
NP	76	MEXICAN FEATHERGRASS
PC2	69	SWITCH GRASS

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LP1.3

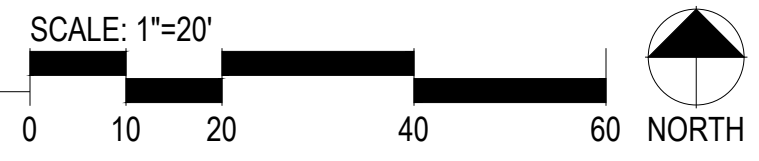
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1 LANDSCAPE AREA 3



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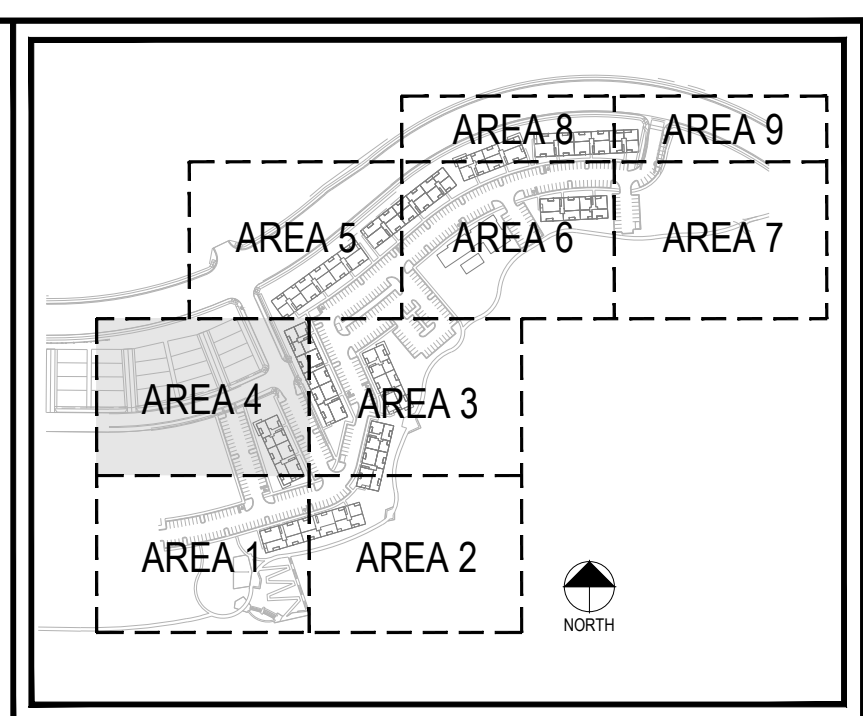
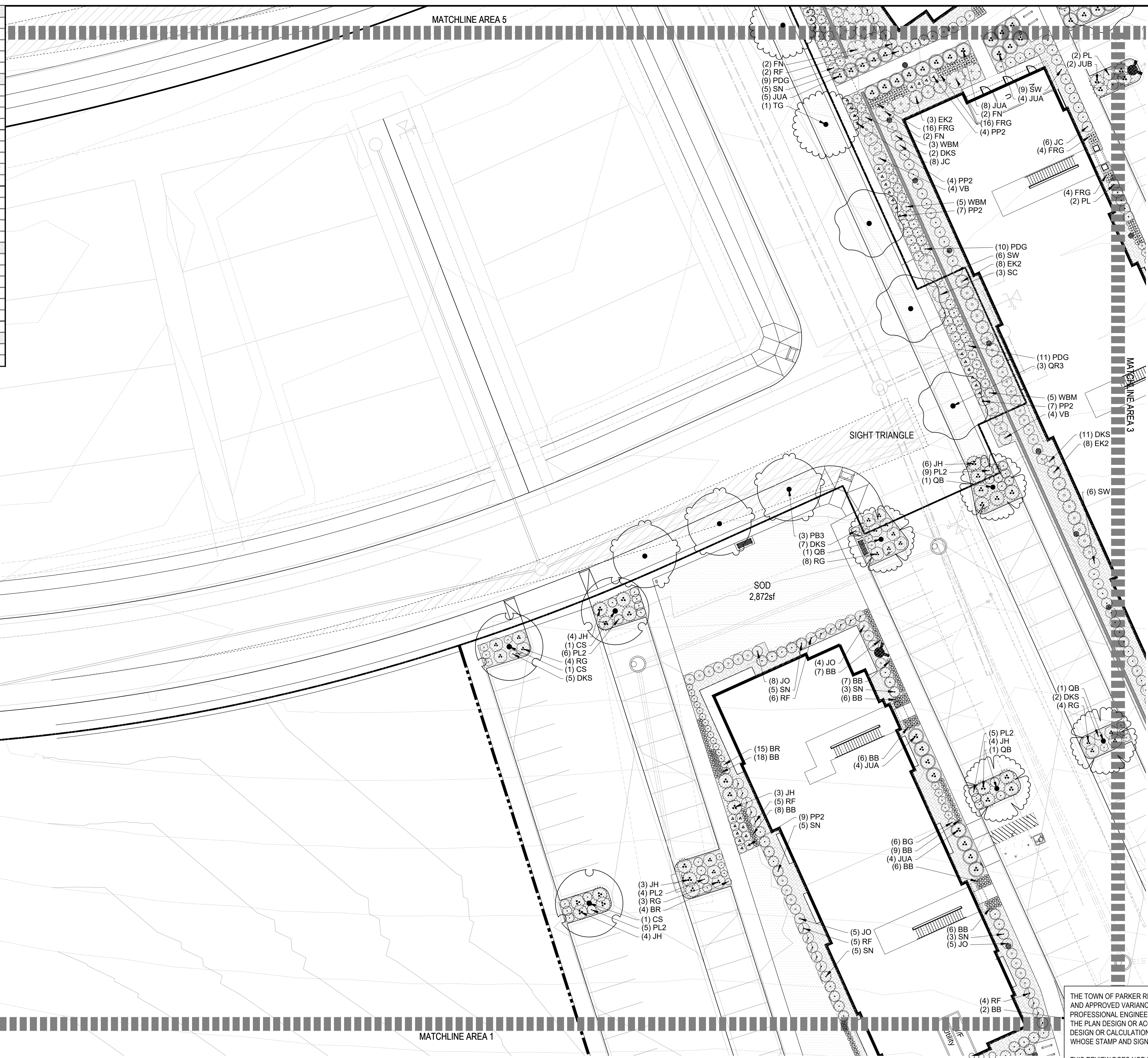
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Canopy Tree	Quantity	Common
CS	3	NORTHERN CATALPA
PB3	3	LONDON PLANE TREE
QB	4	SWAMP WHITE OAK
QR3	3	RED OAK
TG	1	GLENLEVEN LITTLELEAF LINDEN
Deciduous Shrubs	Quantity	Common
BG	6	GOLDEN NUGGET BARBERRY
BR	19	ROYAL BURGUNDY BARBERRY
DKS	27	BLUE MIST SPIREA
FN	6	NEW MEXICAN PRIVET
PL	4	LITTLELEAF MOCKORANGE
PDG	30	DART'S GOLD NINEBARK
PL2	29	LITTLE DEVIL NINEBARK
PP2	31	CREeping WESTERN SAND CHERRY
RG	19	DWARF FRAGRANT SUMAC
RF	22	FIRE MEIDLAND ROSE
SW	21	ANTHONY WATERER SPIREA
SN	26	SNOWMOUND SPIREA
SC	3	MISS CANADA PRESTON LILAC
VB	8	BURKWOOD VIBURNUM
Evergreen Shrubs	Quantity	Common
EK2	19	MANHATTAN EUONYMUS
JC	15	ARMSTRONG JUNIPER
JUB	2	BLUE CHIP JUNIPER
JH	24	HUGHES JUNIPER
JUA	25	ARCADIA JUNIPER
JO	22	OLD GOLD JUNIPER
WBM	13	MUGO PINE
Grasses	Quantity	Common
BB	76	BLONDE AMBITION BLUE GRAMA
FRG	40	FEATHER REED GRASS



LANDSCAPE KEY

	DECIDUOUS TREES
	EVERGREEN TREES
	ORNAMENTAL TREES
	DECIDUOUS SHRUBS
	EVERGREEN SHRUBS
	ORNAMENTAL GRASSES
	SOD
	NATIVE SEED MIX
	NATIVE WETLAND SEED MIX
	DOG AREA SEED MIX
	WOOD MULCH
	SAND
	POURED-IN-PLACE RUBBER SURFACE
	EDGER - PERFORATED
	CRUSHER FINES TRAIL

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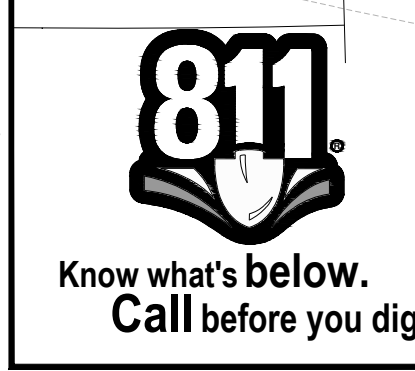
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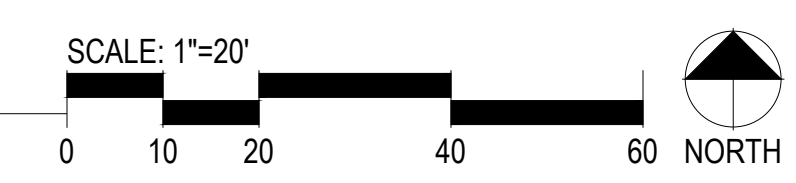
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1 LANDSCAPE AREA 4



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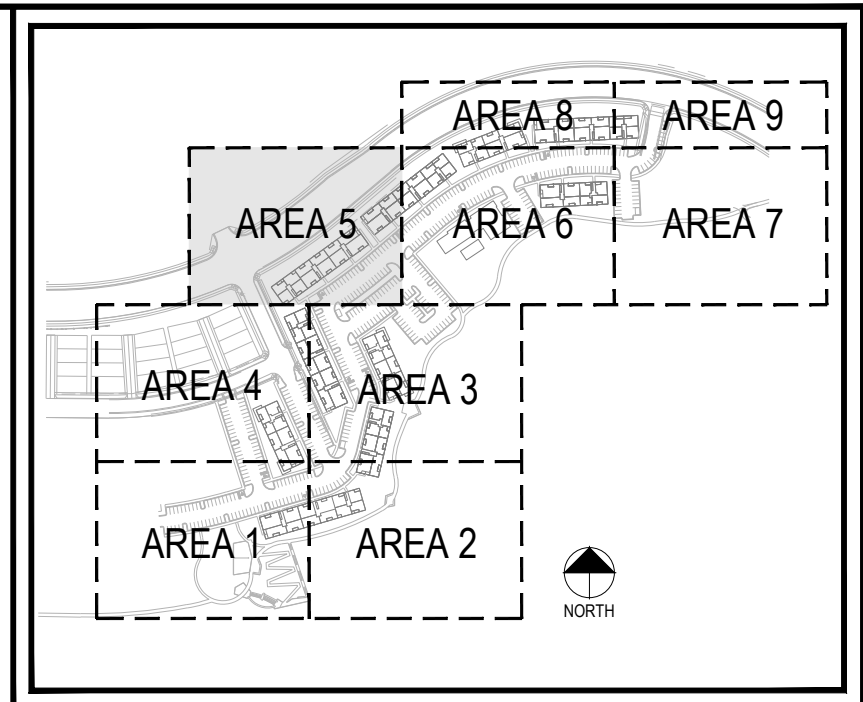
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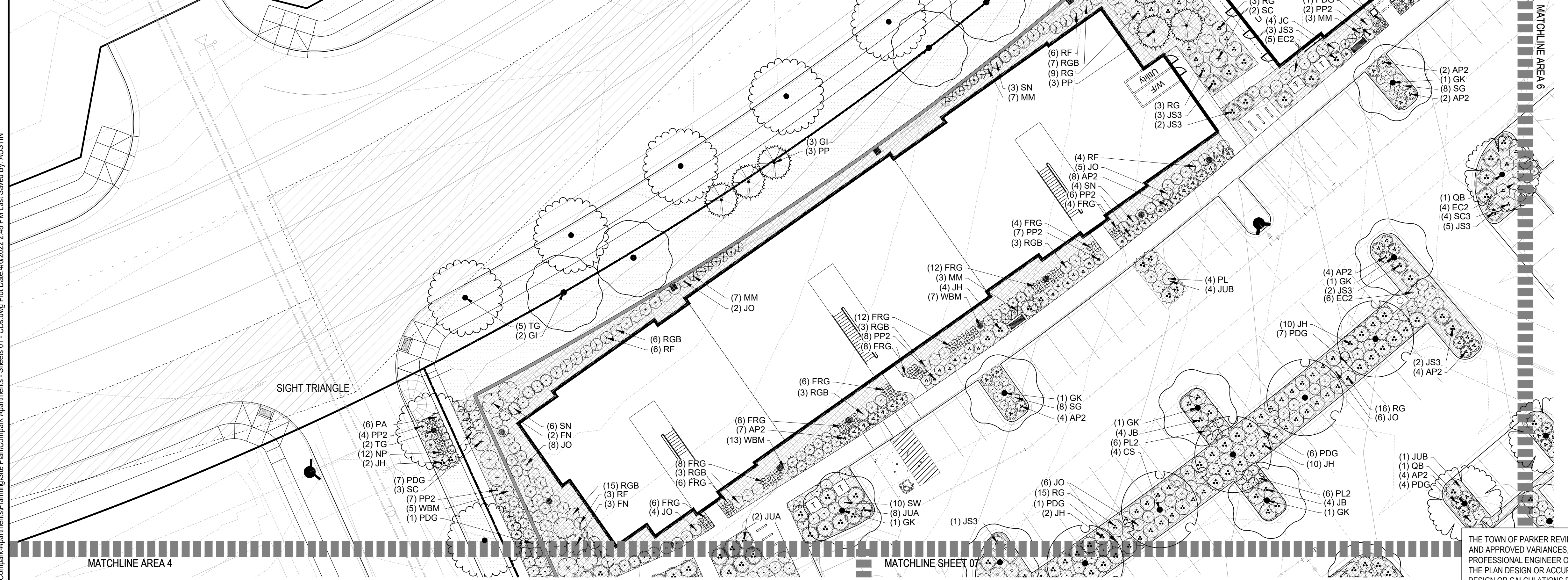
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Canopy Tree	Quantity	Common
CS	4	NORTHERN CATALPA
GI	5	IMPERIAL HONEYLOCUST
GK	8	KENTUCKY COFFEE TREE
PB3	5	LONDON PLANE TREE
QB	2	SWAMP WHITE OAK
QR3	1	RED OAK
TG	7	GLENLEVEN LITTLELEAF LINDEN
Evergreen Tree	Quantity	Common
PP	6	PINON PINE
PH	5	BOSNIAN PINE
Deciduous Shrubs	Quantity	Common
BG	2	GOLDEN NUGGET BARBERRY
RGB	40	ROSY GLOW BARBERRY
CI	7	ISANTI REDOSIER DOGWOOD
EC2	21	COMPACT BURNING BUSH
FN	5	NEW MEXICAN PRIVET
PA	6	RUSSIAN SAGE
PL	4	LITTLELEAF MOCKORANGE
PDG	37	DART'S GOLD NINEBARK
PL2	12	LITTLE DEVIL NINEBARK
PP2	36	CREEPING WESTERN SAND CHERRY
RG	49	DWARF FRAGRANT SUMAC
RF	19	FIRE MEIDLAND ROSE
SW	15	ANTHONY WATERER SPIREA
SG	16	GOLDFLAME SPIREA
SN	13	SNOWMOUND SPIREA
SC3	4	HANCOCK CHENAUET CORALBERRY
SC	5	MISS CANADA PRESTON LIAC
VB	8	BURKWOOD VIBURNUM
Evergreen Shrubs	Quantity	Common
AP2	35	PANCHITO MANZANITA
JC	12	ARMSTRONG JUNIPER
JUB	5	BLUE CHIP JUNIPER
JH	28	HUGHES JUNIPER
JUA	13	ARCADIA JUNIPER
JB	8	BUFFALO JUNIPER
JS3	18	SIERRA SPREADER JUNIPER
JO	43	OLD GOLD JUNIPER
WBM	25	MUGO PINE
Grasses	Quantity	Common
BB	13	BLONDE AMBITION BLUE GRAMA
FRG	74	FEATHER REED GRASS
MM	20	MORNING LIGHT MAIDEN GRASS
NP	12	MEXICAN FEATHERGRASS



LANDSCAPE KEY

- DECIDUOUS TREES
- EVERGREEN TREES
- ORNAMENTAL TREES
- DECIDUOUS SHRUBS
- EVERGREEN SHRUBS
- ORNAMENTAL GRASSES
- SOD
- NATIVE SEED MIX
- NATIVE WETLAND SEED MIX
- DOG AREA SEED MIX
- WOOD MULCH
- SAND
- POURED-IN-PLACE RUBBER SURFACE
- EDGER - PERFORATED
- CRUSHER FINES TRAIL

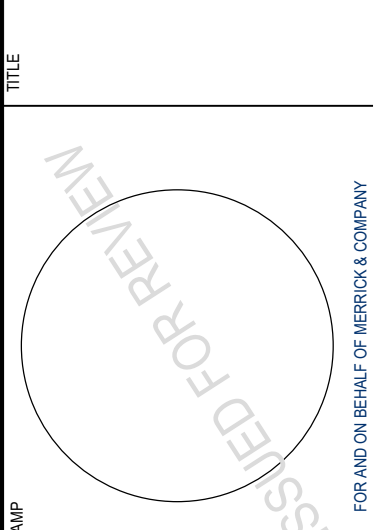


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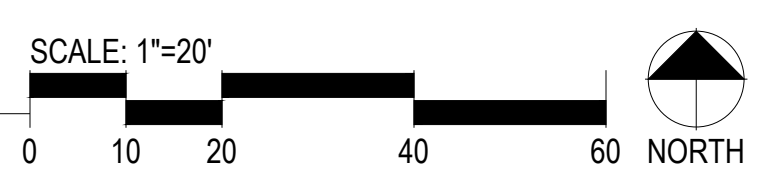


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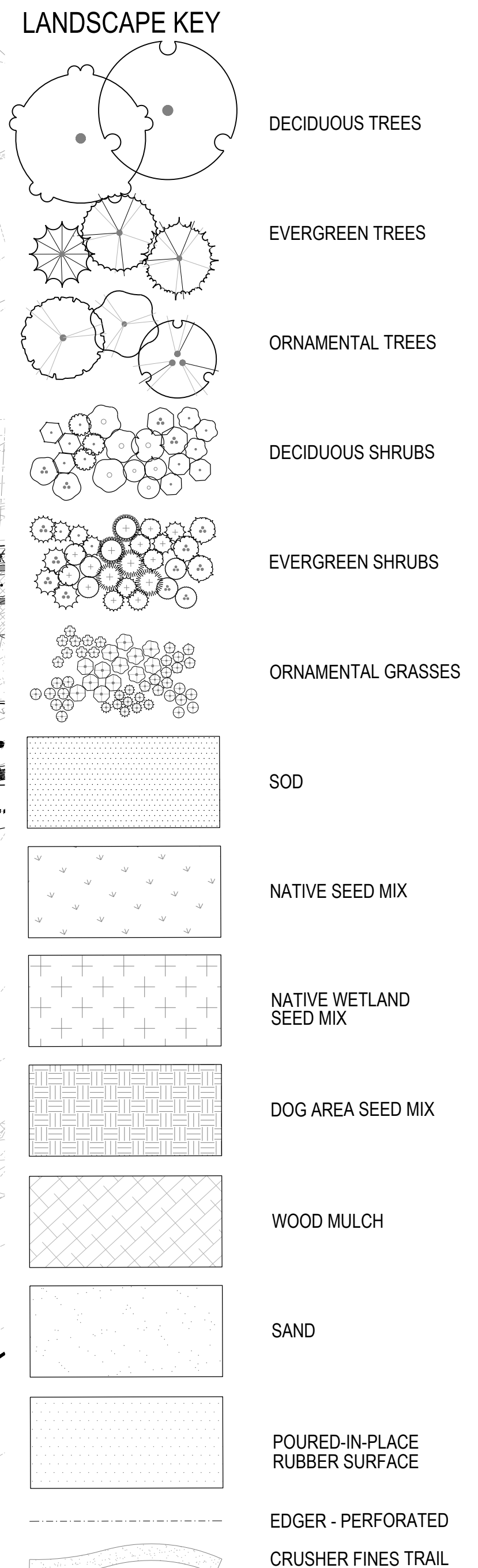
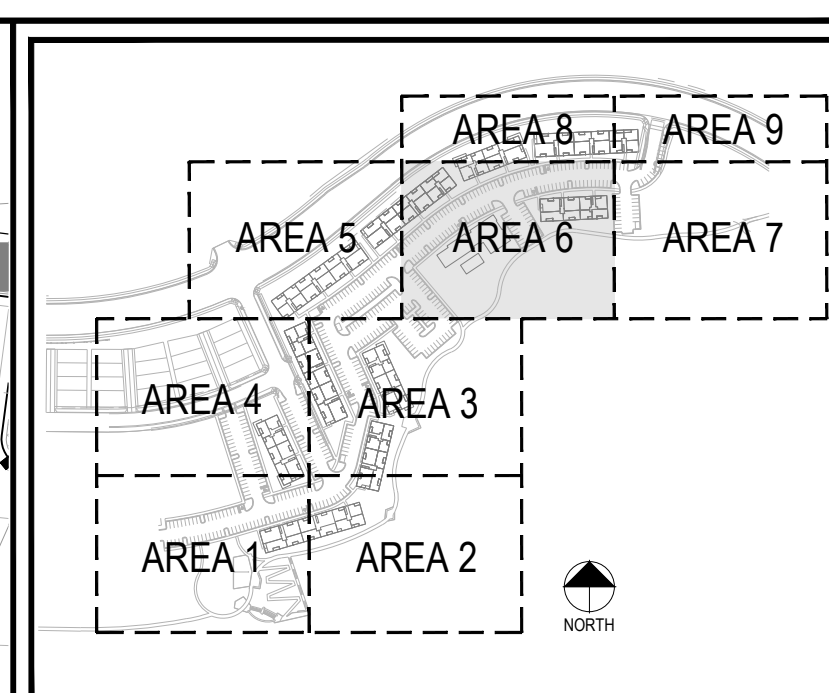
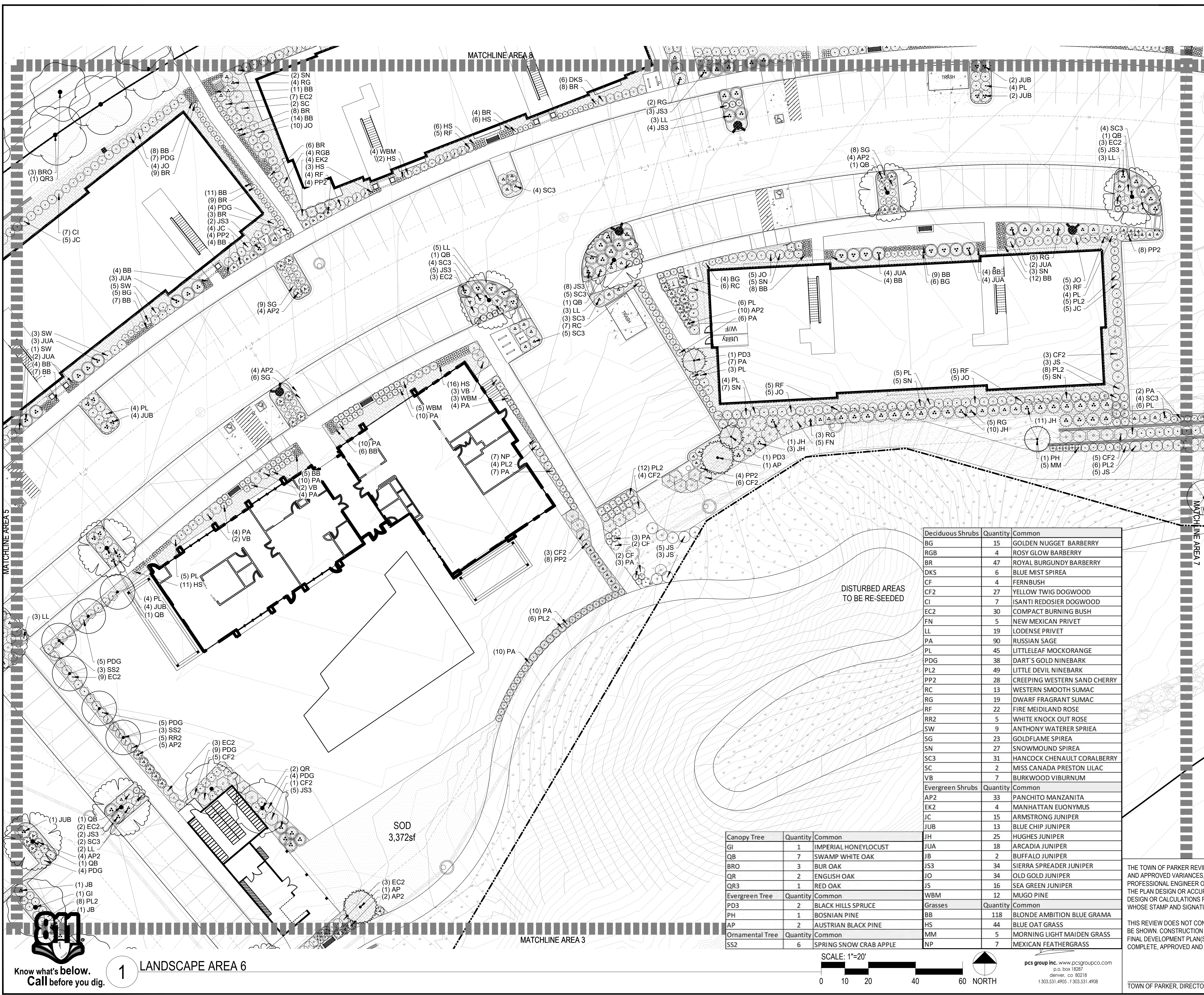
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Deciduous Shrubs	Quantity	Common
BG	15	GOLDEN NUGGET BARBERRY
RGB	4	ROSY GLOW BARBERRY
BR	47	ROYAL BURGUNDY BARBERRY
DKS	6	BLUE MIST SPIREA
CF	4	FERNBUSH
CF2	27	YELLOW TWIG DOGWOOD
CI	7	ISANTI REDOSIER DOGWOOD
EC2	30	COMPACT BURNING BUSH
FN	5	NEW MEXICAN PRIVET
LL	19	LODENSE PRIVET
PA	90	RUSSIAN SAGE
PL	45	LITTLELEAF MOCKORANGE
PDG	38	DART'S GOLD NINEBARK
PL2	49	LITTLE DEVIL NINEBARK
PP2	28	CREeping WESTERN SAND CHERRY
RC	13	WESTERN SMOOTH SUMAC
RG	19	DWARF FRAGRANT SUMAC
RF	22	FIRE MEIDLAND ROSE
RR2	5	WHITE KNOCK OUT ROSE
SW	9	ANTHONY WATERER SPRIEA
SG	23	GOLDFLAME SPIREA
SN	27	SNOWMOUND SPIREA
SC3	31	HANCOCK CHENAULT CORALBERRY
SC	2	MISS CANADA PRESTON LILAC
VB	7	BURKWOOD VIBURNUM

Evergreen Shrubs	Quantity	Common
AP2	33	PANCHITO MANZANITA
EK2	4	MANHATTAN EUONYMUS
JC	15	ARMSTRONG JUNIPER
JUB	13	BLUE CHIP JUNIPER
JH	25	HUGHES JUNIPER
JUA	18	ARCADIA JUNIPER
JB	2	BUFFALO JUNIPER
JS3	34	SIERRA SPREADER JUNIPER
JO	34	OLD GOLD JUNIPER
JS	16	SEA GREEN JUNIPER
WBM	12	MUGO PINE

Canopy Tree	Quantity	Common
GI	1	IMPERIAL HONEYLOCUST
QB	7	SWAMP WHITE OAK
BRO	3	BUR OAK
QR	2	ENGLISH OAK
QR3	1	RED OAK

Evergreen Tree	Quantity	Common
PD3	2	BLACK HILLS SPRUCE
PH	1	BOSNIAN PINE
AP	2	AUSTRIAN BLACK PINE

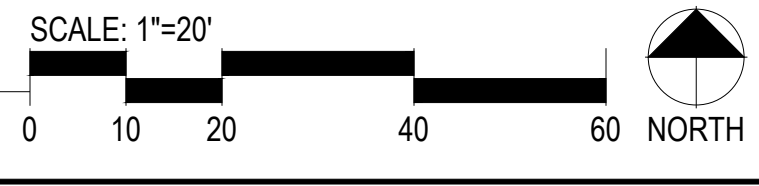
Ornamental Tree	Quantity	Common
SS2	6	SPRING SNOW CRAB APPLE
NP	7	MEXICAN FEATHERGRASS

Grasses	Quantity	Common
BB	118	BLONDE AMBITION BLUE GRAMA
HS	44	BLUE OAT GRASS
MM	5	MORNING LIGHT MAIDEN GRASS
NP	7	MEXICAN FEATHERGRASS

Canopy Tree	Quantity	Common
GI	1	IMPERIAL HONEYLOCUST
QB	7	SWAMP WHITE OAK
BRO	3	BUR OAK
QR	2	ENGLISH OAK
QR3	1	RED OAK

Evergreen Tree	Quantity	Common
PD3	2	BLACK HILLS SPRUCE
PH	1	BOSNIAN PINE
AP	2	AUSTRIAN BLACK PINE

Ornamental Tree	Quantity	Common
SS2	6	SPRING SNOW CRAB APPLE
NP	7	MEXICAN FEATHERGRASS



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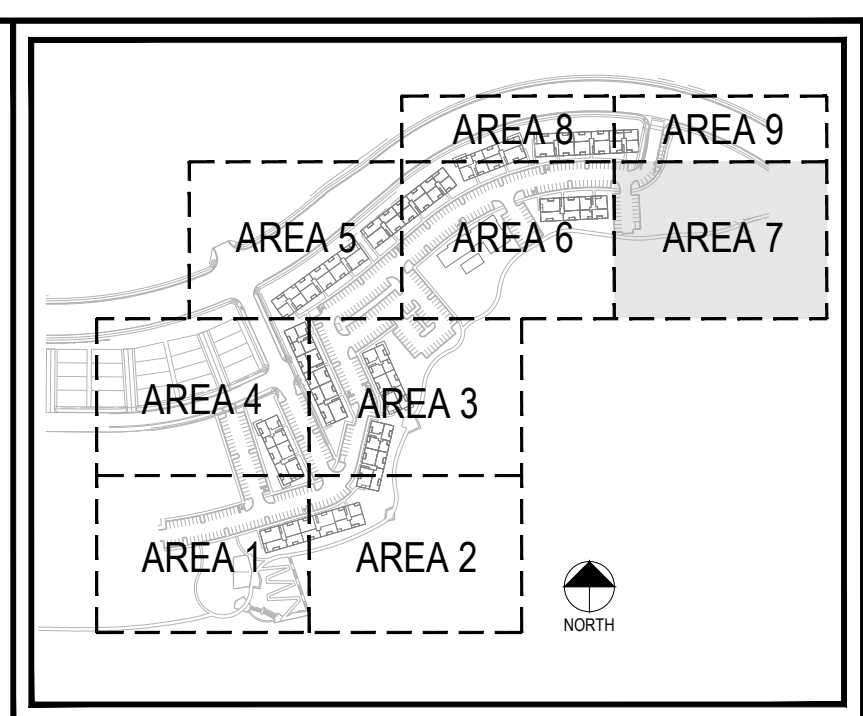
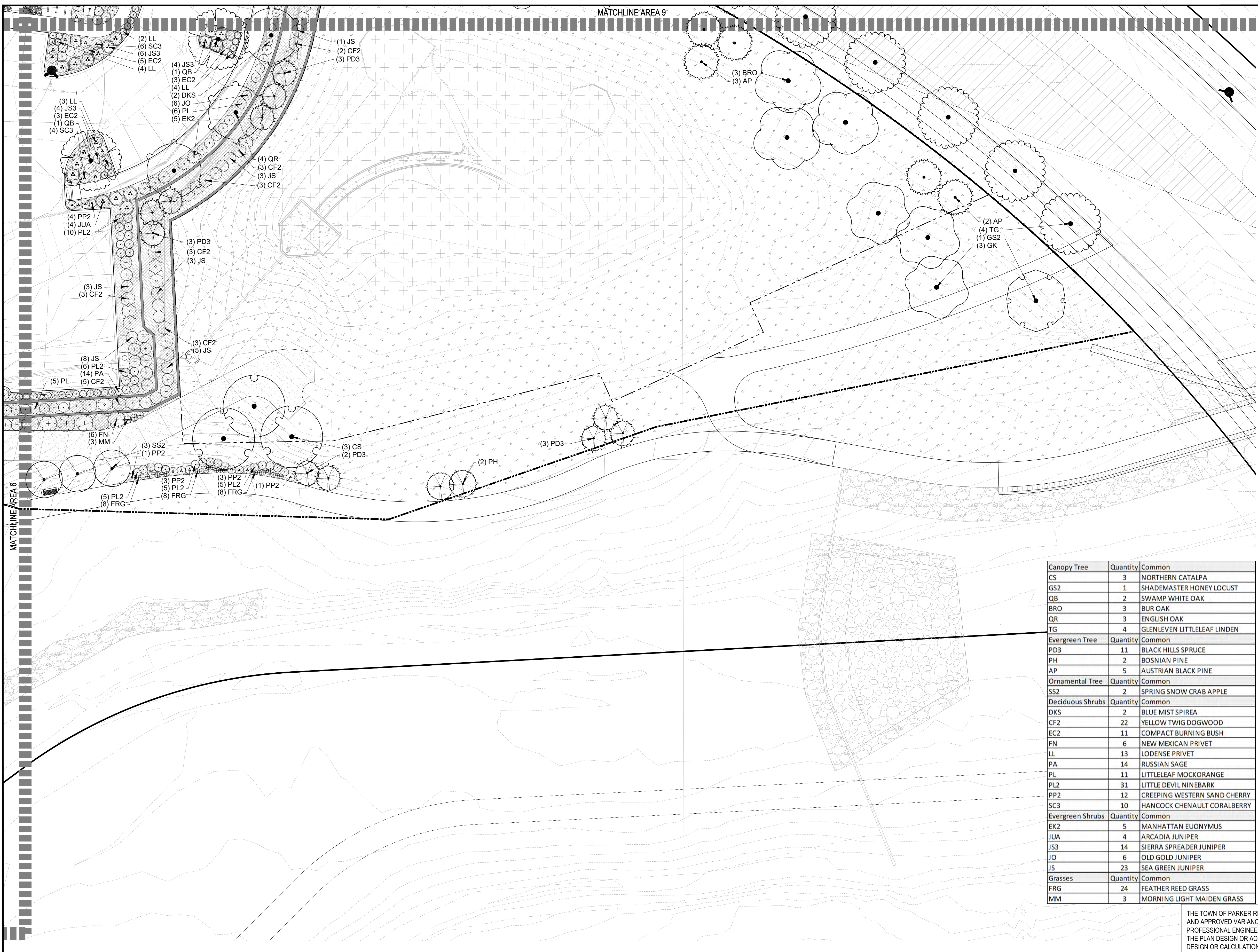
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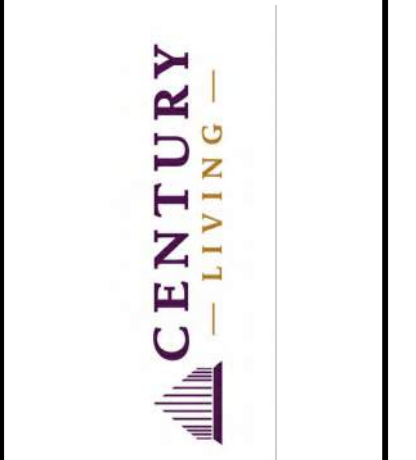
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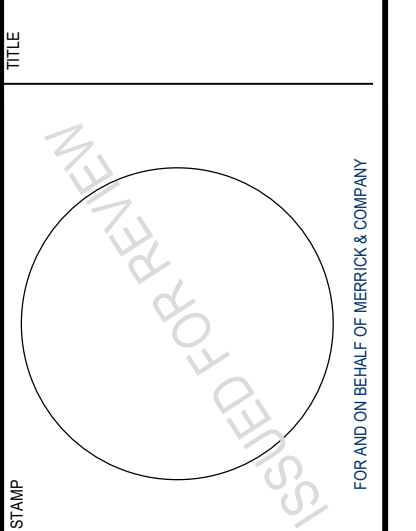
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	ORNAMENTAL TREES
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	ORNAMENTAL GRASSES
	SOD
	NATIVE SEED MIX
	NATIVE WETLAND SEED MIX
	DOG AREA SEED MIX
	WOOD MULCH
	SAND
	POURED-IN-PLACE RUBBER SURFACE
	EDGER - PERFORATED
	CRUSHER FINES TRAIL

Canopy Tree	Quantity	Common
CS	3	NORTHERN CATALPA
GS2	1	SHADEMASTER HONEY LOCUST
QB	2	SWAMP WHITE OAK
BRO	3	BUR OAK
QR	3	ENGLISH OAK
TG	4	GLENLEVEN LITTLELEAF LINDEN
Evergreen Tree	Quantity	Common
PD3	11	BLACK HILLS SPRUCE
PH	2	BOSNIAN PINE
AP	5	AUSTRIAN BLACK PINE
Ornamental Tree	Quantity	Common
SS2	2	SPRING SNOW CRAB APPLE
Deciduous Shrubs	Quantity	Common
DKS	2	BLUE MIST SPIREA
CF2	22	YELLOW TWIG DOGWOOD
EC2	11	COMPACT BURNING BUSH
FN	6	NEW MEXICAN PRIVET
LL	13	LODENSE PRIVET
PA	14	RUSSIAN SAGE
PL	11	LITTLELEAF MOCKORANGE
PL2	31	LITTLE DEVIL NINEBARK
PP2	12	CREEPING WESTERN SAND CHERRY
SC3	10	HANCOCK CHENAULT CORALBERRY
Evergreen Shrubs	Quantity	Common
EK2	5	MANHATTAN EUONYMUS
JUA	4	ARCADIA JUNIPER
JS3	14	SIERRA SPREADER JUNIPER
JO	6	OLD GOLD JUNIPER
JS	23	SEA GREEN JUNIPER
Grasses	Quantity	Common
FRG	24	FEATHER REED GRASS
MM	3	MORNING LIGHT MAIDEN GRASS



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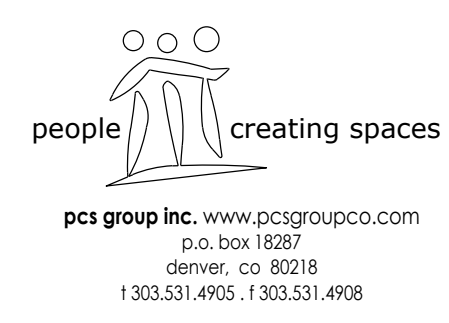
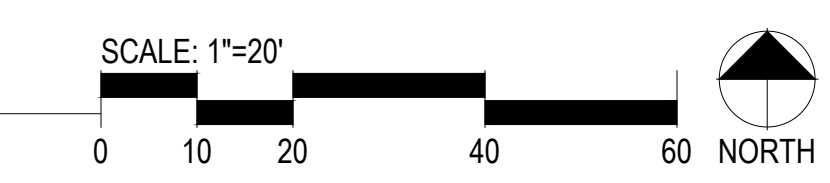
COMPARK VILLAGE SOUTH
PRIVATE IMPROVEMENT
CONSTRUCTION PLANS



SHEET: LANDSCAPE PLAN AREA 7
 DATE: 4/12/2022
 FILE NUMBER: 6512950
 TOWN OF PARKER, DIRECTOR OF ENGINEERING
 DATE:



1 LANDSCAPE AREA 7

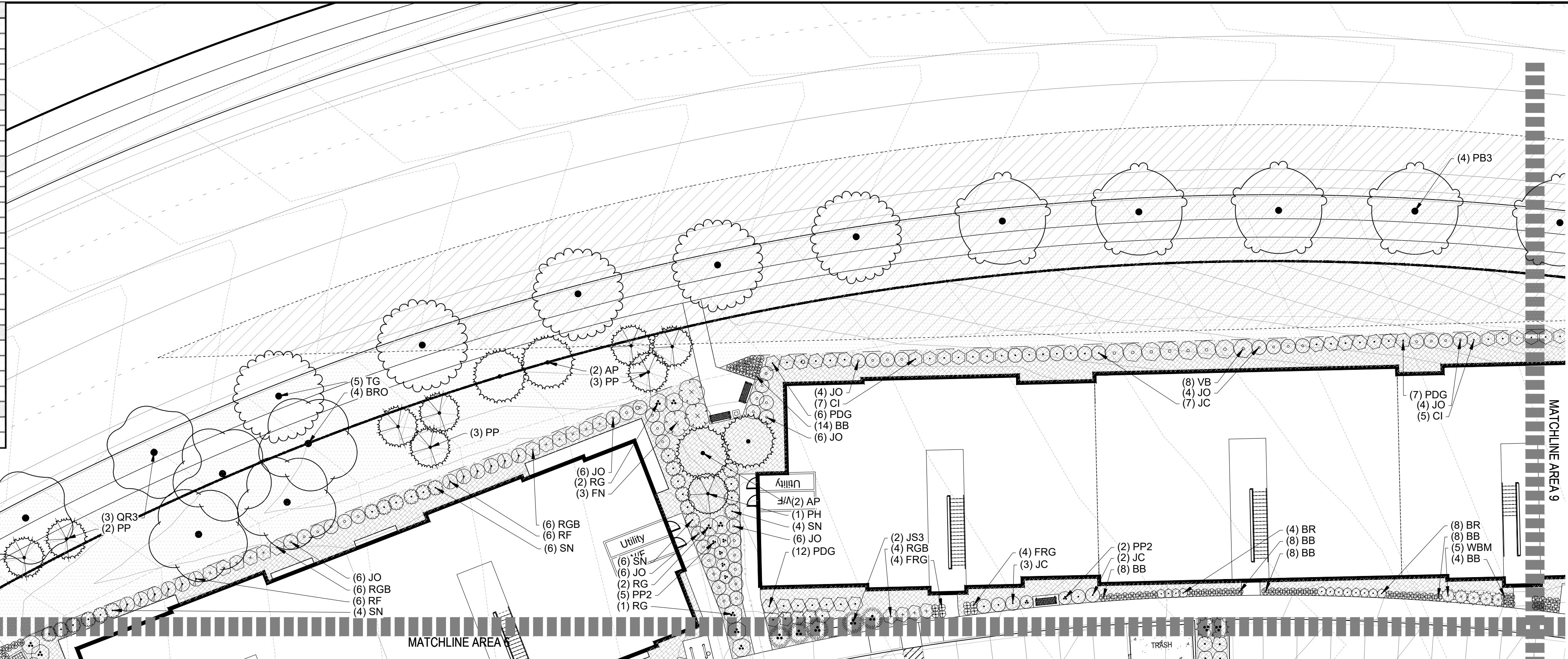


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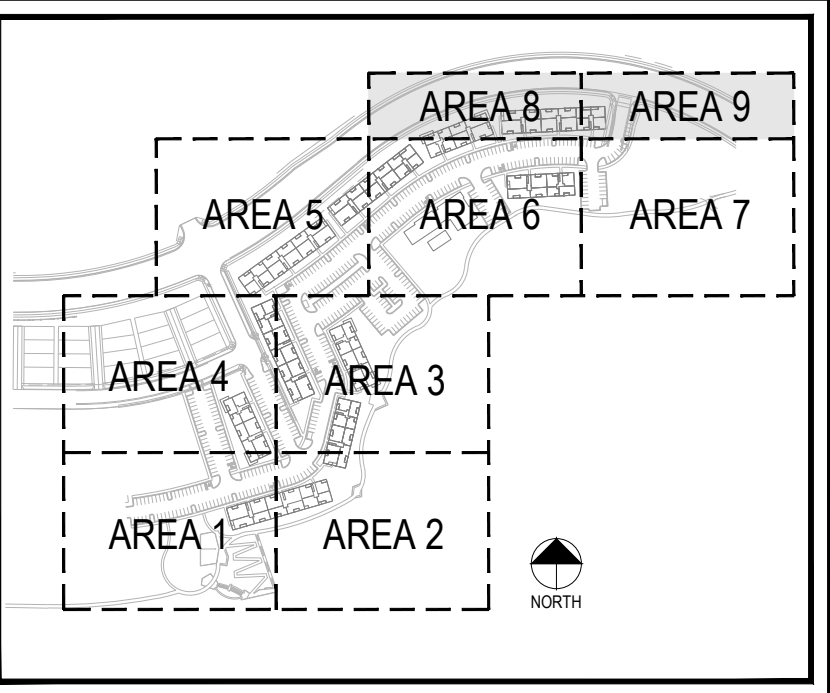
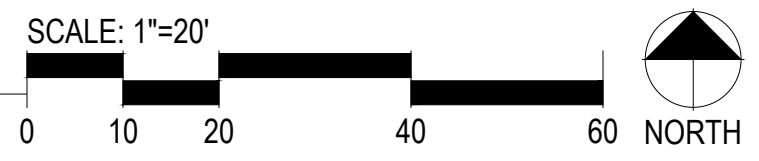
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Canopy Tree	Quantity	Common
GK	4	KENTUCKY COFFEE TREE
PB3	4	LONDON PLANE TREE
BRO	4	BUR OAK
QR3	3	RED OAK
TG	5	GLENLEVEN LITTLELEAF LINDEN
Evergreen Tree	Quantity	Common
PP	8	PINON PINE
PH	1	BOSNIAN PINE
AP	4	AUSTRIAN BLACK PINE
Deciduous Shrubs	Quantity	Common
RGB	16	ROSY GLOW BARBERRY
BR	12	ROYAL BURGUNDY BARBERRY
CI	12	ISANTI REDOSIER DOGWOOD
FN	3	NEW MEXICAN PRIVET
PDG	25	DART'S GOLD NINEBARK
PP2	7	CREEPING WESTERN SAND CHERRY
RG	5	DWARF FRAGRANT SUMAC
RF	12	FIRE MEIDLAND ROSE
SN	20	SNOWMOUND SPIREA
VB	8	BURKWOOD VIBURNUM
Evergreen Shrubs	Quantity	Common
JC	12	ARMSTRONG JUNIPER
JS3	2	SIERRA SPREADER JUNIPER
JO	42	OLD GOLD JUNIPER
WBM	5	MUGO PINE
Grasses	Quantity	Common
BB	50	BLONDE AMBITION BLUE GRAMA
FRG	8	FEATHER RED GRASS



1 LANDSCAPE AREA 8



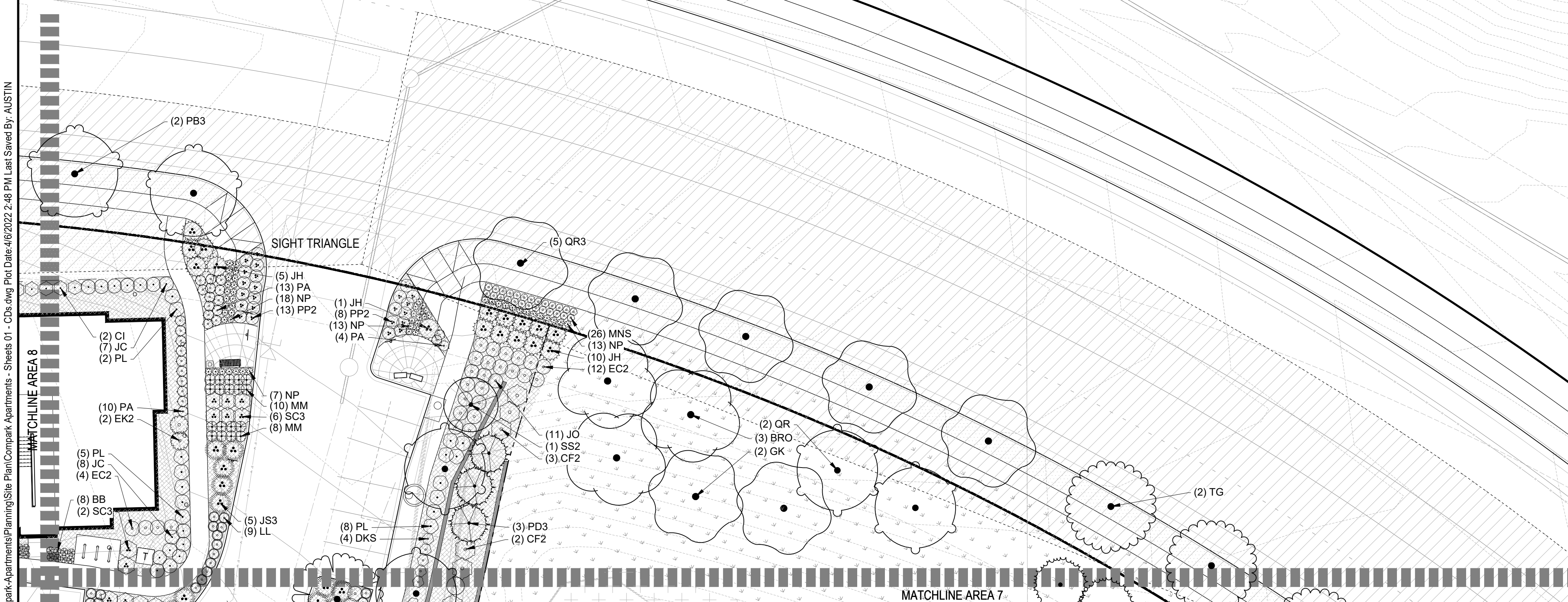
LANDSCAPE KEY

	DECIDUOUS TREES
	EVERGREEN TREES
	ORNAMENTAL TREES
	DECIDUOUS SHRUBS
	EVERGREEN SHRUBS
	ORNAMENTAL GRASSES
	SOD
	NATIVE SEED MIX
	NATIVE WETLAND SEED MIX
	DOG AREA SEED MIX
	WOOD MULCH
	SAND
	POURED-IN-PLACE RUBBER SURFACE
	EDGER - PERFORATED
	CRUSHER FINES TRAIL

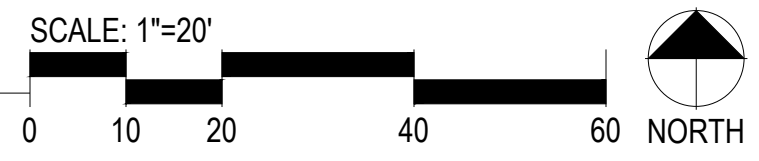
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1 LANDSCAPE AREA 9



Canopy Tree	Quantity	Common
GK	2	KENTUCKY COFFEE TREE
PB3	2	LONDON PLANE TREE
BRO	3	BUR OAK
QR	3	ENGLISH OAK
QR3	5	RED OAK
TG	2	GLENLEVEN LITTLELEAF LINDEN
Evergreen Tree	Quantity	Common
PD3	3	BLACK HILLS SPRUCE
Ornamental Tree	Quantity	Common
SS2	1	SPRING SNOW CRAB APPLE
Deciduous Shrubs	Quantity	Common
DKS	4	BLUE MIST SPIREA
CF2	5	YELLOW TWIG DOGWOOD
CI	2	ISANTI REDOSIER DOGWOOD
EC2	16	COMPACT BURNING BUSH
LL	9	LODENSE PRIVET
PA	26	RUSSIAN SAGE
PL	15	LITTLELEAF MOCKORANGE
PP2	23	CREEPING WESTERN SAND CHERRY
SC3	8	HANCOCK CHENAULT CORALBERRY
Evergreen Shrubs	Quantity	Common
EK2	2	MANHATTAN EUONYMUS
JC	15	ARMSTRONG JUNIPER
JH	16	HUGHES JUNIPER
JS3	5	SIERRA SPREADER JUNIPER
JO	11	OLD GOLD JUNIPER
Grasses	Quantity	Common
BB	8	BLONDE AMBITION BLUE GRAMA
MM	18	MORNING LIGHT MAIDEN GRASS
NP	53	MEXICAN FEATHERGRASS
Perennials	Quantity	Common
MNS	26	MAYNIGHT SALVIA

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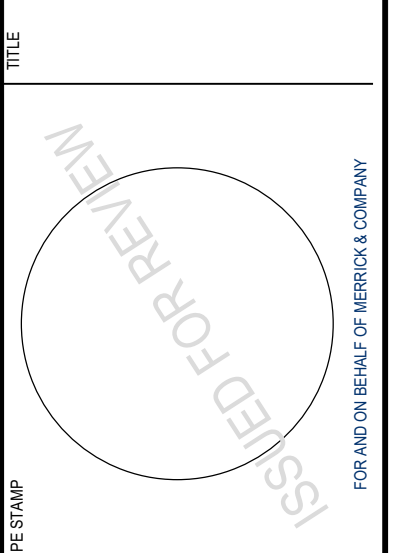


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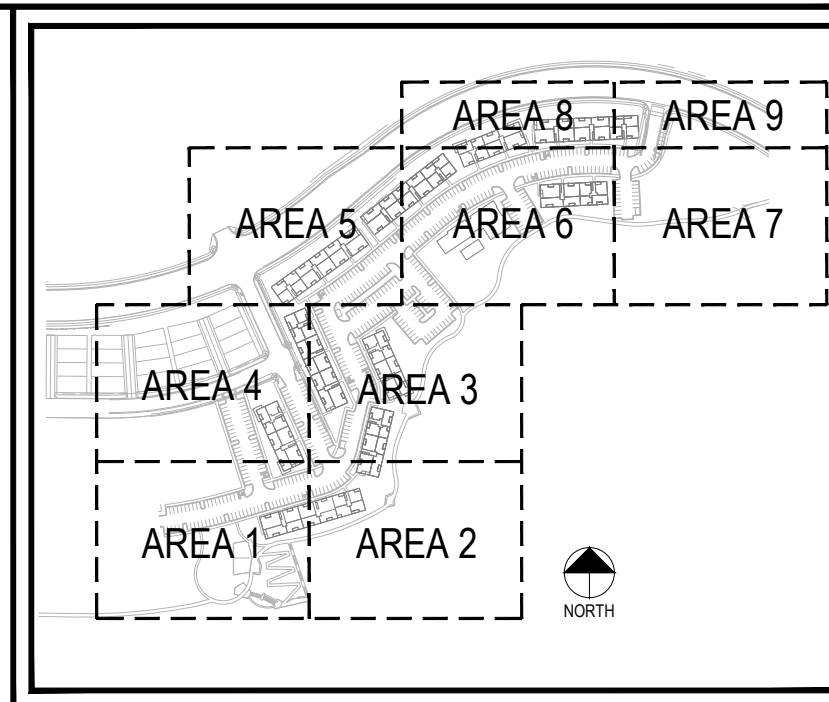
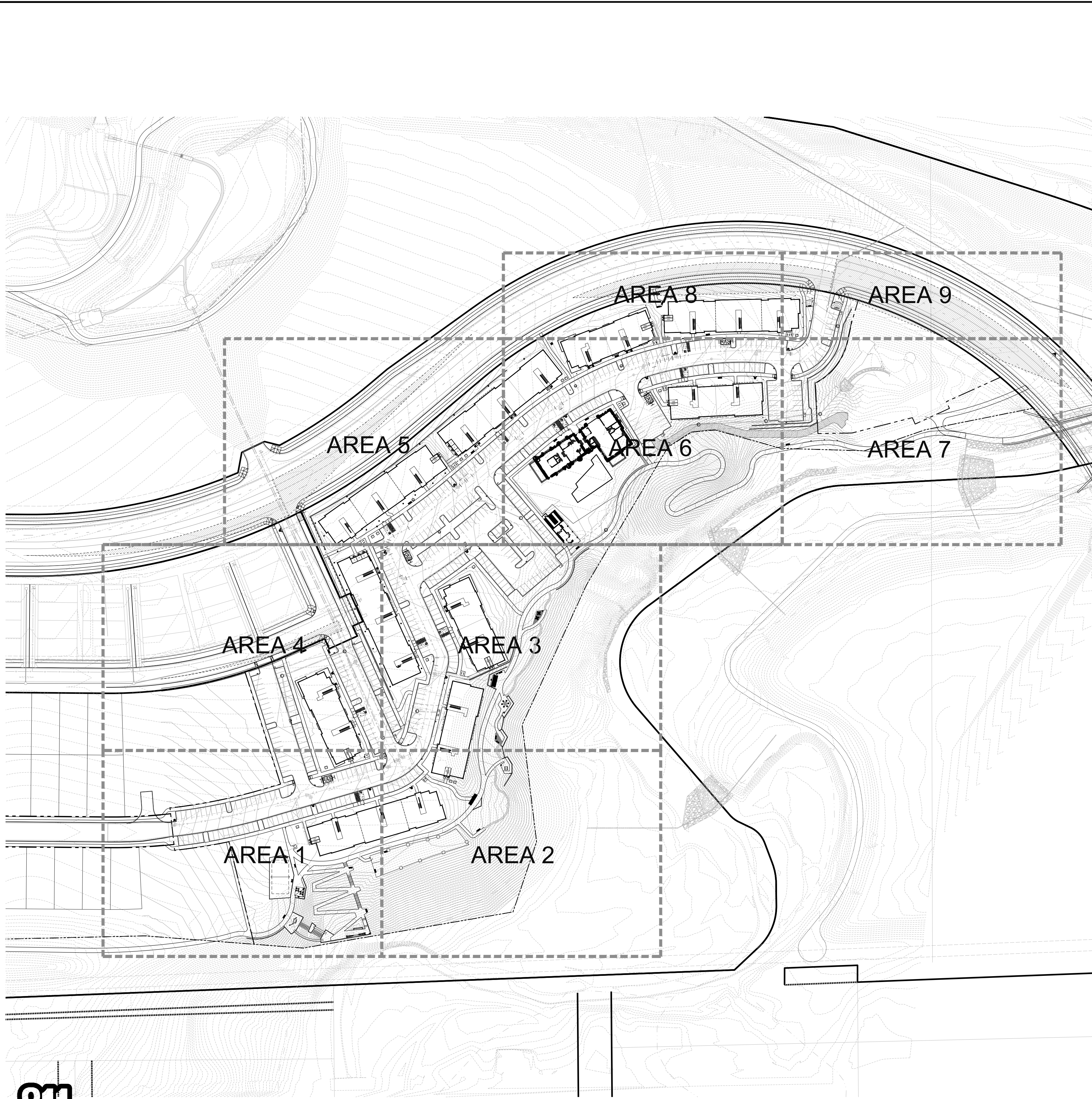
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COMPARK VILLAGE SOUTH
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ISSUED FOR REVIEW
 FOR AND BEHALF OF MERRICK & COMPANY



1 MASTER PARK PLAN



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 SHEET: MASTER PARK PLAN
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Table with 3 columns: Requirements, Provided, Details. Lists amenities like landscaping, seating, and pathways.

Table with 3 columns: Requirements, Provided, Details. Lists amenities like dog waste stations, trash receptacles, and shelters.

Options for Parks and Open Space Amenities

Table with 4 columns: Category 1 - Gathering Spaces & Self-directed Group Activities, Provided Amenity, Quantity, Location. Includes items like social nodes, picnic tables, and shelters.

Table with 4 columns: Category 2 - Active Uses, Provided Amenity, Quantity, Location. Includes items like parks, trails, and play equipment.

Table with 4 columns: Category 3 - Support Amenities, Provided Amenity, Quantity, Location. Includes items like barbecues, bike racks, and signage.

Table with 4 columns: Category 4 - Specialized Facilities, Provided Amenity, Quantity, Location. Includes swimming pool and activity building.

GENERAL PARK CONSTRUCTION NOTES

- 1. THESE PLANS SHALL NOT BE UTILIZED FOR CONSTRUCTION OR PERMITTING UNLESS STATED FOR SUCH USE IN THE TITLE BLOCK.
2. DRAWINGS ARE INTENDED TO BE PRINTED ON 24" X 36" PAPER. PRINTING THESE DRAWINGS AT A DIFFERENT SIZE WILL IMPACT THE SCALE.
3. VERIFY ALL PLAN DIMENSIONS PRIOR TO START OF CONSTRUCTION. NOTIFY THE OWNER'S REPRESENTATIVE TO ADDRESS ANY QUESTIONS OR CLARIFY ANY DISCREPANCIES.

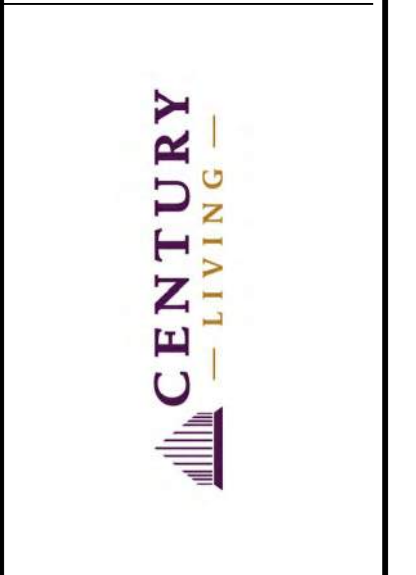
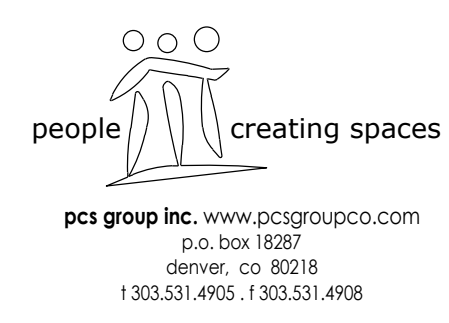


Table with 4 columns: TITLE, DATE, SHEET, and REVISION DESCRIPTION. Includes revision entries for 'PARK NOTES & REQUIREMENTS'.

COMPARK VILLAGE SOUTH PRIVATE IMPROVEMENT CONSTRUCTION PLANS



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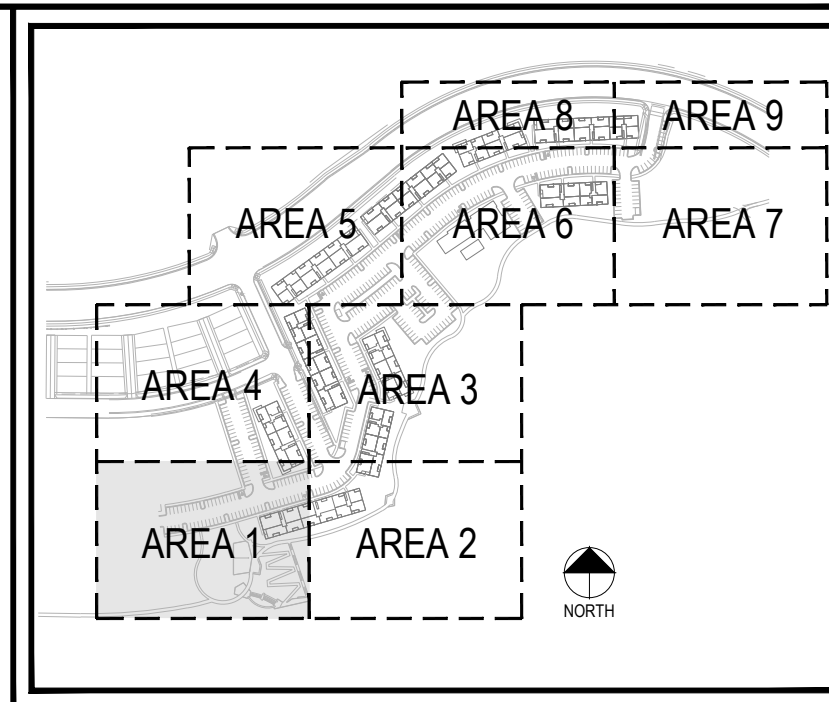
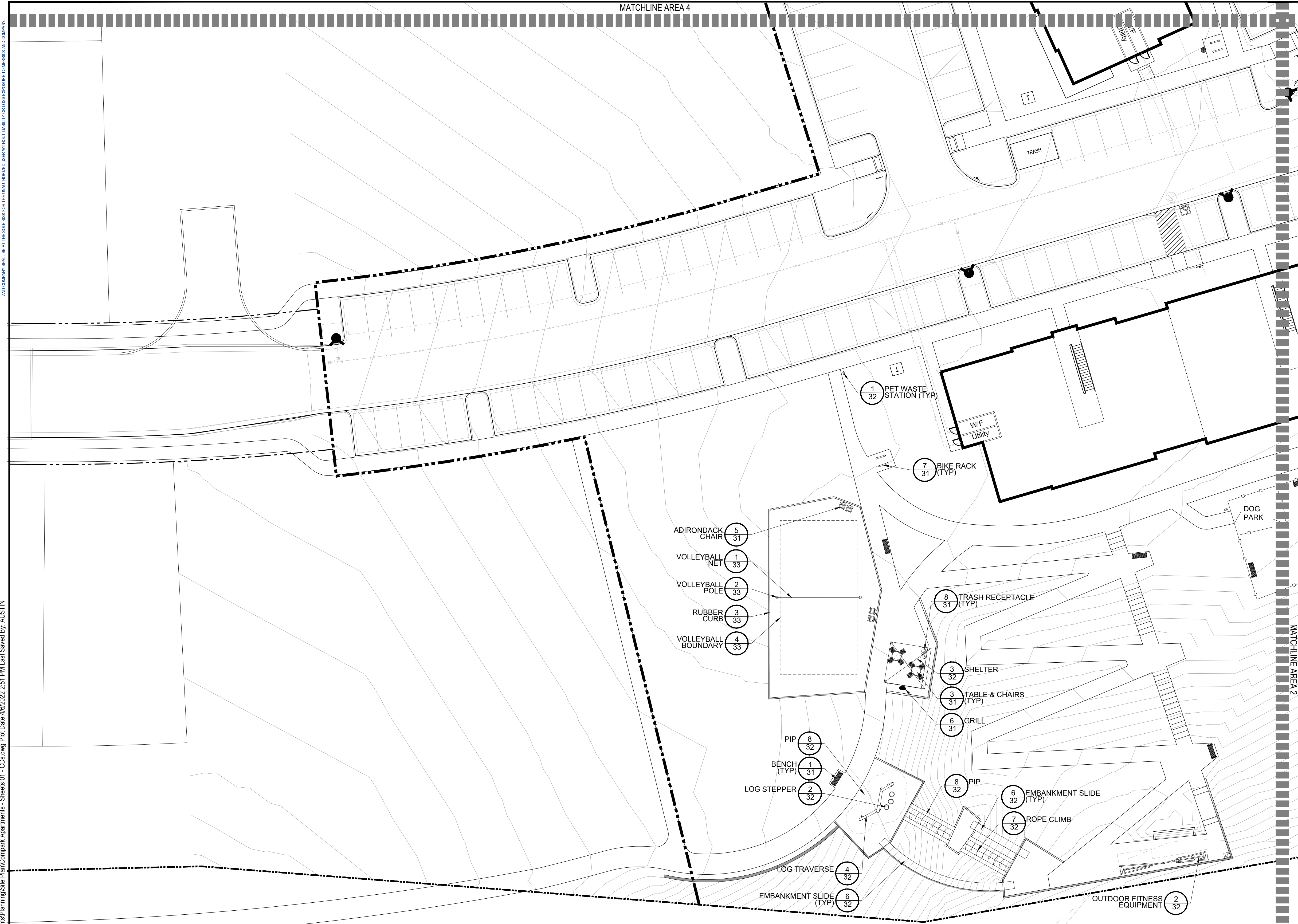
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TOWN OF PARKER, DIRECTOR OF ENGINEERING DATE

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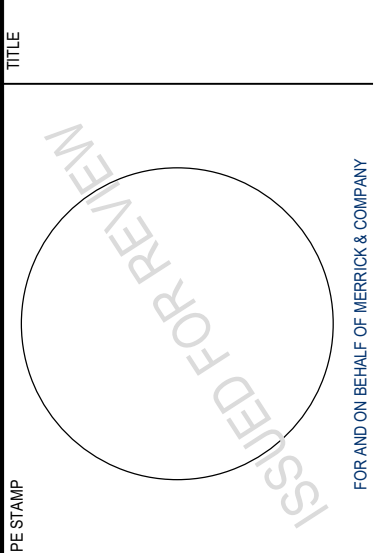
LEGEND

- BENCH
- TRASH RECEPTACLE
- GRILL
- PET WASTE STATION
- BIKE RACK
- TABLE AND CHAIRS
- PICNIC TABLE
- ADIRONDACK CHAIR
- MONUMENT SIGN
- 3-RAIL FENCE
- OUTDOOR FITNESS EQUIP.
- TRELLIS
- 16' SQUARE SHELTER
- LOG JUMPER
- DECK
- TRAIL



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**COMPARK VILLAGE SOUTH
PRIVATE IMPROVEMENT
CONSTRUCTION PLANS**

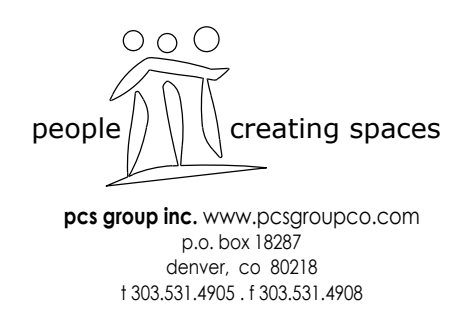
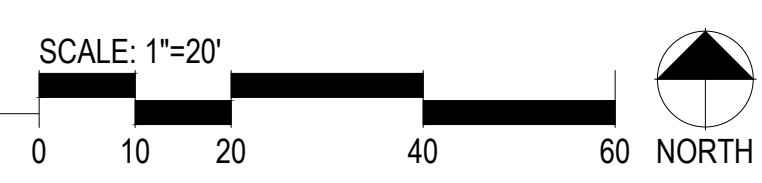


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1 PARK AREA 1

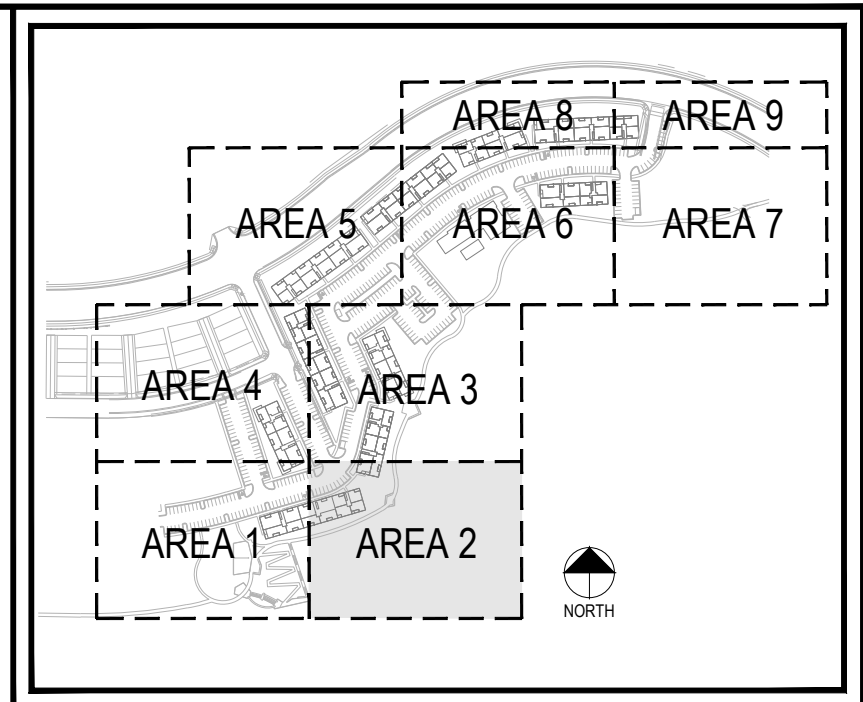
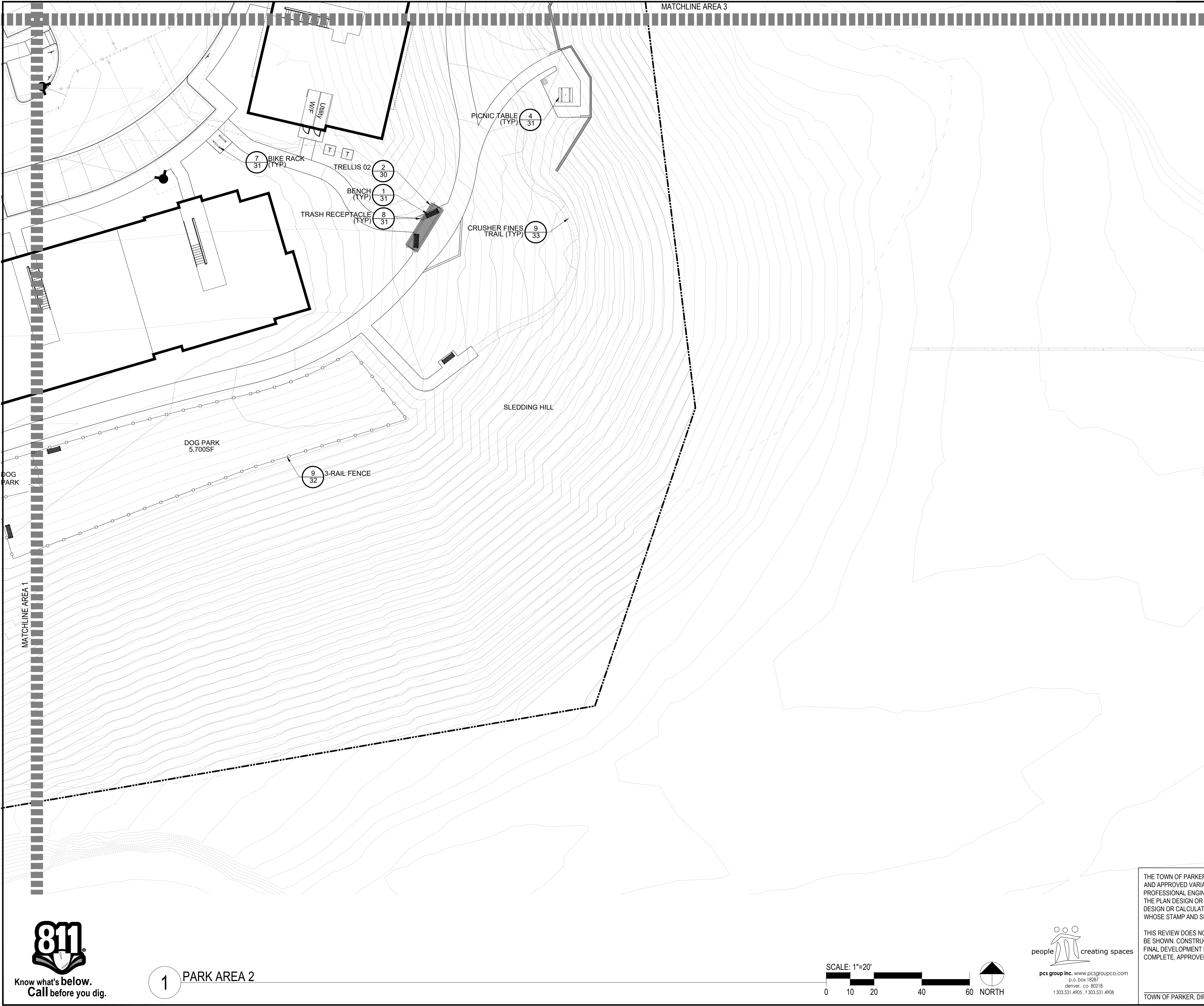


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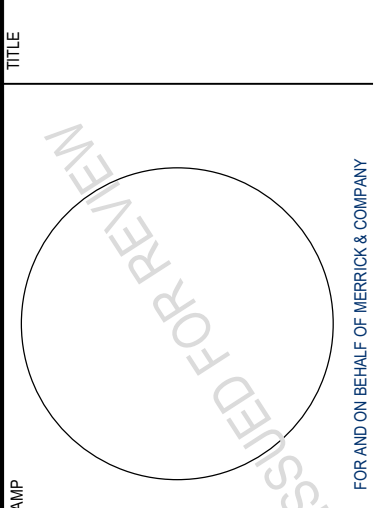
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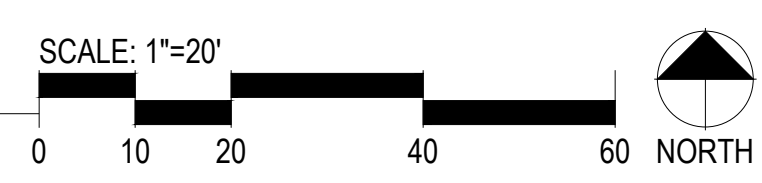
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 CONSTRUCTION PLANS



DATE	6/12/2020
DATE	4/11/2022
SHEET	PARK PLAN
SHEET	AREA 2
SHEET	LS1.2



1 PARK AREA 2



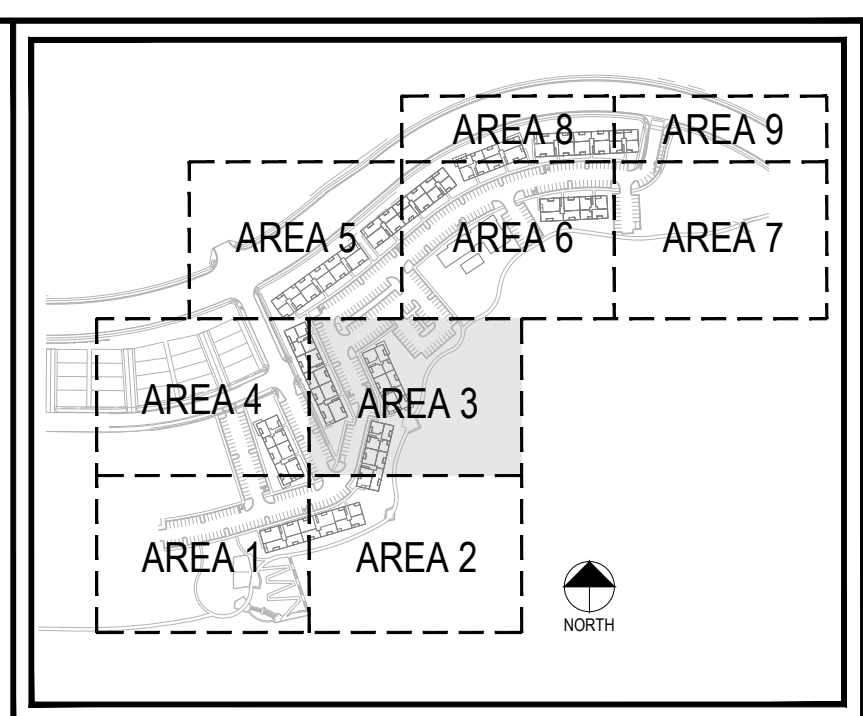
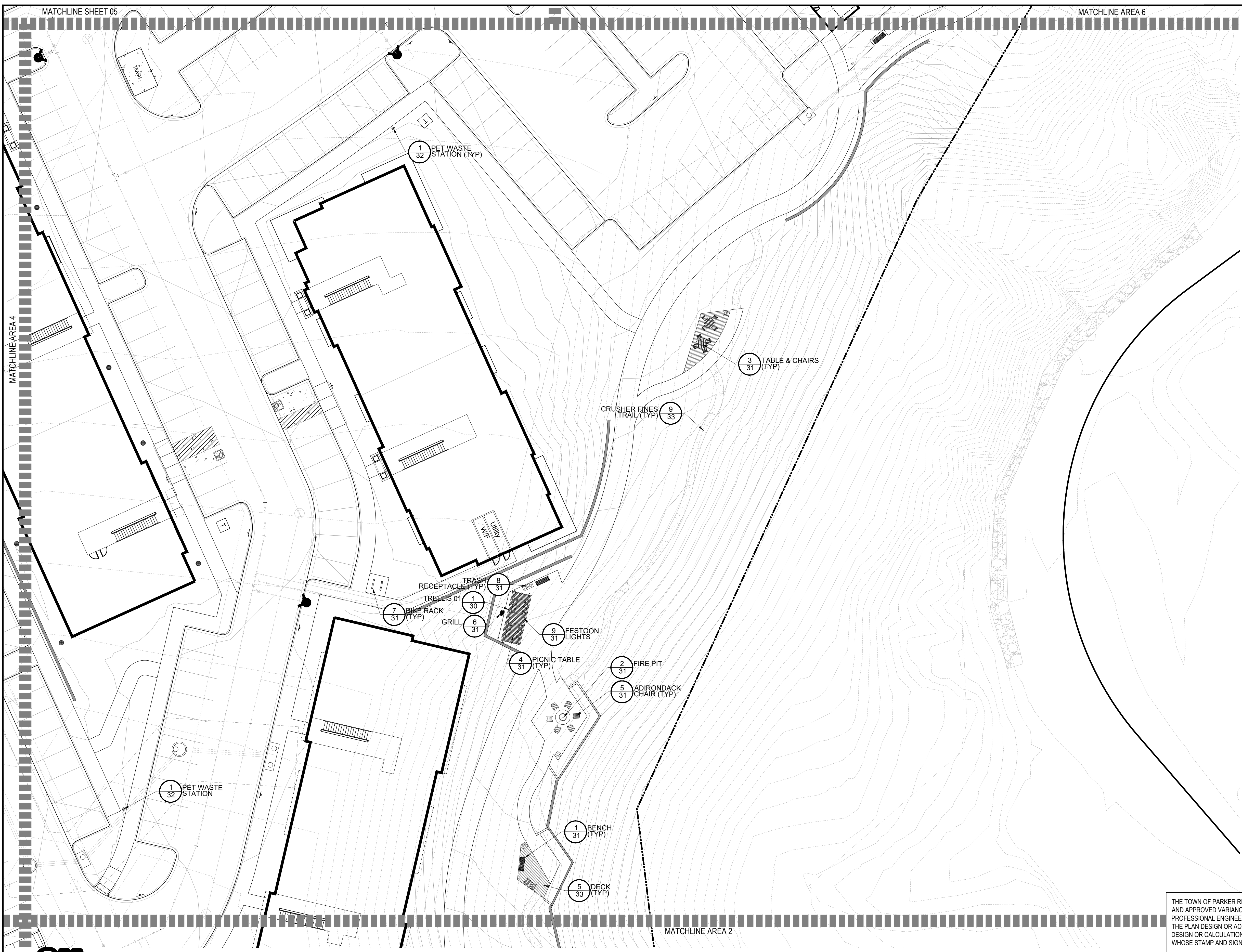
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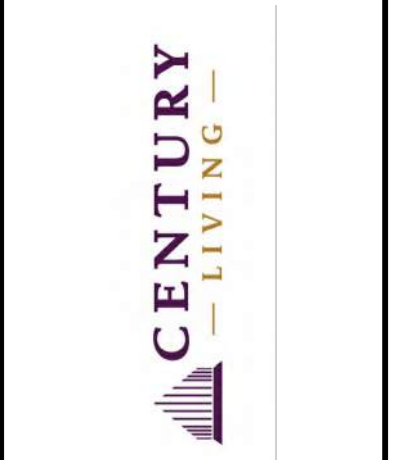


LEGEND

- BENCH
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- GRILL
- PET WASTE STATION
- BIKE RACK
- TABLE AND CHAIRS
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- TRAIL

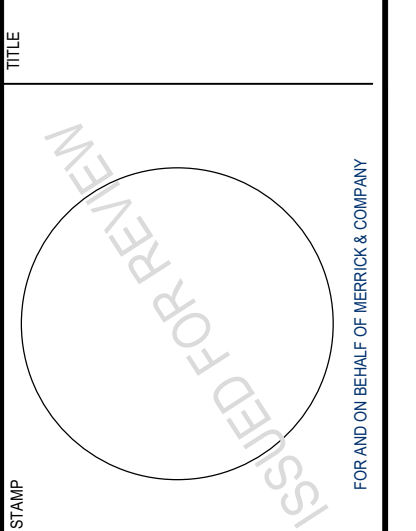
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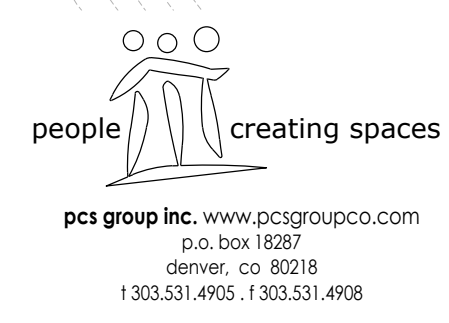
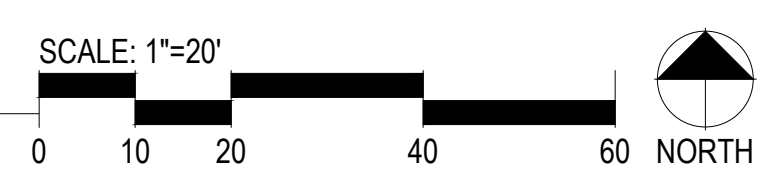
**COMPARK VILLAGE SOUTH
PRIVATE IMPROVEMENT
CONSTRUCTION PLANS**



SHEET NUMBER: 65120950
 DATE: 4/12/2022
 SHEET: PARK PLAN
 AREA 3
 LS1.3



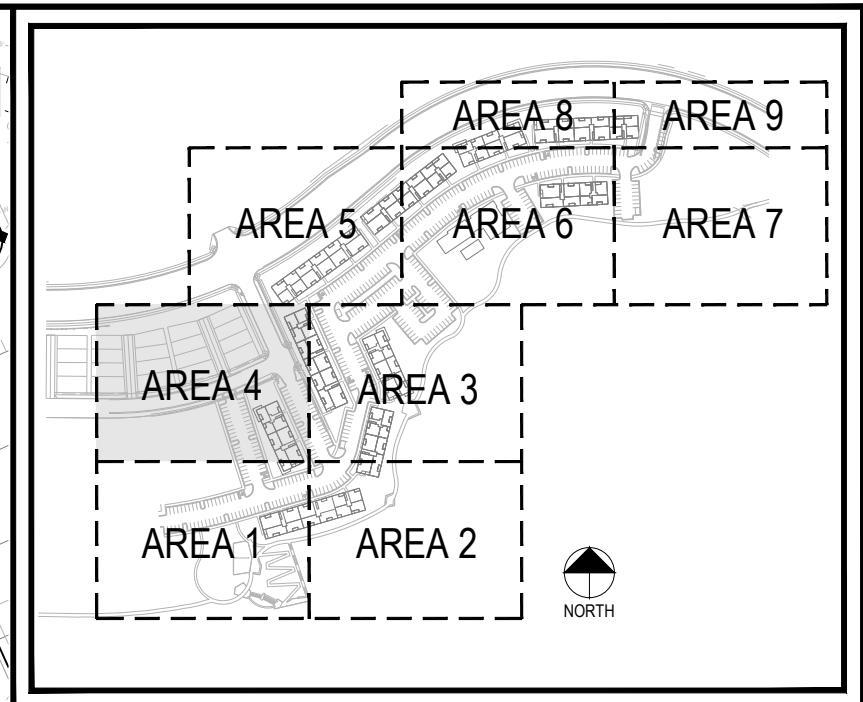
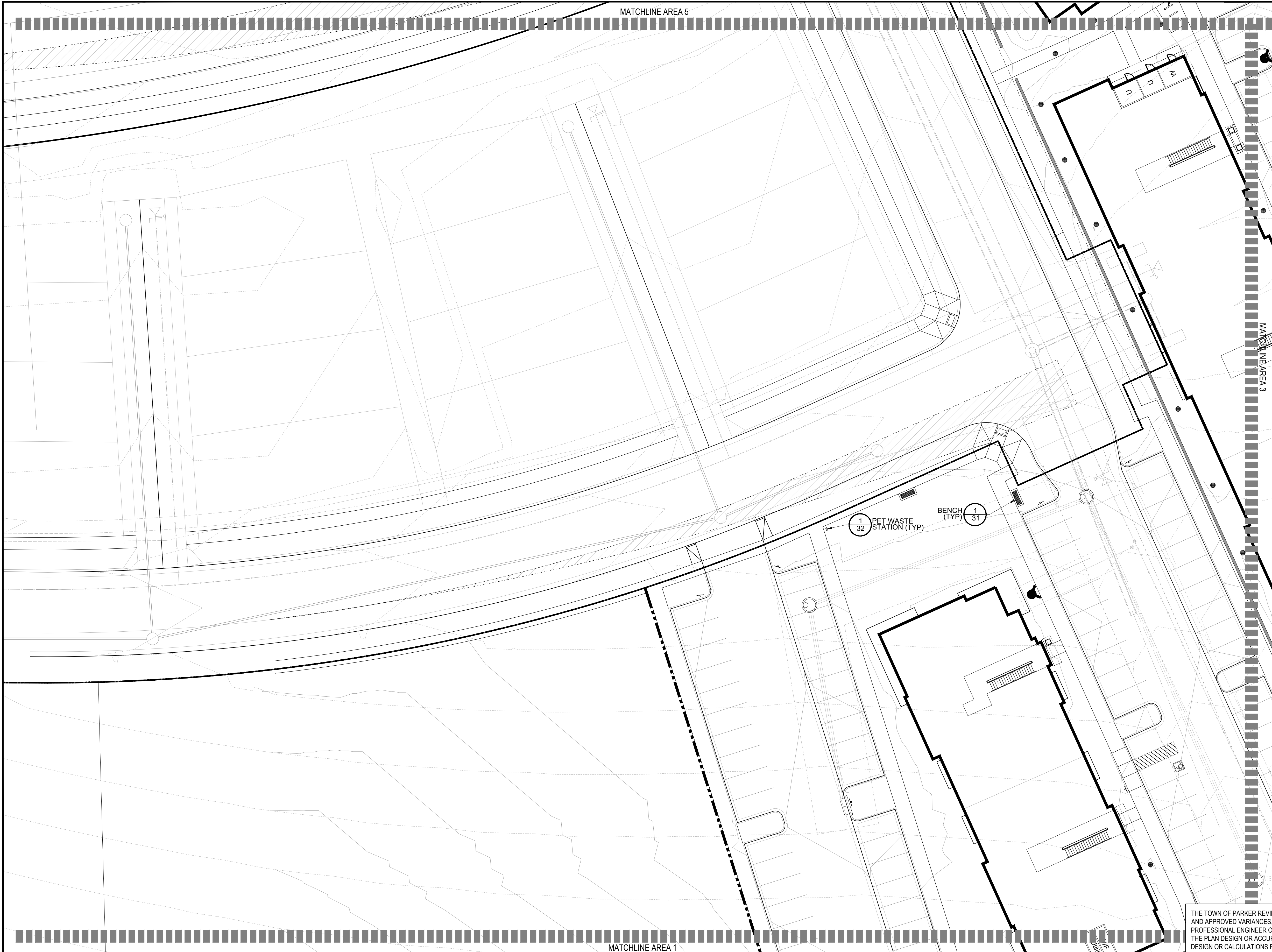
1 PARK AREA 3



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LEGEND

- BENCH
- TRASH RECEPTACLE
- GRILL
- PET WASTE STATION
- BIKE RACK
- TABLE AND CHAIRS
- PICNIC TABLE
- ADIRONDACK CHAIR
- MONUMENT SIGN
- 3-RAIL FENCE
- OUTDOOR FITNESS EQUIP.
- TRELLIS
- 16' SQUARE SHELTER
- LOG JUMPER
- DECK
- TRAIL

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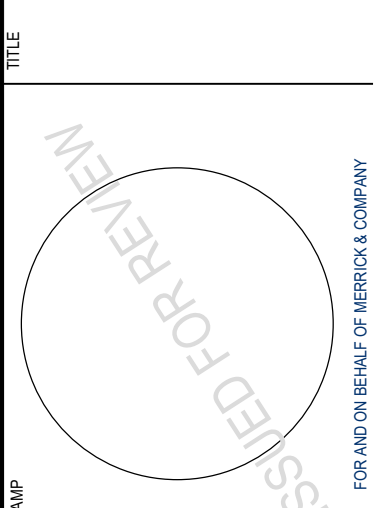
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REV	REVISION DESCRIPTION	DATE	CHKD	CHKD	APPR

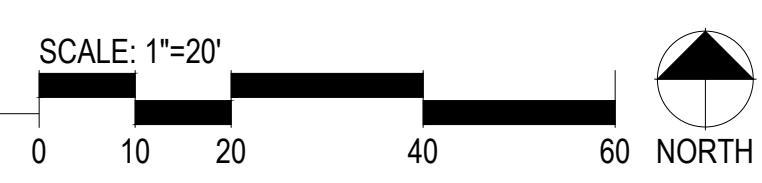
COMPARK VILLAGE SOUTH
 PRIVATE IMPROVEMENT
 CONSTRUCTION PLANS



JOB NUMBER	6512950
DATE	4/12/2022
SHEET	PARK PLAN
AREA	AREA 4
LS	LS1.4



1 PARK AREA 4

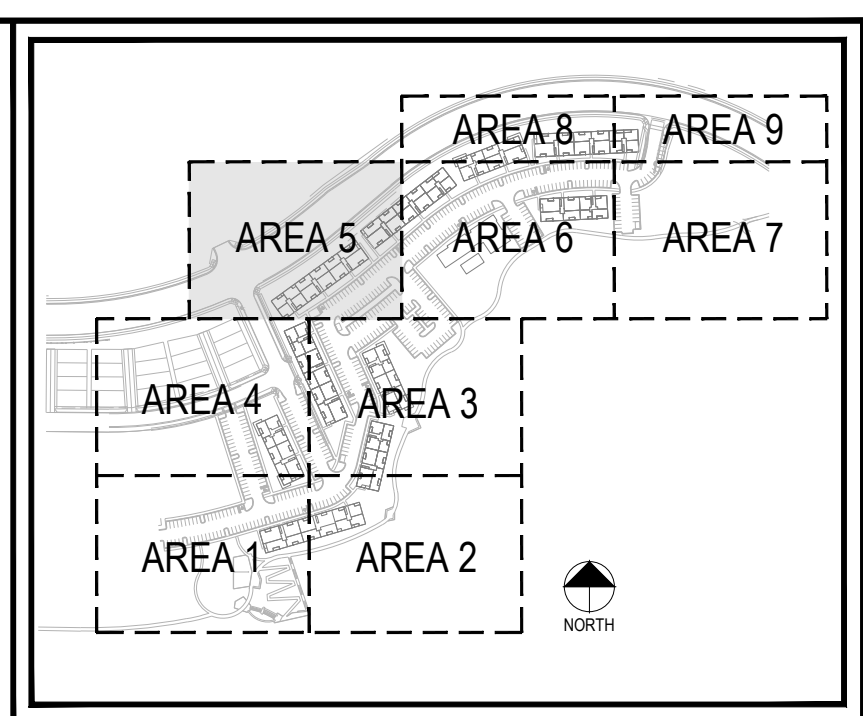


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LEGEND

- BENCH
- TRASH RECEPTACLE
- GRILL
- PET WASTE STATION
- BIKE RACK
- TABLE AND CHAIRS
- PICNIC TABLE
- ADIRONDACK CHAIR
- MONUMENT SIGN
- 3-RAIL FENCE
- OUTDOOR FITNESS EQUIP.
- TRELLIS
- 16' SQUARE SHELTER
- LOG JUMPER
- DECK
- TRAIL

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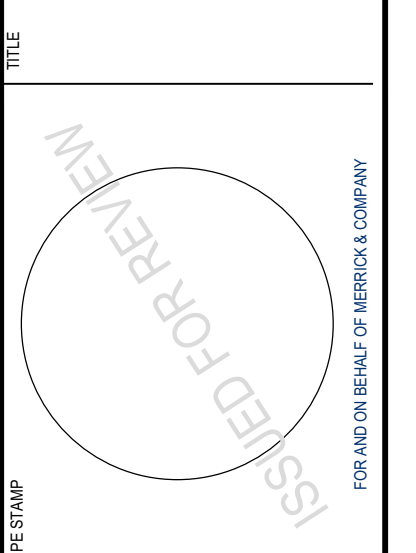
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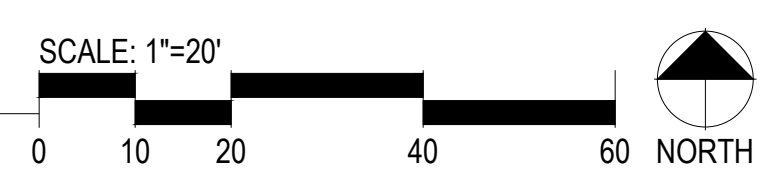
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 CONSTRUCTION PLANS



JOB NUMBER	6512950
DATE	4/1/2022
SHEET	PARK PLAN
AREA	AREA 5
LS	LS1.5



1 PARK AREA 5

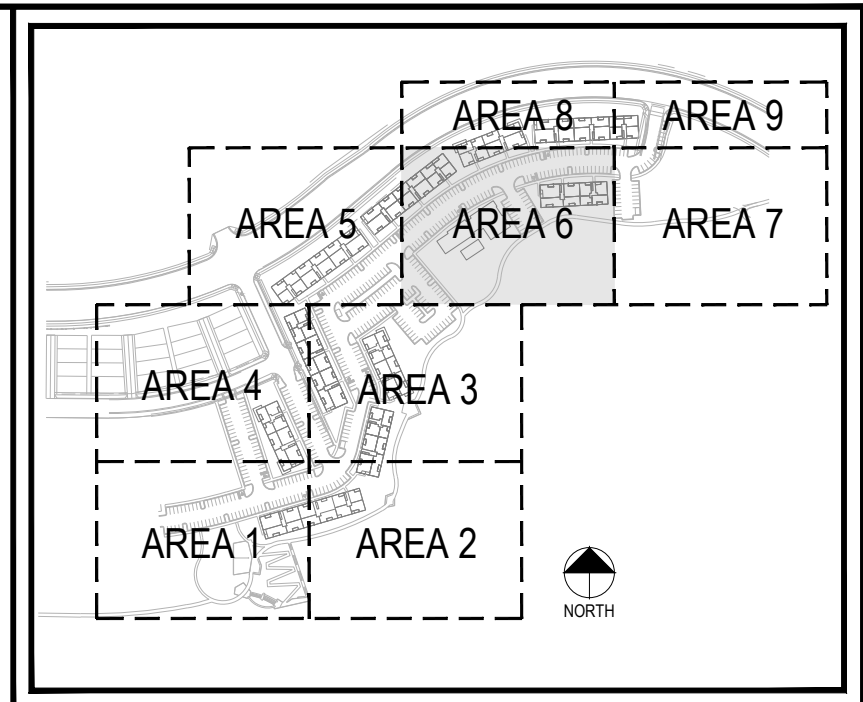
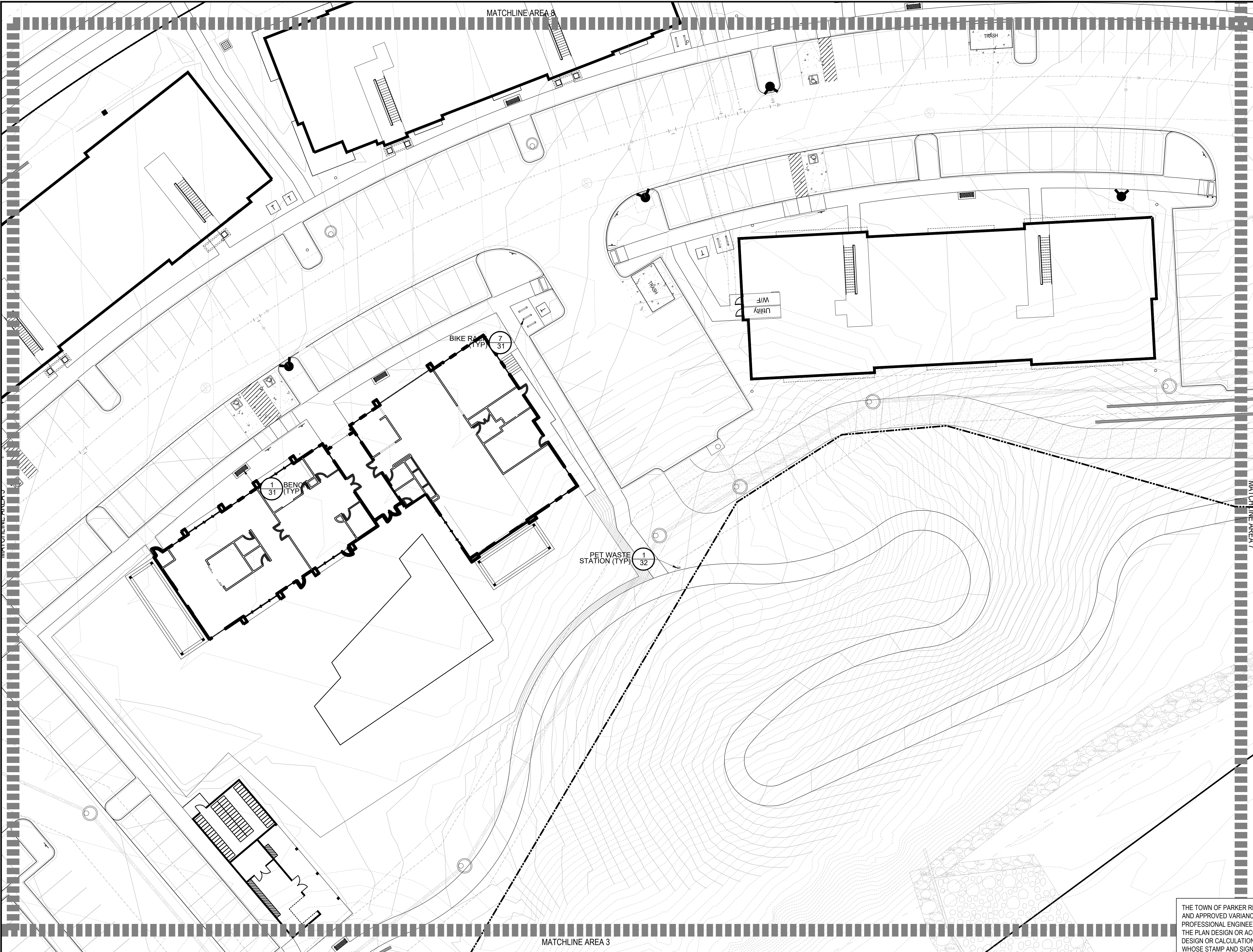


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LEGEND

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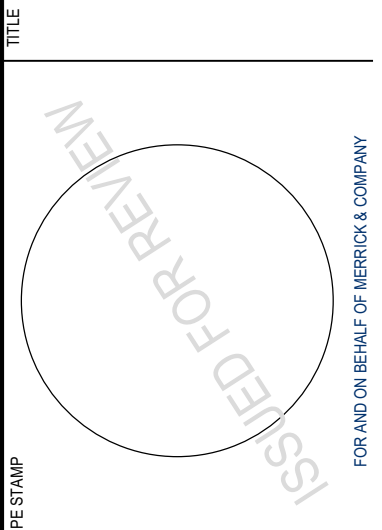
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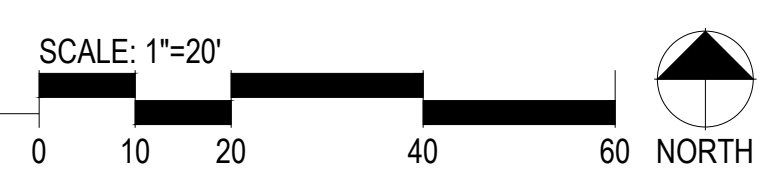
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FILE NUMBER: 65120950
 DATE: 4/11/2022
 SHEET: PARK PLAN
 AREA 6
 LS1.6



1 PARK AREA 6

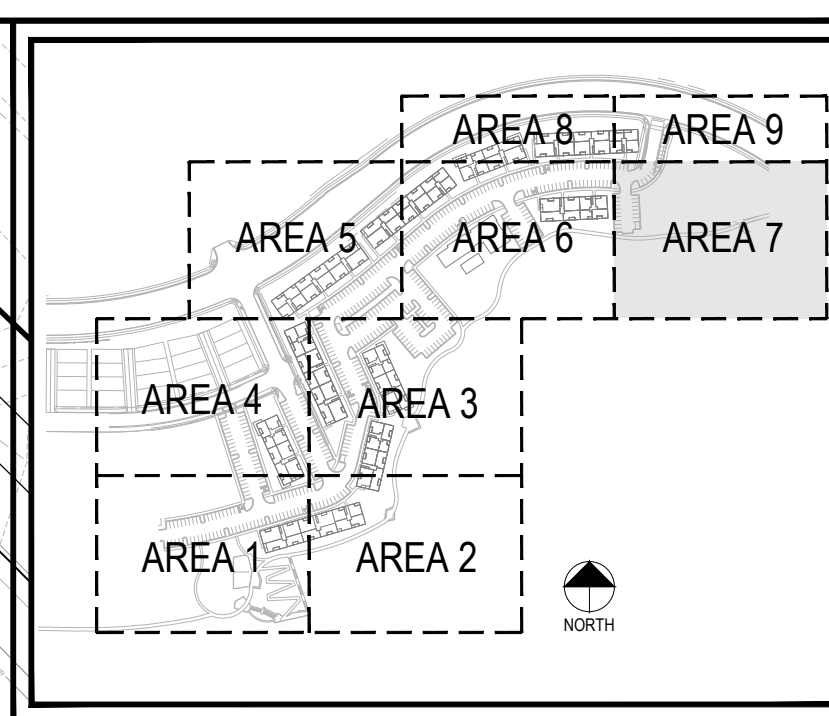


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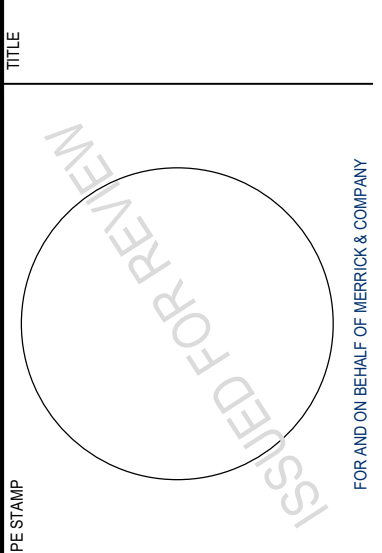
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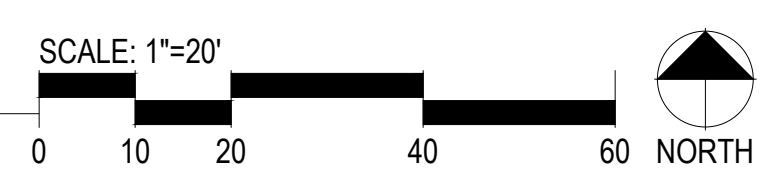
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DATE: 05/20/2022
 DATE: 4/11/2022
 SHEET: PARK PLAN AREA 7
 TITLE: LS1.7



1 PARK AREA 7



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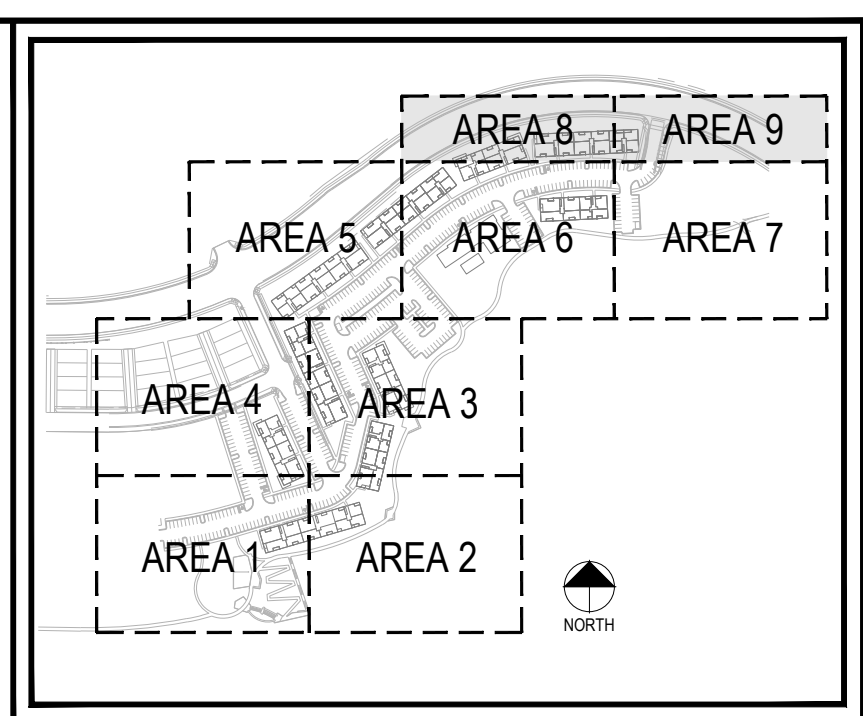
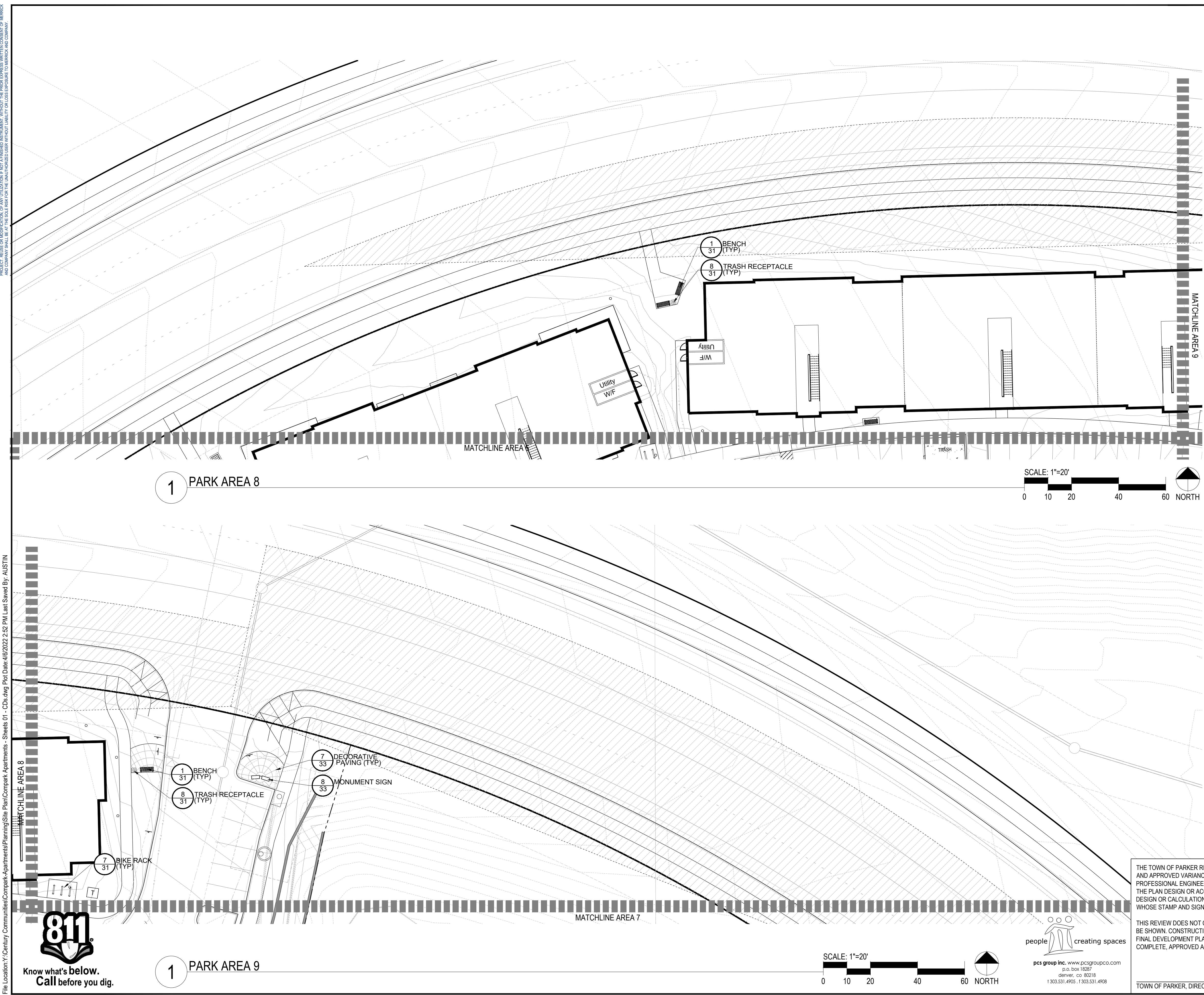
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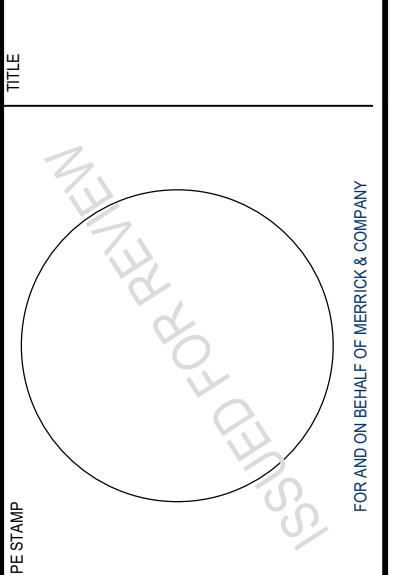
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DATE	05/20/2020
DATE	4/1/2022
SHEET	PARK PLAN
SHEET	AREA 8 & 9
SHEET	LS1.8

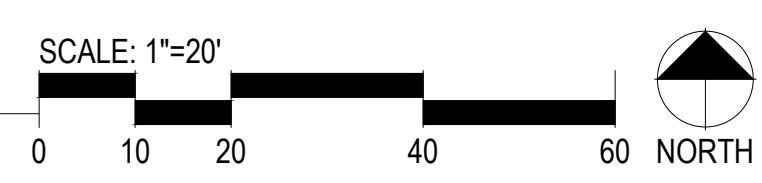
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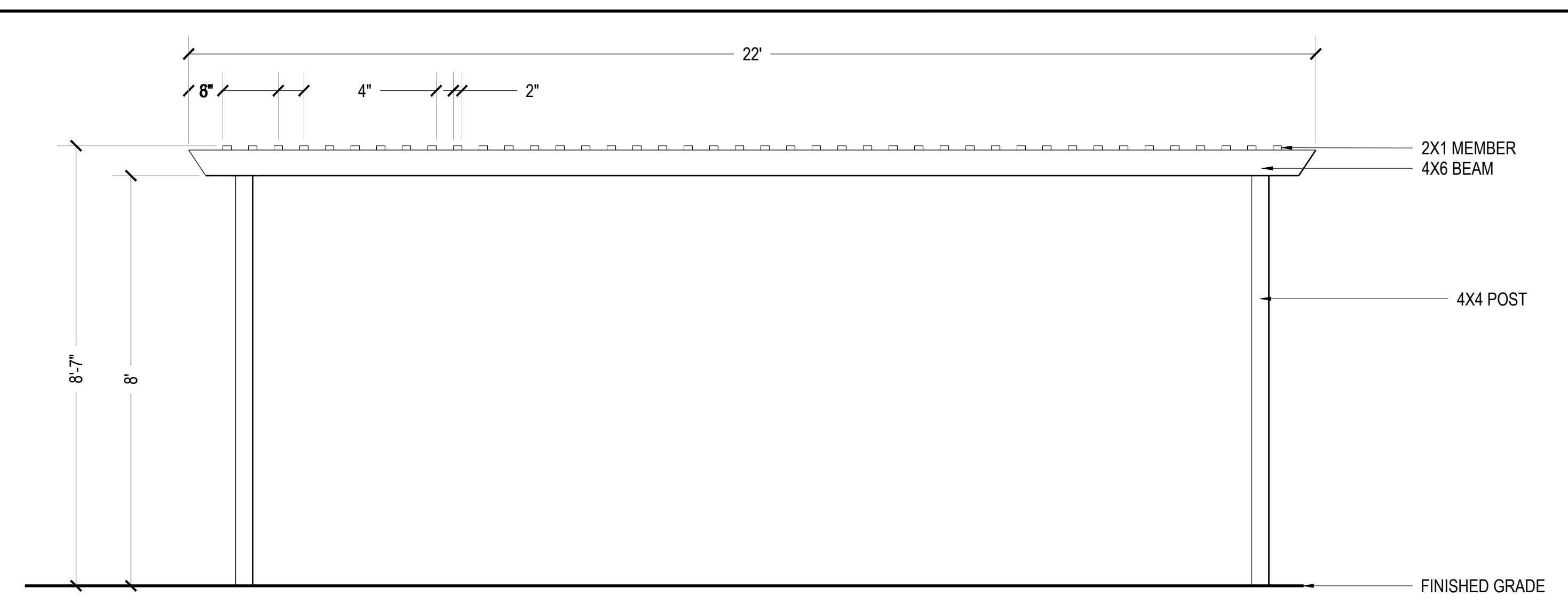
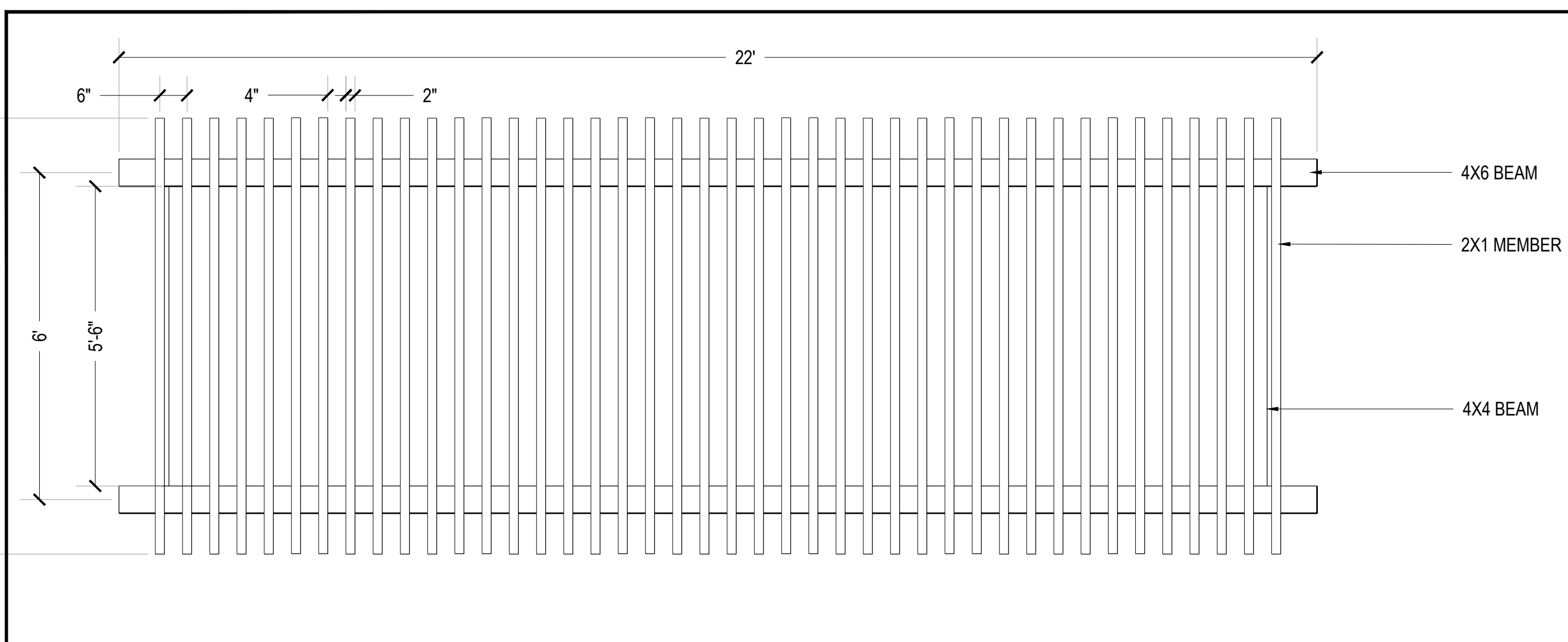
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1 PARK AREA 9

1 PARK AREA 8

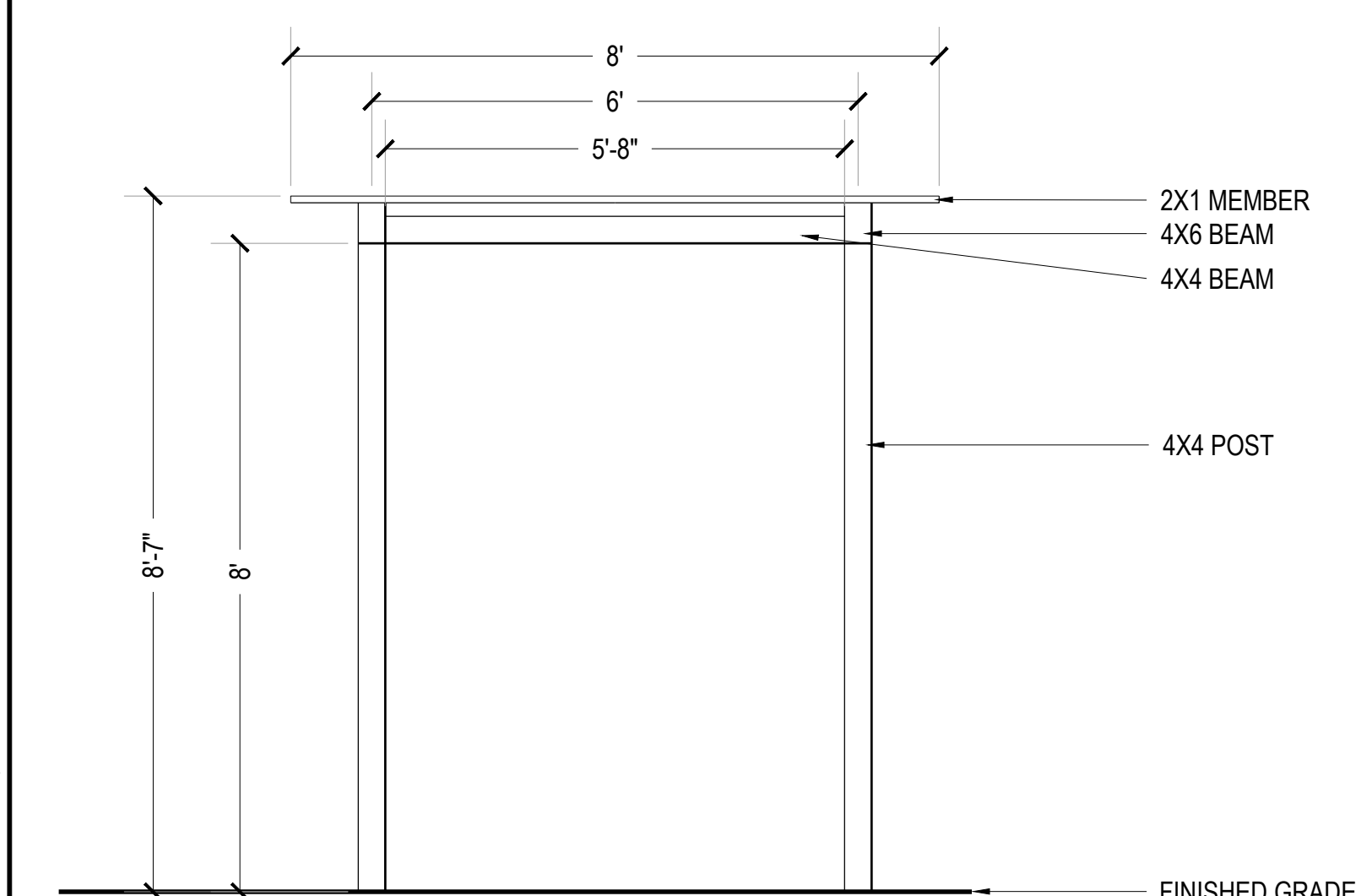
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PLAN VIEW

ELEVATION A

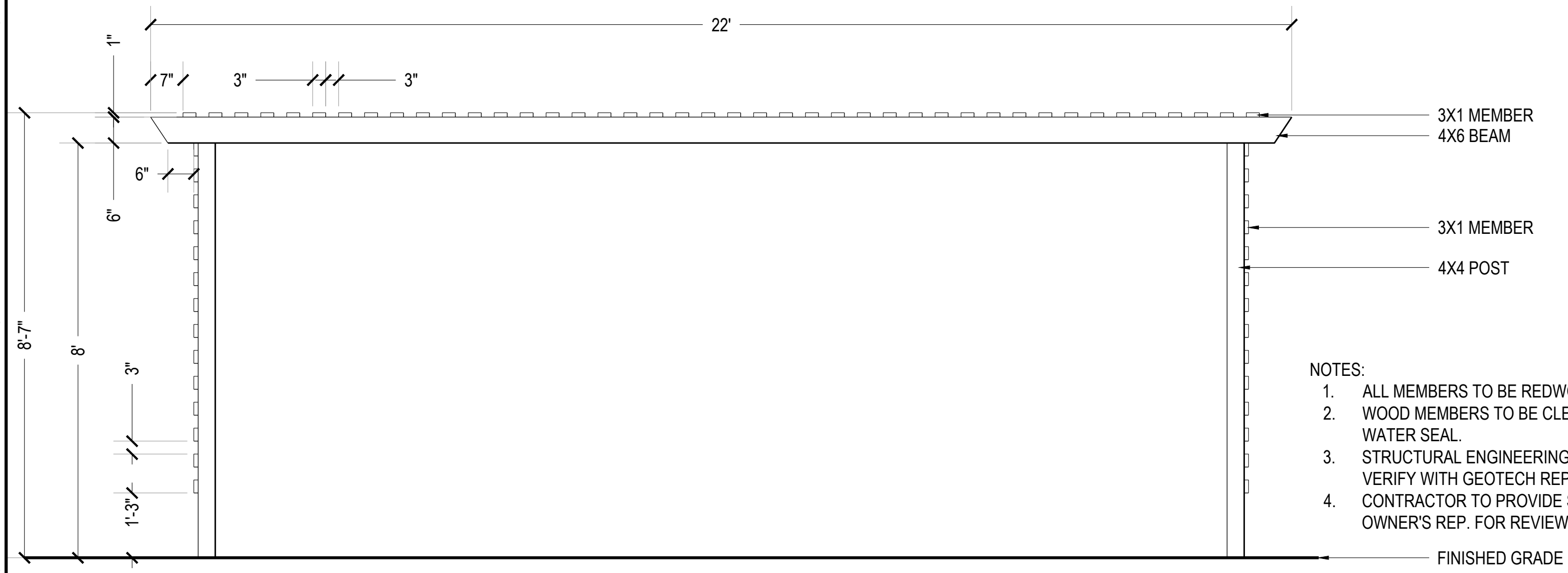
1 TRELLIS_01
Scale: NTS



- NOTES:
1. ALL MEMBERS TO BE REDWOOD OR APPROVED EQUAL.
 2. WOOD MEMBERS TO BE CLEAR COAT STAINED WITH WATER SEAL.
 3. STRUCTURAL ENGINEERING AND FOOTING BY OTHERS, VERIFY WITH GEOTECH REPORT.
 4. CONTRACTOR TO PROVIDE SHOP DRAWINGS TO OWNER'S REP. FOR REVIEW.

ELEVATION B

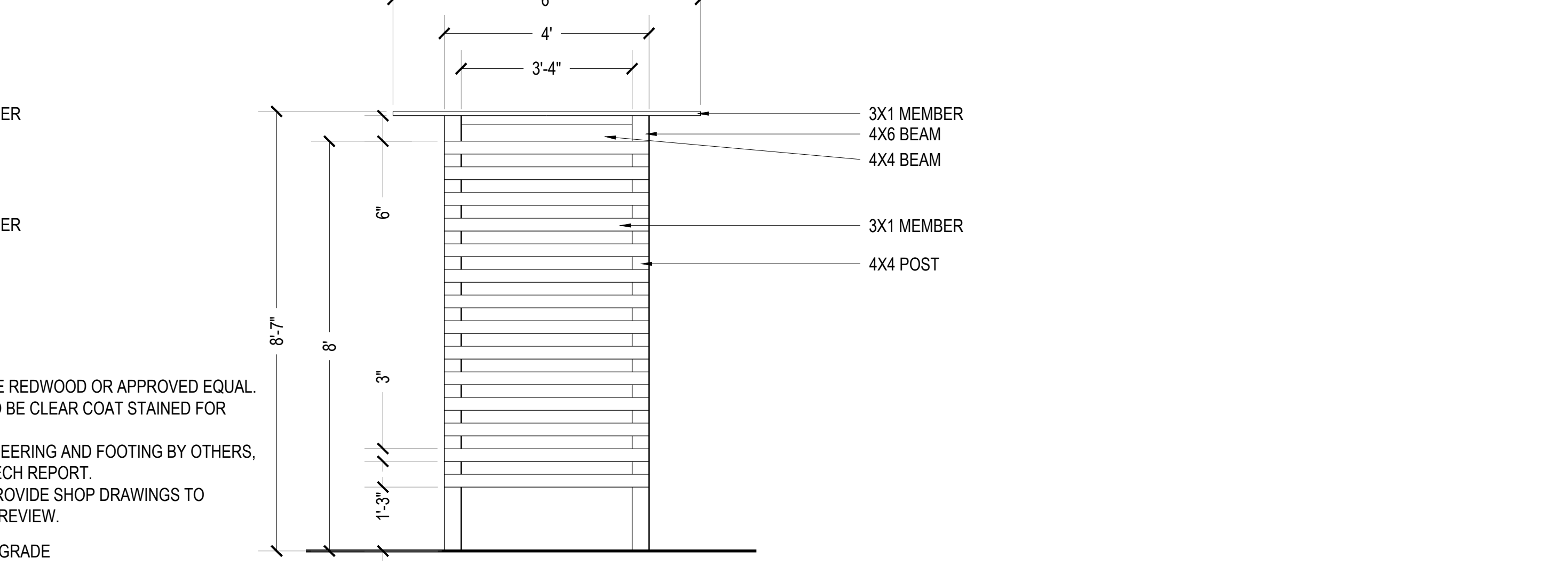
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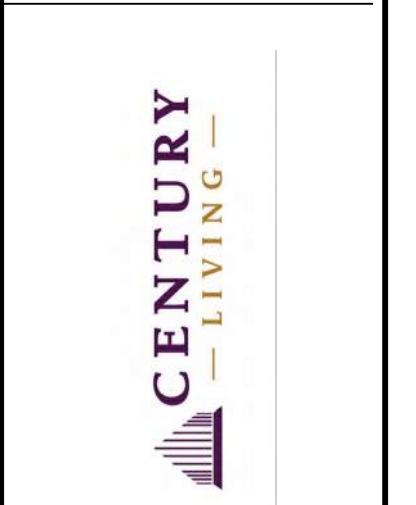
- NOTES:
1. ALL MEMBERS TO BE REDWOOD OR APPROVED EQUAL.
 2. WOOD MEMBERS TO BE CLEAR COAT STAINED FOR WATER SEAL.
 3. STRUCTURAL ENGINEERING AND FOOTING BY OTHERS, VERIFY WITH GEOTECH REPORT.
 4. CONTRACTOR TO PROVIDE SHOP DRAWINGS TO OWNER'S REP. FOR REVIEW.

ELEVATION A

2 TRELLIS_02
Scale: NTS

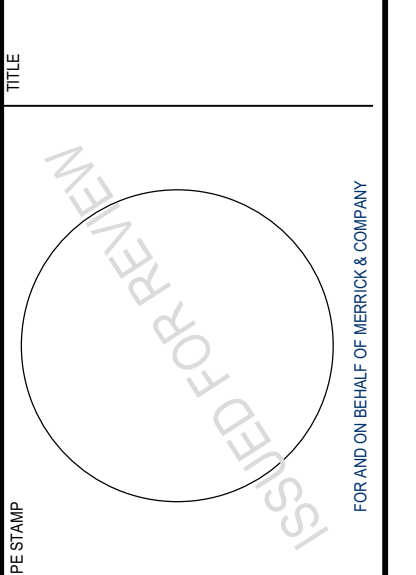


ELEVATION B



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DATE: 4/1/2022
SHEET: SITE DETAILS
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CORONADO THERMORY 6' CONTOUR BENCH
 ITEM #: CR2780T
 SIZE: 35"H x 23"W x 76"L
 COLOR: THERMORY
 FRAME COLOR: TEXTURED BRONZE
 INSTALL PER MANUFACTURER'S
 SPECS. OR APPROVED EQUAL.
 SUPPLIER: ANOVA
 WEBSITE: ANOVA.COM

1 6'_BENCH
 Scale: NTS



**CONTEMPO ROUND FIRE TABLE, 12" STAR
 BURNER**
 ITEM #: 782-BA-11-M2NC
 MANUFACTURER: AMERICAN FIRE DESIGNS
 SIZE: 47"DIA, 15.5"H
 COLOR: BLACK LAVA
 FUEL: NATURAL GAS, PROPANE
 INSTALL PER MANUFACTURER'S
 SPECS. OR APPROVED EQUAL.
 SUPPLIER: STAR FIRE DIRECT
 WEBSITE: STARFIREDIRECT.COM

2 FIRE_PIT
 Scale: NTS



**BEACON HILL THERMORY
 ITEM #: BH1840T**
 SIZE: 36"H x 92"Sq.
 FRAME COLOR: TEXTURED BRONZE
 COLOR: THERMORY
 INSTALL PER MANUFACTURER'S
 SPECS. OR APPROVED EQUAL.
 SUPPLIER: ANOVA
 WEBSITE: ANOVA.COM

3 TABLE_&_CHAIRS
 Scale: NTS



**WAINWRIGHT 6' PICNIC TABLE AND
 BENCHES SET**
 ITEM #: RCPWT63
 SIZE: 29"H x 64"W x 72"L
 FRAME COLOR: BLACK
 COLOR: MAHOGANY, TEXTURED BLACK
 FRAME
 INSTALL PER MANUFACTURER'S
 SPECS. OR APPROVED EQUAL.
 SUPPLIER: ANOVA
 WEBSITE: ANOVA.COM

4 PICNIC_TABLE
 Scale: NTS



PLANK ADIRONDACK CHAIR
 ITEM #: PLK60T
 SIZE: 46"H x 28"W x 36"D
 COLOR: MAHOGANY
 INSTALL PER MANUFACTURER'S
 SPECS. OR APPROVED EQUAL.
 SUPPLIER: ANOVA
 WEBSITE: ANOVA.COM

5 ADIRONDACK_CHAIR
 Scale: NTS



STANDARD PARK GRILL
 ITEM #: 100PRG
 SIZE: 10"H x 20"W x 15"D
 INSTALL PER MANUFACTURER'S
 SPECS. OR APPROVED EQUAL.
 SUPPLIER: ANOVA
 WEBSITE: ANOVA.COM

6 PARK_GRILL



**STREETSIDE 5-BIKE/3-LOOP RACK,
 FUSION ADV FINISH, SURFACE MOUNT**
 ITEM #: LBR5PVC5URF
 SIZE: 36"H x 42"W
 COLOR: TEXTURED BRONZE
 INSTALL PER MANUFACTURER'S
 SPECS. OR APPROVED EQUAL.
 SUPPLIER: ANOVA
 WEBSITE: ANOVA.COM

7 BIKE_RACK
 Scale: NTS



**BEACON HILL 35 GAL THERMORY
 RECEPTACLE, OPEN TOP**
 ITEM #: BH1835T
 SIZE: 32"H x 23"Sq.
 FRAME COLOR: TEXTURED BRONZE
 COLOR: THERMORY - HORIZONTAL
 INSTALL PER MANUFACTURER'S
 SPECS. OR APPROVED EQUAL.
 SUPPLIER: ANOVA
 WEBSITE: ANOVA.COM

8 RECEPTACLE



**COMMERCIAL GRADE SUSPENDED
 E26**
 MODEL: LS-MS-24-100-BK
 WATTAGE: 25W PER SOCKET
 INSTALL PER MANUFACTURER'S
 SPECS. OR APPROVED EQUAL.
 SUPPLIER: AMERICAN LIGHTING
 WEBSITE: AMERICANLIGHTING.COM

9 FESTOON_LIGHTS
 Scale: NTS



REV	REVISION DESCRIPTION	DATE	CHKD	CHKD(C)	APPR

**COMPARK VILLAGE SOUTH
 PRIVATE IMPROVEMENT
 CONSTRUCTION PLANS**

ISSUED FOR REVIEW
 FOR AND BEHALF OF MERRICK & COMPANY

JOB NUMBER: 6512950
 DATE: 4/1/2022
 SHEET: SITE DETAILS
 LS5.2

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PET STATION
 MODEL: 7408-R, COMPLETE DOG WASTE STATION WITH ROLL DISPENSER,
 COLOR: GREEN
 INSTALL PER MANUFACTURER'S SPECS OR APPROVED EQUAL.

CONTACT: ATOZ RECREATION
 PHONE: 303.670.3789
 WWW.ATOZRECREATION.COM

1 PET_WASTE_STATION
 Scale: NTS



SUSPENSION TRAINER, MAGNETIC BELLS, CORE TWIST
 ITEM #: FAZ20401-0900
 SIZE: 34'5"L x 3'6"W x 10'11"H
 COLOR: ORANGE
 INSTALL PER MANUFACTURER'S SPECS. OR APPROVED EQUAL.

SUPPLIER: KOMPAN
 WEBSITE: KOMPAN.US

2 OUTDOOR_FITNESS_EQUIPMENT
 Scale: NTS



SQUARE SHELTER
 MODEL: SQR 16
 MATERIAL: STEEL / MULTI-RIB ROOF
 ROOF COLOR: BUCKSKIN
 STRUCTURE COLOR: ALMOND
 INSTALL PER MANUFACTURER'S SPECS. OR APPROVED EQUAL.

SUPPLIER: POLIGON
 WEBSITE: POLIGON.COM

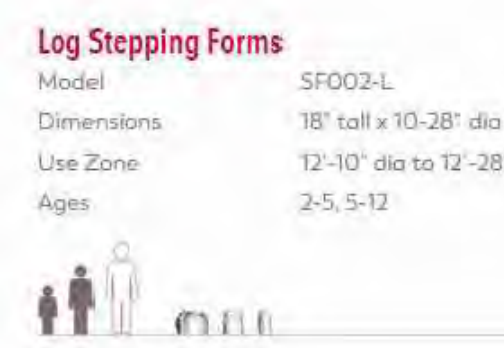
3 SHELTER
 Scale: NTS



LOG TRAVERSE
 Model: AP015
 Dimensions: 19'-8" x 6'-2" x 3'-7"
 Use Zone: 31'-8" x 18'-2"
 Ages: 2-5, 5-12

SUPPLIER: ID SCULPTURE
 WEBSITE: IDSCULPTURE.COM

4 LOG_TRAVERSE
 Scale: NTS



LOG STEPPER
 Model: SF002-L
 Dimensions: 18" tall x 10'-28" dia
 Use Zone: 12'-10" dia to 12'-28" dia
 Ages: 2-5, 5-12

SUPPLIER: ID SCULPTURE
 WEBSITE: IDSCULPTURE.COM

5 LOG_STEPPER
 Scale: NTS



CUSTOM EMBANKMENT SLIDE
 SIZE SLIDE 01: 72'L X 3'W
 SIZE SLIDE 02: 35'L X 3'W
 MATERIAL: ALUMINUM
 INSTALL PER MANUFACTURER'S SPECS. OR APPROVED EQUAL.

SUPPLIER: RECREATION PLUS
 WEBSITE: RECREATIONPLUS.COM

6 EMBANKMENT_SLIDE
 Scale: NTS



CUSTOM CLIMBING ROPE NET
 SIZE: 55'L X 4'W
 COLOR: STANDARD/NATURAL
 INSTALL PER MANUFACTURER'S SPECS. OR APPROVED EQUAL.

SUPPLIER: RECREATION PLUS
 WEBSITE: RECREATIONPLUS.COM

7 ROPE_CLIMBER
 Scale: NTS



FIBAR PLAYGROUND SURFACE
 MODEL: PIP
 COLOR: TBD
 INSTALL PER MANUFACTURER'S SPECS. OR APPROVED EQUAL.

SUPPLIER: RECREATION PLUS
 WEBSITE: RECREATIONPLUS.COM

8 POURED-IN-PLACE_SURFACING
 Scale: NTS



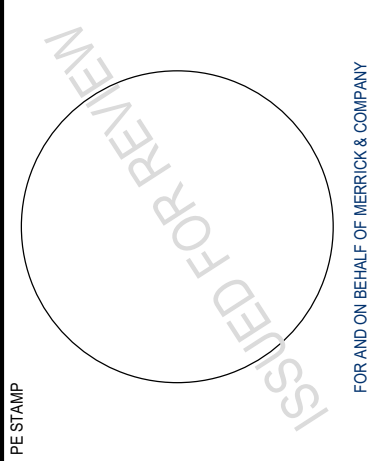
3-RAIL FENCE
 MODEL: SPLIT RAIL WITH WIRE MESH
 COLOR: CEDAR
 INSTALL PER MANUFACTURER'S SPECS. OR APPROVED EQUAL.

CONTACT: SPLIT RAIL FENCE COMPANY
 PHONE: 303-791-1997
 WWW.SPLITRAILFENCECO.COM

9 3-RAIL_FENCE
 Scale: NTS



COMPARK VILLAGE SOUTH
 PRIVATE IMPROVEMENT
 CONSTRUCTION PLANS



JOB NUMBER: 6512950
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 LS5.3

REV	REVISION DESCRIPTION	DATE	CHKD	CHKD	APPR

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ML4: 4" PRO BEACH NET
SIZE: 39"H X 32"W
NET COLOR: WHITE
OPTIONS: STANDARD TOP & BOTTOM LINES,
STANDARD SIDE TENSION
INSTALL PER MANUFACTURER'S
SPECS. OR APPROVED EQUAL.

SUPPLIER: VOLLEYBALL USA
WEBSITE: VOLLEYBALLUSA.COM

1 VOLLEYBALL_NET
Scale: NTS



UV-5000 OUTDOOR ALUMINUM POLES
SIZE: 10'6"H
INSTALL PER MANUFACTURER'S
SPECS. OR APPROVED EQUAL.

SUPPLIER: VOLLEYBALL USA
WEBSITE: VOLLEYBALLUSA.COM

2 VOLLEYBALL_POLES
Scale: NTS



RUBBER VOLLEYBALL CURB
SIZE: 6"W X 6"H X 72"L
SECTIONS
TOTAL LF: 148'
MATERIAL: RUBBER
COLOR: BLACK
INSTALL PER
MANUFACTURER'S
SPECS. OR APPROVED EQUAL.

SUPPLIER: VOLLEYBALL USA
WEBSITE:
VOLLEYBALLUSA.COM

3 VOLLEYBALL_RUBBER_CURB
Scale: NTS



2 INCH PRO ADJUSTABLE BOUNDARY LINES
COLOR: BLACK
INSTALL PER MANUFACTURER'S
SPECS. OR APPROVED EQUAL.

SUPPLIER: VOLLEYBALL USA
WEBSITE: VOLLEYBALLUSA.COM

4 VOLLEYBALL_BOUNDARIES
Scale: NTS



CUSTOM SIGN PLAQUE
COLOR: ALUMINUM EDGE
STAND: 4X4 CEDAR POST
CUSTOM PIECE

5 SIGN_PLAQUE
Scale: NTS



TREX DECKING
COLOR: VINTAGE LANTERN
INSTALL PER MANUFACTURES
INSTRUCTIONS

SUPPLIER: TREX.COM
WEBSITE: TREX.COM

6 DECK
Scale: NTS



DECORATIVE CONCRETE
COLOR: TBD
SAW CUT JOINTS
INSTALL PER MANUFACTURER'S
SPECS. OR APPROVED EQUAL.

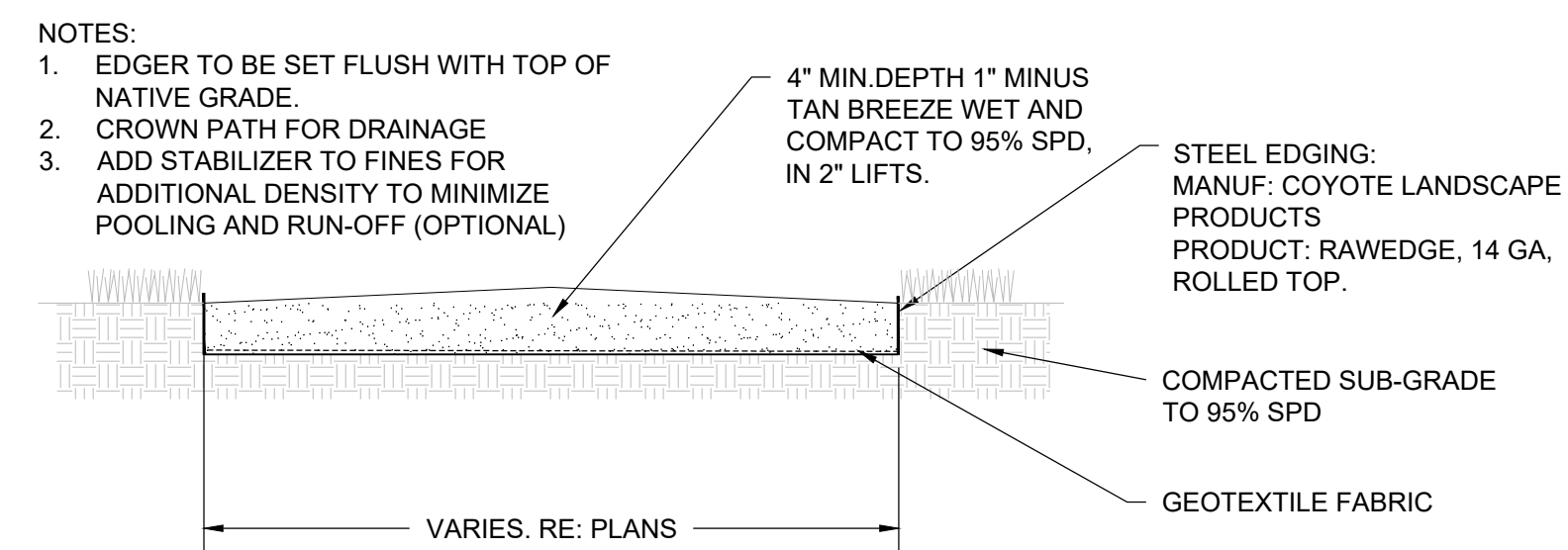
7 DECORATIVE_PAVING
Scale: NTS



CUSTOM MONUMENT SIGN
MATERIALS TO MATCH ARCHITECTURE

*MONUMENT IMAGES ARE FOR
CONCEPTUAL REFERENCE ONLY.
MONUMENT SIGN TO BE APPROVED
THROUGH SEPARATE SIGN SUBMITTAL
PROCESS. SHOP DRAWINGS TO BE
SUBMITTED BY CONTRACTOR FOR
CONSTRUCTION. COMMUNITY NAME IS
CONCEPTUAL AND HAS NOT BEEN
DETERMINED AT THIS POINT IN TIME.

8 MONUMENT_SIGN
Scale: NTS



NOTES:
1. EDGER TO BE SET FLUSH WITH TOP OF
NATIVE GRADE.
2. CROWN PATH FOR DRAINAGE
3. ADD STABILIZER TO FINES FOR
ADDITIONAL DENSITY TO MINIMIZE
POOLING AND RUN-OFF (OPTIONAL)

4" MIN DEPTH 1" MINUS
TAN BREEZE WET AND
COMPACT TO 95% SPD,
IN 2" LIFTS.

STEEL EDGING:
MANUF: COYOTE LANDSCAPE
PRODUCTS
PRODUCT: RAWEDGE, 14 GA,
ROLLED TOP.

COMPACTED SUB-GRADE
TO 95% SPD

GEOTEXTILE FABRIC

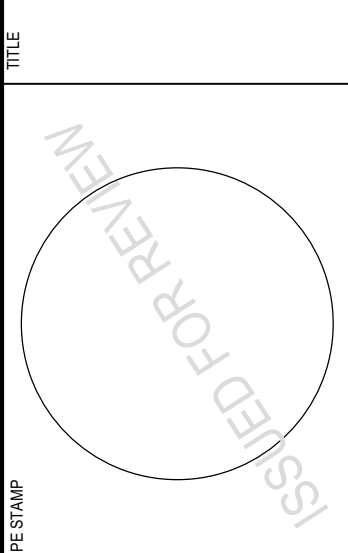
VARIABLES, RE: PLANS

9 CRUSHER_FINES_TRAIL
Scale: NTS



REV	REVISION DESCRIPTION	DATE

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PRIVATE IMPROVEMENT
CONSTRUCTION PLANS**



JOB NUMBER: 65120950
DATE: 4/1/2022
SHEET:
SITE DETAILS
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