



April 28, 2023

City of Aurora
Planning and Development Services Dept
15151 E. Alameda Parkway, Suite 2300
Aurora, CO 80012

Dear Mr. Gates,

On behalf of Clayton Properties Group LLC, CORE Consultants, Fox Tuttle Transportation Group, and Terracina Design, we have reviewed the comments from the Initial Submission Review for the Prairie Point Golf Site Plan. The following is a response to comments:

SUMMARY OF KEY COMMENTS FROM ALL DEPARTMENTS

- Reach out to the adjacent property owner to answer questions or concerns (see Item 1)
RESPONSE: Susan is a resident of Kragelund. A meeting with the neighborhood occurred on April 10th
- Add a Data Block to the Cover Sheet (see Item 2)
RESPONSE: ADDED.
- Update the Letter of Introduction (see Item 2)
RESPONSE: REVISED.
- Lengthen all parking spaces to 19' to comply with the UDO (see Item 4)
RESPONSE: UPDATED.
- Provide building perimeter landscaping and parking lot landscaping (see Item 7)
RESPONSE: ADDED.
- Update the Traffic Letter to address the requested information (see Item 11)
RESPONSE: RESPONSE: THE GOLF CLUBHOUSE IS CONSIDERED A SEPERATE PROJECT OUTSIDE OF THE SCOPE OF THIS SUBMITTAL. FOR THE PURPOSE OF THIS REVIEW THERE ARE NO EVENTS ASSOCIATED WITH THE GOLF.
- Add accessible parking and provide a sidewalk to connect it with the building (see Item 12)
RESPONSE: Spaces Added along with crosswalk.
- Provide a Tree Protection Plan (see Item 15)
RESPONSE: Overall Tree Protection Plan has been approved for Kings Point North. Trees shown on the Tree Protection plan within the golf site plan have been labeled.
- Pay storm drainage development fee (see Item 16)
RESPONSE: NOTED.

PLANNING DEPARTMENT COMMENTS

1.Community Questions, Comments, and Concerns

- 1A. One comment was received from an adjacent property owner with questions / concerns about the changes that are happening within overall development. Neighborhood meetings are generally required by code per Section 146-5.3.1. However, because only one comment was received as part of this application, staff suggests that you reach out

terr a c i n a d e s i g n

Landscape Architecture • Planning • Civil Engineering
10200 E. Girard Avenue, A-314. Denver, CO 80231 ph: 303.632.8867

directly to the property owner to answer questions or address concerns. Staff can participate in this conversation if desired. Please provide a summary of the outreach with the next submittal. If additional comments are received regarding this application or other applications, a neighborhood meeting may be required.

Name: Susan Spancers Email: spancers@qadas.com

Comment: Because so many changes seem to be happening, I think it would be appropriate to hold a public face to face meeting. We need to know what changes are taking place and what to expect going forward. We need to hear it directly. I probably won't be able to request that the meeting not be held 1/20/23 through 1/29/23 because I will be away on vacation, but just in case, please schedule before or after this date.

RESPONSE: A meeting has been scheduled with the neighborhood which she is a part of and is supposed to attend.

2. Completeness and Clarity of the Application

- 2A. Change the title of the Site Plan to just be "Site Plan" instead of "Golf Site Plan."
RESPONSE: TITLE UPDATED.
- 2B. Update the year in the signature block to be 2023, or leave it blank.
RESPONSE: UPDATED.
- 2C. Ensure that the Site Plan Notes reference the current UDO code sections, not the previous zoning code.
RESPONSE: Notes Revised Per Redlines.
- 2D. The Sheet Index needs to include all sheets within the Site Plan, including landscaping and building elevations. Please add these with the next submittal.
RESPONSE: SHEET INDEX UPDATED.
- 2E. Remove the lines from within the Amendment Box so there is more flexibility for staff when noting future amendments.
RESPONSE: NOTED.
- 2F. Provide a Data Block on the Cover Sheet that encompasses the entire Site Plan.
RESPONSE: DATA BLOCK ADDED TO COVER SHEET.
- 2G. Update the Letter of Introduction to include additional information and to be more specific about what is proposed as part of this Site Plan per redline comments. In addition, the referenced code criteria is from the previous zoning code and needs to be updated to the current UDO criteria.
RESPONSE: Revised.
- 2H. Remove the Engineer's Statement from all sheets.
RESPONSE: Removed
- 2I. Include the Site Plan Case Number when referencing all adjacent applications.
RESPONSE: Revised.

3. Zoning and Land Use Comments

- 3A. Label the maintenance building and note the square footage on Sheet 6.
RESPONSE: LABEL ADDED/UPDATED.
- 3B. Turn off the layer showing the interior of buildings on all sheets.
RESPONSE: BUILDING INTERIOR REMOVED FROM SHEET.
- 3C. Gray back building footprints more for buildings outside the scope of this Site Plan and add a note to all applicable sheets that states that they have not been reviewed / approved and are subject to change.
RESPONSE: BUILDING GREYED BACK AND NOTE ADDED.
- 3D. Ensure that the dark gray areas that represent areas outside of this Site Plan are shown accurately. There are a few areas throughout the plan set where the dark gray cuts through the middle of lots or streets.

RESPONSE: Updated.

4. Parking Issues

4A. Call out and dimension all parking spaces.

RESPONSE: Updated.

4B. Parking spaces are required to be 19' long per the UDO. Please update dimensions with the next submittal.

RESPONSE: Updated.

5. Architectural and Urban Design Issues

5A. Identify the material of the retaining wall and fence.

RESPONSE: MATERIALS ADDED TO DETAILS.

5B. Call out the building materials on the actual building elevations.

RESPONSE: BUILDING MATERIALS ADDED TO ELEVATIONS.

5C. Include a key map on each building elevation sheet that identifies the location of each elevation relative to its location within the Site Plan.

RESPONSE: KEYMAP ADDED TO SHEETS.

5D. For the maintenance building elevations, there are only three elevations provided and two of them are for side yards. There are four sides of the building so there should be four elevations included.

RESPONSE: ADDITIONAL ELEVATION ADDED TO SET.

6. Signage Issues

6A. Please clarify if any monument signs are proposed for the golf course. If so, please identify the locations on the Site Plan and include a detail within the plan set.

RESPONSE: Monument signs will be provided as part of the future Golf Clubhouse site plan.

7. Landscaping (Tammy Cook / 954-266-6488 / tdcook@auroragov.org)

7A. Provide Case Numbers. [Site Plan Pages 29-51]

RESPONSE: Revised.

7B. Make the building perimeter linework for the comfort station darker.

RESPONSE: Revised

7C. Label and dimension the 25' landscape buffer.

RESPONSE: Revised

7D. Omit one parking space and enlarge the island to include 1 tree and 6 5-gallon shrubs.

RESPONSE: Revised

7E. Make the building perimeter line darker.

RESPONSE: Revised

7F. Provide 6 5-gallon shrubs in the island.

RESPONSE: SHRUBS ADDED TO PARKING ISLANDS.

7G. Provide the CN for the E. Nova Drive ISP.

RESPONSE: CN ADDED TO E. NOVA DRIVE.

7H. Provide material for fences.

RESPONSE: MATERIALS ADDED.

7I. Provide building perimeter landscaping.

RESPONSE: PERIMETER LANDSCAPING ADDED.

7J. Label the gate height, material, sheet, and detail. [Site Plan Page 52]

RESPONSE: PERIMETER LANDSCAPING ADDED.

terra cina design

Landscape Architecture • Planning • Civil Engineering
10200 E. Girard Avenue, A-314. Denver, CO 80231 ph: 303.632.8867

7K. Provide a landscape table for the building perimeter landscaping for the comfort stations and the maintenance building. Provide parking lot landscaping for the maintenance building.

RESPONSE: LANDSCAPE TABLE ADDED.

8. Transportation Planning (Tom Worker-Braddock / 303-739-7340 / tworker@auroragov.org)

8A. There were no comments from Transportation Planning in this review cycle.

9. Addressing (Phil Turner / 303-739-7357 / pcturner@auroragov.org)

9A. Please submit preliminary digital addressing .SHP or a .DWG file as soon as possible. This digital file is used for street naming, addressing, and preliminary GIS analysis. Include the following layers as a minimum:

- Parcels
- Street lines
- Building footprints (If available)

Please ensure that the digital file is provided in a NAD 83 feet, State plane, Central Colorado projection so it will display correctly within our GIS system. Please provide a CAD .dwg file that is a 2013 CAD version. Please eliminate any line work outside of the target area. More information can be found at:

<https://auroragov.org/CADtoGISstandards> OR by contacting

CADGIS@auroragov.org.

RESPONSE: NOTED.

REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES

10. Civil Engineering (Kristen Tanabe/ 303-739-7306 / ktanabe@auroragov.org)

10A. The Site Plan will not be approved by Public Works until the Preliminary Drainage Report is approved. **RESPONSE: ACKNOWLEDGED**

10B. Add the requested note. **RESPONSE: ADDED**

10C. Site Plans are not stamped by a civil engineer. Please remove the engineer statement on all sheets. [Site Plan Page 6] **RESPONSE: STAMP REMOVED**

10D. Label slopes of swales. **RESPONSE: SLOPE LABELS HAVE BEEN ADDED ALONG THE SWALE**

10E. Only some of the storm pipes are labeled as private. Indicate maintenance for private pipes on all sheets. **RESPONSE: ALL PROPOSED STORM PIPES ARE INTENDED TO BE PRIVATE. LABELS HAVE BEEN ADDED TO ALL LABELS AND SWALES.**

10F. Review comments regarding slopes. **RESPONSE: ACKNOWLEDGED**

10G. Indicate the pavement material. **RESPONSE: NOTES HAVE BEEN ADDED TO THE MAINTENANCE FACILITY SITE PLAN INDICATING THE EXTENTS OF THE CONCRETE AND ASPHALT PAVEMENT. CONCRETE PAVEMENT IS INTENDED FOR THE SERVICE YARD ONLY, WITH ASPHALT ON THE REMAINING PORTIONS.**

10H. Check the grading where noted. **RESPONSE: ACKNOWLEDGED. THIS AREA GRADING HAS BEEN UPDATED.**

10I. Label existing and proposed easements. [Site Plan Pages 7-28] **RESPONSE: ADDITIONAL EASEMENT LABELS HAVE BEEN ADDED ON THE SITE PLAN TO REFLECT THE REVISED PLAT.**

10J. Provide existing contour labels. **RESPONSE: EXISTING CONTOUR LABELS HAVE BEEN ADDED TO MAJOR CONTOURS**

terra cina design

Landscape Architecture • Planning • Civil Engineering
10200 E. Girard Avenue, A-314. Denver, CO 80231 ph: 303.632.8867

10K. Label slopes. **RESPONSE: ADDED.**

11. Traffic Engineering (Steven Gomez / 303-739-7336 / segomez@auroragov.org)

- 11A. Site Plan will not be approved until Prairie Point Master Plan documents have been approved. **RESPONSE: ACKNOWLEDGED**
- 11B. Add the requested note. **RESPONSE: ADDED**
- 11C. Show and callout base signing and striping. [Site Plan Page 25] **RESPONSE: BASES HAVE BEEN UPDATED TO INCLUDE THE STRIPING AND ASSOC. IMPROVEMENTS FROM FILING 1**
- 11D. Show connection to sidewalk. [Traffic Letter] **RESPONSE: BASES HAVE BEEN UPDATED TO INCLUDE THE STRIPING AND ASSOC. IMPROVEMENTS FROM FILING 1**
- 11E. The pre-app narrative indicated large events will be held at the golf course. Provide discussion on these events, type, frequency, trip generation, overflow parking, traffic control, traffic impacts to Kings Point Drive and mitigation needed to safely accommodate the event traffic/pedestrians. **RESPONSE: THE GOLF CLUBHOUSE IS CONSIDERED A SEPERATE PROJECT OUTSIDE OF THE SCOPE OF THIS SUBMITTAL. FOR THE PURPOSE OF THIS REVIEW THERE ARE NO EVENTS ASSOCIATED WITH THE GOLF**

SITE PLAN

12. Fire / Life Safety (Steve Kirchner / 303-739-7489 / stkirchn@auroragov.org)

- 12A. Add the requested notes. **RESPONSE: ADDED**
- 12B. Provide a Data Block with the requested information. [Site Plan Page 6] **RESPONSE: ADDED**
- 12C. Is this a 6" vertical curb? If not, bollard protection must be provided per standard 208-2. **RESPONSE: THIS IS INTENDED TO BE A 6" VERTICAL CURB TO PROTECT THE HYDRANT.**
- 12D. Provide a sidewalk to connect accessible parking and building. **RESPONSE: PEDESTRIAN CROSSWALK WITH STRIPING HAS BEEN ADDED TO THE SITE PLAN TO PROVIDE PEDESTRIAN ACCESS TO THE BUILDING**
- 12E. A pocket utility easement will be required for the proposed fire hydrant. **RESPONSE: A POCKET EASEMENT HAS BEEN ADDED.**
- 12F. Utilize these parking spaces for van accessible parking. **RESPONSE: ADDED**
- 12G. Show size of lateral supporting fire hydrant. **RESPONSE: LATERAL HAS BEEN IDENTIFIED AS 6" WATER TO SERVE THE PROPOSED HYDRANT.**
- 12H. Provide a minimum 23' fire lane. [Site Plan Page 28] **RESPONSE: ADDED**
- 12I. Elevations of building are required. Please provide separate elevations.
- 12J. Provide a separate sign package and detail sheet. See examples provided. **CORE RESPONSE: SIGNAGE AND STRIPING RELATIVE TO THE MAINTENANCE FACILITY HAS BEEN ADDED AS SHEETS 31 AND 32 OF THE SET.**
- 12K. Provide a fire lane street section detail which includes fire hydrant location. [Plat Page 3]
- 12L. The Plat needs to show a 23' fire lane easement and pocket utility easement for the new fire hydrant. **CORE RESPONSE: ADJUSTED. THE REVISED 23' EASEMENT AND HYDRANT POCKET EASEMENT HAVE BEEN INCLUDED IN THE PLAT**

13. Aurora Water (Nina Khanzadeh / 720-859-4365 / nkhanzad@auroragov.org)

- 13A. The PDR needs to be approved prior to Site Plan approvals. [Site Plan Page 6] **CORE RESPONSE: ACKNOWLEDGED. PDR WAS RESUBMITTED TO R. OMMERT ON 4/19. CORE IS AWAITING FINAL APPROVAL**

terra cina design

Landscape Architecture • Planning • Civil Engineering
10200 E. Girard Avenue, A-314. Denver, CO 80231 ph: 303.632.8867

- 13B. Based on previous discussions regarding ISP East, please identify whether storm is private vs. public. If private, encompass within a drainage easement. **CORE RESPONSE: ALL STORM PIPING ON THE SITE IS CONSIDERED PRIVATE AND HAS BEEN LABELED AS SUCH. PER DIRECTRION FROM CITY STAFF PREVIOUSLY, DRAINAGE EASEMENTS ARE PROVIDED ONLY FOR PRIVATE PIPE THAT CARRIES PUBLIC FLOWS**
- 13C. Identify whether the pipe is public or private. **CORE RESPONSE: PIPE CALLOUT ADDED.**
- 13D. The new hydrant should be within a pocket utility easement if outside of the ROW and in a landscaped area. **CORE RESPONSE: ACKNOWLEDGED.**
14. **PROS (Curt Bish / 303-739-7131 / cbish@auroragov.org / Comments in purple)**
- 14A. Refer to PROS redline comments on Sheets 1, 6, 7, 8, 9, 13 and 14 from the Site Plan previously submitted from the Antelope Creek ISP and Plat. Those same comments appear to be relevant to this submittal.
RESPONSE: NOTED.
15. **Forestry (Rebecca Lamphear / 303-739-7139 / rlamphea@auroragov.org)**
- 15A. Forestry requires bond for trees in escrow. The Tree Protection Plan should be submitted as a separate document when the Site Plan is submitted through Amanda. Please send two mylar copies of the Tree Protection Plan to Aurora Forestry.
RESPONSE: NOTED.
16. **TAPS (Aurora Water) (Diana Porter / 303-739-7395 / dsporter@auroragov.org)**
- 16A. Storm Drainage Development Fee: 215.314 acres x \$1,242.00 = \$267,419.99. Fees are due prior to Subdivision Plat recordation. Commercial users with meters 1 ½ inches and smaller with landscaped areas not served by a separate irrigation system shall be charged an outdoor fee based upon the total landscaped area.
17. **Real Property (Roger Nelson / 720-587-2657 / ronelson@auroragov.org)**
- 17A. Address all redline comments on the Site Plan and Plat
RESPONSE: Please see responses on redline comments.
18. **Xcel Energy (Donna George / 303-571-3306 / donna.l.george@xcelenergy.com)**
- 18A. See attached comment letter.
RESPONSE: NOTED.
19. Mile High Flood District (Laura Hinds / 303-455-6277 / submittals@udfcd.org)
- 19A. We have no objection to this referral. Please see the comments for project number 1678865 for comments related to Kragelund Tributary and Antelope Creek.
RESPONSE: NOTED.
20. **Arapahoe County Engineering (Emily Gonzales)**
- 20A. See attached comment letter.
RESPONSE: NOTED.
21. **E-470 Public Highway Authority (Brandi Kemper / 303-537-3727 / bkemper@e-470.com)**
- 21A. No comments from E-470.
RESPONSE: NOTED.

22. Right of Way & Permits

22A. Public Service Company of Colorado's (PSCo) Right of Way & Permits Referral Desk has reviewed the plat and site plan for Prairie Point Golf Course. The property owner/developer/contractor must complete the application process for any new natural gas service via xcelenergy.com/InstallAndConnect. It is then the responsibility of the developer to contact the Designer assigned to the project for approval of design details.

RESPONSE: NOTED.

22B. For additional easements that may need to be acquired by separate document for new facilities, the Designer must contact a Right-of-Way and Permits Agent.

RESPONSE: NOTED.

23C. As a safety precaution, PSCo would like to remind the developer to contact Colorado 811 for utility locates prior to construction.

RESPONSE: NOTED.

23. Engineering Services Division Referral Comments

23A. Staff has no comments regarding the referral at this time based on the information submitted.

RESPONSE: NOTED.

Please feel free to call myself or any member of our team with any questions you may have.

Sincerely,

Jeff Marck

terra cina design

Landscape Architecture • Planning • Civil Engineering
10200 E. Girard Avenue, A-314. Denver, CO 80231 ph: 303.632.8867

Add the following site plan cover sheet note.

THE 2015/2021 INTERNATIONAL FIRE CODE (IFC) REQUIRES ALL BUILDINGS TO BE ASSESSED FOR ADEQUATE EMERGENCY RESPONDER RADIO COVERAGE (ERRC). AT THE TIME THE STRUCTURE IS AT FINAL FRAME AND FINAL ELECTRICAL INSPECTIONS, THE GENERAL CONTRACTOR (GC) WILL BE REQUIRED TO HIRE A QUALIFIED INDEPENDENT 3RD PARTY TO ASSESS THE RADIO FREQUENCY LEVELS WITHIN THE STRUCTURE. ONCE COMPLETED, THE 3RD PARTY WILL PROVIDE THE RESULTS OF THE TEST TO BOTH THE DC AND THE AURORA BUILDING DIVISION AS TO WHETHER THE STRUCTURE PASSED OR FAILED THE PRELIMINARY RADIO SURVEILLANCE. A STRUCTURE THAT HAS PASSED THIS SURVEILLANCE REQUIRES NO FURTHER ACTION BY THE GC. A FAILED RADIO SURVEILLANCE WILL REQUIRE A LICENSED CONTRACTOR TO SUBMIT PLANS TO THE AURORA BUILDING DIVISION TO OBTAIN A BUILDING PERMIT FOR THE INSTALLATION OF AN ERRC SYSTEM PRIOR TO INSTALLATION. FUTURE CONSTRUCTION AND INSTALLATION IS AT THE OWNER OR DEVELOPERS EXPENSE. FUTURE INTERIOR OR EXTERIOR MODIFICATIONS TO THE STRUCTURE AFTER THE ORIGINAL CERTIFICATE OF OCCUPANCY IS ISSUED WILL REQUIRE A REASSESSMENT FOR ADEQUATE RADIO FREQUENCY COVERAGE.

CORE RESPONSE: Note added.

Add the following site plan note.

ATTENTION BUILDING DIVISION: PER ARTICLE XI, C.O.A. BUILDING AND ZONING CODE, SECTION 22-425 THROUGH 22-434, AN ACOUSTIC ANALYSIS, PREPARED BY ACOUSTIC EXPERT THAT WILL IDENTIFY BUILDING DESIGN FEATURES NECESSARY TO ACCOMPLISH EXTERIOR NOISE REDUCTION TO ACHIEVE INTERIOR NOISE LEVELS NOT EXCEEDING UNDER WORSER-CASE NOISE CONDITIONS.

CORE RESPONSE: Note added.

Add these notes below.

Site Plan will not be approved until Prairie Point Master documents have been approved

CORE RESPONSE: MDR amendment approved on 3/17/23. Master Traffic Study has been approved. FDP/PIP is pending recordation with City of Aurora

PRAIRIE POINT GOLF COURSE

GOLF SITE PLAN

RCEL OF LAND BEING A THE EAST HALF OF SECTION 34 AND SECTION 35, TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN I N THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

The site plan will not be approved by public works until the preliminary drainage letter/report is approved

CORE RESPONSE: Noted.

Provide for maintenance building.

Provide a site "Data Block" that reflects the following (only when needed):

- 1. Data Block (Statistical Information):
 - a. Number of buildings, square footage of each building and the gross square footage of all buildings on site.
 - b. 2015 IBC Construction Type of structure(s) Indicate if structures are fire sprinkled or non-fire sprinkled.
 - c. Maximum Building Height.
 - d. Number of Stories (Average Height of Each Story)
 - e. Handicap Parking Spaces Provided
 - f. Handicap Parking Spaces Required
 - g. Loading Spaces Provided
 - h. Loading Spaces Required
 - i. Total number of storage spaces within the facility
 - j. Total number of accessible storage spaces/provided per the 2015 IBC Section 1109.3

CORE RESPONSE: Data block provided.

Sheet List Table

Sheet Number	Sheet Title
1	COVER
2	OVERALL INFRASTRUCTURE PLAN
3	OVERALL SITE PLAN
4	OVERALL UTILITY PLAN
5	SHEET INDEX
6	SITE PLAN
7	SITE PLAN
8	SITE PLAN
9	SITE PLAN
10	SITE PLAN
11	SITE PLAN
12	SITE PLAN
13	SITE PLAN
14	SITE PLAN
15	SITE PLAN
16	SITE PLAN
17	SITE PLAN
18	SITE PLAN
19	SITE PLAN
20	SITE PLAN
21	SITE PLAN
22	SITE PLAN
23	SITE PLAN
24	SITE PLAN
25	SITE PLAN
26	SITE PLAN
27	SITE PLAN
28	SWALE CROSS SECTIONS
29	LANDSCAPE PLANS

*SHEETS 29-59 LANDSCAPE PLANS

AMENDMENTS

DATE	DESCRIPTION

NOTE: FOR AMENDMENTS FOLLOWING APPROVAL OF SITE PLAN

Provide a data block on the cover sheet.

CORE RESPONSE: Data block provided.

Please leave the amendment box blank so there is flexibility / room for how amendments are noted.

CORE RESPONSE: Left blank.

The sheet index needs to include all sheets, including landscaping and building elevations. This is the cover sheet for the entire site plan.

CORE RESPONSE: Additional sheets have been added, including each landscape sheet, Arch, and Photometric sheet individually identified

CITY OF AURORA APPROVALS
CITY ATTORNEY: _____ DATE: _____
PLANNING DIRECTOR: _____ DATE: _____
PLANNING COMMISSION: _____ DATE: _____
(CHAIR PERSON)
CITY COUNCIL: _____ DATE: _____
(MAYOR)
ATTEST: _____ DATE: _____
(CITY CLERK)

RECORDER'S CERTIFICATE:
ACCEPTED FOR FILING IN THE OFFICE OF THE CLERK AND RECORDER

OF _____ COLORADO AT _____ O'CLOCK M, THIS _____

DAY OF _____ AD, 2022

CLERK AND RECORDER: _____ DEPUTY: _____

THE PRAIRIE POINT GOLF COURSE SITE PLAN AND ANY AMENDMENTS HERETO, UPON APPROVAL BY THE CITY OF AURORA AND RECORDING, SHALL BE BINDING UPON THE APPLICANTS THEREFORE, THEIR SUCCESSORS AND ASSIGNS. THIS PLAN SHALL LIMIT AND CONTROL THE ISSUANCE AND VALIDITY OF ANY SUBSEQUENT PLANS, AND SHALL RESTRICT AND LIMIT THE LOCATION, USE, OCCUPANCY, AND STRUCTURES ON THE LAND AND STRUCTURES HEREIN, CONDITIONED UPON THE LIMITATIONS SET FORTH ABANDONMENT, WITHDRAWAL OR AMENDMENT OF THIS PLAN MAY BE PERMITTED ONLY UPON APPROVAL OF THE CITY OF AURORA. IN WITNESS THEREOF, CLAYTON PROPERTIES GROUP II, LLC HAS CAUSED THESE PRESENTS TO BE EXECUTED

THIS DAY OF _____ AD, 2022

BY: _____ (OWNERS)

STATE OF COLORADO _____ JSS

COUNTY OF _____

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME

THIS DAY OF _____ AD, 2022

BY: _____ (OWNERS)

WITNESS MY HAND AND OFFICIAL SEAL

(NOTARY PUBLIC) _____ (SEAL)

MY COMMISSION EXPIRES _____

NOTARY BUSINESS ADDRESS: _____

OWNER
CLAYTON PROPERTIES GROUP II, INC.
4908 TOWER ROAD
DENVER, CO 80249
TEL: 303-486-8500
CONTACT: RANDY BAUER
EMAIL: RBAUER@OAKWOODHOMESCO.COM

ENGINEER
CORE CONSULTANTS, INC.
3473 S. BROADWAY
ENGLEWOOD, CO 80113
(303) 703-4444
CONTACT: ROB HANSEN
EMAIL: RHANSEN@LIVEYOURCORE.COM

REGISTERED PROFESSIONAL ENGINEER / ARCHITECT
TERRACINA DESIGN
10200 E. GIRARD AVE, STE A-314
DENVER, CO 80231
CONTACT: JEFF MARCK
(303) 632-8867
EMAIL: JMARCK@TERRACINADESIGN.COM

CITY / TOWN
CITY OF AURORA
AURORA, CO 80016

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 556635NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

BASIS OF BEARING
THE BEARINGS SHOWN HEREON ARE BASED UPON THE EAST LINE OF THE SOUTHEAST QUARTER OF THE NORTH-EAST QUARTER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, FROM THE NORTH 1/16 CORNER OF SECTIONS 8 & 9, BEING MONUMENTED BY A REBAR WITH A 2-1/2" ALUMINUM CAP, STAMPED "PLS 28656" TO THE EAST 1/4 CORNER OF SAID SECTION 8, BEING MONUMENTED BY A REBAR WITH A 2-1/2" ALUMINUM CAP, STAMPED "PLS 28656", WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO.

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

[Site plans are not stamped by a civil engineer. Remove, typical

CORE RESPONSE: Removed.

COLORADO P.E. 50417

FOR AND ON BEHALF OF CORE CONSULTANTS INC.

10/28/2022

DATE

811
Know what's below.
Call before you dig.

terraco
design
10200 E. Girard Ave, Ste A-314
Denver, CO 80231
ph: 303.632.8867

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM

PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
COVER

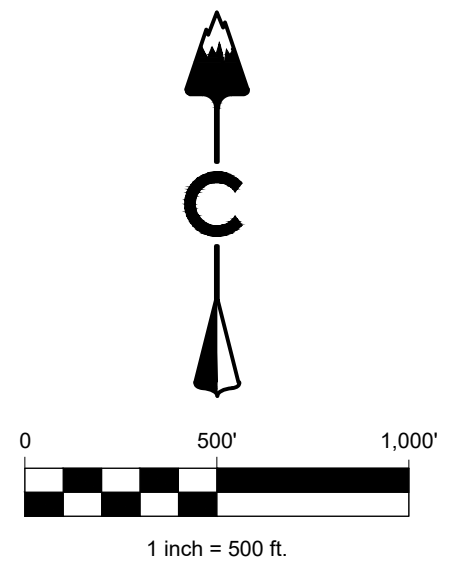
SHEET TITLE

NOT FOR CONSTRUCTION







SHEET NUMBER

SHEET 1 OF 59

NOVEMBER 15, 2022



LEGEND

-
-  GOLF COURSE
 ISP ANTELOPE CREEK (FUTURE)
 ISP EAST (RSN# 1692021)
 ISP WEST BY OTHERS (DA# DA-1609-20)
 ISP WEST DRAINAGE IMPROVEMENTS (FUTURE CHANNEL FOR POND C-1) (DA# DA-1608-20)
 MASS GRADING TO BE PERFORMED PRIOR TO ISP EAST (RSN# 1606587)

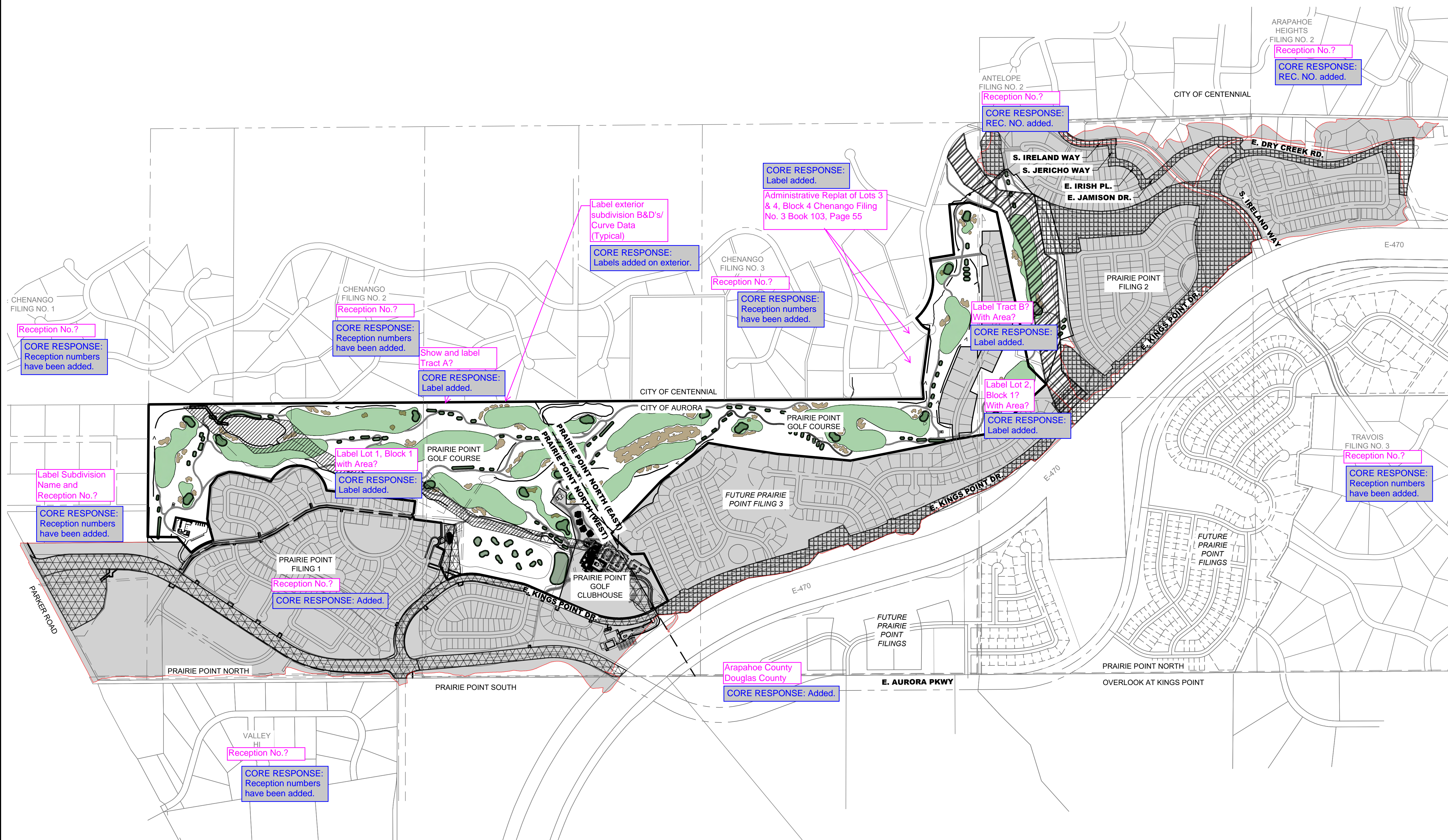
PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

CORE RESPONSE:
Removed.

Remove this from
all sheets

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

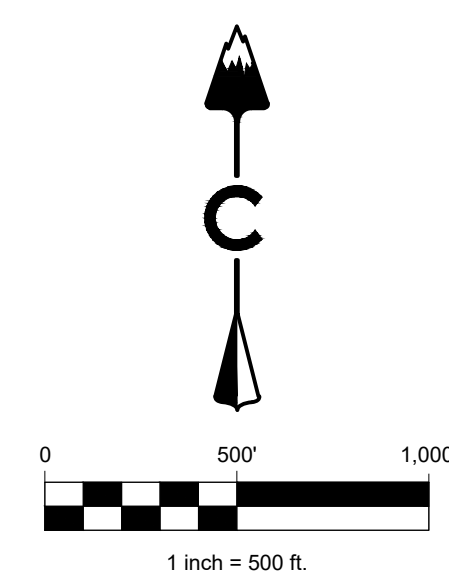
ROBERT D. HANSEN, P.E. DATE
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.



2 OVERALL INFRASTRUCTURE PLAN.dwg

X:\19-032 Kings Point\Civil\CAD\Plans\Golf Course\Site Plan

2021-09-11 (4:30 PM)



	EASEMENT
	RIGHT OF WAY (R.O.W.)
	CENTERLINE
	PROJECT BOUNDARY
	SIGHT TRIANGLE
	PROPOSED CURB & GUTTER
	EXISTING CURB & GUTTER
	RETAINING WALL
	EXISTING FENCE - CHAIN LINK
	EXISTING FENCE - WOOD POST
	STREET LIGHT POLES
	STREET SIGNS
	RAMP
	BLOCK NUMBER
	GOLF FAIRWAY
	GOLF GREEN
	GOLF BUNKER
	CRUSHER FINES
	MAINTENANCE ACCESS
	CONCRETE
	RIPRAP
	EXISTING GRAVEL ROAD

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6635NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

PDR to be approved prior to site plan approvals

CORE RESPONSE: Noted.



Know what's below.
Call before you dig.



PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
OVERALL UTILITY PLAN

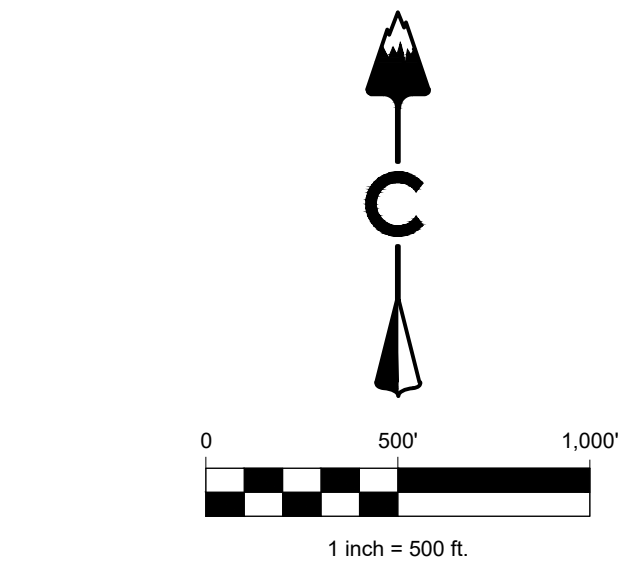
SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 4 OF 59

NOVEMBER 15, 2022



- LEGEND**
- | | |
|--|----------------------------------|
| | EASEMENT |
| | RIGHT OF WAY (R.O.W.) |
| | CENTERLINE |
| | PROJECT BOUNDARY |
| | SIGHT TRIANGLE |
| | PROPOSED CURB & GUTTER |
| | EXISTING CURB & GUTTER |
| | RETAINING WALL |
| | EXISTING FENCE - CHAIN LINK |
| | EXISTING FENCE - WOOD POST |
| | STREET LIGHT POLES |
| | STREET SIGNS |
| | RAMP |
| | BLOCK NUMBER |
| | GOLF FAIRWAY |
| | GOLF GREEN |
| | GOLF BUNKER |
| | CRUSHER FINES MAINTENANCE ACCESS |
| | CONCRETE |
| | RIPRAP |
| | EXISTING GRAVEL ROAD |

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6635NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

3A OVERALL UTILITY PLAN.dwg

X:\19-032 Kings Point\Civil\CAD\Plans\Golf Course\Site Plan

2021-09-11 (4:30 PM)



Know what's below.
Call before you dig.



PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SHEET INDEX

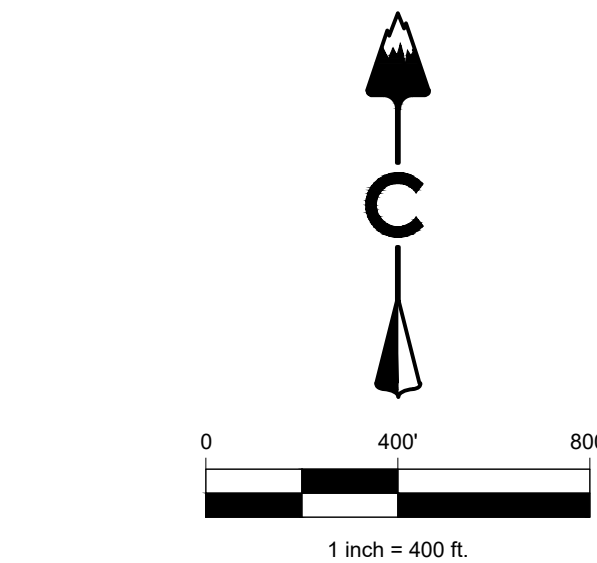
SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 5 OF 59

NOVEMBER 15, 2022



- LEGEND**
- | | |
|--|----------------------------------|
| | EASEMENT |
| | RIGHT OF WAY (R.O.W.) |
| | CENTERLINE |
| | PROJECT BOUNDARY |
| | SIGHT TRIANGLE |
| | PROPOSED CURB & GUTTER |
| | EXISTING CURB & GUTTER |
| | RETAINING WALL |
| | EXISTING FENCE - CHAIN LINK |
| | EXISTING FENCE - WOOD POST |
| | STREET LIGHT POLES |
| | STREET SIGNS |
| | RAMPS |
| | BLOCK NUMBER |
| | GOLF FAIRWAY |
| | GOLF GREEN |
| | GOLF BUNKER |
| | CRUSHER FINES MAINTENANCE ACCESS |
| | CONCRETE |
| | RIPRAP |
| | EXISTING GRAVEL ROAD |

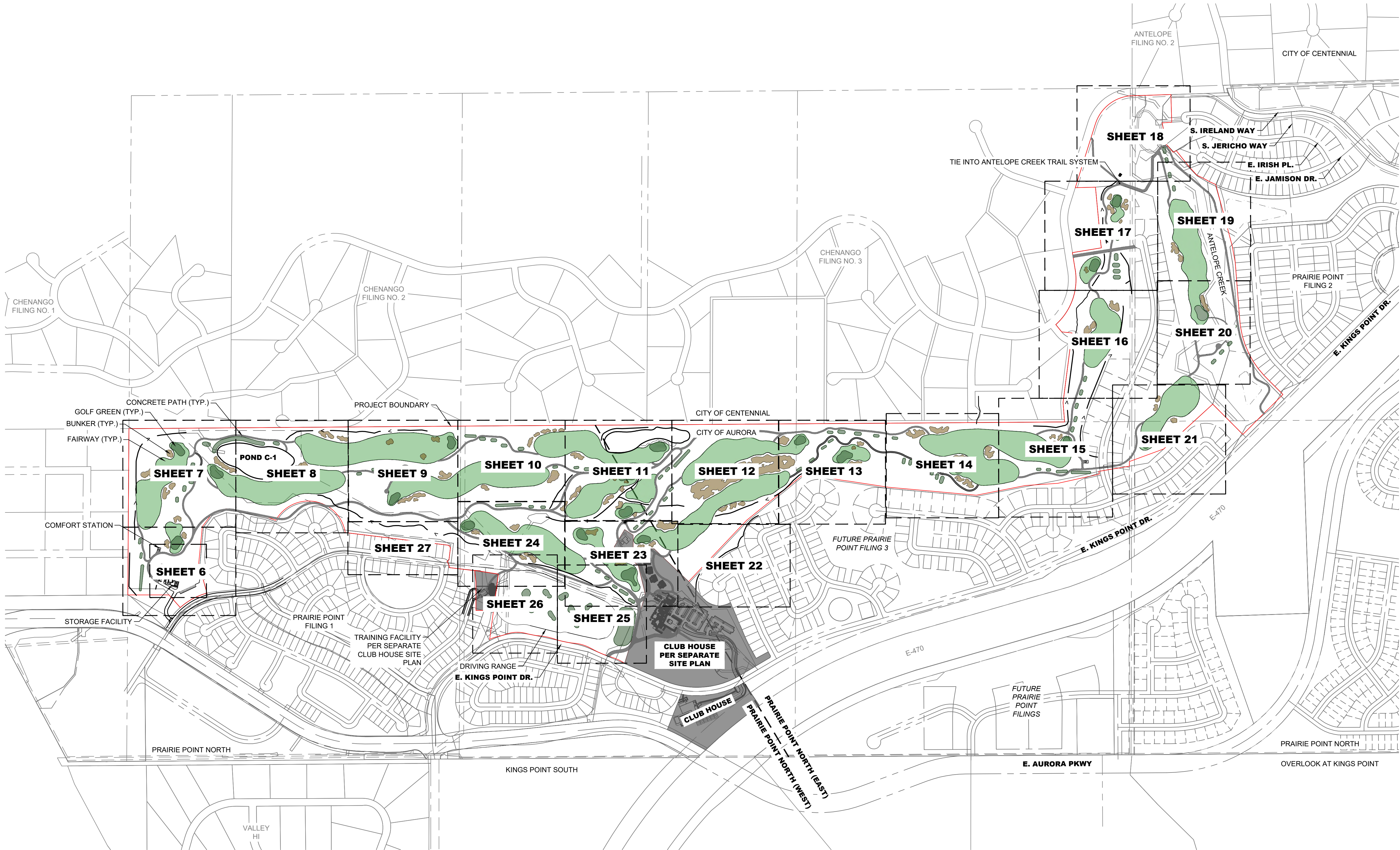
BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6635NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

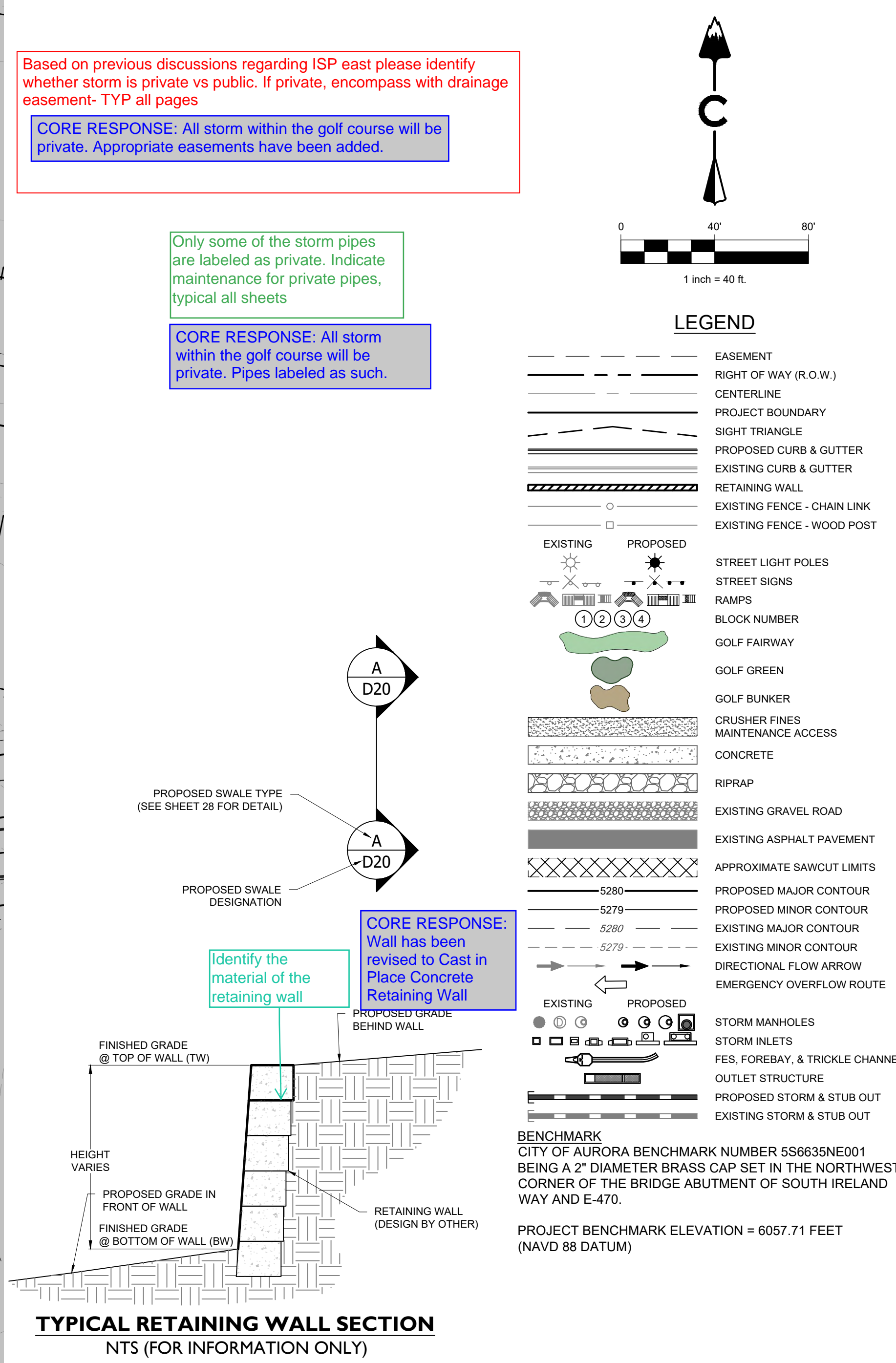
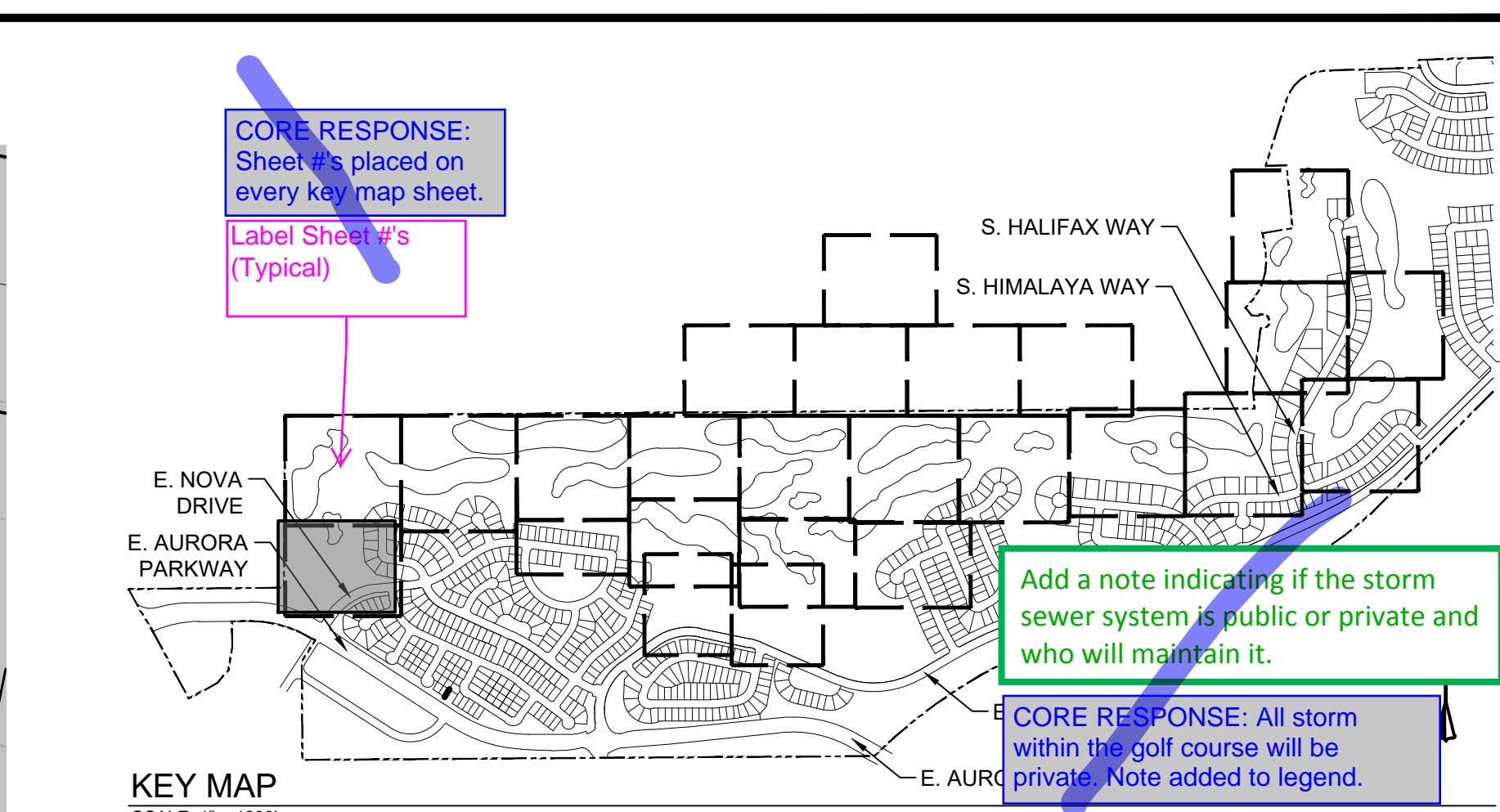
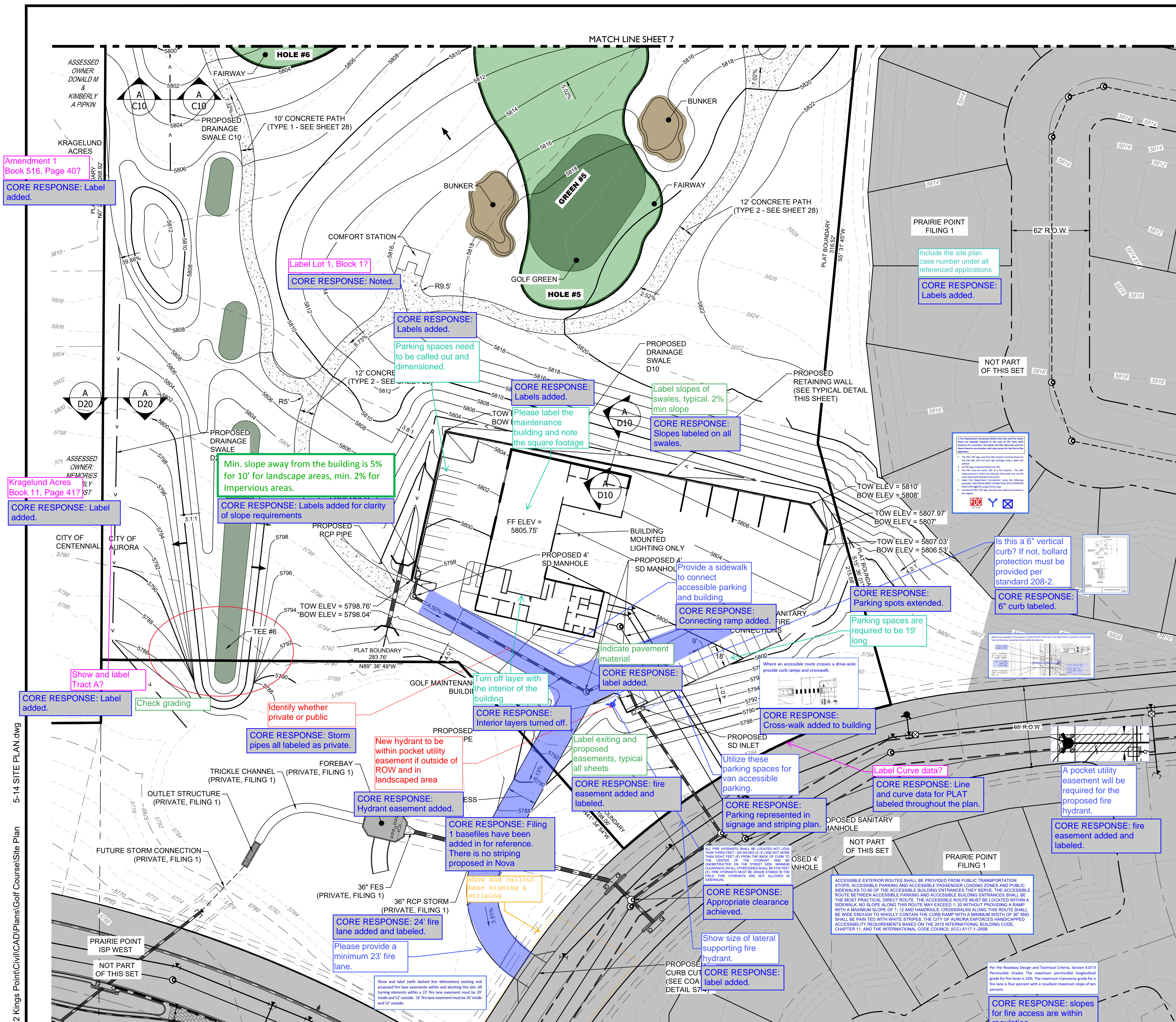
PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

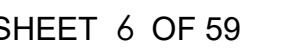
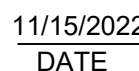
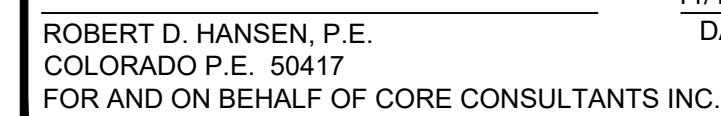
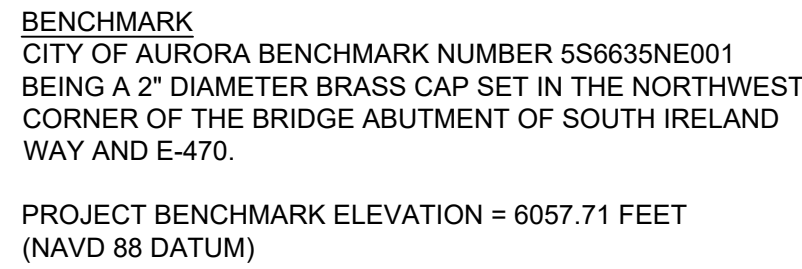
ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

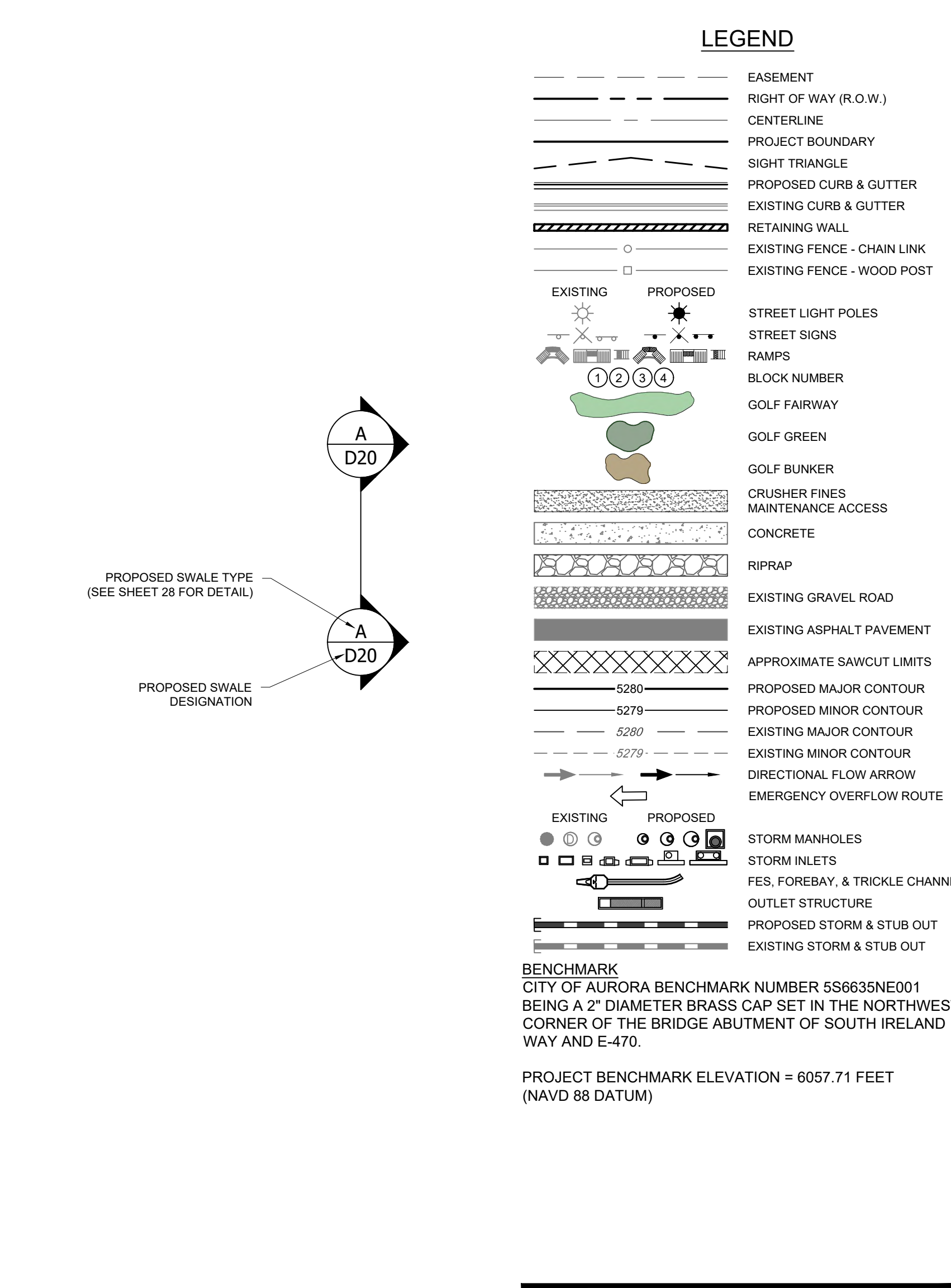
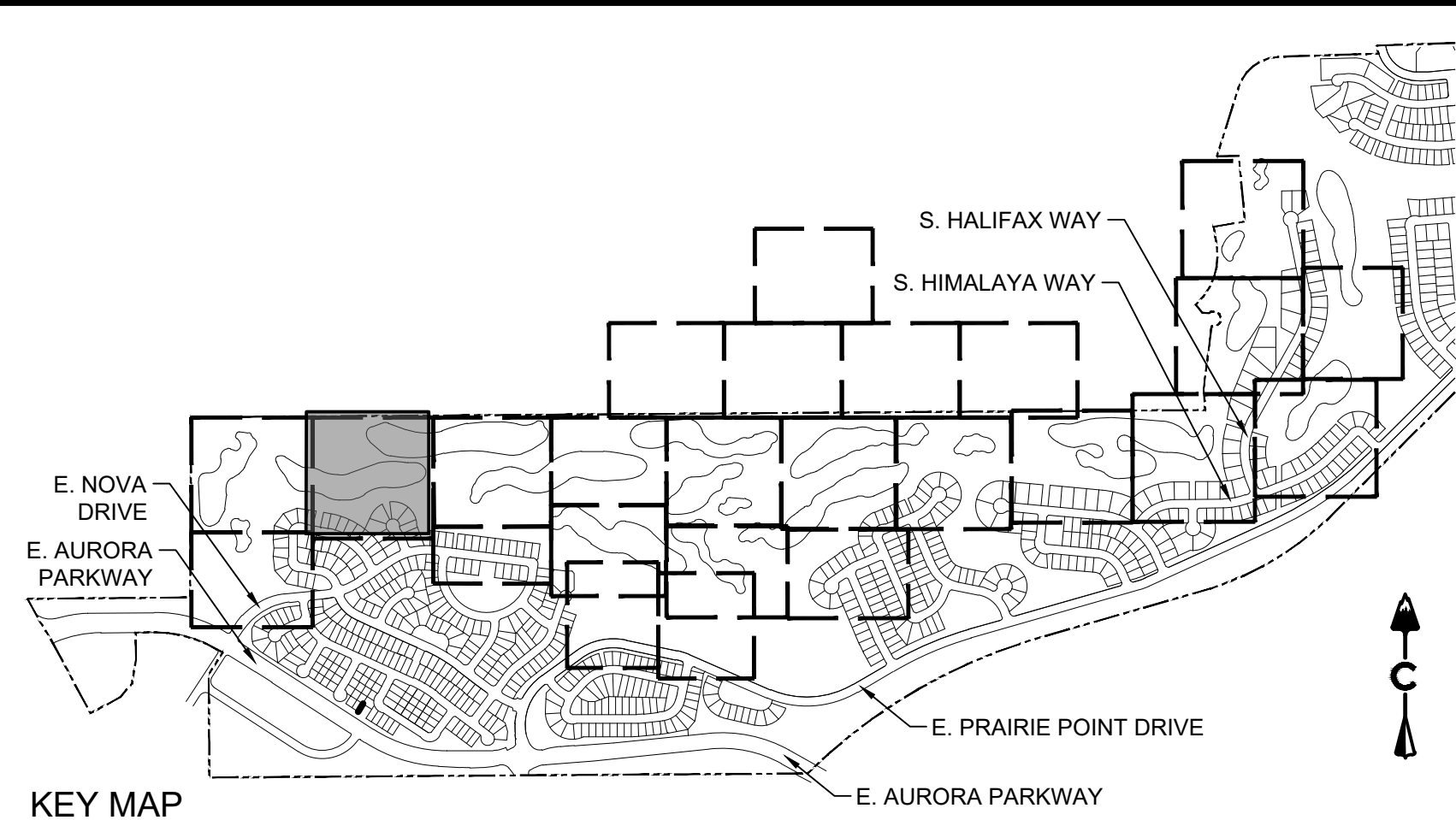
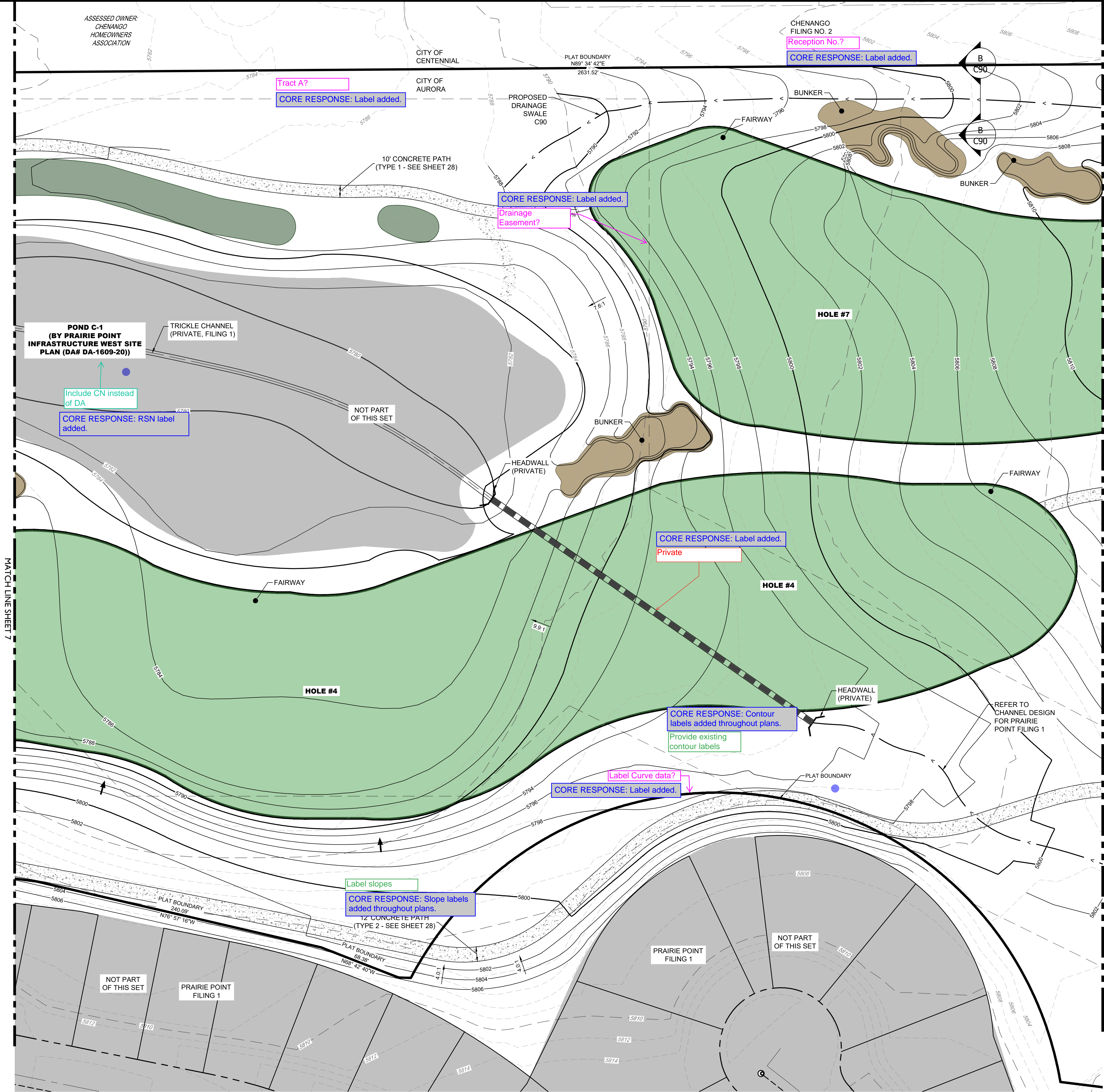
ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE












Know what's below.
Call before you dig.



terra cina
design
10200 E. Girard Ave. Ste. A-314
Denver, CO 80231
ph: 303.632.8867



CORE
CONSULTANTS, INC.
LIVEYOURCORE.COM

PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

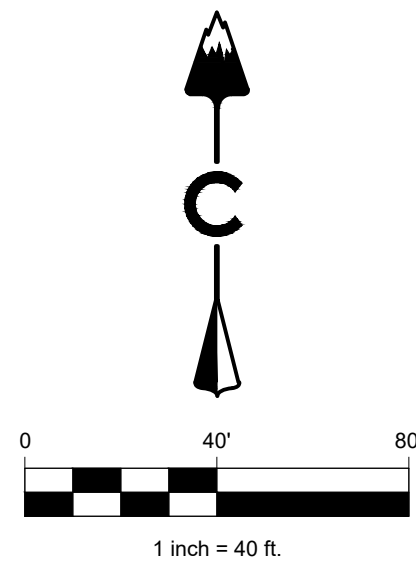
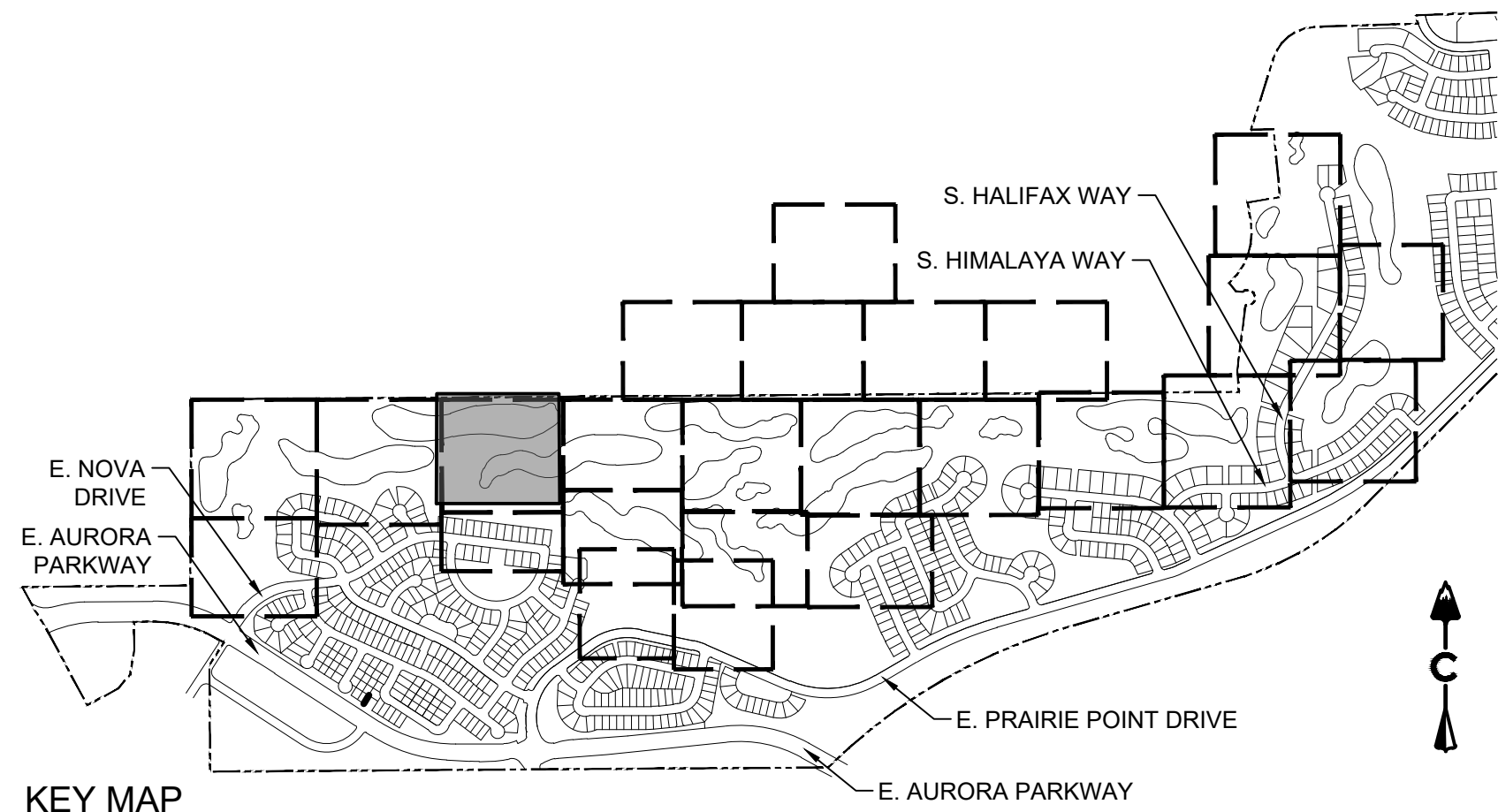
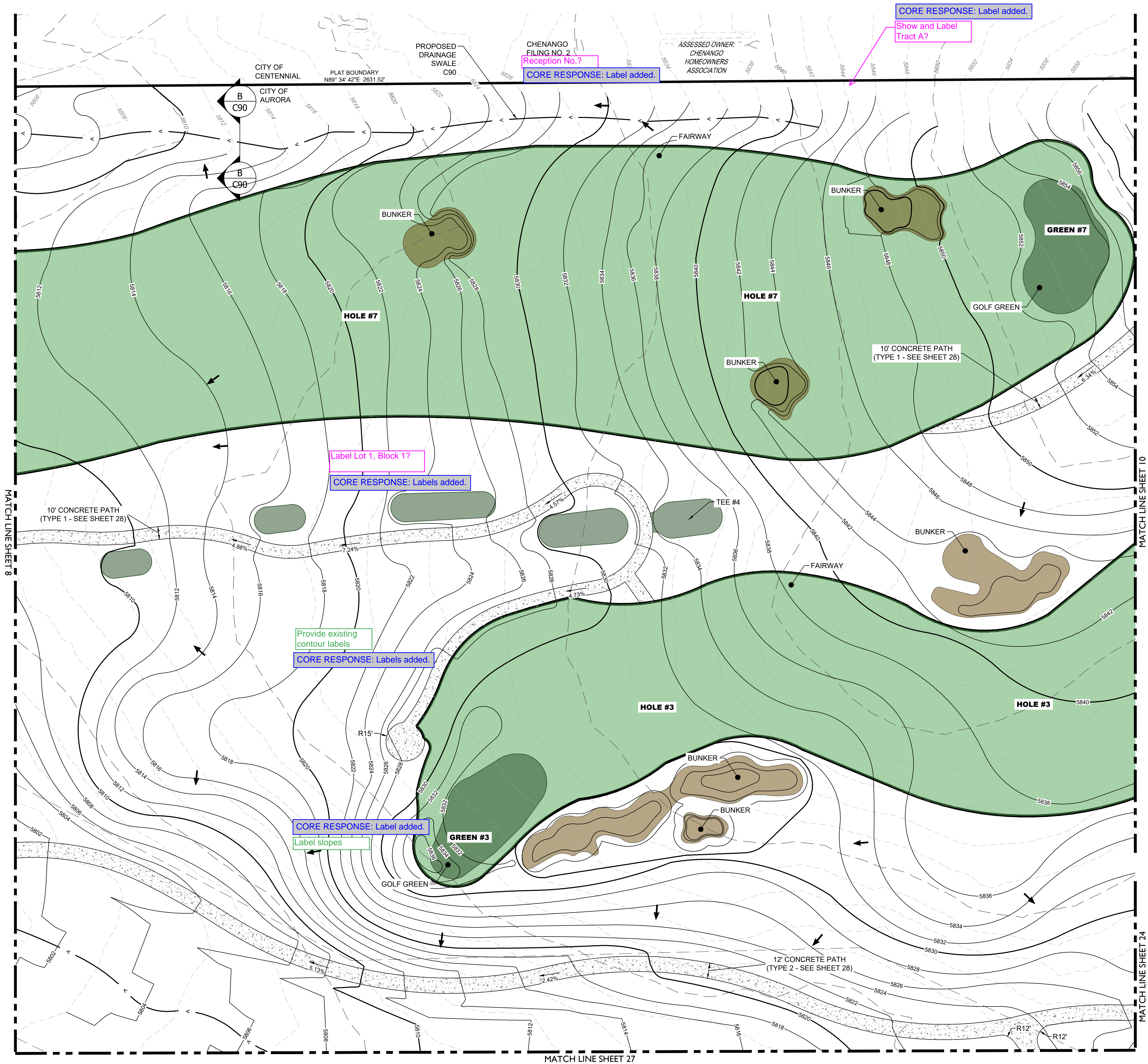
ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS, INC.

11/15/2022
DATE

SHEET 7 OF 59

NOVEMBER 15, 2022



LEGEND

- | | |
|-----|---------------------------------|
| --- | EASEMENT |
| --- | RIGHT OF WAY (R.O.W.) |
| --- | CENTERLINE |
| --- | PROJECT BOUNDARY |
| --- | SIGHT TRIANGLE |
| --- | PROPOSED CURB & GUTTER |
| --- | EXISTING CURB & GUTTER |
| --- | RETAINING WALL |
| --- | EXISTING FENCE - CHAIN LINK |
| --- | EXISTING FENCE - WOOD POST |
| --- | EXISTING |
| --- | PROPOSED |
| --- | STREET LIGHT POLES |
| --- | STREET SIGNS |
| --- | RAMPS |
| --- | BLOCK NUMBER |
| --- | GOLF FAIRWAY |
| --- | GOLF GREEN |
| --- | GOLF BUNKER |
| --- | CRUSHER FINES |
| --- | MAINTENANCE ACCESS |
| --- | CONCRETE |
| --- | RIPRAP |
| --- | EXISTING GRAVEL ROAD |
| --- | EXISTING ASPHALT PAVEMENT |
| --- | APPROXIMATE SAWCUT LIMITS |
| --- | PROPOSED MAJOR CONTOUR |
| --- | PROPOSED MINOR CONTOUR |
| --- | EXISTING MAJOR CONTOUR |
| --- | EXISTING MINOR CONTOUR |
| --- | DIRECTIONAL FLOW ARROW |
| --- | EMERGENCY OVERFLOW ROUTE |
| --- | EXISTING |
| --- | PROPOSED |
| --- | STORM MANHOLES |
| --- | STORM INLETS |
| --- | FES, FOREBAY, & TRICKLE CHANNEL |
| --- | OUTLET STRUCTURE |
| --- | PROPOSED STORM & STUB OUT |
| --- | EXISTING STORM & STUB OUT |

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

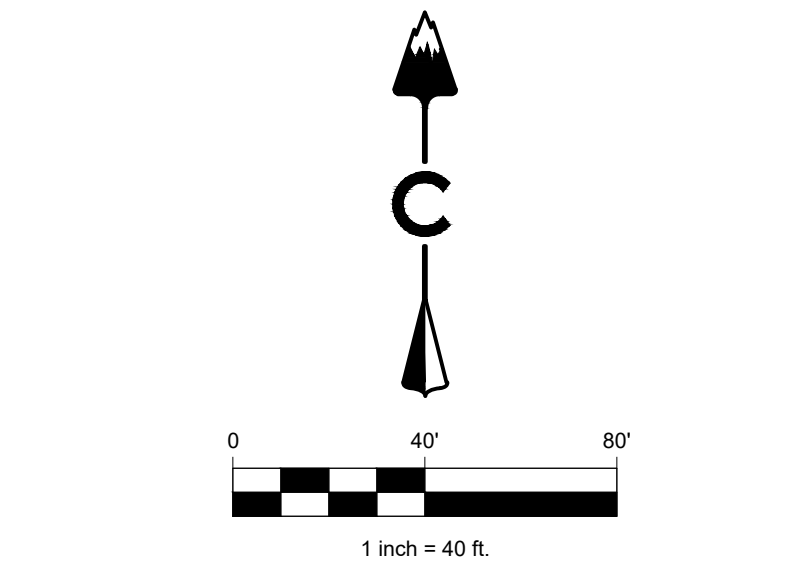
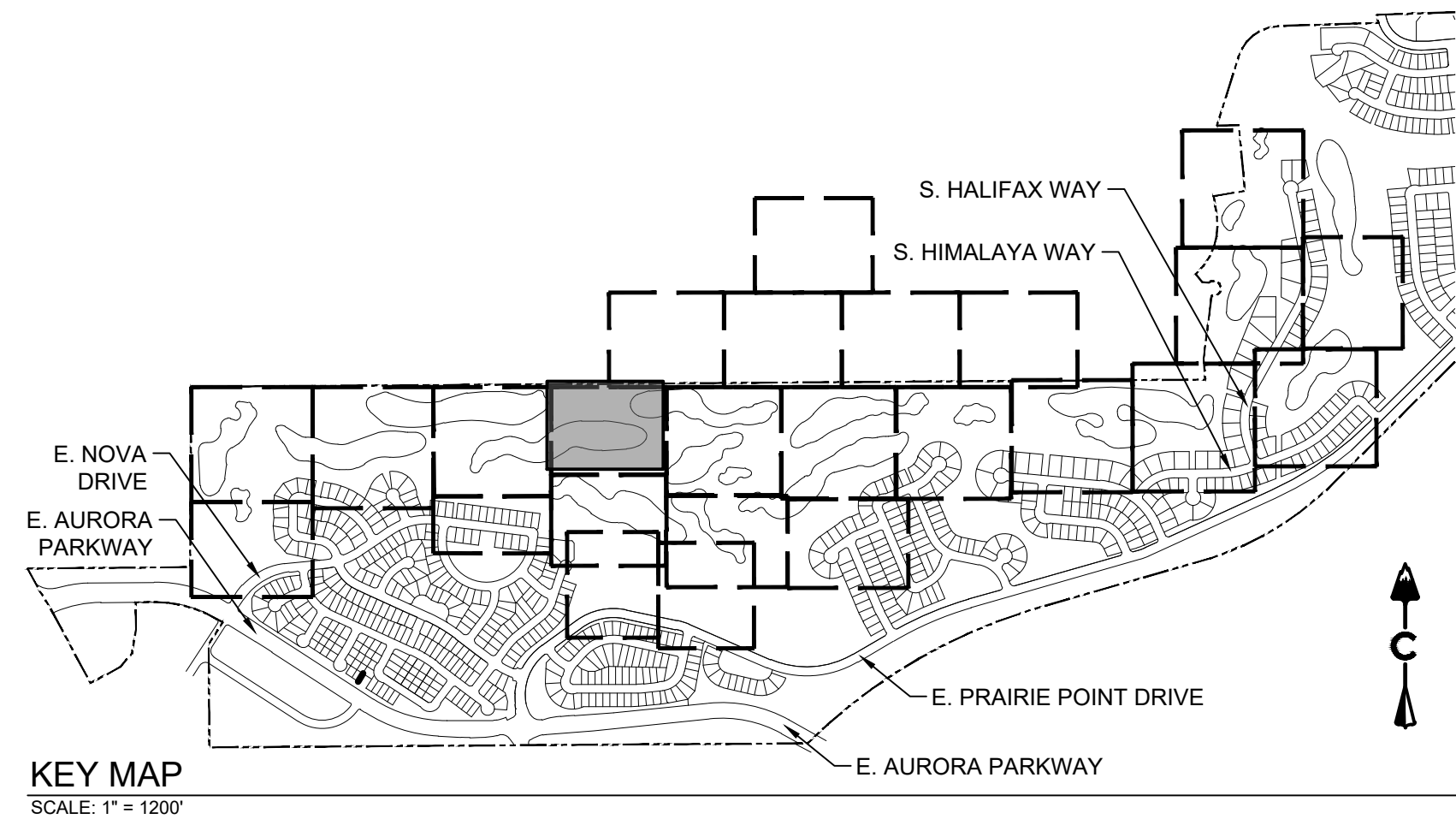
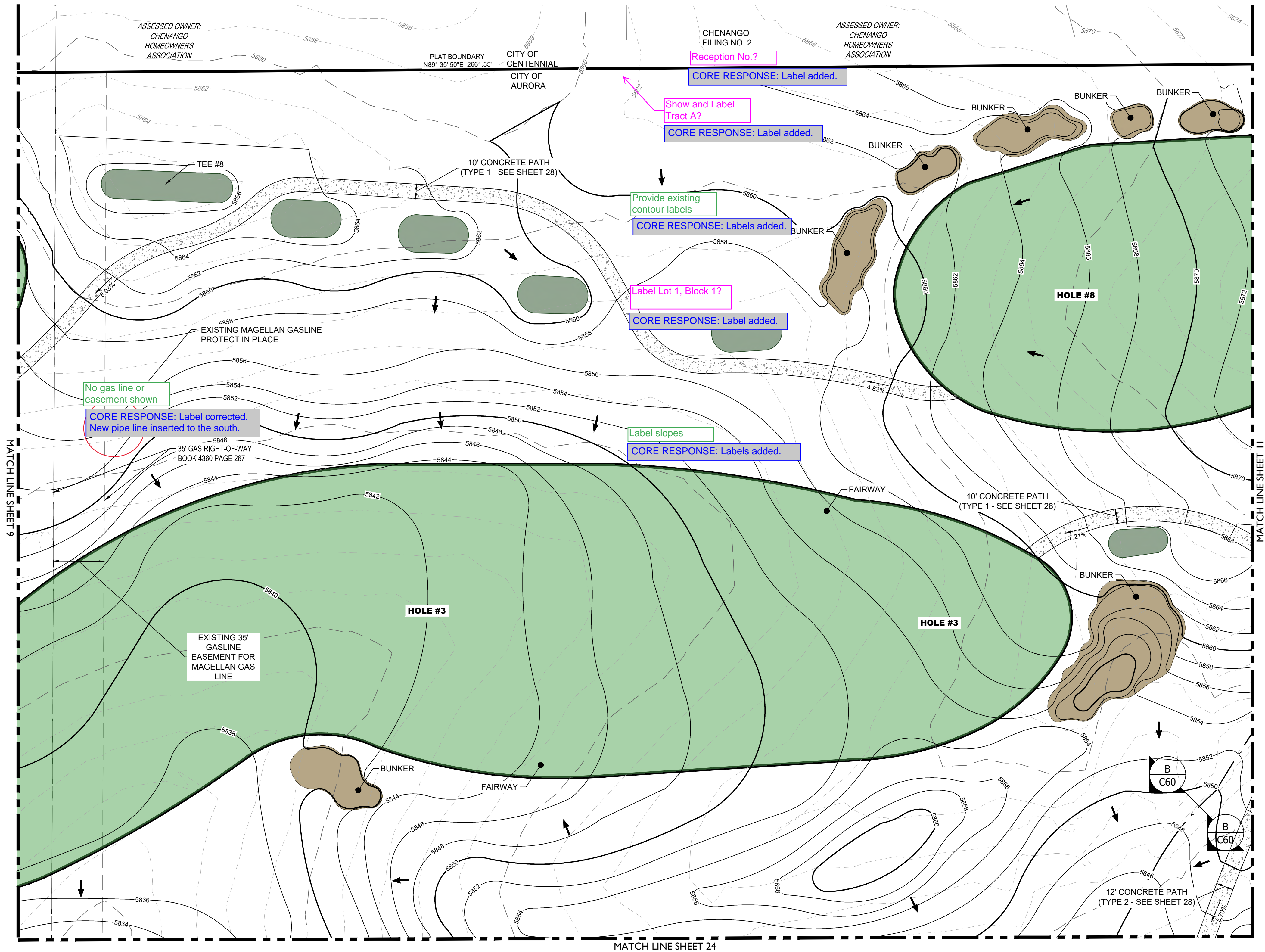
SHEET 8 OF 59

NOVEMBER 15, 2022

811
Know what's below.
Call before you dig.

terracedesign
10200 E. Girard Ave. Ste A-314
Denver, CO 80231
ph: 303.632.8867

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM



- LEGEND**
- | | |
|--|---------------------------------|
| | EASEMENT |
| | RIGHT OF WAY (R.O.W.) |
| | CENTERLINE |
| | PROJECT BOUNDARY |
| | SIGHT TRIANGLE |
| | PROPOSED CURB & GUTTER |
| | EXISTING CURB & GUTTER |
| | RETAINING WALL |
| | EXISTING FENCE - CHAIN LINK |
| | EXISTING FENCE - WOOD POST |
| | EXISTING STREET LIGHT POLES |
| | PROPOSED STREET LIGHT POLES |
| | STREET SIGNS |
| | RAMP |
| | BLOCK NUMBER |
| | GOLF FAIRWAY |
| | GOLF GREEN |
| | GOLF BUNKER |
| | CRUSHER FINES |
| | MAINTENANCE ACCESS |
| | CONCRETE |
| | RIPRAP |
| | EXISTING GRAVEL ROAD |
| | EXISTING ASPHALT PAVEMENT |
| | APPROXIMATE SAWCUT LIMITS |
| | PROPOSED MAJOR CONTOUR |
| | PROPOSED MINOR CONTOUR |
| | EXISTING MAJOR CONTOUR |
| | EXISTING MINOR CONTOUR |
| | DIRECTIONAL FLOW ARROW |
| | EMERGENCY OVERFLOW ROUTE |
| | EXISTING STORM MANHOLES |
| | PROPOSED STORM MANHOLES |
| | STORM INLETS |
| | FES, FOREBAY, & TRICKLE CHANNEL |
| | OUTLET STRUCTURE |
| | PROPOSED STORM & STUB OUT |
| | EXISTING STORM & STUB OUT |

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

SHEET 9 OF 59
NOVEMBER 15, 2022

Know what's below.
Call before you dig.

terraçina
design
Ed

10200 E. Girard Ave. Ste A-314
Denver, CO 80231
ph: 303.632.8867

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM

PROJECT NAME

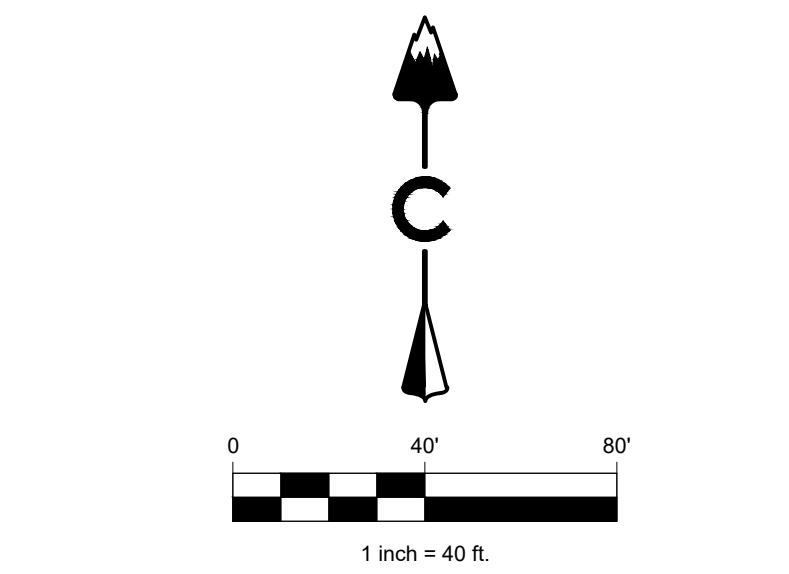
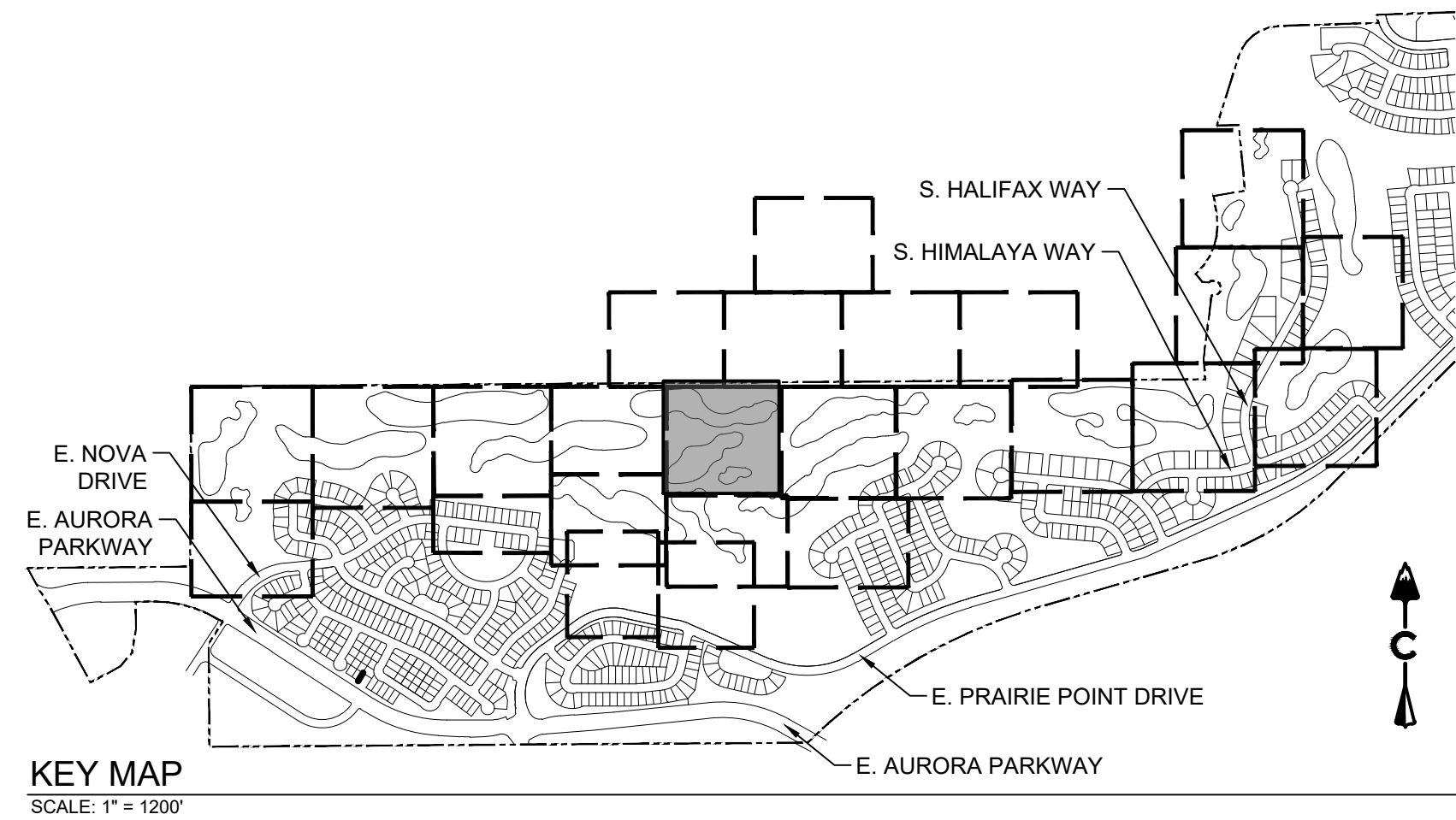
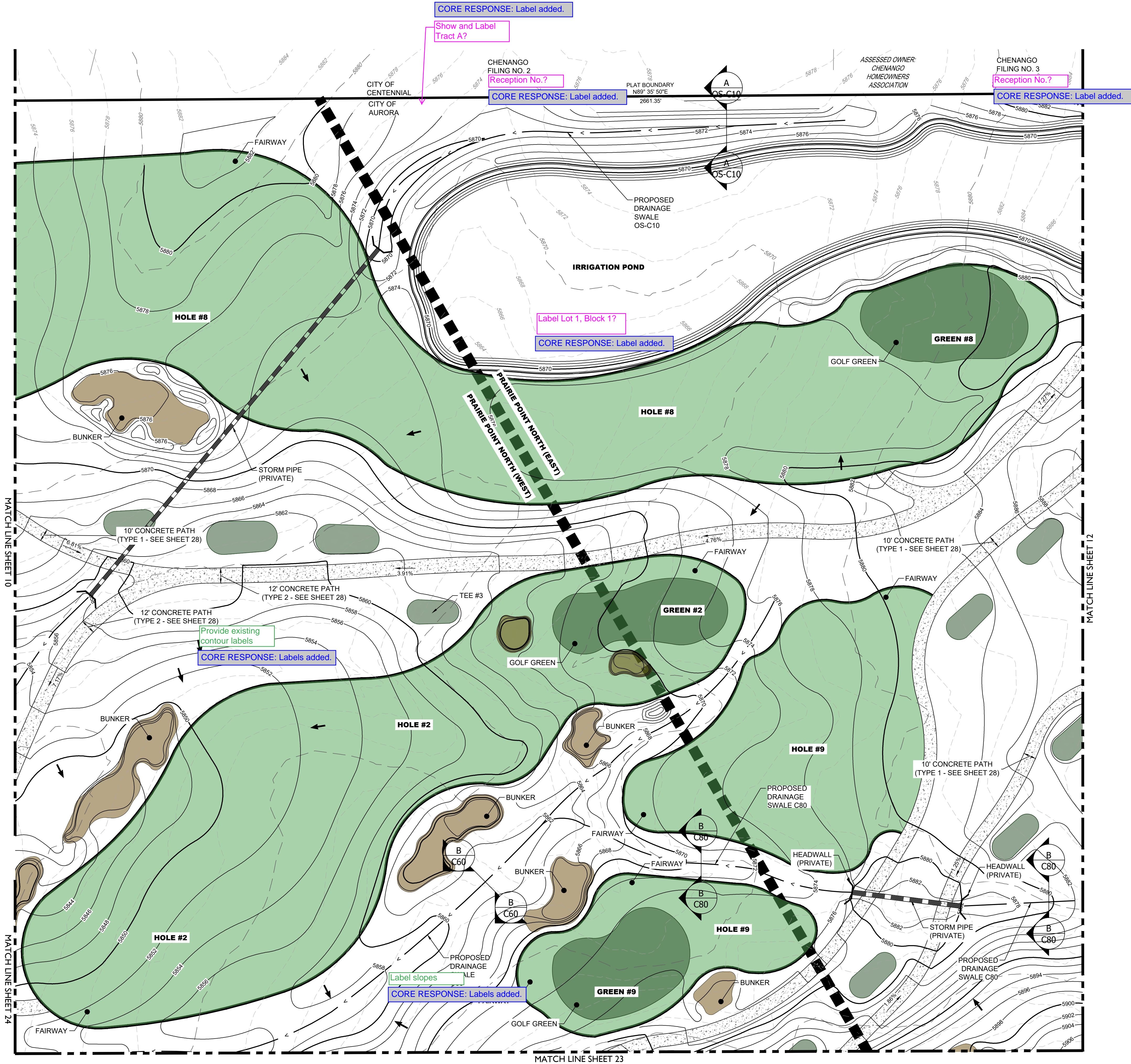
PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 9 OF 59
NOVEMBER 15, 2022



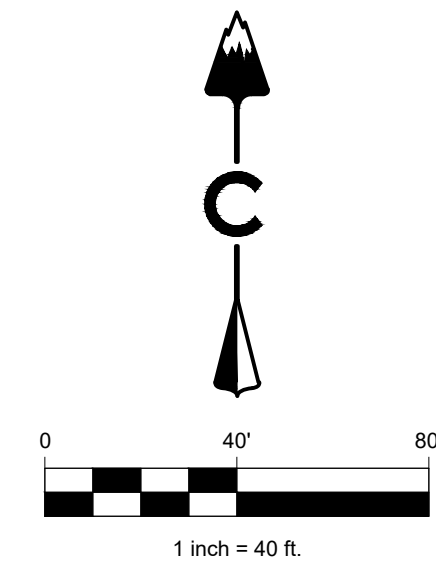
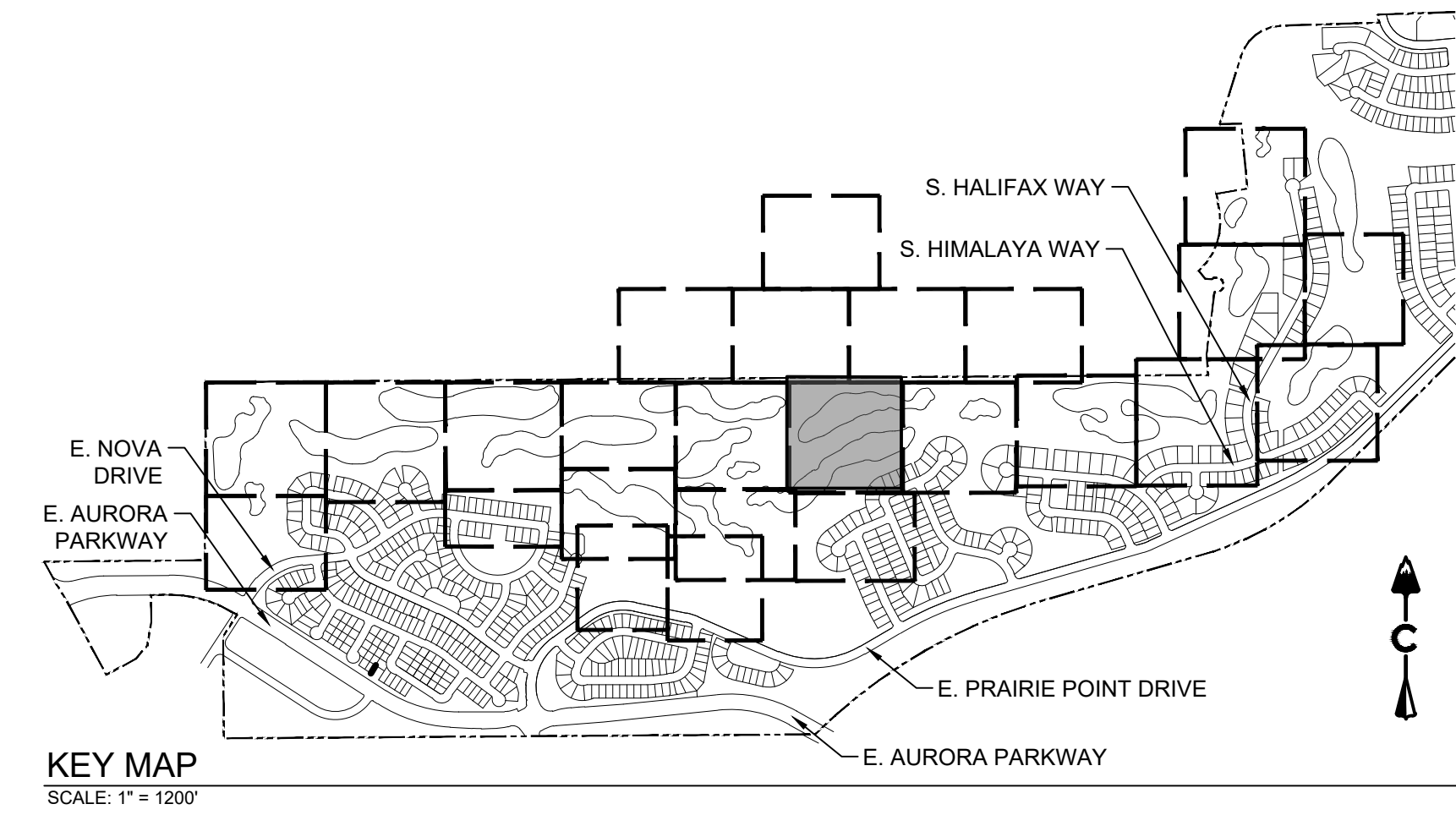
ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

10200 E. Girard Ave. Ste A-314
Denver, CO 80231
ph: 303.632.8867

NOT FOR CONSTRUCTION



LEGEND

	EASEMENT
	RIGHT OF WAY (R.O.W.)
	CENTERLINE
	PROJECT BOUNDARY
	SIGHT TRIANGLE
	PROPOSED CURB & GUTTER
	EXISTING CURB & GUTTER
	RETAINING WALL
	EXISTING FENCE - CHAIN LINK
	EXISTING FENCE - WOOD POST
	STREET LIGHT POLES
	STREET SIGNS
	RAMPS
	BLOCK NUMBER
	GOLF FAIRWAY
	GOLF GREEN
	GOLF BUNKER
	CRUSHER FINES
	MAINTENANCE ACCESS
	CONCRETE
	RIPRAP
	EXISTING GRAVEL ROAD
	EXISTING ASPHALT PAVEMENT
	APPROXIMATE SAWCUT LIMITS
	PROPOSED MAJOR CONTOUR
	PROPOSED MINOR CONTOUR
	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	DIRECTIONAL FLOW ARROW
	EMERGENCY OVERFLOW ROUTE
	STORM MANHOLES
	STORM INLETS
	FES, FOREBAY, & TRICKLE CHANNEL OUTLET STRUCTURE
	PROPOSED STORM & STUB OUT
	EXISTING STORM & STUB OUT

NOT FOR CONSTRUCTION

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

SHEET NUMBER

SHEET 11 OF 59

NOVEMBER 15, 2022

PROJECT NAME

PRAIRIE POINT GOLF COURSE

AURORA, COLORADO

SITE PLAN

SITE PLAN

SHEET TITLE

SHEET NUMBER

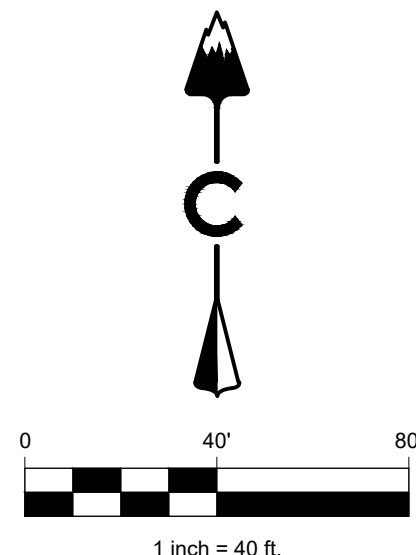
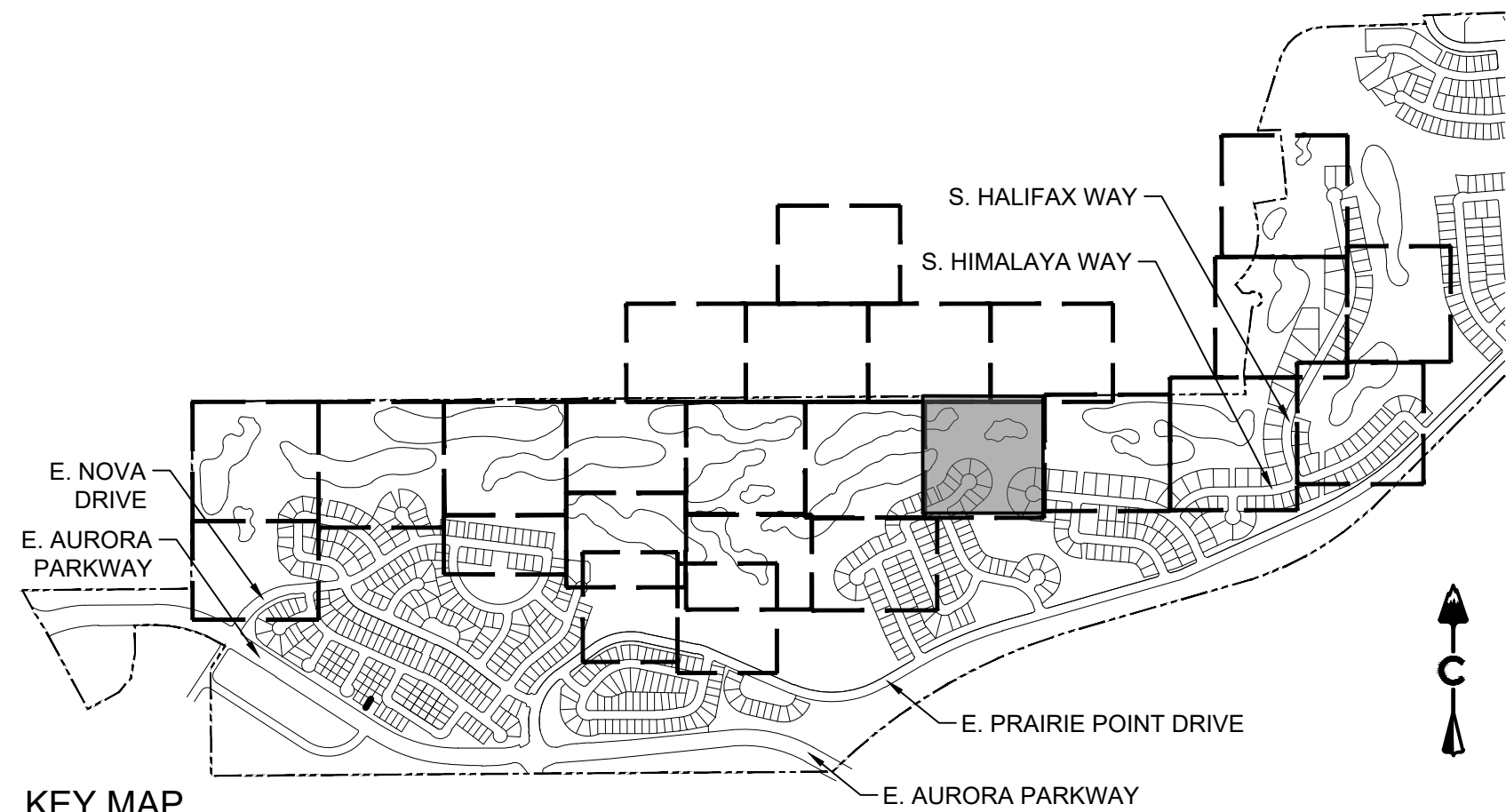
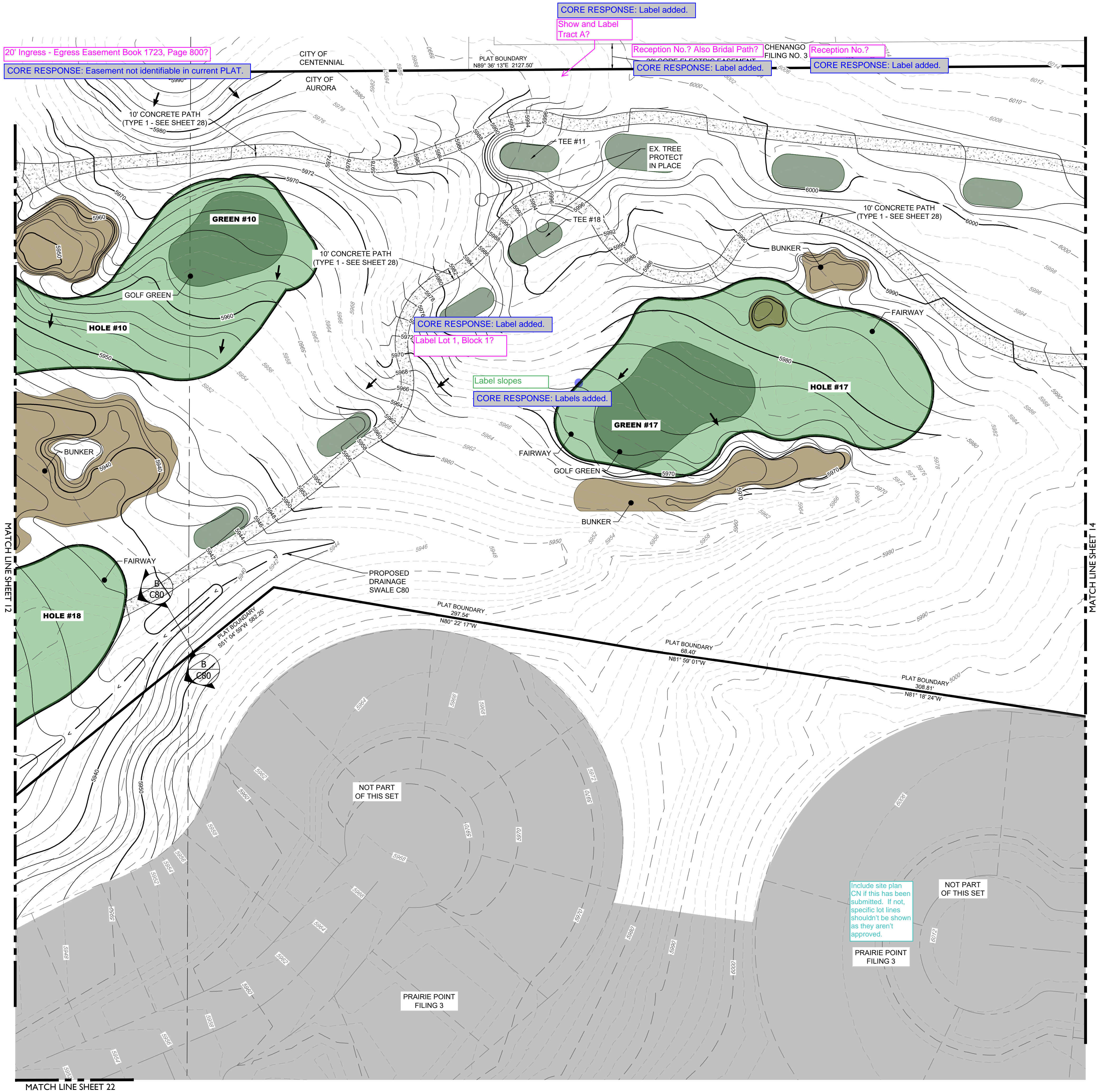
SHEET 11 OF 59

NOVEMBER 15, 2022



td
terraccina
design
10200 E. Girard Ave., Ste A-
Denver, CO 80231
ph: 303.437.8847

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM



LEGEND	
	EASEMENT
	RIGHT OF WAY (R.O.W.)
	CENTERLINE
	PROJECT BOUNDARY
	SIGHT TRIANGLE
	PROPOSED CURB & GUTTER
	EXISTING CURB & GUTTER
	RETAINING WALL
	EXISTING FENCE - CHAIN LINK
	EXISTING FENCE - WOOD POST
	STREET LIGHT POLES
	STREET SIGNS
	RAMP
	BLOCK NUMBER
	GOLF FAIRWAY
	GOLF GREEN
	GOLF BUNKER
	CRUSHER FINES
	MAINTENANCE ACCESS
	CONCRETE
	RIPRAP
	EXISTING GRAVEL ROAD
	EXISTING ASPHALT PAVEMENT
	APPROXIMATE SAWCUT LIMITS
	PROPOSED MAJOR CONTOUR
	PROPOSED MINOR CONTOUR
	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	DIRECTIONAL FLOW ARROW
	EMERGENCY OVERFLOW ROUTE
	EXISTING STORM MANHOLES
	PROPOSED STORM MANHOLES
	STORM INLETS
	FES, FOREBAY, & TRICKLE CHANNEL
	OUTLET STRUCTURE
	PROPOSED STORM & STUB OUT
	EXISTING STORM & STUB OUT

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

Know what's below.
Call before you dig.

terraç�na
design
Ed

10200 E. Girard Ave. Ste. A-314
Denver, CO 80231
ph: 303.632.8867

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM

PROJECT NAME

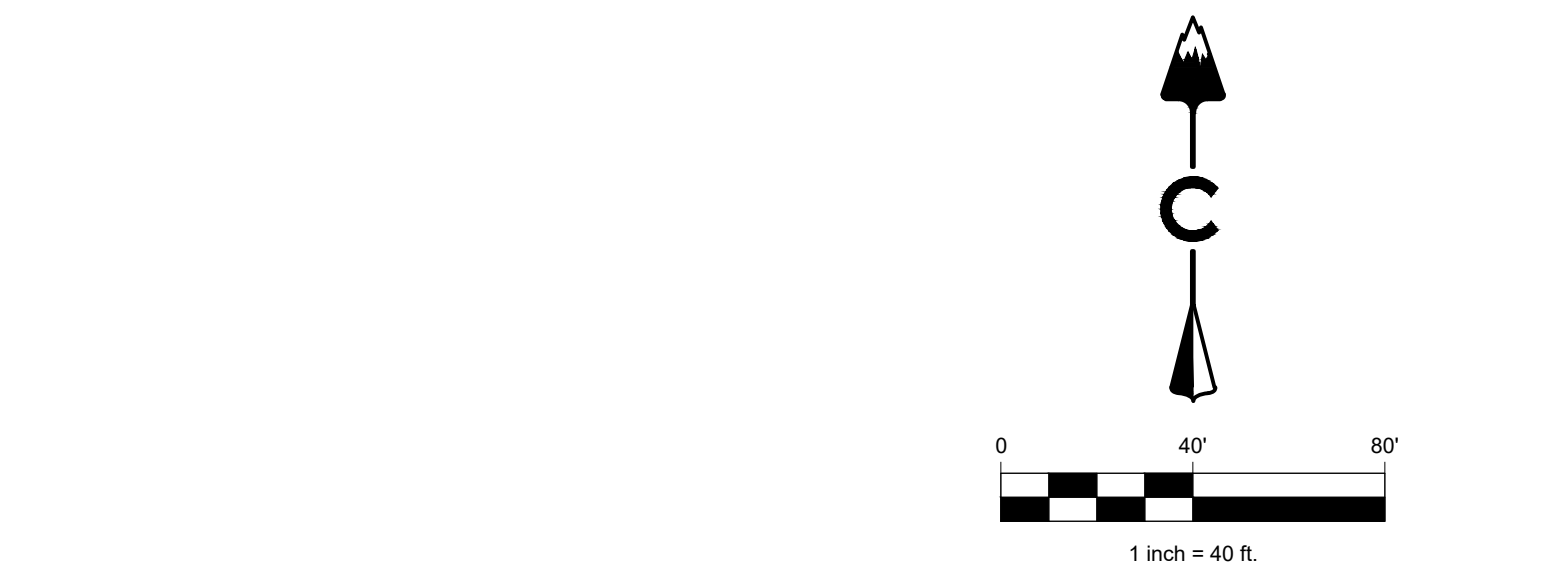
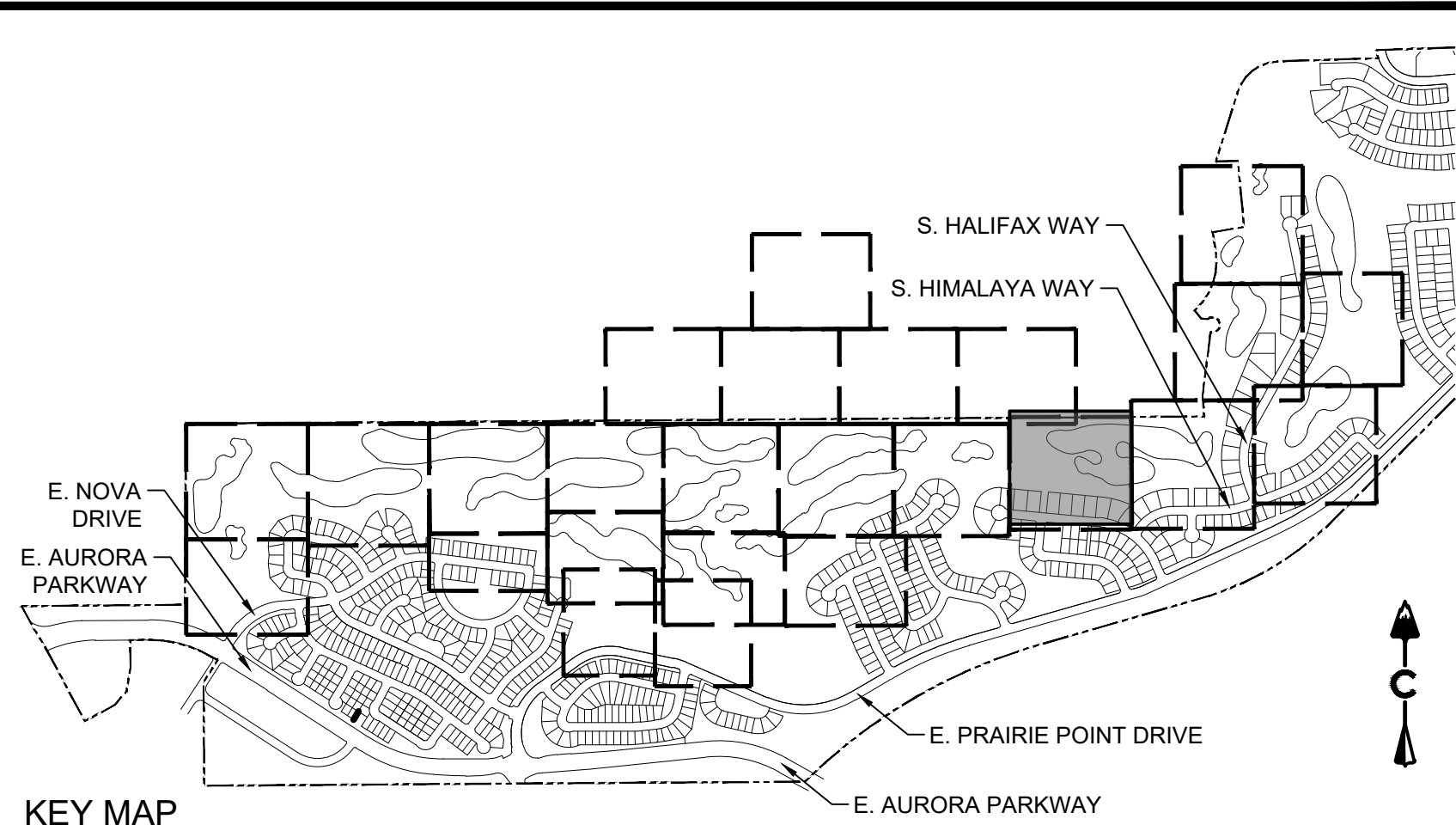
PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 12 OF 59
NOVEMBER 15, 2022



ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.


11/15/2022
DATE

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.



Know what's below.
Call before you dig.



terra
design



CORE
CONSULTANTS, INC.
LIVEYOURCORE.COM

PROJECT NAME

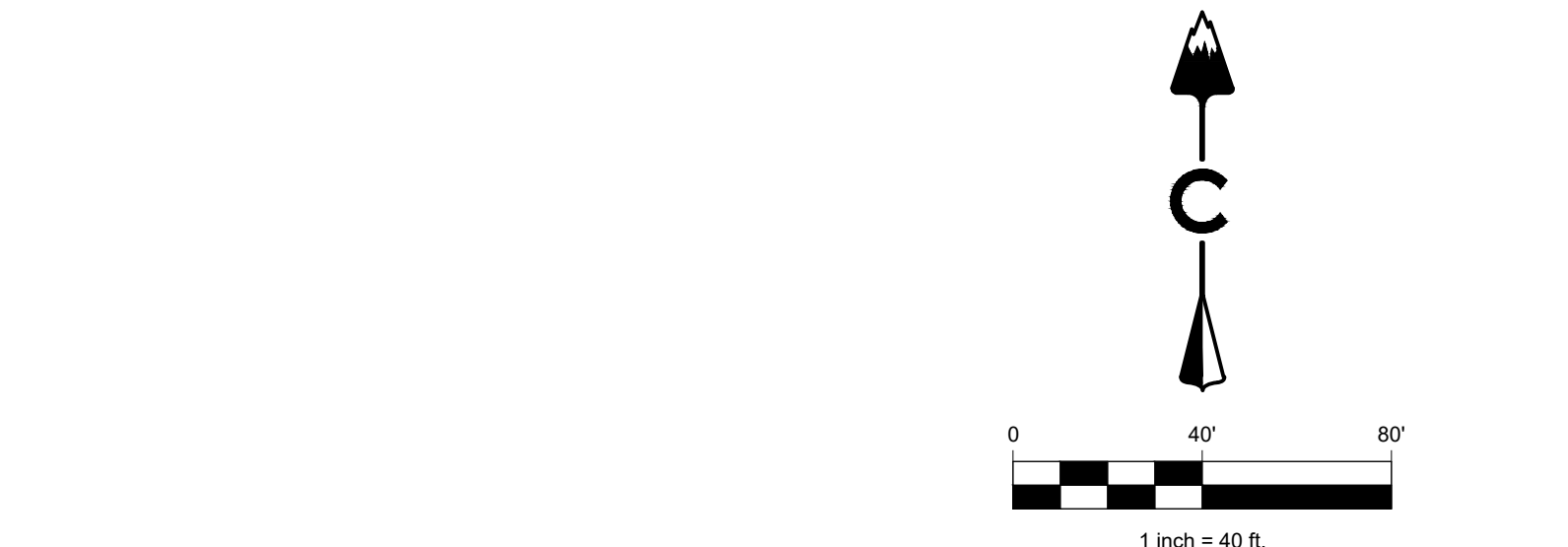
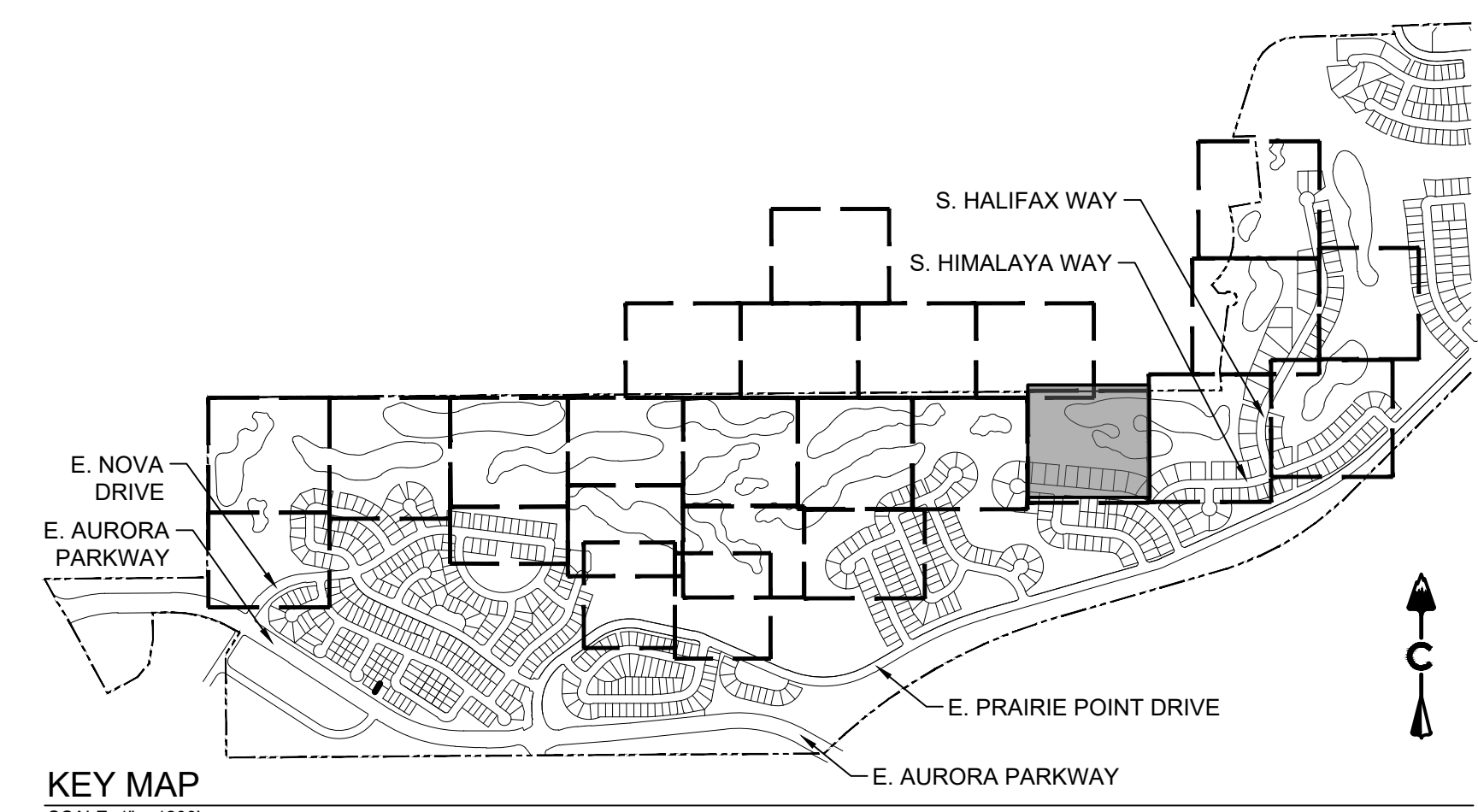
PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 13 OF 59
NOVEMBER 15, 2022




ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.


11/15/2022
DATE

11/15/2022
DATE


NOVEMBER 15, 2022



Know what's below.
Call before you dig.



terraCina
design
10200 E. Girard Ave. Ste A-314
Denver, CO 80231
ph: 303.632.8867



CORE
CONSULTANTS, INC.
LIVEYOURCORE.COM

PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

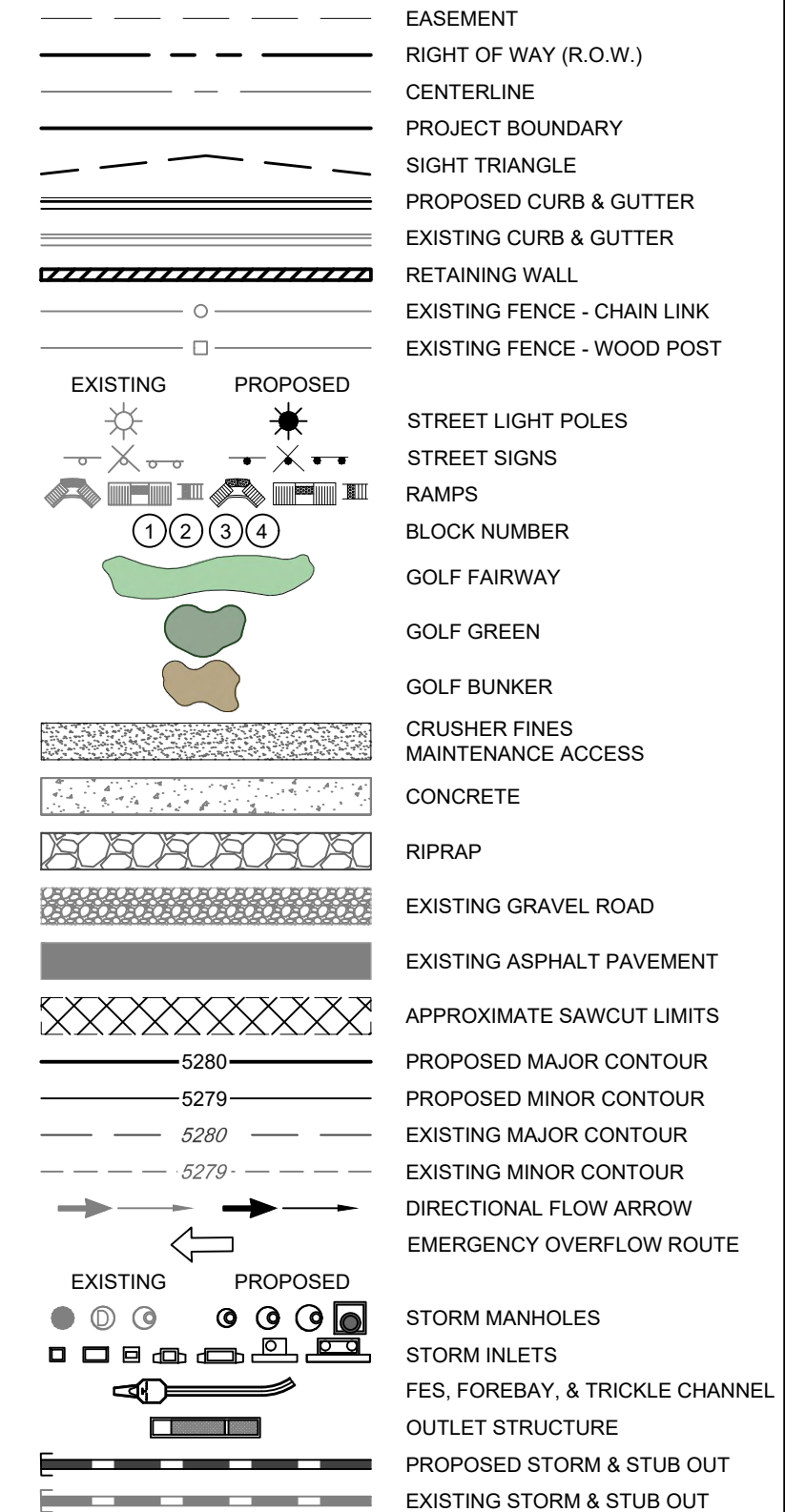
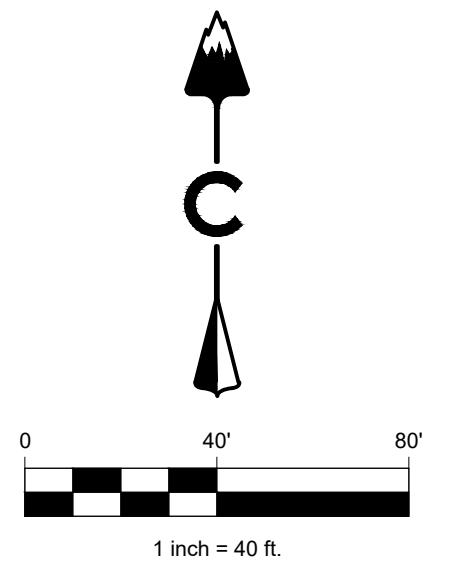
SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 14 OF 59

NOVEMBER 15, 2022

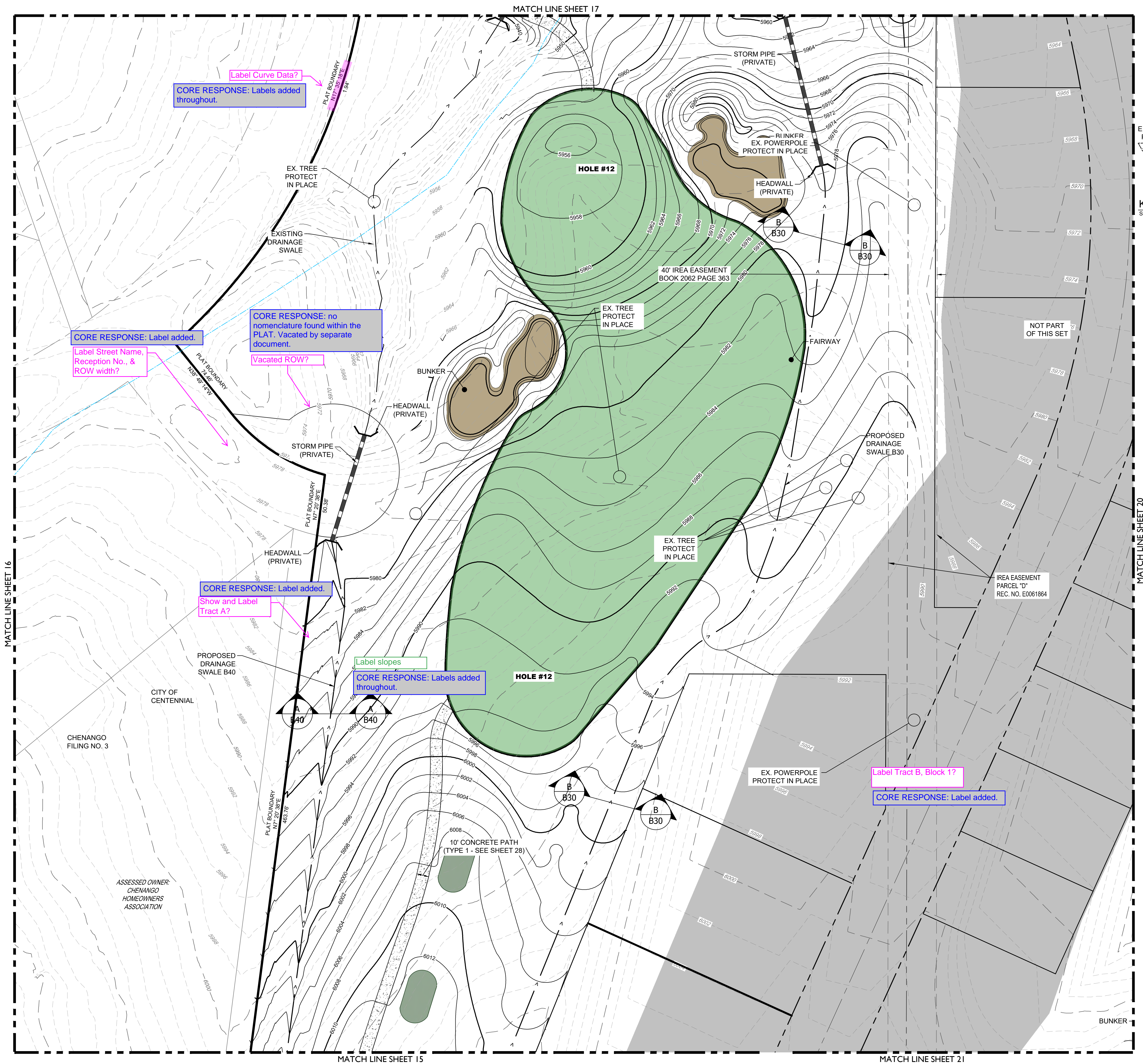


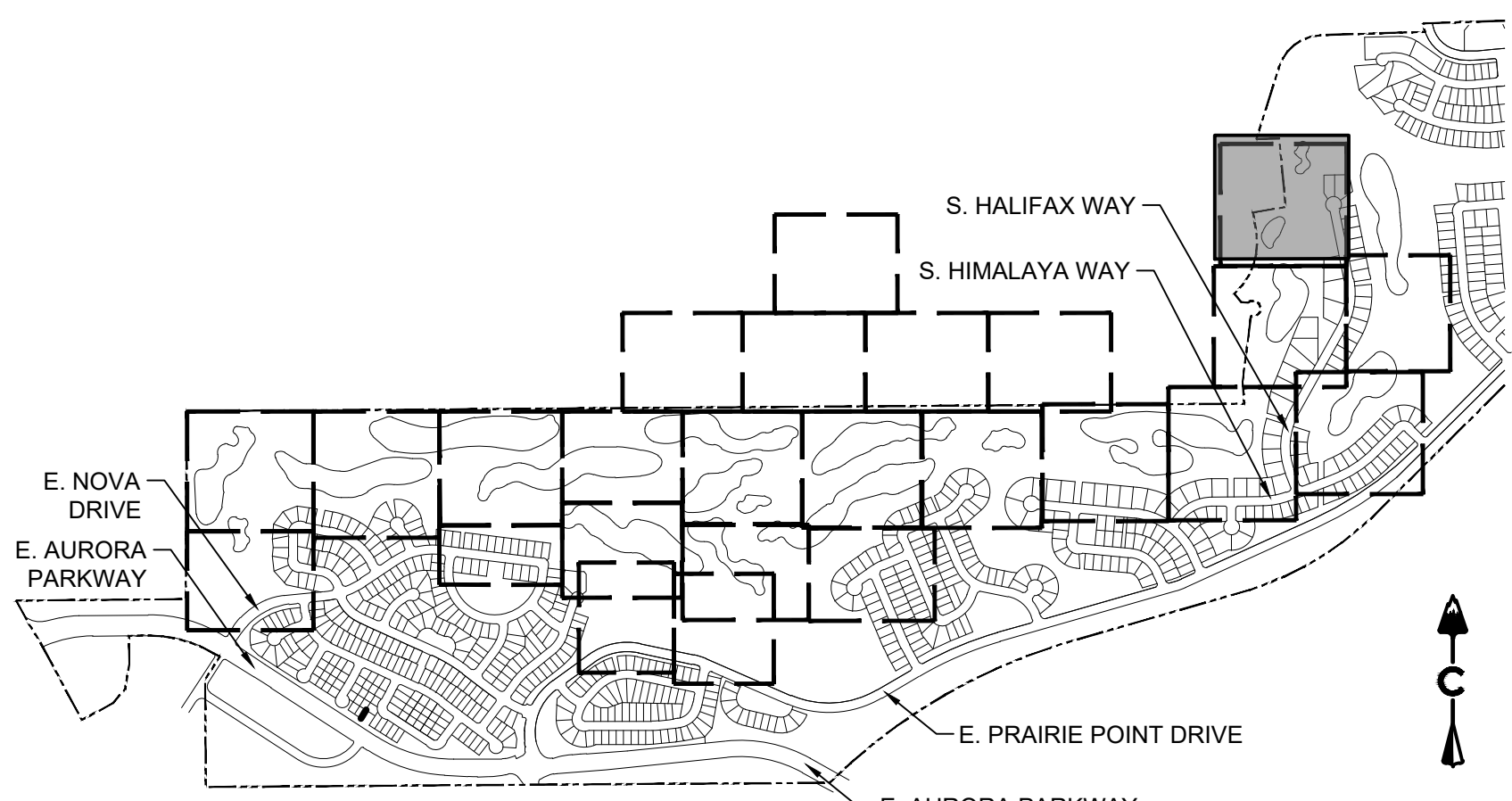
BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6635NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

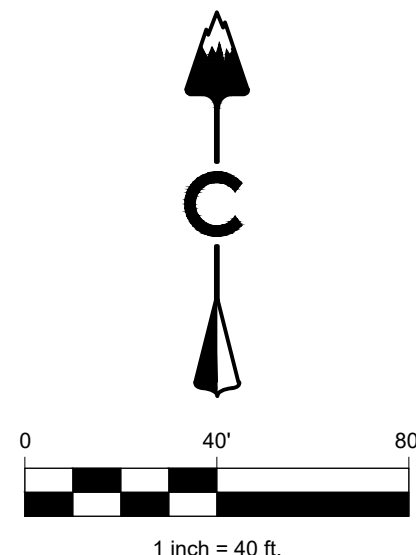
ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.





KEY MAP
SCALE: 1" = 1200'



LEGEND

- | | |
|--|---------------------------------|
| | EASEMENT |
| | RIGHT OF WAY (R.O.W.) |
| | CENTERLINE |
| | PROJECT BOUNDARY |
| | SIGHT TRIANGLE |
| | PROPOSED CURB & GUTTER |
| | EXISTING CURB & GUTTER |
| | RETAINING WALL |
| | EXISTING FENCE - CHAIN LINK |
| | EXISTING FENCE - WOOD POST |
| | STREET LIGHT POLES |
| | STREET SIGNS |
| | RAMP |
| | BLOCK NUMBER |
| | GOLF FAIRWAY |
| | GOLF GREEN |
| | GOLF BUNKER |
| | CRUSHER FINES |
| | MAINTENANCE ACCESS |
| | CONCRETE |
| | RIPRAP |
| | EXISTING GRAVEL ROAD |
| | EXISTING ASPHALT PAVEMENT |
| | APPROXIMATE SAWCUT LIMITS |
| | PROPOSED MAJOR CONTOUR |
| | PROPOSED MINOR CONTOUR |
| | EXISTING MAJOR CONTOUR |
| | EXISTING MINOR CONTOUR |
| | DIRECTIONAL FLOW ARROW |
| | EMERGENCY OVERFLOW ROUTE |
| | EXISTING STORM MANHOLES |
| | PROPOSED STORM MANHOLES |
| | STORM INLETS |
| | FES, FOREBAY, & TRICKLE CHANNEL |
| | OUTLET STRUCTURE |
| | PROPOSED STORM & STUB OUT |
| | EXISTING STORM & STUB OUT |

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE



PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

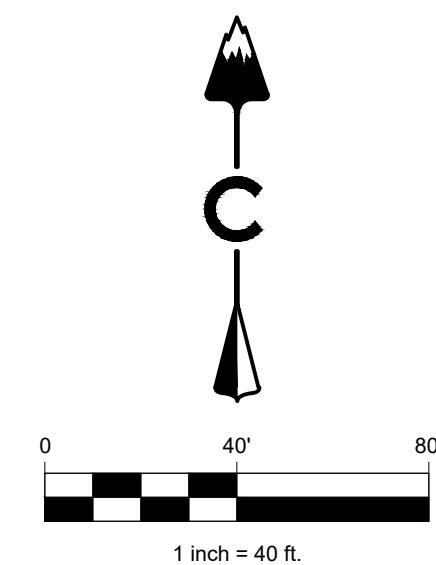
ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

SHEET NUMBER

SHEET 16 OF 59

NOVEMBER 15, 2022

CORE RESPONSE: Most current line work from Antelope Creek Site Plan submittal included.



	EASEMENT
	RIGHT OF WAY (R.O.W.)
	CENTERLINE
	PROJECT BOUNDARY
	SIGHT TRIANGLE
	PROPOSED CURB & GUTTER
	EXISTING CURB & GUTTER
	RETAINING WALL
	EXISTING FENCE - CHAIN LINK
	EXISTING FENCE - WOOD POST
	STREET LIGHT POLES
	STREET SIGNS
	RAMPS
	BLOCK NUMBER
	GOLF FAIRWAY
	GOLF GREEN
	GOLF BUNKER
	CRUSHER FINES
	MAINTENANCE ACCESS
	CONCRETE
	RIPRAP
	EXISTING GRAVEL ROAD
	EXISTING ASPHALT PAVEMENT
	APPROXIMATE SAWCUT LIMITS
	PROPOSED MAJOR CONTOUR
	PROPOSED MINOR CONTOUR
	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	DIRECTIONAL FLOW ARROW
	EMERGENCY OVERFLOW ROUTE
	STORM MANHOLES
	STORM INLETS
	FES, FOREBAY, & TRICKLE CHANNEL
	OUTLET STRUCTURE
	PROPOSED STORM & STUB OUT
	EXISTING STORM & STUB OUT

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6635NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE



Know what's below.
Call before you dig.

td terracina
design
10200 E. Girard Ave., Ste A-314
Denver, CO 80231
ph: 303.632.8867

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM

PROJECT NAME

PRAIRIE POINT GOLF COURSE AURORA, COLORADO SITE PLAN

SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

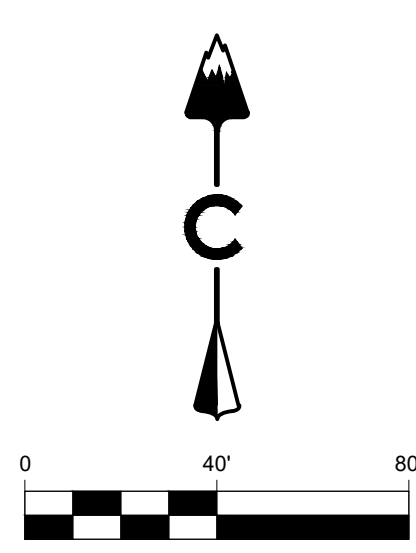
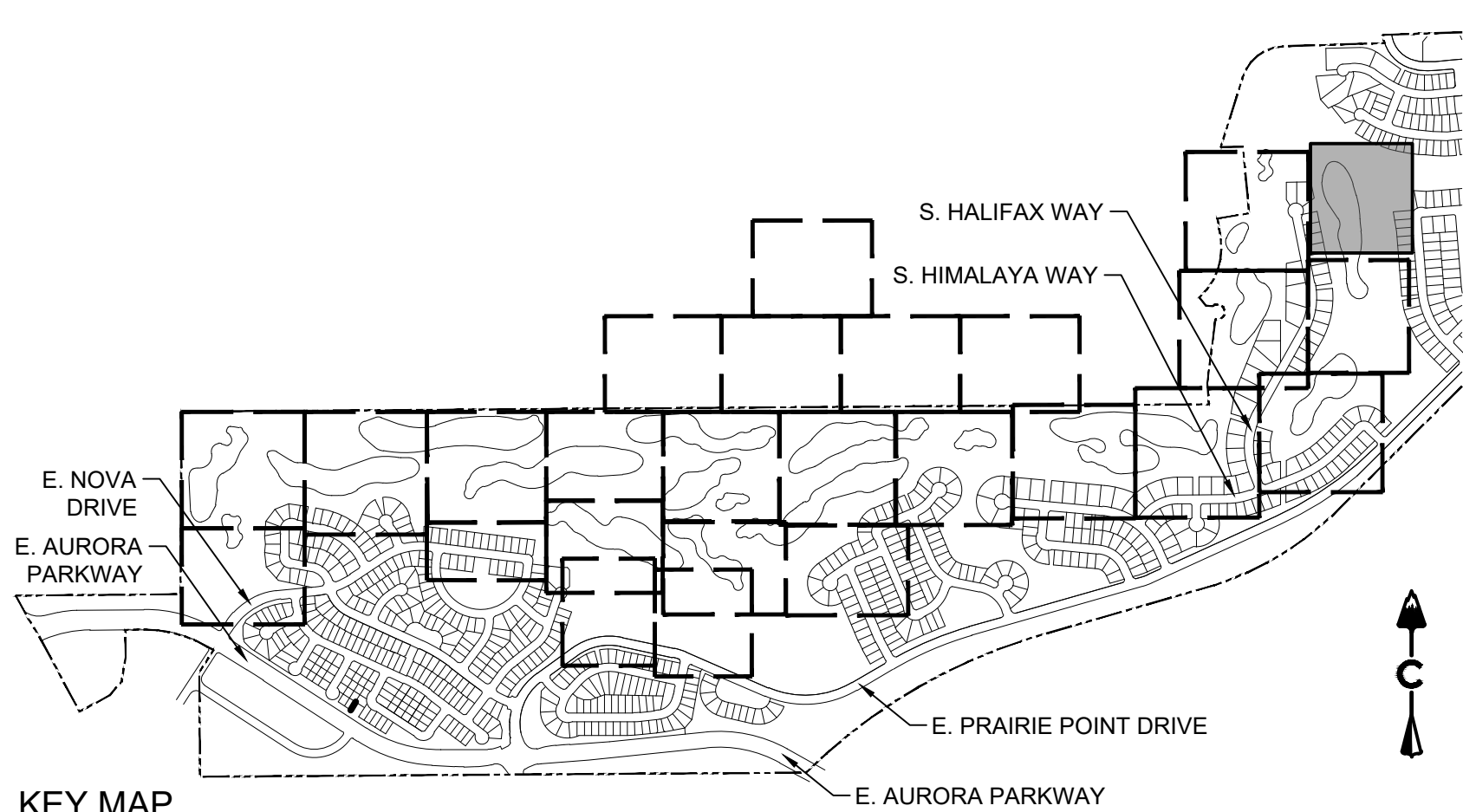
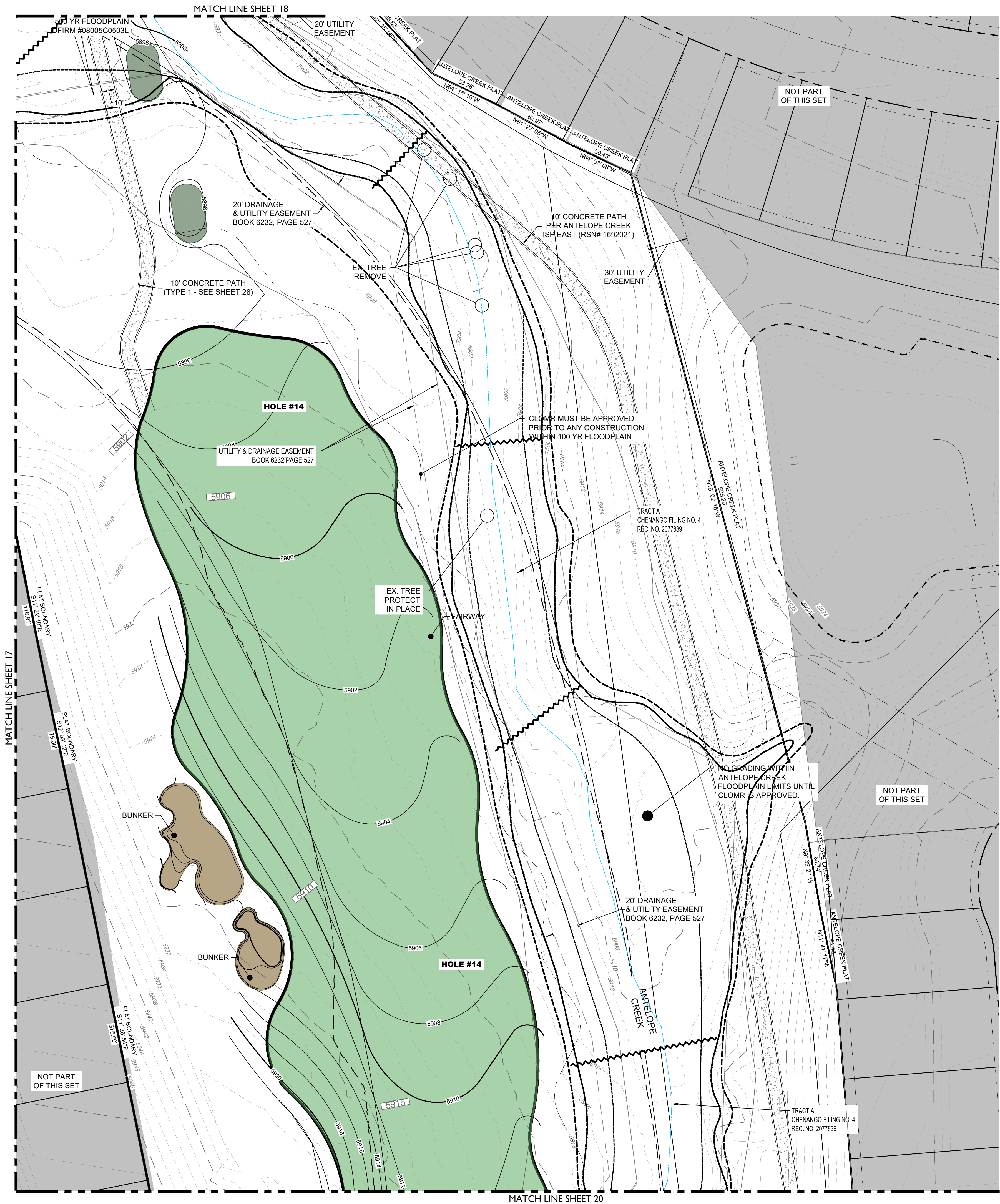
SHEET 17 OF 59

NOVEMBER 15, 2022

15-24 SITE PLAN.dwg

X:\19-032 Kings Point\Civil\CAD\Plans\Golf Course\Site Plan

2021-09-11 (4:30 PM)



LEGEND

- | | |
|--|---------------------------------|
| | EASEMENT |
| | RIGHT OF WAY (R.O.W.) |
| | CENTERLINE |
| | PROJECT BOUNDARY |
| | SIGHT TRIANGLE |
| | PROPOSED CURB & GUTTER |
| | EXISTING CURB & GUTTER |
| | RETAINING WALL |
| | EXISTING FENCE - CHAIN LINK |
| | EXISTING FENCE - WOOD POST |
| | STREET LIGHT POLES |
| | STREET SIGNS |
| | RAMPS |
| | BLOCK NUMBER |
| | GOLF FAIRWAY |
| | GOLF GREEN |
| | GOLF BUNKER |
| | CRUSHER FINES |
| | MAINTENANCE ACCESS |
| | CONCRETE |
| | RIPRAP |
| | EXISTING GRAVEL ROAD |
| | EXISTING ASPHALT PAVEMENT |
| | APPROXIMATE SAWCUT LIMITS |
| | PROPOSED MAJOR CONTOUR |
| | PROPOSED MINOR CONTOUR |
| | EXISTING MAJOR CONTOUR |
| | EXISTING MINOR CONTOUR |
| | DIRECTIONAL FLOW ARROW |
| | EMERGENCY OVERFLOW ROUTE |
| | STORM MANHOLES |
| | STORM INLETS |
| | FES, FOREBAY, & TRICKLE CHANNEL |
| | OUTLET STRUCTURE |
| | PROPOSED STORM & STUB OUT |
| | EXISTING STORM & STUB OUT |

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

Know what's below.
Call before you dig.

terracedesign
td

10200 E. Girard Ave. Ste. A-314
Denver, CO 80231
ph: 303.632.8867

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM

PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN

SITE PLAN

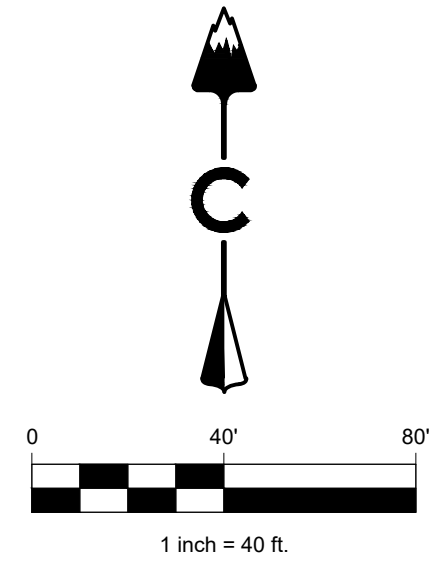
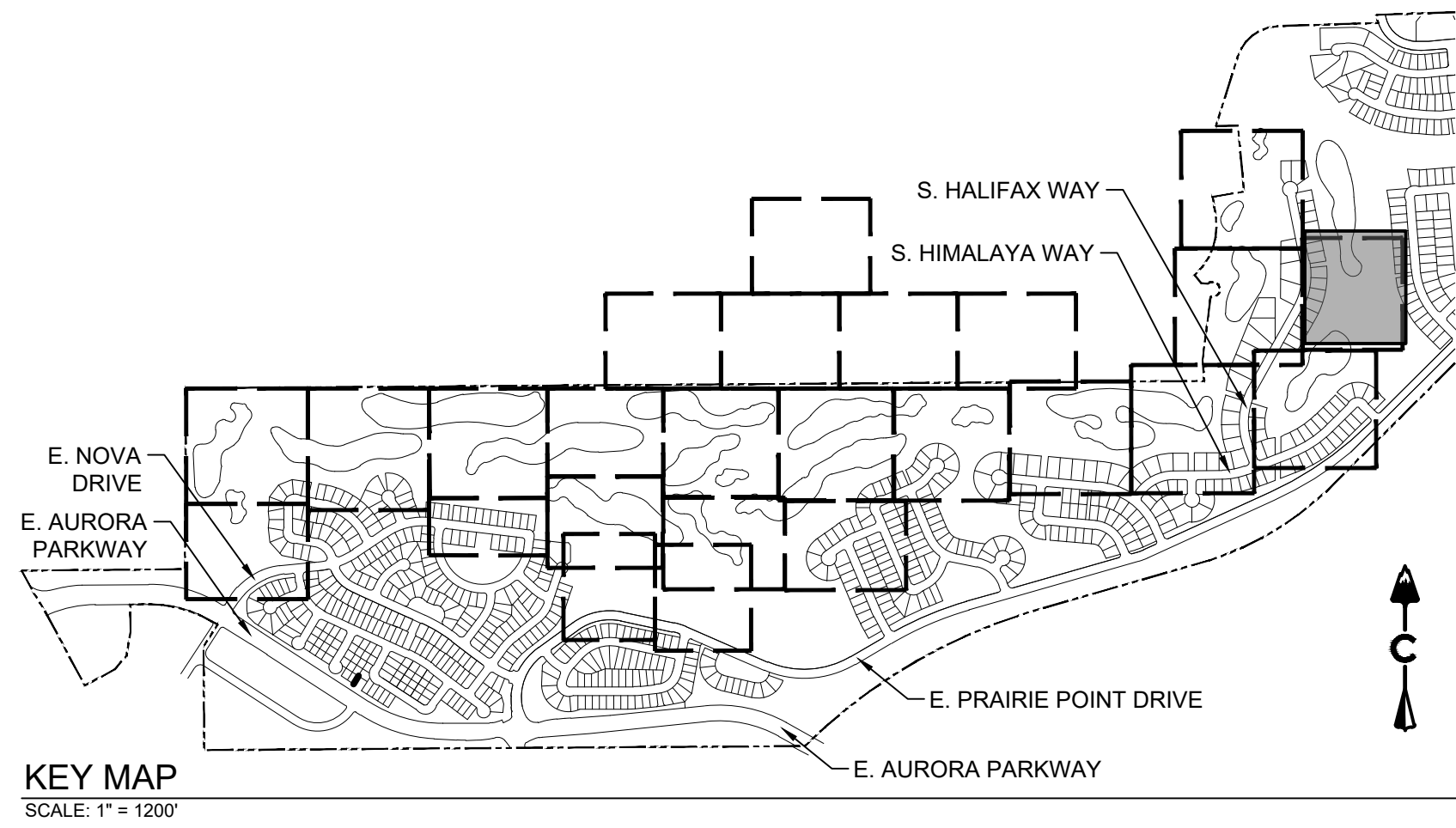
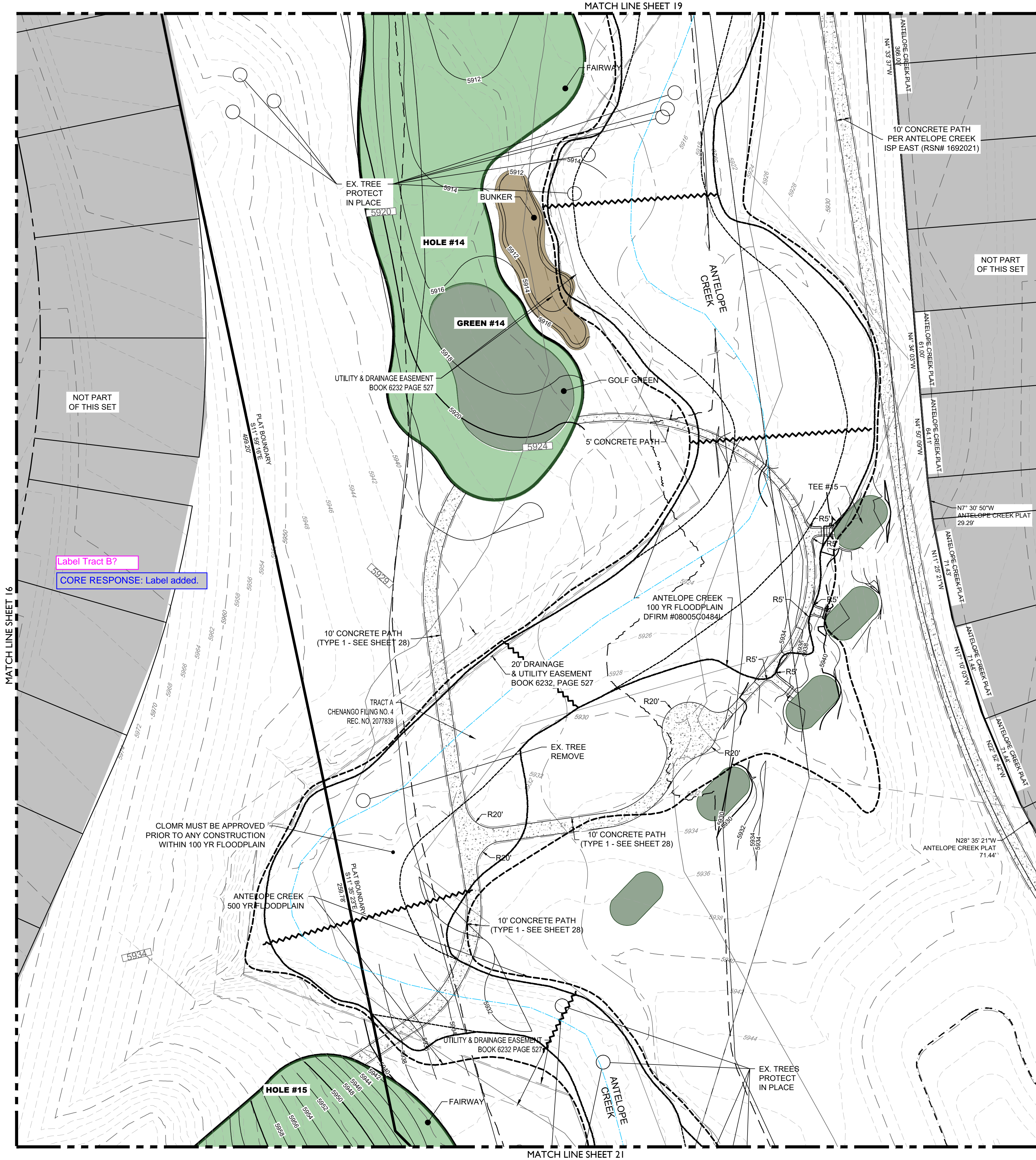
SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 18 OF 59

NOVEMBER 15, 2022



LEGEND

- | | |
|--|---------------------------------|
| | EASEMENT |
| | RIGHT OF WAY (R.O.W.) |
| | CENTERLINE |
| | PROJECT BOUNDARY |
| | SIGHT TRIANGLE |
| | PROPOSED CURB & GUTTER |
| | EXISTING CURB & GUTTER |
| | RETAINING WALL |
| | EXISTING FENCE - CHAIN LINK |
| | EXISTING FENCE - WOOD POST |
| | STREET LIGHT POLES |
| | STREET SIGNS |
| | RAMP |
| | BLOCK NUMBER |
| | GOLF FAIRWAY |
| | GOLF GREEN |
| | GOLF BUNKER |
| | CRUSHER FINES |
| | MAINTENANCE ACCESS |
| | CONCRETE |
| | RIPRAP |
| | EXISTING GRAVEL ROAD |
| | EXISTING ASPHALT PAVEMENT |
| | APPROXIMATE SAWCUT LIMITS |
| | PROPOSED MAJOR CONTOUR |
| | PROPOSED MINOR CONTOUR |
| | EXISTING MAJOR CONTOUR |
| | EXISTING MINOR CONTOUR |
| | DIRECTIONAL FLOW ARROW |
| | EMERGENCY OVERFLOW ROUTE |
| | EXISTING STORM MANHOLES |
| | PROPOSED STORM MANHOLES |
| | STORM INLETS |
| | FES, FOREBAY, & TRICKLE CHANNEL |
| | OUTLET STRUCTURE |
| | PROPOSED STORM & STUB OUT |
| | EXISTING STORM & STUB OUT |

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

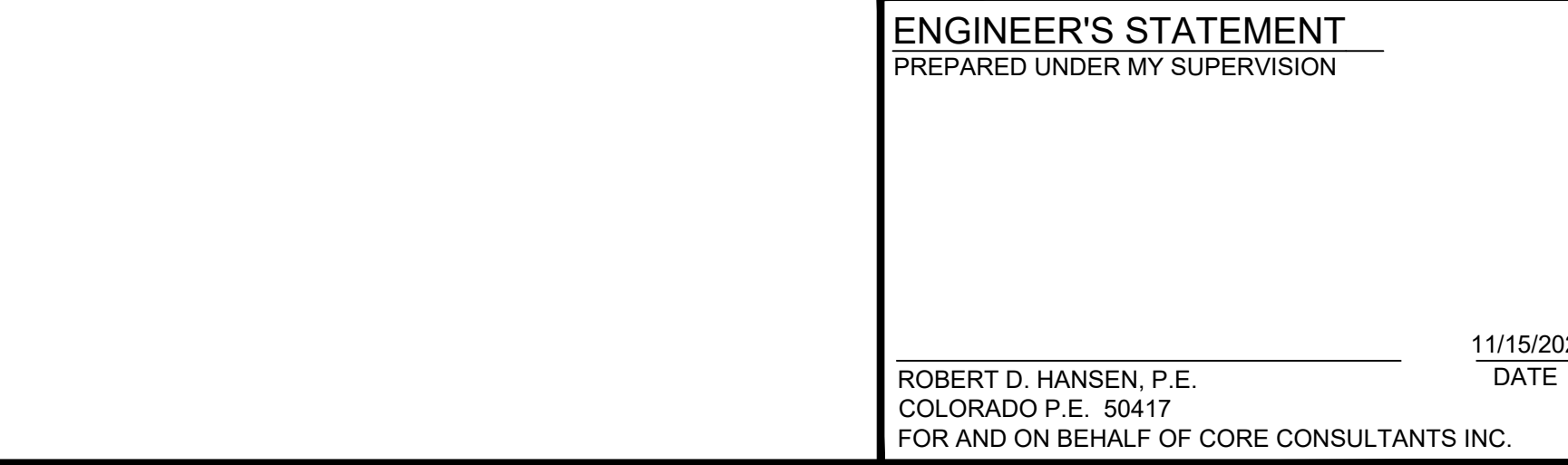
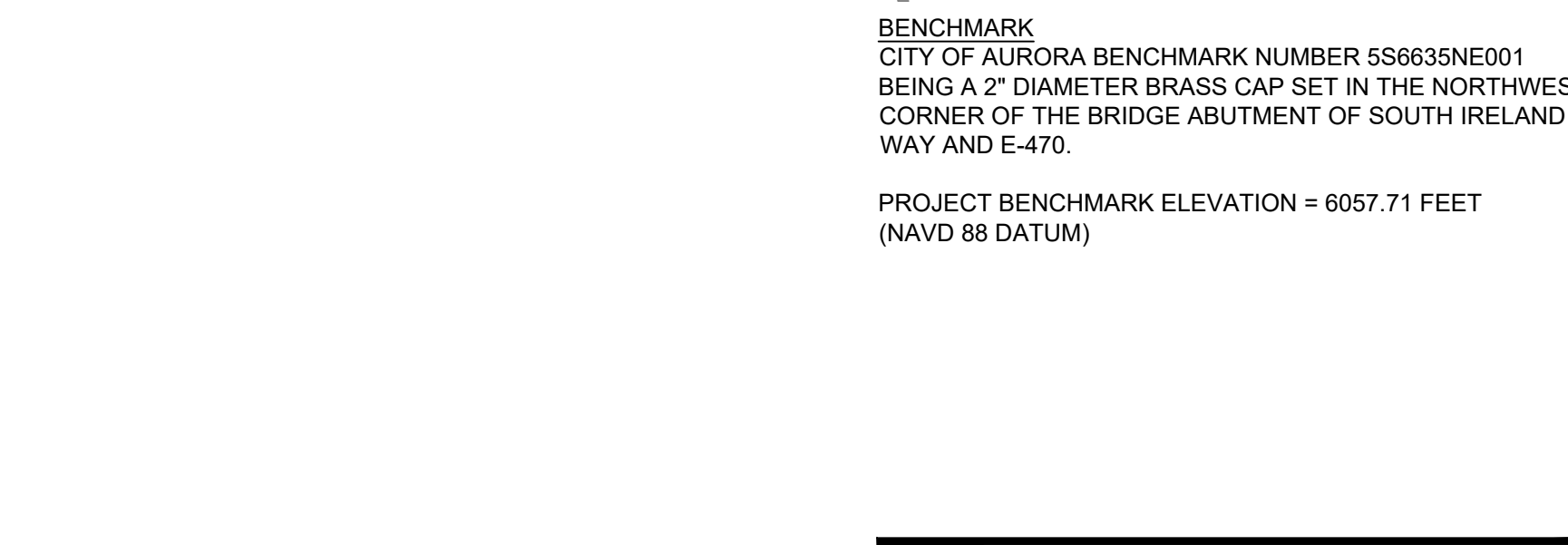
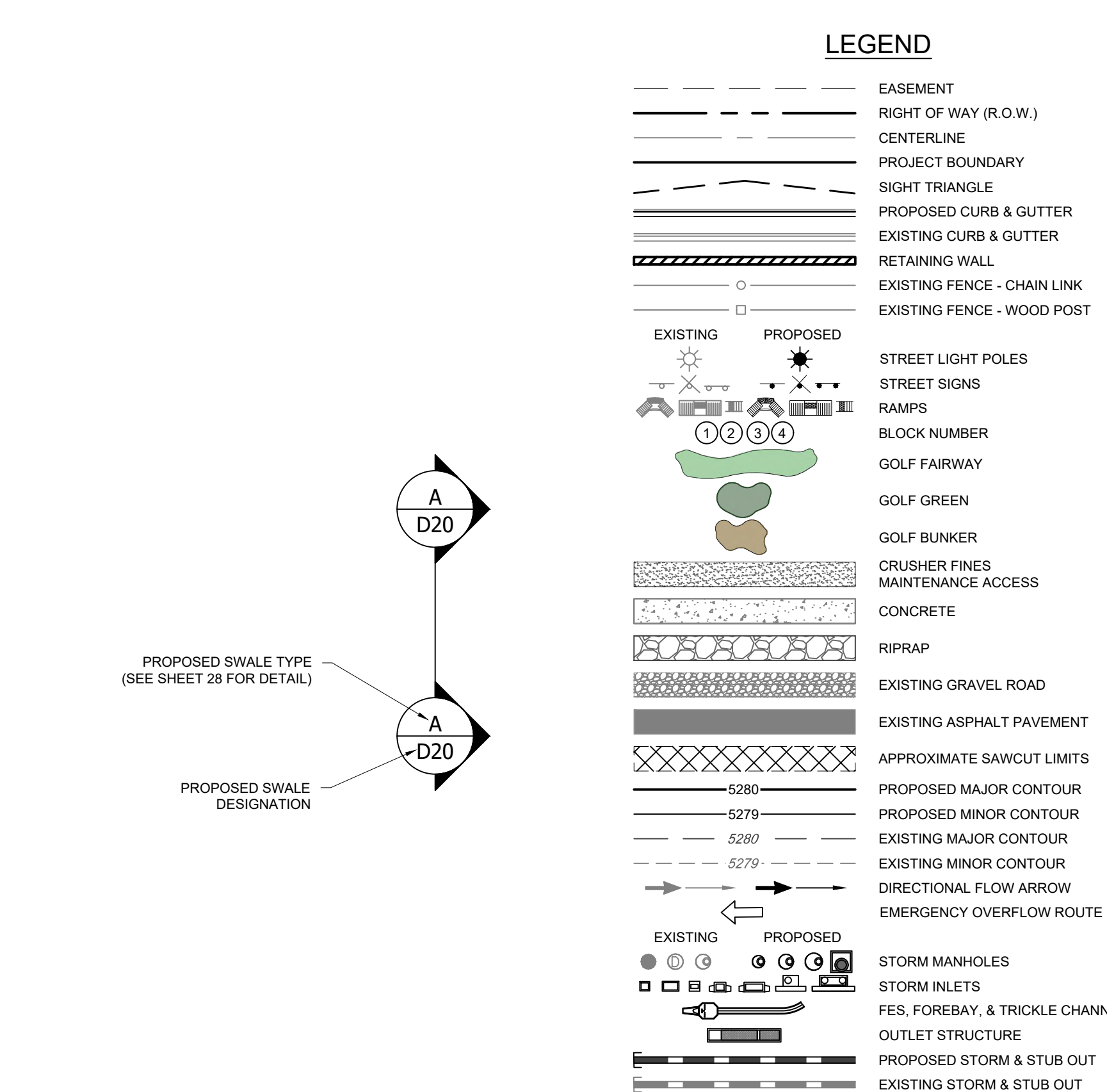
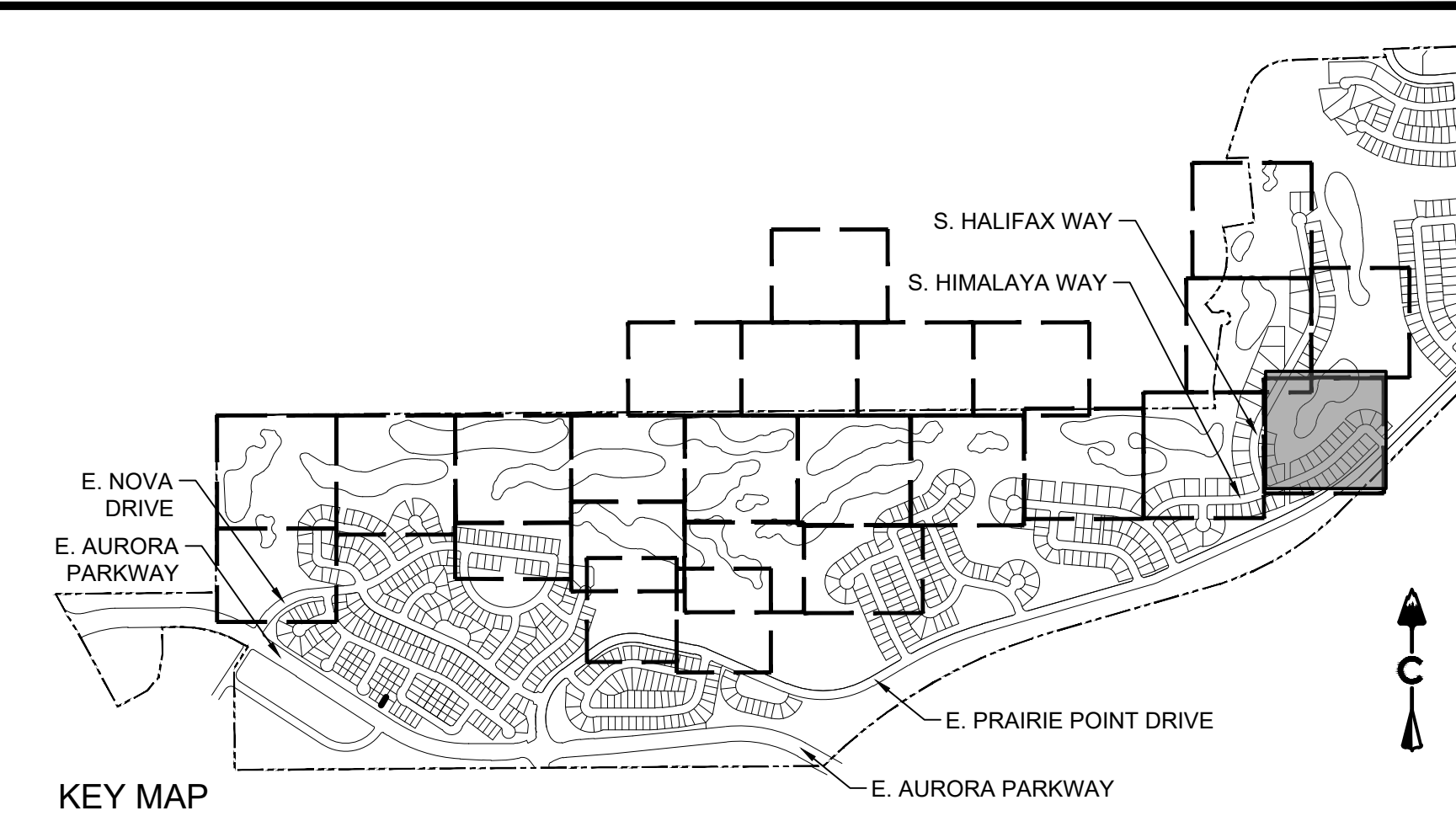
SHEET NUMBER

SHEET 20 OF 59
NOVEMBER 15, 2022

811
Know what's below.
Call before you dig.

terracedesign
10200 E. Girard Ave. Ste. A-314
Denver, CO 80231
ph: 303.632.8867

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM



PROJECT NAME

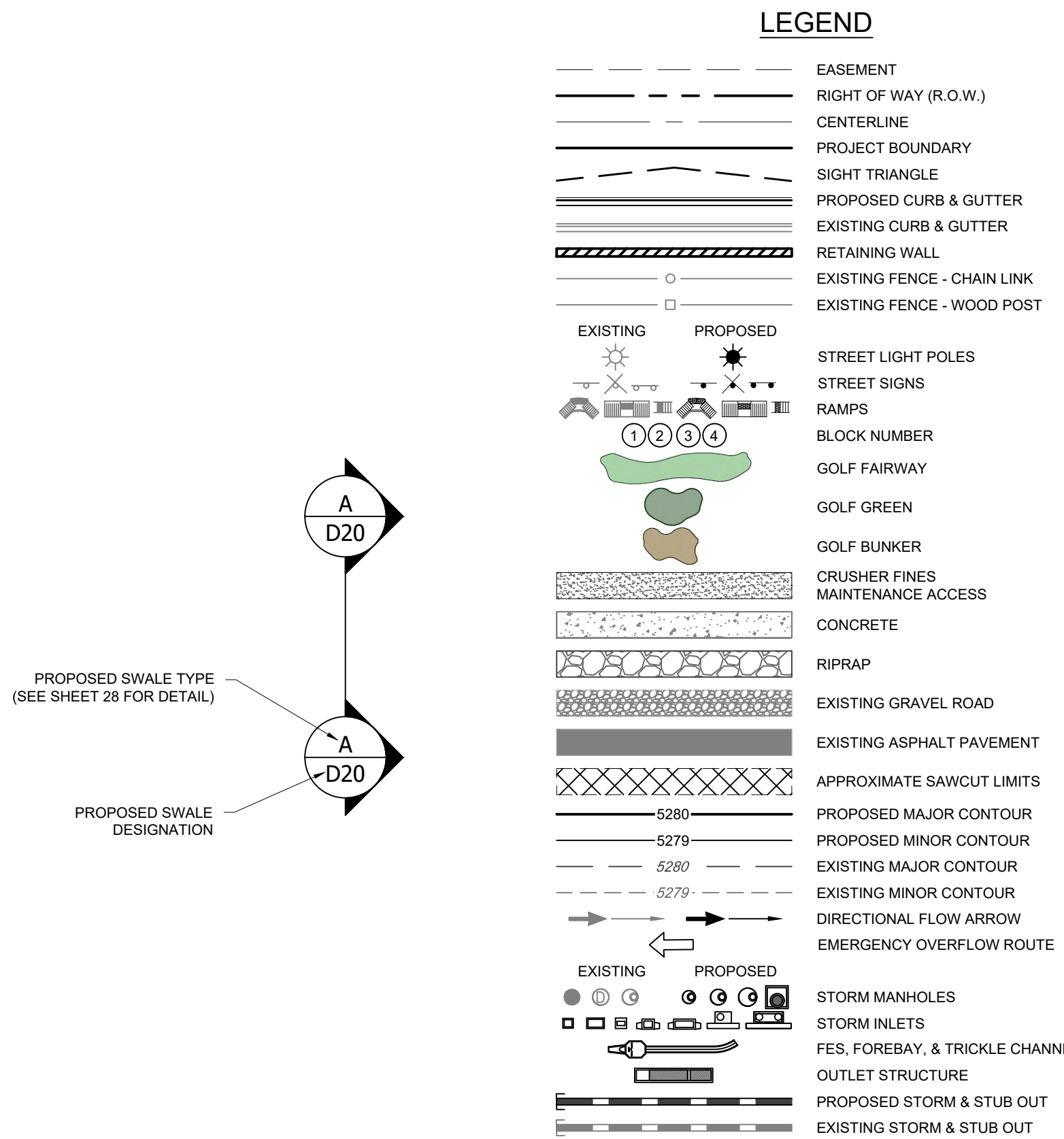
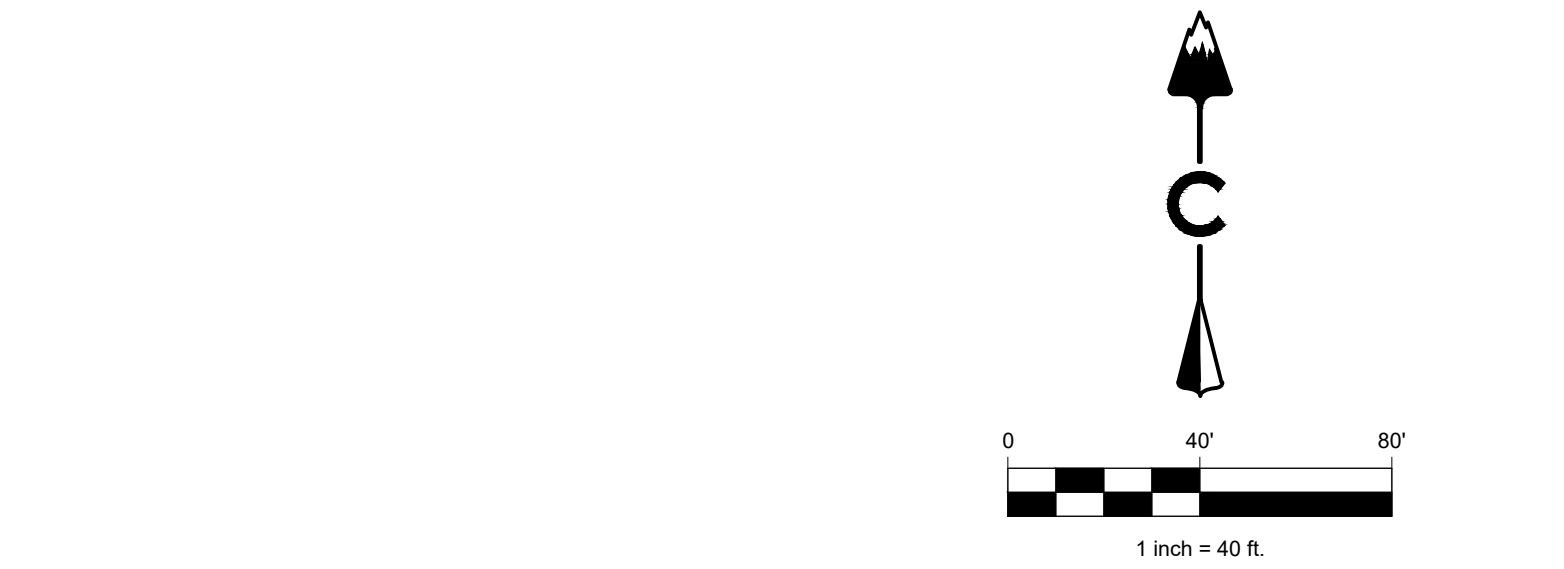
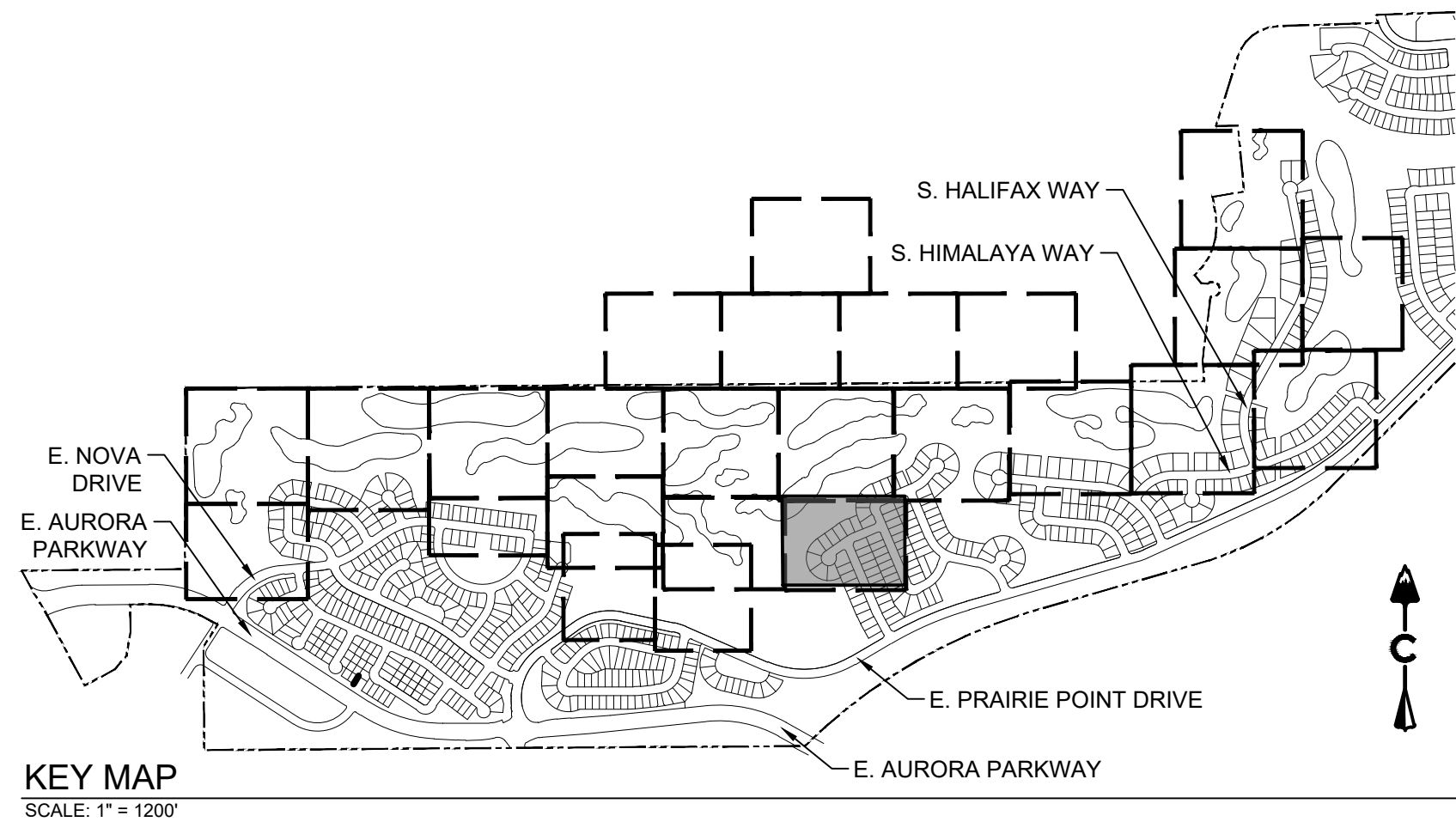
PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 19 OF 59
NOVEMBER 15, 2022



BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

NOVEMBER 15, 2022

Know what's below.
Call before you dig.

terra^{cina} design

Ed

10200 E. Girard Ave. Ste. A-314
Denver, CO 80231
ph: 303.632.8867

CORE

CORE CONSULTANTS, INC.

LIVEYOURCORE.COM

PROJECT NAME

PRAIRIE POINT GOLF COURSE

AURORA, COLORADO

SITE PLAN

SITE PLAN

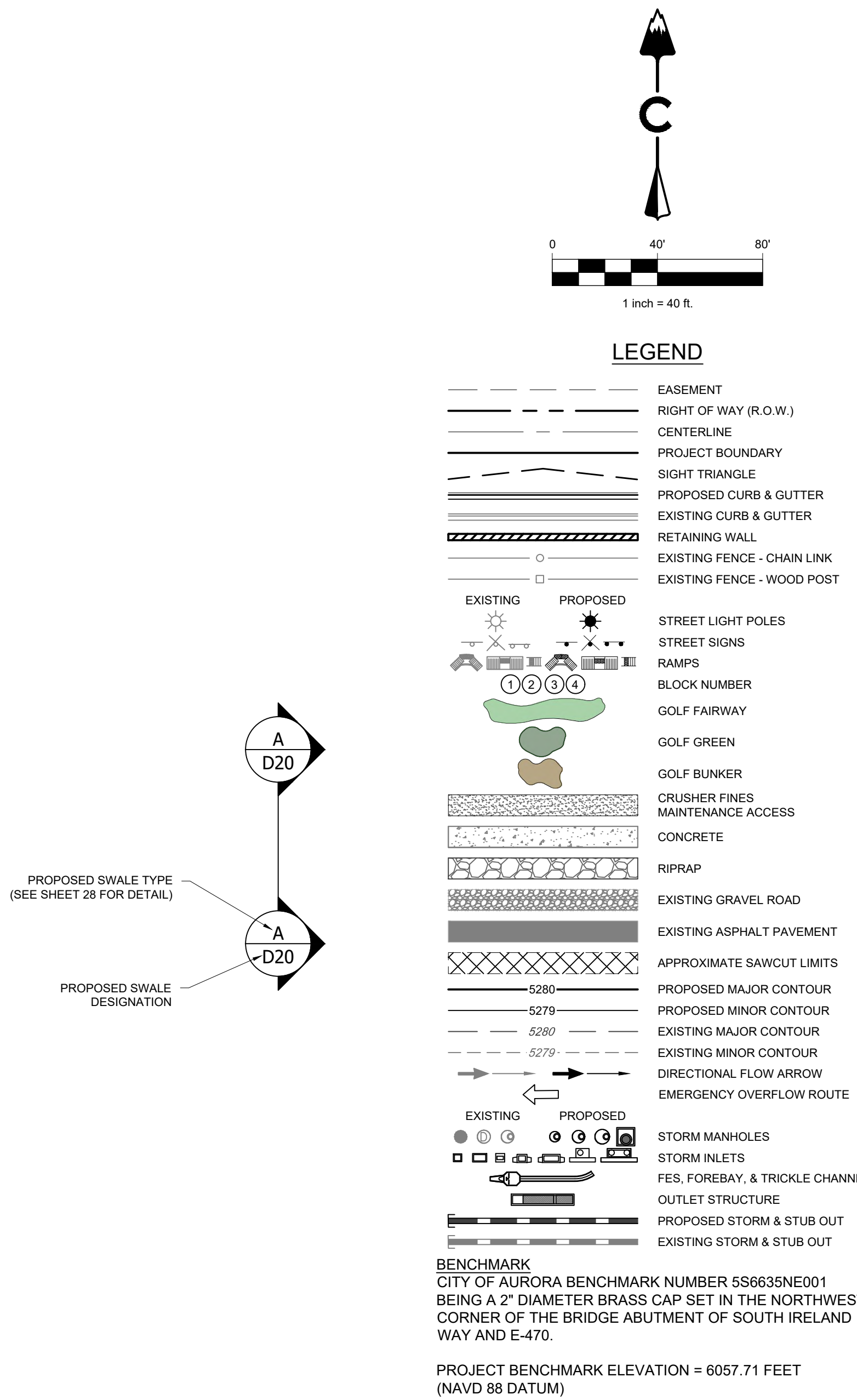
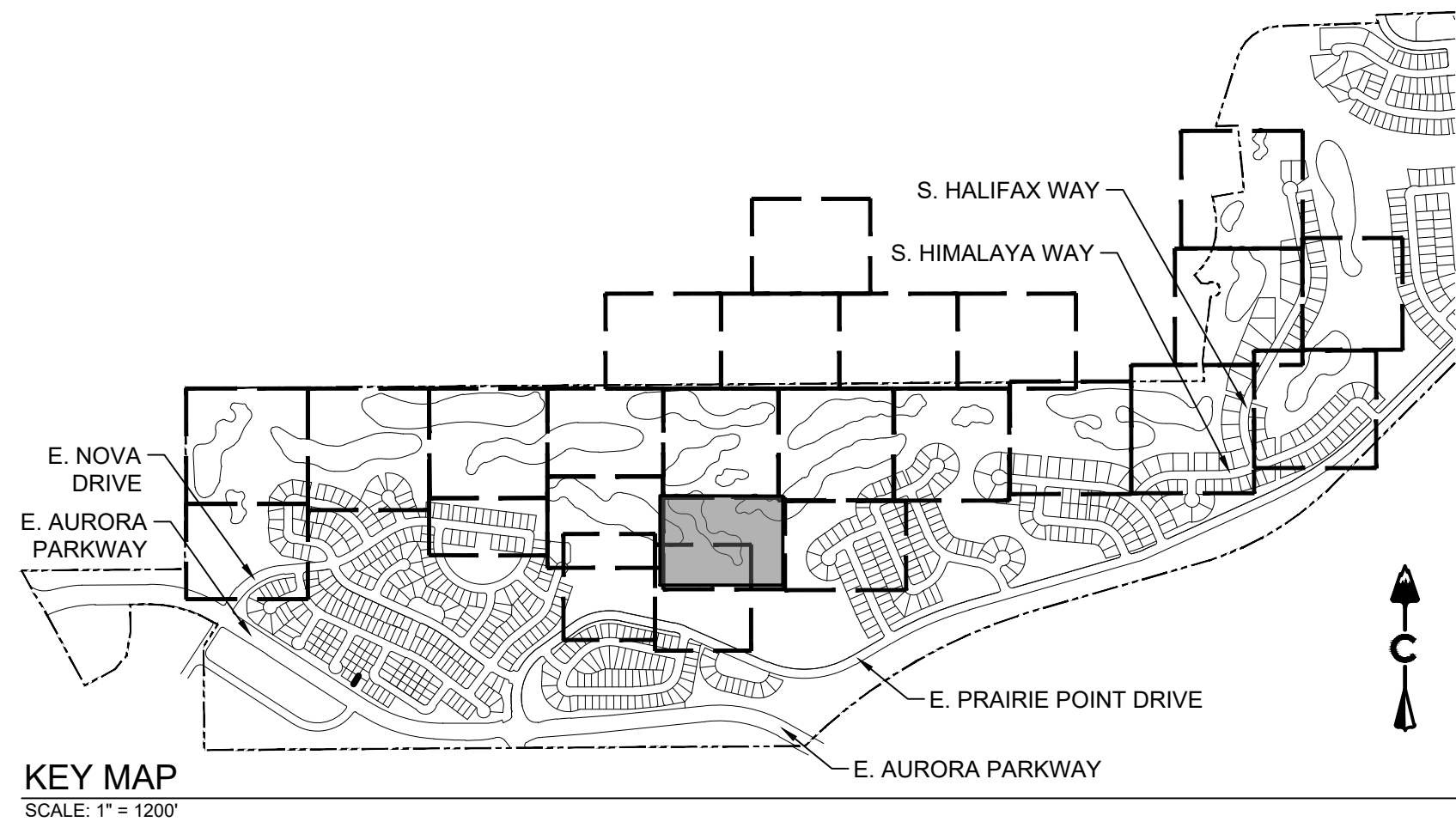
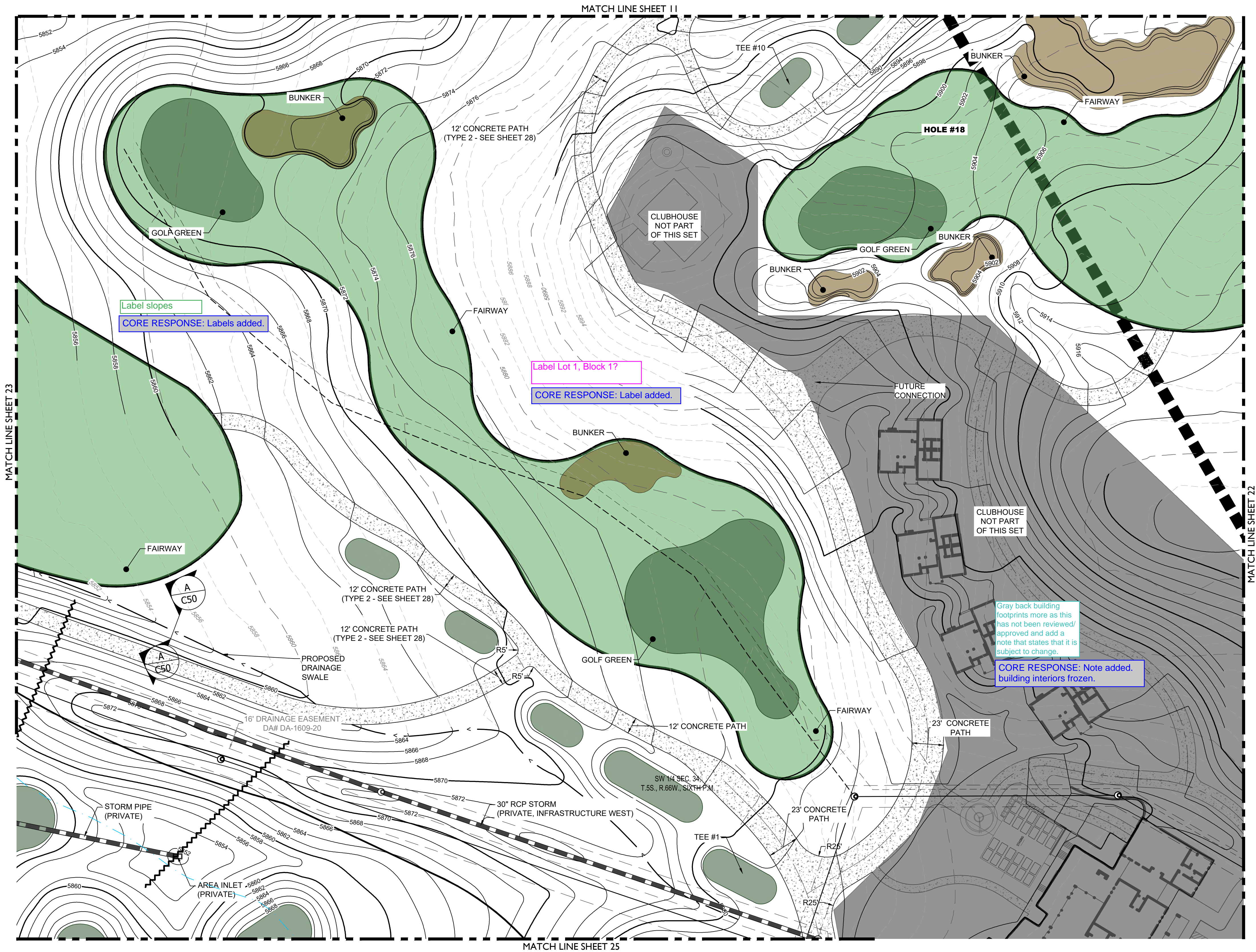
SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 22 OF 59

NOVEMBER 15, 2022



terraç�na design
10200 E. Girard Ave. Ste A-314
Denver, CO 80231
ph: 303.632.8867

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM

PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

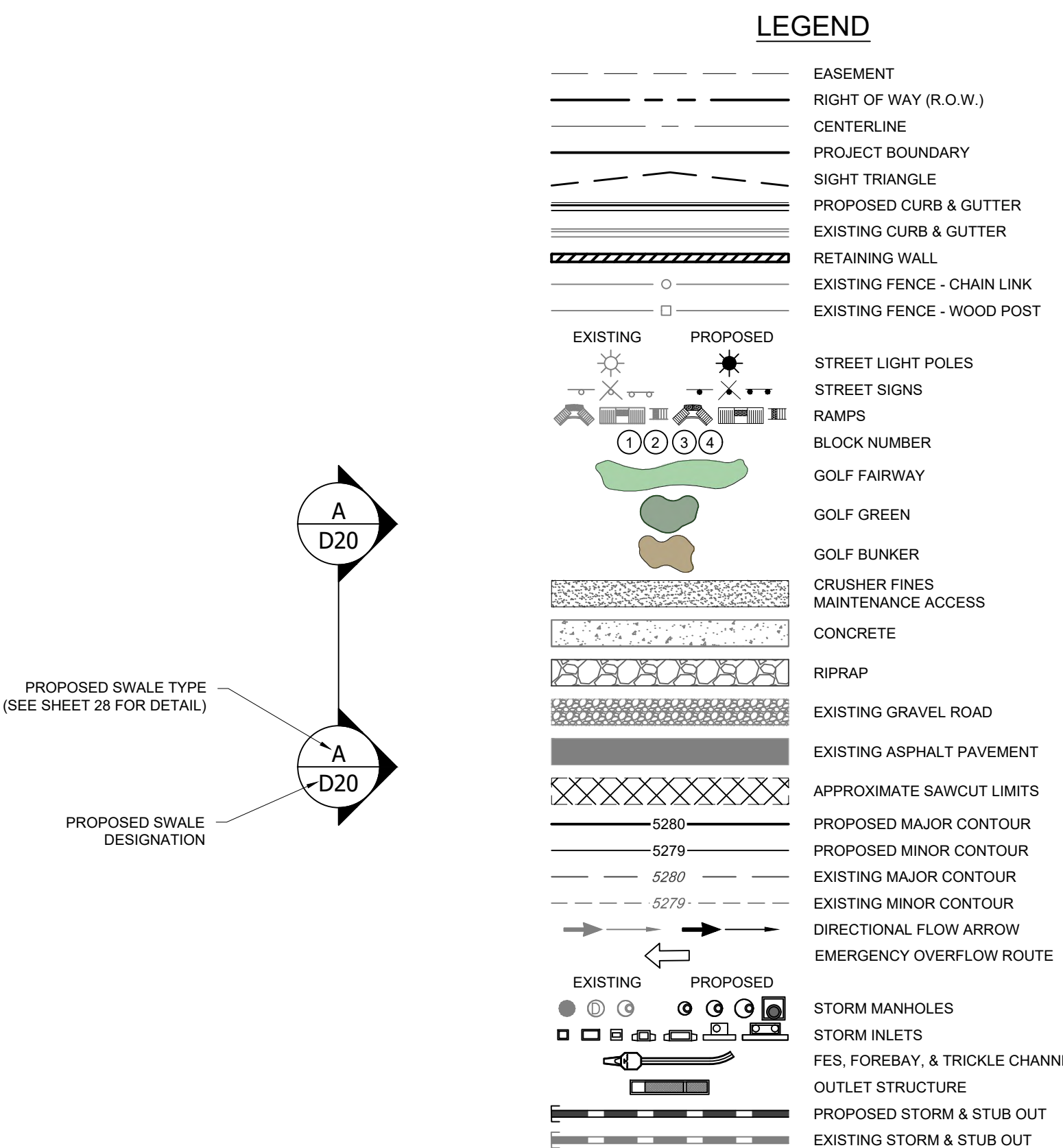
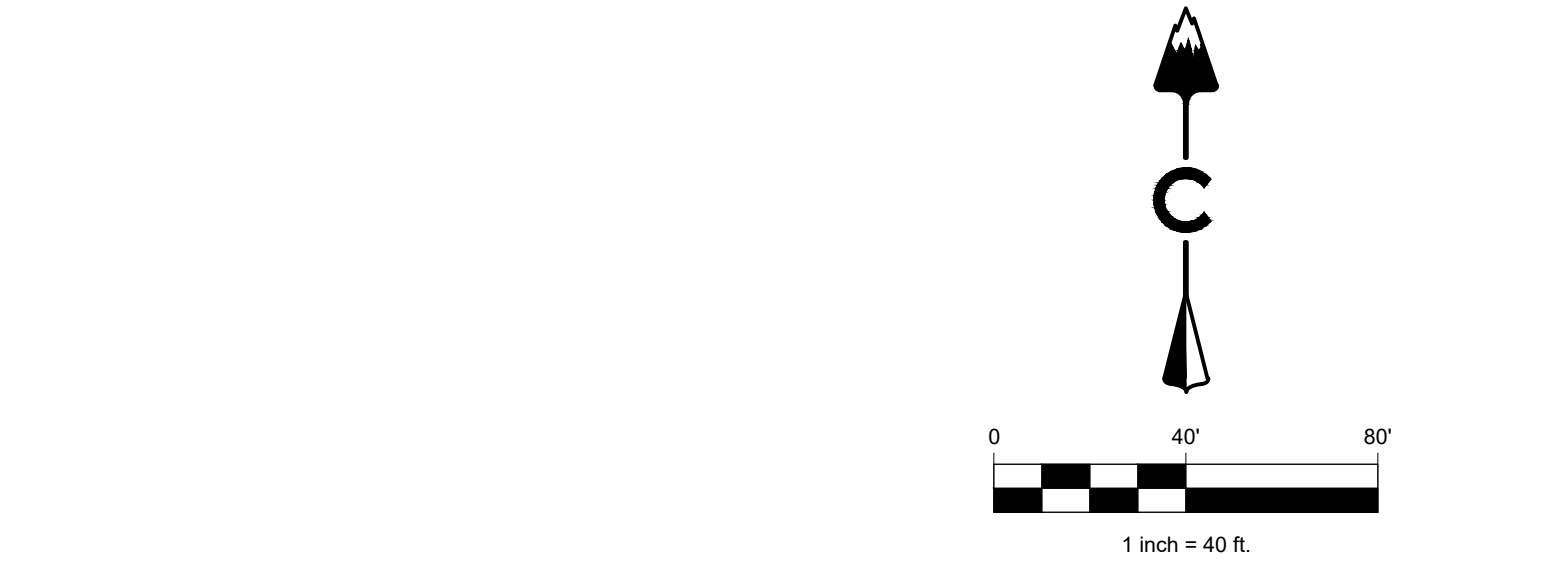
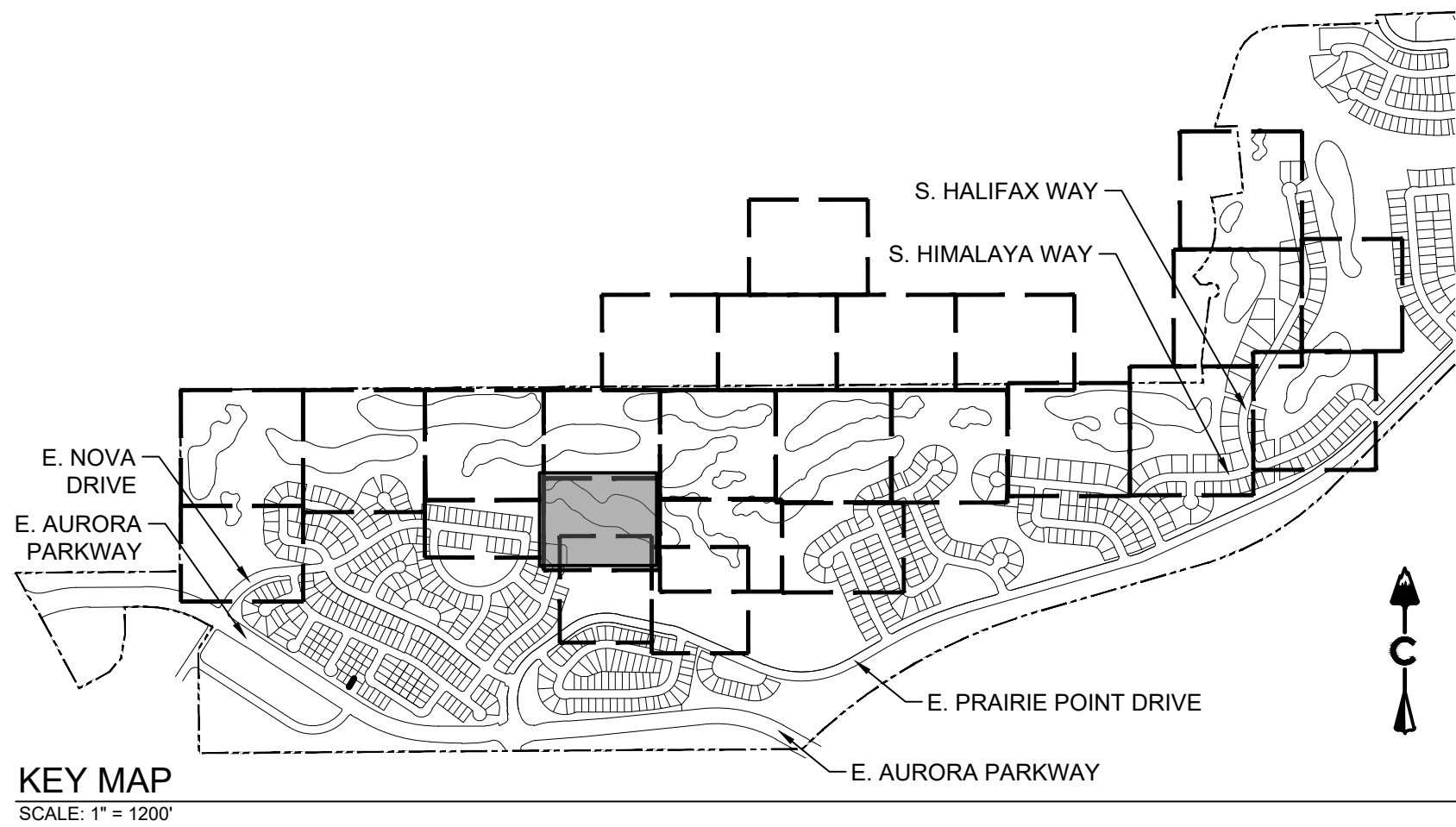
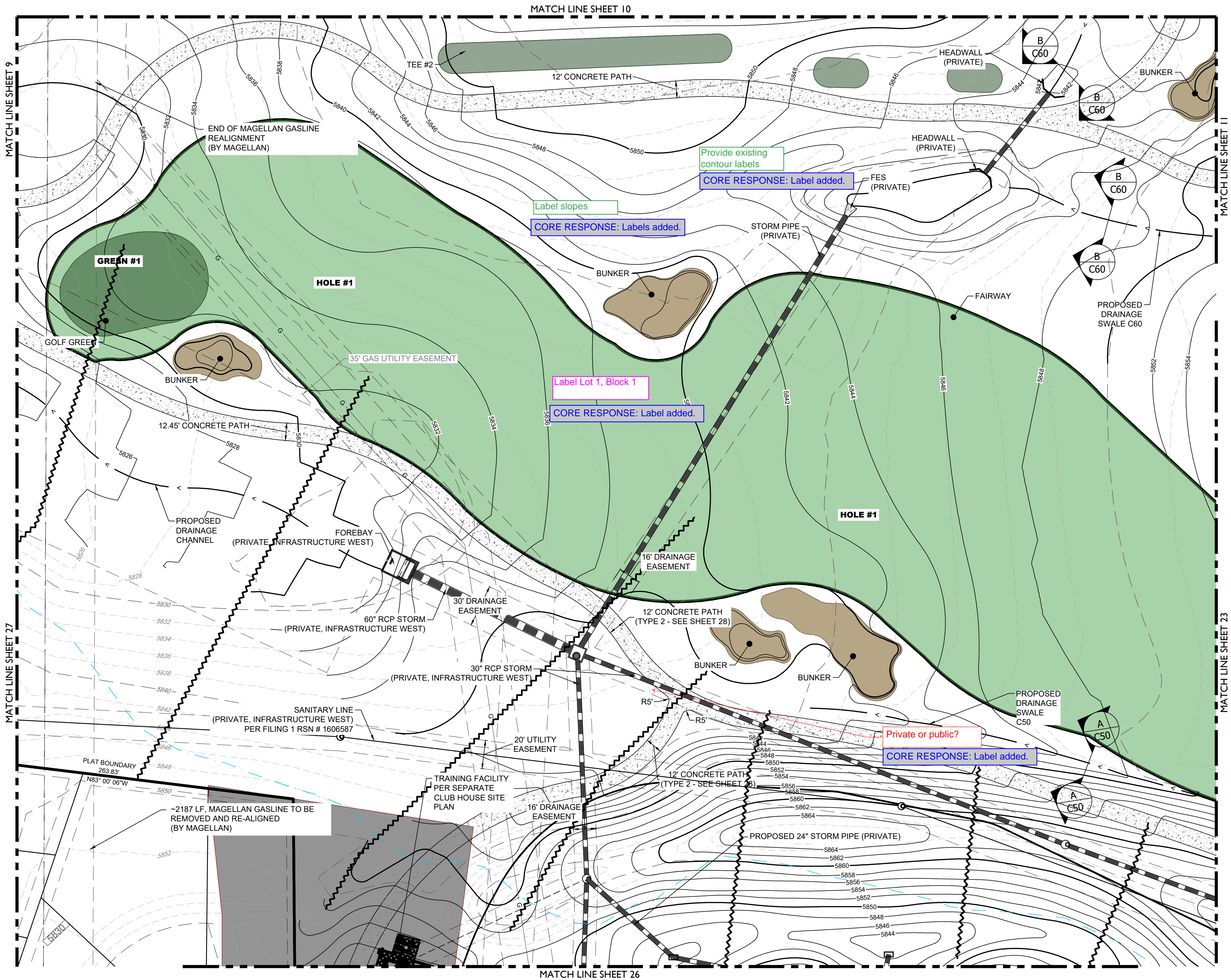
SHEET 23 OF 59

NOVEMBER 15, 2022

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE



BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

NOT FOR CONSTRUCTION

terraç�na
design
10200 E. Girard Ave. Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

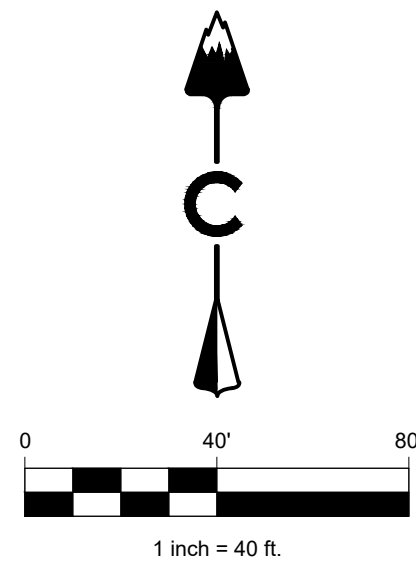
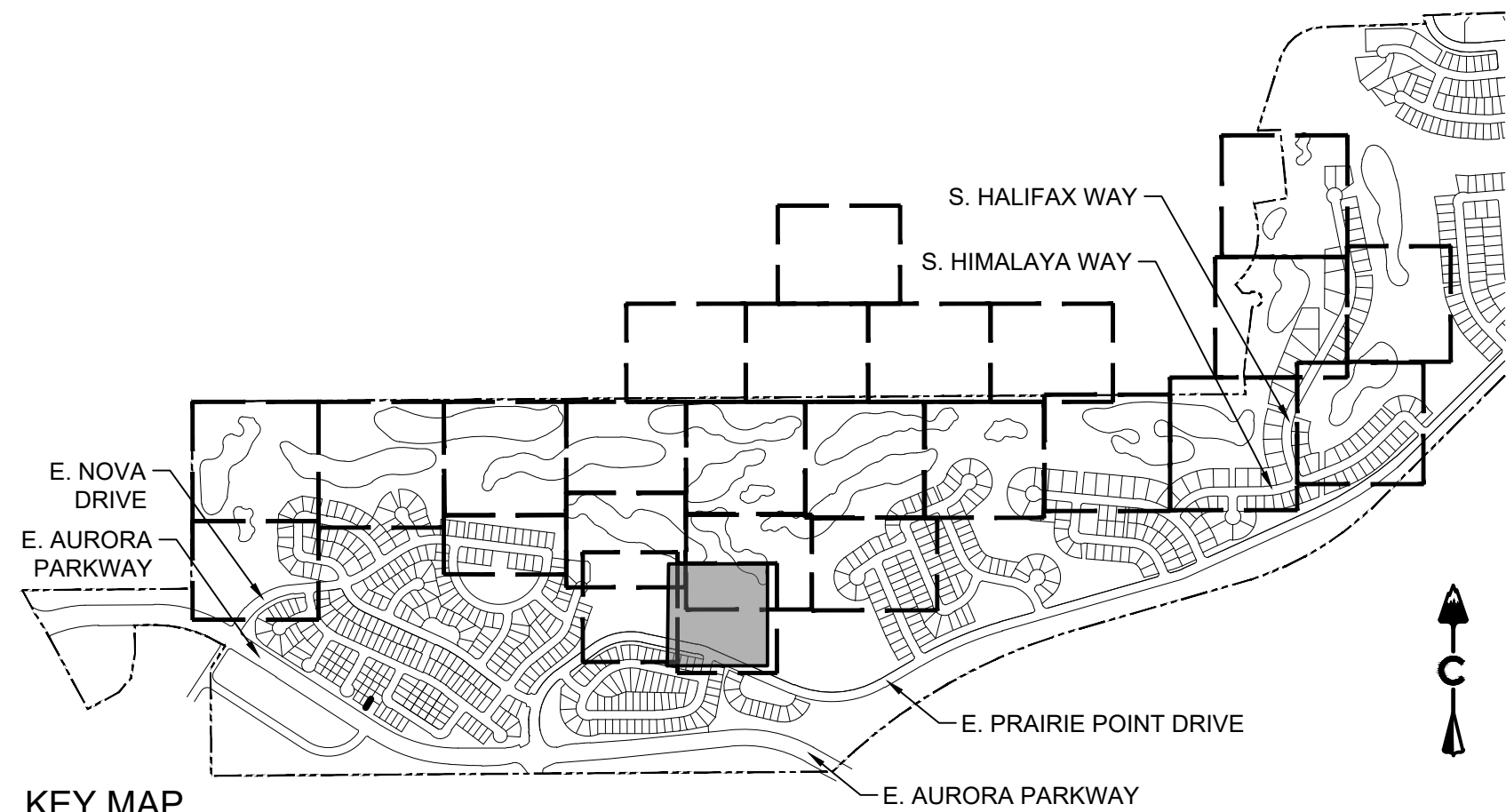
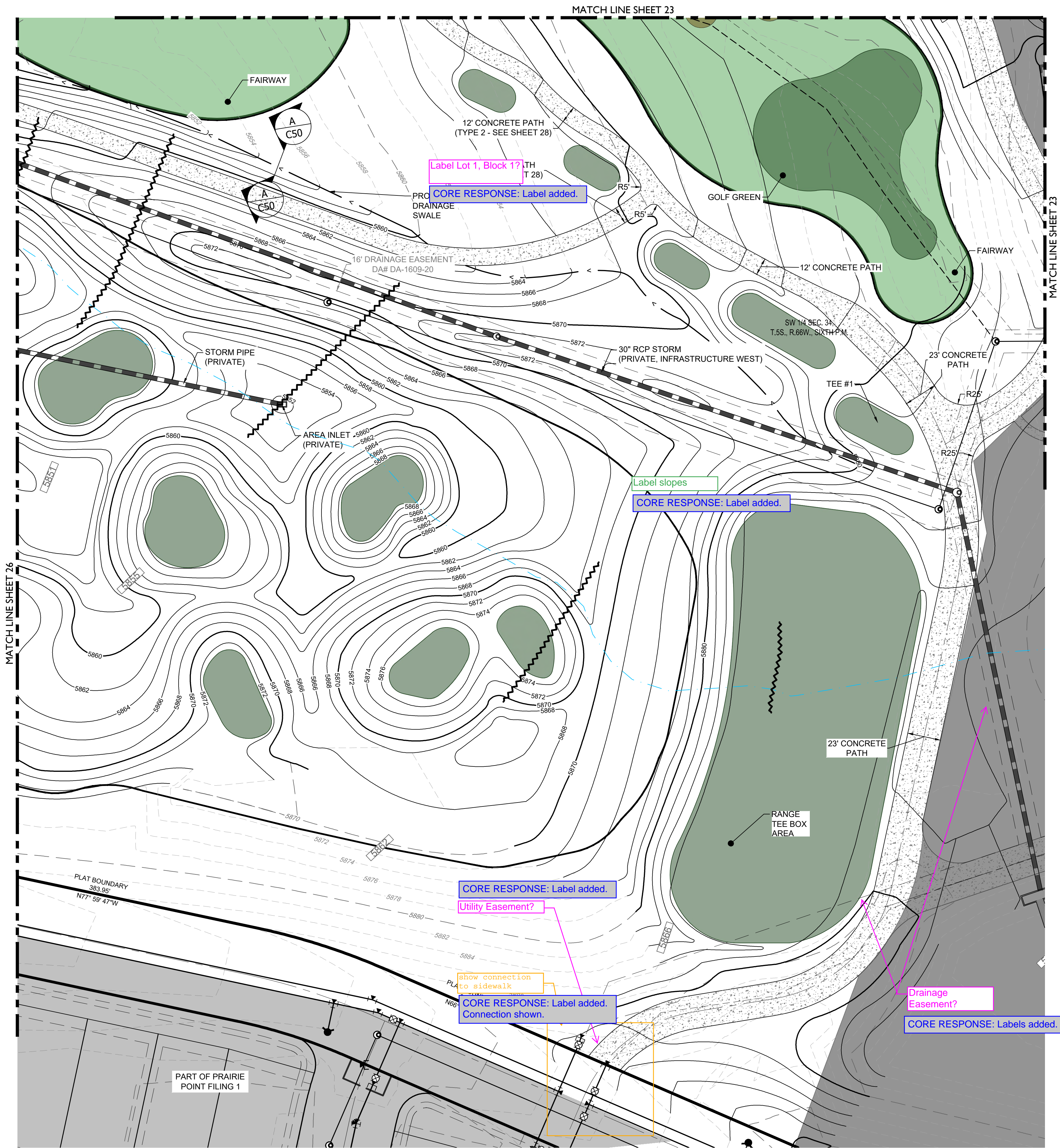
SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 24 OF 59

NOVEMBER 15, 2022



LEGEND

- EASEMENT
- RIGHT OF WAY (R.O.W.)
- CENTERLINE
- PROJECT BOUNDARY
- SIGHT TRIANGLE
- PROPOSED CURB & GUTTER
- EXISTING CURB & GUTTER
- RETAINING WALL
- EXISTING FENCE - CHAIN LINK
- EXISTING FENCE - WOOD POST
- STREET LIGHT POLES
- STREET SIGNS
- RAMPS
- BLOCK NUMBER
- GOLF FAIRWAY
- GOLF GREEN
- GOLF BUNKER
- CRUSHER FINES
- MAINTENANCE ACCESS
- CONCRETE
- RIPRAP
- EXISTING GRAVEL ROAD
- EXISTING ASPHALT PAVEMENT
- APPROXIMATE SAWCUT LIMITS
- PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR
- DIRECTIONAL FLOW ARROW
- EMERGENCY OVERFLOW ROUTE
- STORM MANHOLES
- STORM INLETS
- FES, FOREBAY, & TRICKLE CHANNEL
- OUTLET STRUCTURE
- PROPOSED STORM & STUB OUT
- EXISTING STORM & STUB OUT

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022

DATE

PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

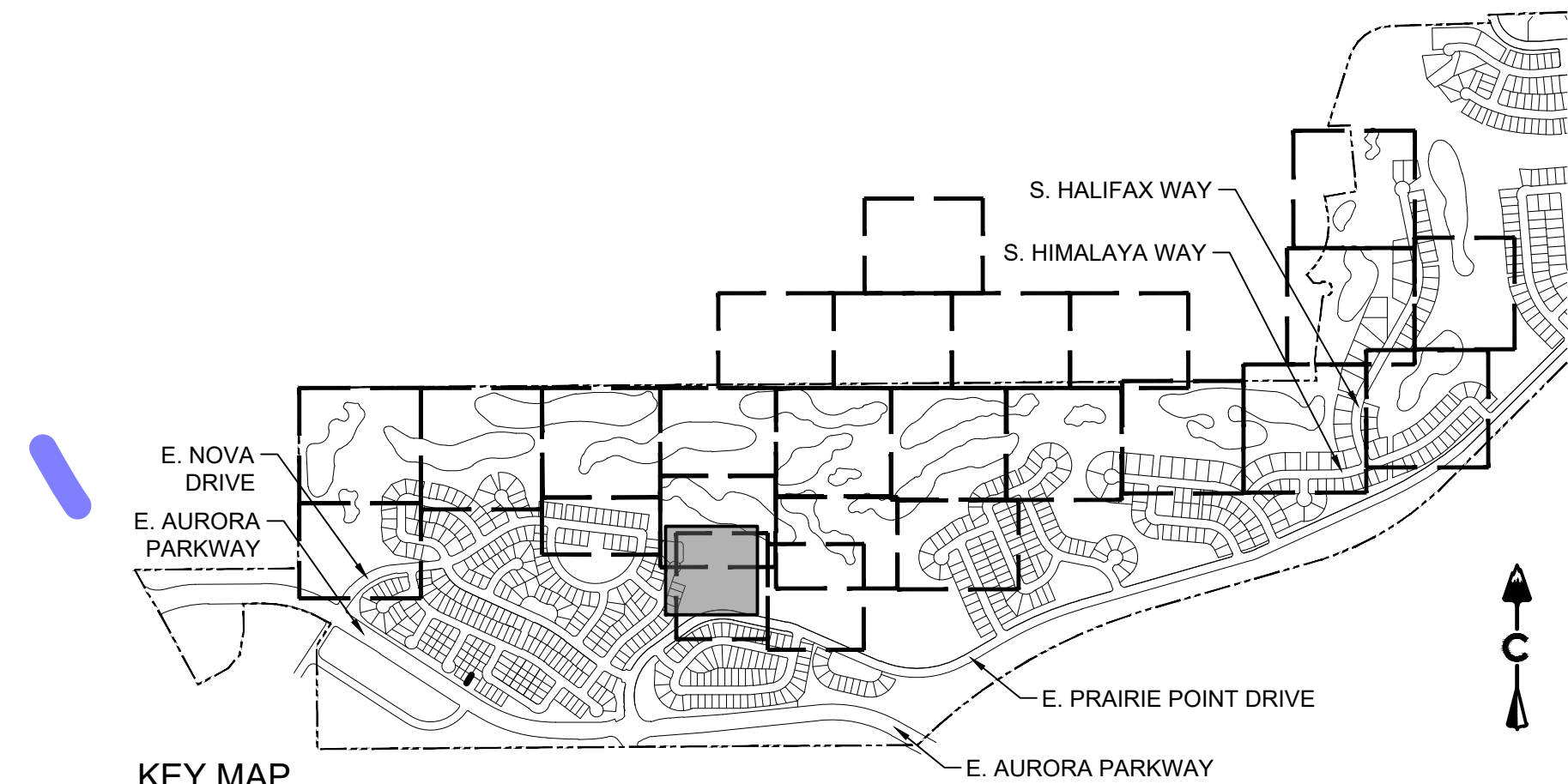
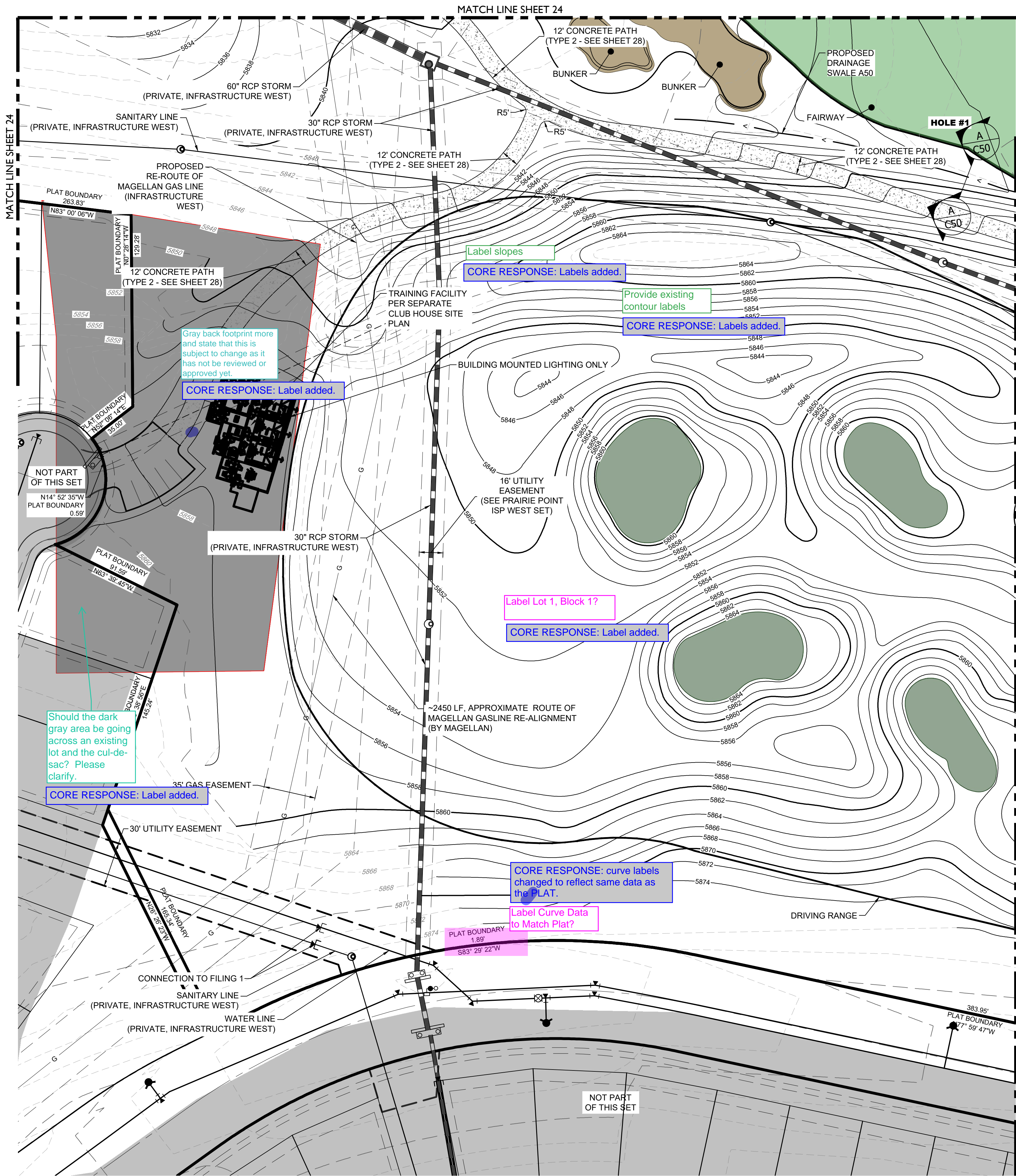
SHEET 25 OF 59

NOVEMBER 15, 2022

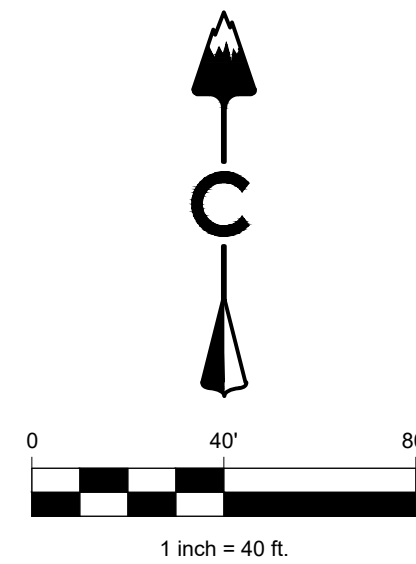
811
Know what's below.
Call before you dig.

terracing
design
td
10200 E. Girard Ave. Ste. A-314
Denver, CO 80231
ph: 303.632.8867

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM



KEY MAP
SCALE: 1" = 1200'



LEGEND

- | | |
|--|---------------------------------|
| | EASEMENT |
| | RIGHT OF WAY (R.O.W.) |
| | CENTERLINE |
| | PROJECT BOUNDARY |
| | SIGHT TRIANGLE |
| | PROPOSED CURB & GUTTER |
| | EXISTING CURB & GUTTER |
| | RETAINING WALL |
| | EXISTING FENCE - CHAIN LINK |
| | EXISTING FENCE - WOOD POST |
| | STREET LIGHT POLES |
| | STREET SIGNS |
| | RAMPS |
| | BLOCK NUMBER |
| | GOLF FAIRWAY |
| | GOLF GREEN |
| | GOLF BUNKER |
| | CRUSHER FINES |
| | MAINTENANCE ACCESS |
| | CONCRETE |
| | RIPRAP |
| | EXISTING GRAVEL ROAD |
| | EXISTING ASPHALT PAVEMENT |
| | APPROXIMATE SAWCUT LIMITS |
| | PROPOSED MAJOR CONTOUR |
| | PROPOSED MINOR CONTOUR |
| | EXISTING MAJOR CONTOUR |
| | EXISTING MINOR CONTOUR |
| | DIRECTIONAL FLOW ARROW |
| | EMERGENCY OVERFLOW ROUTE |
| | STORM MANHOLES |
| | STORM INLETS |
| | FES, FOREBAY, & TRICKLE CHANNEL |
| | OUTLET STRUCTURE |
| | PROPOSED STORM & STUB OUT |
| | EXISTING STORM & STUB OUT |

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001
BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST
CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND
WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET
(NAVD 88 DATUM)

ENGINEER'S STATEMENT

PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE



PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

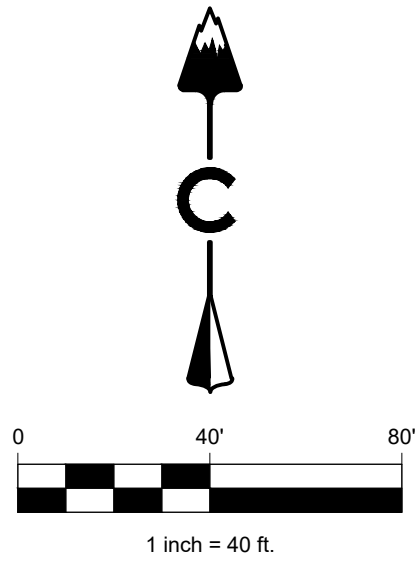
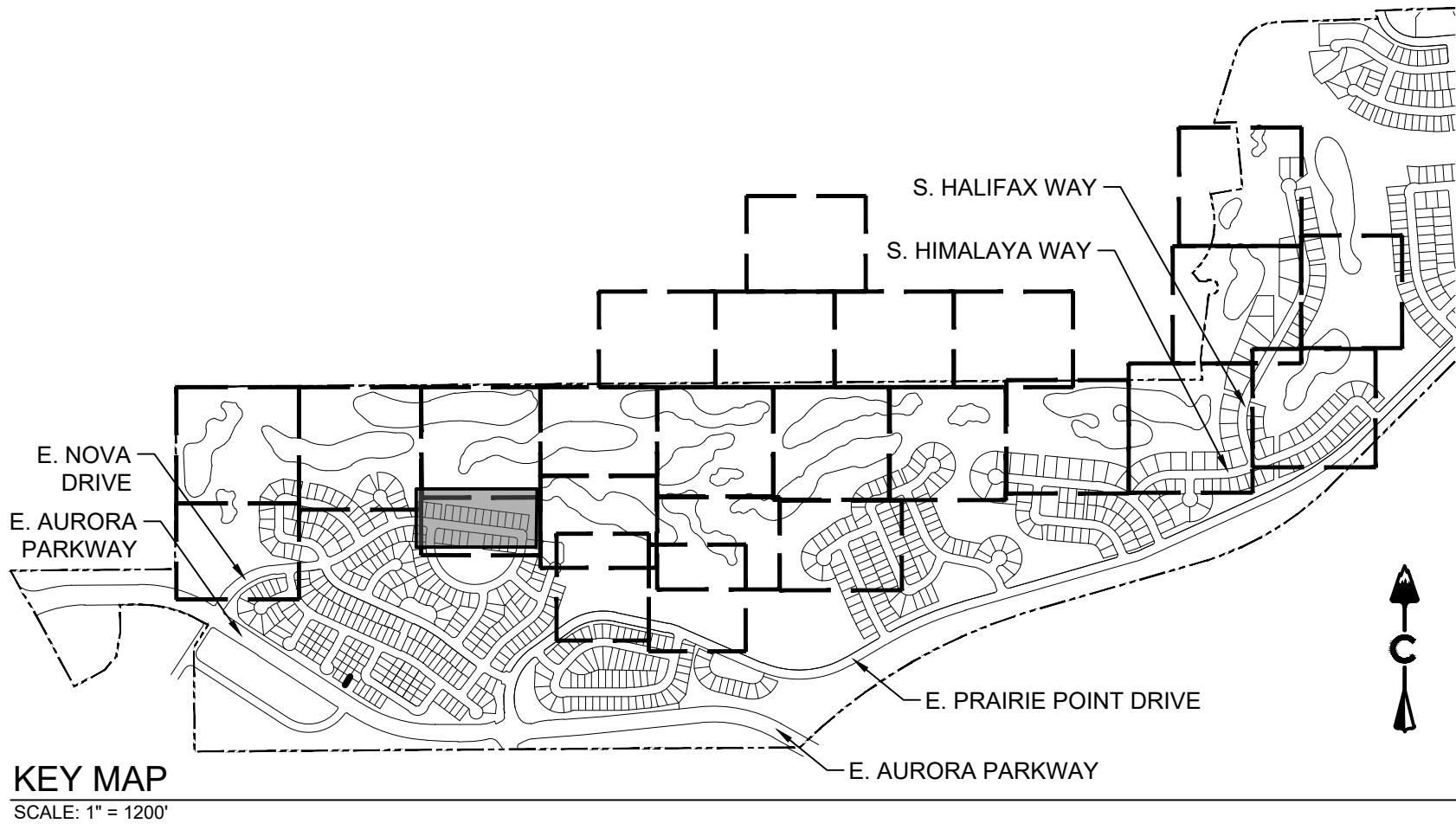
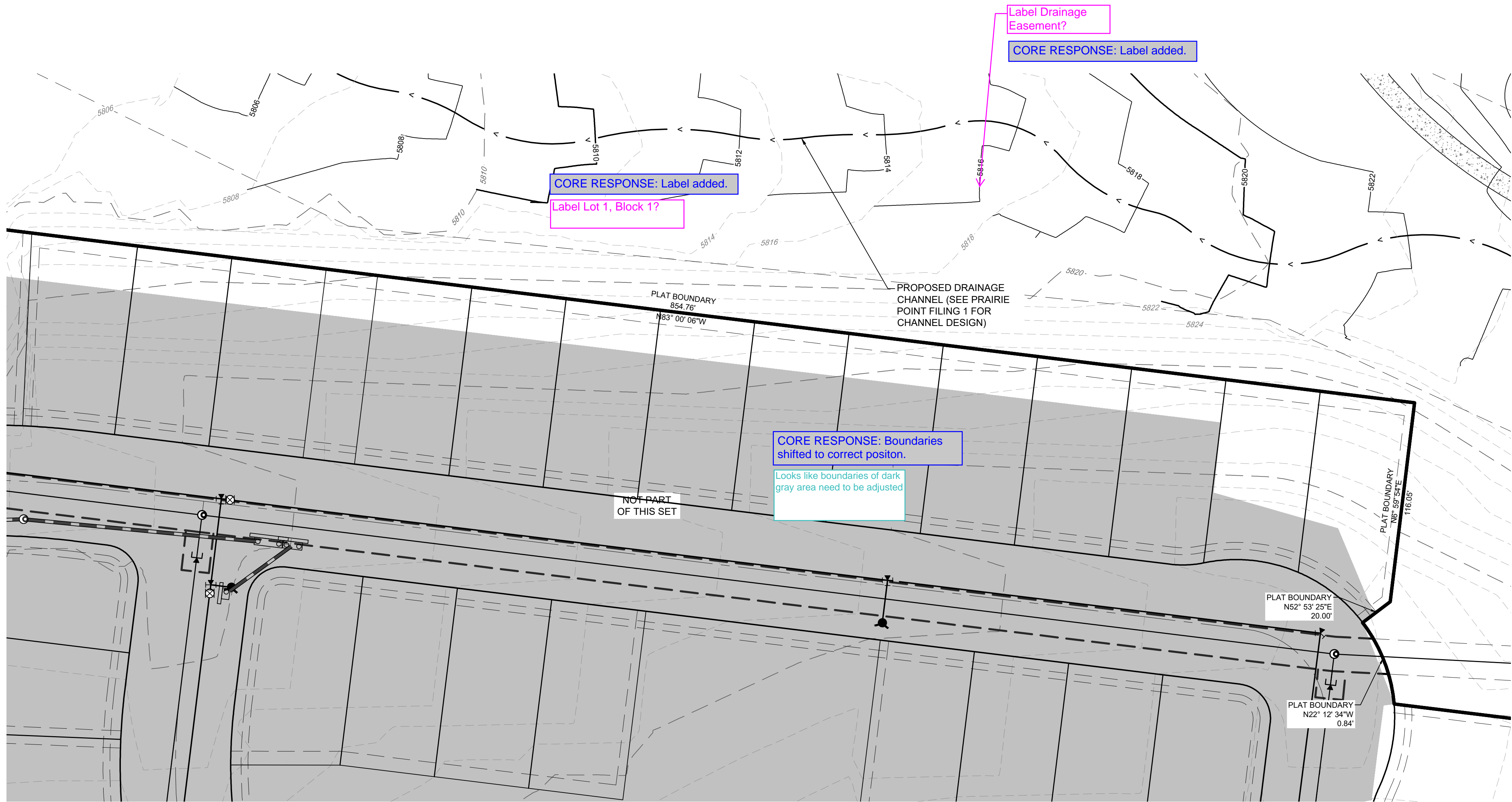
SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 26 OF 59

NOVEMBER 15, 2022



- LEGEND**
- | | |
|--|----------------------------------|
| | EASEMENT |
| | RIGHT OF WAY (R.O.W.) |
| | CENTERLINE |
| | PROJECT BOUNDARY |
| | SIGHT TRIANGLE |
| | PROPOSED CURB & GUTTER |
| | EXISTING CURB & GUTTER |
| | RETAINING WALL |
| | EXISTING FENCE - CHAIN LINK |
| | EXISTING FENCE - WOOD POST |
| | STREET LIGHT POLES |
| | STREET SIGNS |
| | RAMPS |
| | BLOCK NUMBER |
| | GOLF FAIRWAY |
| | GOLF GREEN |
| | GOLF BUNKER |
| | CRUSHER FINES MAINTENANCE ACCESS |
| | CONCRETE |
| | RIPRAP |
| | EXISTING GRAVEL ROAD |
| | EXISTING ASPHALT PAVEMENT |
| | APPROXIMATE SAWCUT LIMITS |
| | PROPOSED MAJOR CONTOUR |
| | PROPOSED MINOR CONTOUR |
| | EXISTING MAJOR CONTOUR |
| | EXISTING MINOR CONTOUR |
| | DIRECTIONAL FLOW ARROW |
| | EMERGENCY OVERFLOW ROUTE |
| | STORM MANHOLES |
| | STORM INLETS |
| | FES, FOREBAY, & TRICKLE CHANNEL |
| | OUTLET STRUCTURE |
| | PROPOSED STORM & STUB OUT |
| | EXISTING STORM & STUB OUT |

BENCHMARK
CITY OF AURORA BENCHMARK NUMBER 5S6835NE001 BEING A 2" DIAMETER BRASS CAP SET IN THE NORTHWEST CORNER OF THE BRIDGE ABUTMENT OF SOUTH IRELAND WAY AND E-470.

PROJECT BENCHMARK ELEVATION = 6057.71 FEET (NAVD 88 DATUM)

ENGINEER'S STATEMENT
PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E.
COLORADO P.E. 50417
FOR AND ON BEHALF OF CORE CONSULTANTS INC.

11/15/2022
DATE

PROJECT NAME

PRAIRIE POINT GOLF COURSE
AURORA, COLORADO
SITE PLAN
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

SHEET NUMBER

SHEET 27 OF 59

NOVEMBER 15, 2022

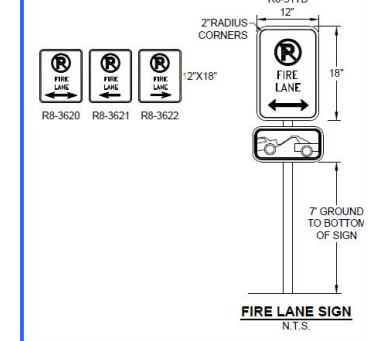
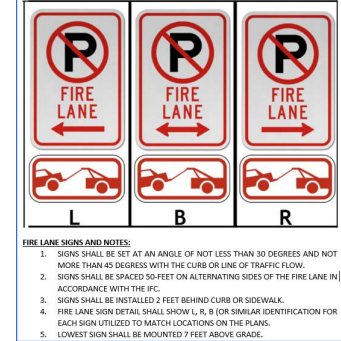
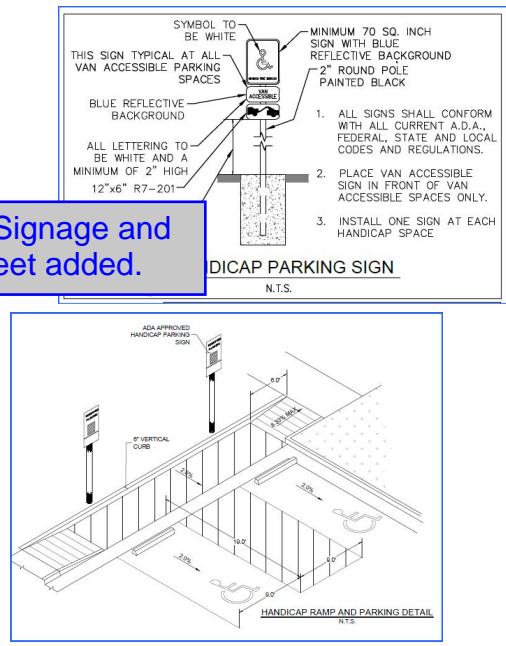
811
Know what's below.
Call before you dig.

terracing
design
td
10200 E. Girard Ave. Ste. A-314
Denver, CO 80231
ph: 303.632.8867

CORE
CORE CONSULTANTS, INC.
LIVEYOURCORE.COM

Provide a separate sign package and detail sheet. See examples provided.

CORE RESPONSE: Signage and striping with detail sheet added.



Provide a fire lane street section detail which includes fire hydrant location.

CORE RESPONSE: Hydrant location and corresponding easements located on first sheet of site plan with the maintenance facility.

Elevations must show and label the locations for the Fire Department Connection (FDC), Fire Hydrants and Knox Boxes.

Elevations of building are required. Please provide separate elevations.

811 Know what's below. Call before you dig.

terraçina design 10200 E. Girard Ave. Ste A-314 Denver, CO 80231 ph: 303.632.8867

CORE CONSULTANTS, INC. LIVEYOURCORE.COM

PROJECT NAME

PRAIRIE POINT GOLF COURSE AURORA, COLORADO SITE PLAN SITE PLAN CROSS-SECTIONS

SHEET TITLE

NOT FOR CONSTRUCTION

ENGINEER'S STATEMENT PREPARED UNDER MY SUPERVISION

ROBERT D. HANSEN, P.E. COLORADO P.E. 50417 FOR AND ON BEHALF OF CORE CONSULTANTS INC.

10/28/2022 DATE

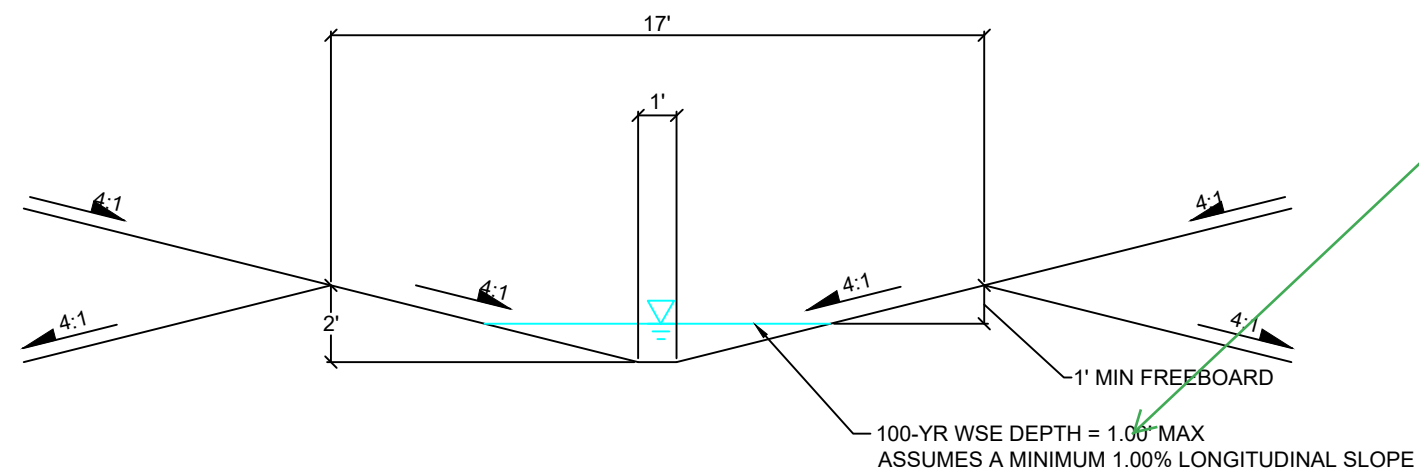
SHEET NUMBER

SHEET 28 OF 59

NOVEMBER 15, 2022

SWALE CROSS-SECTIONS

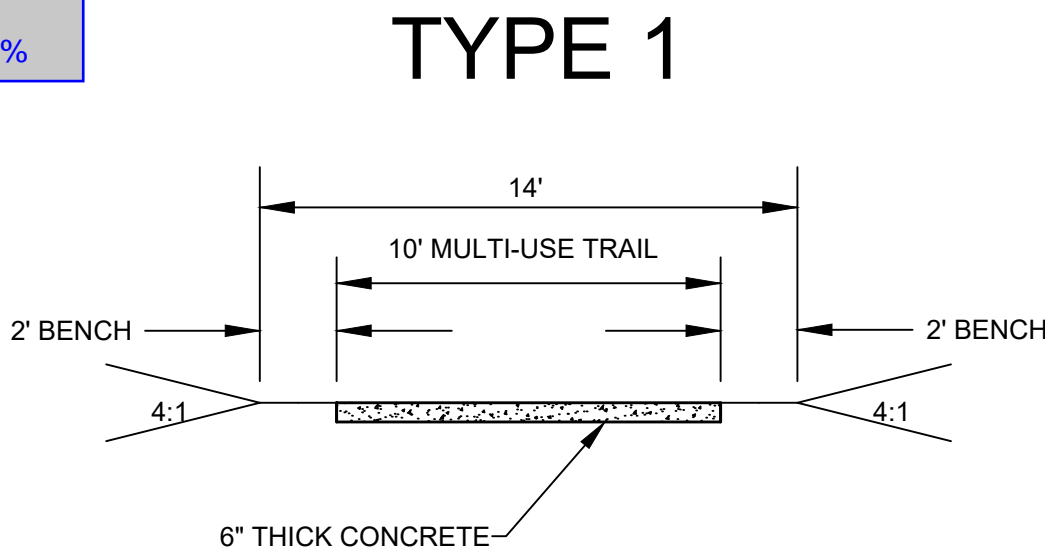
TYPICAL TRAIL CROSS-SECTIONS



A LANDSCAPE SWALE Scale: 1" = 5' SUB-BASINS B40, C10, C70, D10, D20, C90, OS-C10 LOOKING DOWNSTREAM

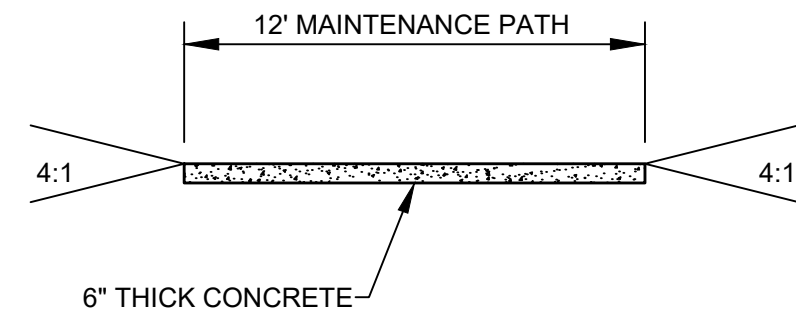
2% min slope required in swales

CORE RESPONSE: Current grading necessitates half of the swales to have a min. longitudinal slope of 1%

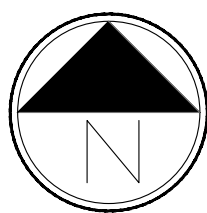
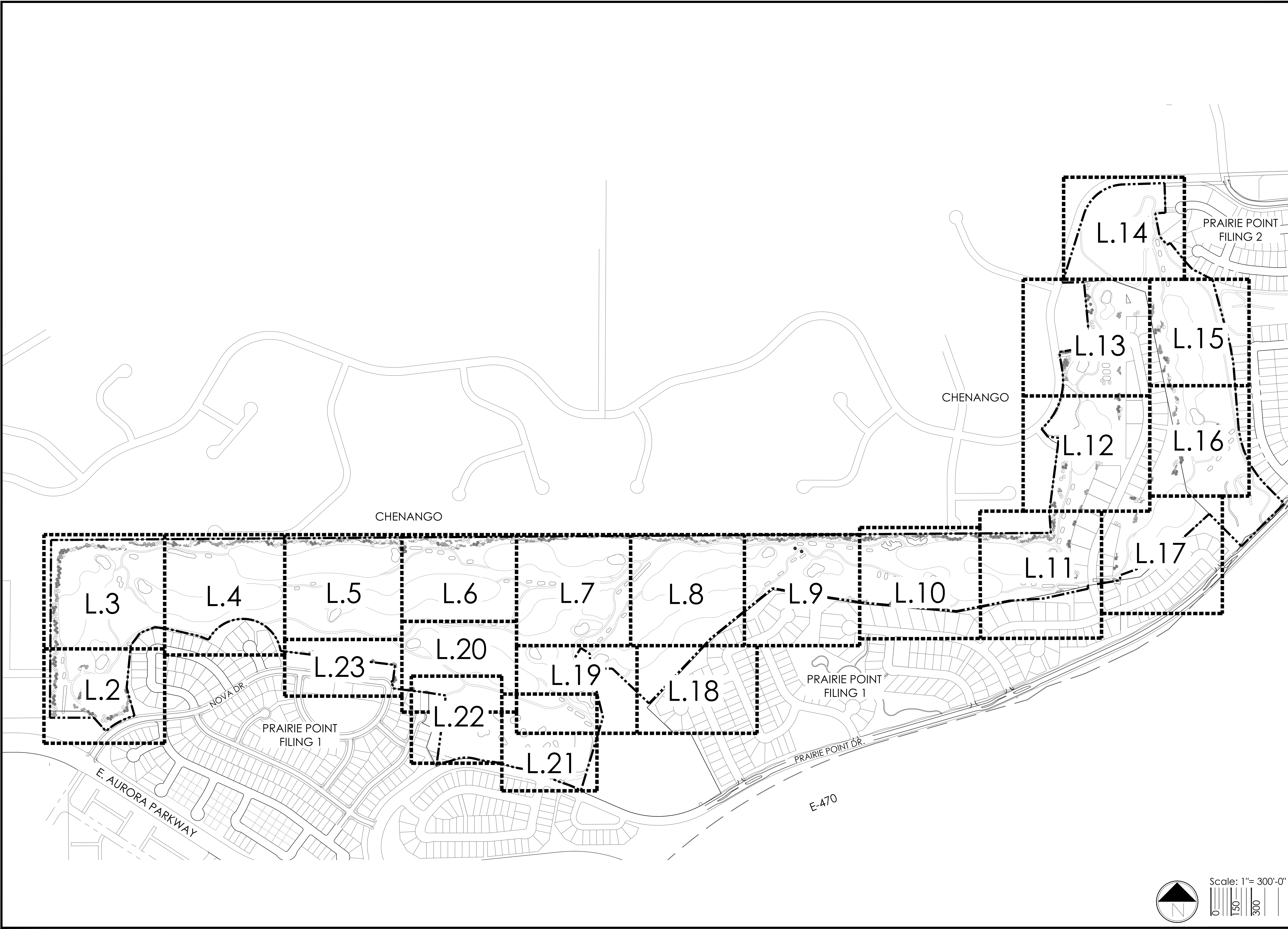


10FT GOLF CART PATH AND MAINTENANCE TRAIL (PRIVATE) SCALE: N.T.S.

TYPE 2



12FT GOLF CART PATH AND MAINTENANCE TRAIL (PRIVATE) SCALE: N.T.S.



Scale: 1"= 300'-0"

0 150 300 600



terracina
design
td
10200 E. Girard Ave., Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

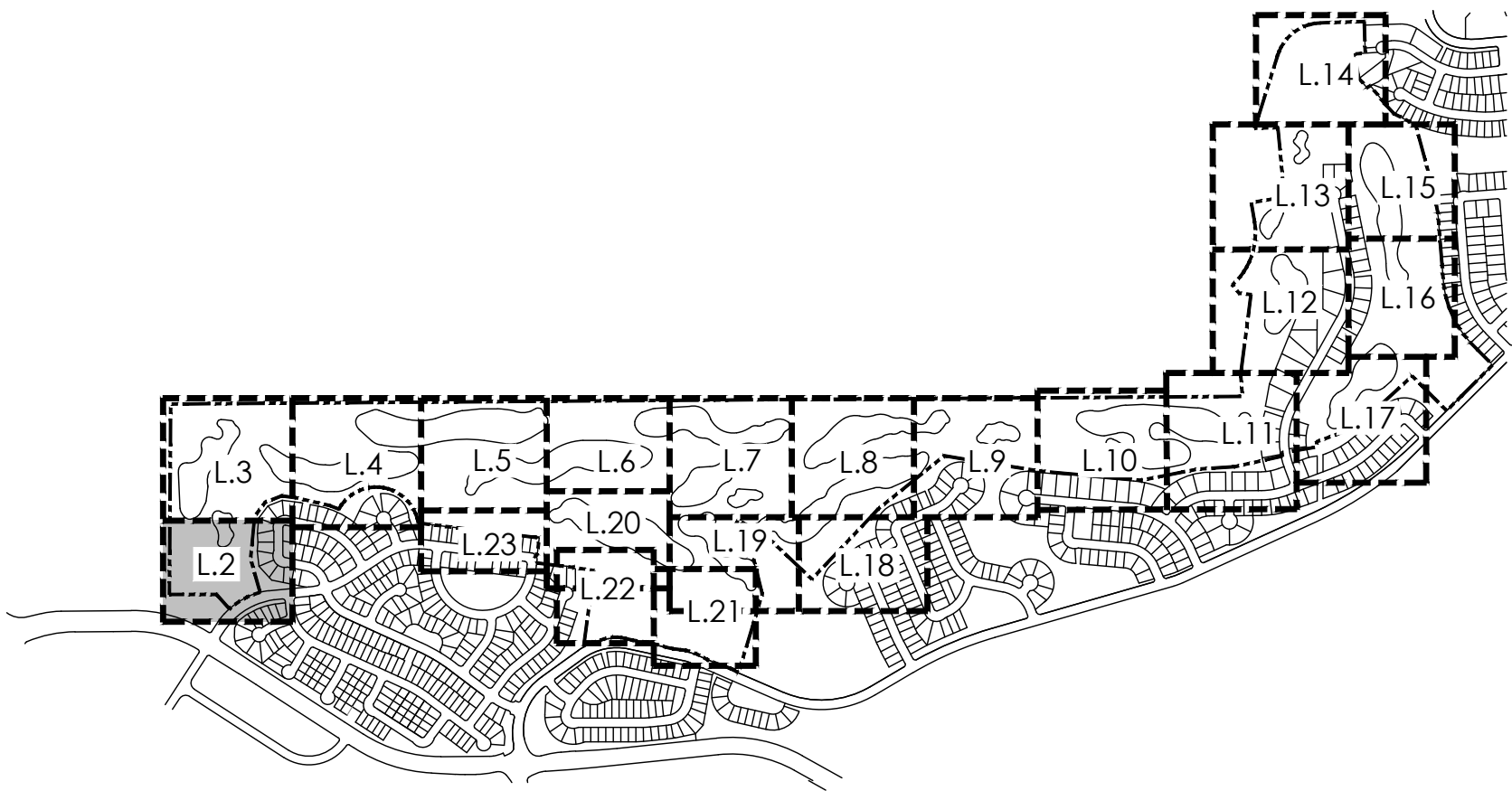
LANDSCAPE PLANS

SHEET NUMBER

L.2

SHEET 28 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



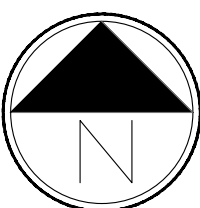
KEYMAP

LEGEND

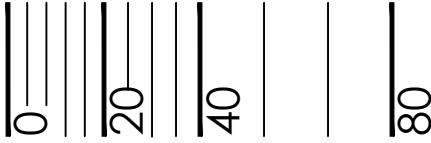
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

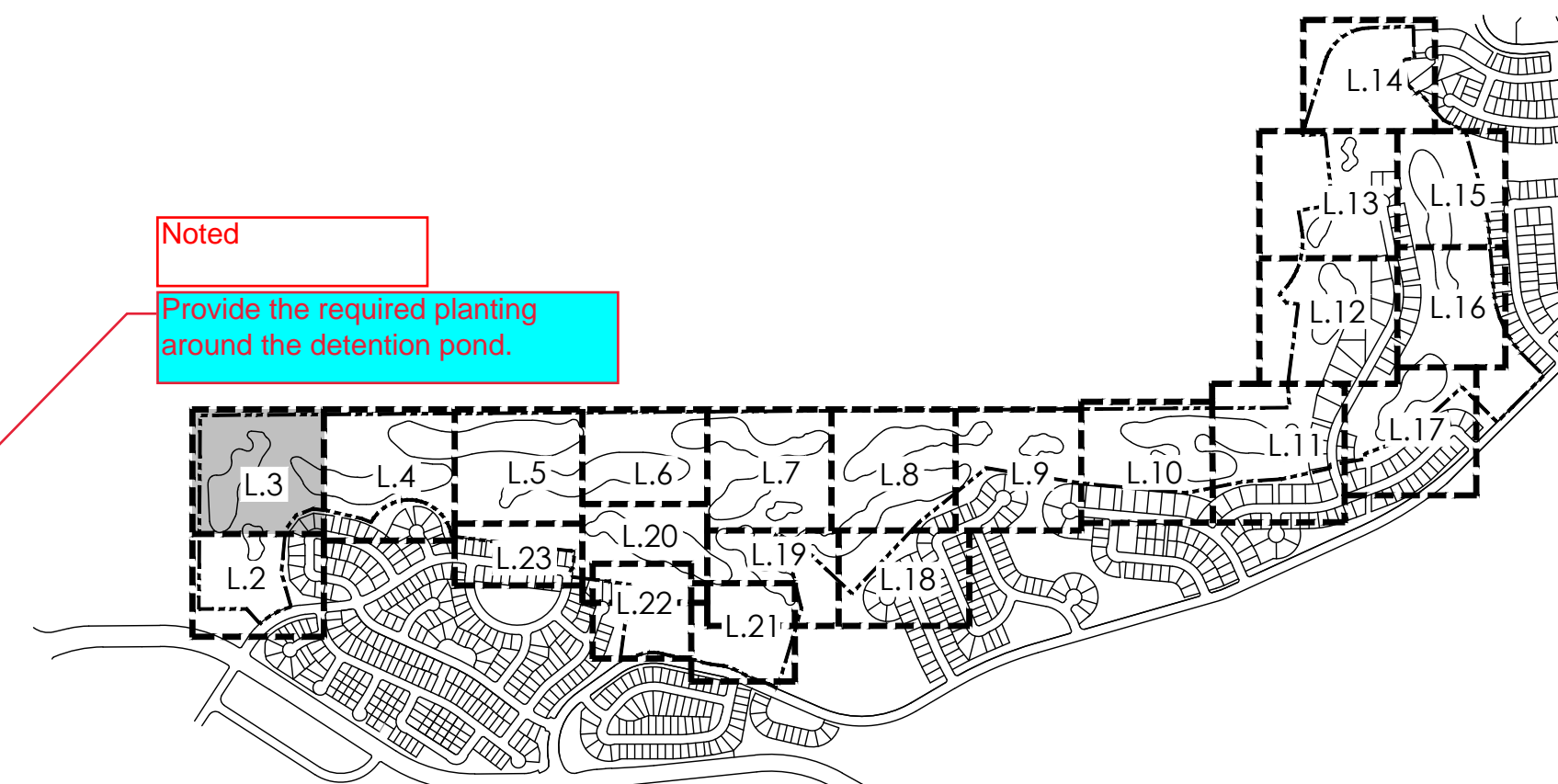
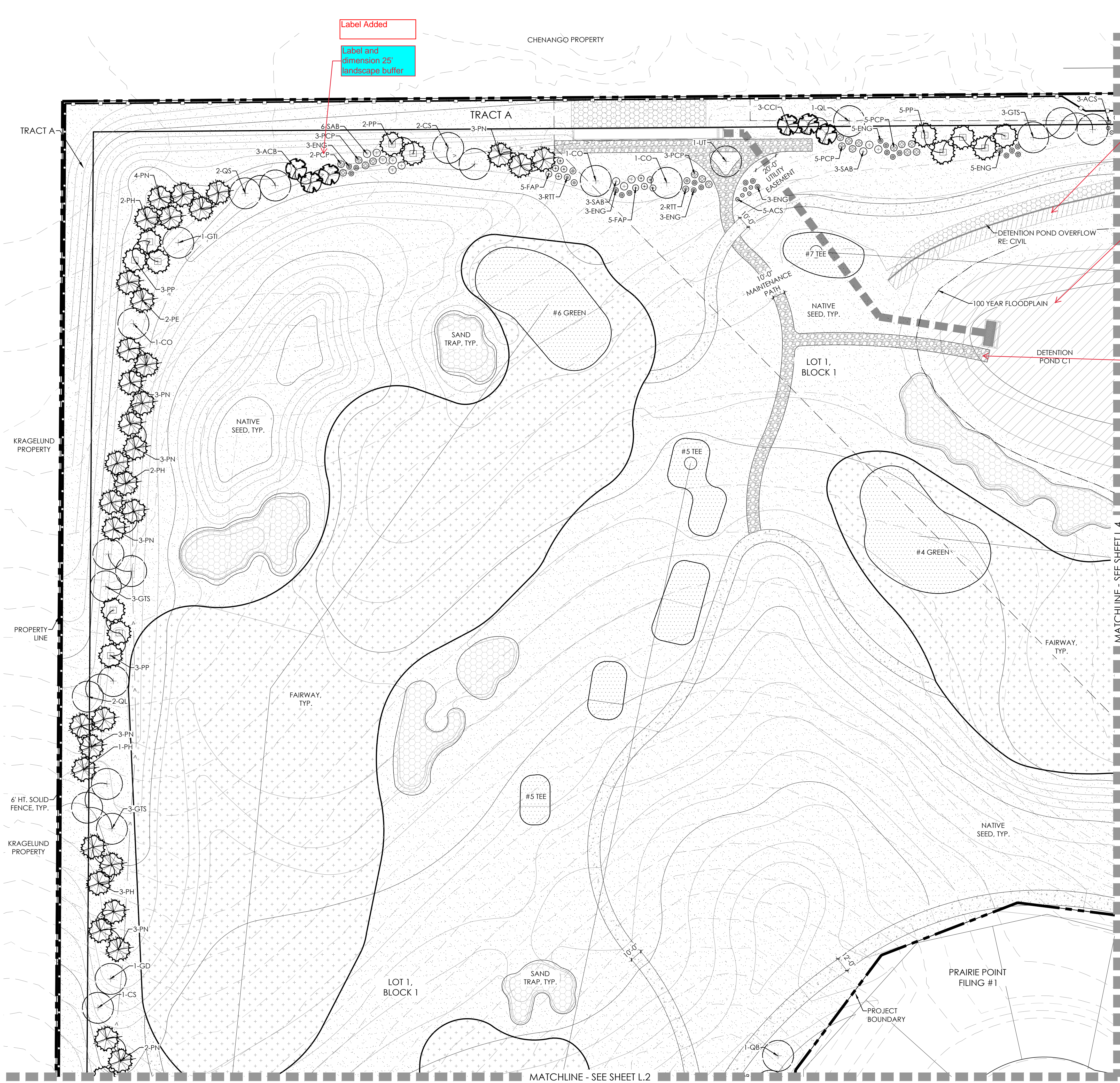
LANDSCAPE PLANS

SHEET NUMBER

L.2

SHEET 29 OF 58

NOVEMBER 18, 2022



Label this line the 100-year WSEL line.

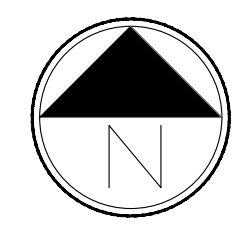
KEYMAP

LEGEND

- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



terraco design
0200 E Girard Ave, Ste A-314
Denver, CO 80231
PH: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

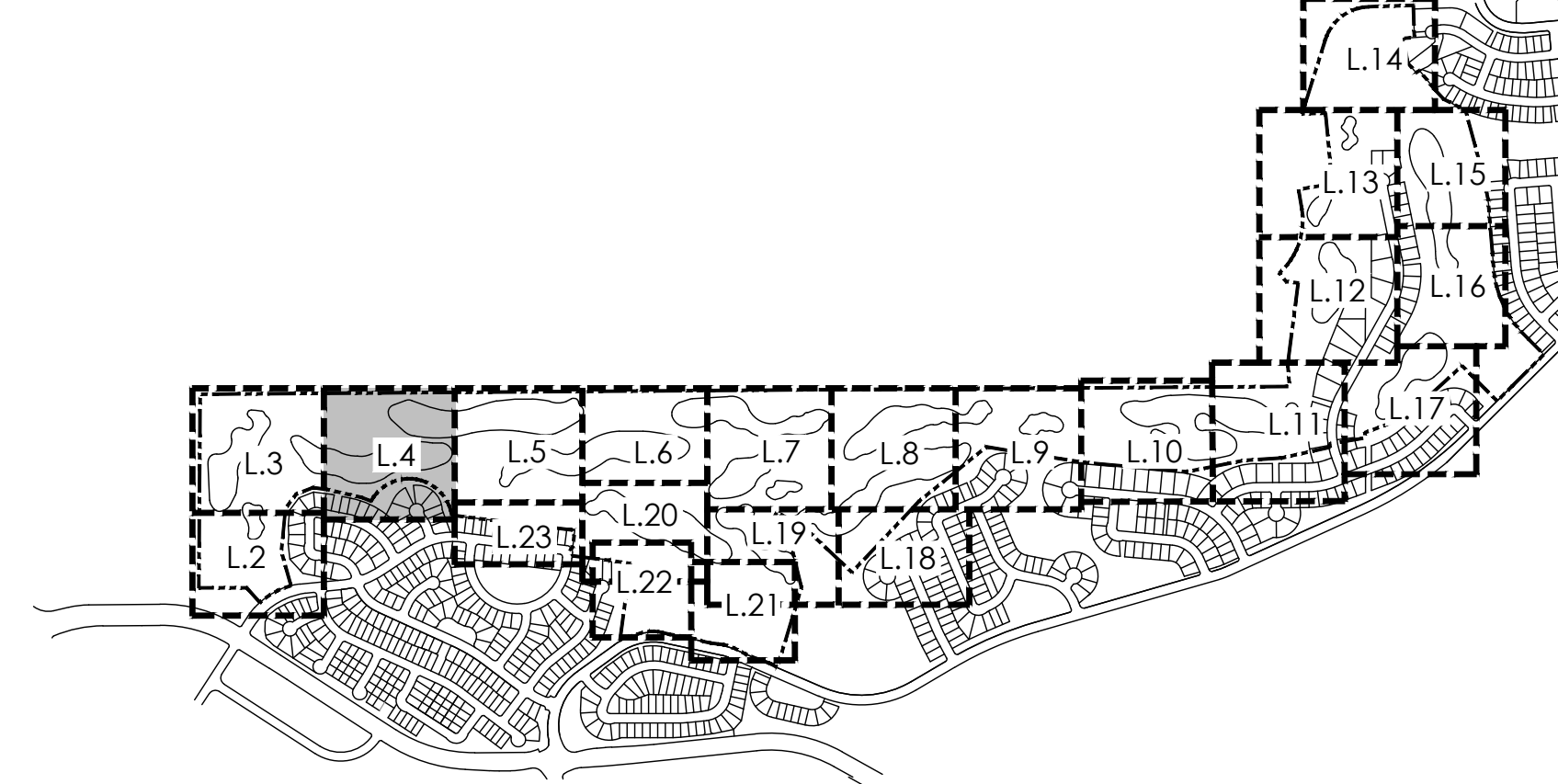
SHEET NUMBER

L.3

SHEET 30 OF 58

NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



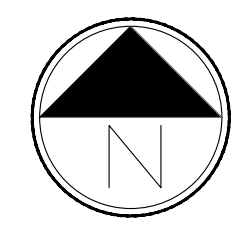
KEYMAP

LEGEND

- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLow
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



terraco
design
0200 E. Girard Ave., Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

L.4

SHEET 31 OF 58

NOVEMBER 18, 2022



td

terracina
design

10200 E. Girard Ave., Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

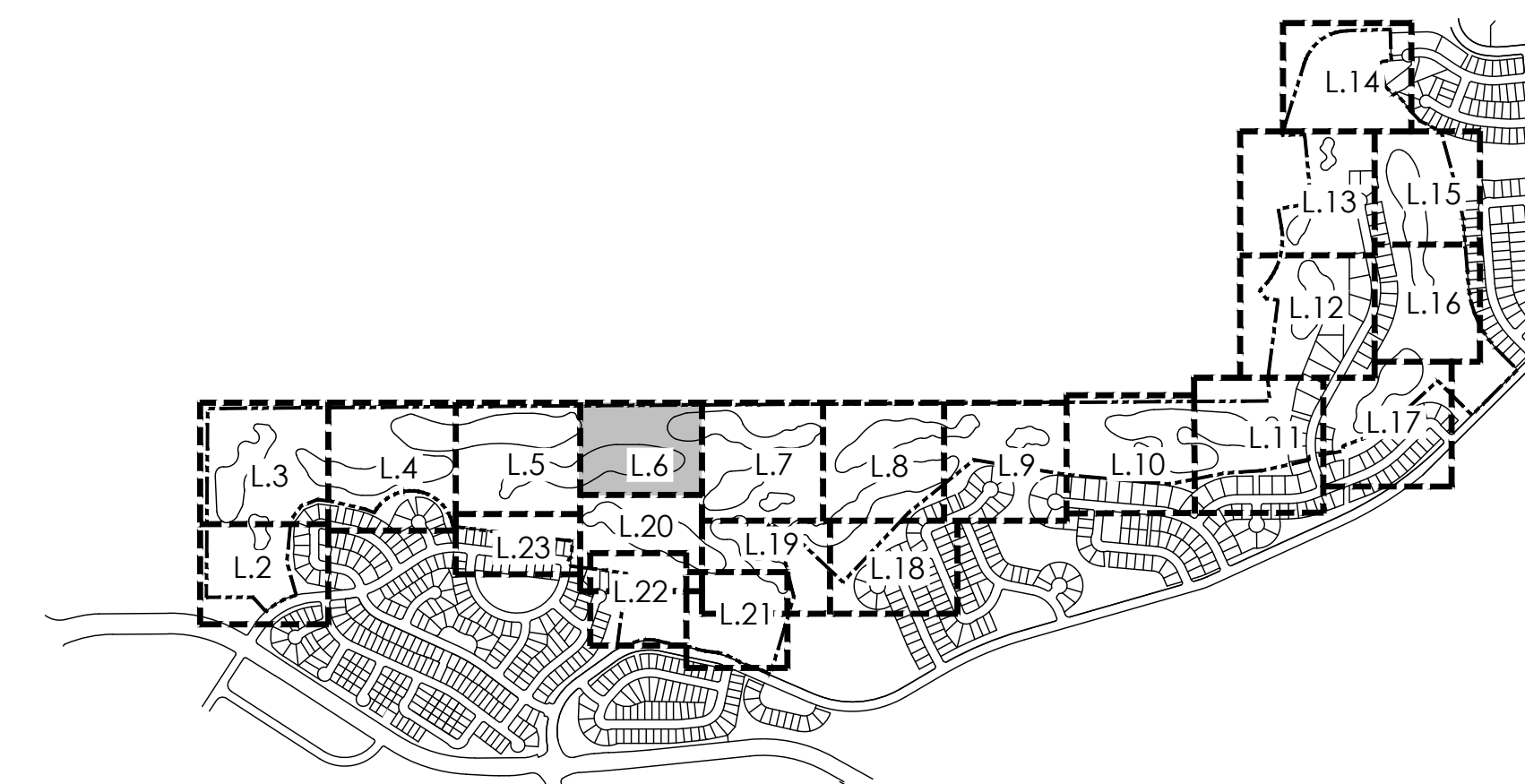
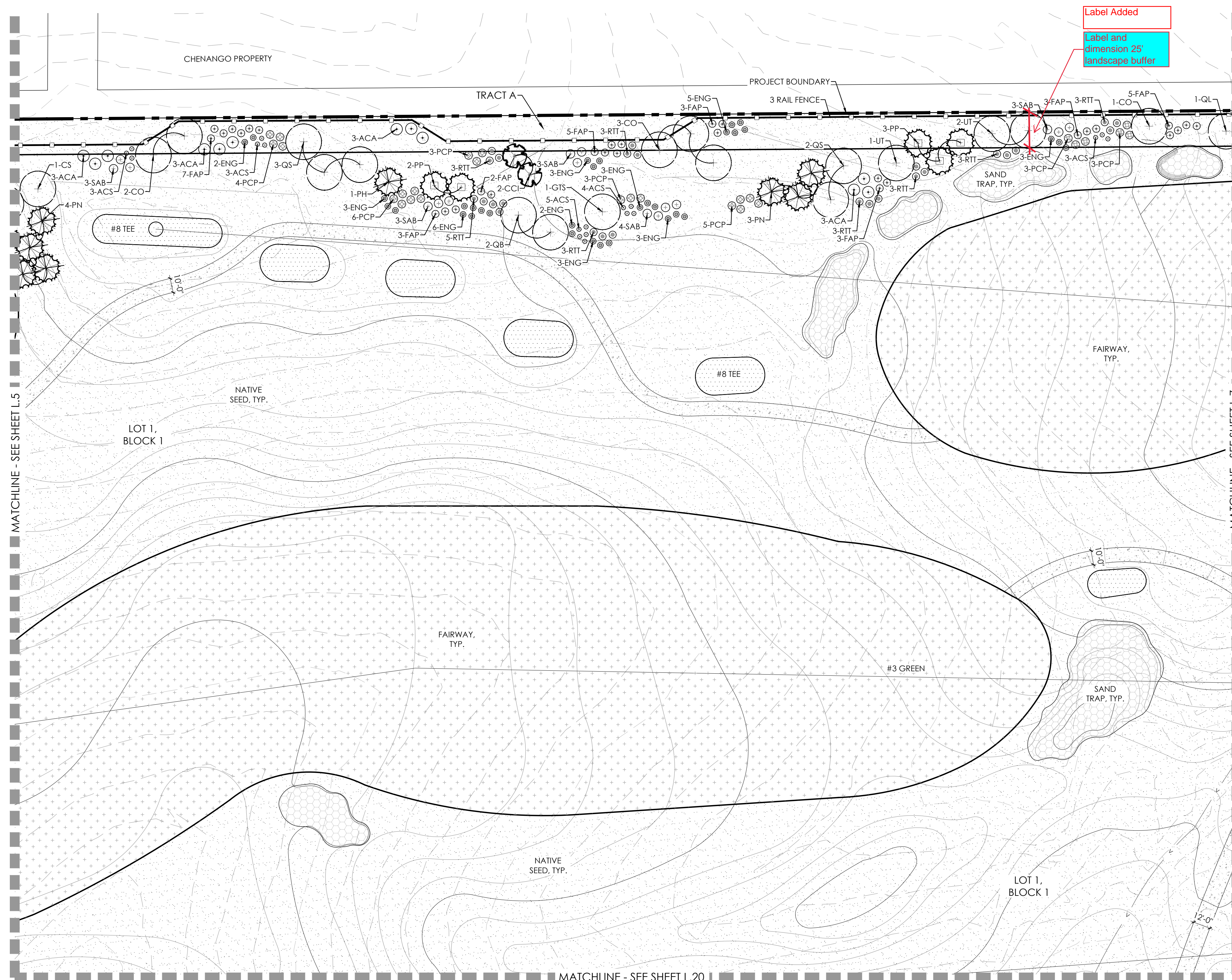
LANDSCAPE PLANS

SHEET NUMBER

L.6


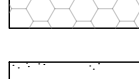

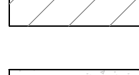


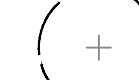








SHEET 33 OF 58

NOVEMBER 18, 2022



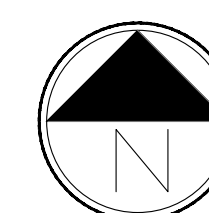
KEYMAP

LEGEND

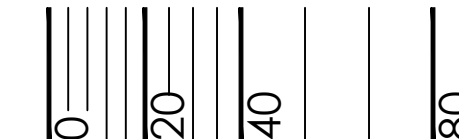
	TEE/ GREEN
	FAIRWAY
	SANDTRAP
	IRRIGATED NATIVE GRASS
	NON-IRRIGATED NATIVE GRASS
	CONCRETE
	IRRIGATION POND
	DECIDUOUS SHADE TREE
	EVERGREEN TREE
	ORNAMENTAL TREE
	MITIGATION TREE
	TREE TO REMAIN
	DECIDUOUS SHRUBS
	3 RAIL FENCE
	6' HT SOLID FENCE

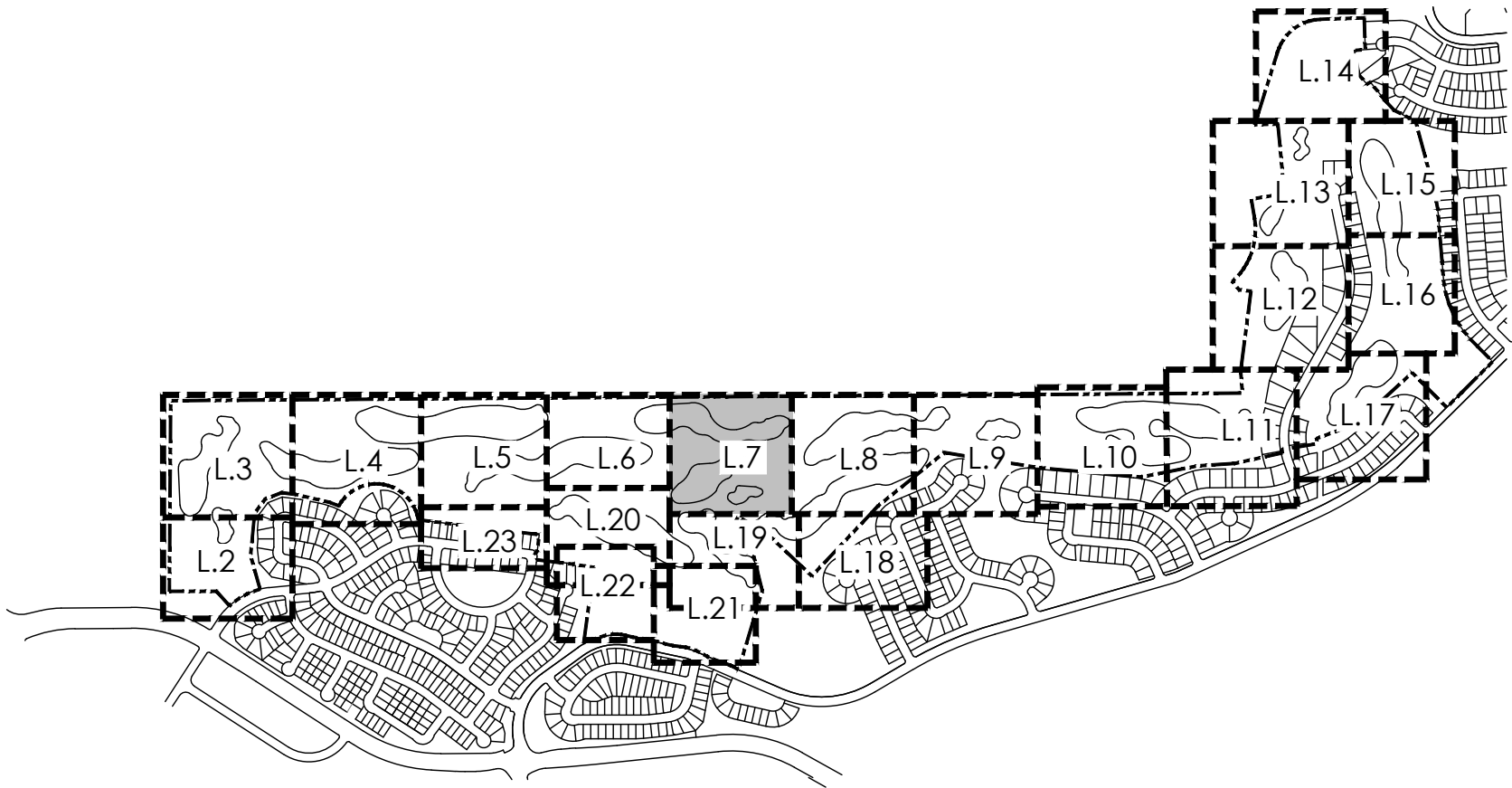
PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CWF	HAWTHORN, WINTER KING
PVH	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SAKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"





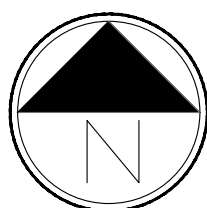
KEYMAP

LEGEND

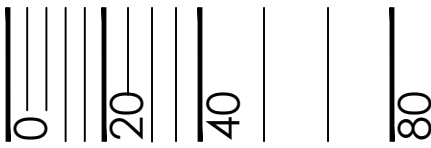
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

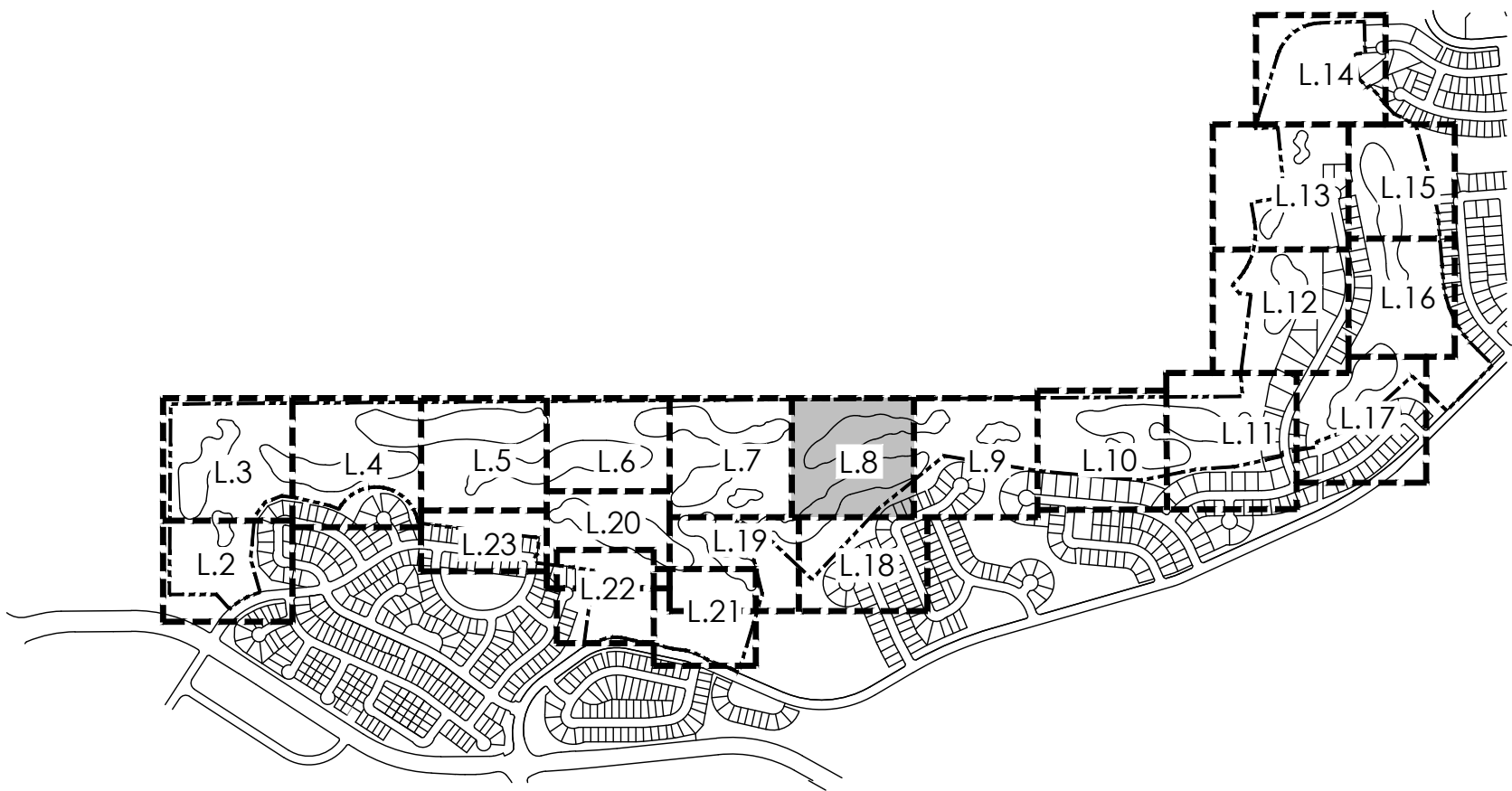
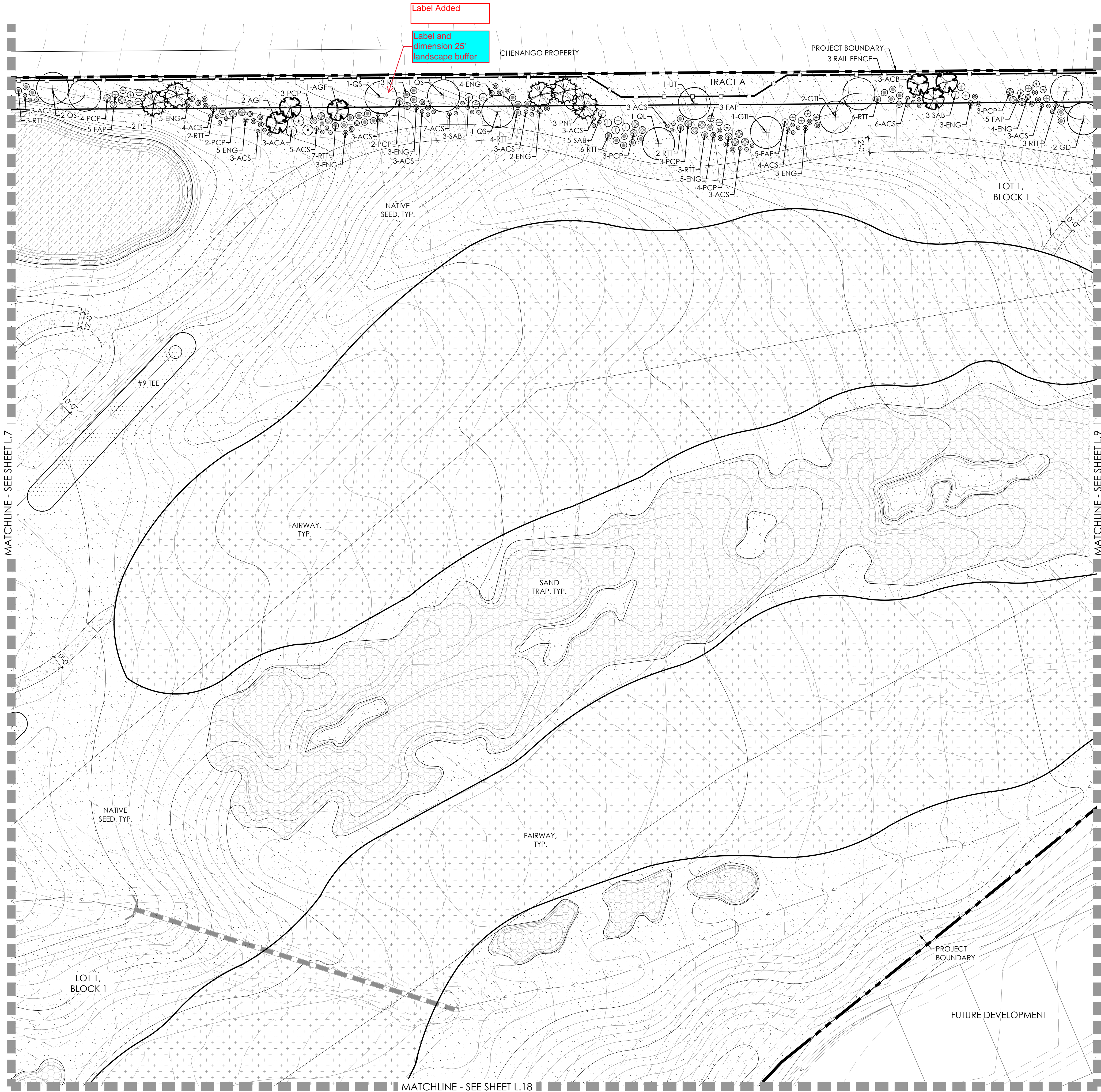
SHEET NUMBER

L.7

SHEET 34 OF 58

NOVEMBER 18, 2022





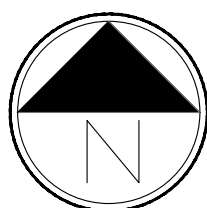
KEYMAP

LEGEND

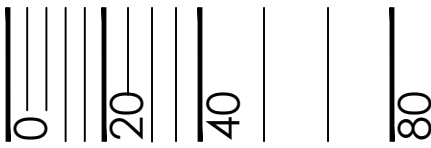
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

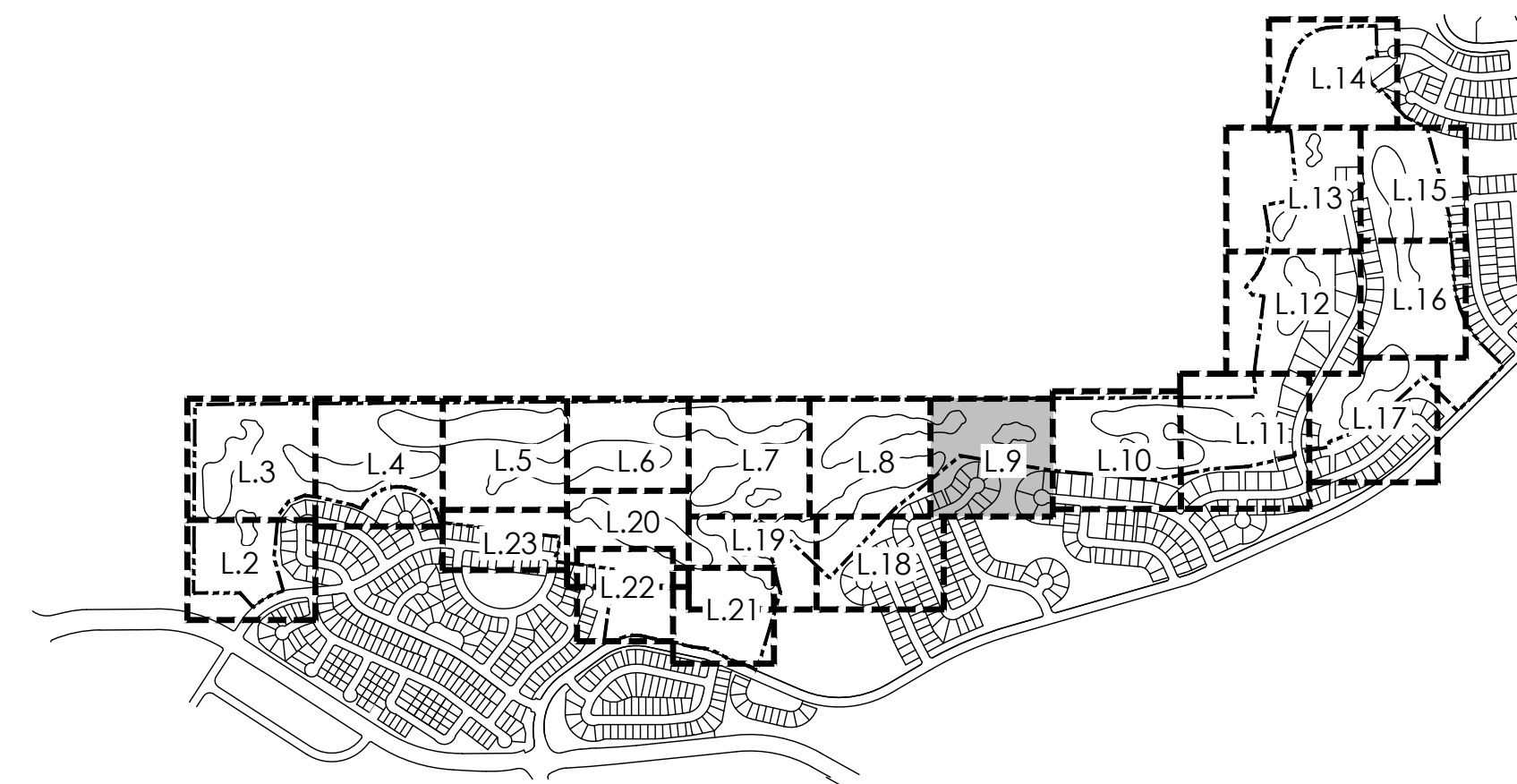
LANDSCAPE PLANS

SHEET NUMBER

L.8

SHEET 35 OF 58

NOVEMBER 18, 2022



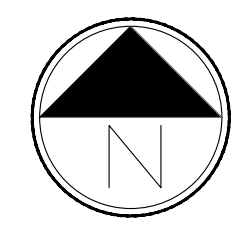
KEYMAP

LEGEND

- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

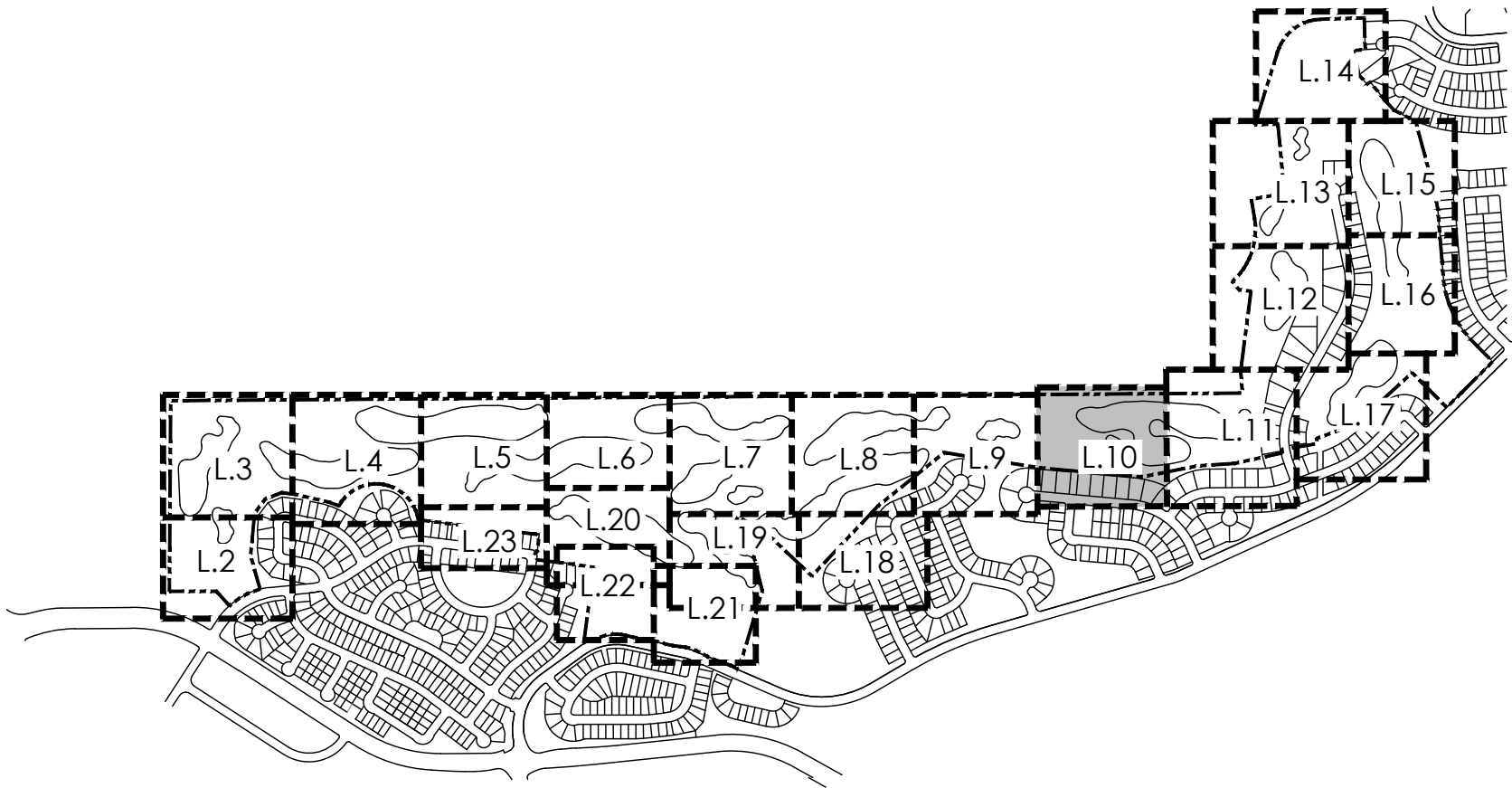
SHEET NUMBER

L.9

SHEET 36 OF 58

NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



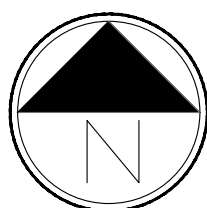
KEYMAP

LEGEND

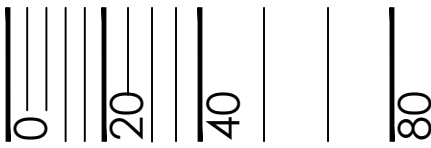
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUNAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

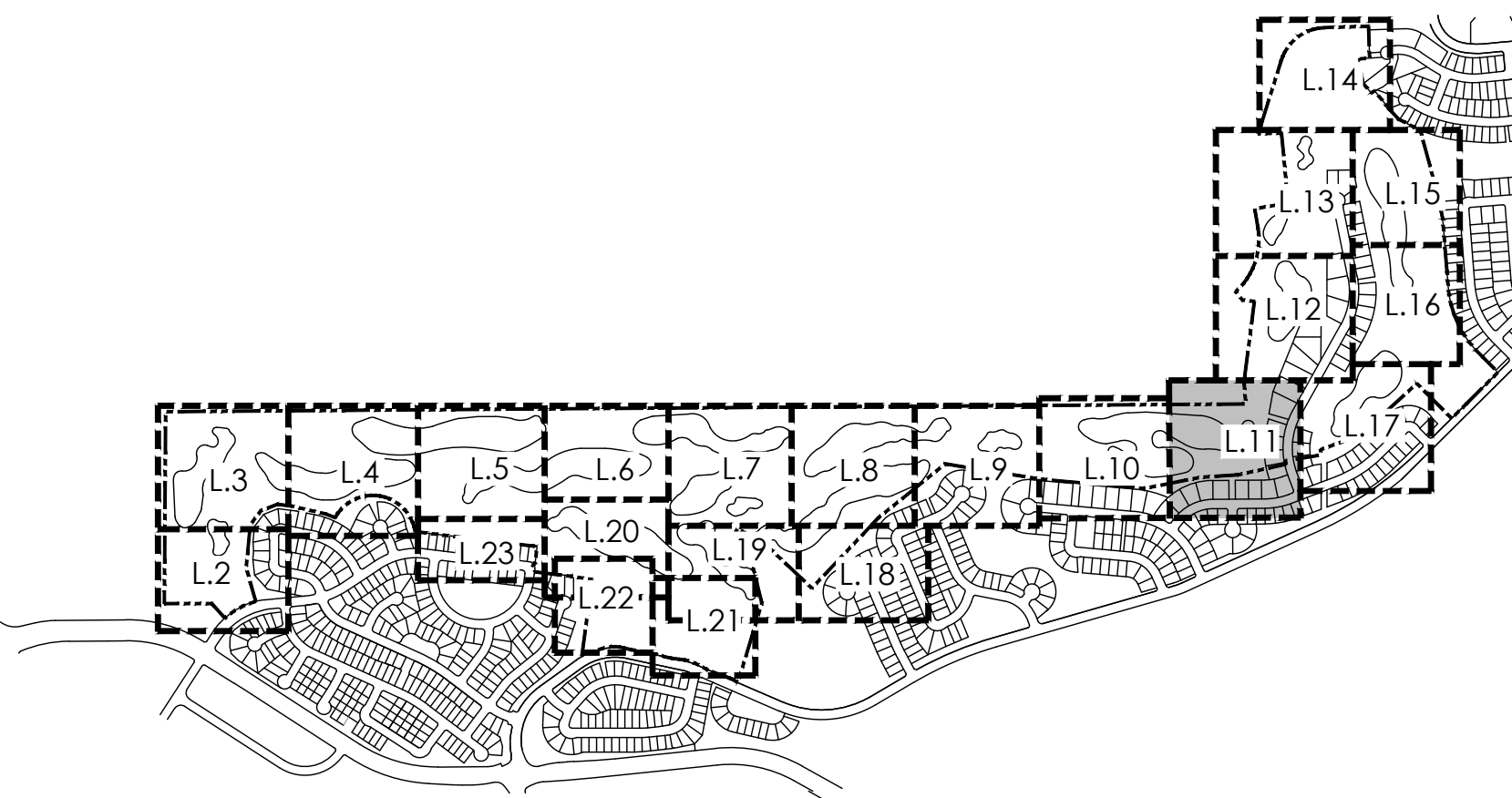
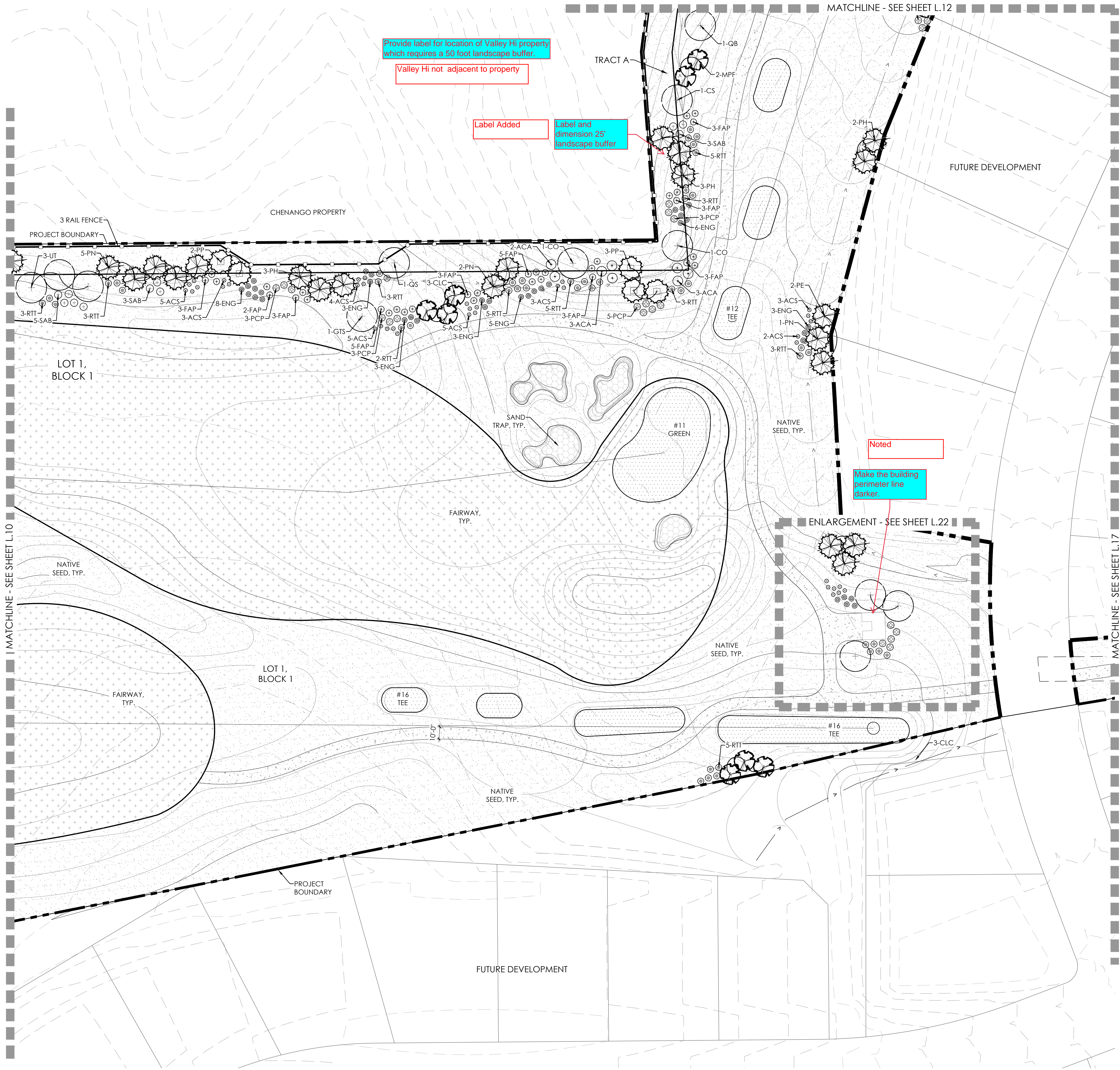
L.10

SHEET 37 OF 58

NOVEMBER 18, 2022

811
Know what's below.
Call before you dig.

terracedesign
td
0300 E. Girard Ave., Ste A-314
Denver, CO 80231
ph: 303.632.8867



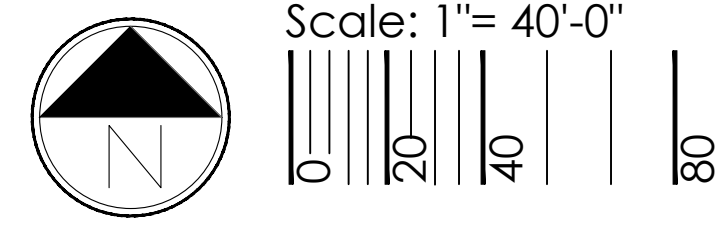
KEYMAP

LEGEND

- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

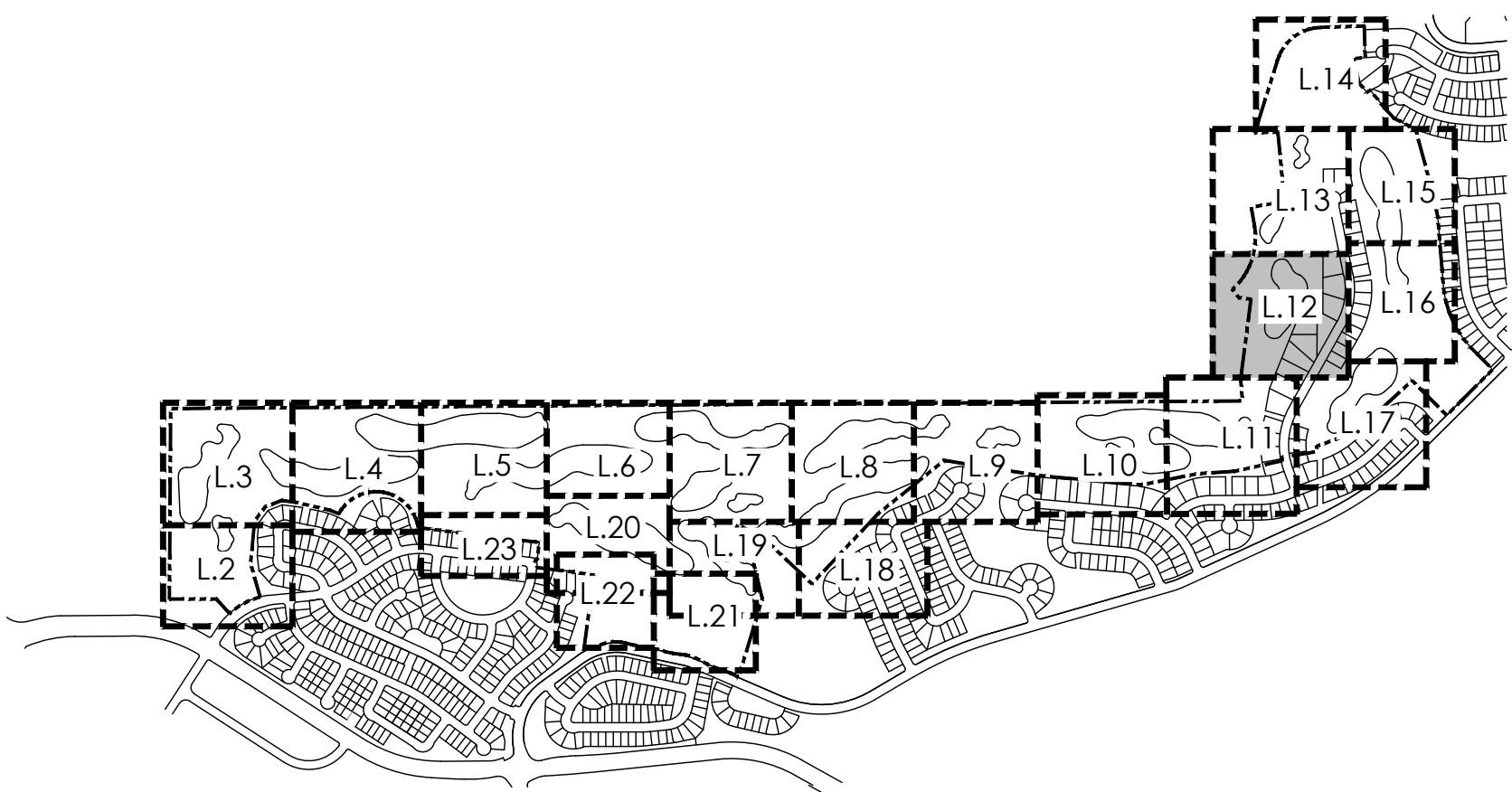
SHEET NUMBER

L.11

SHEET 38 OF 58

NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



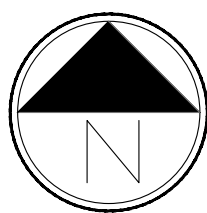
KEYMAP

LEGEND

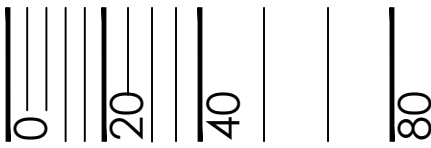
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLow
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

L.12

SHEET 39 OF 58

NOVEMBER 18, 2022

NOT FOR CONSTRUCTION

Refer to PROS redline comments provided on sheet LP.1 from the Landscape Plans previously submitted for the Antelope Creek Infrastructure Site and and Plat review. Those same comments appear to be relevant to this submittal.

Noted

MATCHLINE - SEE SHEET L.14

LANDSCAPE TO BE
INSTALLED WITH
ANTELOPE CREEK
CN#: 2022-6050-00,
2022-3081-0

PLAT
BOUNDARY

NATIVE
SEED, TYP.

LOT 1,
BLOCK 1

FUTURE DEVELOPMENT

CHENANGO PROPERTY

E LONG AVE

FIRE GATE WITH
KNOX BOX

TRACT A

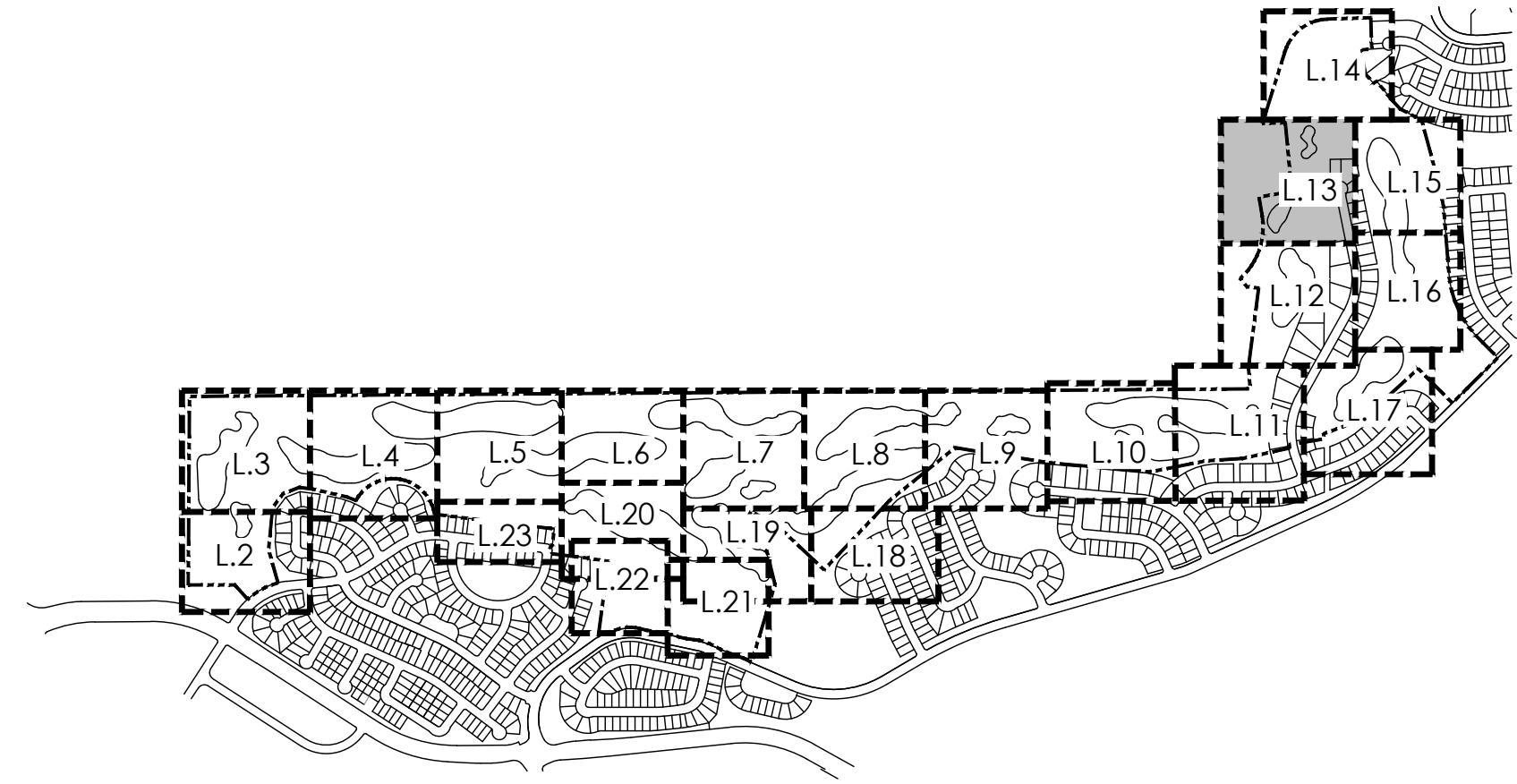
PROJECT BOUNDARY

3 RAIL FENCE

CHENANGO PROPERTY

EXISTING
VEGETATION
TO REMAIN

MATCHLINE - SEE SHEET L.12



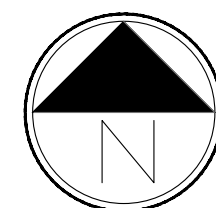
KEYMAP

LEGEND

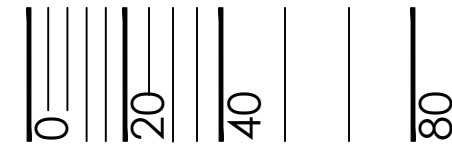
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLow
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

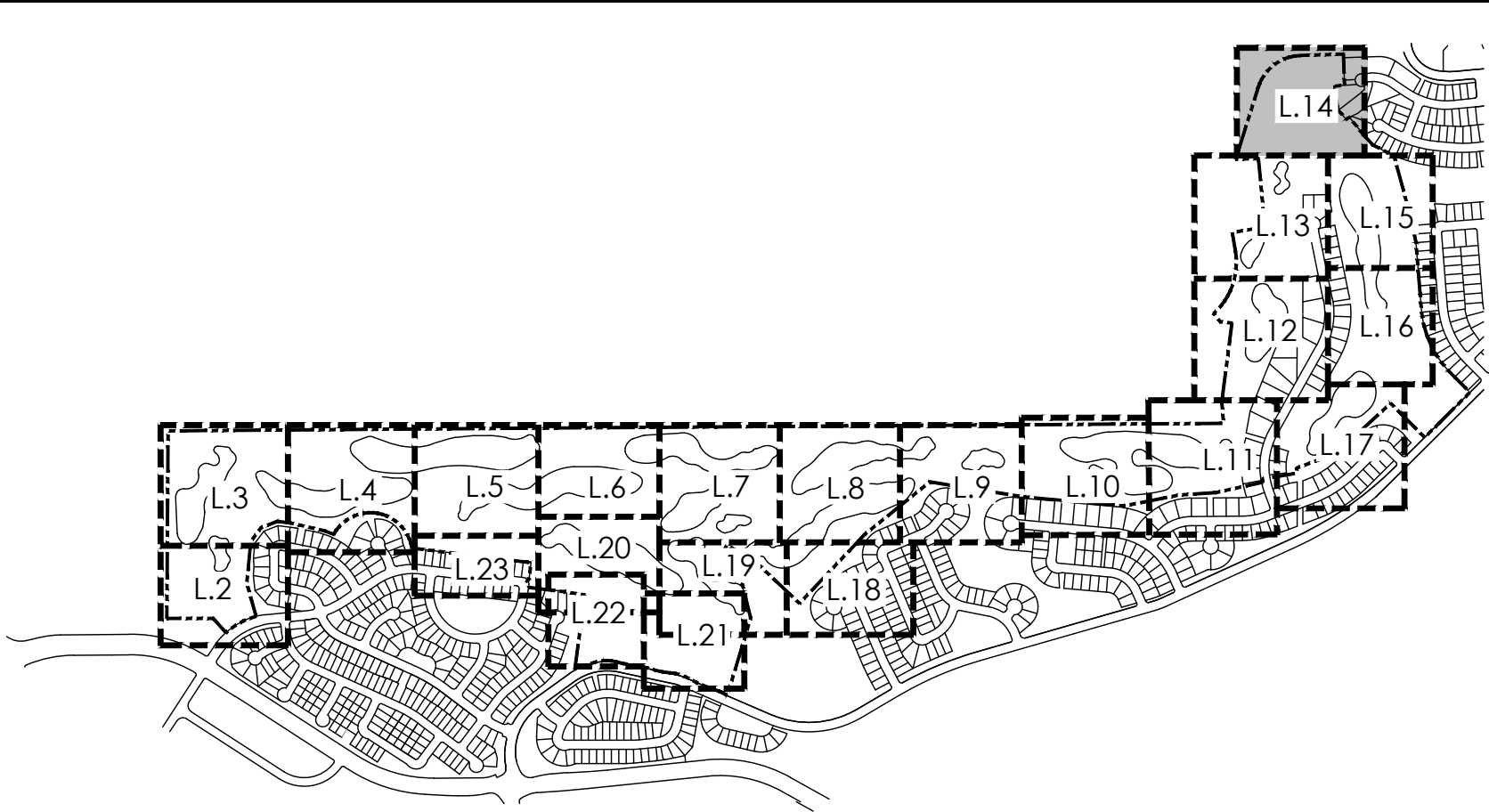
LANDSCAPE PLANS

SHEET NUMBER

L.13

SHEET 40 OF 58

NOVEMBER 18, 2022



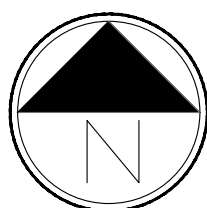
KEYMAP

LEGEND

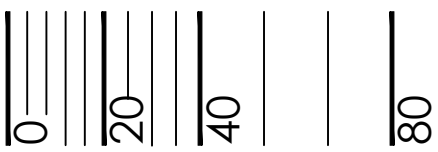
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLow
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

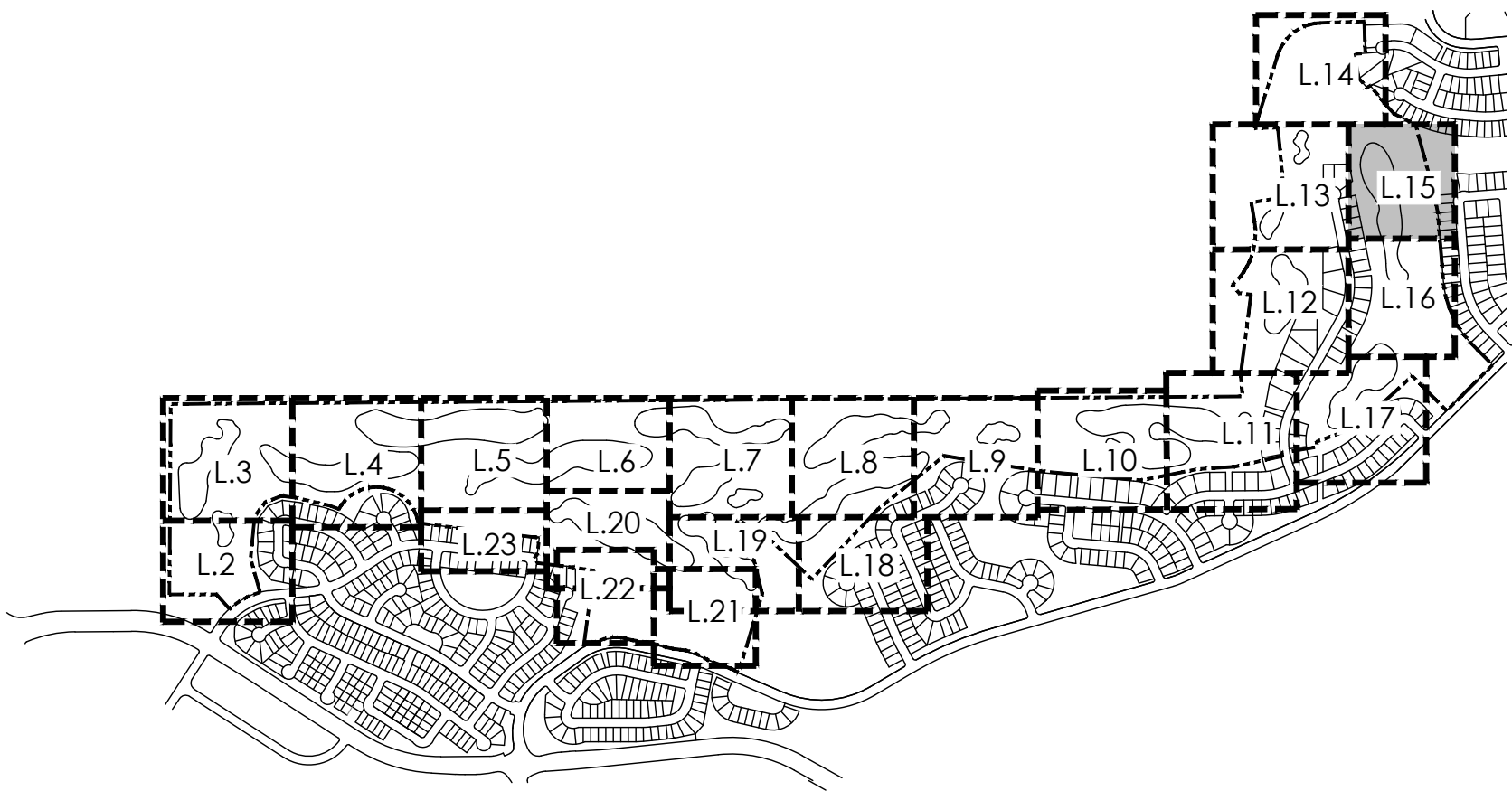
LANDSCAPE PLANS

SHEET NUMBER

L.14

SHEET 41 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



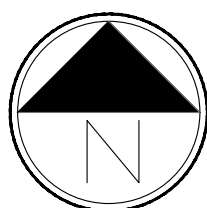
KEYMAP

LEGEND

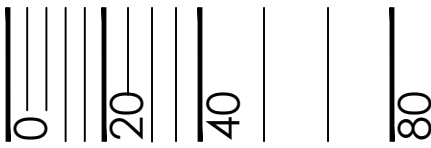
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

L.15

SHEET 42 OF 58

NOVEMBER 18, 2022



PRAIRIE POUIN I GOLF

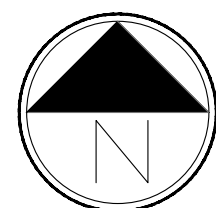
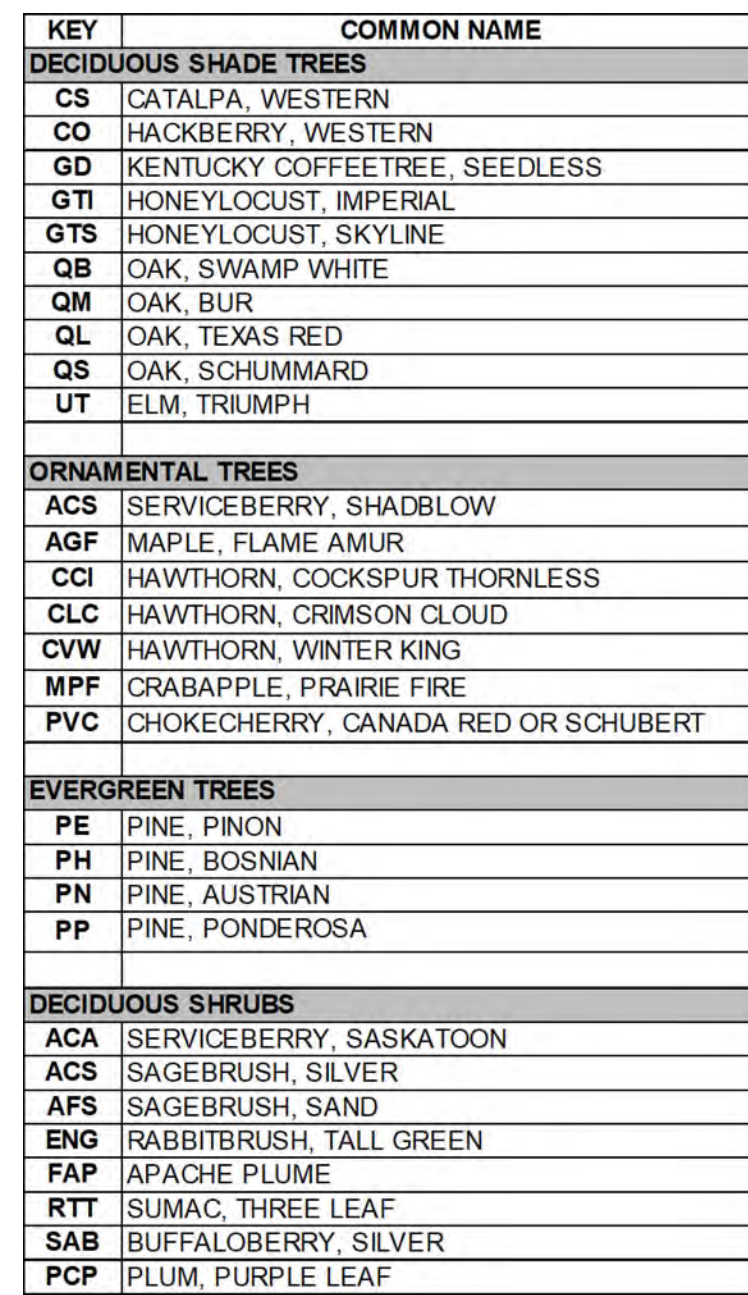
AURORA, COLORADO

SITE PLAN

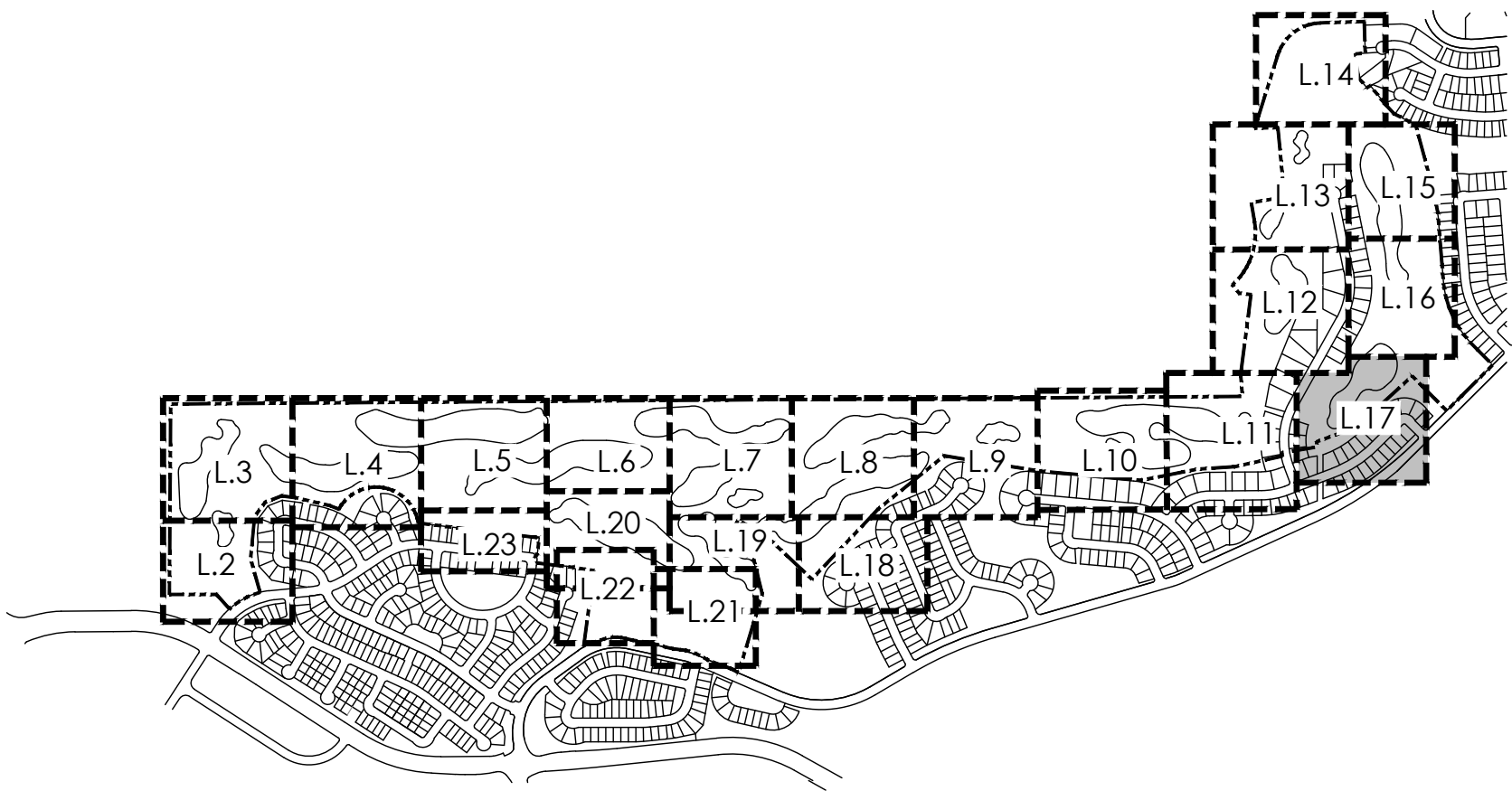
LANDSCAPE PLANS

..16

SEPTEMBER 18, 2022



0	20	40			80
---	----	----	--	--	----





Know what's below.
Call before you dig.



terraco
design

0300 E. Girard Ave., Ste A-314
Denver, CO 80231
PH: 303.432.8867

PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

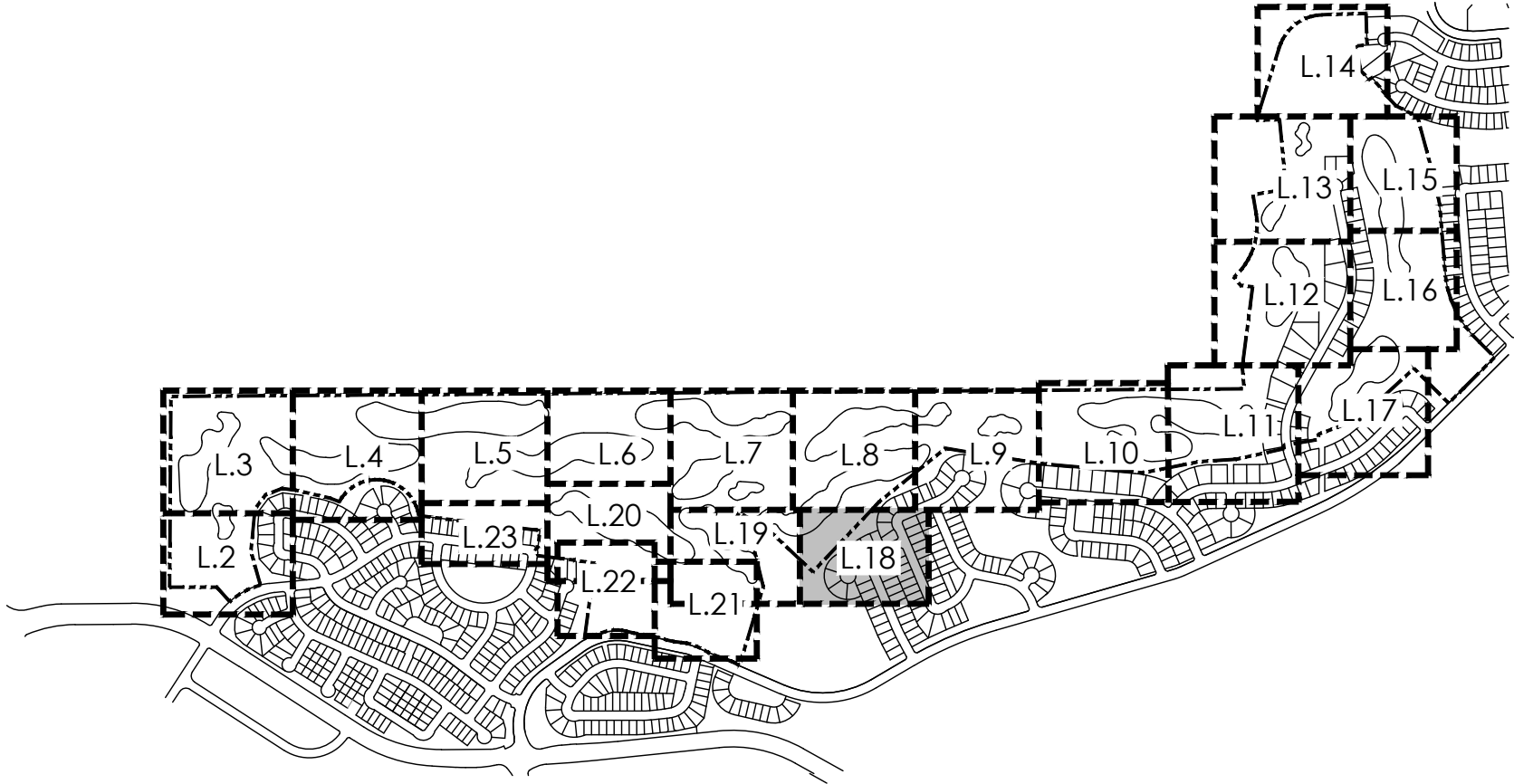
LANDSCAPE PLANS

SHEET NUMBER

L.17

SHEET 44 OF 58

NOVEMBER 18, 2022



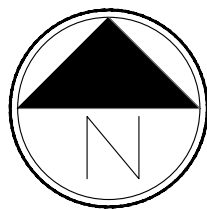
KEYMAP

LEGEND

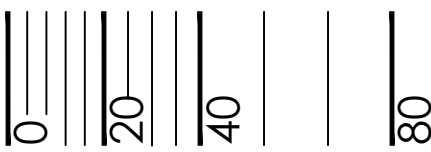
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEE TREE, SEEDLESS
GDI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

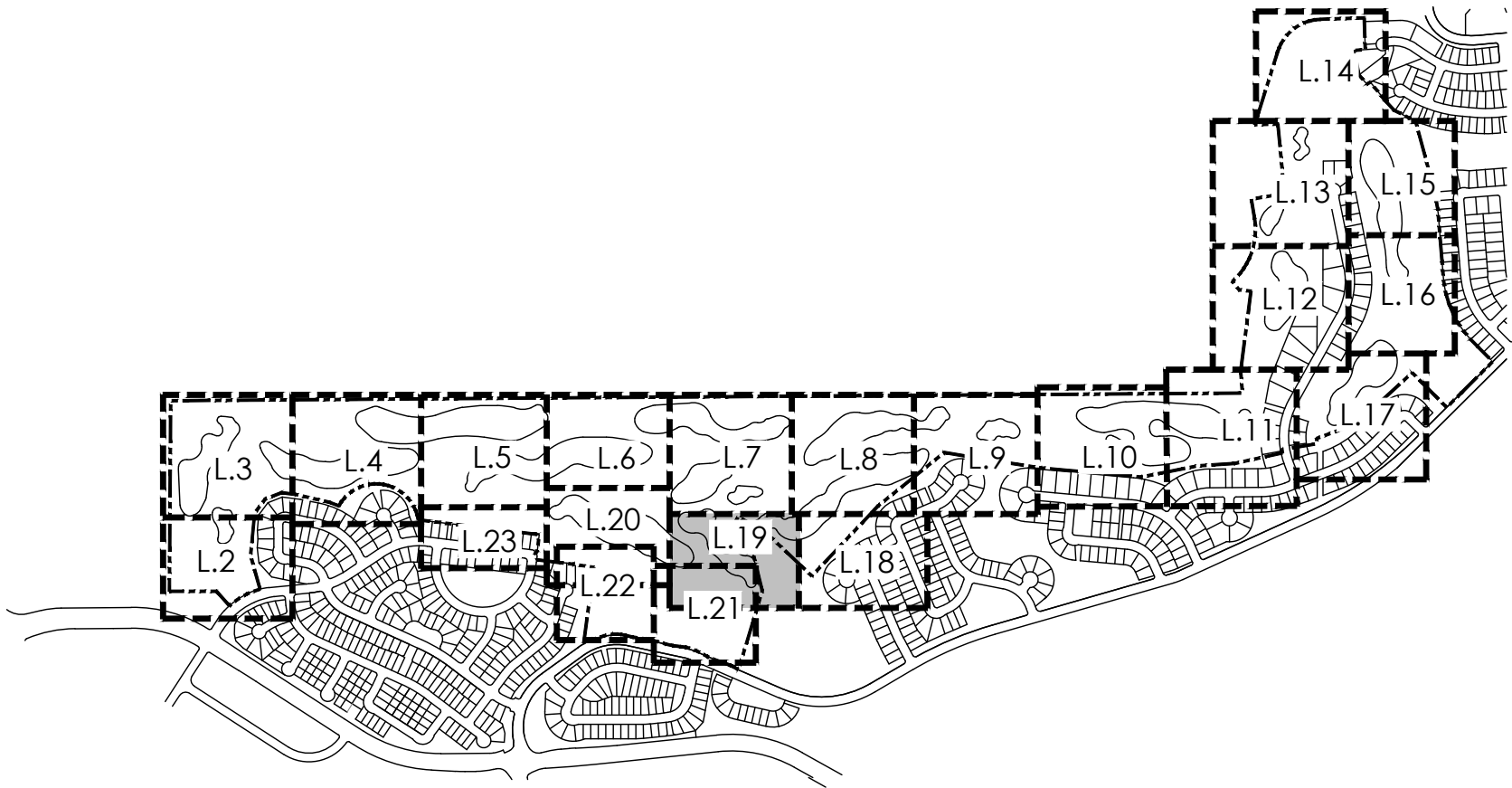
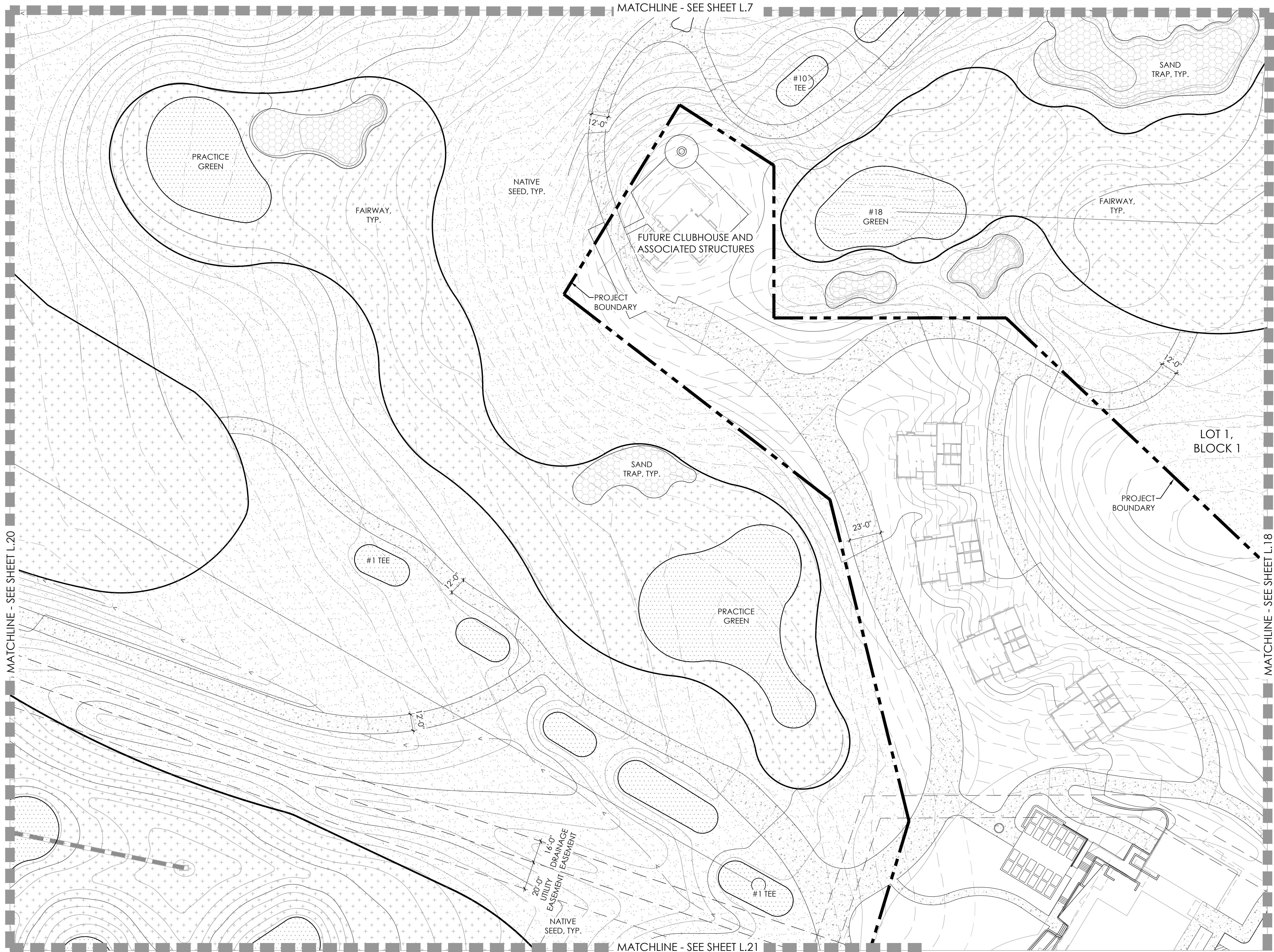
LANDSCAPE PLANS

SHEET NUMBER

L.18

SHEET 45 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



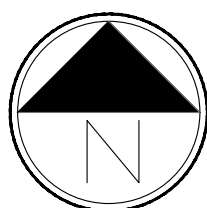
KEYMAP

LEGEND

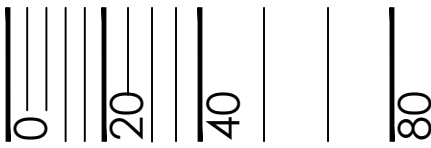
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	GATALPA, WESTERN
CO	HACKBERRY, WESTERN
CK	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CWV	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

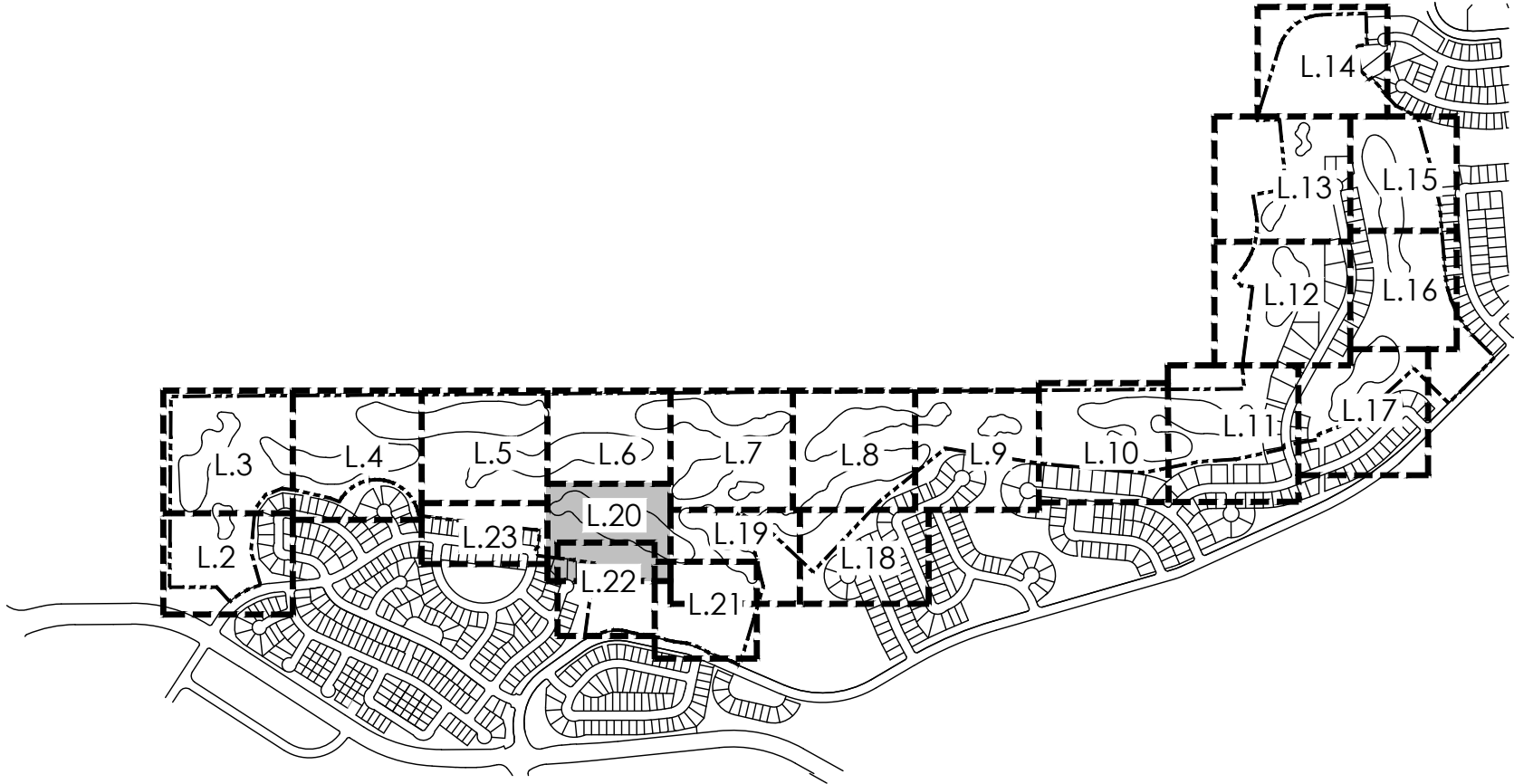
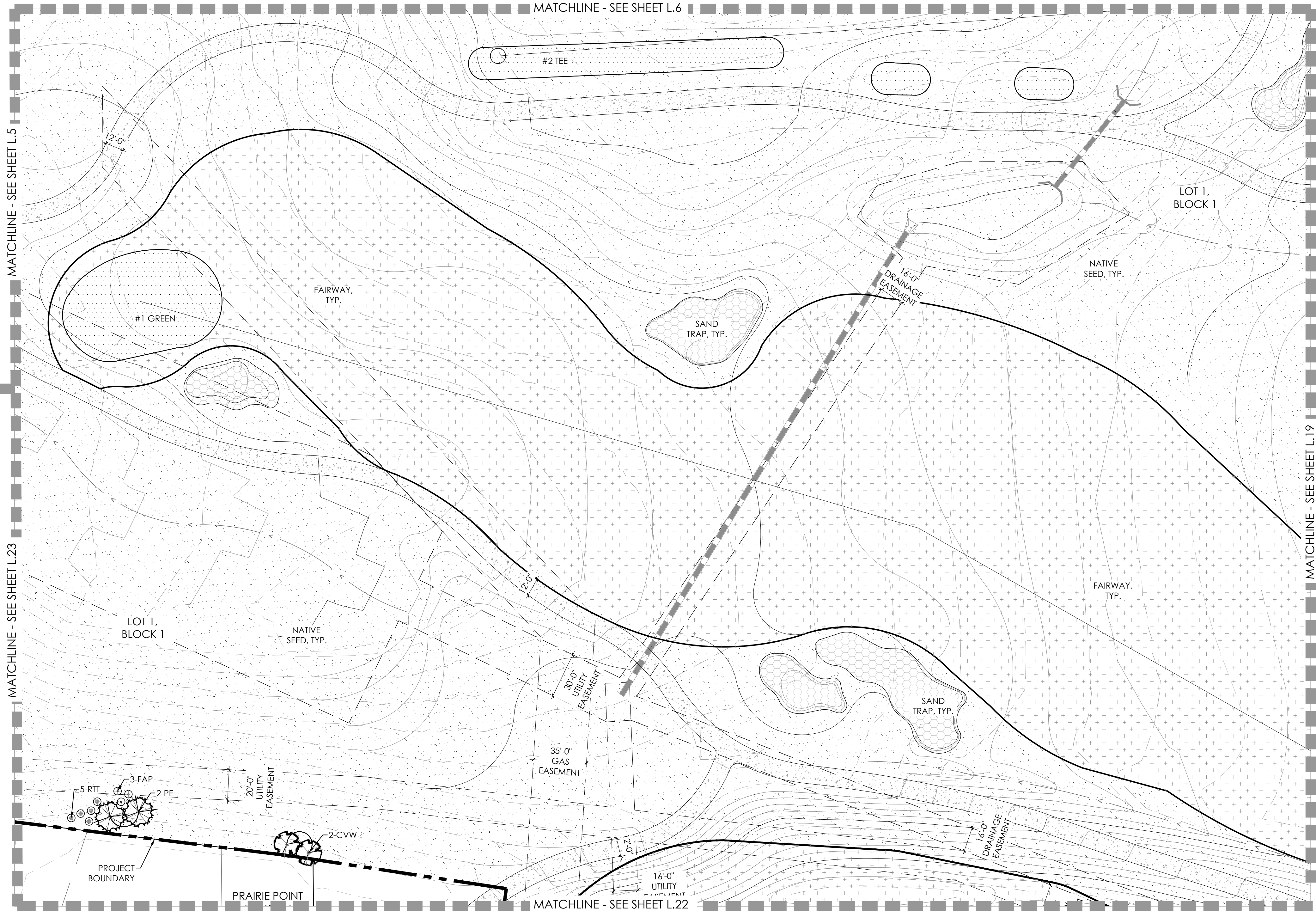
LANDSCAPE PLANS

SHEET NUMBER

L.19

SHEET 46 OF 58

NOVEMBER 18, 2022



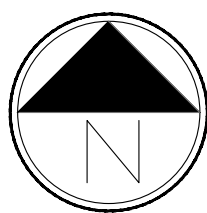
KEYMAP

LEGEND

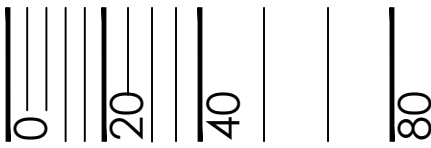
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

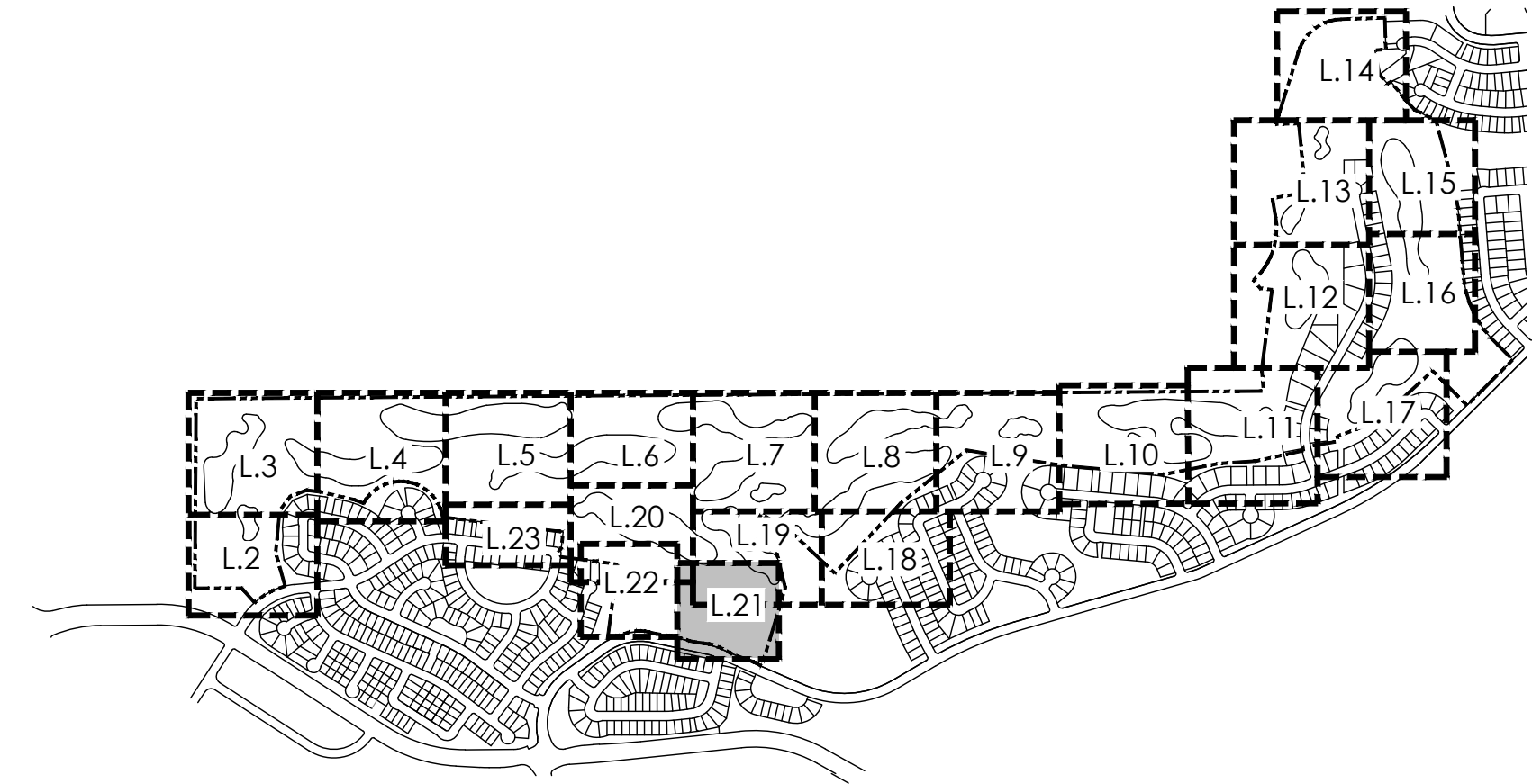
LANDSCAPE PLANS

SHEET NUMBER

L.20

SHEET 47 OF 58

NOVEMBER 18, 2022





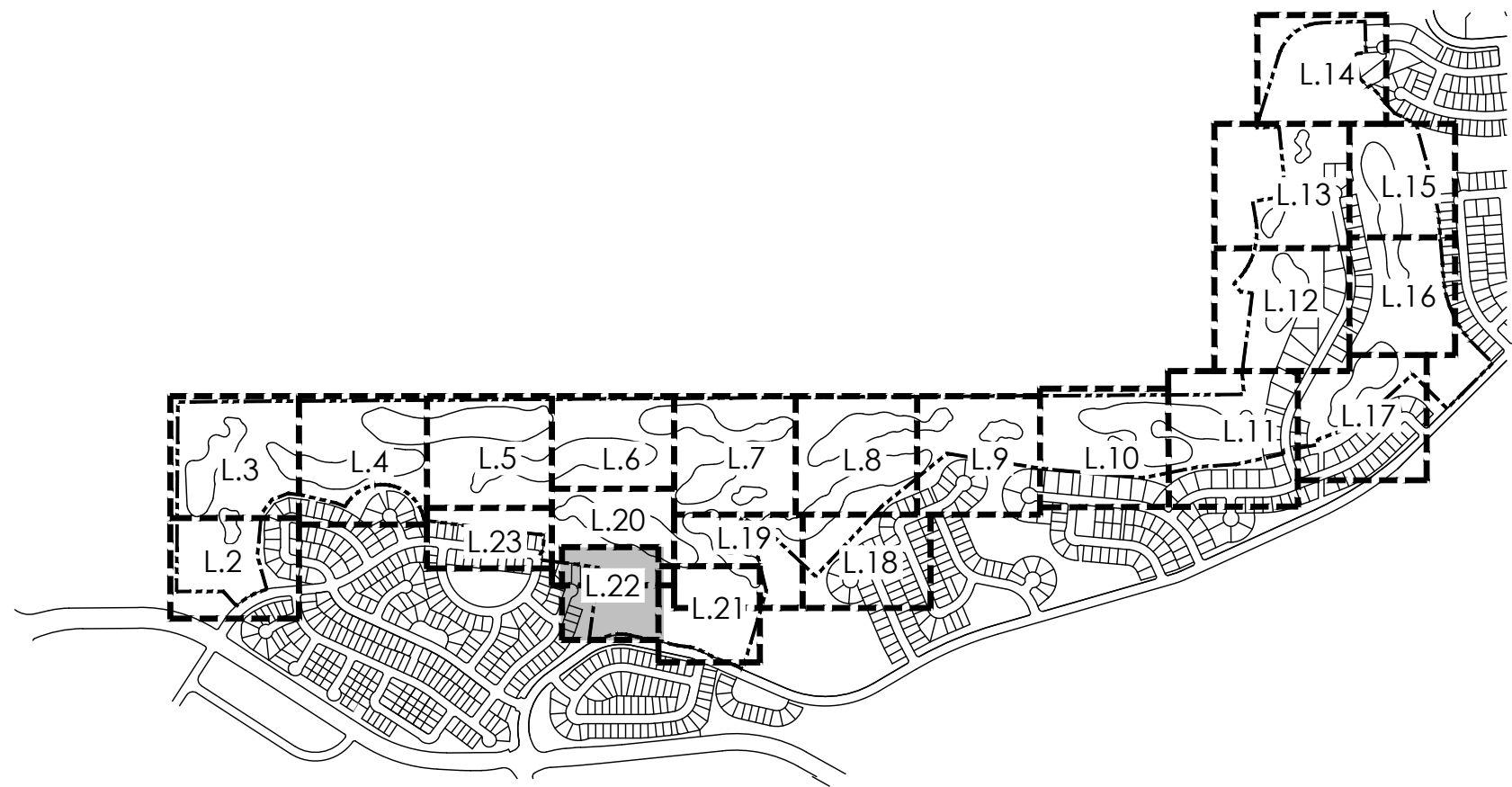
A

LEGEND

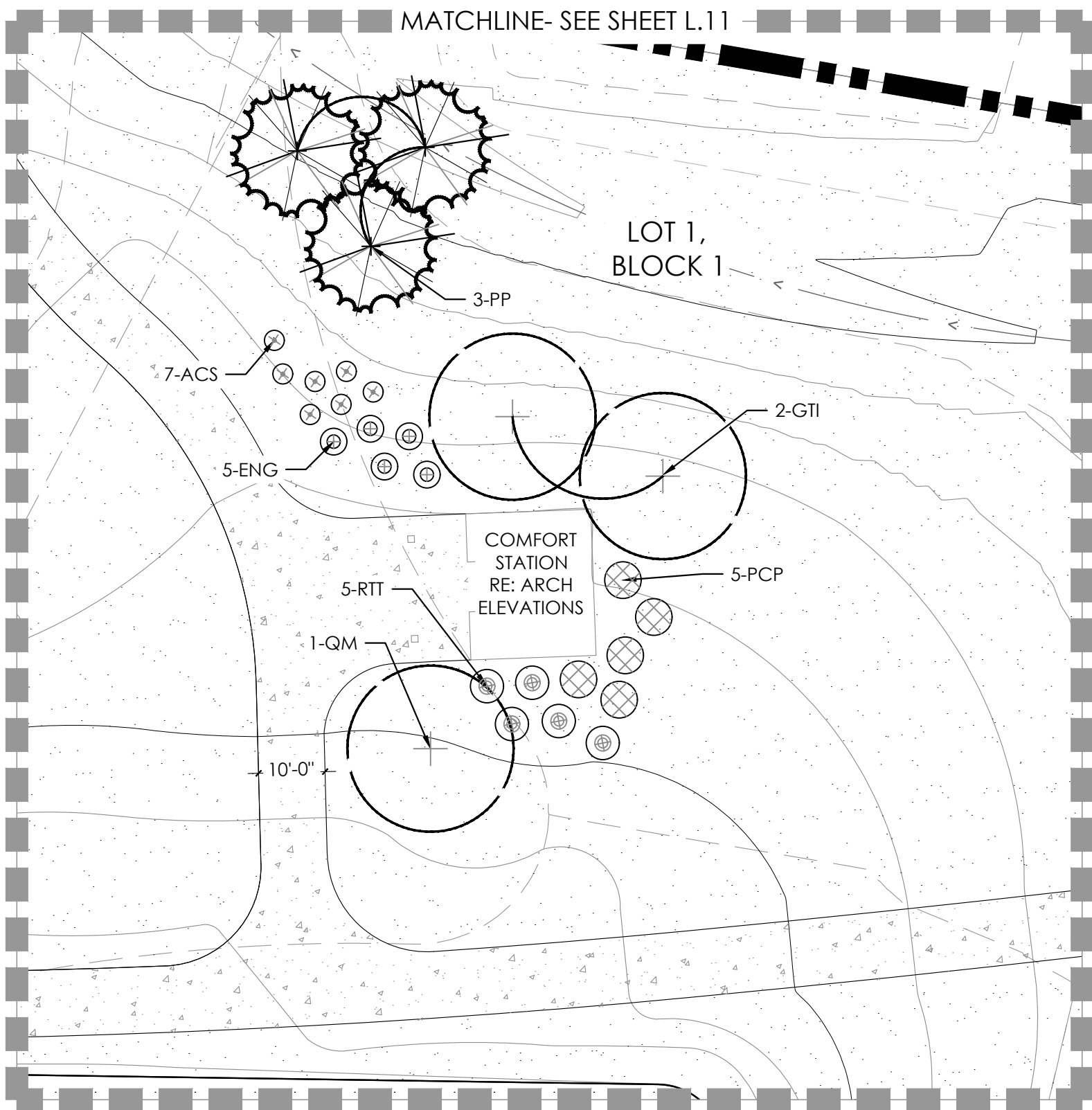
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



KEYMAP



ENLARGEMENT

B

NOT FOR CONSTRUCTION

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

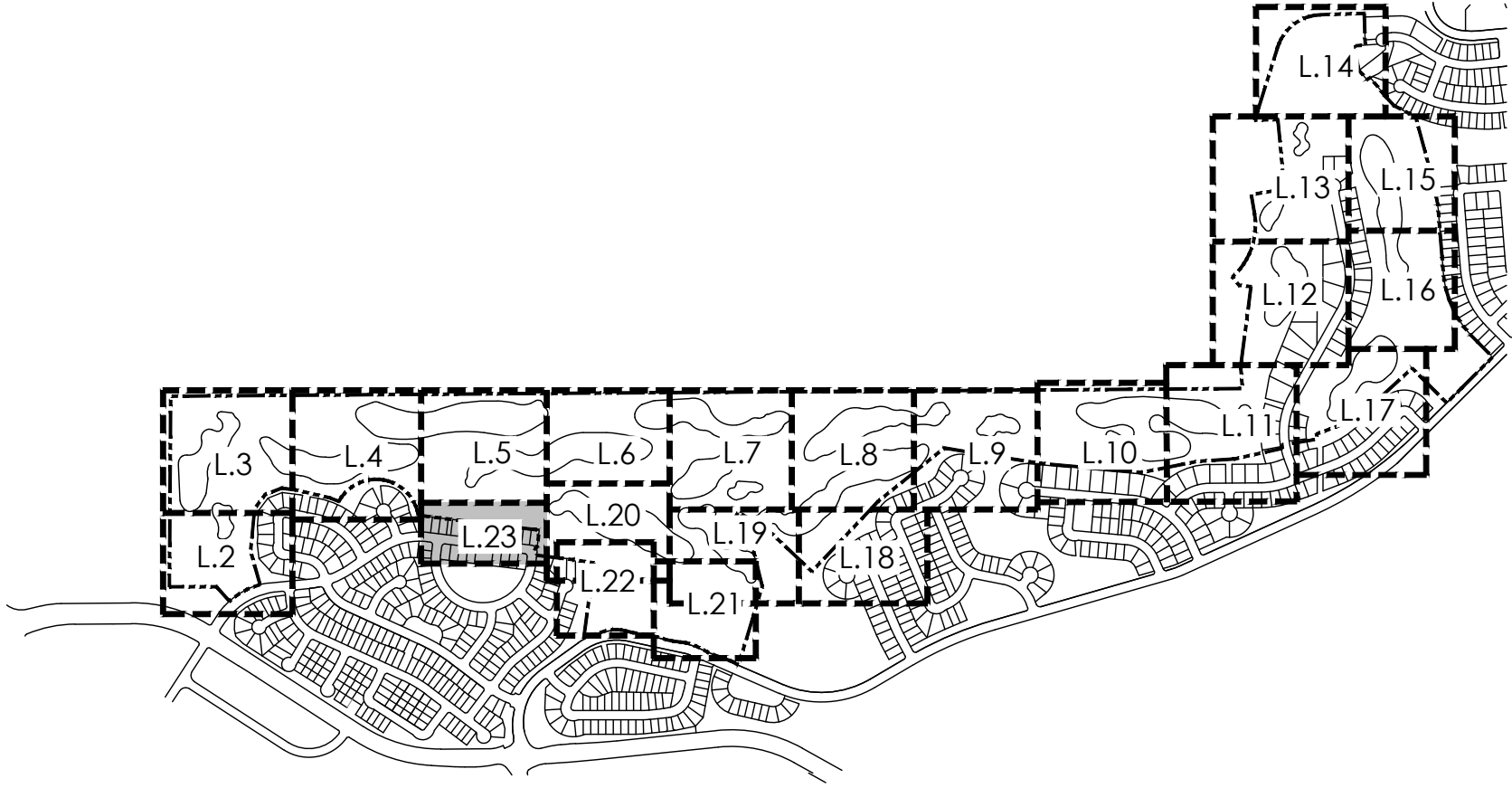
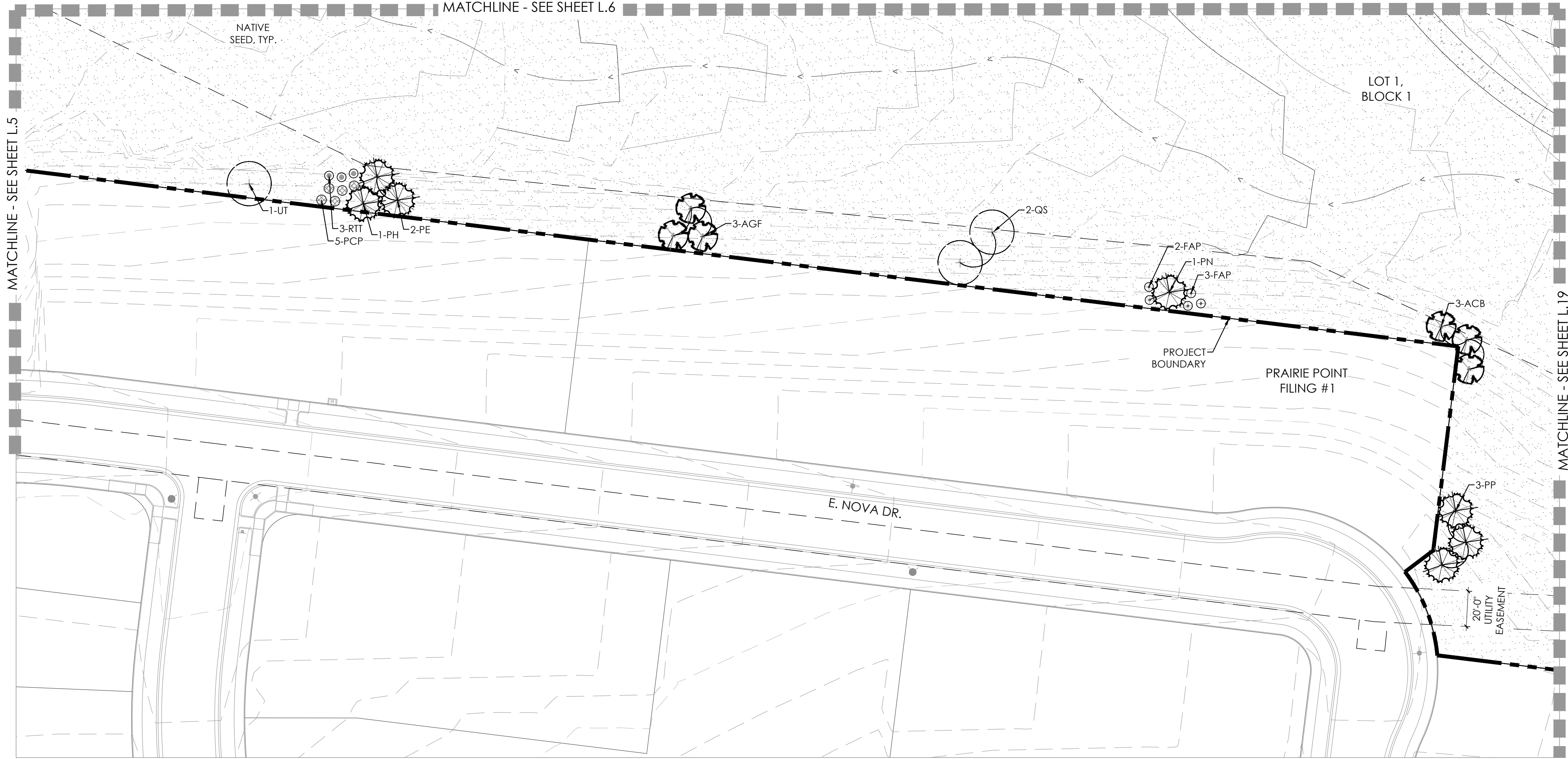
LANDSCAPE PLANS

SHEET NUMBER

L.22

SHEET 49 OF 58

NOVEMBER 18, 2022



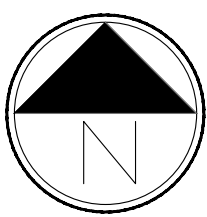
KEYMAP

LEGEND

- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
OD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

L.23

SHEET 50 OF 58

NOVEMBER 18, 2022



td terracina
design
10200 E. Girard Ave. Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

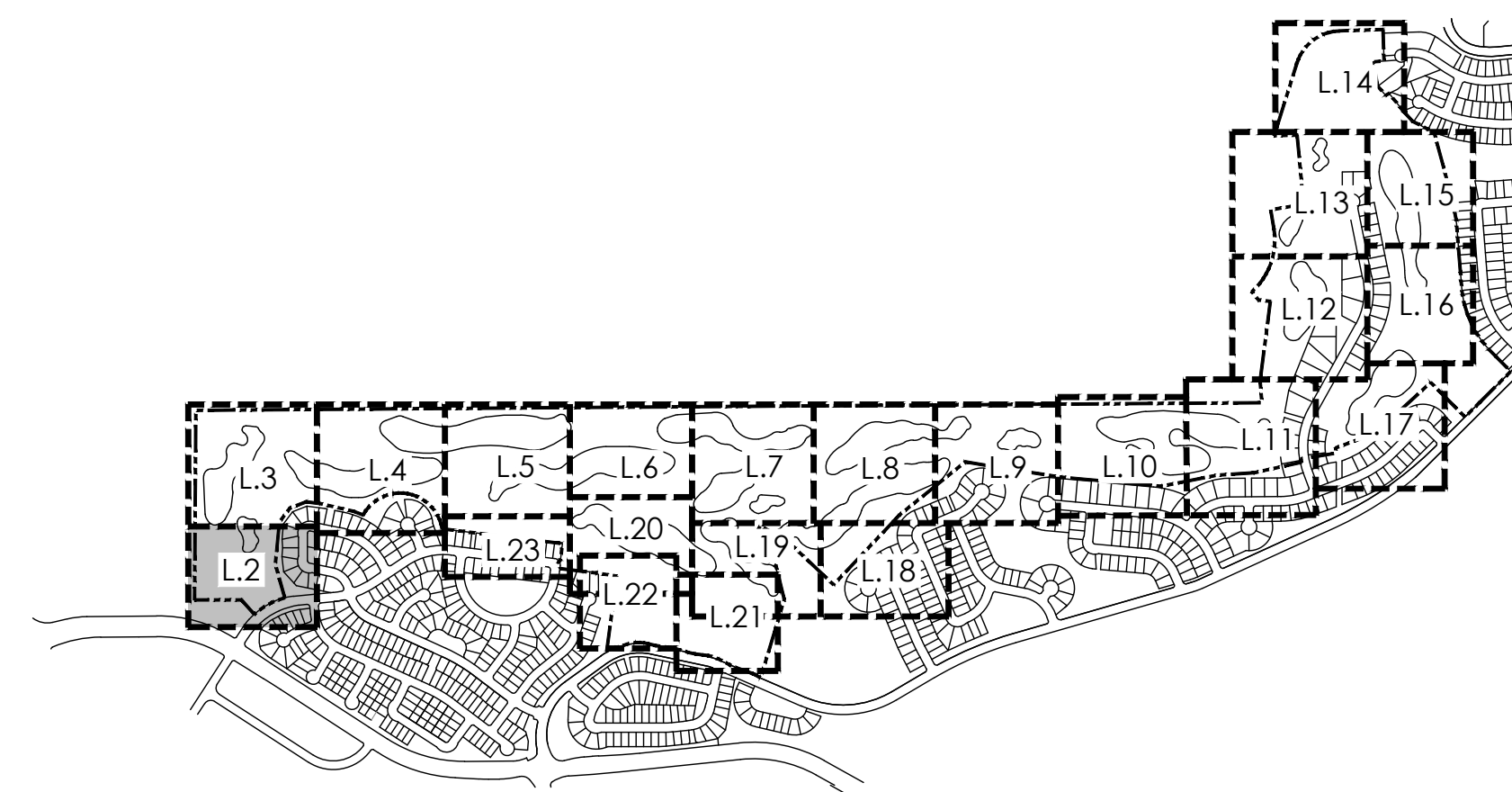
LANDSCAPE PLANS

SHEET NUMBER

L.24







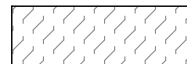
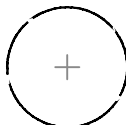







SHEET 51 OF 58

NOVEMBER 18, 2022



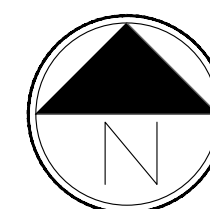
KEYMAP

LEGEND

	TEE/ GREEN
	FAIRWAY
	SANDTRAP
	IRRIGATED NATIVE GRASS
	NON-IRRIGATED NATIVE GRASS
	CONCRETE
	IRRIGATION POND
	DECIDUOUS SHADE TREE
	EVERGREEN TREE
	ORNAMENTAL TREE
	MITIGATION TREE
	TREE TO REMAIN
	DECIDUOUS SHRUBS
	3 RAIL FENCE
	6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHAOBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 20'-0"

0 10 20 40

PLANT LIST

QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE	TYPE
DECIDUOUS SHADE TREES					
15	CS	CATALPA SPECIOSA	CATALPA, WESTERN	2.5" CAL	B&B
23	CO	CELTIS OCCIDENTALIS	HACKBERRY, WESTERN	2.5" CAL	B&B
9	GD	GYMNOCLADUS DIOICUS 'ESPRESSO'	KENTUCKY COFFEETREE, SEEDLESS	2.5" CAL	B&B
20	GTI	GLEDITSIA TRIACANTHOS 'INERMIS 'IMPERIAL'	HONEYLOCUST, IMPERIAL	2.5" CAL	B&B
27	GTS	GLEDITSIA TRIACANTHOS INERMIS 'SKYLINE'	HONEYLOCUST, SKYLINE	2.5" CAL	B&B
18	QB	QUERCUS BICOLOR	OAK, SWAMP WHITE	2.5" CAL	B&B
13	QM	QUERCUS MACROCARPA	OAK, BUR	2.5" CAL	B&B
19	QL	QUERCUS LACEYI	OAK, TEXAS RED	2.5" CAL	B&B
29	QS	QUERCUS 'SHUMMARD'	OAK, SCHUMMARD	2.5" CAL	B&B
31	UT	ULMUS X TRIUMPH	ELM, TRIUMPH	2.5" CAL	B&B
ORNAMENTAL TREES					
19	ACB	AMELANCHIER CANADENSIS	SERVICEBERRY, SHADBLOW	6-8' MULTI	B&B
26	AGF	ACER GINNALA 'FLAME'	MAPLE, FLAME AMUR	6-8' MULTI	B&B
21	CCI	CRATAEGUS CRUS-GALLI INERMIS	HAWTHORN, COCKSPUR THORNLESS	6-8' MULTI	B&B
24	CLC	CRATAEGUS LAEVIGATA 'CRIMSON CLOUD'	HAWTHORN, CRIMSON CLOUD	2" CAL	B&B
18	CVW	CRATAEGUS VIRIDIS 'WINTER KING'	HAWTHORN, WINTER KING	2" CAL	B&B
16	MPF	MALUS 'PRAIRIE FIRE'	CRABAPPLE, PRAIRIE FIRE	6-8' MULTI	B&B
20	PVC	PRUNIS VIRGINIANA 'CANADA RED' OR 'SCHUBERT'	CHOKECHERRY, CANADA RED OR SCHUBERT	6-8' MULTI	B&B
EVERGREEN TREES					
29	PE	PINUS EDULIS	PINE, PINON	6' HT.	B&B
72	PH	PINUS HELDREICHII (LEUCODERMIS)	PINE, BOSNIAN	6' HT.	B&B
135	PN	PINUS NIGRA	PINE, AUSTRIAN	6' HT.	B&B
78	PP	PINUS PONDEROSA	PINE, PONDEROSA	6' HT.	B&B
DECIDUOUS SHRUBS					
156	ACA	AMELANCHIER ALNIFOLIA	SERVICEBERRY, SASKATOON	#5	CONT.
399	ACS	ARTEMISIA CANA	SAGEBRUSH, SILVER	#5	CONT.
384	ENG	ERICAMERIA NAUSEOSA SSP. NAUSEOSA VAR. GLABRATA	RABBITBRUSH, TALL GREEN	#5	CONT.
285	FAP	FALLUGIA PARADOXA	APACHE PLUME	#5	CONT.
372	RTT	RHUS TRILOBATA	SUMAC, THREE LEAF	#5	CONT.
132	SAB	SHEPHERDIA ARGENTEA	BUFFALOBERRY, SILVER	#5	CONT.
230	PCP	PRUNUS X CISTENA	PLUM, PURPLE LEAF	#5	CONT.
*WATER USE TABLE BASED OFF OF CSU FRONT RANGE TREE RECOMMENDATION LIST & CITY OF AURORA XERISCAPE AND NO-WATER PLANT LIST.					

NOTES

- THE DEVELOPER, HIS SUCCESSORS AND ASSIGNS, SHALL BE RESPONSIBLE FOR INSTALLATION, MAINTENANCE AND REPLACEMENT FOR ALL LANDSCAPING MATERIALS SHOWN OR INDICATED ON THE APPROVED SITE PLAN OR LANDSCAPE PLAN ON FILE IN THE PLANNING DEPARTMENT.
- ALL LANDSCAPE AREAS AND PLANT MATERIALS, EXCEPT FOR NON-IRRIGATED NATIVE, RESTORATIVE, AND DRYLAND GRASS AREAS THAT COMPLY WITH REQUIREMENTS FOUND IN SEC. 146-4.7.3.C MUST BE WATERED BY AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM. IRRIGATION SYSTEM DESIGN, INSTALLATION, OPERATION, AND MAINTENANCE SHALL CONFORM TO REQUIREMENTS FOUND IN THE CITY OF AURORA IRRIGATION ORDINANCE.
- ALL UTILITY EASEMENTS SHALL REMAIN UNOBSTRUCTED AND FULLY ACCESSIBLE ALONG THEIR ENTIRE LENGTH FOR THE MAINTENANCE EQUIPMENT ENTRY.
- ALL LANDSCAPED AREAS SHALL RECEIVE SOIL PREPARATION. SODDED AREAS AND LANDSCAPE BEDS SHALL RECEIVE 4 CUBIC YARDS OF COMPOST PER 1,000 S.F. MINIMUM. SEEDED AREAS SHALL RECEIVE 2 CUBIC YARDS OF COMPOST PER 1,000 S.F. MINIMUM. COMPOST SHALL BE CLASS 1.
- TREES PLANTED IN SEED AND SOD AREAS SHALL CONTAIN DOUBLE SHREDDED LONG CEDAR MULCH.
- ALL ADA ACCESSIBLE WALKS SHALL BE STANDARD GRAY CONCRETE W/ MEDIUM BROOM FINISH. A FEW MINOR NON ADA TRAILS SHALL BE CRUSHER FINES. PEDESTRIAN NODES SHALL BE STANDARD GRAY CONCRETE W/MEDIUM BROOM FINISH.
- LANDSCAPE MATERIAL SHALL NOT BE PLACED OR KEPT NEAR FIRE HYDRANTS IN A MANNER THAT WOULD PREVENT SUCH EQUIPMENT FROM BEING IMMEDIATELY DISCERNIBLE. A 5-FOOT CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF FIRE HYDRANTS. LANDSCAPING MATERIAL SHOWN WITHIN THE SITE PLAN CANNOT ENCROACH INTO ROADWAYS THAT ARE DEDICATED (OR DESIGNATED) AS FIRE LANE EASEMENTS (OR CORRIDORS).
- ALL PROPOSED LANDSCAPING WITHIN THE SIGHT TRIANGLE SHALL BE IN COMPLIANCE WITH COA ROADWAY SPECIFICATIONS, SECTION 4.04.2.10 AND UDO SECTION 146.4.7.5. VII

OPEN SPACE REQUIREMENTS

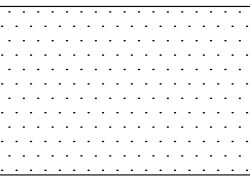
TRACT	TRACT DESCRIPTION	TOTAL TRACT AREA (SF)	TREES REQUIRED (OPEN SPACE 1/4000 SF)	TREES PROVIDED	SHRUBS REQUIRED (OPEN SPACE 10/4000 SF)	TREES EQUIVALENT TO SHRUBS	*SHRUBS PROVIDED	SHRUB AND TREE EQUIVALENTS TOTAL
							5 GAL	
TRACT A	OPEN SPACE	253,680	63	130	634	804	480	1284
TOTALS		253,680	63	130	634	804	480	1,284
NOTE: (1) 2.5" CAL. TREE = (12) 5 GAL. SHRUBS, (1) 2.0" CAL. TREE = (10) 5 GAL. SHRUBS								
NOTE: ONLY 1 GAL. GRASSES BEING COUNTED TOWARDS REQUIREMENTS								
NOTE: WHERE THE NUMBER FOR SHRUBS PROVIDED IS LOWER THAN WHAT IS REQUIRED, THE REQUIREMENT IS MET THROUGH THE TREE EQUIVILENT NOTED ABOVE								

Provide landscape table for the building perimeter landscaping for the Comfort Station and Maintenance Building.
Provide the parking lot landscaping for the Maintenance Building.

Provide a Table that documents the high, medium and low water use areas by square footage and by percentage of the overall landscape area for the project site.

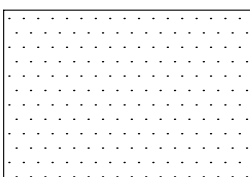
GREENS SEED MIX

GREENS SEED MIX		
COMMON NAME	SCIENTIFIC NAME	LBS/ 1,000 SQ. FOOT
GRASSES		
007XL CREEPING BENTGRASS	AGROSTIS STOLONIFERA	1.5
LBS/ 1,000 SQ. FOOT		28.7



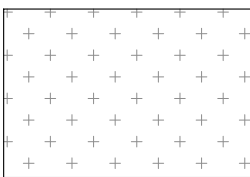
TEES SEED MIX

TEES SEED MIX		
COMMON NAME	SCIENTIFIC NAME	PLS LBS/ACRE
GRASSES		
SR5130 CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	75
SILHOUETTE CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	75
SAMANTA SLENDER CREEPING RED FESCUE	FESTUCA RUBRA L. SUBSP. LITTORALIS	90
RUDDY CREEPING RED FESCUE	FESTUCA RUBRA SSP. RUBRA	60
TOTAL POUNDS PLS/ACRE		300



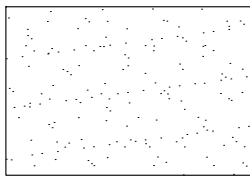
FAIRWAY SEED MIX

TEES SEED MIX		
COMMON NAME	SCIENTIFIC NAME	PLS LBS/ACRE
GRASSES		
SR5130 CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	75
SILHOUETTE CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	75
SAMANTA SLENDER CREEPING RED FESCUE	FESTUCA RUBRA L. SUBSP. LITTORALIS	90
RUDDY CREEPING RED FESCUE	FESTUCA RUBRA SSP. RUBRA	60
TOTAL POUNDS PLS/ACRE		300



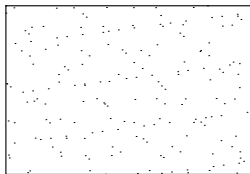
PRIMARY ROUGH SEED MIX

TEES SEED MIX		
COMMON NAME	SCIENTIFIC NAME	PLS LBS/ACRE
GRASSES		
SR2284 KENTUCKY BLUEGRASS	POA PRATENSIS	45
SR2150 KENTUCKY BLUEGRASS	POA PRATENSIS	45
SILHOUETTE CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	45
SR5130 CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	45
SR23150 HARD FESCUE	FESTUCA TRACHYPHYLLA	45
TOTAL POUNDS PLS/ACRE		225



OUTER ROUGH SEED MIX

TEES SEED MIX		
COMMON NAME	SCIENTIFIC NAME	PLS LBS/ACRE
GRASSES		
QUATRO SHEEP FESCUE	FESTUCA OVINA	37.5
SR3150 HARD FESCUE	FESTUCA TRACHYPHYLLA	37.5
TOTAL POUNDS PLS/ACRE		75



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

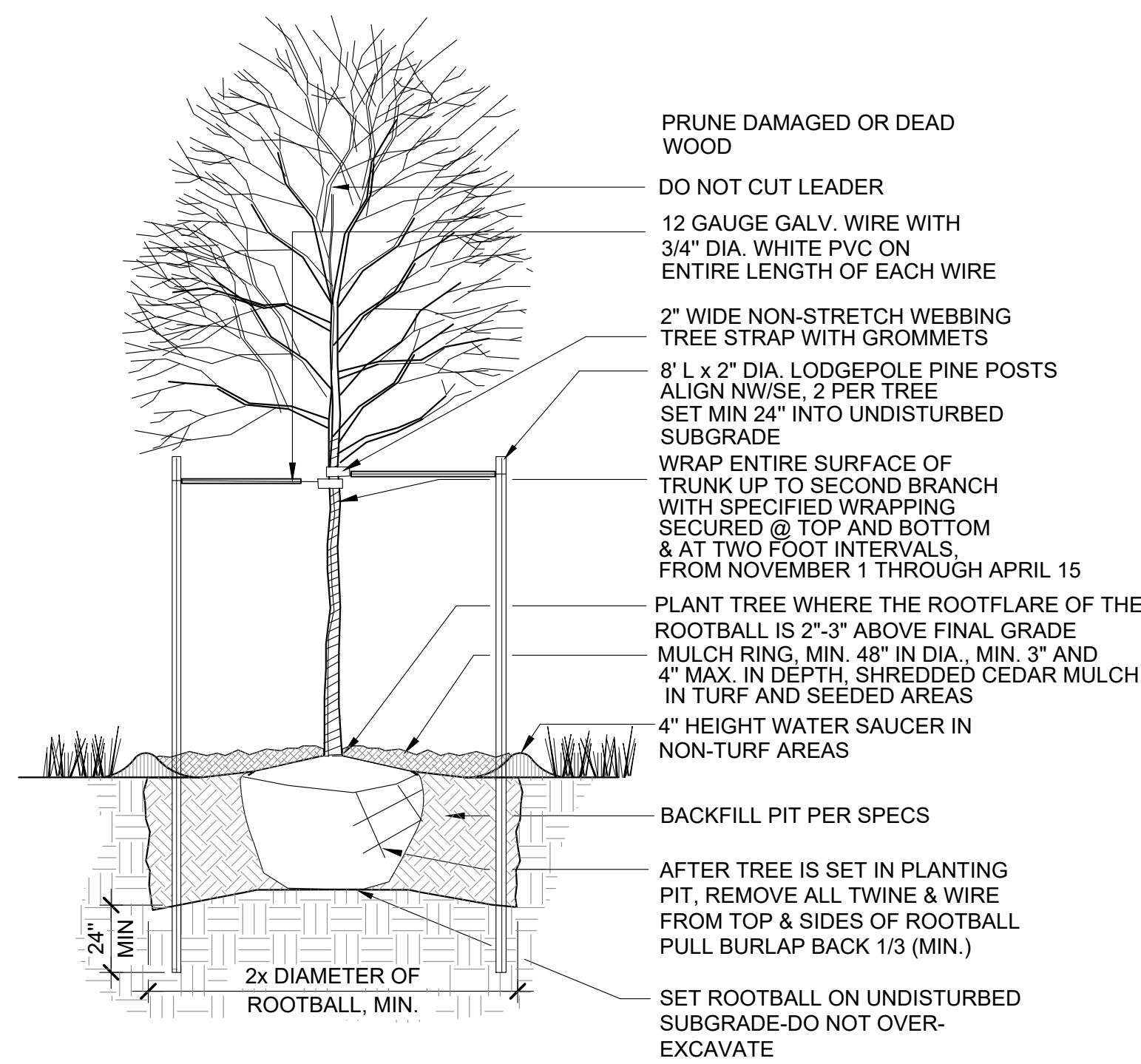
SHEET NUMBER

L.25

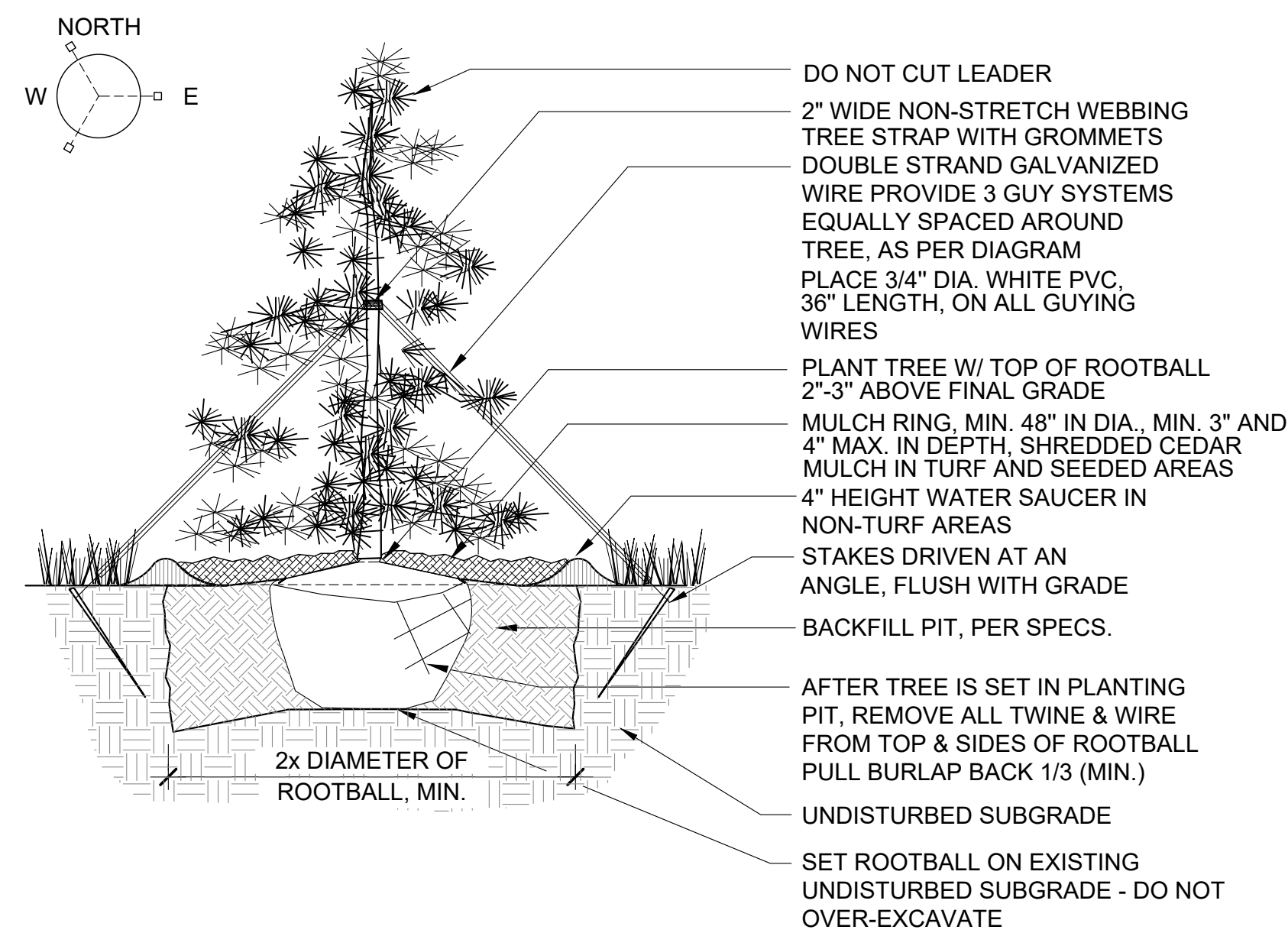
SHEET 52 OF 58

NOVEMBER 18, 2022

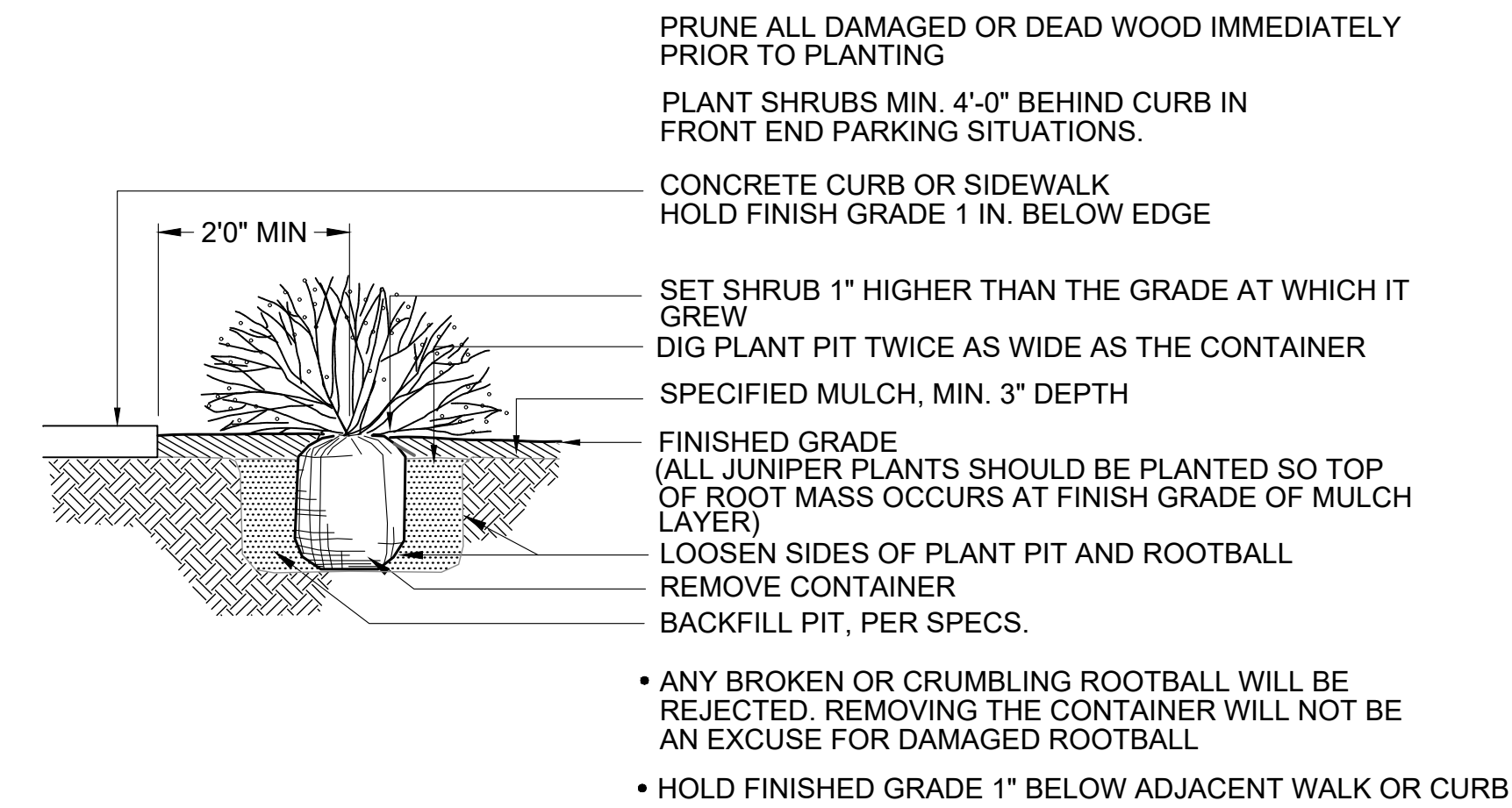
NOT FOR CONSTRUCTION



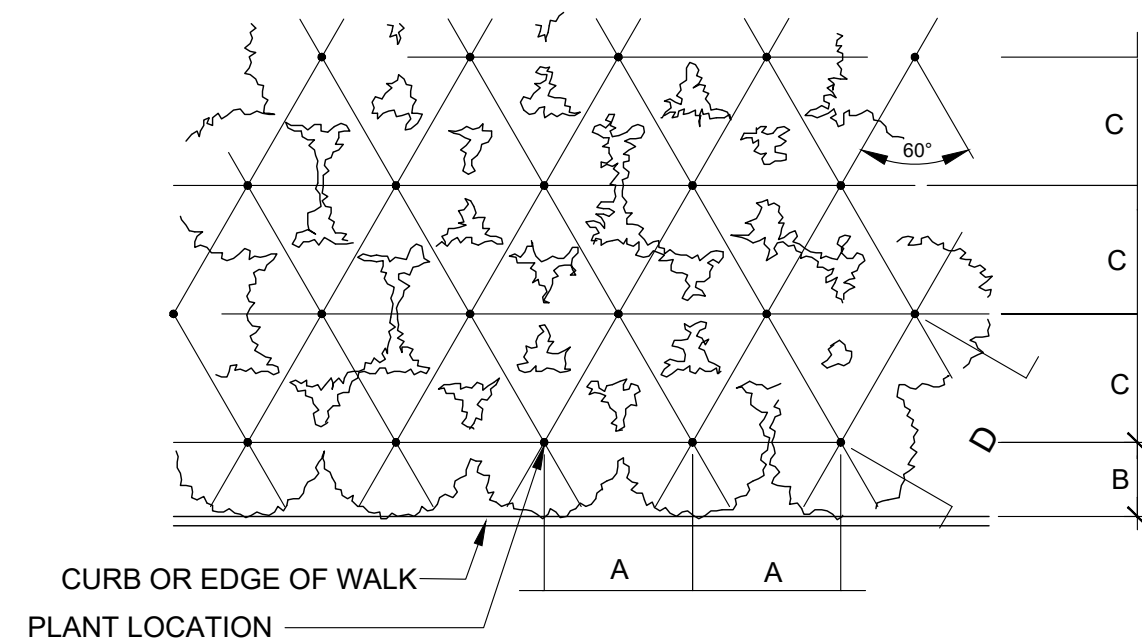
1 DECIDUOUS TREE PLANTING DETAIL
SCALE: NTS



2 EVERGREEN TREE PLANTING DETAIL
SCALE: NTS

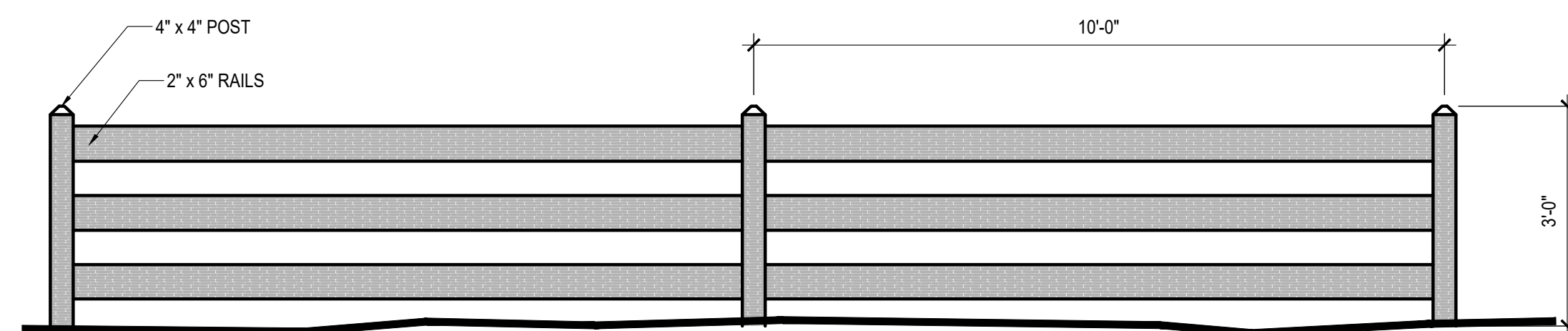


3 SHRUB PLANTING DETAIL
SCALE: NTS



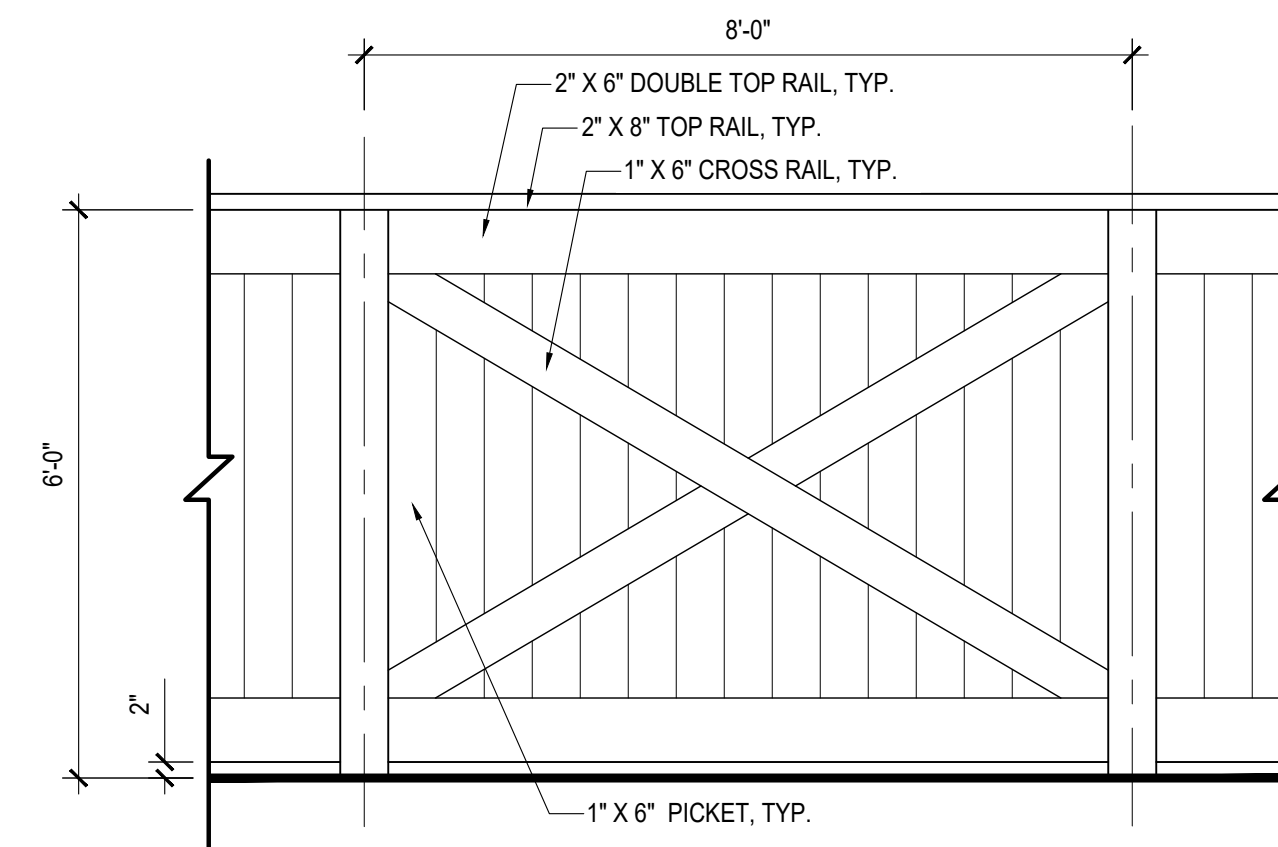
PLANT SPACING	A	B	C	D
24"	24"	18"	21"	24"
30"	30"	15"	26"	30"
36"	36"	30"	31"	36"
48"	48"	30"	42"	48"
60"	60"	36"	52"	60"

4 SHRUB PLANT SPACING DETAIL
SCALE: NTS



5 3 RAIL FENCE
SCALE: NTS

Identify fence material



6 6' SOLID FENCE
SCALE: NTS

Identify fence material



7 MAINTENANCE GATE
SCALE: NTS



8 FIRE GATE WITH KNOX BOX
SCALE: NTS

NOTE:
ALL DETAILS ARE FOR REFERENCE ONLY. FINAL STRUCTURES TO BE DETERMINED AT CONSTRUCTION DOCUMENTS.



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

L.26

SHEET 53 OF 58

NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



ENTRY ELEVATION



NORTH ELEVATION

ELEMENTS



ALUM. STOREFRONT
WINDOWS
"DARK BRONZE"



STAINED WOOD
STILE + RAIL DOORS



WALL SCONCE
TECH LIGHTING
"WINDFALL"

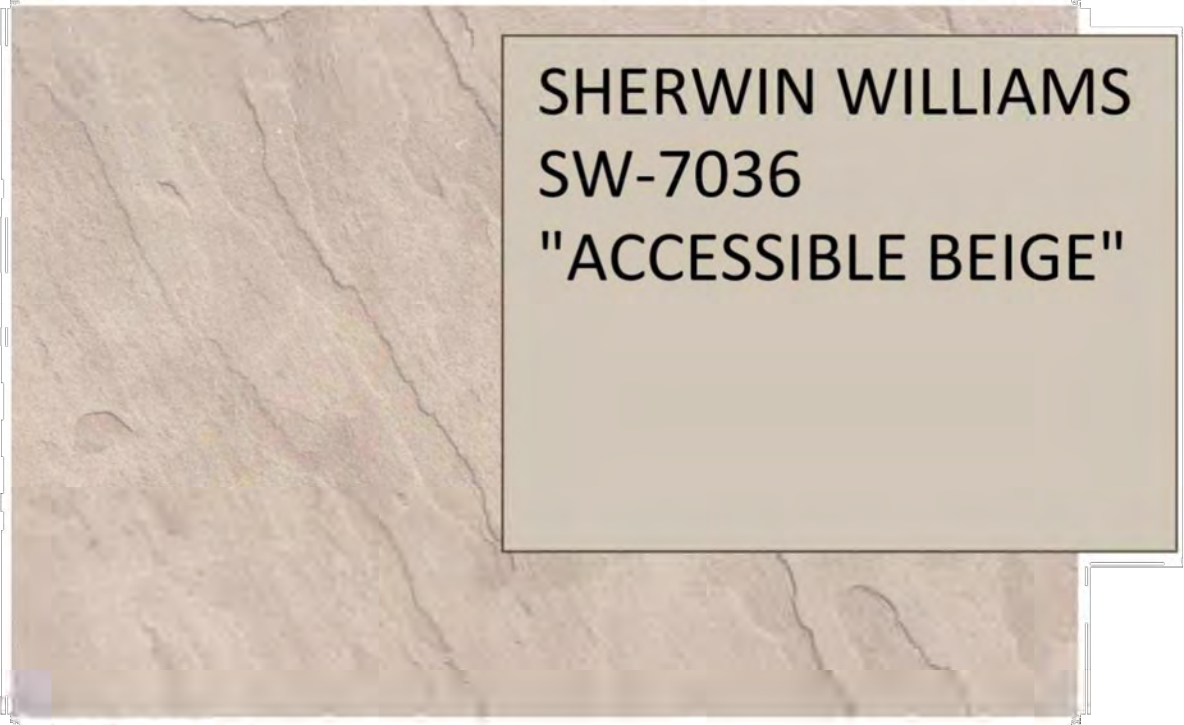


BLACK - EXPOSED
STEEL COLLUMN / BEAMS

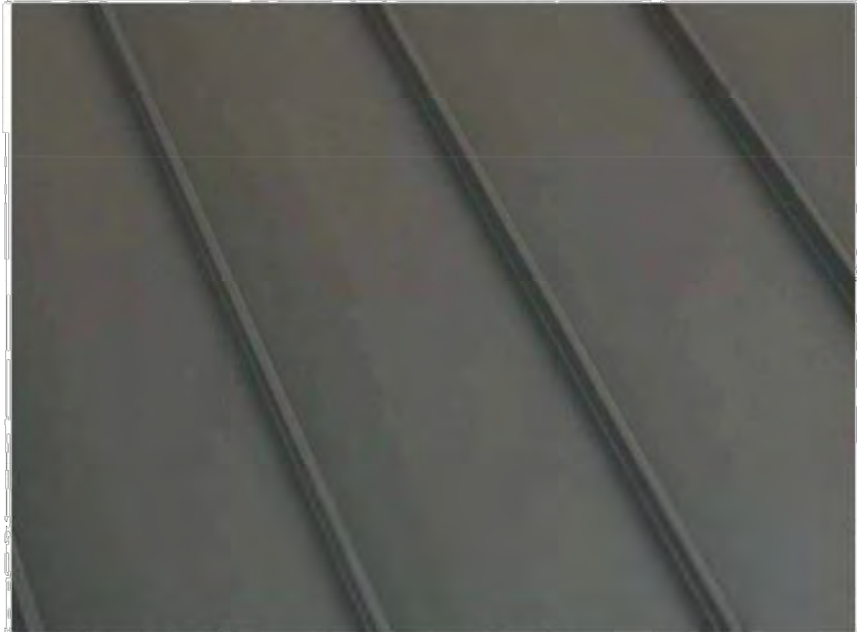
MATERIALS



TELLURIDE STONE
"SEBASTIAN SAWM LEDGE"



STUCCO



BERRIDGE METAL ROOF
"DARK BRONZE"



METAL ACCENT PANEL
"WEATHERED BRONZE"



TRIM: SHERWIN
WILLIAMS SW-7055
"ENDURING BRONZE"



Marsh & Associates, Inc.
COLORADO • TEXAS
© 2022 MARSH & ASSOCIATES, INC. A/P/I

October 28, 2022

PRAIRIE POINT
COMFORT STATION



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

ARCHITECTURAL
ELEVATIONS

SHEET NUMBER

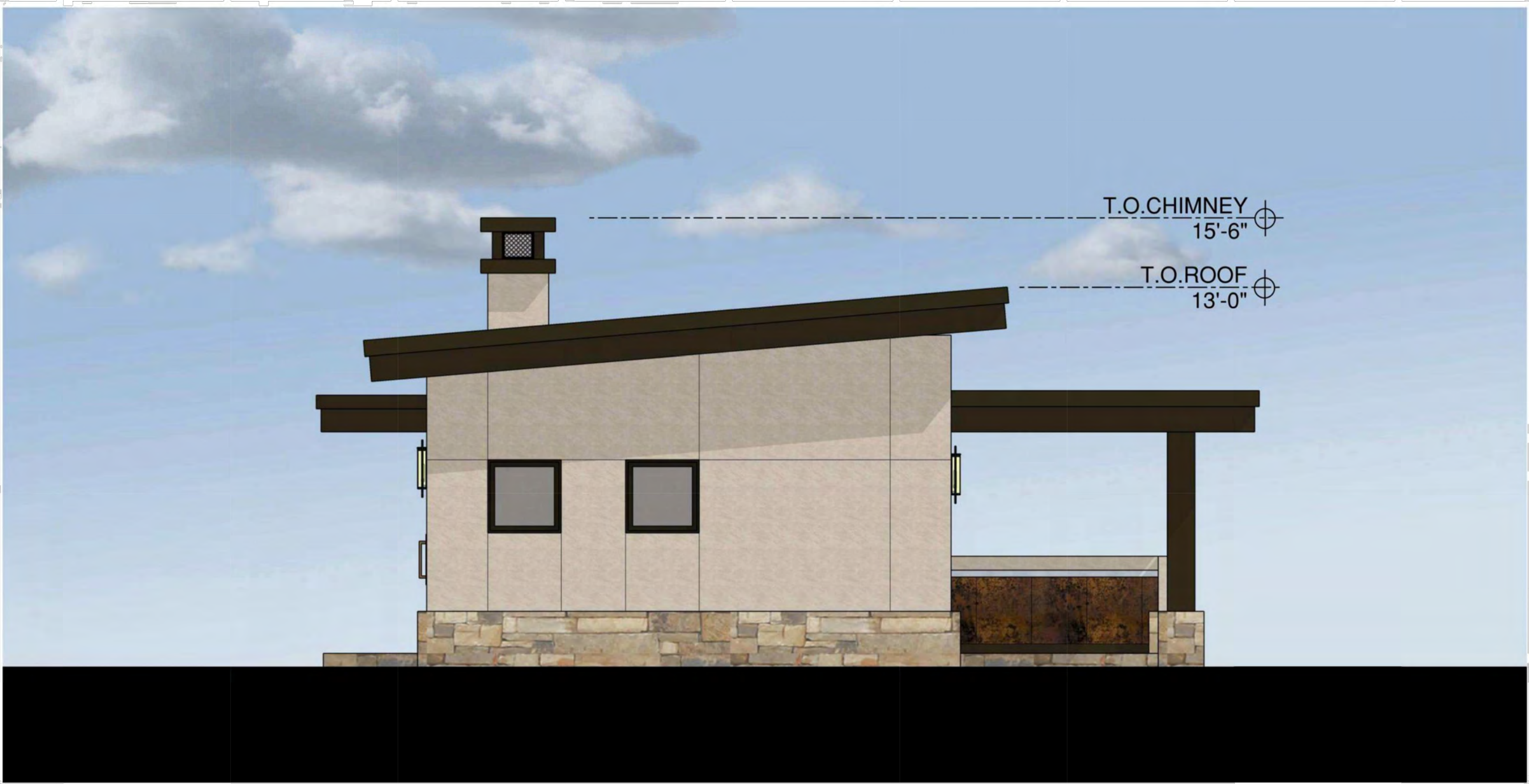
A.1

SHEET 54 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



BACK ELEVATION



SOUTH ELEVATION

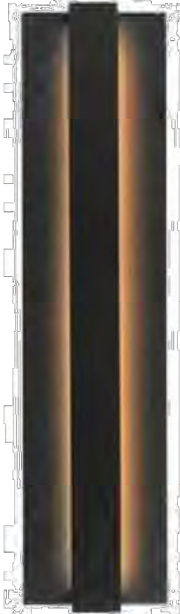
ELEMENTS



ALUM. STOREFRONT
WINDOWS
"DARK BRONZE"



STAINED WOOD
STILE + RAIL DOORS



WALL SCONCE
TECH LIGHTING
"WINDFALL"

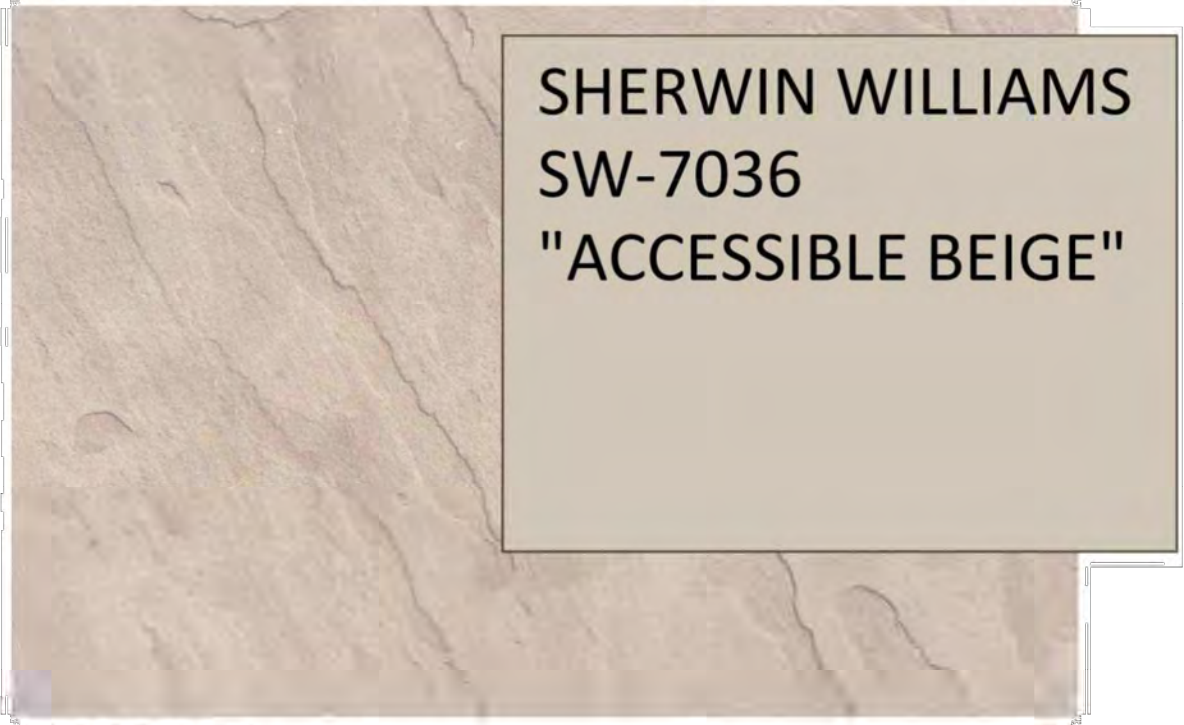


BLACK - EXPOSED
STEEL COLLUMN / BEAMS

MATERIALS



TELLURIDE STONE
"SEBASTIAN SAWN LEDGE"



STUCCO

SHERWIN WILLIAMS
SW-7036
"ACCESSIBLE BEIGE"



BERRIDGE METAL ROOF
"DARK BRONZE"



METAL ACCENT PANEL
"WEATHERED BRONZE"



TRIM: SHERWIN
WILLIAMS SW-7055
"ENDURING BRONZE"



Marsh & Associates, Inc.
COLORADO • TEXAS
© 2022 MARSH & ASSOCIATES, INC. A/P/I

October 28, 2022

PRAIRIE POINT
COMFORT STATION



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

ARCHITECTURAL
ELEVATIONS

SHEET NUMBER

A.2

SHEET 55 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



FRONT ELEVATION

ELEMENTS



WINDOWS
ALUMINUM CLAD
WOOD WINDOWS
COLOR TO MATCH
TRIM



DOORS
ALUMINUM CLAD
WOOD DOORS
COLOR: SW-7055
"ENDURING BRONZE"



LIGHTING
GOOSENECK BARN LIGHT
LIGHT BRONZE FINISH, FULLY
SHIELDED FOR NIGHT SKY

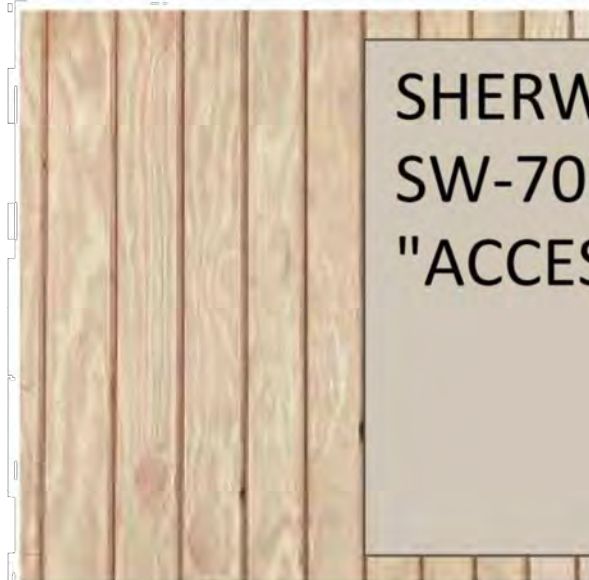
MATERIALS



BERRIDGE METAL ROOF
"BRONZE"



ASPHALT SHINGLES
GAF TIMBERLINE HDZ
"WEATHERED WOOD"



T-11 SIDING WITH
BATTEN SEAMS

SHERWIN WILLIAMS
SW-7036
"ACCESSIBLE BEIGE"

BEHR ST146
SEMI-TRANSPARENT
"CEDAR"

TRIM
SHERWIN WILLIAMS
SW-7035
"AESTHETIC WHITE"

ACCENT
SHERWIN WILLIAMS
SW-7055
"ENDURING BRONZE"



SIDE YARD ELEVATION

ELEMENTS



WINDOWS
ALUMINUM CLAD
WOOD WINDOWS
COLOR TO MATCH
TRIM



DOORS
ALUMINUM CLAD
WOOD DOORS
COLOR: SW-7055
"ENDURING BRONZE"



LIGHTING
GOOSENECK BARN LIGHT
LIGHT BRONZE FINISH, FULLY
SHIELDED FOR NIGHT SKY

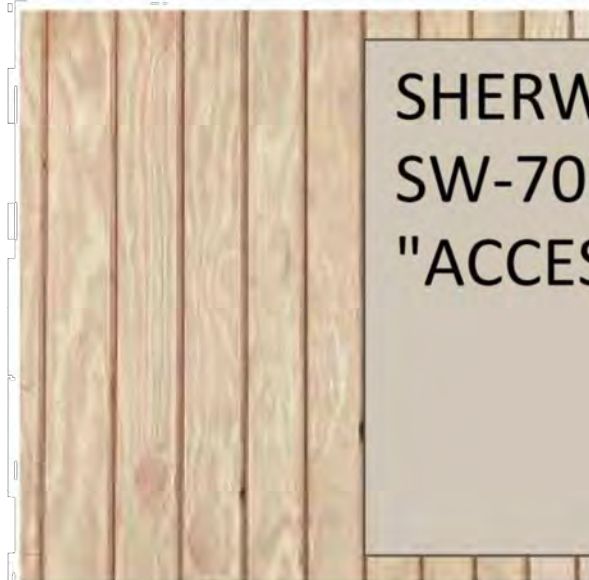
MATERIALS



BERRIDGE METAL ROOF
"BRONZE"

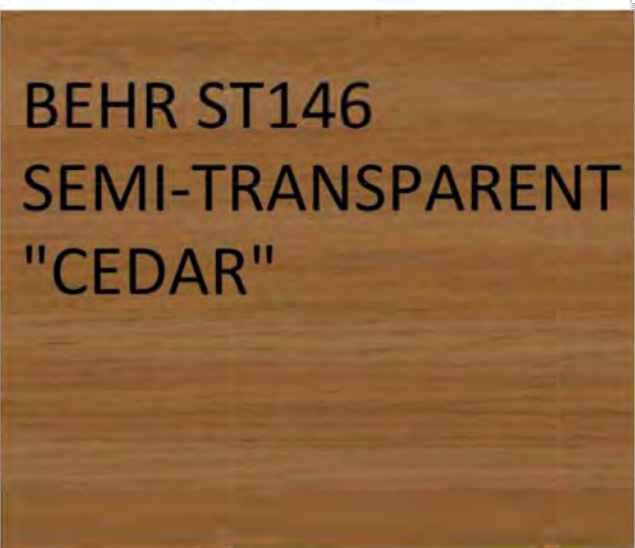


ASPHALT SHINGLES
GAF TIMBERLINE HDZ
"WEATHERED WOOD"

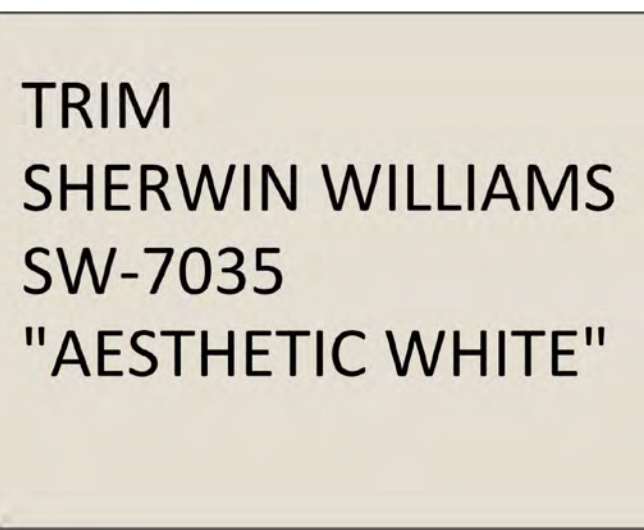


T-11 SIDING WITH
BATTEN SEAMS

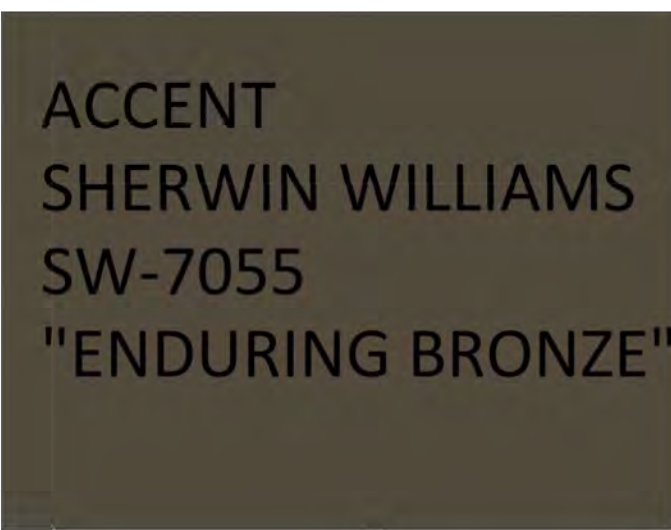
SHERWIN WILLIAMS
SW-7036
"ACCESSIBLE BEIGE"



BEHR ST146
SEMI-TRANSPARENT
"CEDAR"



TRIM
SHERWIN WILLIAMS
SW-7035
"AESTHETIC WHITE"



ACCENT
SHERWIN WILLIAMS
SW-7055
"ENDURING BRONZE"



Marsh & Associates, Inc.
COLORADO • TEXAS
© 2022 MARSH & ASSOCIATES, INC. A/P/I

October 28, 2022

PRAIRIE POINT
MAINTENANCE FACILITY



Know what's below.
Call before you dig.

terracina
design
Ed
10200 E. Oxford Ave., Ste. A-314
Denver, CO 80231
PH: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

ARCHITECTURAL
ELEVATIONS

SHEET NUMBER

A.4

SHEET 57 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



SIDE YARD ELEVATION

ELEMENTS



WINDOWS
ALUMINUM CLAD
WOOD WINDOWS
COLOR TO MATCH
TRIM



DOORS
ALUMINUM CLAD
WOOD DOORS
COLOR: SW-7055
"ENDURING BRONZE"



LIGHTING
GOOSENECK BARN LIGHT
LIGHT BRONZE FINISH, FULLY
SHIELDED FOR NIGHT SKY

MATERIALS



BERRIDGE METAL ROOF
"BRONZE"



ASPHALT SHINGLES
GAF TIMBERLINE HDZ
"WEATHERED WOOD"



T-11 SIDING WITH
BATTEN SEAMS

SHERWIN WILLIAMS
SW-7036
"ACCESSIBLE BEIGE"

BEHR ST146
SEMI-TRANSPARENT
"CEDAR"

TRIM
SHERWIN WILLIAMS
SW-7035
"AESTHETIC WHITE"

ACCENT
SHERWIN WILLIAMS
SW-7055
"ENDURING BRONZE"



Marsh & Associates, Inc.
COLORADO • TEXAS
© 2022 MARSH & ASSOCIATES, INC. A/P/I

October 28, 2022

PRAIRIE POINT
MAINTENANCE FACILITY



Know what's below.
Call before you dig.



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

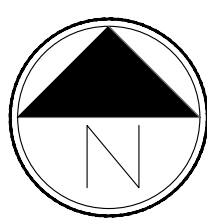
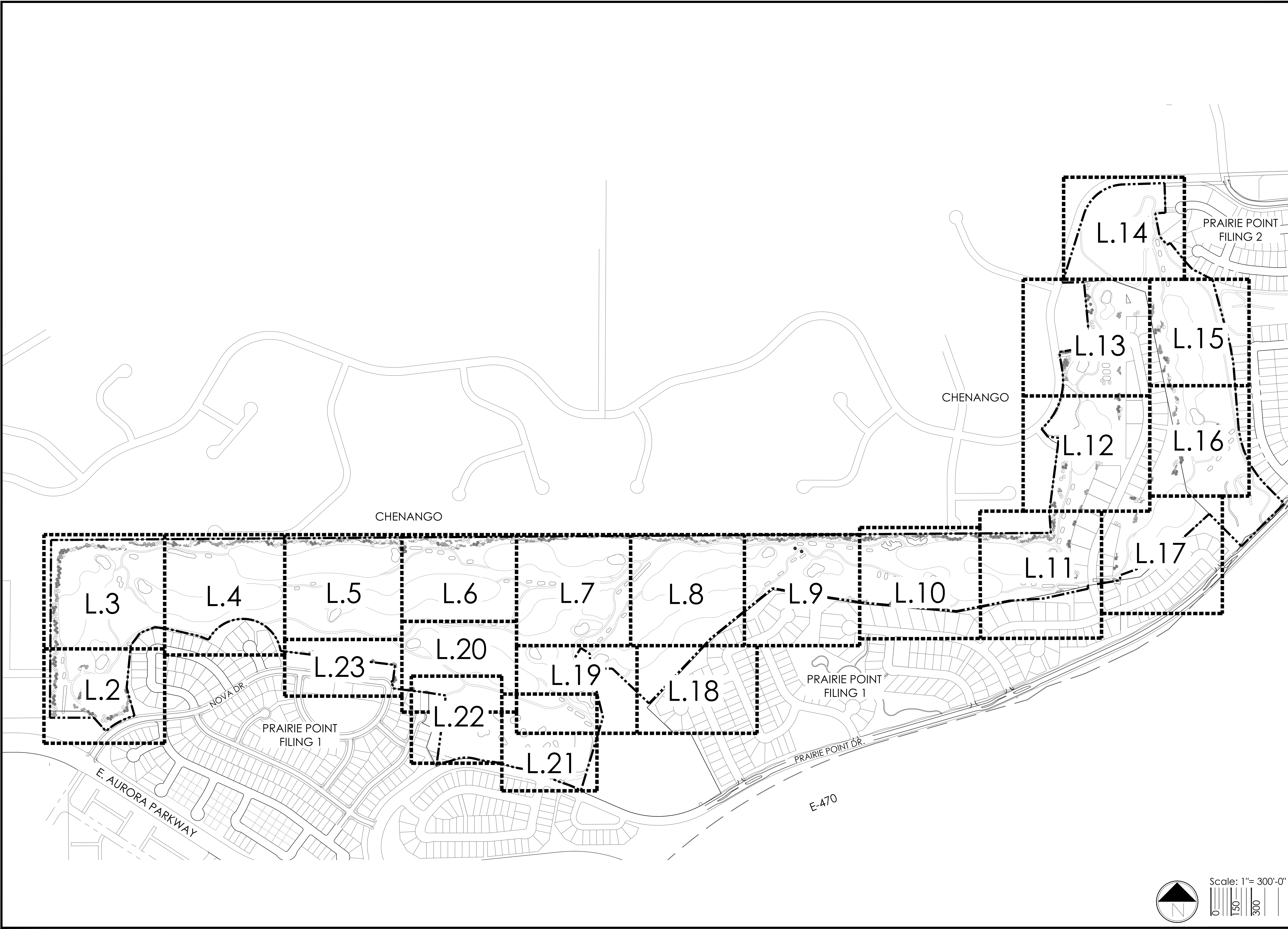
ARCHITECTURAL
ELEVATIONS

SHEET NUMBER

A.5

SHEET 58 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



Scale: 1"= 300'-0"

0 150 300 600



terracina
design
td
10200 E. Girard Ave., Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

L.2

SHEET 28 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



td terracina
design
10200 E. Girard Ave., Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

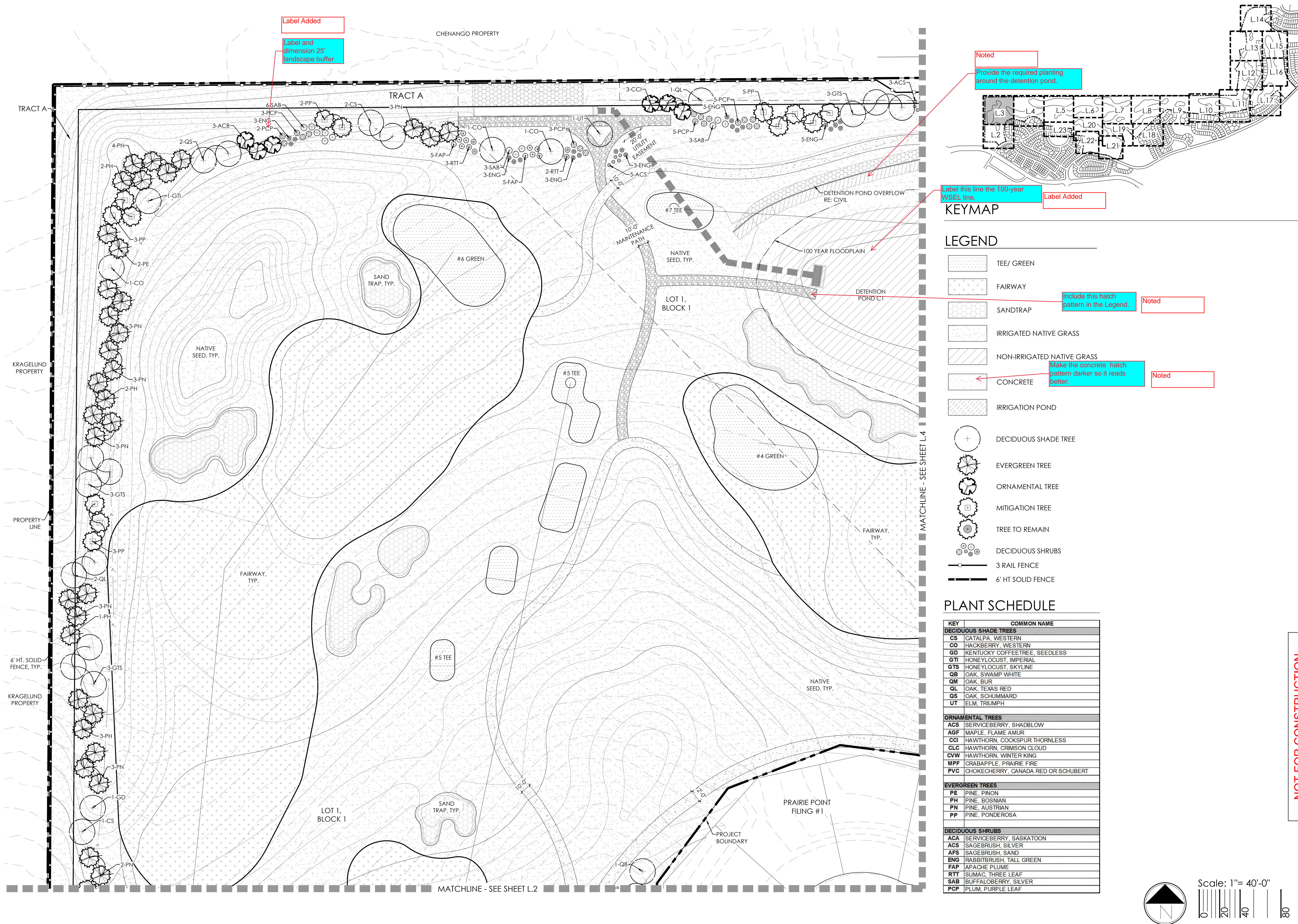
LANDSCAPE PLANS

SHEET NUMBER

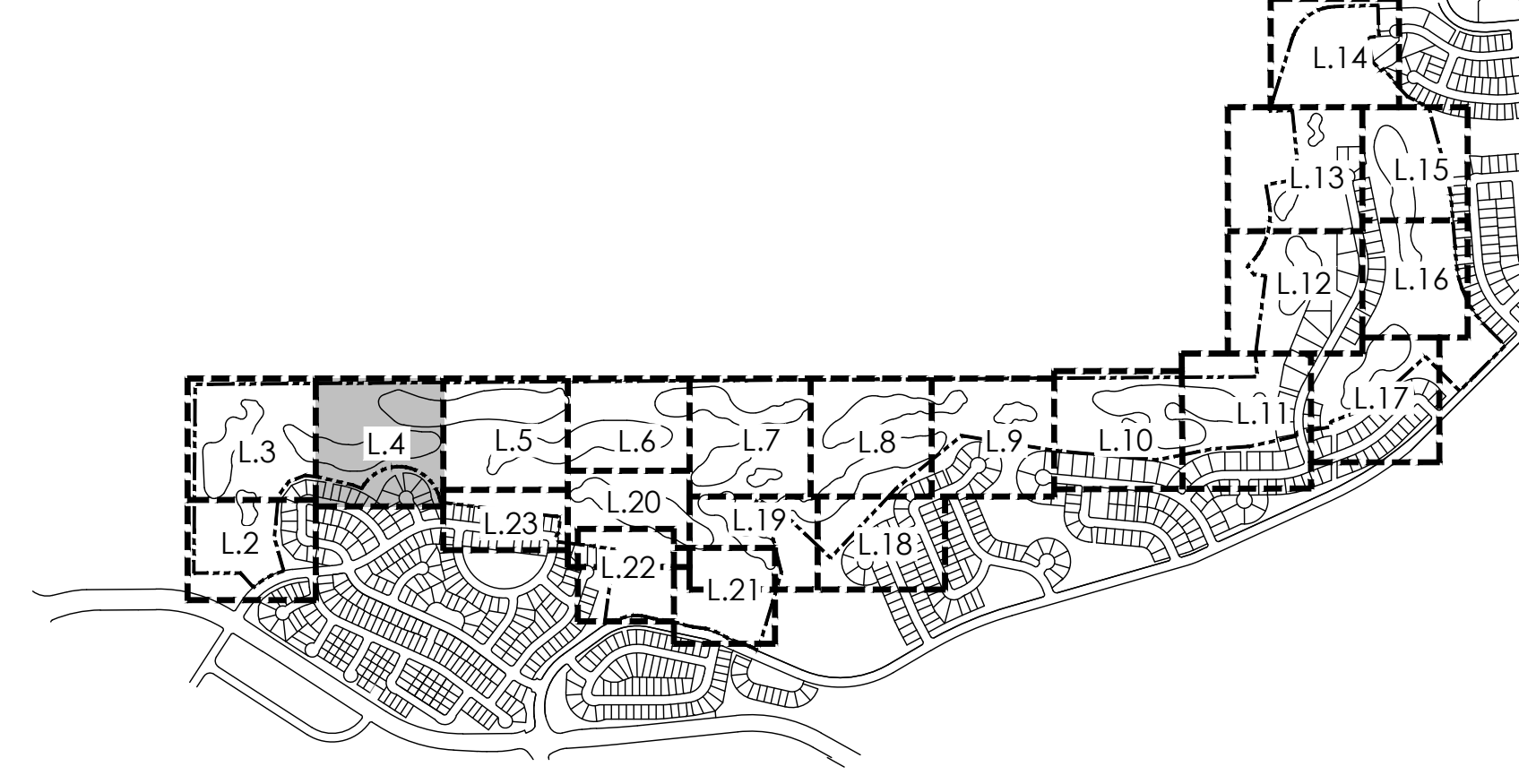
L.3

SHEET 30 OF 58

NOVEMBER 18, 2022



NOT FOR CONSTRUCTION



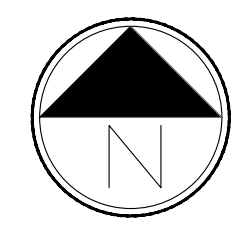
KEYMAP

LEGEND

- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLow
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

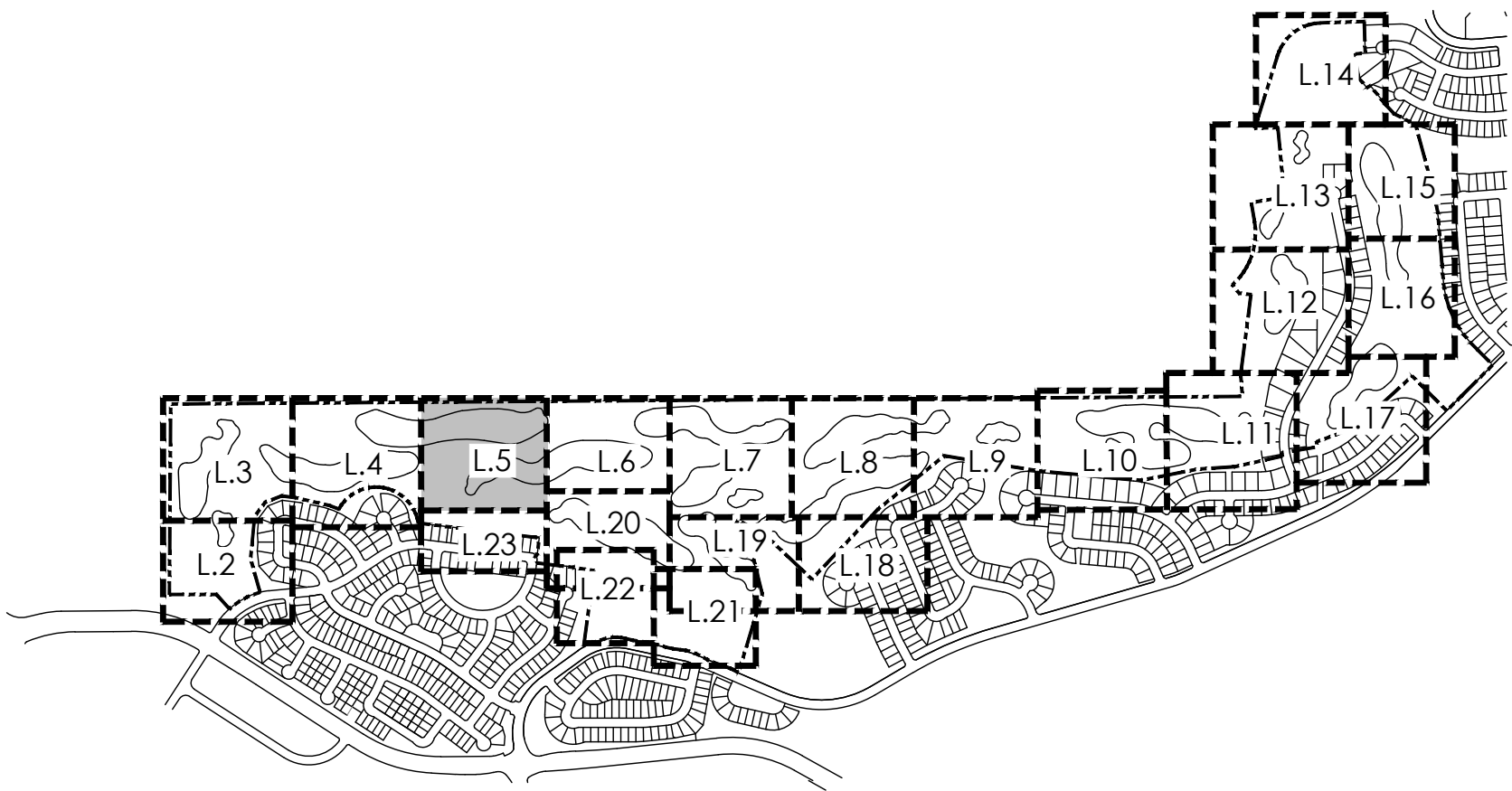
LANDSCAPE PLANS

SHEET NUMBER

L.4

SHEET 31 OF 58

NOVEMBER 18, 2022



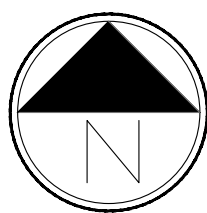
KEYMAP

LEGEND

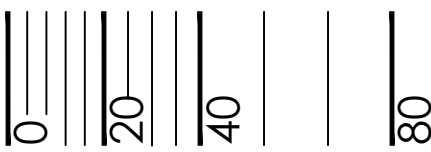
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEE TREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

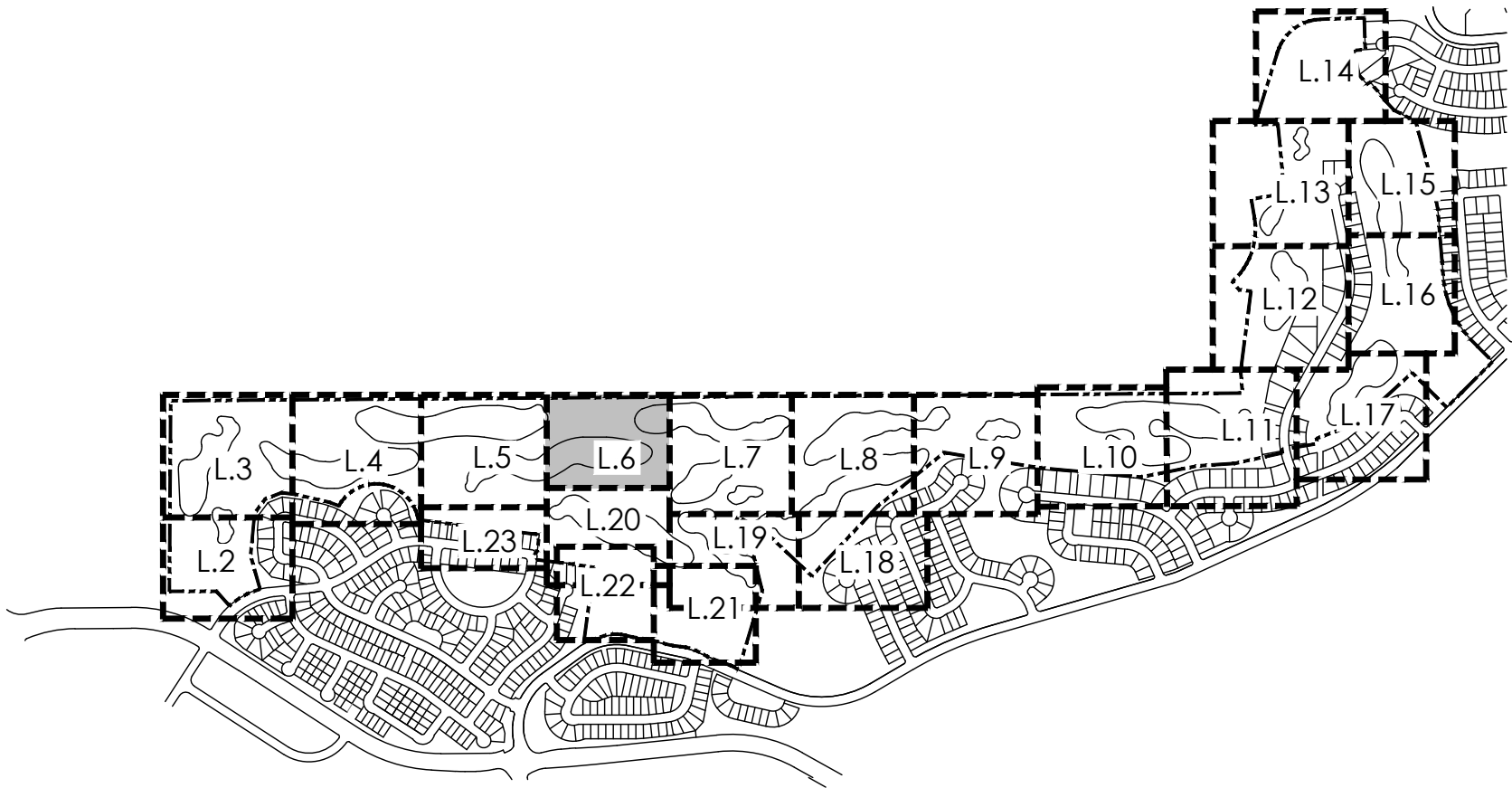
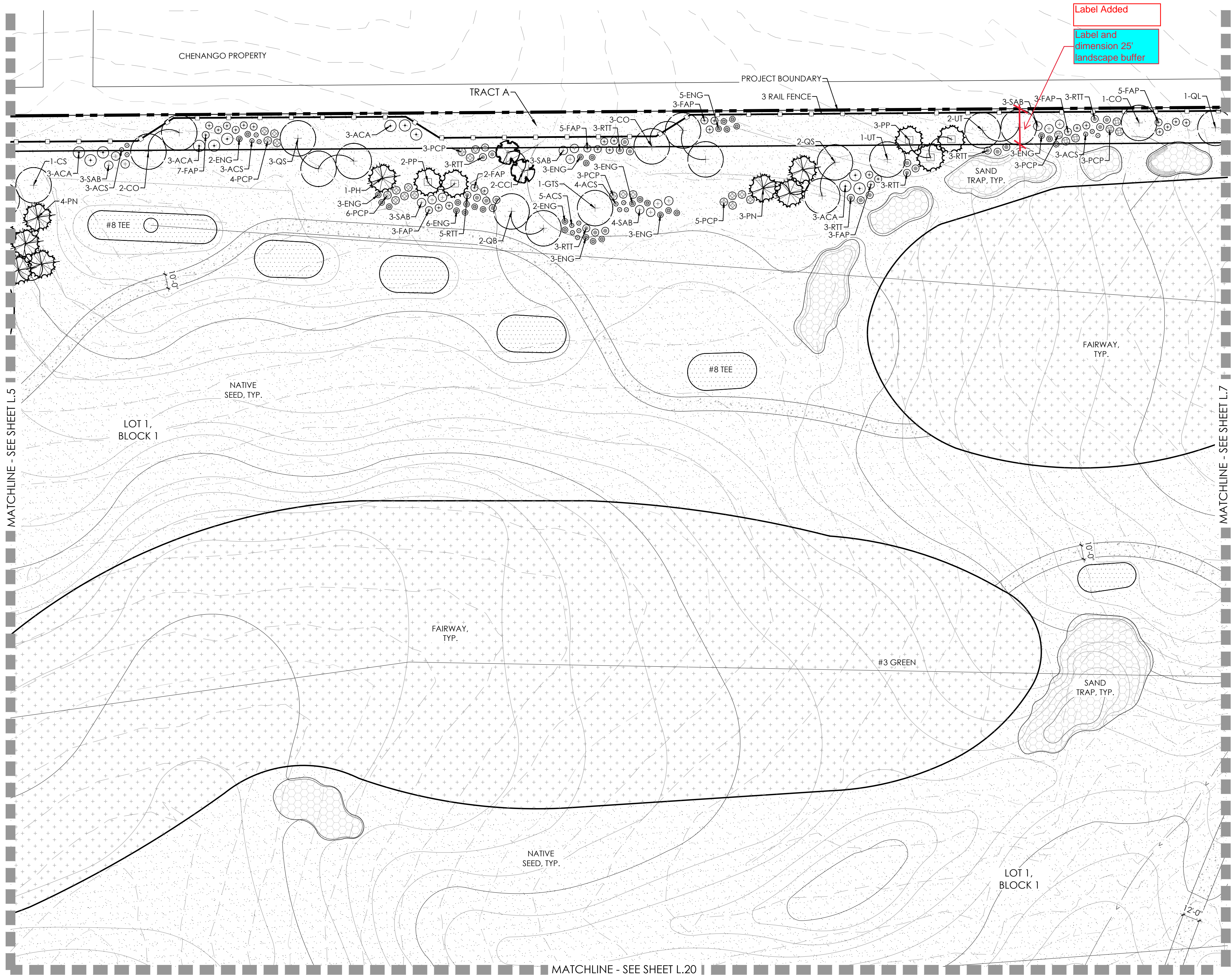
LANDSCAPE PLANS

SHEET NUMBER

L.5

SHEET 32 OF 58

NOVEMBER 18, 2022



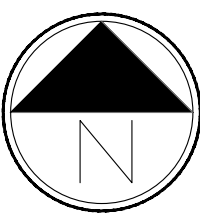
KEYMAP

LEGEND

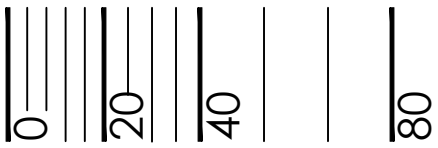
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLow
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

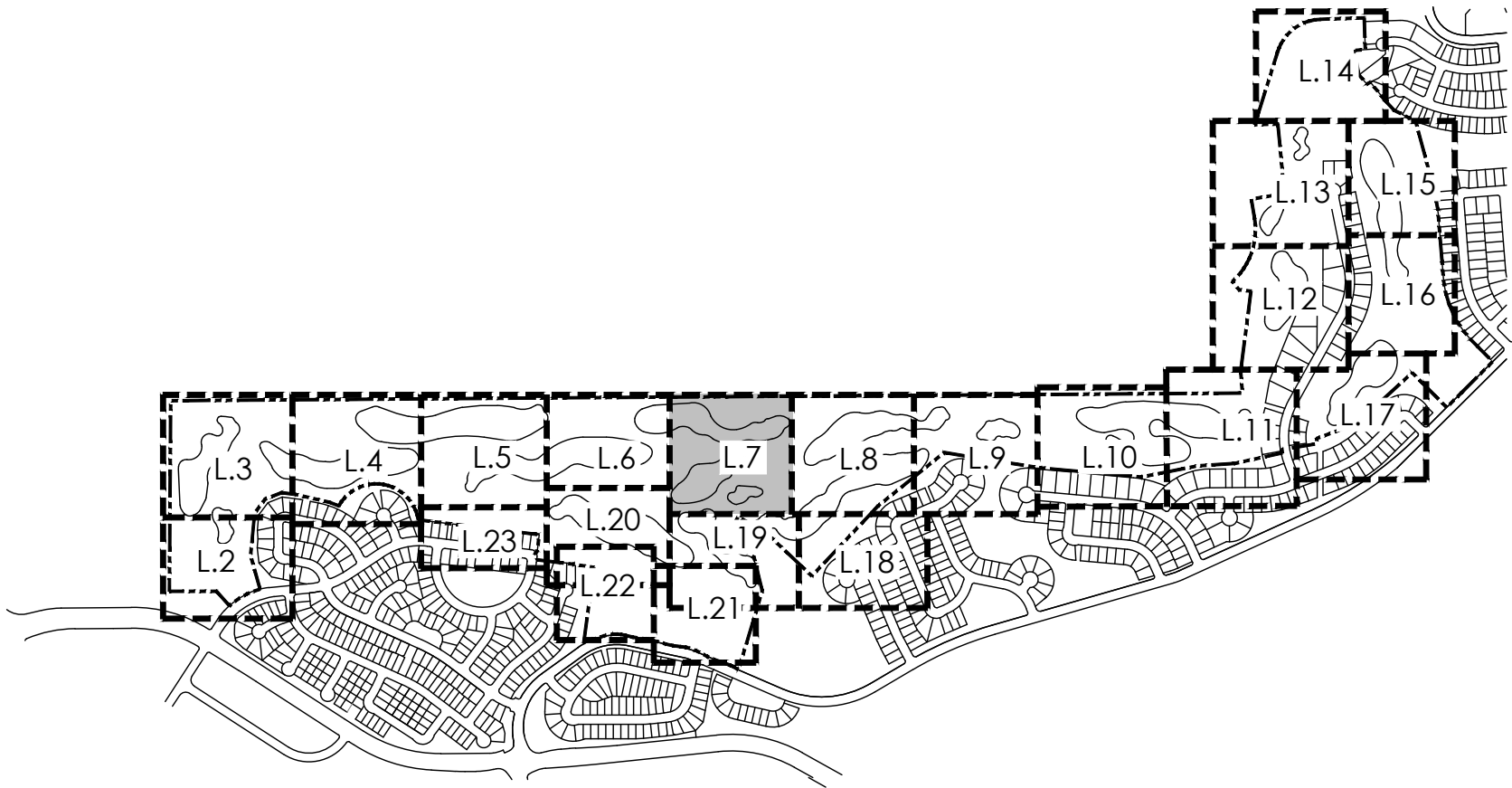
LANDSCAPE PLANS

SHEET NUMBER

L.6

SHEET 33 OF 58

NOVEMBER 18, 2022



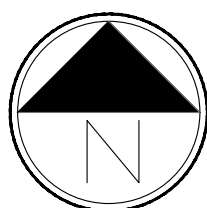
KEYMAP

LEGEND

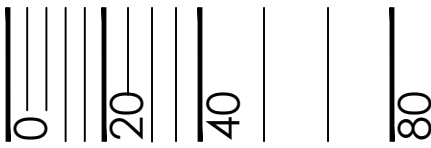
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE


LANDSCAPE PLANS

SHEET NUMBER


L.7

SHEET 34 OF 58

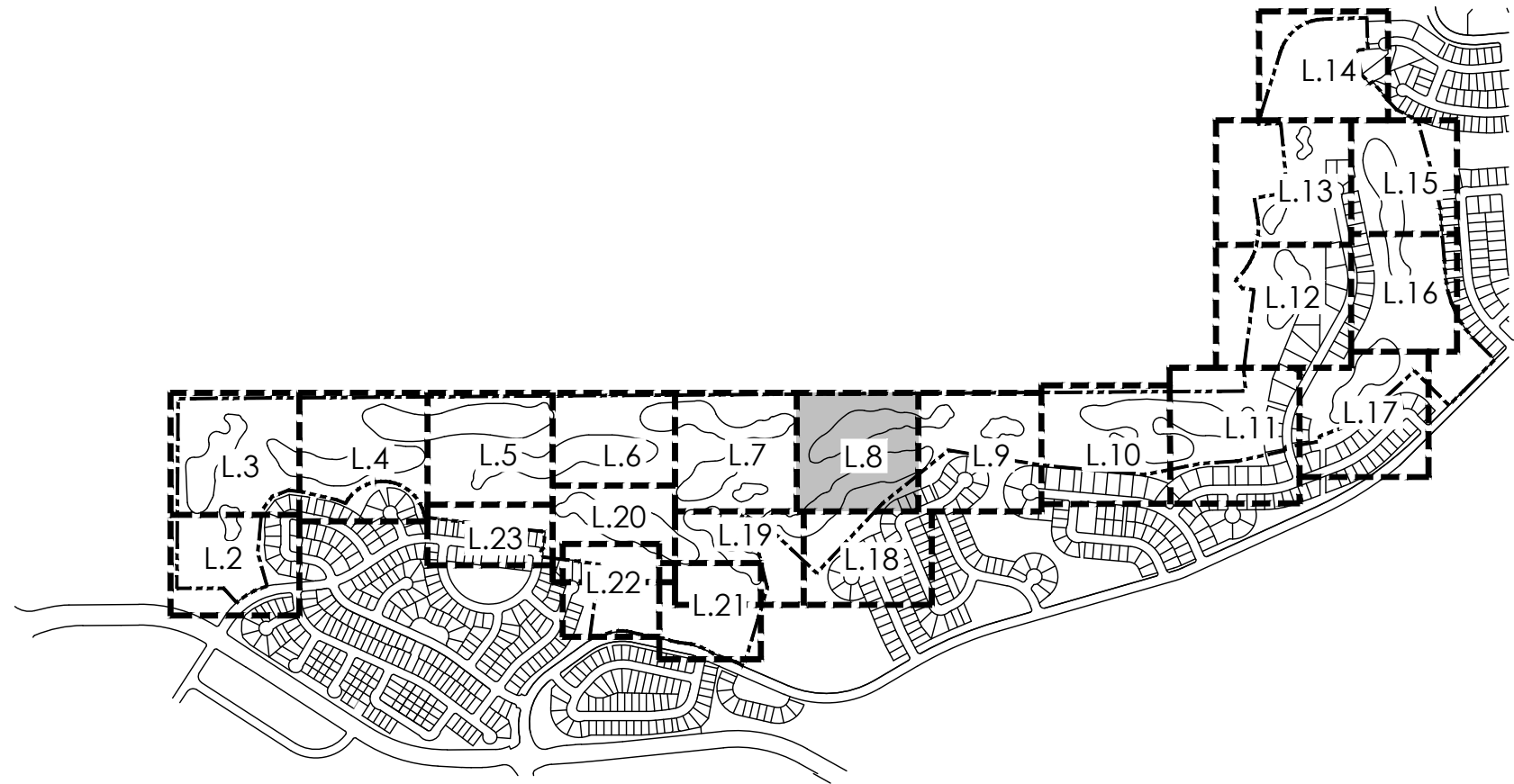
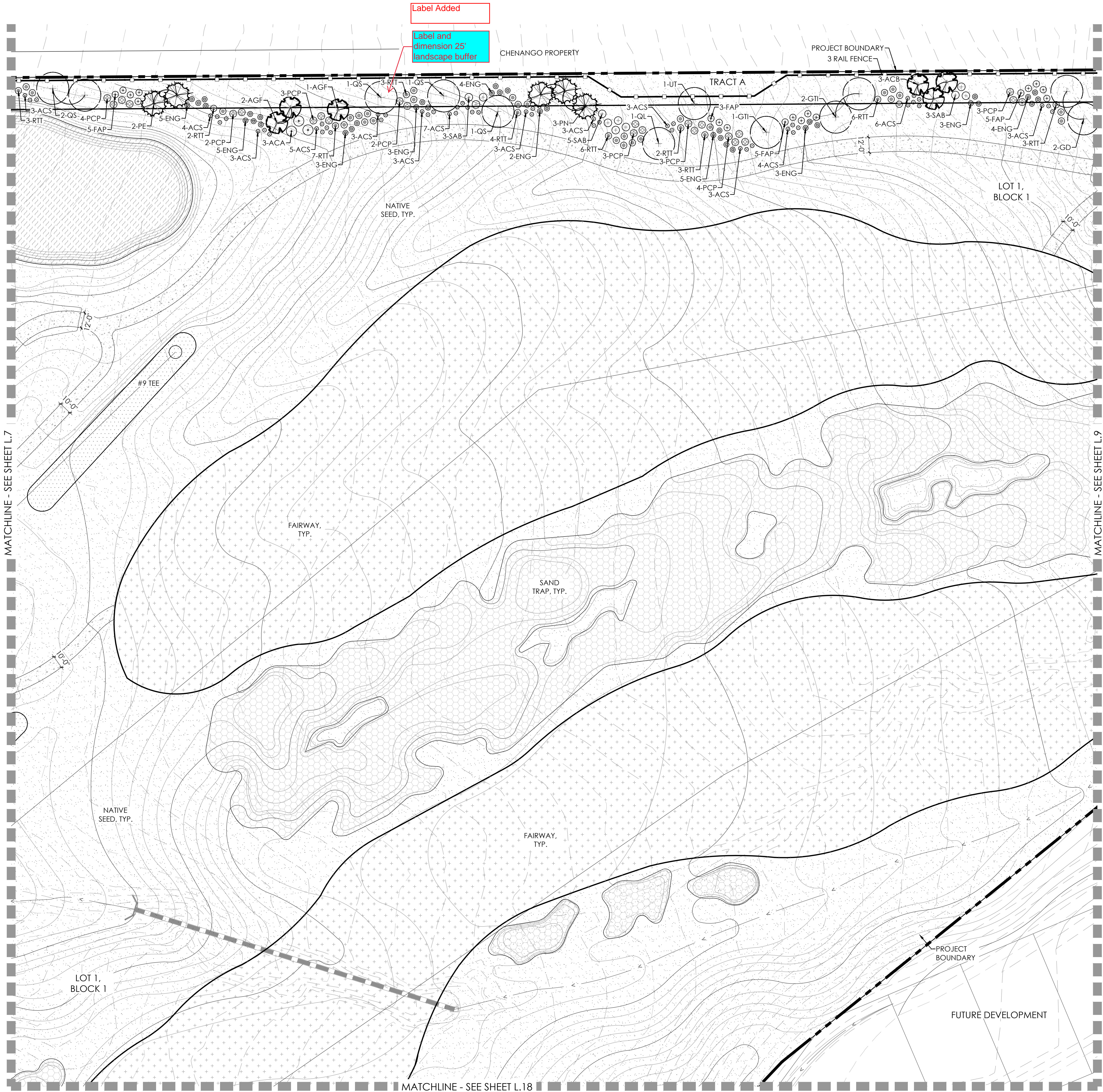
NOVEMBER 18, 2022



Know what's below.
Call before you dig.



terraco design
0200 E Girard Ave, Ste A-314
Denver, CO 80231
PH: 303.632.8867



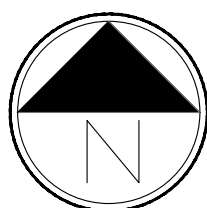
KEYMAP

LEGEND

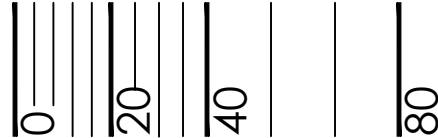
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

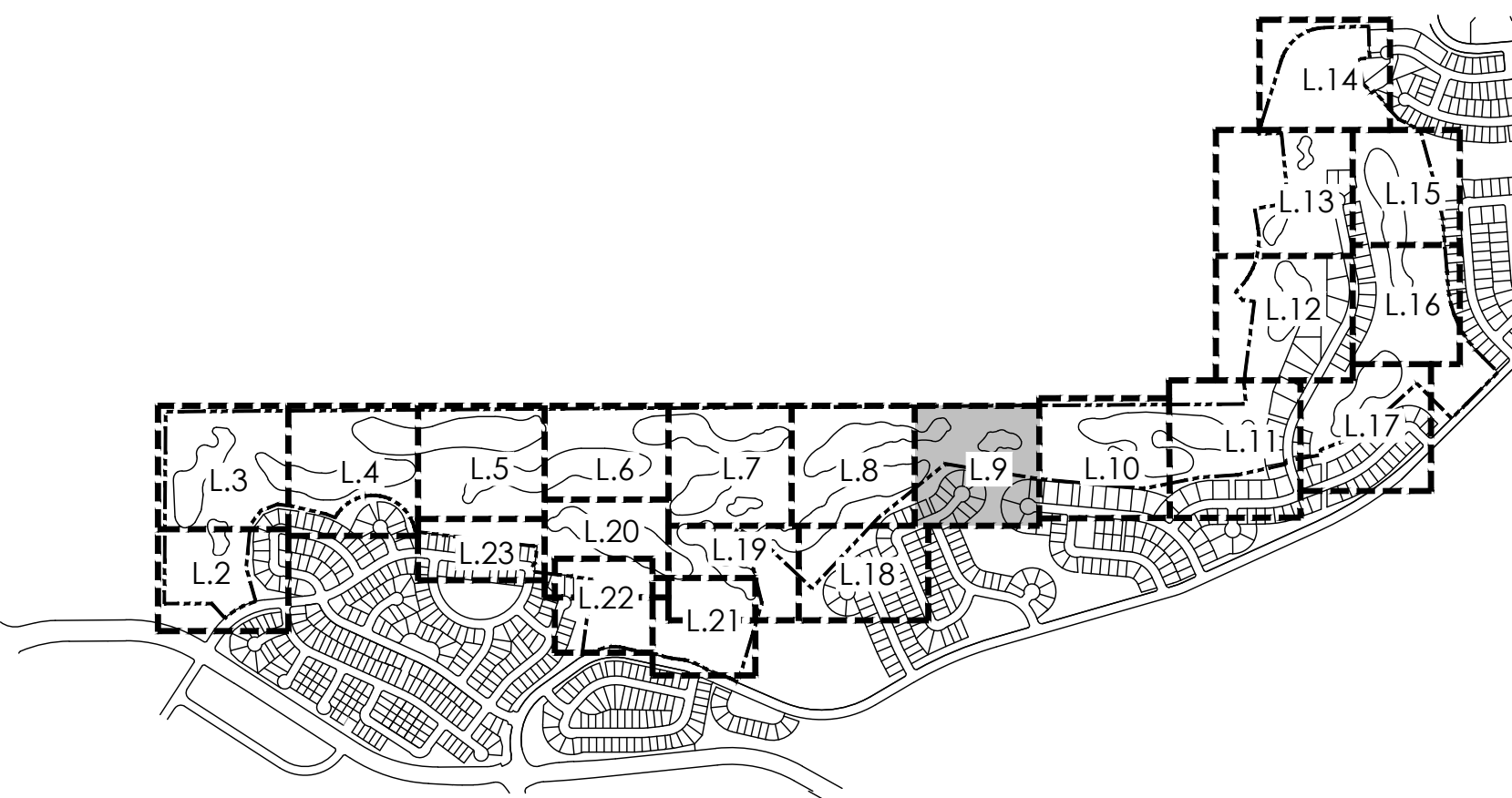
LANDSCAPE PLANS

SHEET NUMBER

L.8

SHEET 35 OF 58

NOVEMBER 18, 2022



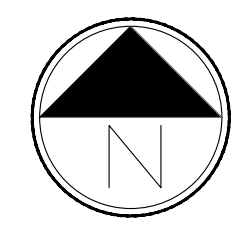
KEYMAP

LEGEND

- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



terraco design
0200 E Girard Ave, Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

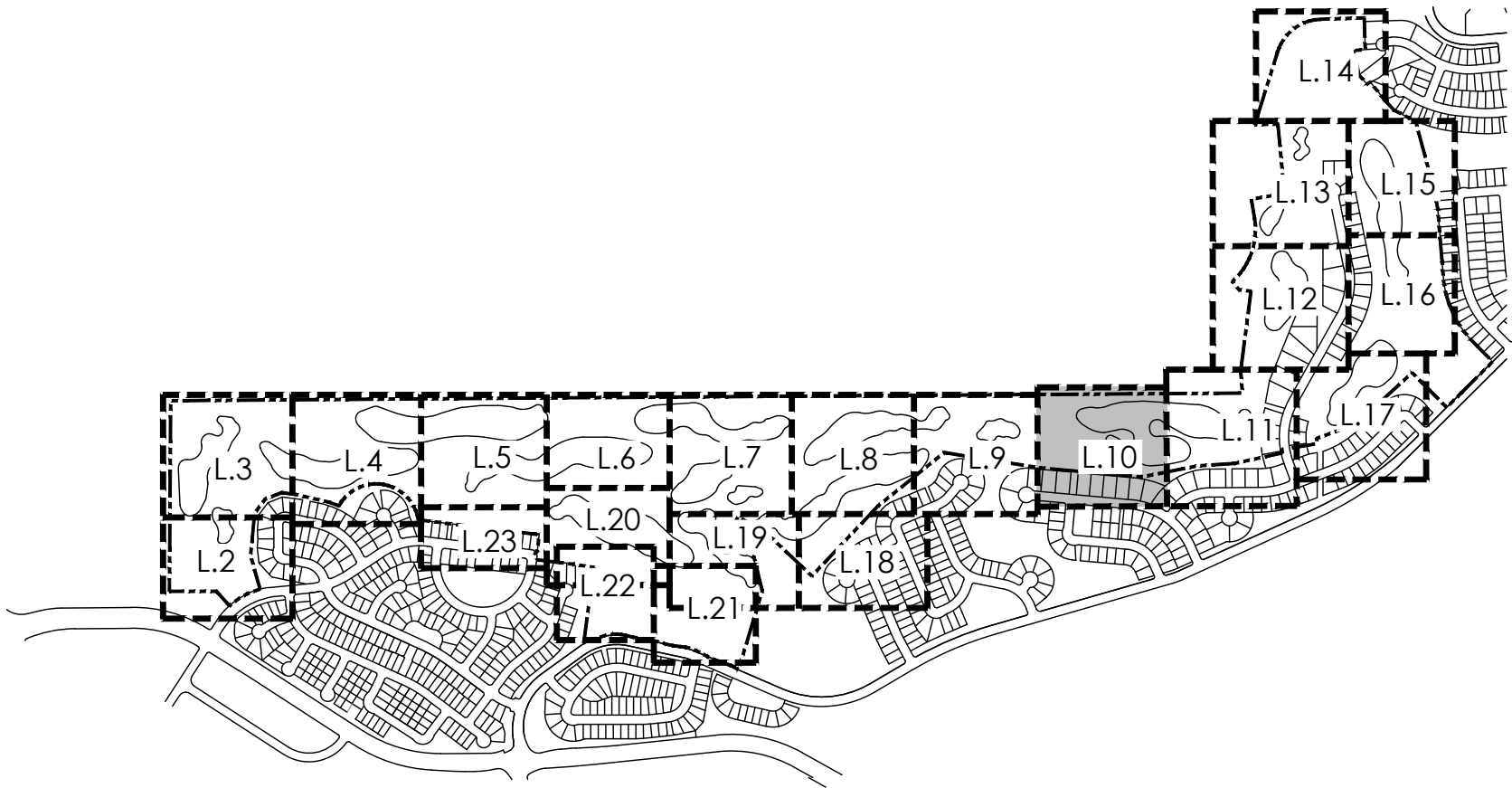
LANDSCAPE PLANS

SHEET NUMBER

L.9

SHEET 36 OF 58

NOVEMBER 18, 2022



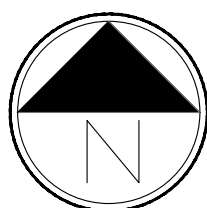
KEYMAP

LEGEND

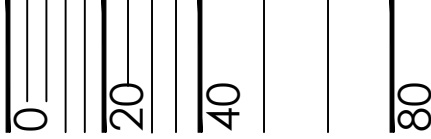
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUNAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

L.10

SHEET 37 OF 58

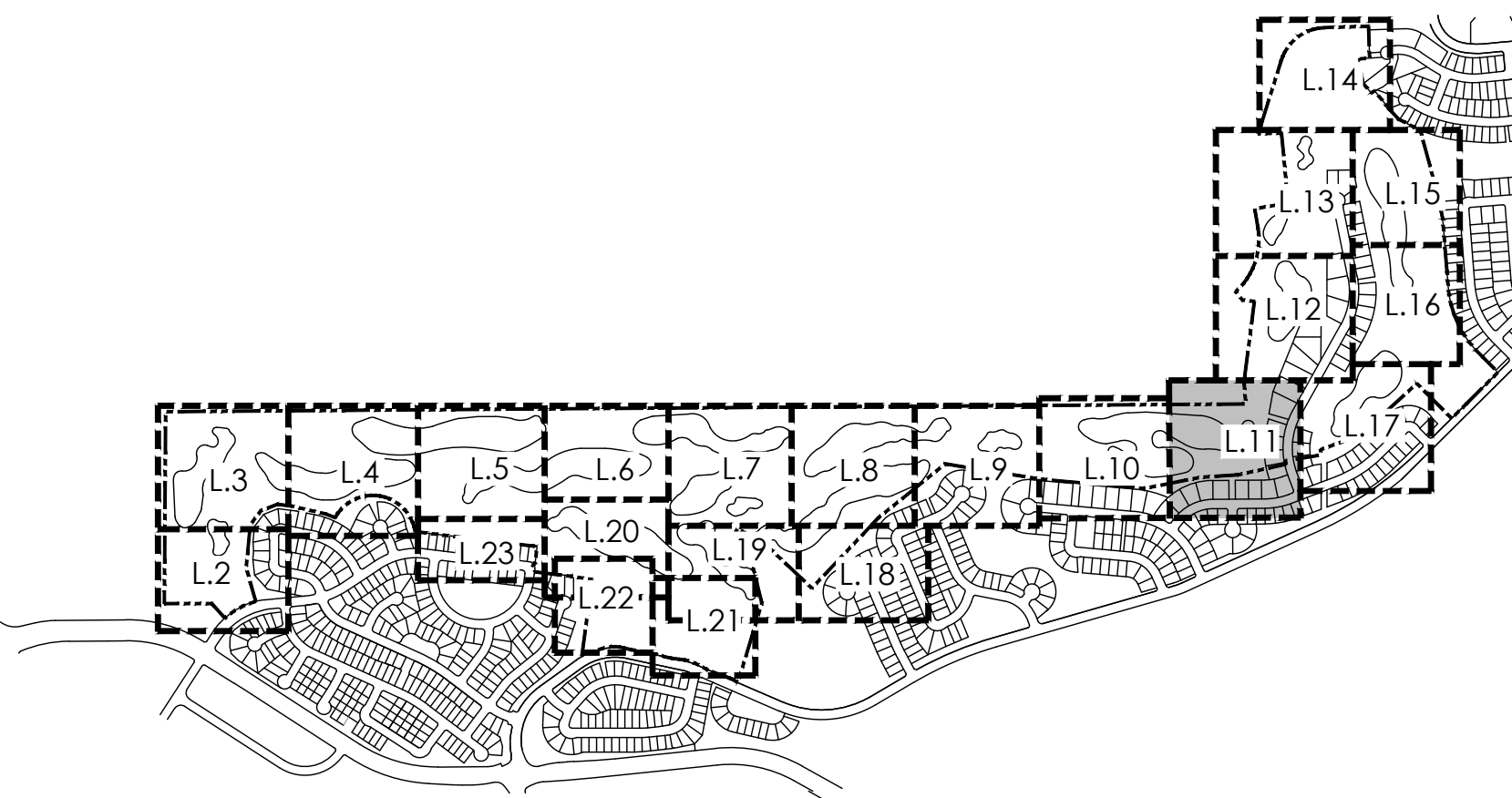
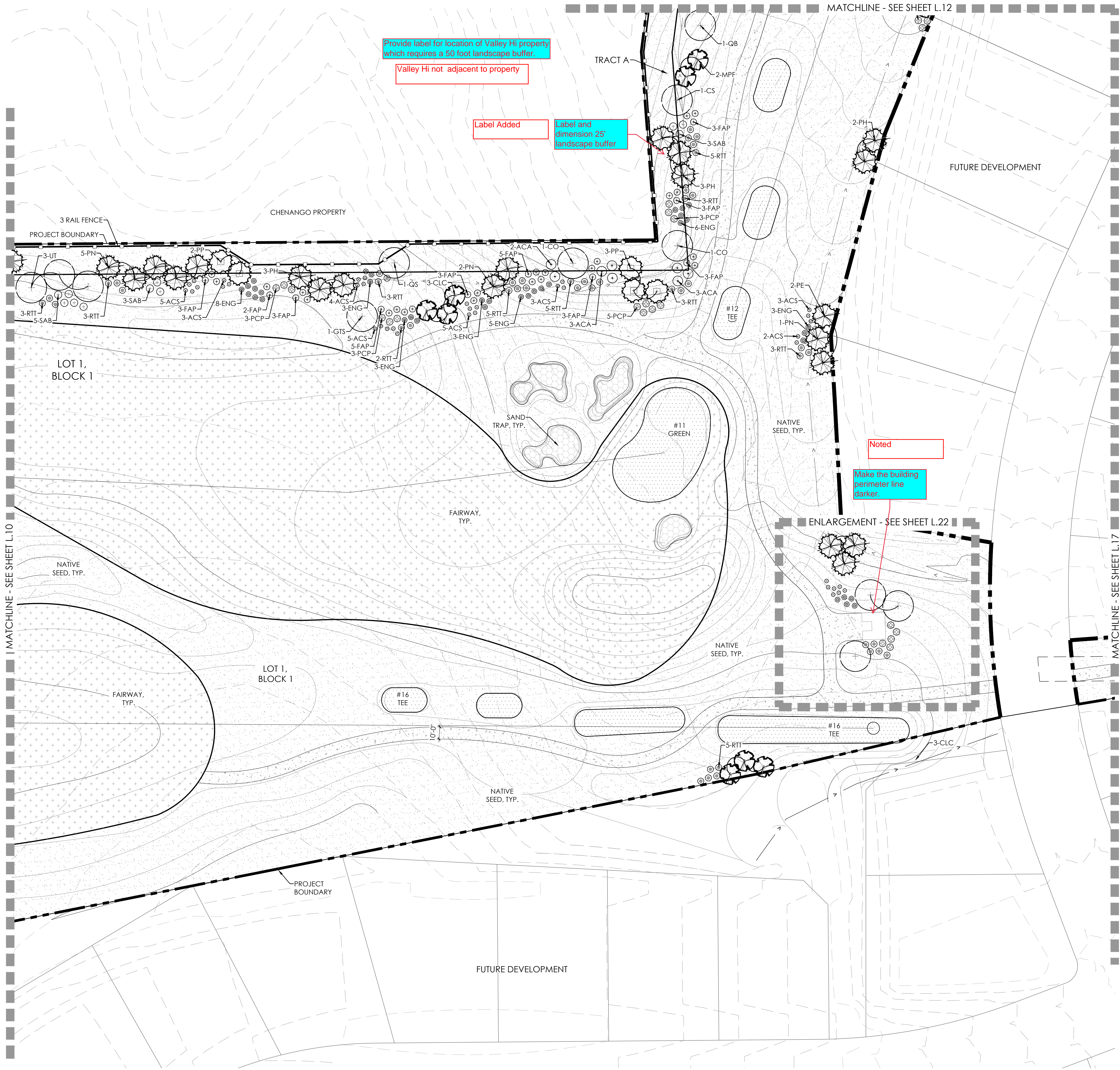
NOVEMBER 18, 2022

811
Know what's below.
Call before you dig.

terraco design
0200 E Girard Ave, Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

NOT FOR CONSTRUCTION



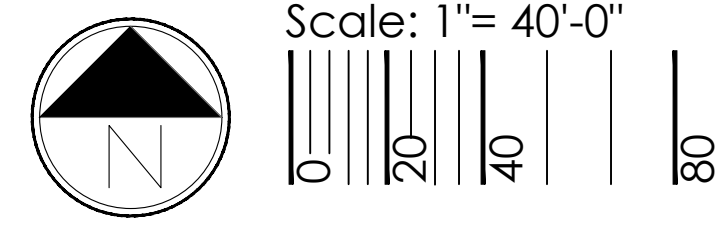
KEYMAP

LEGEND

- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



terracina
design
Ed
0200 E Girard Ave, Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

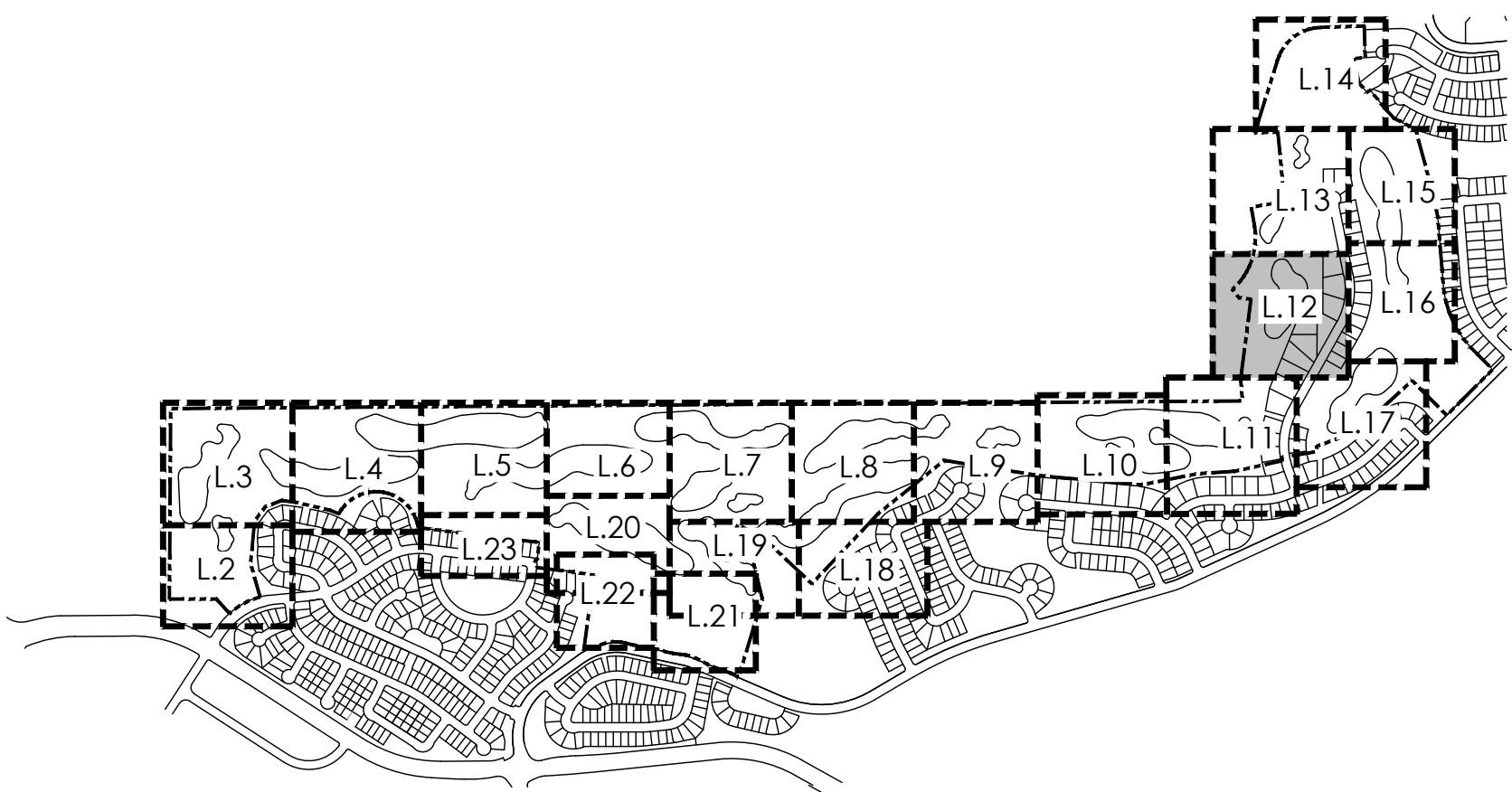
LANDSCAPE PLANS

SHEET NUMBER

L.11

SHEET 38 OF 58

NOVEMBER 18, 2022



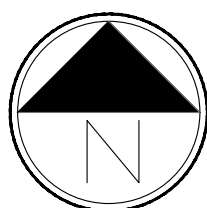
KEYMAP

LEGEND

- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLow
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"

Refer to PROS redline comments provided on sheet LP.1 from the Landscape Plans previously submitted for the Antelope Creek Infrastructure Site and and Plat review. Those same comments appear to be relevant to this submittal.

Noted

MATCHLINE - SEE SHEET L.14

LANDSCAPE TO BE
INSTALLED WITH
ANTELOPE CREEK
CN#: 2022-6050-00,
2022-3081-0

PLAT
BOUNDARY

NATIVE
SEED, TYP.

LOT 1,
BLOCK 1

FUTURE DEVELOPMENT

CHENANGO PROPERTY

E. LONG AVE

FIRE GATE WITH
KNOX BOX

TRACT A

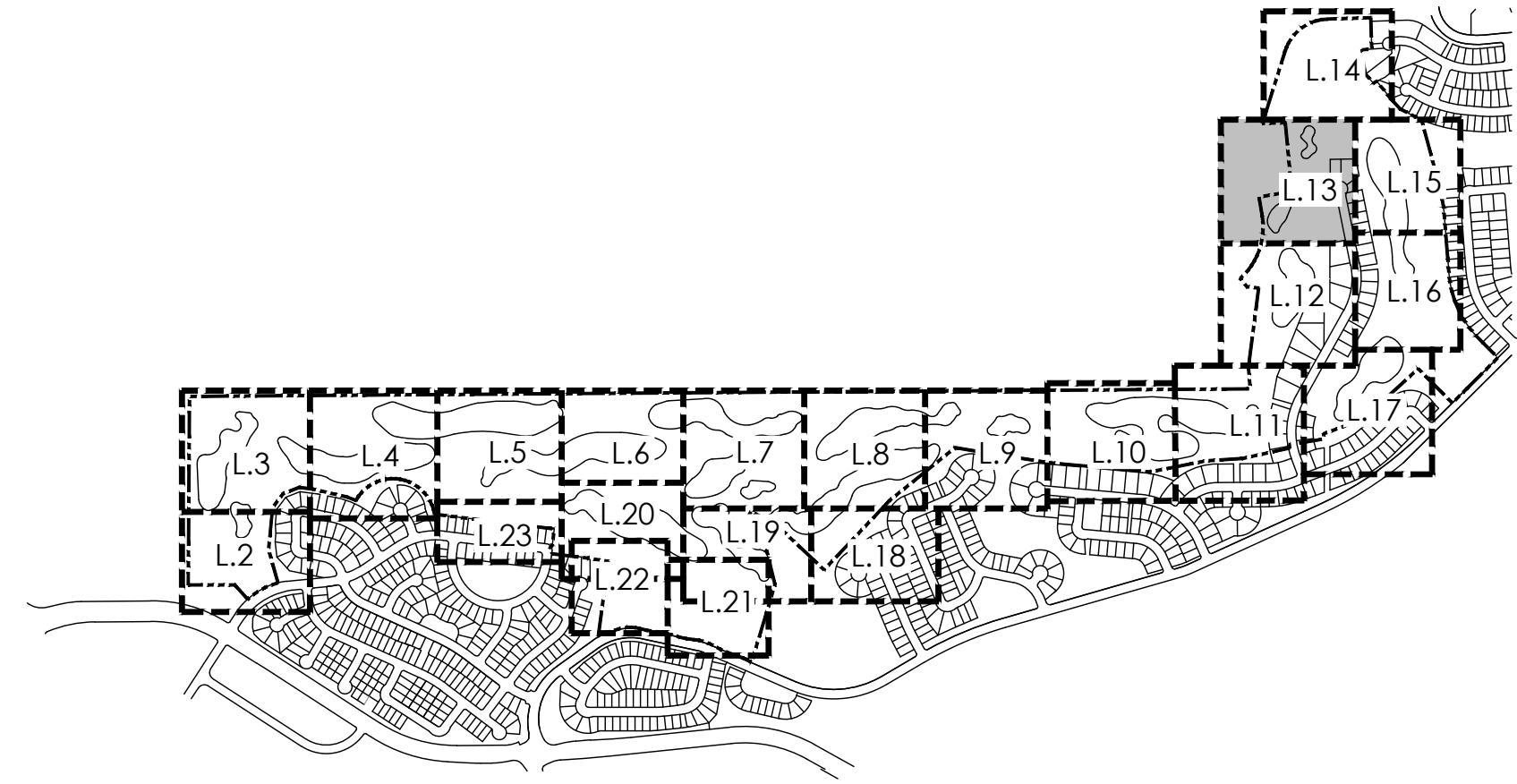
PROJECT BOUNDARY

3 RAIL FENCE

CHENANGO PROPERTY

EXISTING
VEGETATION
TO REMAIN

MATCHLINE - SEE SHEET L.12



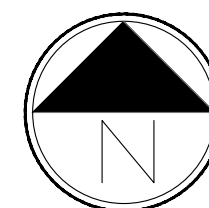
KEYMAP

LEGEND

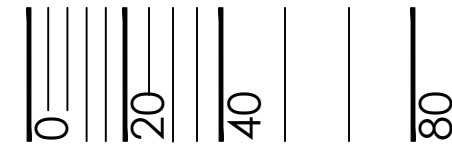
	TEE/ GREEN
	FAIRWAY
	SANDTRAP
	IRRIGATED NATIVE GRASS
	NON-IRRIGATED NATIVE GRASS
	CONCRETE
	IRRIGATION POND
	DECIDUOUS SHADE TREE
	EVERGREEN TREE
	ORNAMENTAL TREE
	MITIGATION TREE
	TREE TO REMAIN
	DECIDUOUS SHRUBS
	3 RAIL FENCE
	6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLow
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

L.13

SHEET 40 OF 58

NOVEMBER 18, 2022



PRAIRIE POUIN I GOLF

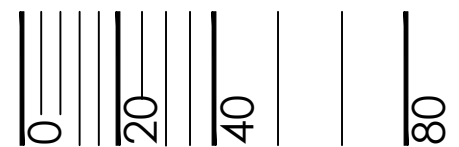
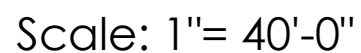
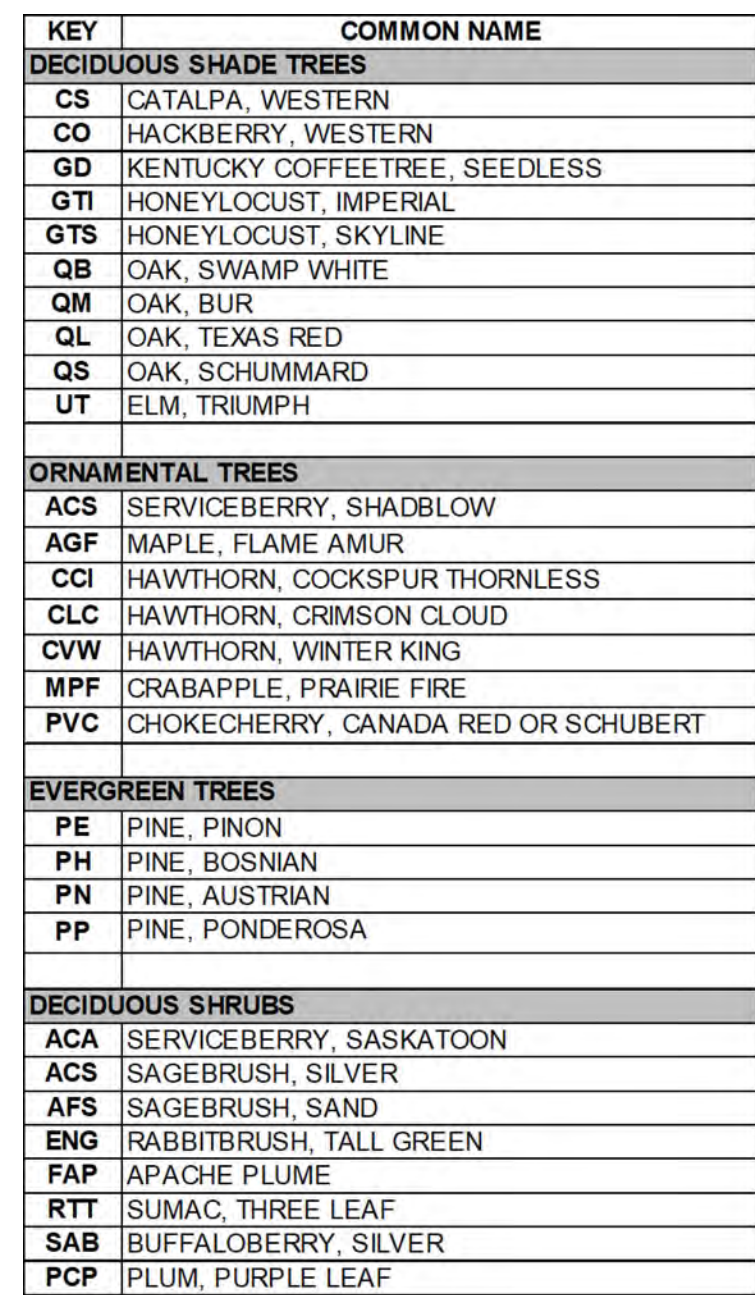
AURORA, COLORADO

SITE PLAN

LANDSCAPE PLANS

..15

SEPTEMBER 18, 2022





PRAIRIE POUIN I GOLF

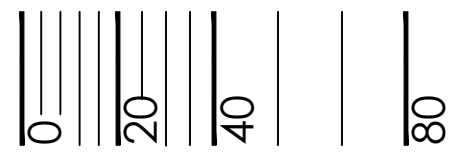
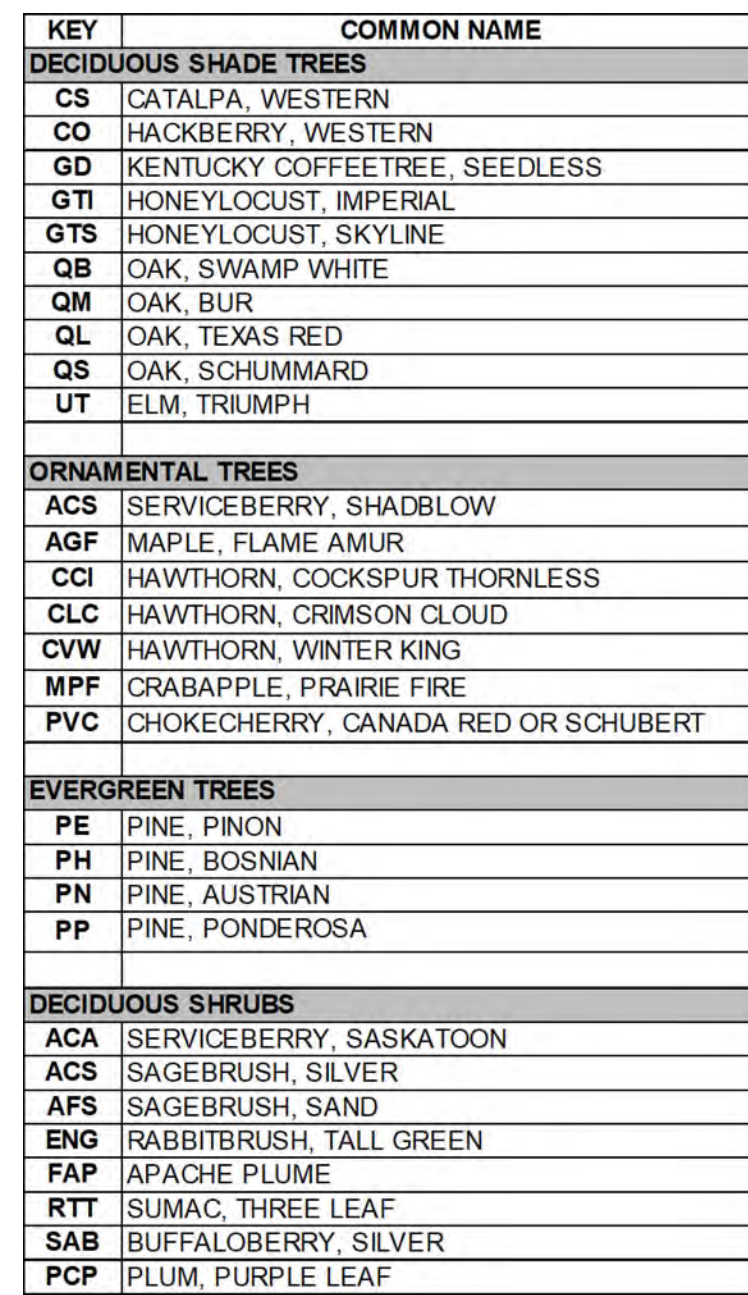
AURORA, COLORADO

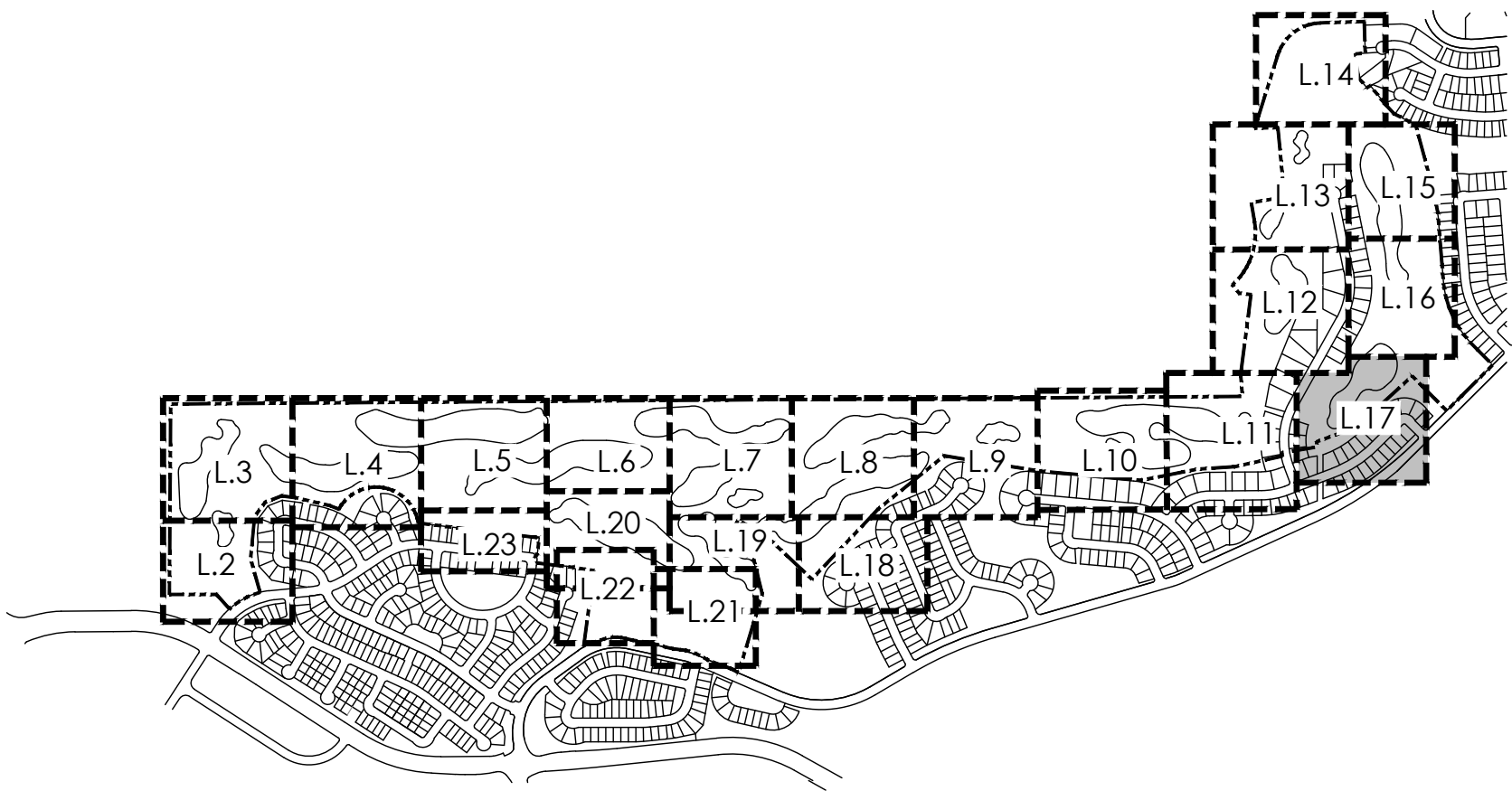
SITE PLAN

LANDSCAPE PLANS

L.16

NOVEMBER 18, 2022







Know what's below.
Call before you dig.



terraco
design

0300 E. Girard Ave., Ste A-314
Denver, CO 80231
PH: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

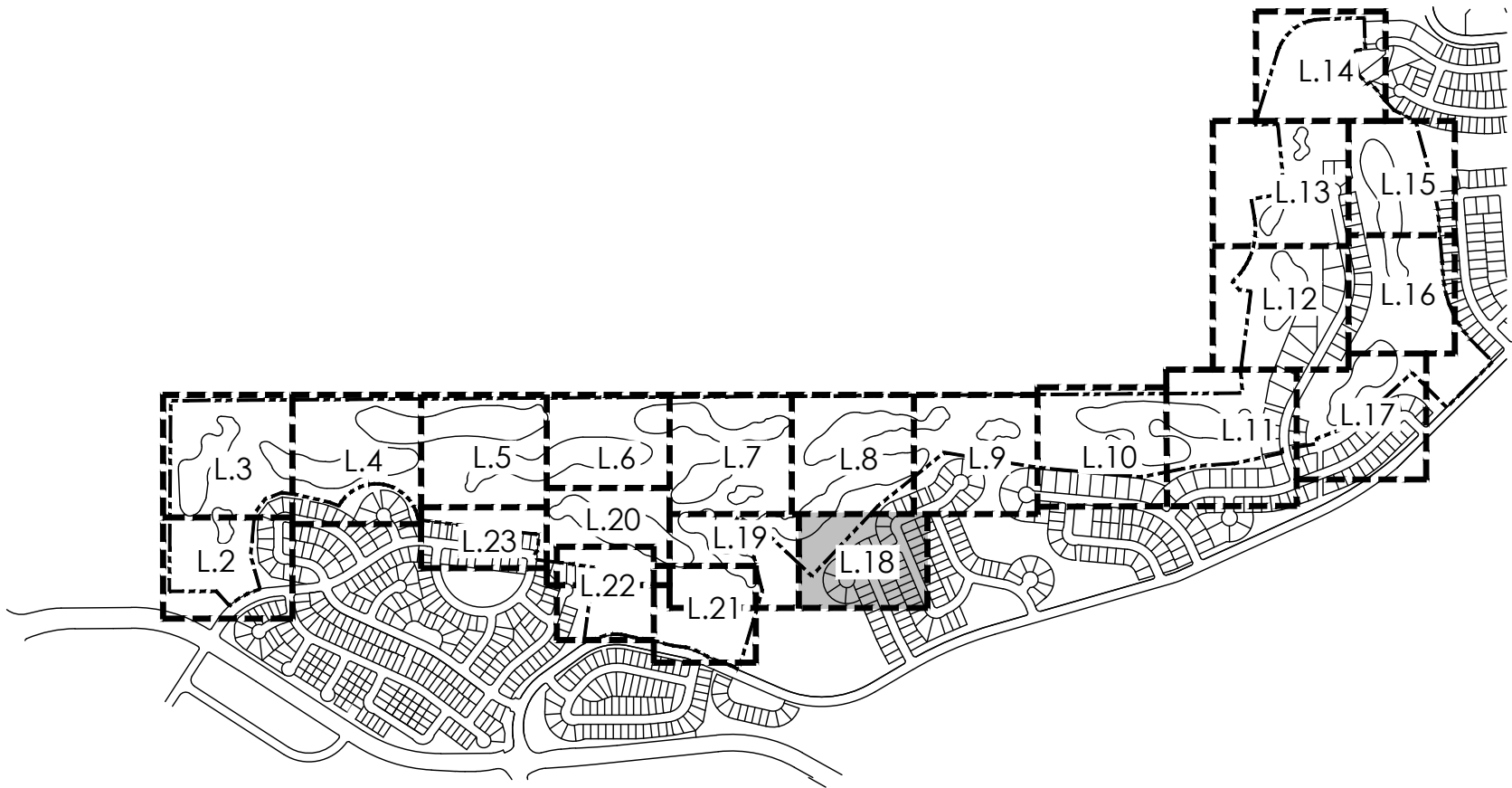
SHEET NUMBER

L.17

SHEET 44 OF 58

NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



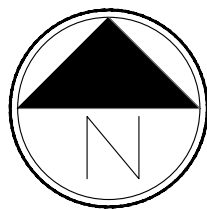
KEYMAP

LEGEND

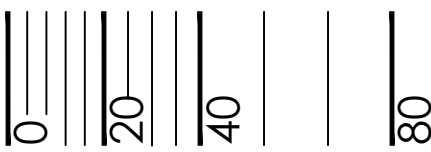
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEE TREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

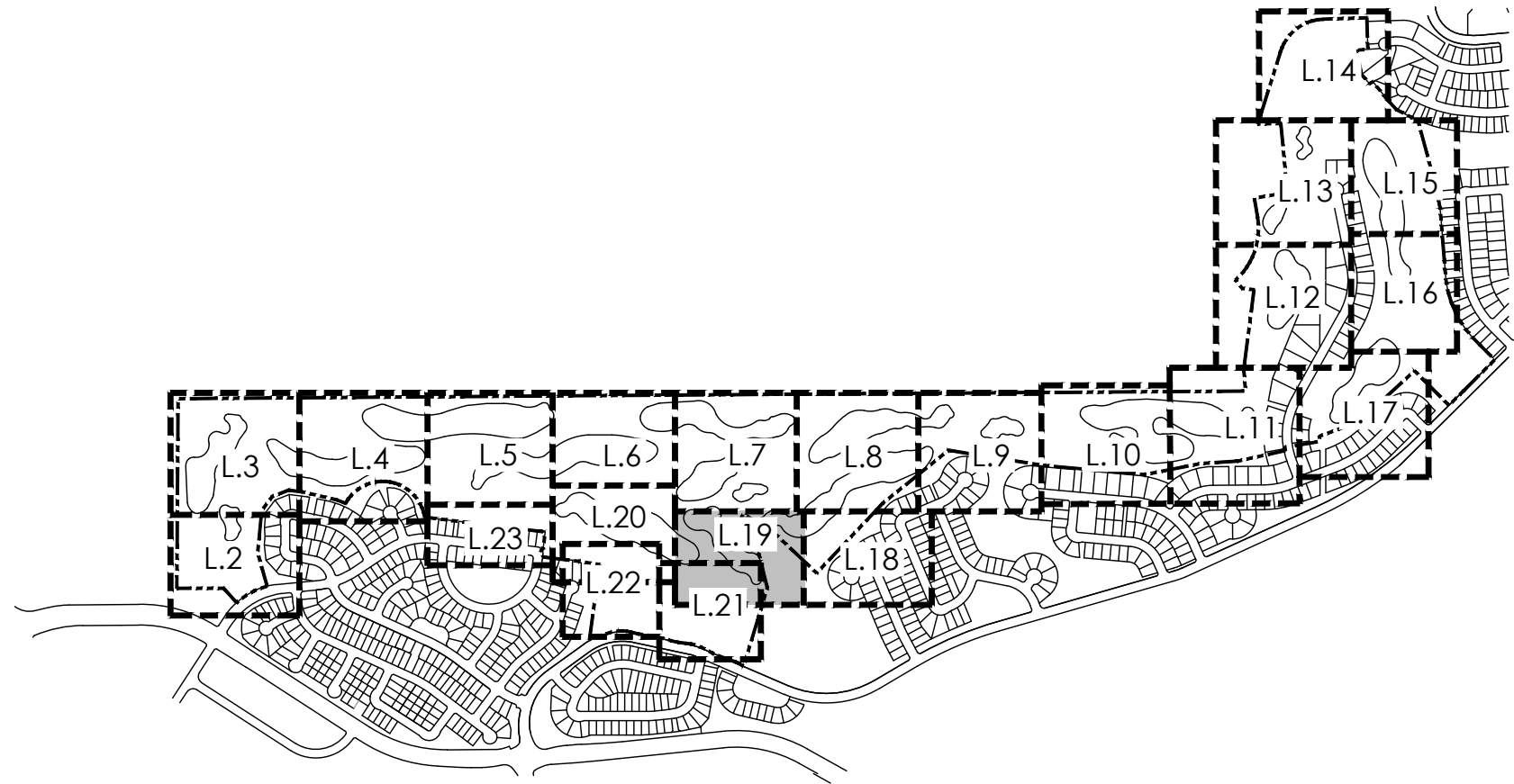
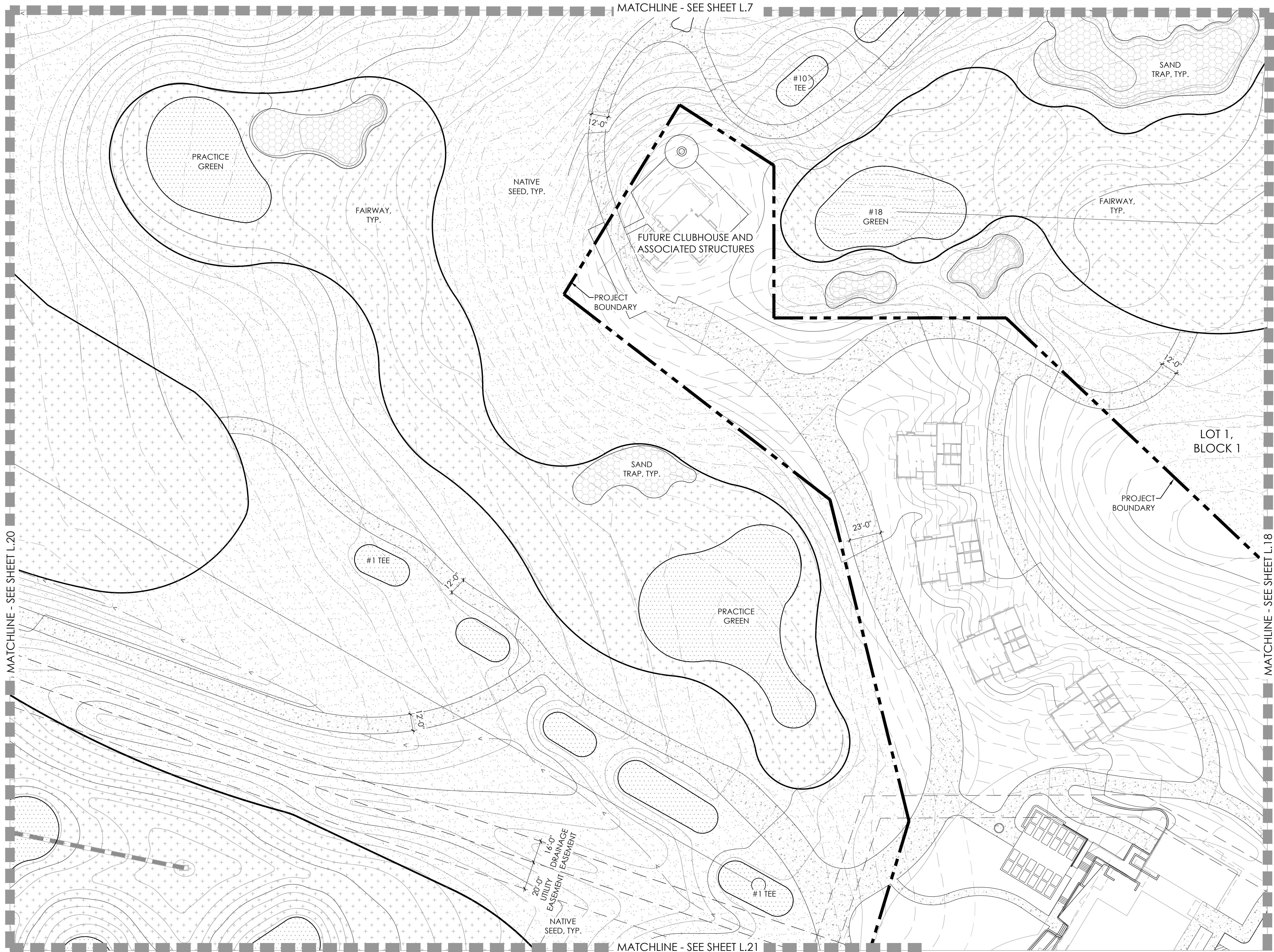
LANDSCAPE PLANS

SHEET NUMBER

L.18

SHEET 45 OF 58

NOVEMBER 18, 2022



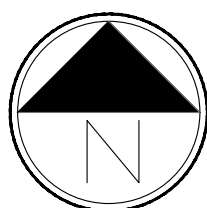
KEYMAP

LEGEND

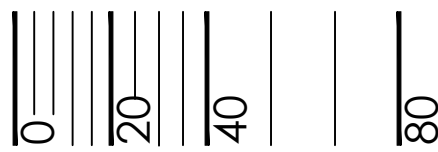
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	GATALPA, WESTERN
CO	HACKBERRY, WESTERN
CT	KENTUCKY COFFEE TREE, SEEDLESS
GT	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVV	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
BNG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

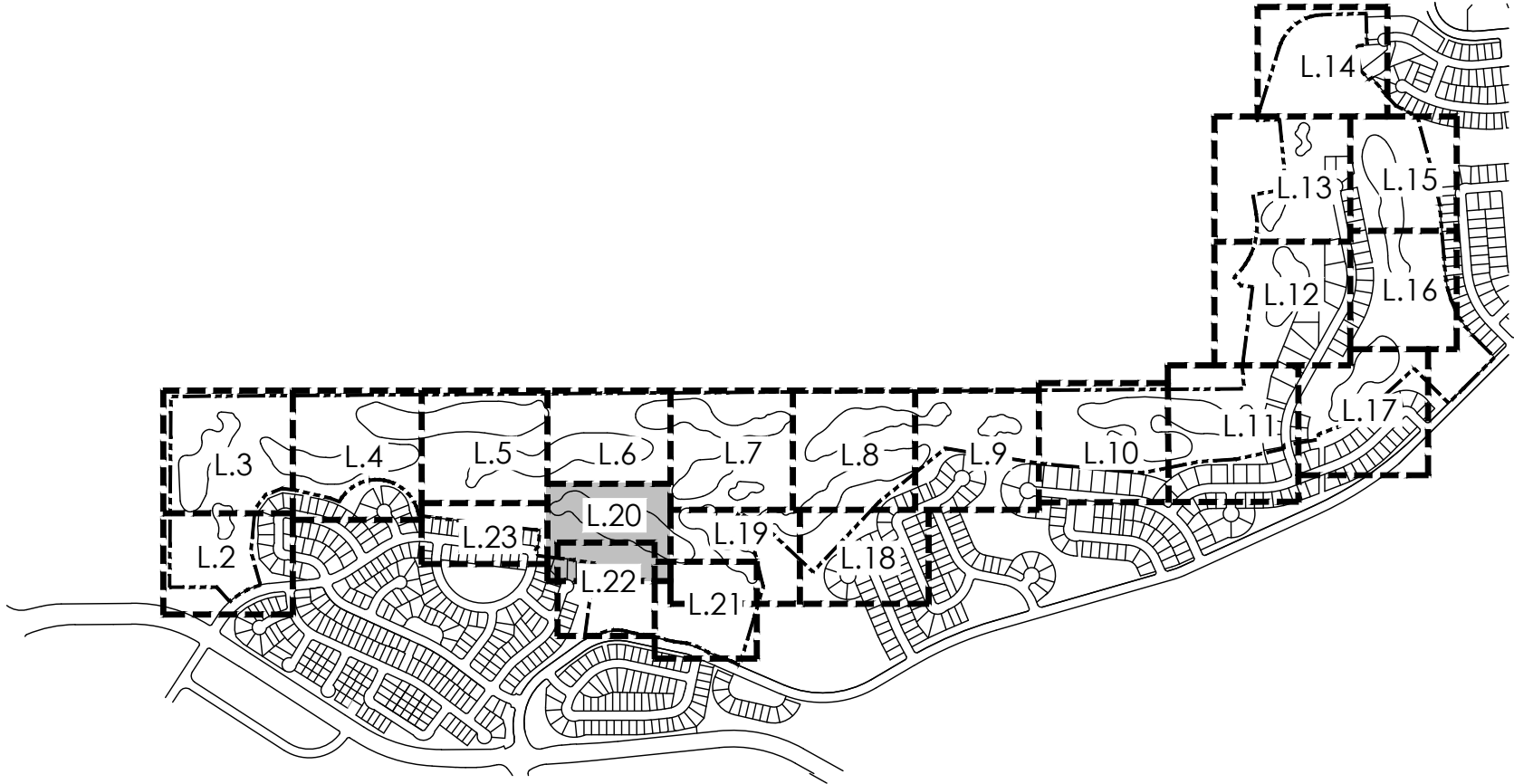
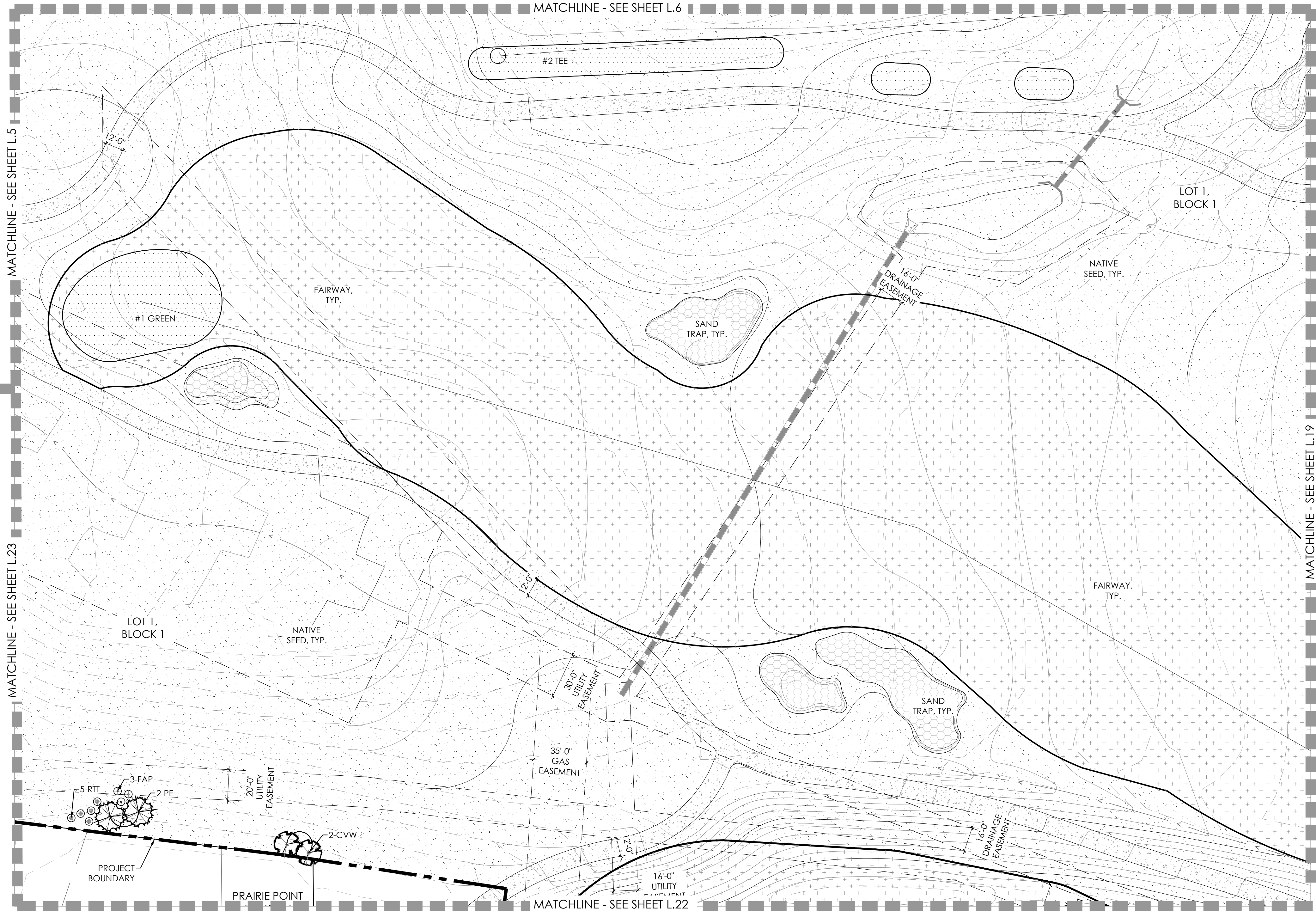
LANDSCAPE PLANS

SHEET NUMBER

L.19

SHEET 46 OF 58

NOVEMBER 18, 2022



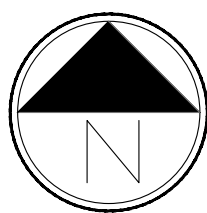
KEYMAP

LEGEND

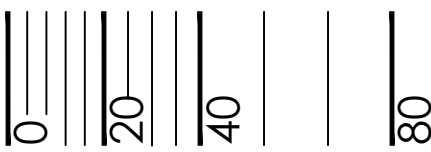
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

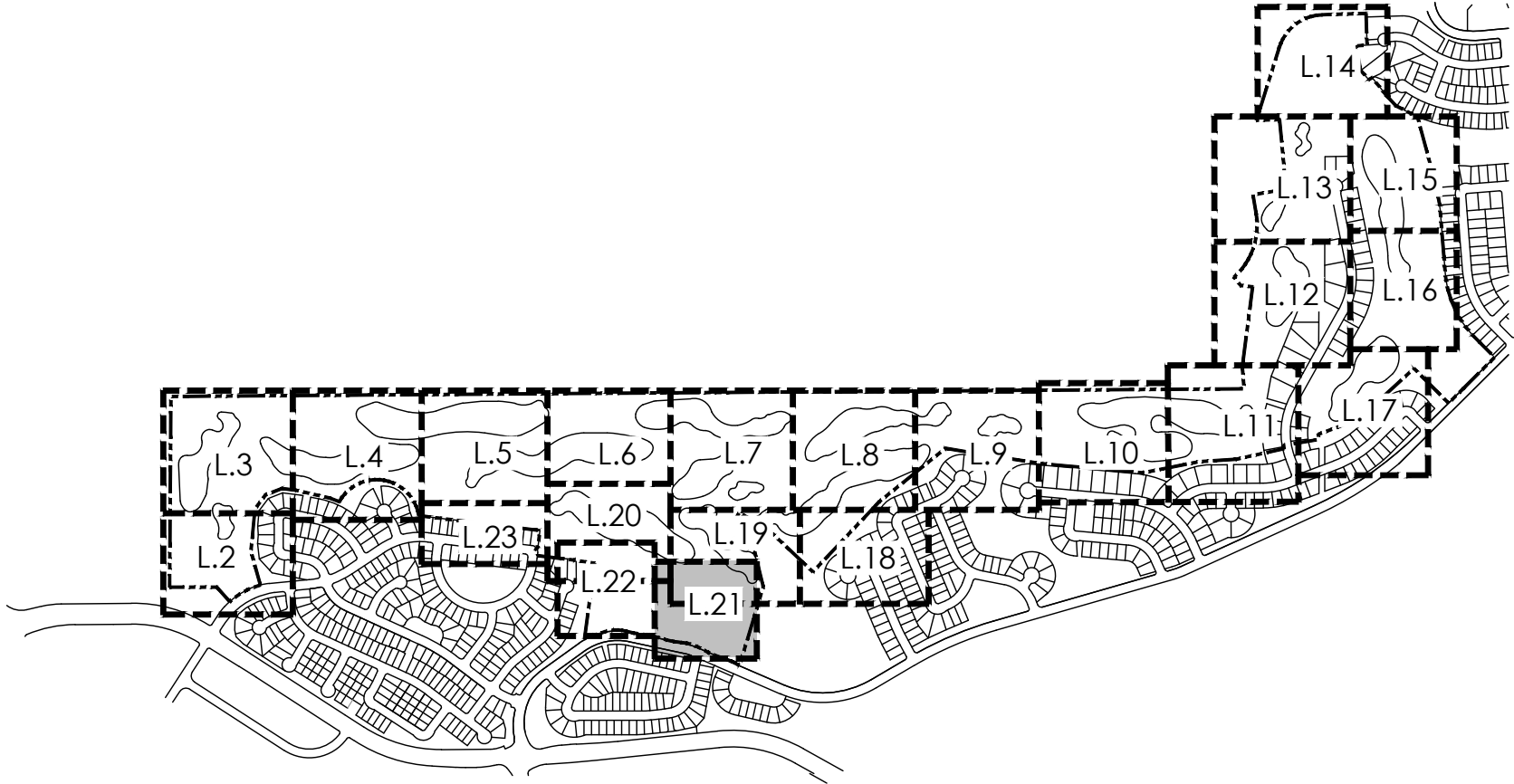
LANDSCAPE PLANS

SHEET NUMBER

L.20

SHEET 47 OF 58

NOVEMBER 18, 2022



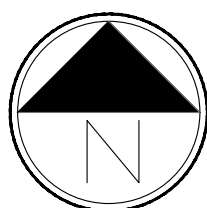
KEYMAP

LEGEND

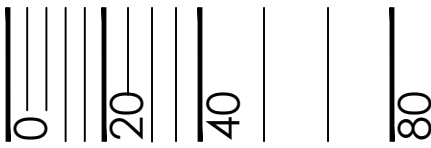
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEE TREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
OB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTI	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

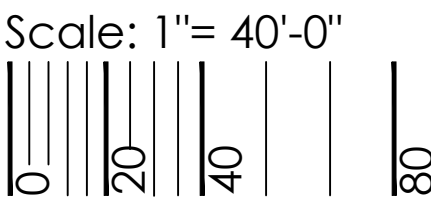
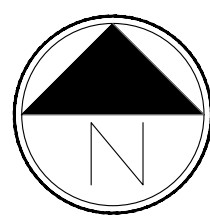
L.21

SHEET 48 OF 58

NOVEMBER 18, 2022



A

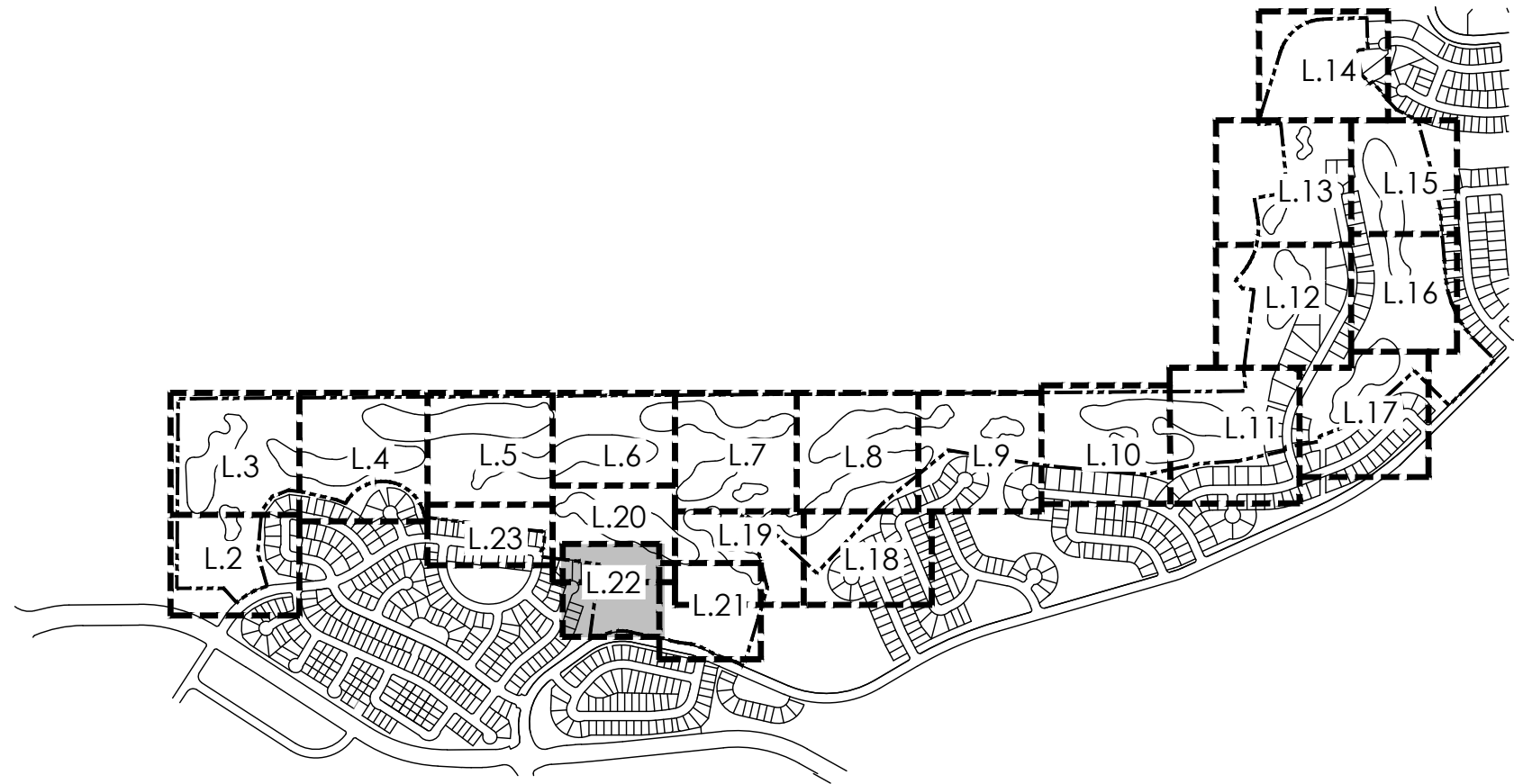


LEGEND

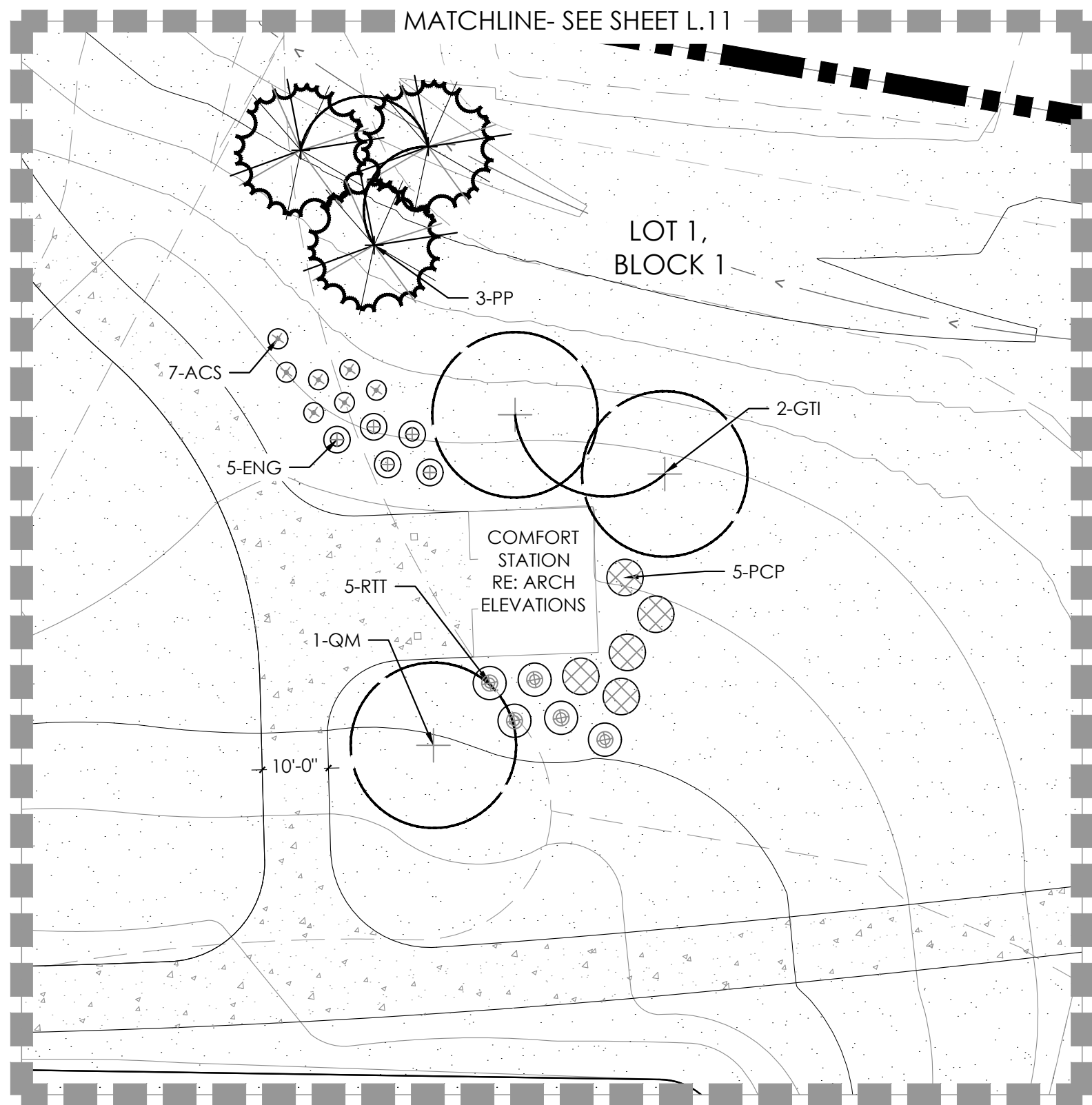
- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

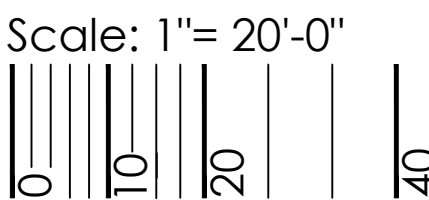
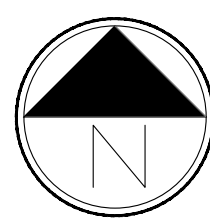
KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



KEYMAP



ENLARGEMENT



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

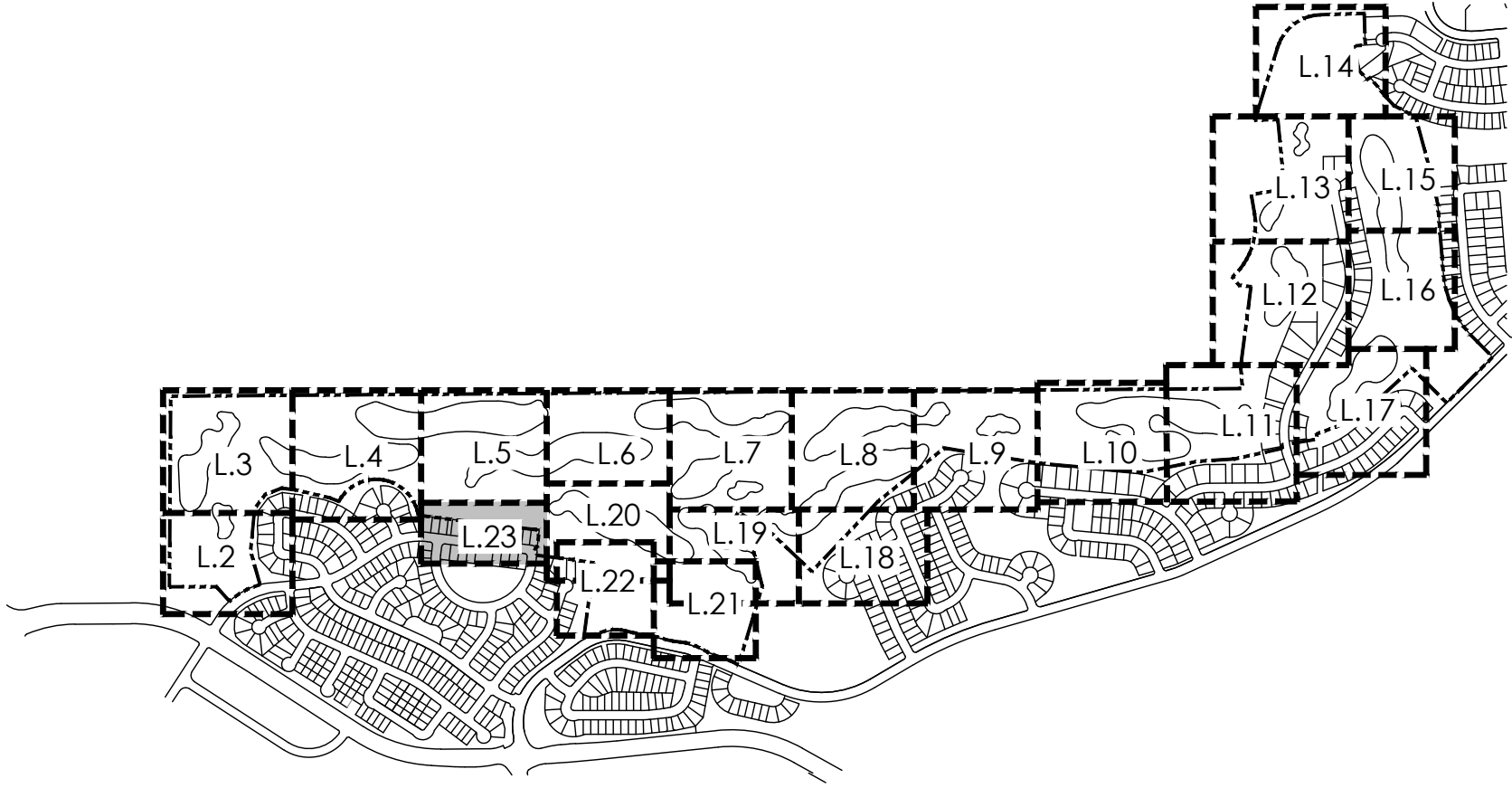
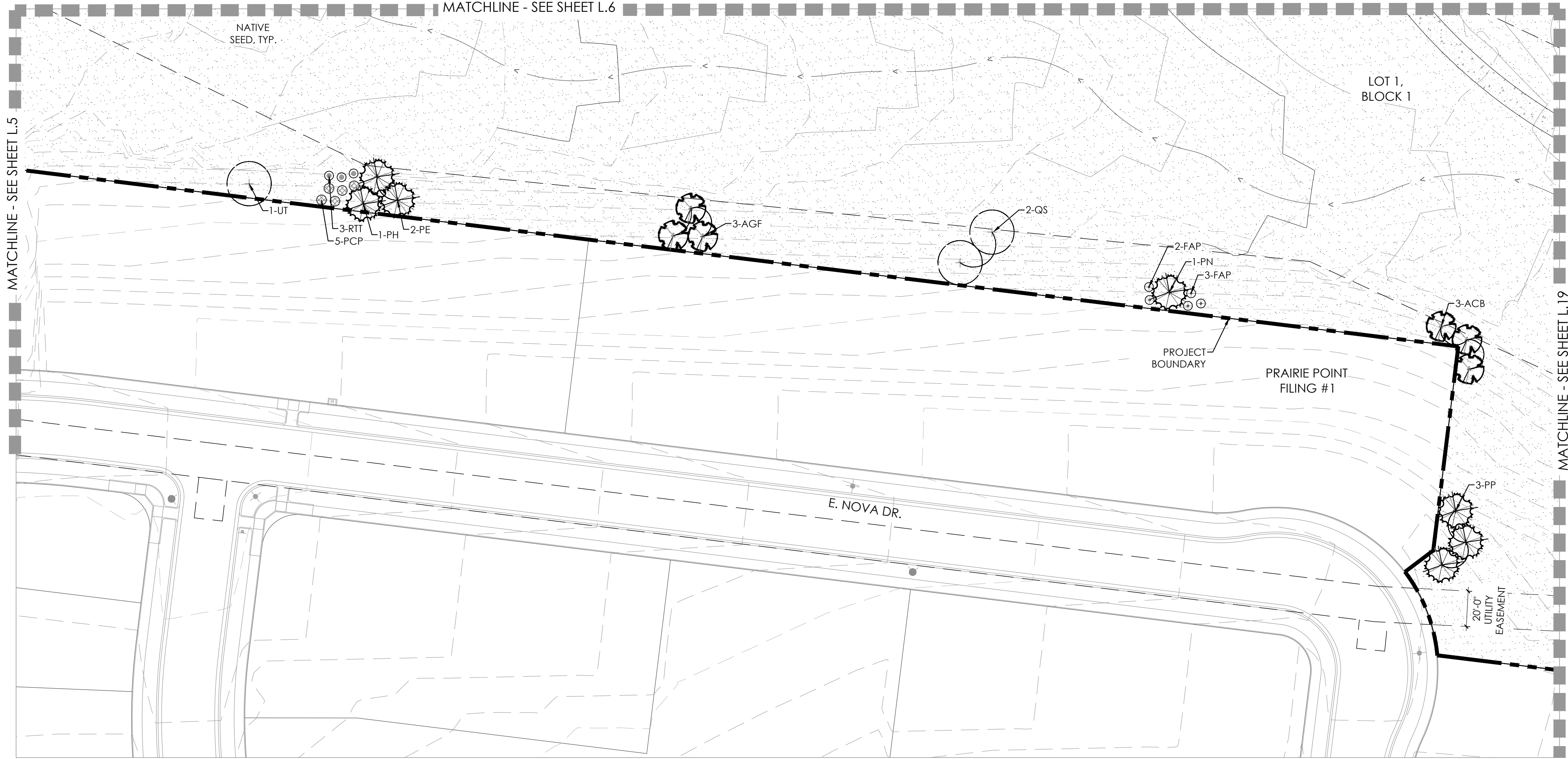
LANDSCAPE PLANS

SHEET NUMBER

L.22

SHEET 49 OF 58

NOVEMBER 18, 2022



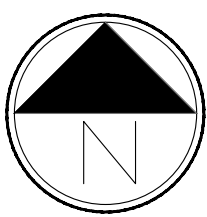
KEYMAP

LEGEND

- TEE/ GREEN
- FAIRWAY
- SANDTRAP
- IRRIGATED NATIVE GRASS
- NON-IRRIGATED NATIVE GRASS
- CONCRETE
- IRRIGATION POND
- DECIDUOUS SHADE TREE
- EVERGREEN TREE
- ORNAMENTAL TREE
- MITIGATION TREE
- TREE TO REMAIN
- DECIDUOUS SHRUBS
- 3 RAIL FENCE
- 6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
OD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBRUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERRY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1"= 40'-0"



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

LANDSCAPE PLANS

SHEET NUMBER

L.23

SHEET 50 OF 58

NOVEMBER 18, 2022



td terracina
design
10200 E. Girard Ave. Ste A-314
Denver, CO 80231
ph: 303.632.8867

PROJECT NAME

PRAIRIE POINT GOLF AURORA, COLORADO SITE PLAN

SHEET TITLE

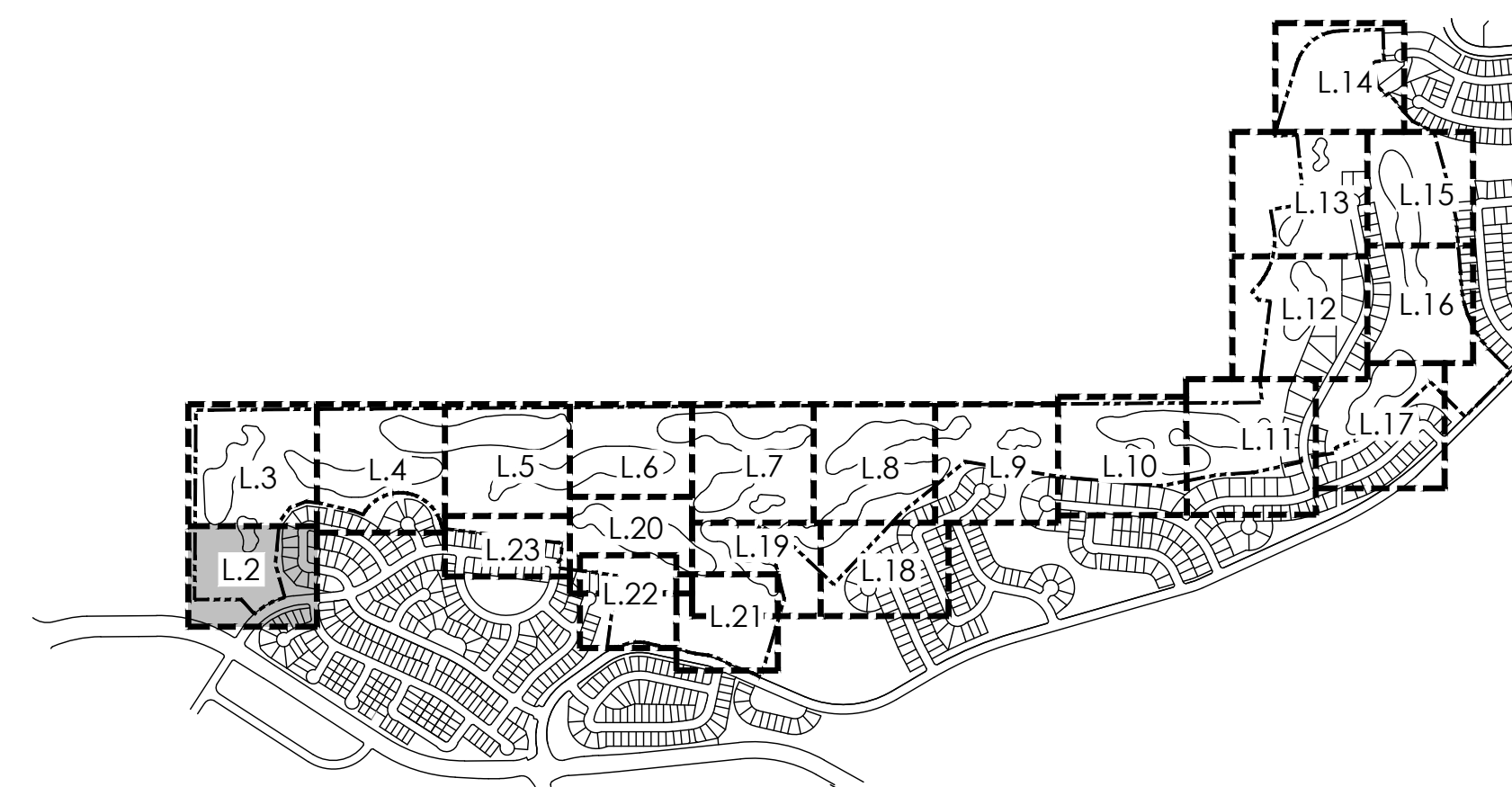
LANDSCAPE PLANS

SHEET NUMBER

L.24

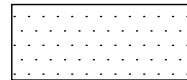



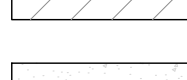
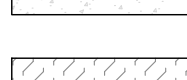









SHEET 51 OF 58

NOVEMBER 18, 2022



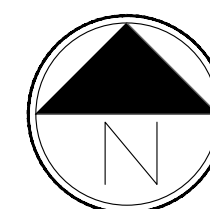
KEYMAP

LEGEND

	TREE/ GREEN
	FAIRWAY
	SANDTRAP
	IRRIGATED NATIVE GRASS
	NON-IRRIGATED NATIVE GRASS
	CONCRETE
	IRRIGATION POND
	DECIDUOUS SHADE TREE
	EVERGREEN TREE
	ORNAMENTAL TREE
	MITIGATION TREE
	TREE TO REMAIN
	DECIDUOUS SHRUBS
	3 RAIL FENCE
	6' HT SOLID FENCE

PLANT SCHEDULE

KEY	COMMON NAME
DECIDUOUS SHADE TREES	
CS	CATALPA, WESTERN
CO	HACKBERRY, WESTERN
GD	KENTUCKY COFFEETREE, SEEDLESS
GTI	HONEYLOCUST, IMPERIAL
GTS	HONEYLOCUST, SKYLINE
QB	OAK, SWAMP WHITE
QM	OAK, BUR
QL	OAK, TEXAS RED
QS	OAK, SCHUMMARD
UT	ELM, TRIUMPH
ORNAMENTAL TREES	
ACS	SERVICEBERRY, SHADBLOW
AGF	MAPLE, FLAME AMUR
CCI	HAWTHORN, COCKSPUR THORNLESS
CLC	HAWTHORN, CRIMSON CLOUD
CVW	HAWTHORN, WINTER KING
MPF	CRABAPPLE, PRAIRIE FIRE
PVC	CHOKECHERRY, CANADA RED OR SCHUBERT
EVERGREEN TREES	
PE	PINE, PINON
PH	PINE, BOSNIAN
PN	PINE, AUSTRIAN
PP	PINE, PONDEROSA
DECIDUOUS SHRUBS	
ACA	SERVICEBERRY, SASKATOON
ACS	SAGEBRUSH, SILVER
AFS	SAGEBRUSH, SAND
ENG	RABBITBUSH, TALL GREEN
FAP	APACHE PLUME
RTT	SUMAC, THREE LEAF
SAB	BUFFALOBERY, SILVER
PCP	PLUM, PURPLE LEAF



Scale: 1" = 20'-0"

0	10	20	30
---	----	----	----

PLANT LIST

QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE	TYPE
DECIDUOUS SHADE TREES					
15	CS	CATALPA SPECIOSA	CATALPA, WESTERN	2.5" CAL	B&B
23	CO	CELTIS OCCIDENTALIS	HACKBERRY, WESTERN	2.5" CAL	B&B
9	GD	GYMNOCLADUS DIOICUS 'ESPRESSO'	KENTUCKY COFFEETREE, SEEDLESS	2.5" CAL	B&B
20	GTI	GLEDITSIA TRIACANTHOS 'INERMIS 'IMPERIAL'	HONEYLOCUST, IMPERIAL	2.5" CAL	B&B
27	GTS	GLEDITSIA TRIACANTHOS INERMIS 'SKYLINE'	HONEYLOCUST, SKYLINE	2.5" CAL	B&B
18	QB	QUERCUS BICOLOR	OAK, SWAMP WHITE	2.5" CAL	B&B
13	QM	QUERCUS MACROCARPA	OAK, BUR	2.5" CAL	B&B
19	QL	QUERCUS LACEYI	OAK, TEXAS RED	2.5" CAL	B&B
29	QS	QUERCUS 'SHUMMARD'	OAK, SCHUMMARD	2.5" CAL	B&B
31	UT	ULMUS X TRIUMPH	ELM, TRIUMPH	2.5" CAL	B&B
ORNAMENTAL TREES					
19	ACB	AMELANCHIER CANADENSIS	SERVICEBERRY, SHADBLOW	6-8' MULTI	B&B
26	AGF	ACER GINNALA 'FLAME'	MAPLE, FLAME AMUR	6-8' MULTI	B&B
21	CCI	CRATAEGUS CRUS-GALLI INERMIS	HAWTHORN, COCKSPUR THORNLESS	6-8' MULTI	B&B
24	CLC	CRATAEGUS LAEVIGATA 'CRIMSON CLOUD'	HAWTHORN, CRIMSON CLOUD	2" CAL	B&B
18	CVW	CRATAEGUS VIRIDIS 'WINTER KING'	HAWTHORN, WINTER KING	2" CAL	B&B
16	MPF	MALUS 'PRAIRIE FIRE'	CRABAPPLE, PRAIRIE FIRE	6-8' MULTI	B&B
20	PVC	PRUNIS VIRGINIANA 'CANADA RED' OR 'SCHUBERT'	CHOKECHERRY, CANADA RED OR SCHUBERT	6-8' MULTI	B&B
EVERGREEN TREES					
29	PE	PINUS EDULIS	PINE, PINON	6' HT.	B&B
72	PH	PINUS HELDREICHII (LEUCODERMIS)	PINE, BOSNIAN	6' HT.	B&B
135	PN	PINUS NIGRA	PINE, AUSTRIAN	6' HT.	B&B
78	PP	PINUS PONDEROSA	PINE, PONDEROSA	6' HT.	B&B
DECIDUOUS SHRUBS					
156	ACA	AMELANCHIER ALNIFOLIA	SERVICEBERRY, SASKATOON	#5	CONT.
399	ACS	ARTEMISIA CANA	SAGEBRUSH, SILVER	#5	CONT.
384	ENG	ERICAMERIA NAUSEOSA SSP. NAUSEOSA VAR. GLABRATA	RABBITBRUSH, TALL GREEN	#5	CONT.
285	FAP	FALLUGIA PARADOXA	APACHE PLUME	#5	CONT.
372	RTT	RHUS TRILOBATA	SUMAC, THREE LEAF	#5	CONT.
132	SAB	SHEPHERDIA ARGENTEA	BUFFALOBERRY, SILVER	#5	CONT.
230	PCP	PRUNUS X CISTENA	PLUM, PURPLE LEAF	#5	CONT.
*WATER USE TABLE BASED OFF OF CSU FRONT RANGE TREE RECOMMENDATION LIST & CITY OF AURORA XERISCAPE AND NO-WATER PLANT LIST.					

NOTES

- THE DEVELOPER, HIS SUCCESSORS AND ASSIGNS, SHALL BE RESPONSIBLE FOR INSTALLATION, MAINTENANCE AND REPLACEMENT FOR ALL LANDSCAPING MATERIALS SHOWN OR INDICATED ON THE APPROVED SITE PLAN OR LANDSCAPE PLAN ON FILE IN THE PLANNING DEPARTMENT.
- ALL LANDSCAPE AREAS AND PLANT MATERIALS, EXCEPT FOR NON-IRRIGATED NATIVE, RESTORATIVE, AND DRYLAND GRASS AREAS THAT COMPLY WITH REQUIREMENTS FOUND IN SEC. 146-4.7.3.C MUST BE WATERED BY AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM. IRRIGATION SYSTEM DESIGN, INSTALLATION, OPERATION, AND MAINTENANCE SHALL CONFORM TO REQUIREMENTS FOUND IN THE CITY OF AURORA IRRIGATION ORDINANCE.
- ALL UTILITY EASEMENTS SHALL REMAIN UNOBSTRUCTED AND FULLY ACCESSIBLE ALONG THEIR ENTIRE LENGTH FOR THE MAINTENANCE EQUIPMENT ENTRY.
- ALL LANDSCAPED AREAS SHALL RECEIVE SOIL PREPARATION. SODDED AREAS AND LANDSCAPE BEDS SHALL RECEIVE 4 CUBIC YARDS OF COMPOST PER 1,000 S.F. MINIMUM. SEEDED AREAS SHALL RECEIVE 2 CUBIC YARDS OF COMPOST PER 1,000 S.F. MINIMUM. COMPOST SHALL BE CLASS 1.
- TREES PLANTED IN SEED AND SOD AREAS SHALL CONTAIN DOUBLE SHREDDED LONG CEDAR MULCH.
- ALL ADA ACCESSIBLE WALKS SHALL BE STANDARD GRAY CONCRETE W/ MEDIUM BROOM FINISH. A FEW MINOR NON ADA TRAILS SHALL BE CRUSHER FINES. PEDESTRIAN NODES SHALL BE STANDARD GRAY CONCRETE W/MEDIUM BROOM FINISH.
- LANDSCAPE MATERIAL SHALL NOT BE PLACED OR KEPT NEAR FIRE HYDRANTS IN A MANNER THAT WOULD PREVENT SUCH EQUIPMENT FROM BEING IMMEDIATELY DISCERNIBLE. A 5-FOOT CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF FIRE HYDRANTS. LANDSCAPING MATERIAL SHOWN WITHIN THE SITE PLAN CANNOT ENCROACH INTO ROADWAYS THAT ARE DEDICATED (OR DESIGNATED) AS FIRE LANE EASEMENTS (OR CORRIDORS).
- ALL PROPOSED LANDSCAPING WITHIN THE SIGHT TRIANGLE SHALL BE IN COMPLIANCE WITH COA ROADWAY SPECIFICATIONS, SECTION 4.04.2.10 AND UDO SECTION 146.4.7.5. VII

OPEN SPACE REQUIREMENTS

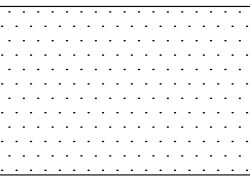
TRACT	TRACT DESCRIPTION	TOTAL TRACT AREA (SF)	TREES REQUIRED (OPEN SPACE 1/4000 SF)	TREES PROVIDED	SHRUBS REQUIRED (OPEN SPACE 10/4000 SF)	TREES EQUIVALENT TO SHRUBS	*SHRUBS PROVIDED	SHRUB AND TREE EQUIVALENTS TOTAL
							5 GAL	
TRACT A	OPEN SPACE	253,680	63	130	634	804	480	1284
TOTALS		253,680	63	130	634	804	480	1,284
NOTE: (1) 2.5" CAL. TREE = (12) 5 GAL. SHRUBS, (1) 2.0" CAL. TREE = (10) 5 GAL. SHRUBS								
NOTE: ONLY 1 GAL. GRASSES BEING COUNTED TOWARDS REQUIREMENTS								
NOTE: WHERE THE NUMBER FOR SHRUBS PROVIDED IS LOWER THAN WHAT IS REQUIRED, THE REQUIREMENT IS MET THROUGH THE TREE EQUIVILENT NOTED ABOVE								

Provide landscape table for the building perimeter landscaping for the Comfort Station and Maintenance Building.
Provide the parking lot landscaping for the Maintenance Building.

Provide a Table that documents the high, medium and low water use areas by square footage and by percentage of the overall landscape area for the project site.

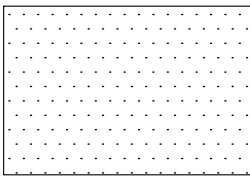
GREENS SEED MIX

GREENS SEED MIX		
COMMON NAME	SCIENTIFIC NAME	LBS/ 1,000 SQ. FOOT
GRASSES		
007XL CREEPING BENTGRASS	AGROSTIS STOLONIFERA	1.5
LBS/ 1,000 SQ. FOOT		28.7



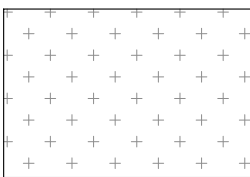
TEES SEED MIX

TEES SEED MIX		
COMMON NAME	SCIENTIFIC NAME	PLS LBS/ACRE
GRASSES		
SR5130 CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	75
SILHOUETTE CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	75
SAMANTA SLENDER CREEPING RED FESCUE	FESTUCA RUBRA L. SUBSP. LITTORALIS	90
RUDDY CREEPING RED FESCUE	FESTUCA RUBRA SSP. RUBRA	60
TOTAL POUNDS PLS/ACRE		300



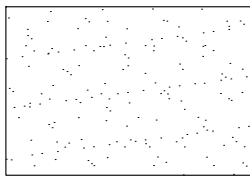
FAIRWAY SEED MIX

TEES SEED MIX		
COMMON NAME	SCIENTIFIC NAME	PLS LBS/ACRE
GRASSES		
SR5130 CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	75
SILHOUETTE CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	75
SAMANTA SLENDER CREEPING RED FESCUE	FESTUCA RUBRA L. SUBSP. LITTORALIS	90
RUDDY CREEPING RED FESCUE	FESTUCA RUBRA SSP. RUBRA	60
TOTAL POUNDS PLS/ACRE		300



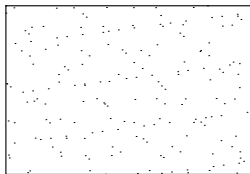
PRIMARY ROUGH SEED MIX

TEES SEED MIX		
COMMON NAME	SCIENTIFIC NAME	PLS LBS/ACRE
GRASSES		
SR2284 KENTUCKY BLUEGRASS	POA PRATENSIS	45
SR2150 KENTUCKY BLUEGRASS	POA PRATENSIS	45
SILHOUETTE CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	45
SR5130 CHEWINGS FESCUE	FESTUCA RUBRA SSP. COMMUTATA	45
SR23150 HARD FESCUE	FESTUCA TRACHYPHYLLA	45
TOTAL POUNDS PLS/ACRE		225



OUTER ROUGH SEED MIX

TEES SEED MIX		
COMMON NAME	SCIENTIFIC NAME	PLS LBS/ACRE
GRASSES		
QUATRO SHEEP FESCUE	FESTUCA OVINA	37.5
SR3150 HARD FESCUE	FESTUCA TRACHYPHYLLA	37.5
TOTAL POUNDS PLS/ACRE		75



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

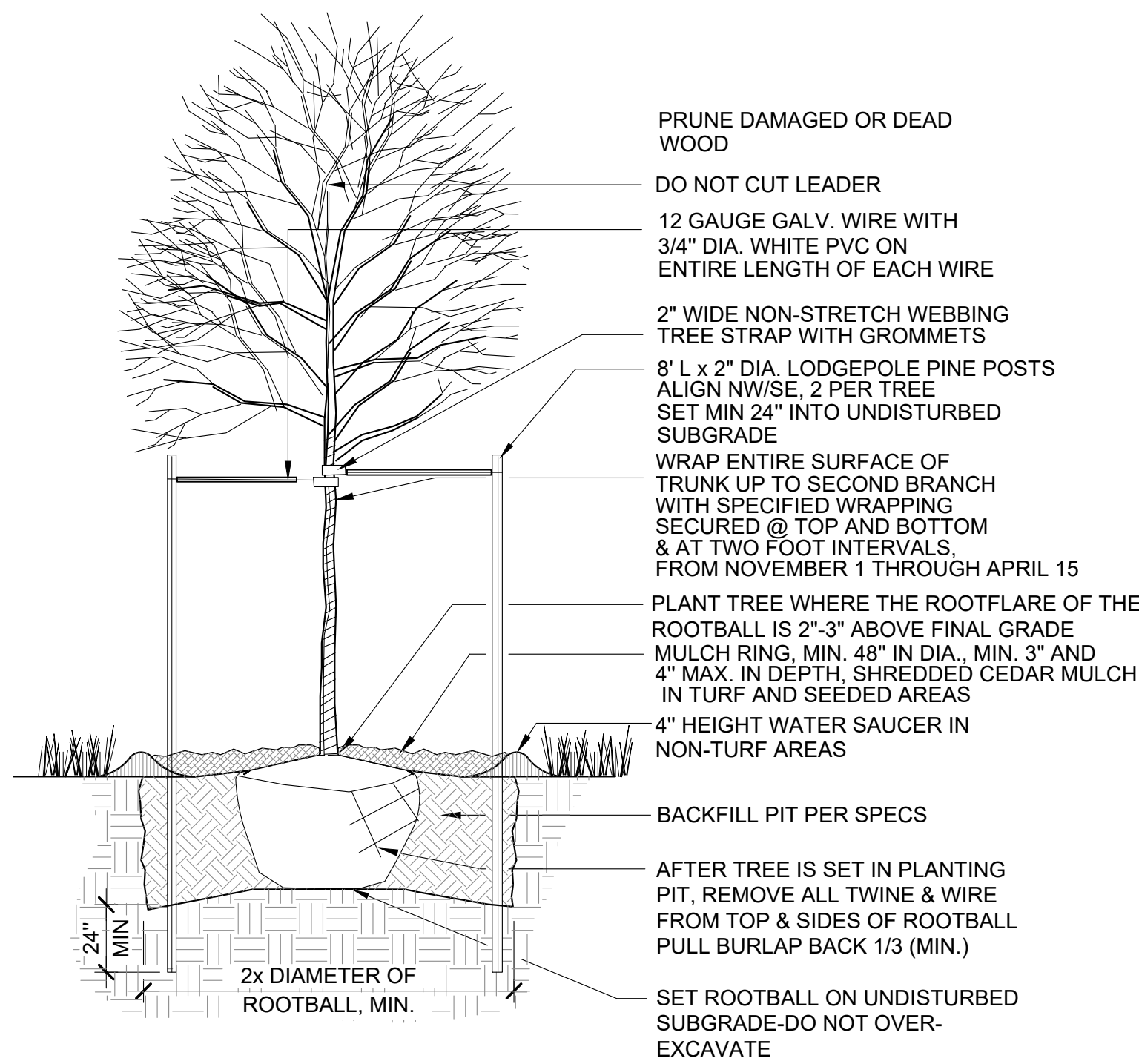
LANDSCAPE PLANS

SHEET NUMBER

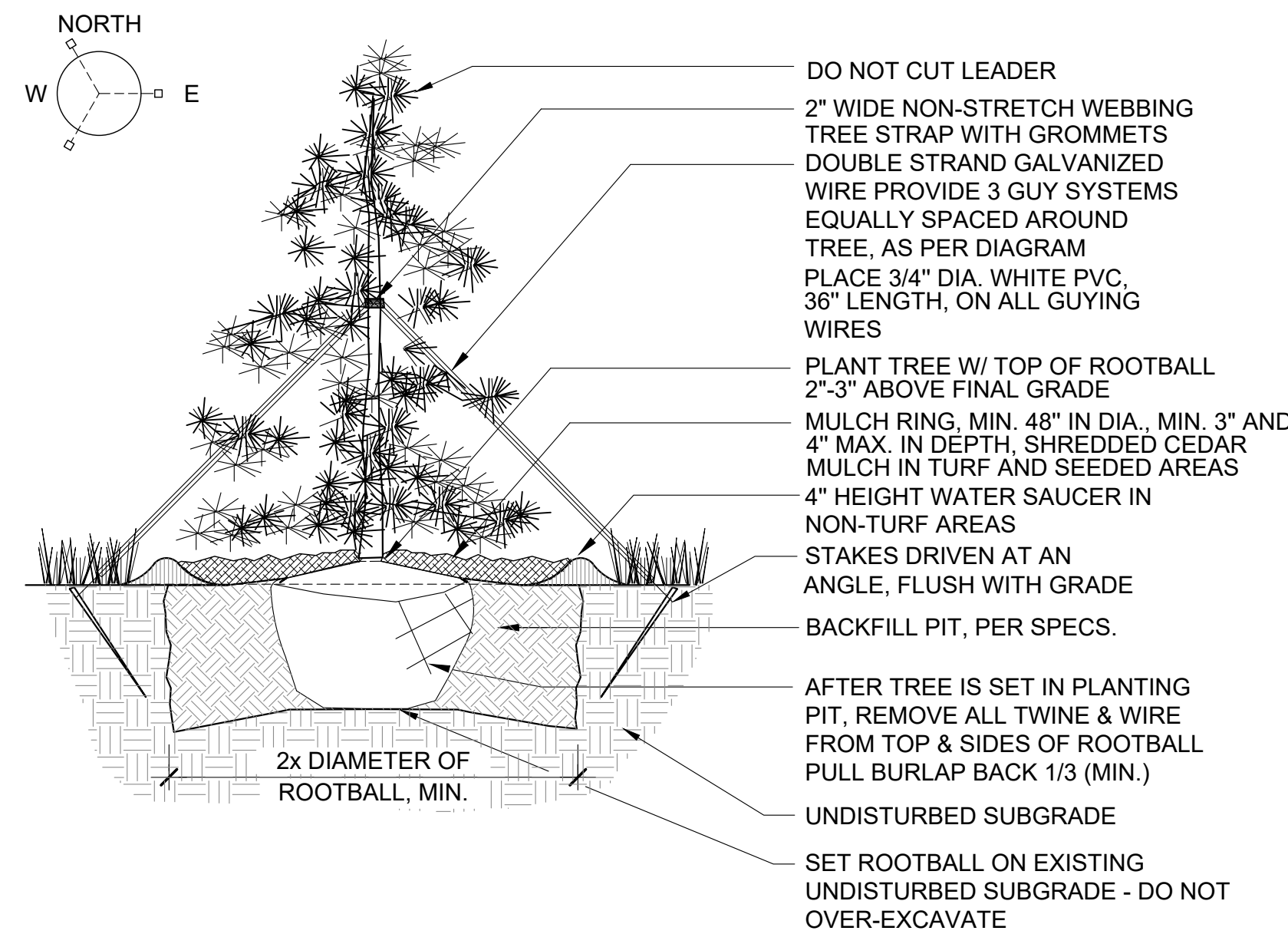
L.25

SHEET 52 OF 58

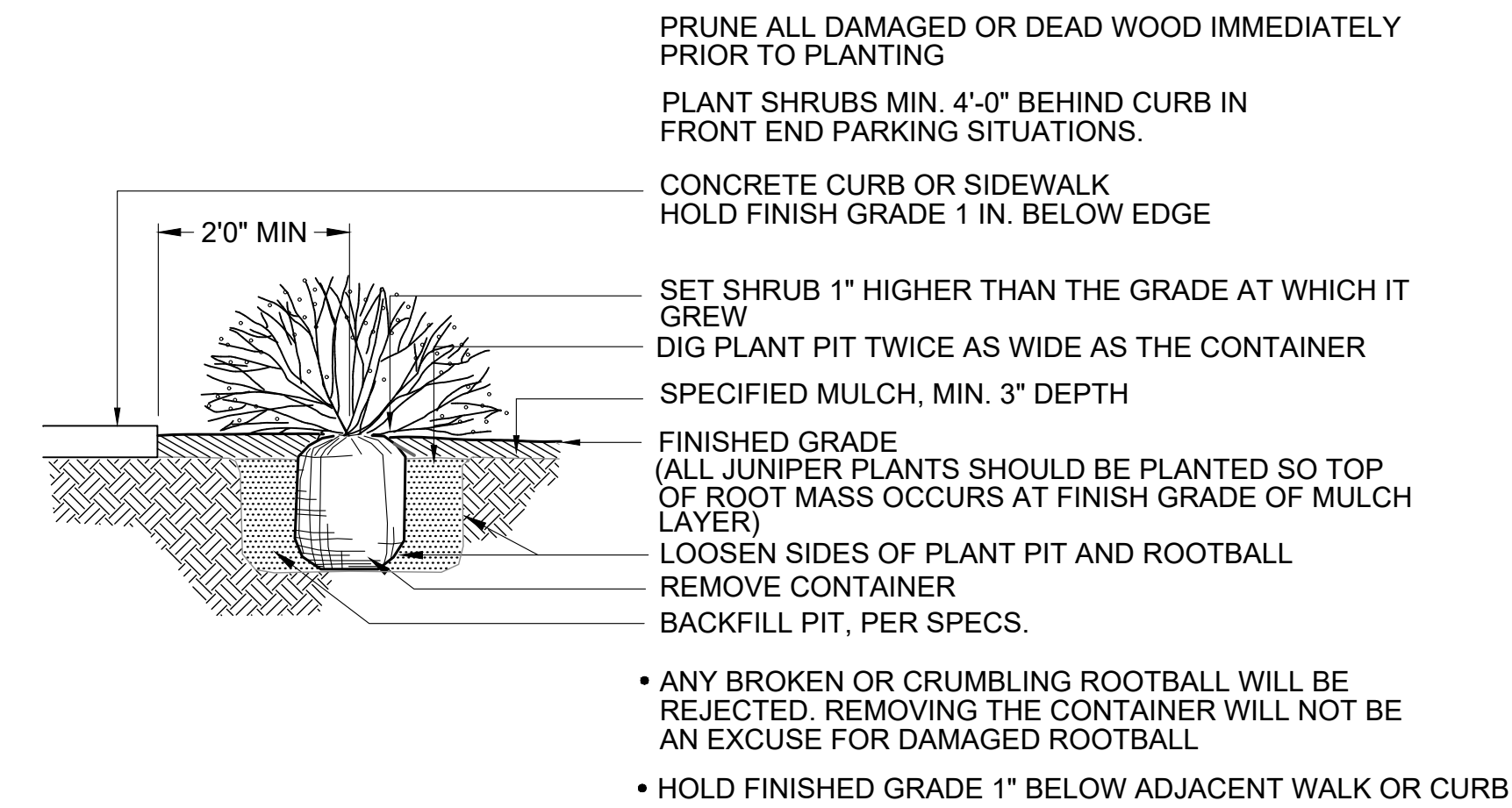
NOVEMBER 18, 2022



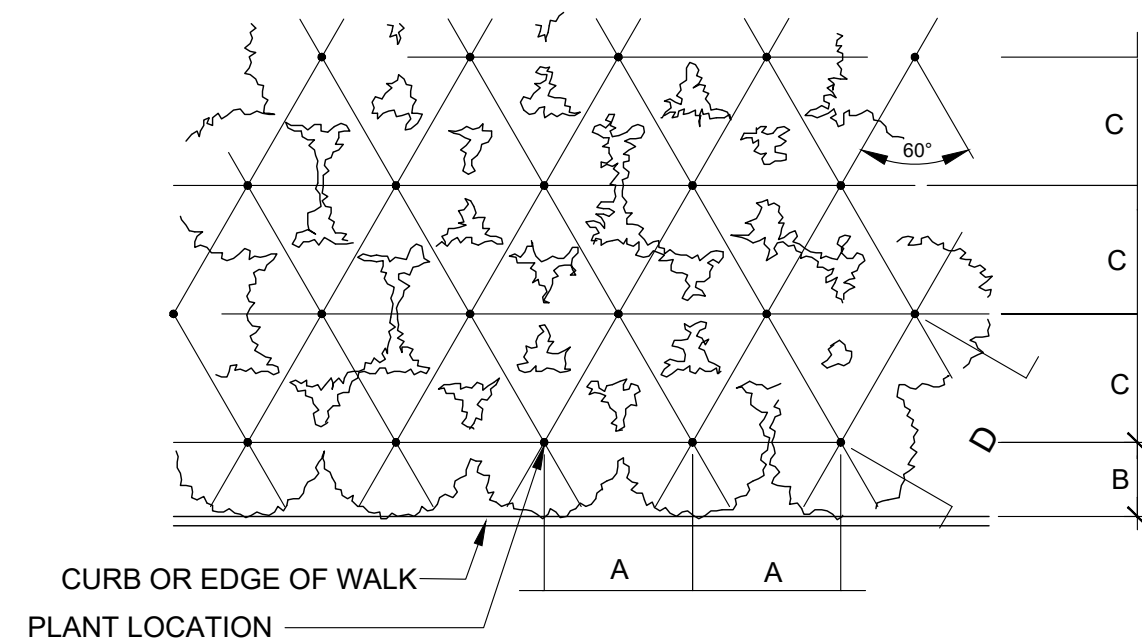
1 DECIDUOUS TREE PLANTING DETAIL
SCALE: NTS



2 EVERGREEN TREE PLANTING DETAIL
SCALE: NTS

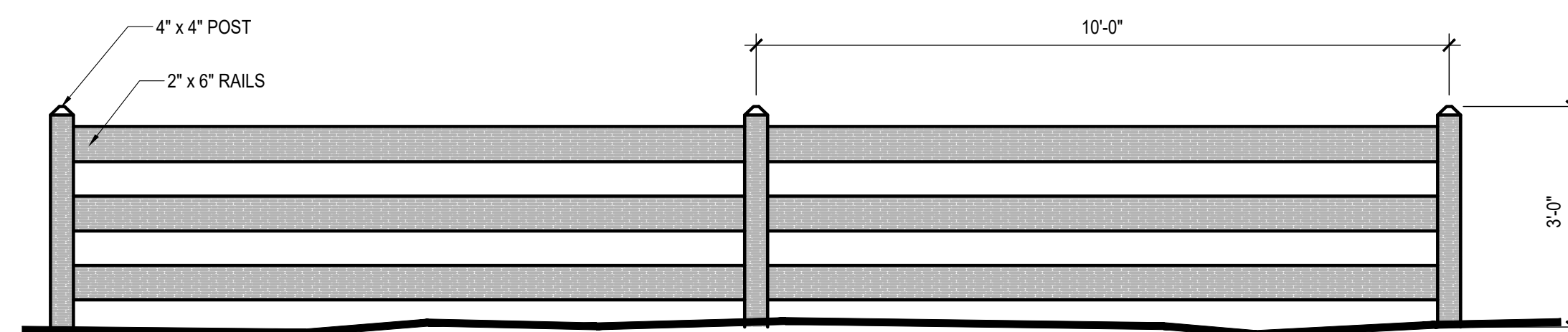


3 SHRUB PLANTING DETAIL
SCALE: NTS



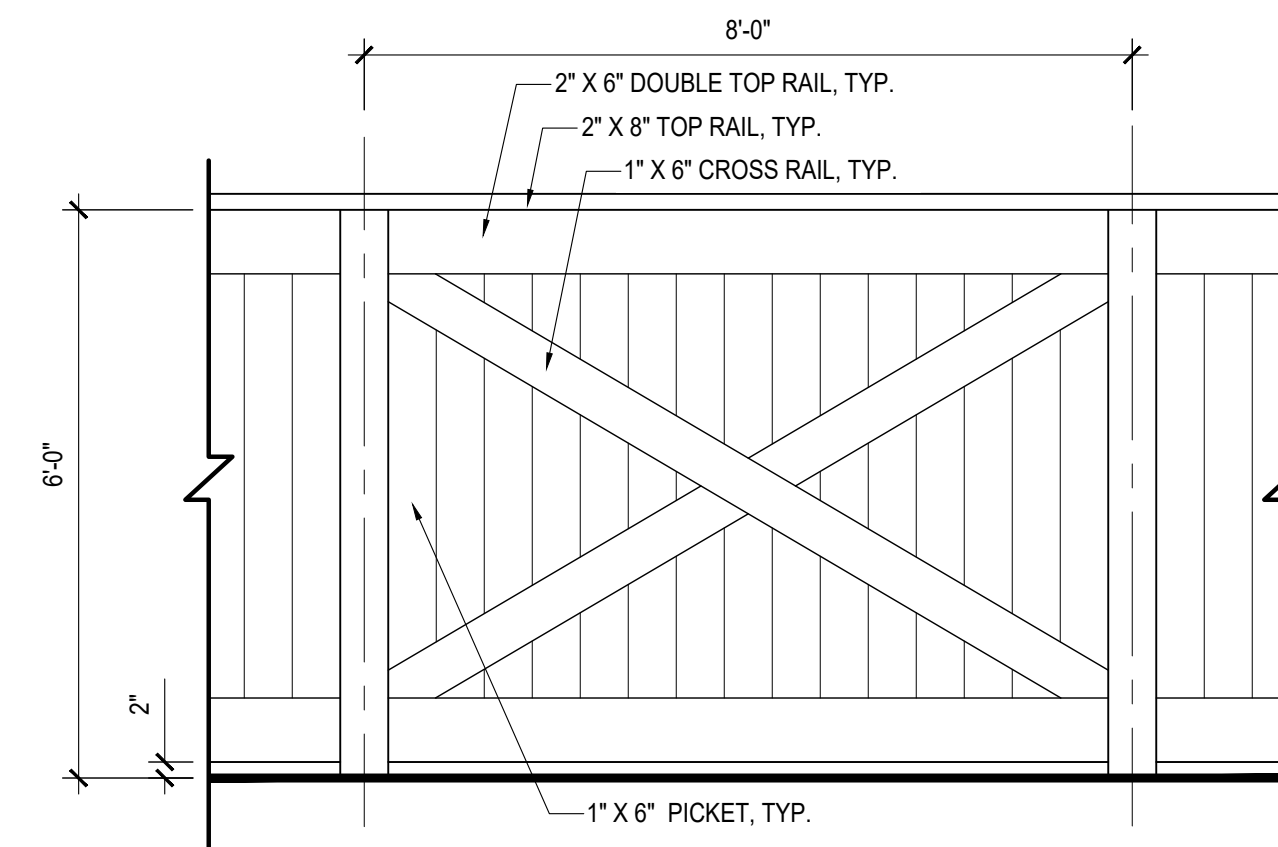
PLANT SPACING	A	B	C	D
24"	24"	18"	21"	24"
30"	30"	15"	26"	30"
36"	36"	30"	31"	36"
48"	48"	30"	42"	48"
60"	60"	36"	52"	60"

4 SHRUB PLANT SPACING DETAIL
SCALE: NTS



5 3 RAIL FENCE
SCALE: NTS

Identify fence material



6 6' SOLID FENCE
SCALE: NTS

Identify fence material



7 MAINTENANCE GATE
SCALE: NTS



8 FIRE GATE WITH KNOX BOX
SCALE: NTS

NOTE:
ALL DETAILS ARE FOR REFERENCE ONLY. FINAL STRUCTURES TO BE DETERMINED AT CONSTRUCTION DOCUMENTS.



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

NOT FOR CONSTRUCTION

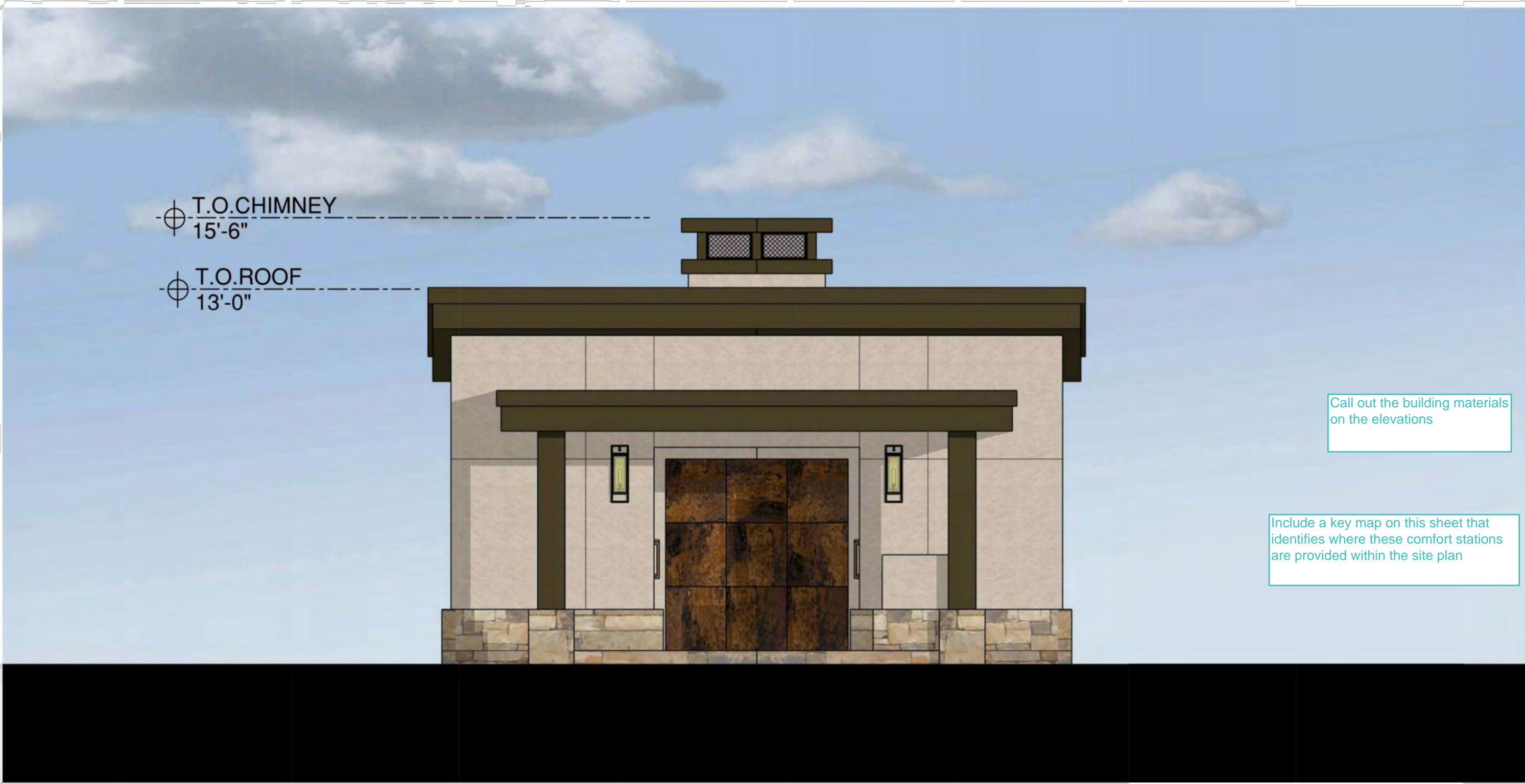
LANDSCAPE PLANS

SHEET NUMBER

L.26

SHEET 53 OF 58

NOVEMBER 18, 2022



ENTRY ELEVATION



NORTH ELEVATION

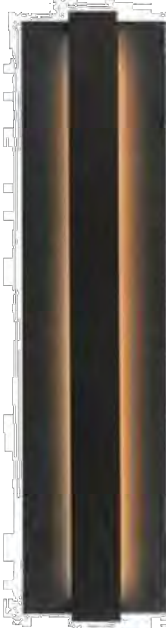
ELEMENTS



ALUM. STOREFRONT
WINDOWS
"DARK BRONZE"



STAINED WOOD
STILE + RAIL DOORS



WALL SCONCE
TECH LIGHTING
"WINDFALL"

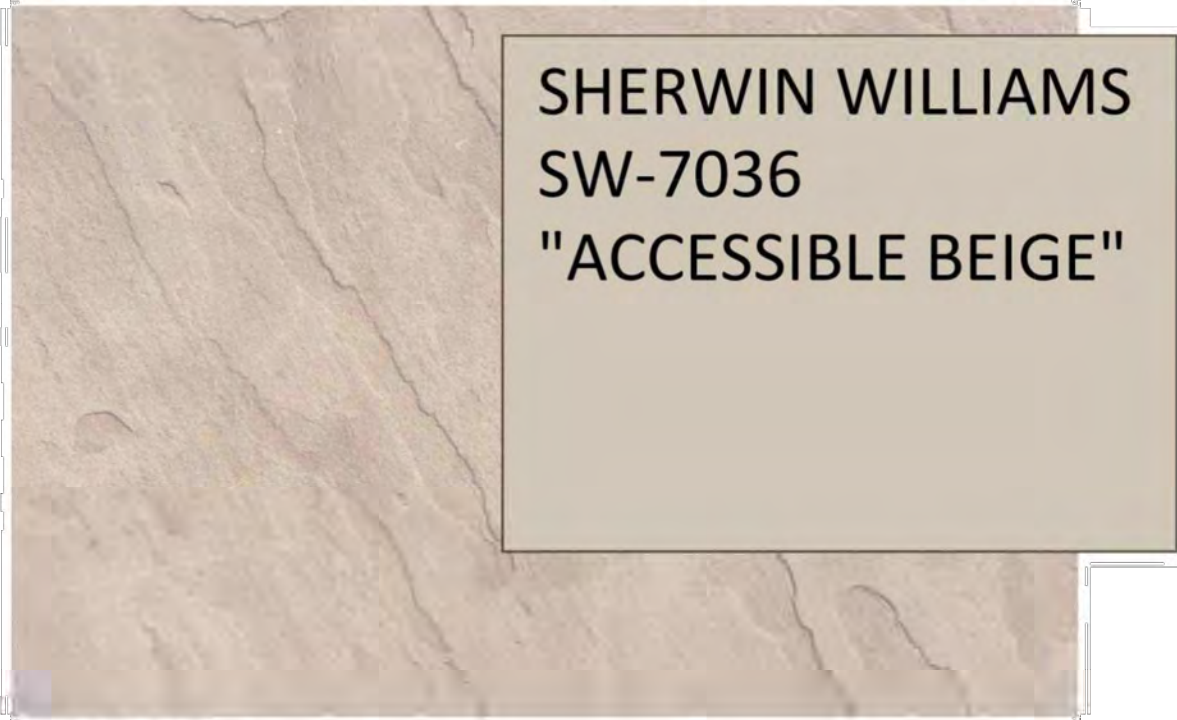


BLACK - EXPOSED
STEEL COLLUMN / BEAMS

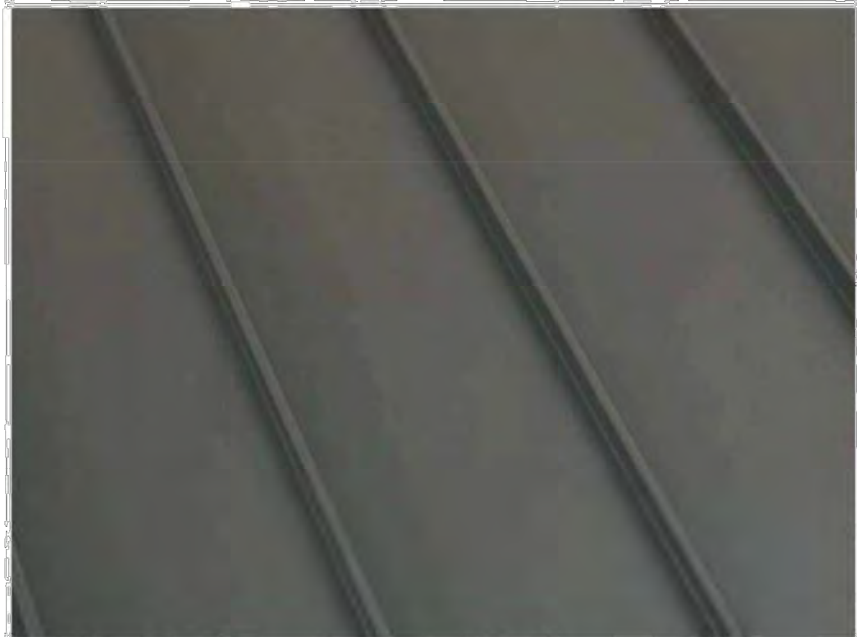
MATERIALS



TELLURIDE STONE
"SEBASTIAN SAWN LEDGE"



STUCCO



BERRIDGE METAL ROOF
"DARK BRONZE"



METAL ACCENT PANEL
"WEATHERED BRONZE"



TRIM: SHERWIN
WILLIAMS SW-7055
"ENDURING BRONZE"



Marsh & Associates, Inc.
COLORADO • TEXAS
© 2022 MARSH & ASSOCIATES, INC. A/P/I

October 28, 2022

PRAIRIE POINT
COMFORT STATION



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

ARCHITECTURAL
ELEVATIONS

SHEET NUMBER

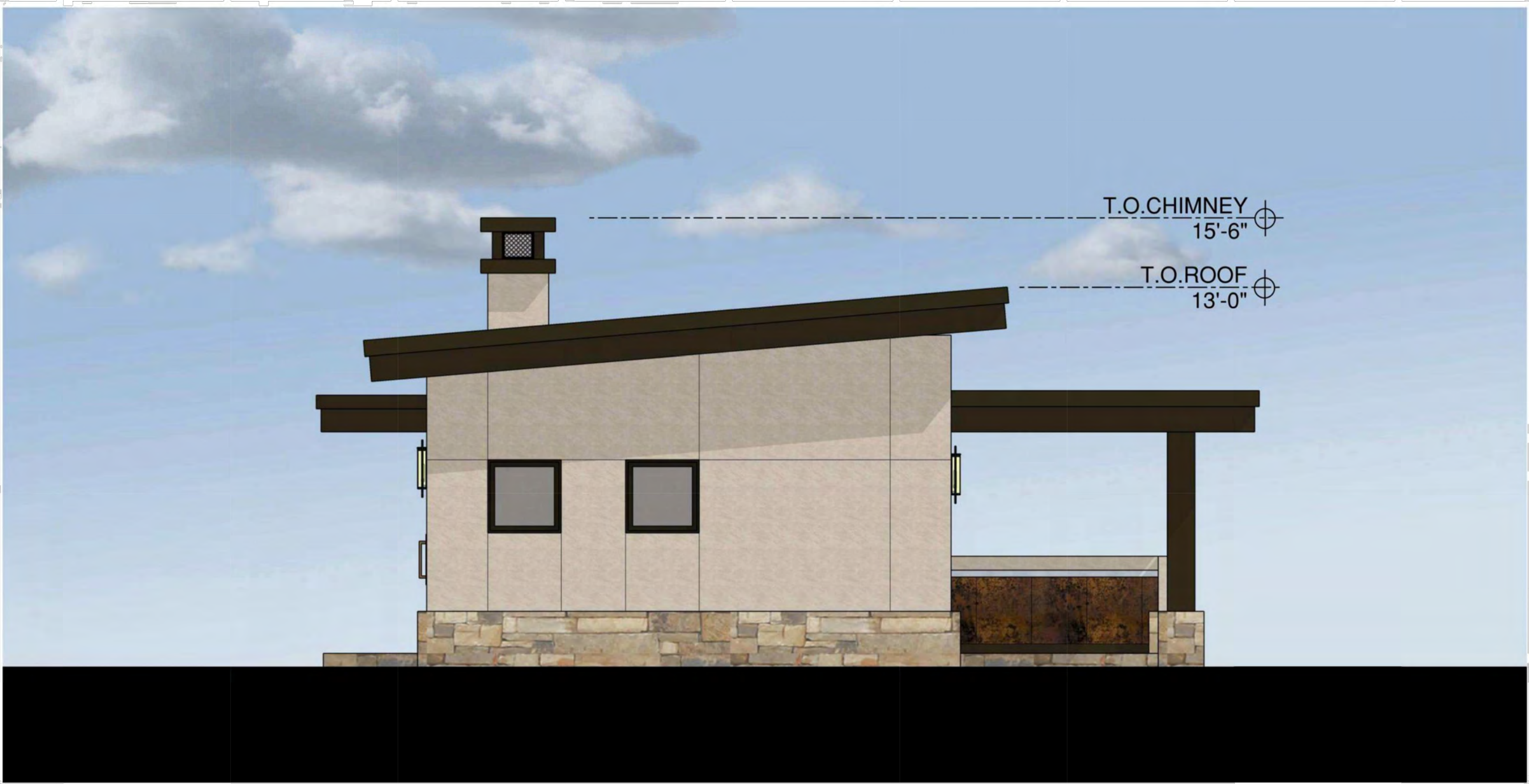
A.1

SHEET 54 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



BACK ELEVATION



SOUTH ELEVATION

ELEMENTS



ALUM. STOREFRONT
WINDOWS
"DARK BRONZE"



STAINED WOOD
STILE + RAIL DOORS



WALL SCONCE
TECH LIGHTING
"WINDFALL"

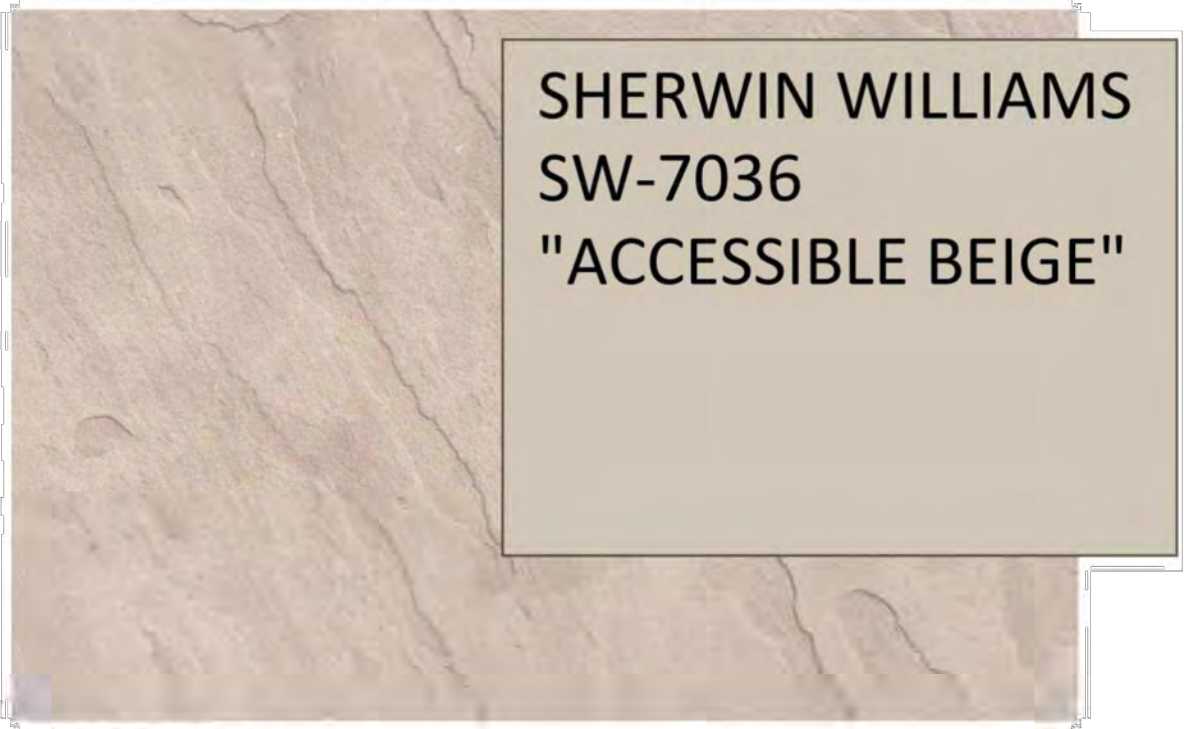


BLACK - EXPOSED
STEEL COLLUMN / BEAMS

MATERIALS

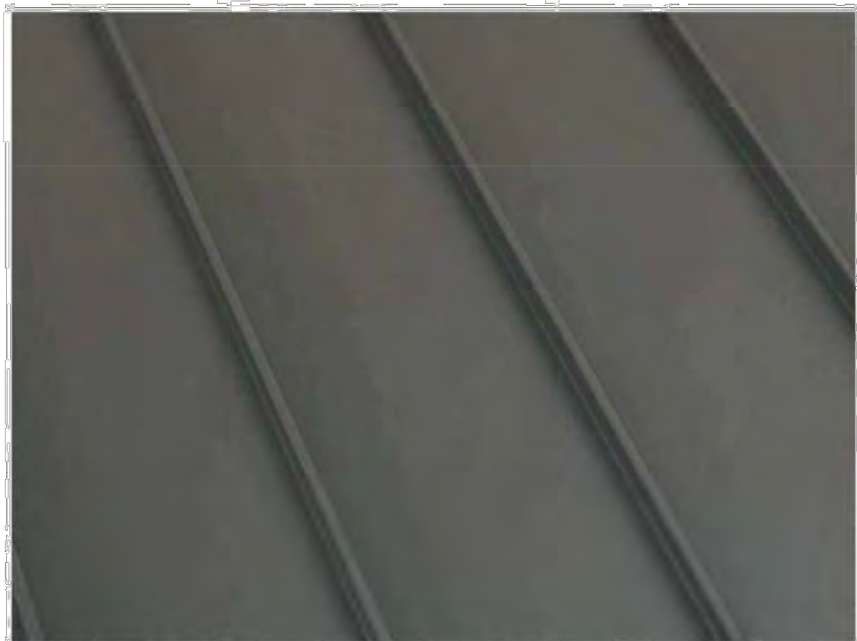


TELLURIDE STONE
"SEBASTIAN SAWN LEDGE"



STUCCO

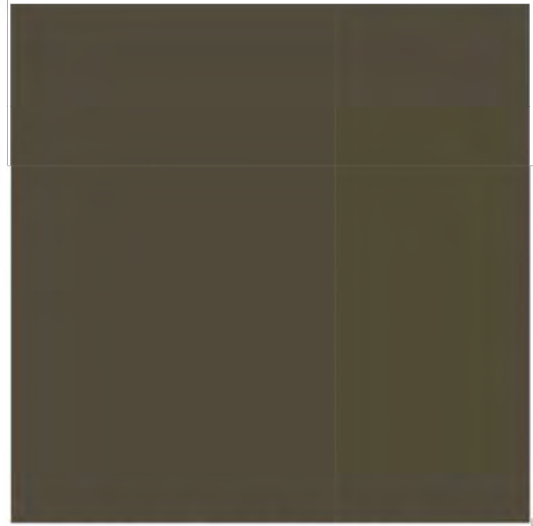
SHERWIN WILLIAMS
SW-7036
"ACCESSIBLE BEIGE"



BERRIDGE METAL ROOF
"DARK BRONZE"



METAL ACCENT PANEL
"WEATHERED BRONZE"



TRIM: SHERWIN
WILLIAMS SW-7055
"ENDURING BRONZE"



Marsh & Associates, Inc.
COLORADO • TEXAS
© 2022 MARSH & ASSOCIATES, INC. A/P/I

October 28, 2022

PRAIRIE POINT
COMFORT STATION

NOT FOR CONSTRUCTION



FRONT ELEVATION

ELEMENTS



WINDOWS
ALUMINUM CLAD
WOOD WINDOWS
COLOR TO MATCH
TRIM



DOORS
ALUMINUM CLAD
WOOD DOORS
COLOR: SW-7055
"ENDURING BRONZE"



LIGHTING
GOOSENECK BARN LIGHT
LIGHT BRONZE FINISH, FULLY
SHIELDED FOR NIGHT SKY

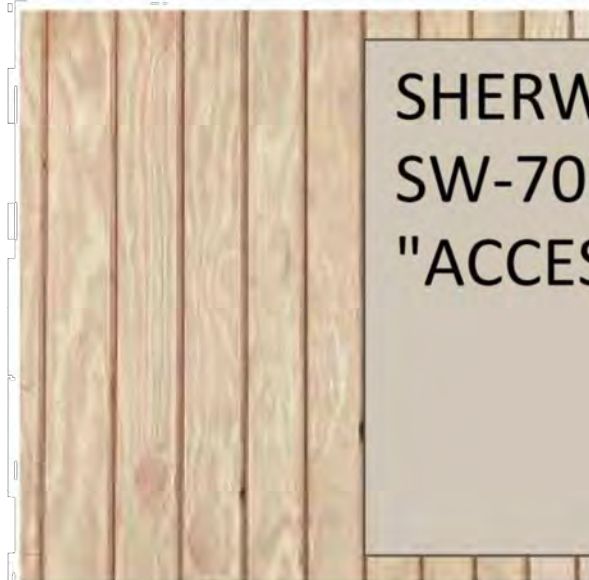
MATERIALS



BERRIDGE METAL ROOF
"BRONZE"



ASPHALT SHINGLES
GAF TIMBERLINE HDZ
"WEATHERED WOOD"



T-11 SIDING WITH
BATTEN SEAMS

SHERWIN WILLIAMS
SW-7036
"ACCESSIBLE BEIGE"

BEHR ST146
SEMI-TRANSPARENT
"CEDAR"

TRIM
SHERWIN WILLIAMS
SW-7035
"AESTHETIC WHITE"

ACCENT
SHERWIN WILLIAMS
SW-7055
"ENDURING BRONZE"



SIDE YARD ELEVATION

ELEMENTS



WINDOWS
ALUMINUM CLAD
WOOD WINDOWS
COLOR TO MATCH
TRIM



DOORS
ALUMINUM CLAD
WOOD DOORS
COLOR: SW-7055
"ENDURING BRONZE"



LIGHTING
GOOSENECK BARN LIGHT
LIGHT BRONZE FINISH, FULLY
SHIELDED FOR NIGHT SKY

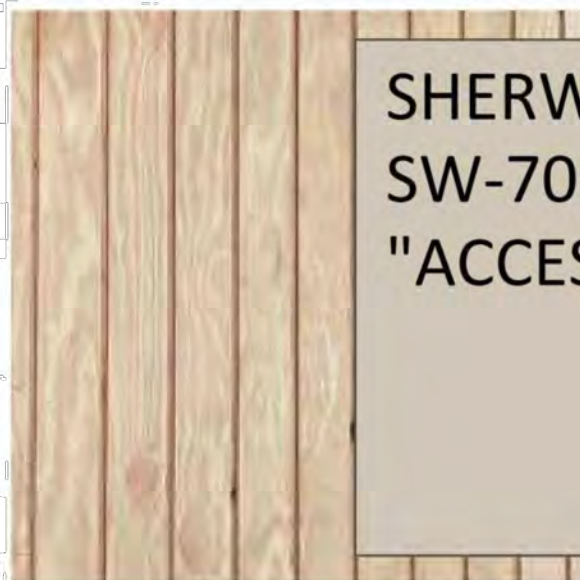
MATERIALS



BERRIDGE METAL ROOF
"BRONZE"



ASPHALT SHINGLES
GAF TIMBERLINE HDZ
"WEATHERED WOOD"



T-11 SIDING WITH
BATTEN SEAMS

SHERWIN WILLIAMS
SW-7036
"ACCESSIBLE BEIGE"

BEHR ST146
SEMI-TRANSPARENT
"CEDAR"

TRIM
SHERWIN WILLIAMS
SW-7035
"AESTHETIC WHITE"

ACCENT
SHERWIN WILLIAMS
SW-7055
"ENDURING BRONZE"



Marsh & Associates, Inc.
COLORADO • TEXAS
© 2022 MARSH & ASSOCIATES, INC. A/P/I

October 28, 2022

PRAIRIE POINT
MAINTENANCE FACILITY



Know what's below.
Call before you dig.



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

ARCHITECTURAL
ELEVATIONS

SHEET NUMBER

A.4

SHEET 57 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION



SIDE YARD ELEVATION

ELEMENTS



WINDOWS
ALUMINUM CLAD
WOOD WINDOWS
COLOR TO MATCH
TRIM



DOORS
ALUMINUM CLAD
WOOD DOORS
COLOR: SW-7055
"ENDURING BRONZE"



LIGHTING
GOOSENECK BARN LIGHT
LIGHT BRONZE FINISH, FULLY
SHIELDED FOR NIGHT SKY

MATERIALS



BERRIDGE METAL ROOF
"BRONZE"



ASPHALT SHINGLES
GAF TIMBERLINE HDZ
"WEATHERED WOOD"



T-11 SIDING WITH
BATTEN SEAMS

SHERWIN WILLIAMS
SW-7036
"ACCESSIBLE BEIGE"

BEHR ST146
SEMI-TRANSPARENT
"CEDAR"

TRIM
SHERWIN WILLIAMS
SW-7035
"AESTHETIC WHITE"

ACCENT
SHERWIN WILLIAMS
SW-7055
"ENDURING BRONZE"



Marsh & Associates, Inc.
COLORADO • TEXAS
© 2022 MARSH & ASSOCIATES, INC. A/P/I

October 28, 2022

PRAIRIE POINT
MAINTENANCE FACILITY



Know what's below.
Call before you dig.



PROJECT NAME

PRAIRIE POINT GOLF
AURORA, COLORADO
SITE PLAN

SHEET TITLE

ARCHITECTURAL
ELEVATIONS

SHEET NUMBER

A.5

SHEET 58 OF 58
NOVEMBER 18, 2022

NOT FOR CONSTRUCTION

Provide Certificate of tax due for Tract A dedication.

PRAIRIE POINT GOLF COURSE SUBDIVISION FILING NO. 1

SITUATED IN SECTION 34, THE WEST HALF OF SECTION 35, AND THE SOUTHEAST QUARTER OF SECTION 33,
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.

SITUATED

DEDICATION:

REPLACED

KNOW ALL PEOPLE BY THESE PRESENTS THAT THE UNDERSIGNED WARRANT THEY ARE THE OWNERS OF A PARCEL OF LAND ~~LOCATED~~ IN SECTION 34, THE WEST HALF OF SECTION 35, AND THE SOUTHEAST QUARTER OF SECTION 33, TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER QUARTER CORNER OF SAID SECTION 33;

THENCE ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER OF SECTION 33, NORTH 89°34'42" EAST, A DISTANCE OF 2,631.52 FEET TO THE EAST QUARTER CORNER OF SAID SECTION 33;

THENCE ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 34, NORTH 89°35'50" EAST, A DISTANCE OF 2,661.35 FEET TO THE CENTER QUARTER CORNER OF SAID SECTION 34;

THENCE ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 34, NORTH 89°36'13" EAST, A DISTANCE OF 2,127.50 FEET TO THE SOUTHERLY EXTENSION OF THE EAST LINE OF THE BRIDLE PATH ADJACENT TO LOT 4, BLOCK 4, ~~CHENANGO FILING NO. 3 AS SHOWN IN THE RECORDS OF THE~~ ARAPAHOE COUNTY, COLORADO CLERK AND RECORDER'S OFFICE IN BOOK 38 AT PAGE 66;

THENCE ALONG SAID SOUTHERLY EXTENSION AND SAID EAST LINE THE FOLLOWING TWO (2) COURSES:

1)NORTH 04°19'21" WEST, A DISTANCE OF 154.23 FEET;

2) NORTH 07°20'38" EAST, A DISTANCE OF 463.76 FEET TO THE SOUTHEAST CORNER OF THE REMAINING PORTION OF SOUTH GIBRALTER COURT AS SHOWN ON SAID CHENANGO FILING NO. 3, SAID SOUTH GIBRALTER COURT BEING PARTIALLY VACATED BY ORDINANCE NO. 91-57 AS RECORDED IN SAID RECORDS IN BOOK 6212 AT PAGE 186 AND ORDINANCE NO. 2019-24 AS RECORDED IN SAID RECORDS AT RECEPTION ~~D9968384~~

THENCE ALONG THE EASTERLY AND NORTHERLY RIGHT-OF-WAY OF SOUTH GIBRALTER COURT THE FOLLOWING THREE (3) COURSES:

1)NORTH 07°20'38" EAST, A DISTANCE OF 50.38 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 150.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 15°26'50" EAST;

2) NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 35°43'54", AN ARC LENGTH OF 93.55 FEET;

3) NORTH 38°49'14" WEST, A DISTANCE OF 74.46 FEET TO THE EASTERLY RIGHT-OF-WAY OF EAST LONG AVENUE AS SHOWN ON SAID CHENANGO FILING NO. 3 AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 480.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 41°48'24" WEST;

THENCE ALONG SAID EASTERLY RIGHT-OF-WAY THE FOLLOWING TWO (2) COURSES:

1)NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 57°30'50", AN ARC LENGTH OF 481.83 FEET;

2) NORTH 09°19'14" WEST, A DISTANCE OF 136.72 FEET TO THE CENTERLINE OF THE FORMER EAST KETTLE PLACE AS SHOWN ON SAID CHENANGO FILING NO. 3, VACATED BY ORDINANCE 91-57 AS RECORDED IN SAID RECORDS IN BOOK 6212 AT PAGE 186;

THENCE ALONG SAID CENTERLINE, NORTH 80°40'46" EAST, A DISTANCE OF 233.45 FEET;

THENCE DEPARTING SAID CENTERLINE, NORTH 09°19'14" WEST, A DISTANCE OF 25.00 FEET TO THE SOUTHEAST CORNER OF LOT 20, BLOCK 4 OF SAID CHENANGO FILING NO. 3;

THENCE ALONG THE EASTERLY LINE OF SAID LOT 20, NORTH 05°19'23" WEST, A DISTANCE OF 458.10 FEET TO THE NORTHEAST CORNER OF SAID LOT 20;

THENCE NORTH 84°47'52" EAST, A DISTANCE OF 195.68 FEET;

THENCE SOUTH 70°34'33" EAST, A DISTANCE OF 275.76 FEET;

THENCE SOUTH 11°49'58" EAST, A DISTANCE OF 183.02 FEET;

THENCE SOUTH 11°22'10" EAST, A DISTANCE OF 116.91 FEET;

THENCE SOUTH 12°03'12" EAST, A DISTANCE OF 75.00 FEET;

THENCE SOUTH 11°26'54" EAST, A DISTANCE OF 375.00 FEET;

THENCE SOUTH 11°59'16" EAST, A DISTANCE OF 499.20 FEET;

THENCE SOUTH 11°35'23" EAST, A DISTANCE OF 259.78 FEET;

THENCE SOUTH 44°51'06" EAST, A DISTANCE OF 238.40 FEET;

THENCE SOUTH 47°34'27" WEST, A DISTANCE OF 692.03 FEET;

THENCE SOUTH 80°31'14" WEST, A DISTANCE OF 388.28 FEET;

THENCE SOUTH 76°51'54" WEST, A DISTANCE OF 205.00 FEET;

THENCE SOUTH 78°48'25" WEST, A DISTANCE OF 796.43 FEET;

THENCE NORTH 84°48'24" WEST, A DISTANCE OF 699.06 FEET;

THENCE NORTH 81°18'24" WEST, A DISTANCE OF 308.81 FEET;

THENCE NORTH 81°59'01" WEST, A DISTANCE OF 68.40 FEET;

THENCE NORTH 80°22'17" WEST, A DISTANCE OF 297.54 FEET;

THENCE SOUTH 51°04'59" WEST, A DISTANCE OF 582.25 FEET;

THENCE SOUTH 43°26'47" WEST, A DISTANCE OF 701.62 FEET;

THENCE SOUTH 46°33'13" EAST, A DISTANCE OF 276.95 FEET;

THENCE NORTH 87°04'01" EAST, A DISTANCE OF 118.65 FEET;

THENCE SOUTH 27°00'33" EAST, A DISTANCE OF 508.77 FEET;

THENCE SOUTH 59°24'09" WEST, A DISTANCE OF 150.99 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 667.00 FEET;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 53°59'09", AN ARC LENGTH OF 628.47 FEET;

THENCE NORTH 66°36'42" WEST, A DISTANCE OF 647.24 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 458.00 FEET;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 11°23'05", AN ARC LENGTH OF 91.01 FEET;

THENCE NORTH 77°59'47" WEST, A DISTANCE OF 383.95 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 458.00 FEET;

CALLOUTS HAVE BEEN CORRECTED

Graphics show the record as being "Administrative Replat of Lots 3 & 4 Block 4 Chenango Filing No. 3, Rec. No. 58527, Book 103, Page 55?"

said Remaining?

CORRECT ED

DEDICATION-CONTINUED:

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 38°26'36", AN ARC LENGTH OF 307.30 FEET;

THENCE SOUTH 63°33'37" WEST, A DISTANCE OF 26.64 FEET;

THENCE NORTH 26°26'23" WEST, A DISTANCE OF 165.34 FEET;

THENCE NORTH 18°38'56" EAST, A DISTANCE OF 145.24 FEET;

THENCE NORTH 63°39'45" WEST, A DISTANCE OF 91.59 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 45.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 13°55'48" WEST;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 113°57'58", AN ARC LENGTH OF 89.51 FEET;

THENCE NORTH 52°06'14" EAST, A DISTANCE OF 35.00 FEET;

THENCE NORTH 00°28'14" WEST, A DISTANCE OF 129.28 FEET;

THENCE NORTH 83°00'06" WEST, A DISTANCE OF 263.83 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE WESTERLY HAVING A RADIUS OF 92.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 84°46'56" WEST;

THENCE NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 31°53'31", AN ARC LENGTH OF 51.21 FEET;

THENCE NORTH 52°53'25" EAST, A DISTANCE OF 20.00 FEET;

THENCE NORTH 06°59'54" EAST, A DISTANCE OF 116.05 FEET;

THENCE NORTH 83°00'06" WEST, A DISTANCE OF 854.76 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 285.17 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 80°24'26" WEST;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 142°36'06", AN ARC LENGTH OF 709.76 FEET;[Closure shows 709.75?]

THENCE NON-UPDATED PER CLOSURE H 88°51'04" WEST, A DISTANCE OF 10.00 FEET;

THENCE NORTH 68°42'40" WEST, A DISTANCE OF 68.38 FEET;

THENCE NORTH 76°57'16" WEST, A DISTANCE OF 240.09 FEET;

THENCE NORTH 82°48'59" WEST, A DISTANCE OF 93.07 FEET;

THENCE SOUTH 68°55'41" WEST, A DISTANCE OF 117.69 FEET;

THENCE SOUTH 36°46'20" WEST, A DISTANCE OF 115.66 FEET;

THENCE SOUTH 05°31'45" WEST, A DISTANCE OF 316.52 FEET;

THENCE SOUTH 15°36'01" EAST, A DISTANCE OF 215.88 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 432.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 13°45'13" EAST;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 09°34'16", AN ARC LENGTH OF 72.16 FEET TO THE BEGINNING OF A COMPOUND CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 537.00 FEET;

THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 18°15'26", AN ARC LENGTH OF 171.11 FEET;

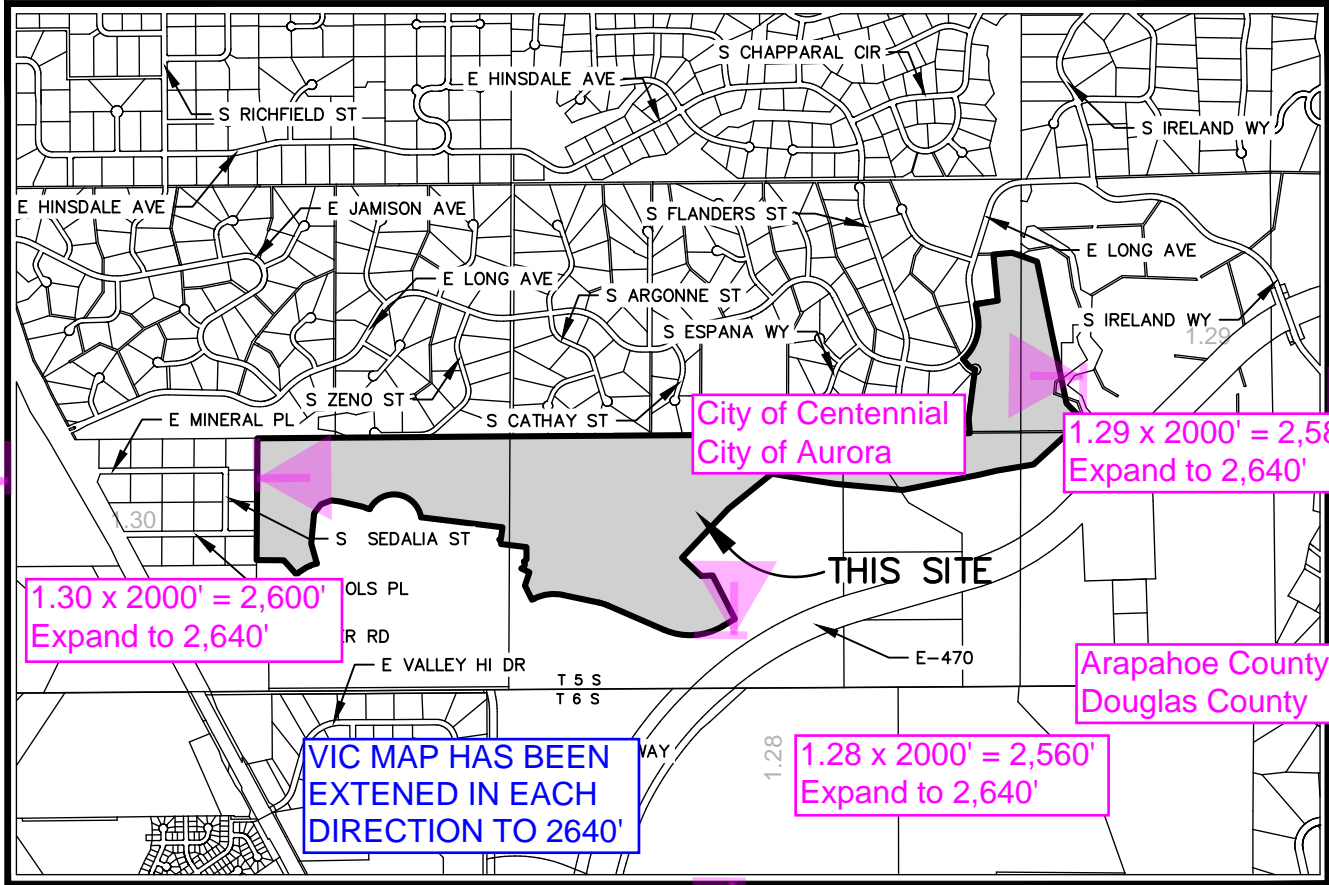
THENCE NORTH 41°34'54" WEST, A DISTANCE OF 198.06 FEET;

THENCE NORTH 89°36'49" WEST, A DISTANCE OF 283.76 FEET TO THE WEST LINE OF SAID SOUTHEAST QUARTER OF SECTION 33;

THENCE ALONG SAID WEST LINE, NORTH 00°23'11" EAST, A DISTANCE OF 1,268.92 FEET TO THE **POINT OF BEGINNING**

CONTAINING AN AREA OF 215.314 ACRES, (9,379,095 SQUARE FEET), MORE OR LESS.

HAVE LAID OUT, PLATTED, AND SUBDIVIDED THE SAME INTO LOTS, BLOCKS AND TRACTS AS SHOWN ON THIS PLAT, UNDER THE NAME AND STYLE OF PRAIRIE POINT GOLF COURSE SUBDIVISION FILING NO. 1 AND BY THESE PRESENTS DO HEREBY DEDICATE TO THE CITY OF AURORA, COLORADO, FOR THE PERPETUAL USE OF THE PUBLIC, THE STREETS, EASEMENTS, AND TRACT A AS SHOWN HEREON AND NOT PREVIOUSLY DEDICATED TO THE PUBLIC.



VICINITY MAP
SCALE 1"= 2000'

COVENANTS:

THE UNDERSIGNED OWNER(S), FOR THEMSELVES, THEIR HEIRS, SUCCESSORS AND ASSIGNS, COVENANT AND AGREE WITH THE CITY OF AURORA;

NO STRUCTURE CONSTRUCTED ON ANY PORTION OF THE PLATTED LAND SHOWN HEREIN, SHALL BE OCCUPIED OR USED UNLESS AND UNTIL ALL PUBLIC IMPROVEMENTS AS DEFINED BY CHAPTER 146 OF THE CITY CODE OF AURORA, COLORADO, ARE IN PLACE AND ACCEPTED BY THE CITY, FOR CASH FUNDS OR OTHER SECURITY FOR THE SAME ARE ESCROWED WITH THE CITY OF AURORA, AND A CERTIFICATE OF OCCUPANCY HAS BEEN ISSUED BY THE CITY;

ALL ELECTRICAL COMMUNITY UTILITY LINES AND SERVICES, AND STREET LIGHTING CIRCUITS, EXCEPT AS PROVIDED IN SECTION 126-505 OF THE CITY CODE AS THE SAME MAY BE AMENDED FROM TIME TO TIME, SHALL BE INSTALLED UNDERGROUND;

ALL CROSSINGS OR ENCROACHMENTS, INCLUDING BUT NOT LIMITED, TO PRIVATE LANDSCAPE IRRIGATION SYSTEMS, UNDERDRAINS, OR PRIVATE UTILITIES INTO EASEMENTS OWNED BY THE CITY OF AURORA ARE ACKNOWLEDGED BY THE UNDERSIGNED AS BEING SUBJECT TO THE CITY OF AURORA'S USE AND OCCUPANCY OF SAID EASEMENTS AND RIGHTS-OF-WAY. THE UNDERSIGNED, THEIR SUCCESSORS AND ASSIGNS, HEREBY AGREE TO INDEMNIFY AND HOLD HARMLESS THE CITY OF AURORA FOR ANY LOSS, DAMAGE, OR REPAIR TO PRIVATE LANDSCAPE IRRIGATION SYSTEMS, UNDERDRAINS, OR PRIVATE UTILITIES THAT MAY RESULT FROM THE CITY OF AURORA'S USE AND OCCUPANCY OR EXERCISE OF ITS RIGHTS IN SAID EASEMENTS AND RIGHTS-OF-WAY. THE UNDERSIGNED, ITS SUCCESSORS AND ASSIGNS, FURTHER AGREES TO REMOVE, REPAIR, REPLACE, RELOCATE, MODIFY, OR OTHERWISE ADJUST SAID PRIVATE LANDSCAPE IRRIGATION SYSTEMS, UNDERDRAINS, OR PRIVATE UTILITIES UPON REQUEST FROM THE CITY OF AURORA AND AT NO EXPENSE TO THE CITY OF AURORA.

OWNER:

CLAYTON PROPERTIES GROUP II, INC. A COLORADO CORPORATION

BY: _____

TITLE: _____

STATE OF _____) SS

COUNTY OF _____)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 20____

BY _____, AS _____, OF CLAYTON

PROPERTIES GROUP II, INC. A COLORADO CORPORATION

WITNESS MY HAND AND OFFICIAL SEAL:

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

, have been inserted where shown

Insert ",,"

, have been removed where shown

Remove ",,"

private detention pond and drainage features,

VERBAGE HAS BEEN ADDED

Remove ",," & Insert a space

REMOVED

, HAS BEEN INSERTED

Insert ",,"

GENERAL NOTES:

1. RIGHT-OF-WAY FOR INGRESS, AND EGRESS FOR SERVICE AND EMERGENCY VEHICLES IS GRANTED OVER, ACROSS, ON AND THROUGH ANY AND ALL PRIVATE ROADS, WAYS, AND FIRE LANES NOW OR HEREAFTER ESTABLISHED ON THE DESCRIBED PROPERTY. THE SAME ARE HEREBY DESIGNATED AS FIRE LANES AND EMERGENCY AND SERVICE VEHICLE ROADS, AND SHALL BE POSTED "NO PARKING-FIRE LANE".

2. BASIS OF BEARINGS: THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 33, TOWNSHIP 5 SOUTH, RANGE 66 WEST, IS ASSUMED TO BEAR NORTH 89°34'42"E 2631.52 FEET AND IS MONUMENTED AT THE WEST END BY A NO. 6 REBAR WITH A 3-1/4" ALUMINUM CAP STAMPED "T5S R66W C S33 PLS 13155 1993" AND THE WEST END BY NO. 6 REBAR WITH A 3-1/4" ALUMINUM CAP STAMPED "PLS 13155 T5S R66W 1/4 S33/S34 1993".

3. THE EASEMENT AREA WITHIN EACH LOT OR TRACT IS TO BE MAINTAINED BY THE OWNER OF THE LOT OR TRACT, EXCEPTING THE CITY, SUCH RESPONSIBILITY. ANY STRUCTURES INCONSISTENT WITH THE EASEMENT IN THE EASEMENT ARE PROHIBITED.

4. THE EASEMENTS HEREON SHOWN AND LABELED 6' GAS EASEMENT ARE FOR THE EXCLUSIVE USE AS GAS EASEMENTS; EXCEPT OTHER UTILITIES, SERVICE WALKS AND DRIVEWAYS MAY CROSS SAID EASEMENTS AT SUBSTANTIALLY RIGHT ANGLES.

5. TRACT A IS GRANTED TO THE CITY OF AURORA FOR PUBLIC LAND PURPOSES. TRACT A WILL BE CONSTRUCTED BY THE DEVELOPER TO CITY OF AURORA SPECIFICATIONS.

6. TRACT B IS TO BE PRIVATELY OWNED AND MAINTAINED.

7. ALL DISTANCES ARE U.S. SURVEY FOOT GROUND DISTANCES.

8. NON-EXCLUSIVE SIDEWALK EASEMENTS ARE HEREBY GRANTED TO THE CITY OF AURORA FOR THE PURPOSE OF MAINTAINING, RECONSTRUCTING, CONTROLLING AND USING SUCH SIDEWALKS TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS, PROVIDED THE CITY SHALL NOT INTERFERE WITH ANY OTHER STRUCTURES OR IMPROVEMENTS.

9. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY AZTEC CONSULTANTS, INC. TO DETERMINE RECORD TITLE, EASEMENTS OR RIGHTS-OF-WAY. STEWART TITLE GUARANTY COMPANY'S COMMITMENT NO. 22000310708, WITH AN EFFECTIVE DATE OF OCTOBER 26, 2022 WAS RELIED UPON FOR ALL INFORMATION REGARDING RECORD TITLE, EASEMENTS OF RECORD AND RIGHTS-OF-WAY.

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THAT I WAS IN RESPONSIBLE CHARGE OF THE SURVEY WORK USED IN THE PREPARATION OF THIS PLAT; THE POSITIONS OF THE PLATTED POINTS SHOWN HEREON HAVE AN ACCURACY OF NOT LESS THAN ONE (1) FOOT IN TEN THOUSAND (10,000) FEET PRIOR TO ADJUSTMENTS; AND ALL BOUNDARY MONUMENTS AND CONTROL CORNERS SHOWN HEREON WERE IN PLACE AS DESCRIBED ON 06/22/2021.

(See COA 2022 Subdivision Plat Checklist Item 11).

I further certify that the information contained herein is accurate and in accordance with applicable standards of practice to my knowledge, information and belief. This certification is not a guaranty or warranty, either expressed or implied.

ANTHONY K. PEALL, PLS 38636
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR,
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVE., SUITE 1
LITTLETON, CO. 80122
(303) 713-1898

VERBAGE HAS BEEN ADDED
PER CHECKLIST ITEM 11

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

NOTICE: PER THE STATE OF COLORADO BOARD OF LICENSURE FOR ARCHITECTS, PROFESSIONAL ENGINEERS, AND PROFESSIONAL LAND SURVEYORS RULE 1.3.B.2. THE WORD "CERTIFY" AS USED HEREON MEANS AN EXPRESSION OF PROFESSIONAL OPINION AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EXPRESSED OR IMPLIED. THE SURVEY REPRESENTED HEREON HAS BEEN PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE AND IS BASED UPON MY KNOWLEDGE, INFORMATION AND BELIEF.

AND TRACT A HAS BEEN ADDED

[And Tract A?]

AND HAS BEEN REPLACED WITH ",,"

replace with ",,"

CITY OF AURORA APPROVALS:

THE FOREGOING INSTRUMENT IS APPROVED FOR FILING AND CONVEYANCE OF STREETS AND EASEMENTS AS SHOWN HEREON AND IS ACCEPTED BY THE CITY OF AURORA, COLORADO, THIS _____ DAY OF _____, 20____ AD, SUBJECT TO THE CONDITION THAT THE CITY SHALL UNDERTAKE THE MAINTENANCE OF ANY SUCH STREETS ONLY AFTER CONSTRUCTION HAS BEEN COMPLETED BY THE SUBDIVIDER TO CITY OF AURORA SPECIFICATIONS.

[and Tract A]

AND TRACT A HAS BEEN ADDED

CITY ENGINEER

PLANNING DIRECTOR

DATE

AzTEC
CONSULTANTS, INC.

300 East Mineral Ave., Suite 1
Littleton, Colorado 80122
Phone: (303) 713-1898
Fax: (303) 713-1897
www.aztecconsultants.com

AzTec Proj. No: 19322-27

Drawn By: RBA

DEVELOPER
OAKWOOD LAND DEVELOPMENT

4908 TOWER ROAD
DENVER, COLORADO
(303) 486-8500

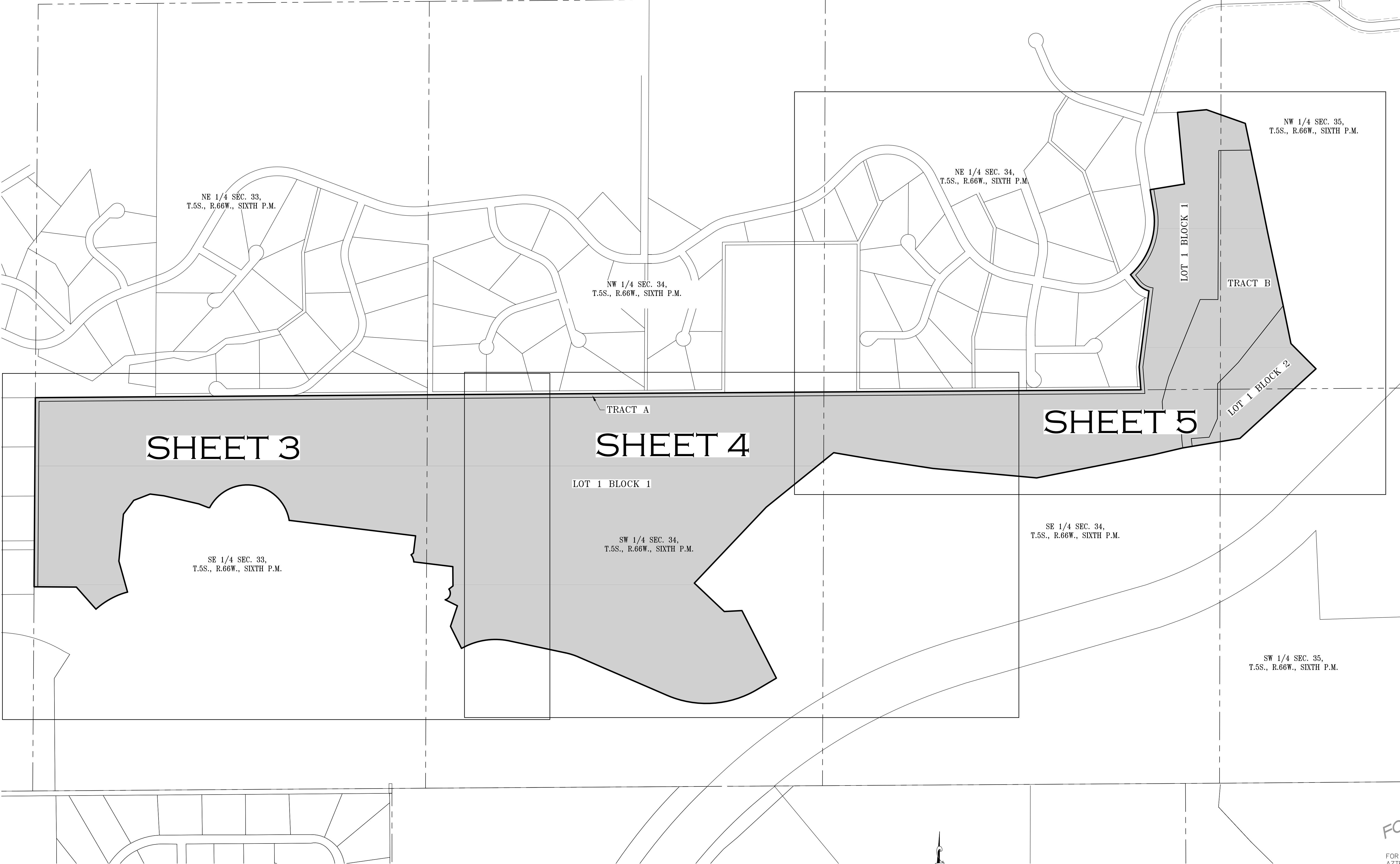
DATE OF PREPARATION: 10/31/2022

SCALE: N/A

SHEET 1 OF 5

PRAIRIE POINT GOLF COURSE SUBDIVISION FILING NO. 1

SITUATED IN SECTION 34, THE WEST HALF OF SECTION 35, AND THE SOUTHEAST QUARTER OF SECTION 33,
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.



FOR REVIEW

FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC.

AzTEC CONSULTANTS, INC. <small>300 East Mineral Ave., Suite 1 Littleton, Colorado 80122 Phone: (303) 713-1898 Fax: (303) 713-1897 www.aztecconsultants.com</small>	DEVELOPER OAKWOOD LAND DEVELOPMENT 4908 TOWER ROAD DENVER, COLORADO (303) 486-8500	
	DATE OF PREPARATION:	10/31/2022
	SCALE:	N/A
SHEET 2 OF 5		

AzTec Proj. No: 19322-27 Drawn By: RBA

PRAIRIE POINT GOLF COURSE SUBDIVISION FILING NO. 1

SITUATED IN SECTION 34, THE WEST HALF OF SECTION 35, AND THE SOUTHEAST QUARTER OF SECTION 33,
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.

Generally: Do not indicate easements are "dedicated by this plat" as it is understood easements without recording information are being dedicated. (Typical)

REMOVED "DEDICATED BY THIS PLAT"

POINT OF BEGINNING
C 1/4 COR. SECTION 33, T5S, R66W, 6TH P.M.,
FOUND NO. 6 REBAR WITH 3-1/4" ALUMINUM
CAP STAMPED "T5S R66W"
C 533 PLS 13155 1993 FLUSH WITH GROUND

1/4 HAS BEEN ADDED

LINE	BEARING	LENGTH
L1	N02°20'22"W	81.67'
L2	N87°39'38"E	16.00'
L3	S02°20'22"E	84.31'
L4	N02°20'22"W	65.22'
L5	S02°20'22"E	68.22'
L10	S85°53'26"W	16.01'
L11	N64°00'59"W	152.46'
L12	S25°59'01"W	75.11'
L13	S64°00'59"E	147.44'

TRACT A
253,680 SF
5.824 AC

E NICHOLS PLACE
(50' WIDE PUBLIC ROW)
BOOK 11, PAGE 41

16A
KRAEGLUND ACRES
AMENDMENT NO. 1
BOOK 516, PAGE 40

ADDED TIE DISTANCE
Distance?

UNPLATTED

UNPLATTED

UNPLATTED

UNPLATTED

UNPLATTED

UNPLATTED

UNPLATTED

UNPLATTED

UNPLATTED

OUTLOT "A"
CHENANGO FILING NO. 1
BOOK 12, PAGE 14

OUTLOT "G"

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

OUTLOT "A"
CHENANGO FILING NO. 1
BOOK 12, PAGE 14

OUTLOT "G"

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

OUTLOT "A"
CHENANGO FILING NO. 1
BOOK 12, PAGE 14

OUTLOT "G"

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

OUTLOT "A"
CHENANGO FILING NO. 1
BOOK 12, PAGE 14

OUTLOT "G"

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

OUTLOT "A"
CHENANGO FILING NO. 1
BOOK 12, PAGE 14

OUTLOT "G"

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

OUTLOT "A"
CHENANGO FILING NO. 1
BOOK 12, PAGE 14

OUTLOT "G"

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

OUTLOT "A"
CHENANGO FILING NO. 1
BOOK 12, PAGE 14

OUTLOT "G"

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

OUTLOT "A"
CHENANGO FILING NO. 1
BOOK 12, PAGE 14

OUTLOT "G"

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

OUTLOT "A"
CHENANGO FILING NO. 1
BOOK 12, PAGE 14

OUTLOT "G"

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

TRACT A
253,680 SF
5.824 AC

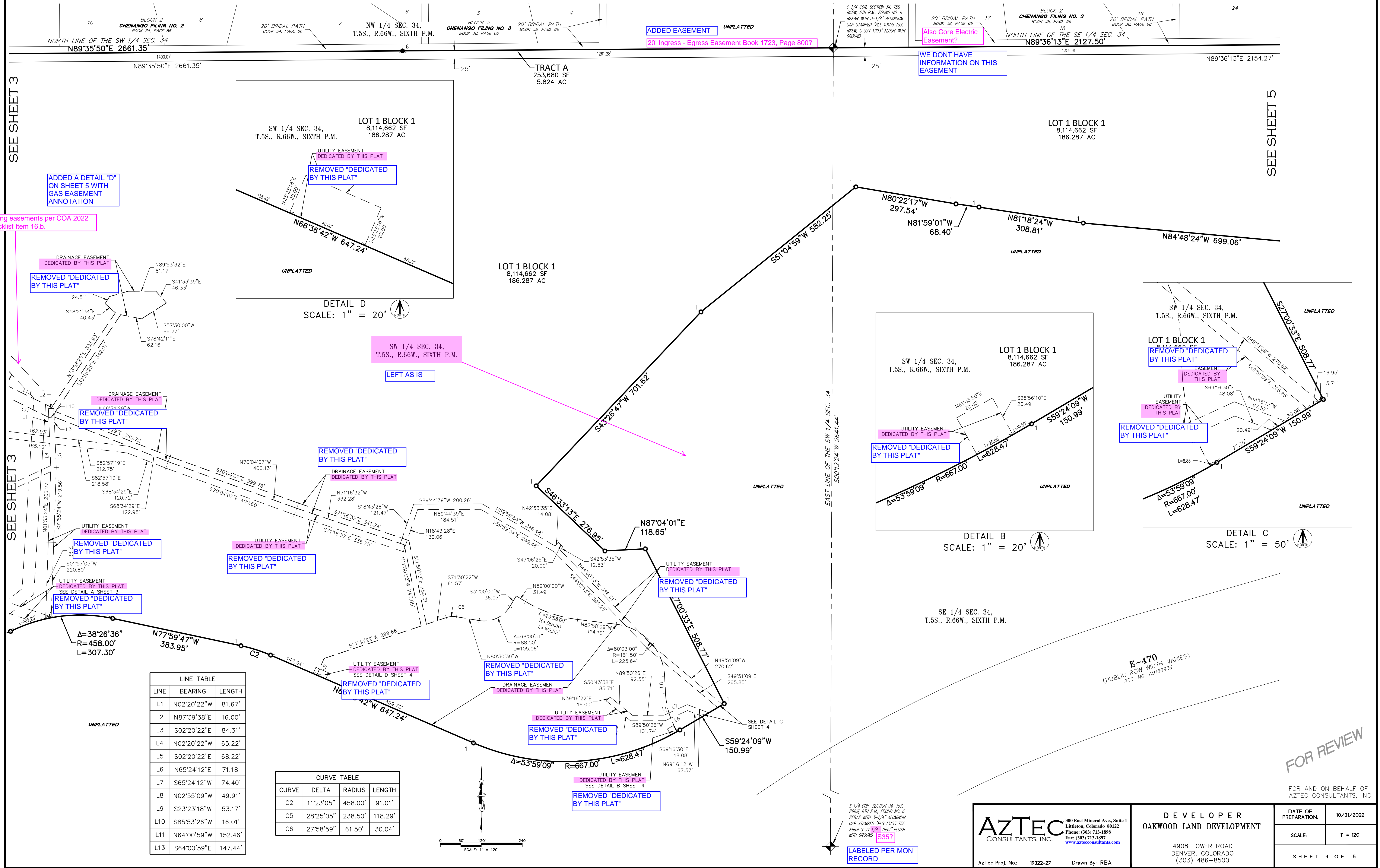
OUTLOT "A"
CHENANGO FILING NO. 1
BOOK 12, PAGE 14

OUTLOT "G"

TRACT A
253

PRAIRIE POINT GOLF COURSE SUBDIVISION FILING NO. 1

SITUATED IN SECTION 34, THE WEST HALF OF SECTION 35, AND THE SOUTHEAST QUARTER OF SECTION 33,
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.



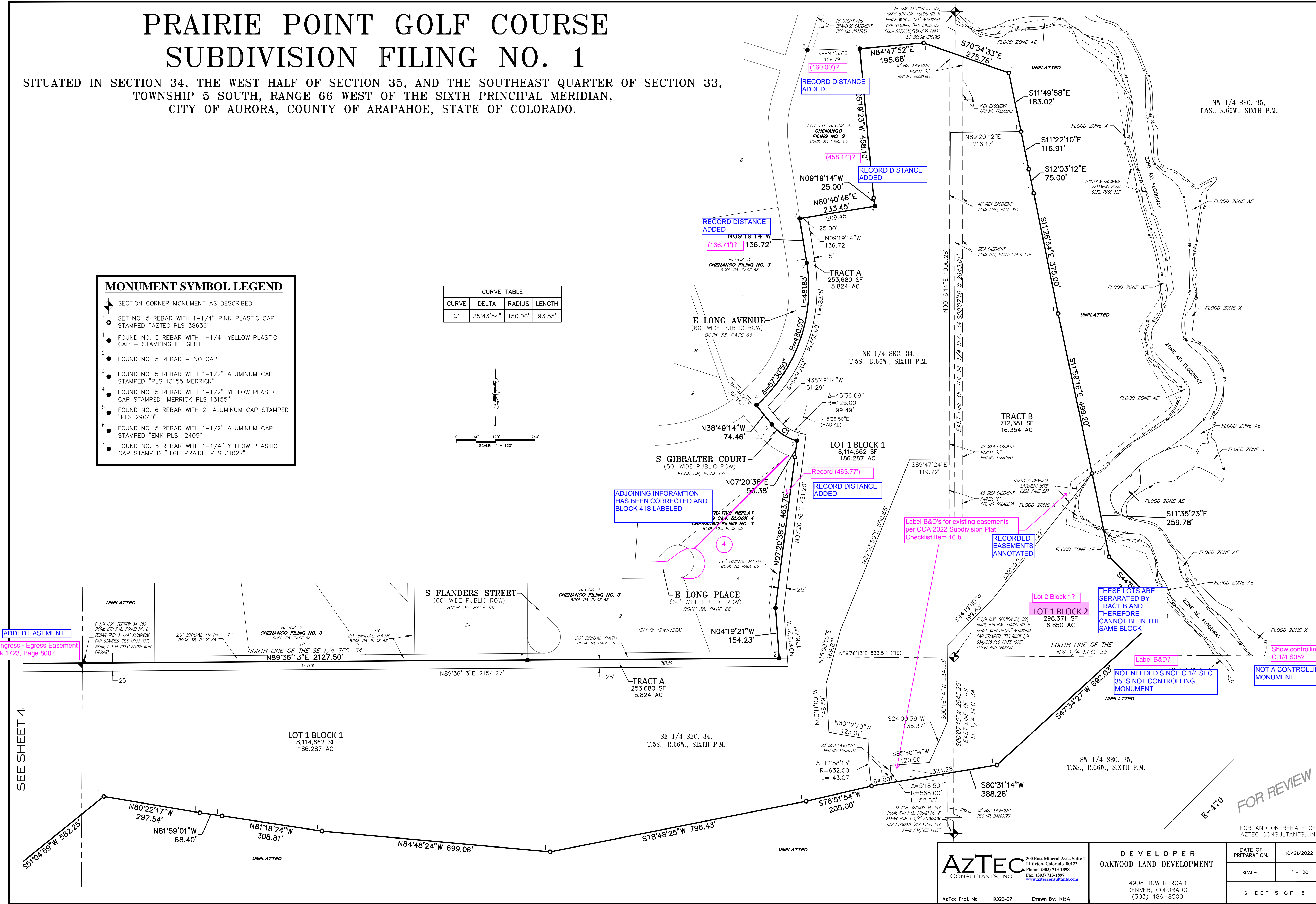
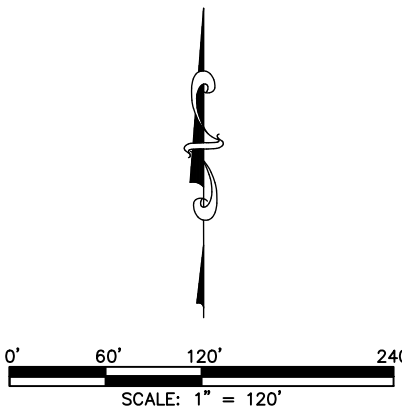
PRAIRIE POINT GOLF COURSE SUBDIVISION FILING NO. 1

SITUATED IN SECTION 34, THE WEST HALF OF SECTION 35, AND THE SOUTHEAST QUARTER OF SECTION 33,
TOWNSHIP 5 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO.

MONUMENT SYMBOL LEGEND

- SECTION CORNER MONUMENT AS DESCRIBED
- 1 SET NO. 5 REBAR WITH 1-1/4" PINK PLASTIC CAP STAMPED "AZTEC PLS 38636"
- 1 FOUND NO. 5 REBAR WITH 1-1/4" YELLOW PLASTIC CAP - STAMPING ILLEGIBLE
- 2 FOUND NO. 5 REBAR - NO CAP
- 3 FOUND NO. 5 REBAR WITH 1-1/2" ALUMINUM CAP STAMPED "PLS 13155 MERRICK"
- 4 FOUND NO. 5 REBAR WITH 1-1/2" YELLOW PLASTIC CAP STAMPED "MERRICK PLS 13155"
- 5 FOUND NO. 6 REBAR WITH 2" ALUMINUM CAP STAMPED "PLS 29040"
- 6 FOUND NO. 5 REBAR WITH 1-1/2" ALUMINUM CAP STAMPED "EMK PLS 12405"
- 7 FOUND NO. 5 REBAR WITH 1-1/4" YELLOW PLASTIC CAP STAMPED "HIGH PRAIRIE PLS 31027"

CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	35°43'54"	150.00'	93.55'



AzTEC
CONSULTANTS, INC.

300 East Mineral Ave., Suite 1
Littleton, Colorado 80122
Phone: (303) 713-1898
Fax: (303) 713-1897
www.aztecconsultants.com

AzTec Proj. No.: 19322-27 Drawn By: RBA

DEVELOPER
OAKWOOD LAND DEVELOPMENT

4908 TOWER ROAD
DENVER, COLORADO
(303) 486-8500

DATE OF PREPARATION: 10/31/2022

SCALE: 1" = 120'

SHEET 5 OF 5

FOR REVIEW

FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC.