

PARK 70 - BUILDING 9
CONTEXTUAL SITE PLAN - WITH WAIVERS
PROLOGIS PARK 70 SUBDIVISION FILING NO. 2, BLOCK 2, LOT 1
PORTION OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 3 SOUTH, RANGE 65 WEST,
OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

LEGAL DESCRIPTION

LOT 1, BLOCK 2, PROLOGIS PARK 70 SUBDIVISION FILING NO. 2, EXCEPT THAT
PORTION CONVEYED TO WHOLESALERS PROPERTY CO., LLC, A DELAWARE
LIMITED LIABILITY COMPANY IN SPECIAL WARRANTY DEED RECORDED
OCTOBER 12, 2012 AT RECEPTION NO. 2012000076989, COUNTY OF ADAMS,
STATE OF COLORADO.

PARCEL CONTAINS (436,491 SQUARE FEET) 10.0205 ACRES

CITY OF AURORA APPROVALS

CITY ATTORNEY: [Signature] DATE: 3/11/17
PLANNING DIRECTOR: [Signature] DATE: 3-6-2019
PLANNING COMMISSION: [Signature] DATE: 3/13/2019
CITY COUNCIL: N/A DATE: N/A
ATTEST: N/A DATE: N/A

DATABASE APPROVAL DATE: 1/9/19

RECORDER'S CERTIFICATE:

ACCEPTED FOR FILING IN THE OFFICE OF THE CLERK AND RECORDER OF:

COLORADO AT _____ O'CLOCK ____ M,
THIS _____ DAY OF _____ AD, _____
CLERK AND RECORDER: _____
DEPUTY: _____

DEVELOPERS:
KARIS DEVELOPMENT, LLC
319 1/2 WEST STATE STREET, SUITE E
GENEVA, IL 60134

STREECH PROPERTIES
1550 WEWATTA ST, 2ND FLOOR
DENVER, CO 80202

PLANNER:
ARCO MURRAY
1225 17TH STREET, SUITE 514
DENVER, CO 80202
CONTACT: BRENT TRAVER
720.297.7721

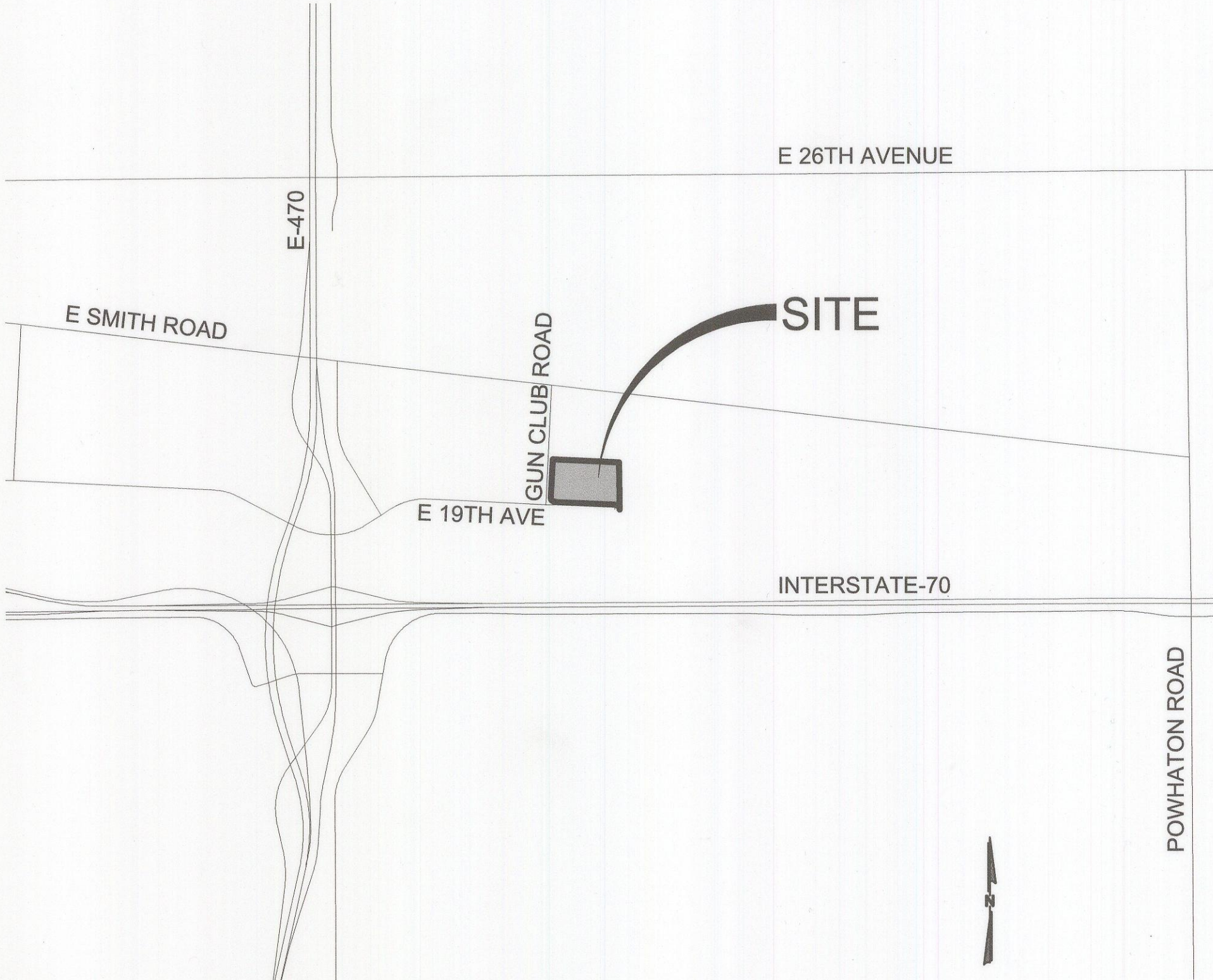
ENGINEER:
CAGE CIVIL ENGINEERING
1225 17TH STREET, SUITE 513
DENVER, CO 80202
CONTACT: KYLE SWAVING, PE
719.439.5888

ARCHITECT:
WARE MALCOMB
1600 CHAMPA STREET, SUITE 350
DENVER, CO 80202
CONTACT: STEVE SMITH
303.689.1517

LANDSCAPE ARCHITECT:
PLANWEST INC.
767 SANTA FE DRIVE
DENVER, CO 80204
CONTACT: MICK KITTLE
303.741.1411

WAIVERS:

- SECTION 146-1451 - ADDITIONAL REQUIREMENTS
FOR NON-RESIDENTIAL DEVELOPMENT
- SECTION 146-1440 - PARKING LOT SCREENING



VICINITY MAP

SCALE: 1" = 2000'

SHEET INDEX

SHEET NUMBER	SHEET TITLE
1	COVER SHEET
2	GENERAL NOTES
3	SITE PLAN
4	GRADING AND UTILITY PLAN
5-7	EXTERIOR ELEVATIONS
8	LANDSCAPE PLAN
9	PATIO ENLARGEMENT PLAN
10	LANDSCAPE NOTES AND DETAILS
11	PHOTOMETRIC SITE PLAN
12	PHOTOMETRIC DETAILS

AMENDMENTS:

8-16-2019 MA to revise the
retaining wall and the fire lane.
see 2018-6049-01.

3-25-2024 MA to add three (3)
automatic access gates to
improve site security. See DA
Number: 2018-6049-00 for
previously approved Minor
Amendment.

SITE DATA

LAND AREA WITHIN PROPERTY LINES	10.02 AC (436,491 SF)
NUMBER OF BUILDINGS	ONE (1)
CONSTRUCTION TYPE	IIB (2015 IFC)
BUILDING USE GROUP	B, S-1 (2015 IFC)
BUILDING SPRINKLERED?	YES
GROSS FLOOR AREA	163,790 SF
MAXIMUM HEIGHT OF BUILDING	60'-0"
PROPOSED BUILDING HEIGHT	40'-0"
TOTAL BUILDING COVERAGE	163,790 SF
HARD SURFACE AREA	328,854 SF
LANDSCAPING AREA	56,153 SF
PRESENT ZONING CLASSIFICATION	E470 - LIGHT INDUSTRIAL
PERMITTED MAXIMUM SIGN AREA	455 SF
PROPOSED MONUMENT SIGN AREA	32 SF
PROPOSED WALL SIGN AREA	200 SF
PROPOSED NUMBER OF SIGNS	4
PARKING SPACES REQUIRED	136
1/2000 WAREHOUSE	82
1/300 OFFICE	54
PARKING SPACES PROVIDED	144
VAN ACCESSIBLE SPACES REQUIRED	1
VAN ACCESSIBLE SPACES PROVIDED	1
HANDICAP SPACES REQUIRED	3
HANDICAP SPACES PROVIDED	5
BICYCLE PARKING REQUIRED	3
BICYCLE PARKING PROVIDED	4

OWNERS SIGNATURES:

LEGAL DESCRIPTION: SEE THIS SHEET

THIS SITE PLAN AND ANY AMENDMENTS HERETO, UPON APPROVAL BY THE
CITY OF AURORA AND RECORDING, SHALL BE BINDING UPON THE APPLICANTS
THEREFORE, THIER SUCCESSORS AND ASSIGNS. THIS PLAN SHALL LIMIT AND
CONTROL THE ISSUANCE AND VALIDITY OF ALL BUILDING PERMITS, AND SHALL
RESTRICT AND LIMIT THE CONSTRUCTION, LOCATION, USE, OCCUPANCY AND
OPERATION OF ALL LAND AND STRUCTURES WITHIN THIS PLAN TO ALL
CONDITIONS, REQUIREMENTS, LOCATIONS AND LIMITATIONS SET FORTH
HEREIN. ABANDONMENT, WITHDRAWAL, OR AMENDMENT OF THIS PLAN MAY
BE PERMITTED ONLY UPON APPROVAL OF THE CITY OF AURORA.

IN WITNESS THEREOF, Karis Development, LLC HAS CAUSED THESE
(CORPORATION, COMPANY, OR INDIVIDUAL)

PRESENTS TO BE EXECUTED THIS 18th DAY OF Feb, A.D. 2019

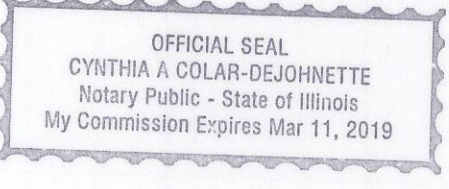
BY: [Signature]
(PRINCIPALS OR OWNERS)

STATE OF ILLINOIS) SS
COUNTY OF KANE)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
THIS 18th DAY OF February, A.D., 2019

BY: [Signature]
(PRINCIPALS OR OWNERS)

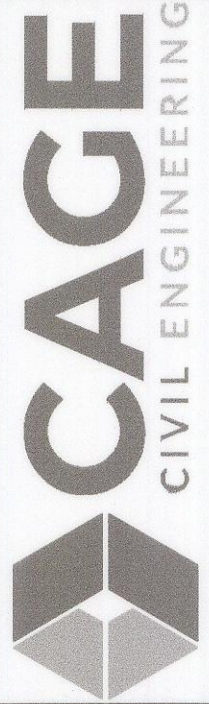
WITNESS MY HAND AND OFFICIAL SEAL
[Signature]
(NOTARY PUBLIC)



MY COMMISSION EXPIRES 03/11/2019

NOTARY BUSINESS ADDRESS: 575 So. RANDALL RD. ST. CHARLES, IL.

CASE NO: 2018-6049-00



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REVISIONS

CSP SUB.	DATE
1	09/27/18
2	11/06/18
3	12/19/18
4	01/03/19
5	01/17/19
6	02/08/19
MYLARS	02/26/19

PARK 70 - BUILDING 9
PROLOGIS PARK 70 SUBDIVISION FILING NO. 2

1910 GUN CLUB ROAD
AURORA, COLORADO

PROJ NO: 180090
DRAWN BY: KJS
DATE: 09/27/2018

SHEET TITLE

COVER SHEET

SHEET NUMBER

1 OF 12

NOTE: THE DEVELOPER, HIS OR HER SUCCESSORS, AND ASSIGNS SHALL BE RESPONSIBLE FOR INSTALLATION, MAINTENANCE, AND REPLACEMENT
OF THE ACCESS CONTROL GATE OR BARRIER SYSTEM TO ENSURE EMERGENCY VEHICLE ACCESS TO WITHIN THE SITE. IF THE ABOVE CONDITIONS
ARE NOT MET, THE OWNERS, HIS OR HER SUCCESSORS, AND ASSIGNS, SHALL BE REQUIRED BY FIRE DEPARTMENT ORDER NOTICE THAT ALL
AFFECTED GATES WILL BE CHAINED AND LOCKED IN THE OPEN POSITION UNTIL REPAIRED OR REPLACED, AND RETESTED. IF THE GATING SYSTEM
IS NOT MAINTAINED TO THE SATISFACTION OF THE FIRE DEPARTMENT, THE LICENSE AGREEMENT FOR THE EMERGENCY VEHICLE GATE OPENING
SYSTEM WILL BE REVOKED AND THE GATING SYSTEM MUST BE REMOVED. THE GATING SYSTEM WILL INCLUDE AN EMERGENCY VEHICLE GATE
OPENING SYSTEM UTILIZING A REDUNDANCY BACK-UP SYSTEM THAT CONSISTS OF: A) SIREN OPERATED SYSTEM; B) AUTOMATIC KNOX KEY
SWITCH; AND C) MANUAL OVERRIDE (IN THE EVENT OF SYSTEM FAILURE). GATING SYSTEMS WILL BE INSTALLED IN ACCORDANCE WITH THE "GATING
SYSTEMS CROSSING FIRE APPARATUS ACCESS ROADS CHECKLIST". A SEPARATE BUILDING PERMIT THROUGH THE BUILDING DIVISION IS REQUIRED
TO BE OBTAINED BY THE CONTRACTOR PRIOR TO THE INSTALLATION OF ANY GATING/BARRIER SYSTEM THAT CROSSES A DEDICATED FIRE LANE
EASEMENT.

PARK 70 - BUILDING 9

CONTEXTUAL SITE PLAN - WITH WAIVERS

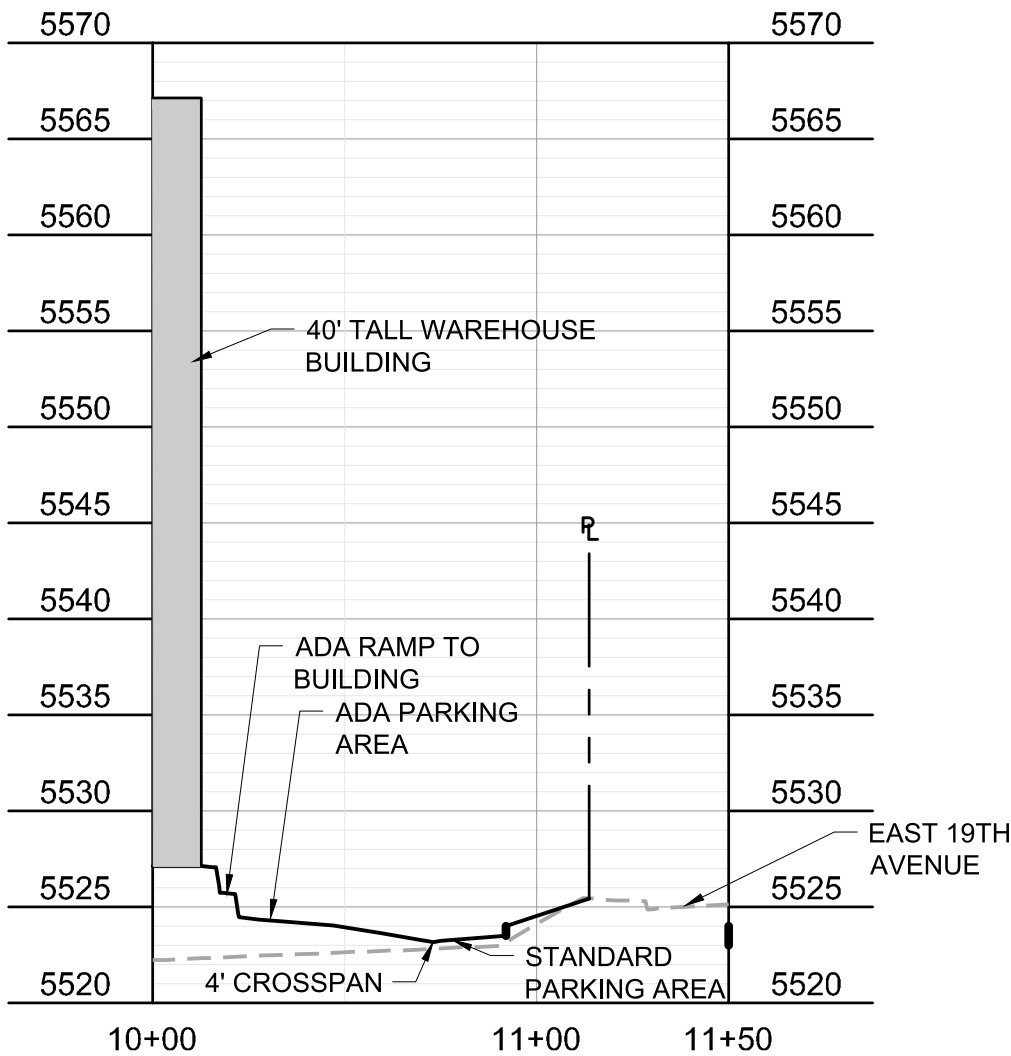
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OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

CITY OF AURORA REQUIRED SITE PLAN NOTES:

- THE DEVELOPER, HIS SUCCESSORS AND ASSIGNS, INCLUDING THE HOMEOWNERS OR MERCHANTS ASSOCIATION, SHALL BE RESPONSIBLE FOR INSTALLATION, MAINTENANCE AND REPLACEMENT OF ALL FIRE LANE SIGNS AS REQUIRED BY THE CITY OF AURORA.
- ALL SIGNS MUST CONFORM TO THE CITY OF AURORA SIGN CODE.
- RIGHT OF WAY FOR INGRESS AND EGRESS FOR SERVICE AND EMERGENCY VEHICLES IS GRANTED OVER, ACROSS, ON AND THROUGH ANY AND ALL PRIVATE ROADS AND WAYS NOW OR HEREAFTER ESTABLISHED ON THE DESCRIBED PROPERTY, AND THE SAME ARE HEREBY DESIGNATED AS "SERVICE/EMERGENCY AND UTILITY EASEMENTS" AND SHALL BE POSTED "NO PARKING - FIRE LANE."
- ACCESSIBLE EXTERIOR ROUTES" SHALL BE PROVIDED FROM PUBLIC TRANSPORTATION STOPS, ACCESSIBLE PARKING AND ACCESSIBLE PASSENGER LOADING ZONES AND PUBLIC SIDEWALKS TO 60% OF THE ACCESSIBLE BUILDING ENTRANCE THEY SERVE. THE ACCESSIBLE ROUTE BETWEEN ACCESSIBLE PARKING AND ACCESSIBLE BUILDING ENTRANCES SHALL BE THE MOST PRACTICAL DIRECT ROUTE. THE ACCESSIBLE ROUTE MUST BE LOCATED WITHIN A SIDEWALK. NO SLOPE ALONG THIS ROUTE MAY EXCEED 1:20 WITHOUT PROVIDING A RAMP WITH A MAXIMUM SLOPE OF 1:12 AND HANDRAILS. CROSSWALKS ALONG THIS ROUTE SHALL BE WIDE ENOUGH TO WHOLLY CONTAIN THE CURB RAMP WITH A MINIMUM WIDTH OF 36" AND SHALL BE PAINTED WITH WHITE STRIPES. THE CITY OF AURORA ENFORCES HANDICAPPED ACCESSIBILITY REQUIREMENTS BASED ON THE 2015 INTERNATIONAL BUILDING CODE, CHAPTER 11, AND THE AMERICAN NATIONAL STANDARDS INSTITUTE (ICC/ANSI) A117-2009. THE DEVELOPER, OWNER AND ASSIGNS ARE RESPONSIBLE FOR COMPLYING WITH THE FEDERALLY MANDATED REQUIREMENTS OF THE AMERICANS WITH DISABILITIES ACT (ADA), AND AS SUCH, THE CITY OF AURORA DOES NOT ENFORCE THESE LAWS.
- THE APPLICANT HAS THE OBLIGATION TO COMPLY WITH ALL APPLICABLE REQUIREMENTS OF THE AMERICAN WITH DISABILITIES ACT.
- THE DEVELOPER, HIS SUCCESSORS AND ASSIGNS, SHALL BE RESPONSIBLE FOR INSTALLATION, MAINTENANCE AND REPLACEMENT OF ALL LANDSCAPING MATERIALS SHOWN OR INDICATED ON THE APPROVED SITE PLAN OR LANDSCAPE PLAN ON FILE IN THE PLANNING DEPARTMENT. ALL LANDSCAPING WILL BE INSTALLED PRIOR TO ISSUANCE OF CERTIFICATE OF OCCUPANCY.
- ~~ALL CROSSINGS AND ENCROACHMENTS BY PRIVATE LANDSCAPE IRRIGATION SYSTEMS OR PRIVATE UTILITIES INTO EASEMENTS AND STREET RIGHTS-OF-WAY OWNED BY THE CITY OF AURORA ARE ACKNOWLEDGED BY THE UNDERSIGNED AS BEING SUBJECT TO CITY OF AURORA'S USE AND OCCUPANCY OF THE SAID EASEMENTS OR RIGHTS-OF-WAY. THE UNDERSIGNED, THEIR SUCCESSORS AND ASSIGNS, HEREBY AGREE TO INDEMNIFY THE CITY OF AURORA FOR ANY LOSS, DAMAGE, OR REPAIR TO CITY FACILITIES THAT MAY RESULT FROM THE INSTALLATION, OPERATION, OR MAINTENANCE OF SAID PRIVATE IRRIGATION SYSTEMS OR PRIVATE UTILITIES.~~
- ~~THE APPROVAL OF THIS DOCUMENT DOES NOT CONSTITUTE FINAL APPROVAL OF GRADING, DRAINAGE, UTILITY, PUBLIC IMPROVEMENTS AND BUILDING PLANS. CONSTRUCTION PLANS MUST BE REVIEWED AND APPROVED BY THE APPROPRIATE AGENCY PRIOR TO THE ISSUANCE OF BUILDING PERMITS.~~
- ALL BUILDING ADDRESS NUMBERS SHALL COMPLY WITH THE AURORA CITY CODE, SECTION 126, ARTICLE VII -NUMBERING OF BUILDINGS.
- ALL ROOFTOP MECHANICAL EQUIPMENT AND VENTS GREATER THAN EIGHT (8) INCHES IN DIAMETER MUST BE SCREENED. SCREENING MAY BE DONE EITHER WITH AN EXTENDED PARAPET WALL OR A FREESTANDING SCREEN WALL.SCREENS SHALL BE AT LEAST AS HIGH AS THE EQUIPMENT THEY HIDE. IF EQUIPMENT IS VISIBLE BECAUSE SCREENS DON'T MEET THIS MINIMUM HEIGHT REQUIREMENT, THE DIRECTOR OF PLANNING MAY REQUIRE CONSTRUCTION MODIFICATIONS PRIOR TO THE ISSUANCE OF A PERMANENT CERTIFICATE OF OCCUPANCY.
- NOTWITHSTANDING ANY SURFACE IMPROVEMENTS, LANDSCAPING, PLANTING OR CHANGES SHOWN IN THESE SITE OR CONSTRUCTION PLANS, OR ACTUALLY CONSTRUCTED OR PUT IN PLACE, ALL UTILITY EASEMENTS MUST REMAIN UNOBSTRUCTED AND FULLY ACCESSIBLE ALONG THEIR ENTIRE LENGTH TO ALLOW FOR ADEQUATE MAINTENANCE EQUIPMENT. ADDITIONALLY, NO INSTALLATION, PLANTING, CHANGE IN THE SURFACE, ETC., SHALL INTERFERE WITH THE OPERATION OF THE UTILITY LINES PLACED WITHIN THE EASEMENT. BY SUBMITTING THESE SITE OR CONSTRUCTION PLANS FOR APPROVAL, THE LANDOWNER RECOGNIZES AND ACCEPTS THE TERMS, CONDITIONS AND REQUIREMENTS OF THIS NOTE.
- ALL INTERESTED PARTIES ARE HEREBY ALERTED THAT THIS SITE PLAN IS SUBJECT TO ADMINISTRATIVE CHANGES AND AS SHOWN ON THE ORIGINAL SITE PLAN ON FILE IN THE AURORA CITY PLANNING OFFICE AT THE MUNICIPAL BUILDING. A COPY OF THE OFFICIAL CURRENT PLAN MAY BE PURCHASED THERE. LIKEWISE, SITE PLANS ARE REQUIRED TO AGREE WITH THE APPROVED SUBDIVISION PLAT OF RECORD AT THE TIME OF A BUILDING PERMIT; AND IF NOT, MUST BE AMENDED TO AGREE WITH THE PLAT AS NEEDED, OR VICE VERSA.
- ERRORS IN APPROVED SITE PLANS RESULTING FROM COMPUTATIONS OR INCONSISTENCIES IN THE DRAWINGS MADE BY THE APPLICANT ARE THE RESPONSIBILITY OF THE PROPERTY OWNER OF RECORD. WHERE FOUND, THE CURRENT MINIMUM CODE REQUIREMENTS WILL APPLY AT THE TIME OF BUILDING PERMIT. PLEASE BE SURE THAT ALL PLAN COMPUTATIONS ARE CORRECT.
- ALL REPRESENTATIONS AND COMMITMENTS MADE BY APPLICANTS AND PROPERTY OWNERS AT PUBLIC HEARINGS REGARDING THIS PLAN ARE BINDING UPON THE APPLICANT, PROPERTY OWNER, AND ITS HEIRS, SUCCESSORS, AND ASSIGNS.
- ARCHITECTURAL FEATURES, SUCH AS BAY WINDOWS, FIREPLACES, ROOF OVERHANGS, GUTTERS, EAVES, FOUNDATIONS, FOOTINGS, CANTILEVERED WALLS, ETC, ARE NOT ALLOWED TO ENCROACH INTO ANY EASEMENT OR FIRE LANE.
- THE DEVELOPER SHALL FUND STREET LIGHTING COSTS. STREET LIGHTING SHALL BE OPERATING PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY.
- ATTENTION BUILDING DIVISION: PER ARTICLE XI, C.O.A. BUILDING AND ZONING CODE, SECTION 22-425 THROUGH 22-434, AN ACOUSTIC ANALYSIS, PREPARED BY AN ACOUSTIC EXPERT THAT WILL IDENTIFY BUILDING DESIGN FEATURES NECESSARY TO ACCOMPLISH EXTERIOR NOISE REDUCTION TO ACHIEVE INTERIOR NOISE LEVELS NOT EXCEEDING NIBA (LDN VALUE TO BE DETERMINED FOR EACH PROJECT) UNDER WORSE-CASE NOISE CONDITIONS.
- THE 2015 INTERNATIONAL FIRE CODE, APPENDIX J AND CITY OF AURORA CODE, CHAPTER 66-38 FIRE PREVENTION REGULATIONS, REQUIRE ALL BUILDINGS TO BE ASSESSED FOR ADEQUATE EMERGENCY RESPONDER RADIO COVERAGE. AT THE TIME THE STRUCTURE IS AT FINAL FRAME AND FINAL ELECTRICAL INSPECTIONS. THE GENERAL CONTRACTOR (GC) WILL BE NOTIFIED BY A BUILDING DIVISION LIFE SAFETY INSPECTOR AS TO WHETHER THE STRUCTURE HAS 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 AN INDEPENDENT THIRD PARTY RADIO STUDY FOR THE ENTIRE BUILDING AT THE OWNER OR DEVELOPERS EXPENSE. WHERE AN EMERGENCY RESPONDER RADIO COVERAGE SYSTEM IS REQUIRED, A DESIGNATED CONTRACTOR SHALL SUBMIT PLANS TO THE BUILDING DIVISION TO OBTAIN A BUILDING PERMIT PRIOR TO INSTALLATION.

Section A-A



7. All crossings or encroachments into easements and rights-of-way owned by the City of Aurora ("City") identified as being privately-owned and maintained herein are acknowledged by the undersigned as being subject to City's use and occupancy of said easements or rights-of-way. The undersigned, its successors and assigns, further agrees to remove, repair, replace, relocate, modify, or otherwise adjust said crossings or encroachments upon request from the City and at no expense to the City. The City reserves the right to make full use of the easements and rights-of-way as may be necessary or convenient and the City retains all rights to operate, maintain, install, repair, remove or relocate any City facilities located within said easements and rights-of-way at any time and in such a manner as it deems necessary or convenient.



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ARCO MURRAY
DESIGN BUILD

REVISIONS	
CSP SUB. 1	09/27/18
CSP SUB. 2	11/06/18
CSP SUB. 3	12/19/18
CSP SUB. 4	01/03/19
CSP SUB. 5	01/17/19
CSP SUB. 6	02/08/19
MYLARS	02/26/19

PARK 70 - BUILDING 9
PROLOGIS PARK 70 SUBDIVISION FILING NO. 2
1910 GUN CLUB ROAD
AURORA, COLORADO

PROJ NO: 180090
DRAWN BY: KJS
DATE : 09/27/2018

SHEET TITLE

GENERAL
NOTES

SHEET NUMBER

2 OF 12

CASE NO: 2018-6049-00

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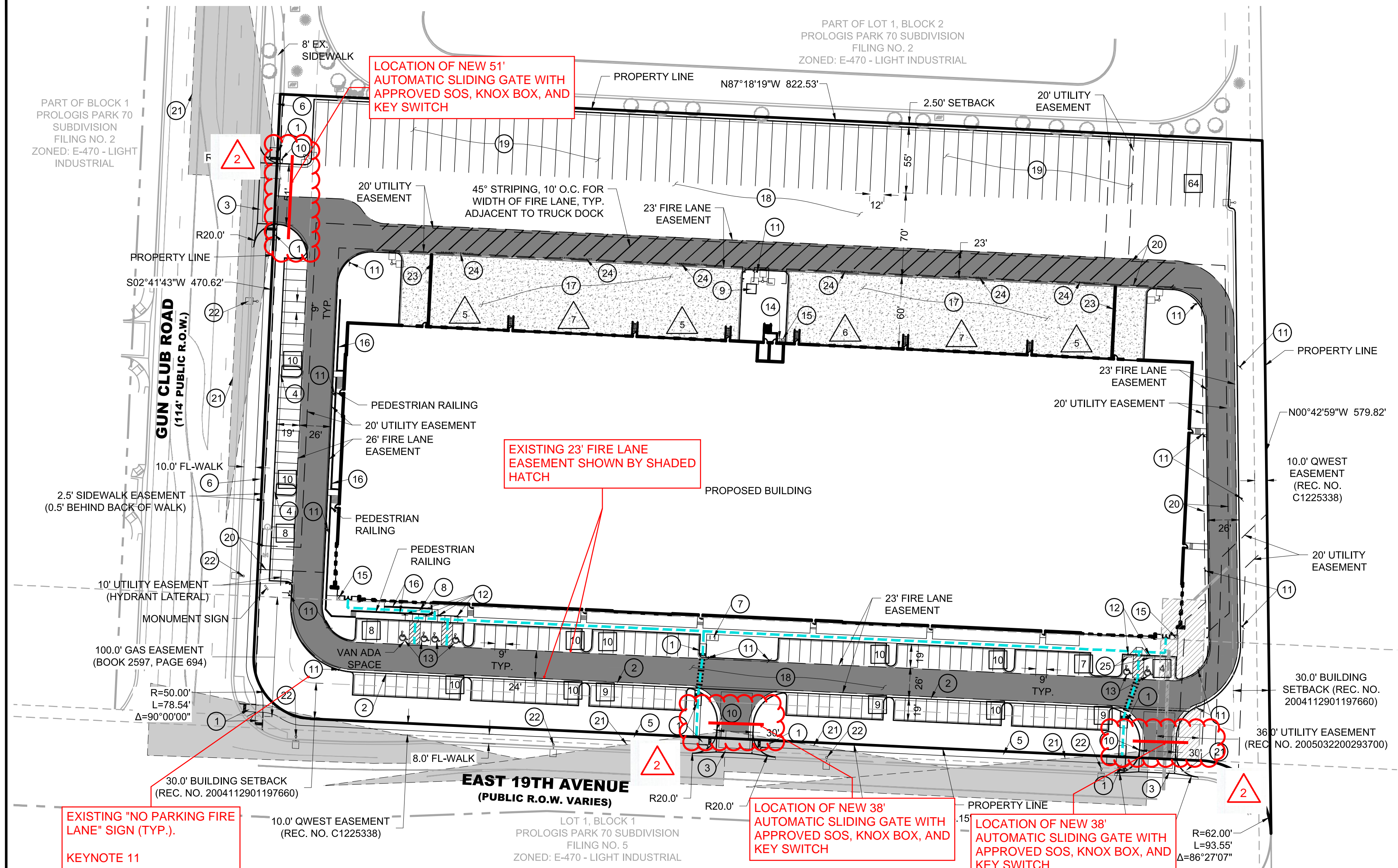
SITE PLAN

SHEET NUMBER

3 OF 12

CASE NO: 2018-6049-00

PARK 70 BUILDING 9 2018-6049-00



KEY NOTES:

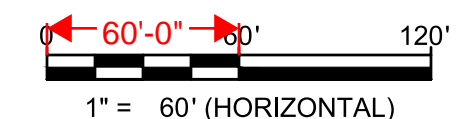
- | | | | |
|------------------------|------------------------------------|------------------------------------|--|
| 1 CURB RAMP | 8 ADA RAMP | 15 KNOX BOX WITH APPROVED HARDWARE | 22 STREET LIGHTING (SL-3) |
| 2 4' CROSSSPAN | 9 TRANSFORMER | 16 RETAINING WALL | 23 TRUCK DOCK WALL REF: ARCH PLANS |
| 3 8' CROSSSPAN | 10 R1-1 "STOP" SIGN | 17 CONCRETE PAVING - TRUCK DOCK | 24 RED 12" TYPE STATING "NO PARKING - FIRE LANE" |
| 4 CURB CHASE | 11 "NO PARKING FIRE LANE" SIGN | 18 ASPHALT PAVING | 25 BUMPER BLOCK REF: LANDSCAPE DETAILS |
| 5 5.5' SIDEWALK | 12 "HANDICAP PARKING" SIGN | 19 TRAILER STORAGE AREA | |
| 6 8' SIDEWALK | 13 HANDICAP PARKING SPACE | 20 20' UTILITY EASEMENT (UE) | |
| 7 BIKE RACK (4 SPACES) | 14 FDC WITH APPROVED KNOX HARDWARE | 21 SIGHT TRIANGLE | |

LEGEND:

- | | |
|-----|--------------------------|
| 10 | PARKING COUNT |
| 7 | TRUCK DOCK COUNT |
| --- | ACCESSIBLE ROUTE |
| --- | UTILITY EASEMENT (UE) |
| --- | FIRE LANE EASEMENT (FLE) |
| --- | SIGHT TRIANGLE |
| --- | RELEASED EASEMENT |

NOTES:

- ALL EASEMENTS TO BE DEDICATED BY SEPARATE DOCUMENT.
- THE FIRE LANE EASEMENT IS THE RESPONSIBILITY OF THE OWNER, AND THE OWNER SHALL POST AND MAINTAIN APPROPRIATE SIGNS AND MARKINGS IN CONSPICUOUS PLACES ALONG SUCH FIRE LANES, STATING "FIRE LANE - NO PARKING". THE POLICE OR HIS DULY AUTHORIZED REPRESENTATIVE IS HEREBY AUTHORIZED TO CAUSE SUCH FIRE LANE EASEMENTS TO BE MAINTAINED FREE AND UNOBSTRUCTED AT ALL TIMES FOR FIRE DEPARTMENT AND EMERGENCY USE.



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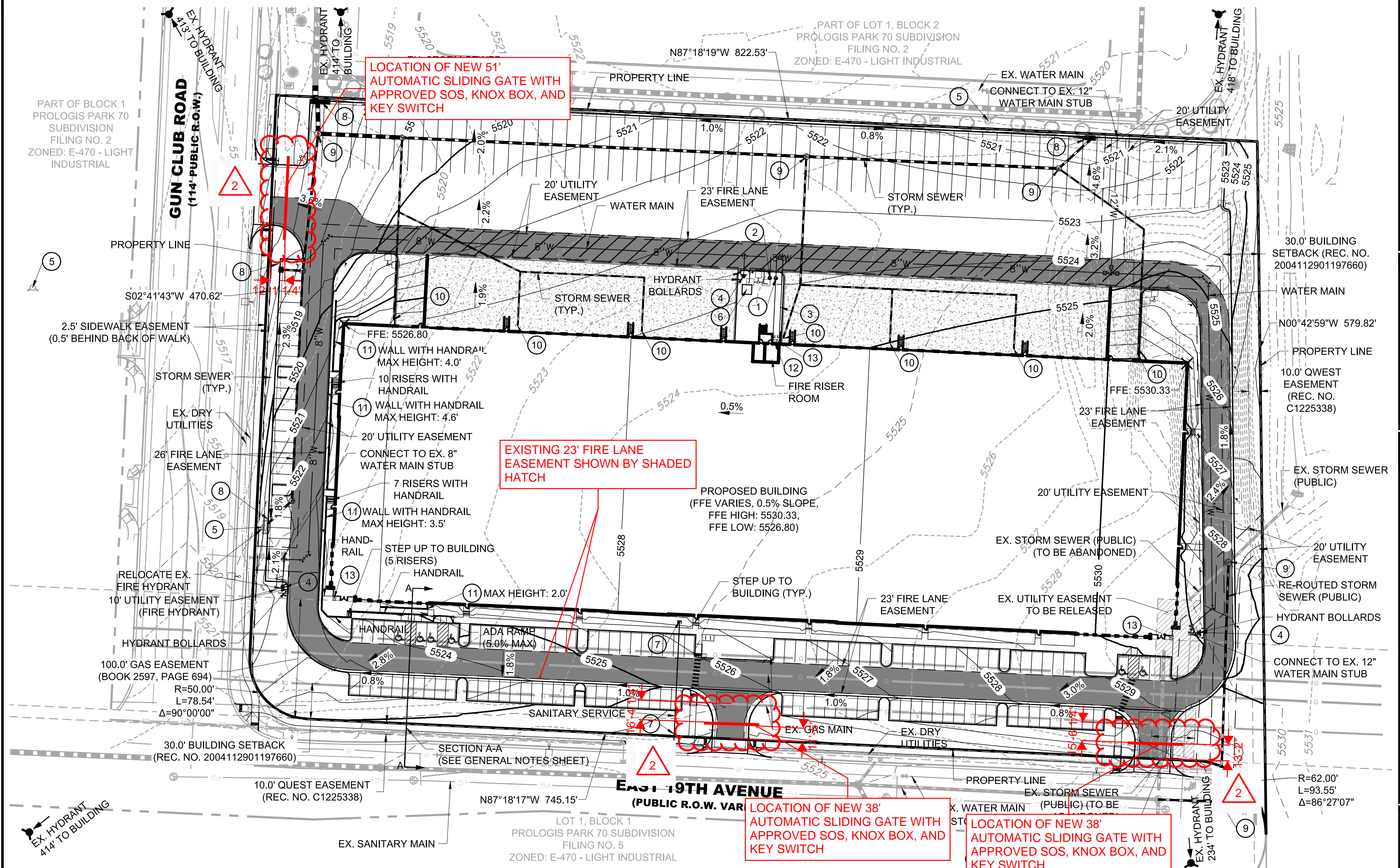
GRADING
AND UTILITY
PLAN

SHEET NUMBER

4 OF 12

CASE NO: 2018-6049-00

PARK 70 BUILDING 9 2018-6049-00



KEY NOTES:

- | | |
|--------------------------------------|-----------------------------------|
| ① DOMESTIC WATER METER | ⑧ STORM SEWER INLET |
| ② IRRIGATION METER | ⑨ STORM SEWER MANHOLE |
| ③ 6" DIP FIRE SERVICE LINE (PRIVATE) | ⑩ ROOF DRAIN CONNECTION |
| ④ FIRE HYDRANT | ⑪ RETAINING WALL |
| ⑤ EX. FIRE HYDRANT | ⑫ FDC WITH APPROVED KNOX HARDWARE |
| ⑥ TRANSFORMER | ⑬ KNOX BOX WITH APPROVED HARDWARE |
| ⑦ SANITARY SEWER CLEANOUT | |

LEGEND:

- | | |
|-----|--------------------------|
| --- | UTILITY EASEMENT (UE) |
| ■ | FIRE LANE EASEMENT (FLE) |
| --- | EX. WATER MAIN |
| --- | PR. WATER MAIN |
| --- | EX. SANITARY SEWER |
| --- | PR. SANITARY SERVICE |
| --- | EX. STORM SEWER |
| --- | PR. STORM SEWER |

- | | |
|-----|------------------|
| --- | FIBER OPTIC LINE |
| --- | TELECOM LINE |
| --- | GAS LINE |

NOTES:

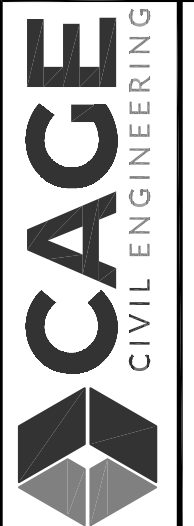
- ALL STORM SEWER IS PRIVATE UNLESS OTHERWISE NOTED AS PUBLIC.
- PRIVATE STORM SEWER TO BE MAINTAINED BY PROPERTY OWNER.



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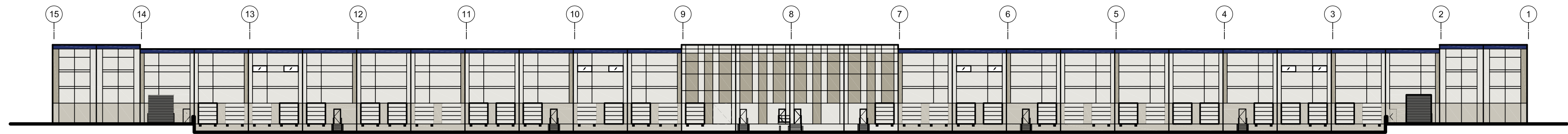
EXTERIOR
ELEVATIONS

SHEET NUMBER

5 OF 12

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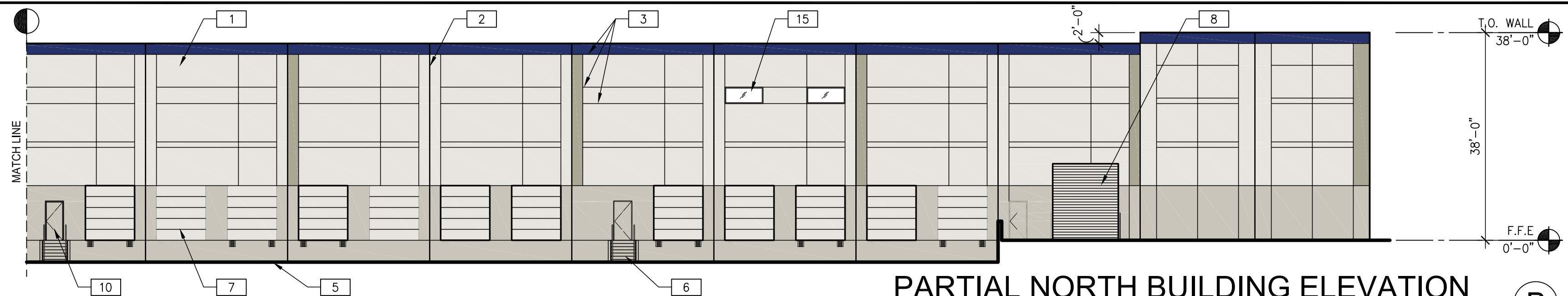
PARK 70 BUILDING 9 2018-6049-00



OVERALL NORTH BUILDING ELEVATION

SCALE: 1" = 40'-0"

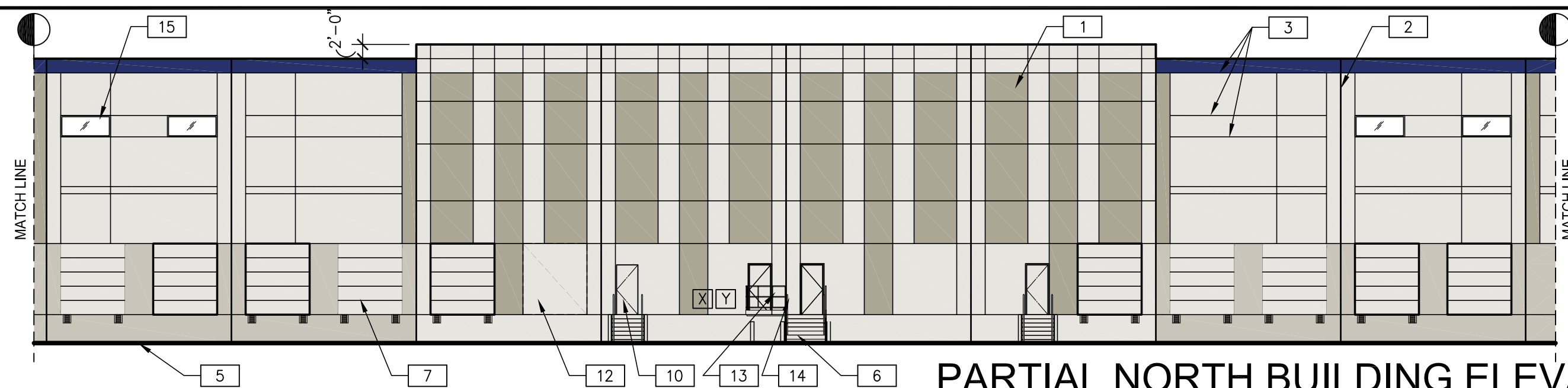
A



PARTIAL NORTH BUILDING ELEVATION

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

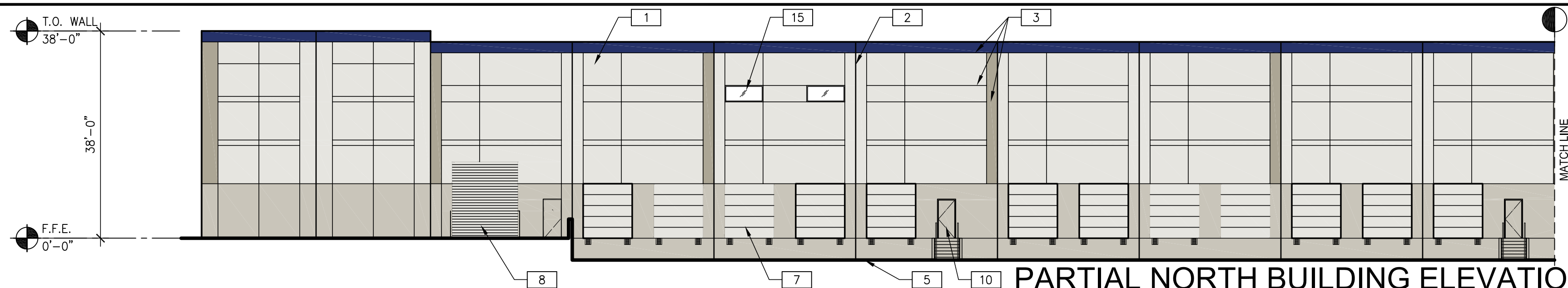
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PARTIAL NORTH BUILDING ELEVATION

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

C



PARTIAL NORTH BUILDING ELEVATION

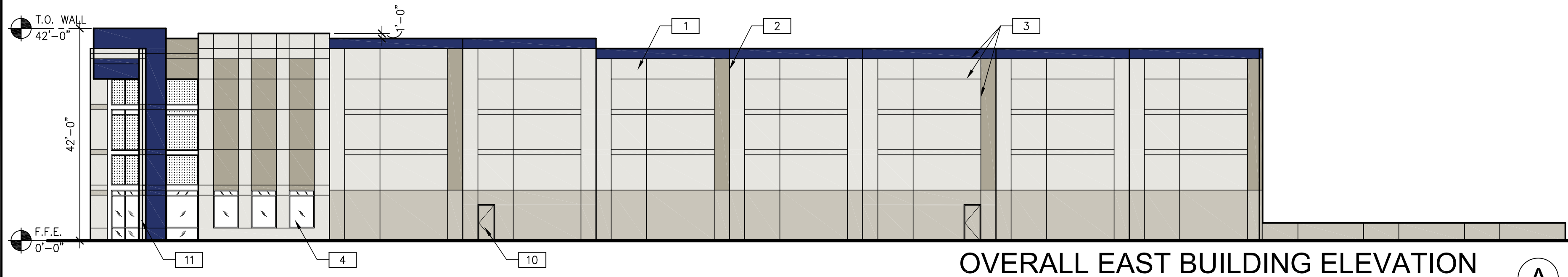
SCALE: 1/16" = 1'-0"

D

PARK 70 - BUILDING 9

CONTEXTUAL SITE PLAN - WITH WAIVERS

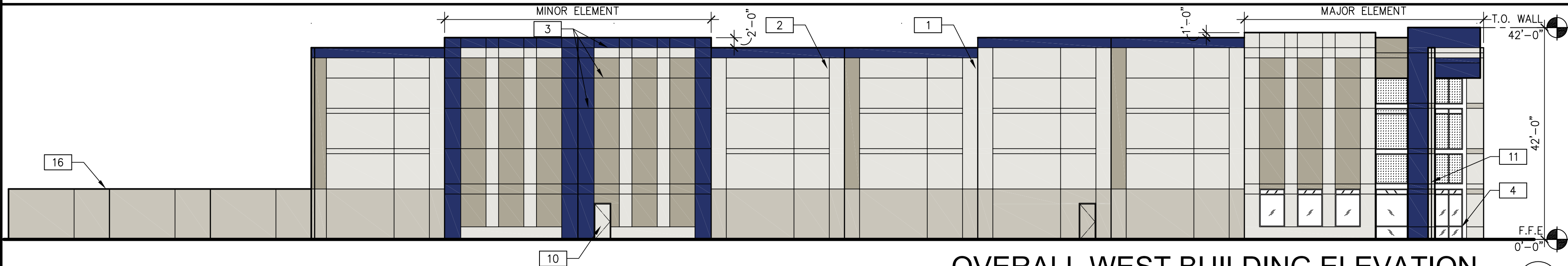
PROLOGIS PARK 70 SUBDIVISION FILING NO. 2, BLOCK 2, LOT 1
PORTION OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 3 SOUTH, RANGE 65 WEST,
OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO



OVERALL EAST BUILDING ELEVATION

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

A



OVERALL WEST BUILDING ELEVATION

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

B

ELEVATION NOTES

- | | |
|---|---|
| 1 CONCRETE TILT-UP, PAINTED | 9 STEEL EYEBROW, PAINT |
| 2 CONCRETE TILT-UP JOINT | 10 3'X7' HOLLOW METAL MAN DOOR |
| 3 3/4" V-REVEAL | 11 TILT-UP LAYUP PANEL, PAINT |
| 4 ALUMINUM STOREFRONT SYSTEM WITH INSULATED GLASS | 12 KNOCKOUT PANEL FOR FUTURE DOOR OR WINDOW |
| 5 FINISH GRADE, VARIES | 13 KNOX BOX |
| 6 EXTERIOR STEEL STAIRS, PAINTED TO MATCH ADJACENT WALL | 14 FIRE DEPARTMENT CONNECTION |
| 7 9'X10' DOCK DOOR | 15 CLERESTORY WINDOW |
| 8 12'X14' DRIVE IN DOOR | 16 CONCRETE SCREEN WALL |

COLOR LEGEND

- | | |
|--|--|
| | A MAIN COLOR: SHERWIN WILLIAMS SW 2088 - PARIS WHITE |
| | B SECONDARY COLOR: SHERWIN WILLIAMS SW 2037 - STONE LION |
| | C ACCENT COLOR: SHERWIN WILLIAMS SW 2029 - TAVERN TAUPE |
| | D ACCENT COLOR: SHERWIN WILLIAMS SW 6531 - INDIGO |

LEGEND

- | | |
|--|----------------------------|
| | KNOX BOX |
| | FIRE DEPARTMENT CONNECTION |
| | VISION GLASS |
| | SPANDREL GLASS |



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DESIGN BUILD

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CSP SUB. 4	01/03/19
CSP SUB. 5	01/17/19
CSP SUB. 6	02/08/19
MYLARS	02/26/19

PARK 70 - BUILDING 9
PROLOGIS PARK 70 SUBDIVISION FILING NO. 2
1910 GUN CLUB ROAD
AURORA, COLORADO

PROJ NO: 180090

DRAWN BY: KJS

DATE : 09/27/2018

SHEET TITLE

EXTERIOR
ELEVATIONS

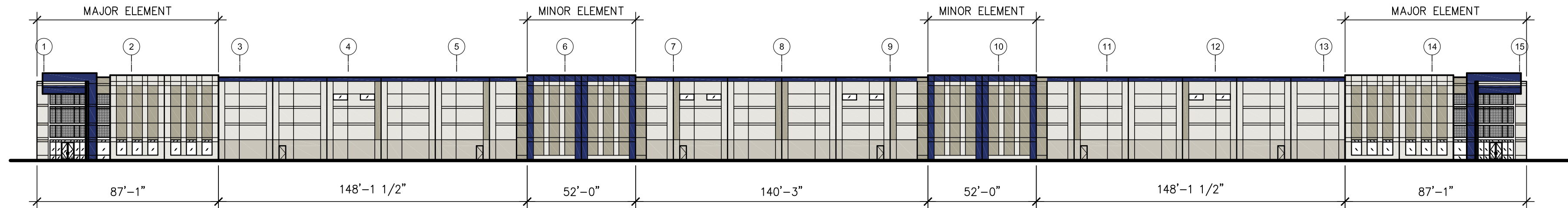
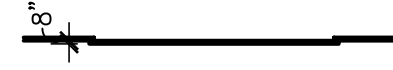
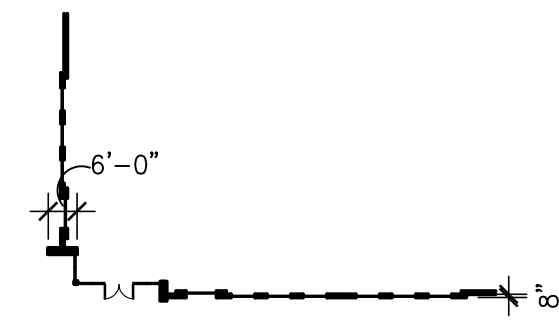
SHEET NUMBER

6 OF 12

PARK 70 - BUILDING 9

CONTEXTUAL SITE PLAN - WITH WAIVERS

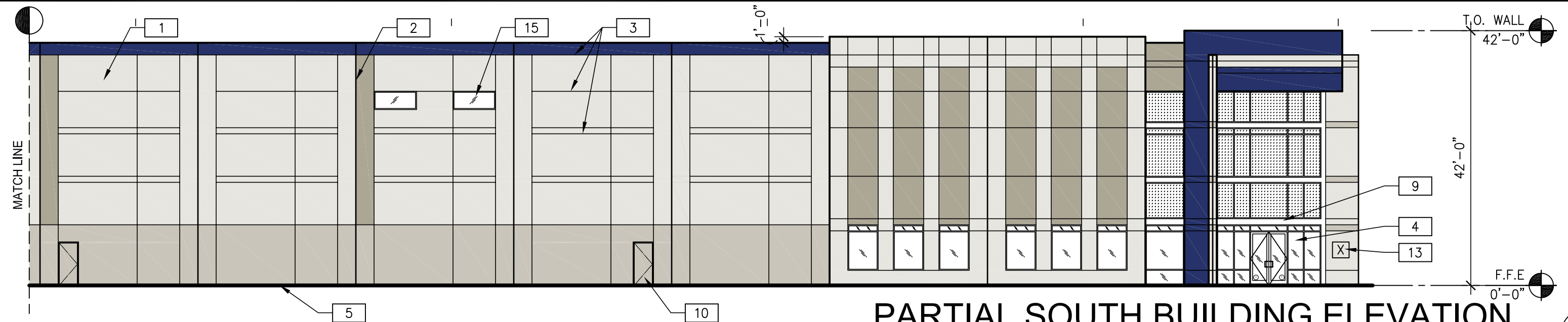
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OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO



OVERALL SOUTH BUILDING ELEVATION

SCALE: 1" = 40'-0"

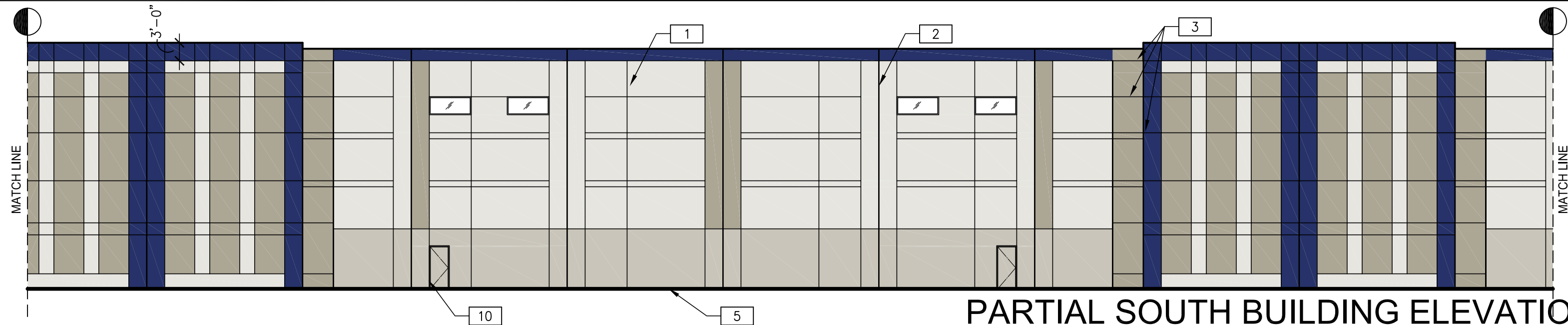
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PARTIAL SOUTH BUILDING ELEVATION

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

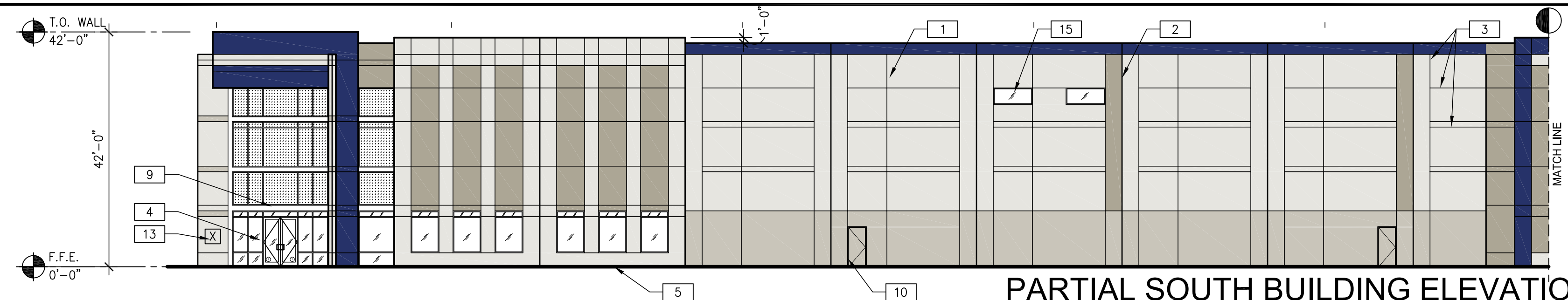
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PARTIAL SOUTH BUILDING ELEVATION

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

C



PARTIAL SOUTH BUILDING ELEVATION

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

CASE NO: 2018-6049-00

D



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MYLARS	02/26/19

PARK 70 - BUILDING 9
PROLOGIS PARK 70 SUBDIVISION FILING NO. 2

1910 GUN CLUB ROAD
AURORA, COLORADO

PROJ NO: 180090
DRAWN BY: KJS
DATE : 09/27/2018

SHEET TITLE

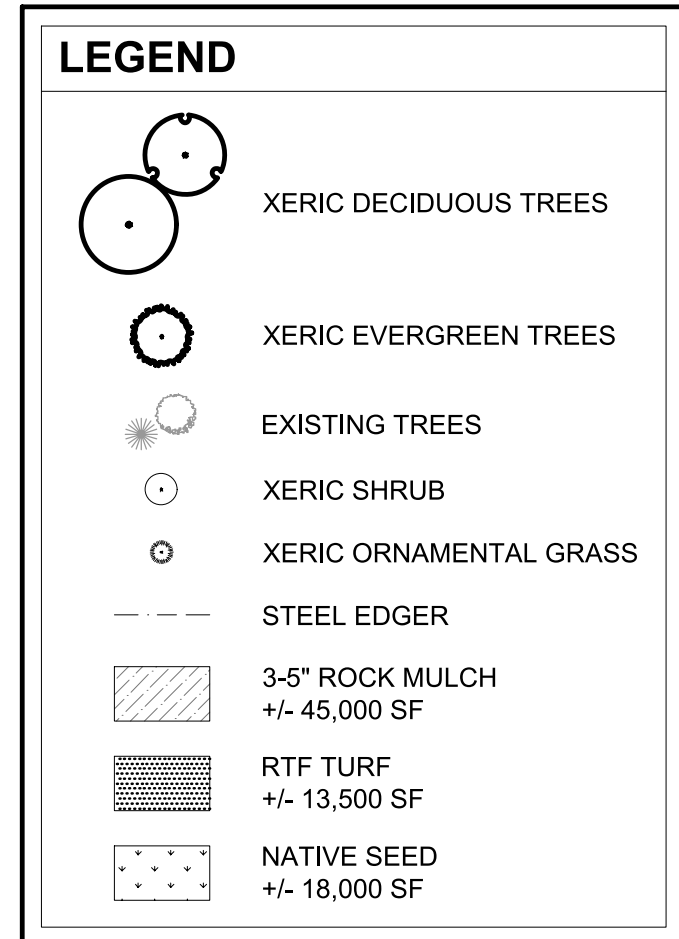
EXTERIOR
ELEVATIONS

SHEET NUMBER

7 OF 12

LANDSCAPE PLAN - WITH WAIVERS

PROLOGIS PARK 70 SUBDIVISION FILING NO. 2, BLOCK 2, LOT 1
PORTION OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 3 SOUTH, RANGE 65 WEST,
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- **NOTE:**
 - THE LANDSCAPE PLAN MUST REFLECT THE LOCATION OF ALL FIRE HYDRANTS, KNOX HARDWARE AND FIRE DEPARTMENT CONNECTIONS TO ENSURE THAT THESE DEVICES ARE NOT PHYSICALLY OR VISUALLY OBSTRUCTED FROM RESPONDING FIRE CREWS. THE SEPARATION REQUIREMENTS FROM FIRE DEPARTMENT CONNECTIONS AND FIRE HYDRANTS MUST MEET BOTH LIFE SAFETY (TYPICALLY 5 FEET AND NO MATERIAL GREATER THAN 2 FT. IN HEIGHT) AND LANDSCAPING REQUIREMENTS. LANDSCAPING MATERIAL CANNOT BE OMITTED OR REDUCED BASED ON THE INSTALLATION OF A FIRE HYDRANT WITHIN A PARKING LOT ISLAND OR PLANT BED. IT IS RECOMMENDED THAT THE ISLAND OR PLANT BED BE CONSTRUCTED LARGE ENOUGH TO ADEQUATELY ACCOMMODATE BOTH LANDSCAPING MATERIAL AND FIRE HYDRANTS IN ORDER TO COMPLY WITH CITY STANDARDS.
 - THE FINAL DEVELOPMENT PLAN WAS ILLEGIBLE AND UNCLEAR. THIS PROPOSAL ATTEMPTS TO FOLLOW THE FINAL DEVELOPMENT PLAN AND NEIGHBORING DEVELOPMENTS.
 - PARKING LOT SCREEN CONSISTS OF A LOW CONTINUOUS HEDGE PLANTED AROUND THE PERIMETER OF ALL PARKING LOTS.
 - DUE TO THE 100' CIG GAS EASEMENT LIMITING PLANT MATERIAL TO ONLY PERENNIALS AND PERMANENT GRASSES, BEST EFFORTS WERE MADE TO ACCOMPLISH THE PLANT REQUIREMENTS PER AURORA CODE.
 - ALL PROPOSED LANDSCAPING WITHIN THE SIGHT TRIANGLES SHALL BE IN COMPLIANCE WITH COA ROADWAY SPECIFICATIONS, SECTION 4.04.2.10.

LANDSCAPE WAIVERS		
Waiver	Section Number	Section Title
Street trees along E. 19th Avenue are deficient	Section 146-1451	Additional Requirements for Non-Residential Development
Parking lot island trees are deficient	Section 146-1440	Parking Lot Screening

EASTERN BOUNDARY NON-STREET FRONTAGE BUFFER REQUIREMENT				
Frontage Length	Required Trees <i>1 tree and 5 shrubs per 40 LF</i>	Required Shrubs	Proposed Trees	Proposed Shrubs
+/- 555'	14	70	17	73

STANDARD RIGHT-OF-WAY LANDSCAPE REQUIREMENT				
Street	Linear Feet	Required Trees <i>1 tree per 40 LF</i>	Proposed Trees	Proposed Shrubs
Gun Club Road Frontage	+/- 470'	12	13	0
E. 19th Avenue Frontage	+/- 853'	22	11	162
Total	+/- 1,323'	34	24	162

PARKING LOT LANDSCAPE REQUIREMENT					
	Quantity	Required Trees <i>1 tree and 6 shrubs per Island</i>	Required Shrubs	Proposed Trees	Proposed Shrubs
Parking Islands	10	10	60	2	86

BUILDING PERIMETER LANDSCAPE REQUIREMENT				
Façade	Façade Linear Feet	Required Tree Equivalent <i>1 tree = 10 shrubs OR 30 grasses per 40 LF</i>	Proposed Trees	Proposed Tree Equivalent
North	+/- 118'	30 - Shrubs or 89 - Grasses	12	35 - Shrubs and 94 - Grasses
South	+/- 709'	178 - Shrubs or 532 - Grasses	0	181 - Shrubs and 3 - Grasses
East	+/- 231'	58 - Shrubs or 174 - Grasses	5	75 - Shrubs and 32 - Grasses
West	+/- 231'	58 - Shrubs or 174 - Grasses	0	53 - Shrubs and 0 - Grasses
Total	+/- 1548'	324 - Shrubs or 969 - Grasses	17	335 - Shrubs and 48 - Grasses

LANDSCAPE STREET FRONTAGE BUFFER REQUIREMENT (INCLUDES PARKING LOT SCREEN)								
Street	Required Buffer Width	Provided Buffer Width	Linear Feet	Required Trees 1 tree and 10 shrubs per 40 LF	Required Shrubs per 40 LF	Proposed Trees	Proposed Shrubs	Proposed Grasses
Gun Club Road Frontage	10'	4'	+/- 470'	12	118	13	209	85
E. 19th Avenue Frontage	10'	10'	+/- 853'	22	214	0	509	62
Total			+/- 1,323'	34	332	13	718	147


Note: Gun Club Road Frontage buffer width reduced to 4' by using a low hedge.

NOT FOR CONSTRUCTION
CASE NO: 2018-6049-00



CAGE
CIVIL ENGINEERING


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PLANWEST

PLANNING
SITE DESIGN
ENTITLEMENTS
LANDSCAPE ARCHITECTURE

767 Santa Fe Drive
Denver, CO 80204
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planwest.com

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CSP SUB. 5	01/17/19
CSP SUB. 6	02/25/19
MYLARS	02/26/19

PARK 70 - BUILDING 9
PROLOGIS PARK 70 SUBDIVISION FILING NO. 2

1910 GUN CLUB ROAD
AURORA, COLORADO

PROJ NO:2018-31

ENG :

DATE : 09-27-2018

SHEET TITLE

LANDSCAPE
PLAN

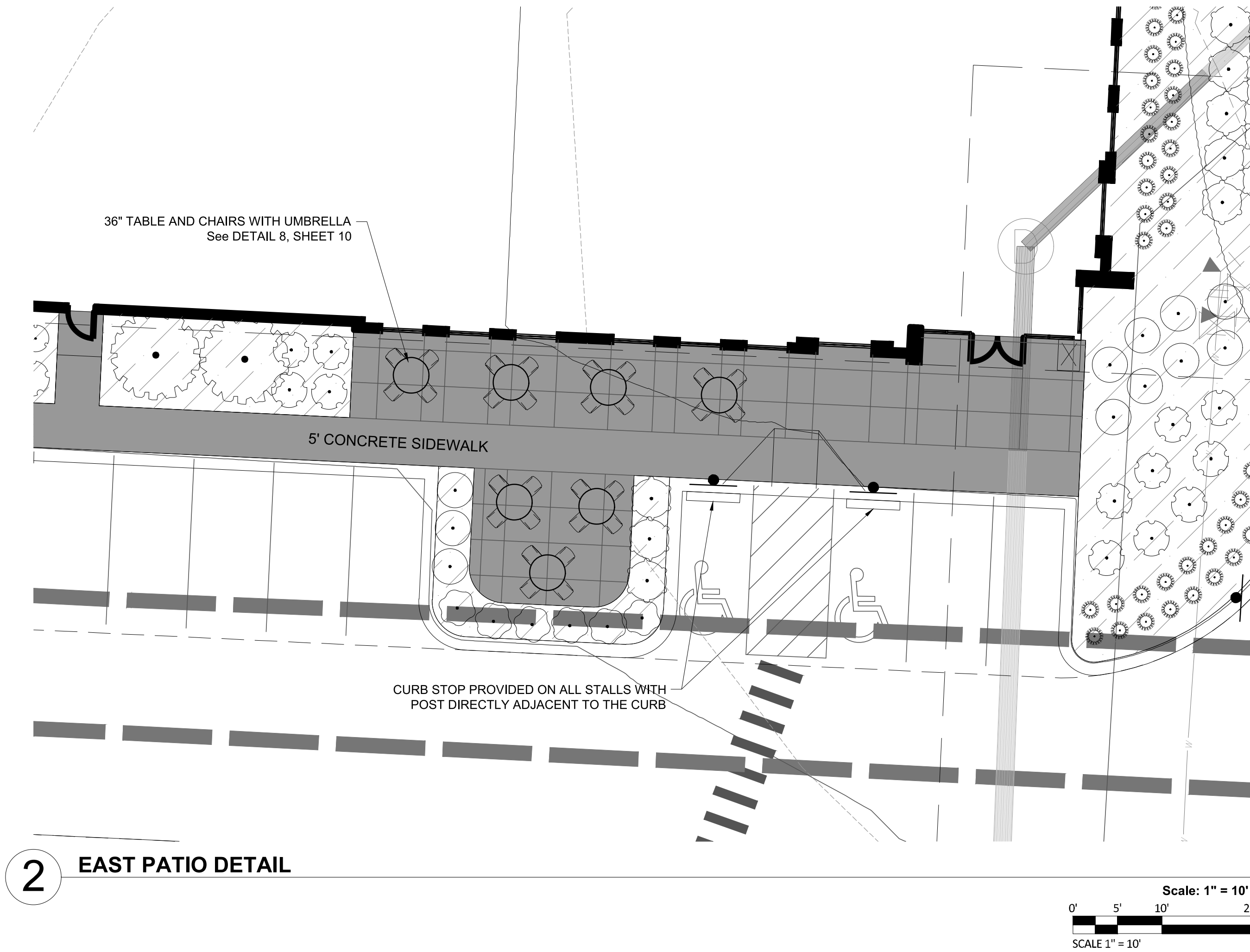
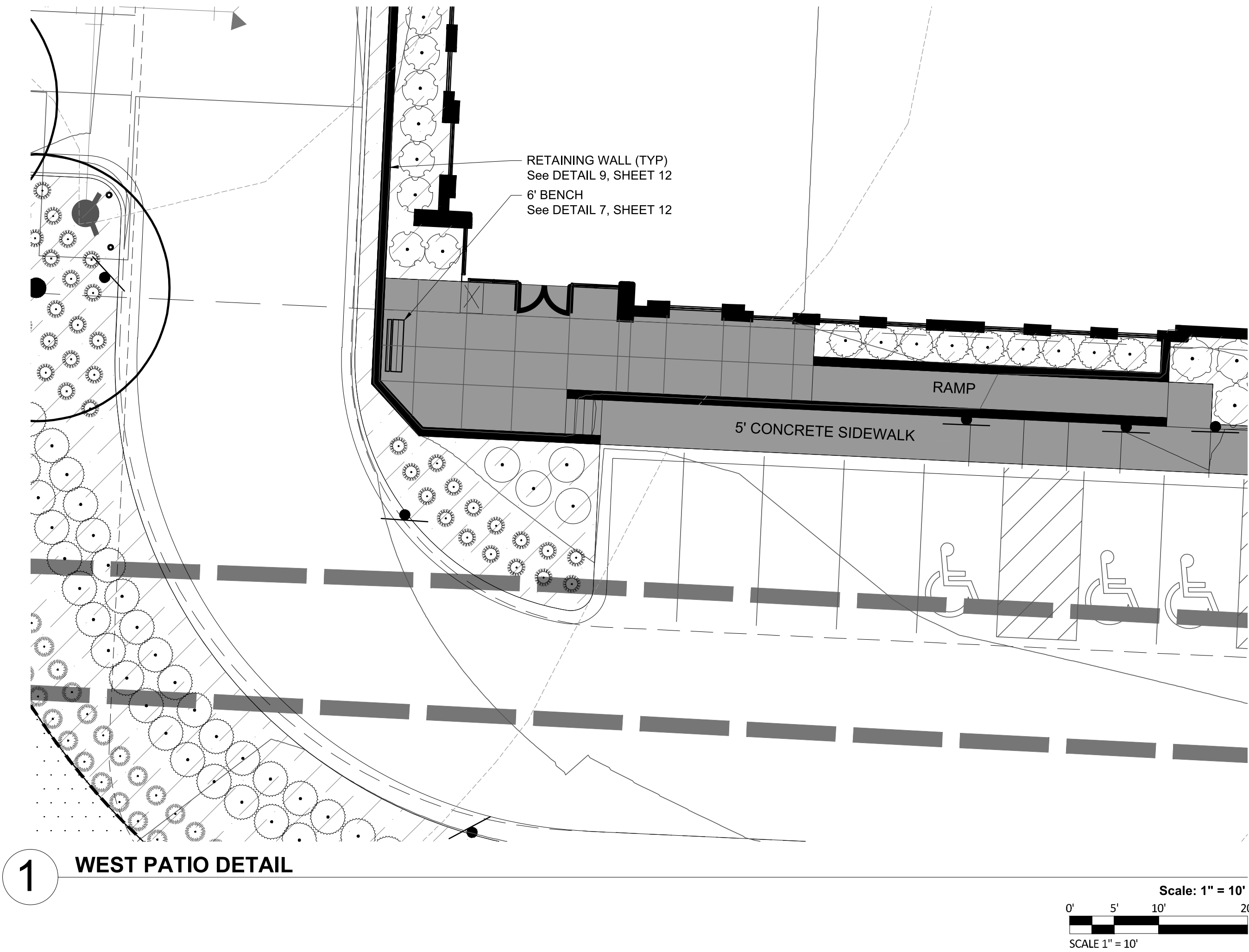
SHEET NUMBER

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PARK 70 - BUILDING 9

LANDSCAPE PLAN - WITH WAIVERS

PROLOGIS PARK 70 SUBDIVISION FILING NO. 2, BLOCK 2, LOT 1
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1910 GUN CLUB ROAD
AURORA, COLORADO

PROJ NO: 2018-31
ENG :
DATE : 9-27-2018

SHEET TITLE
PATIO
ENLARGEMENT
PLAN

SHEET NUMBER
9 OF 12

NOT FOR CONSTRUCTION
CASE NO: 2018-6049-00

PARK 70 - BUILDING 9

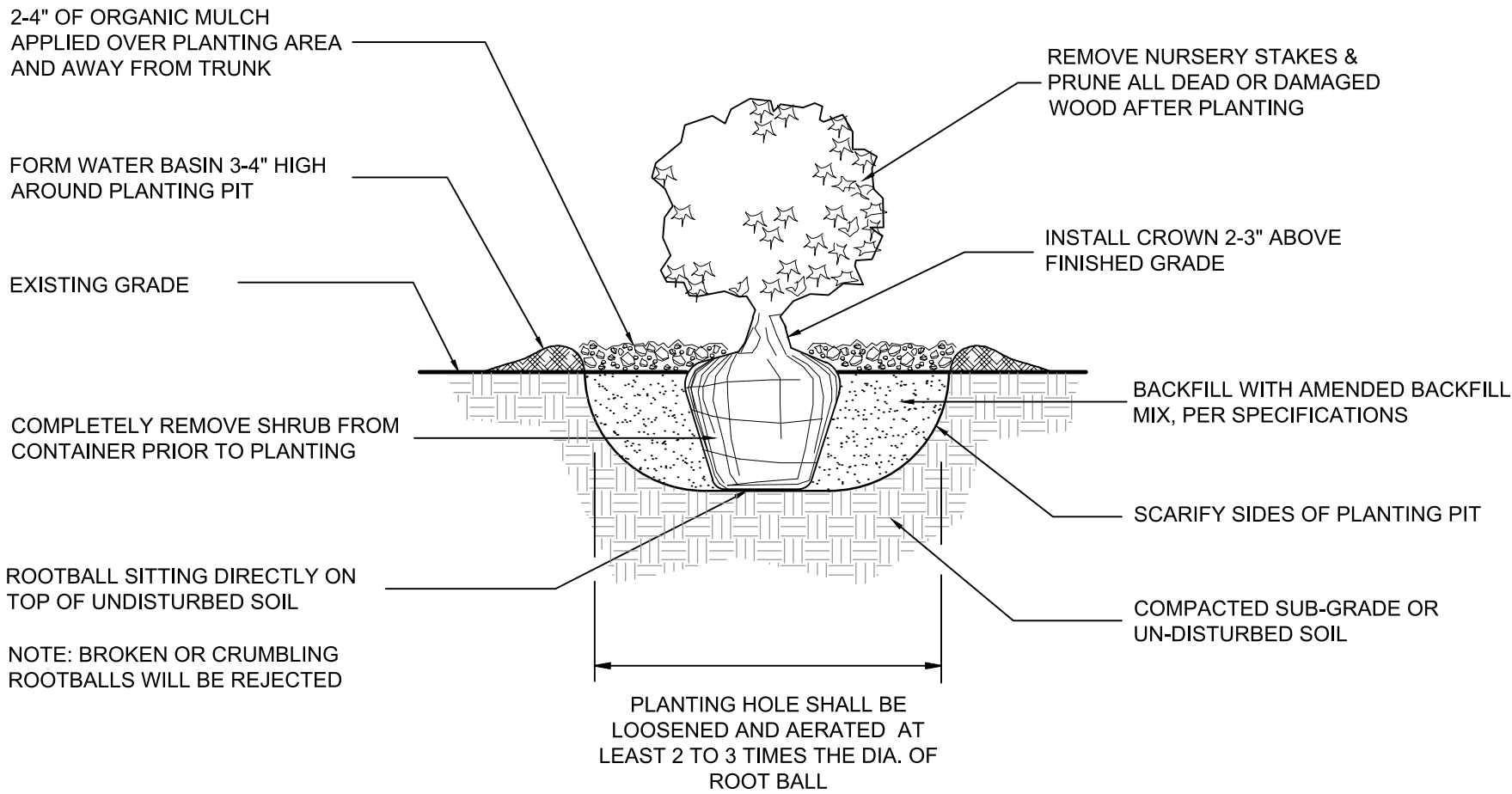
LANDSCAPE PLAN - WITH WAIVERS

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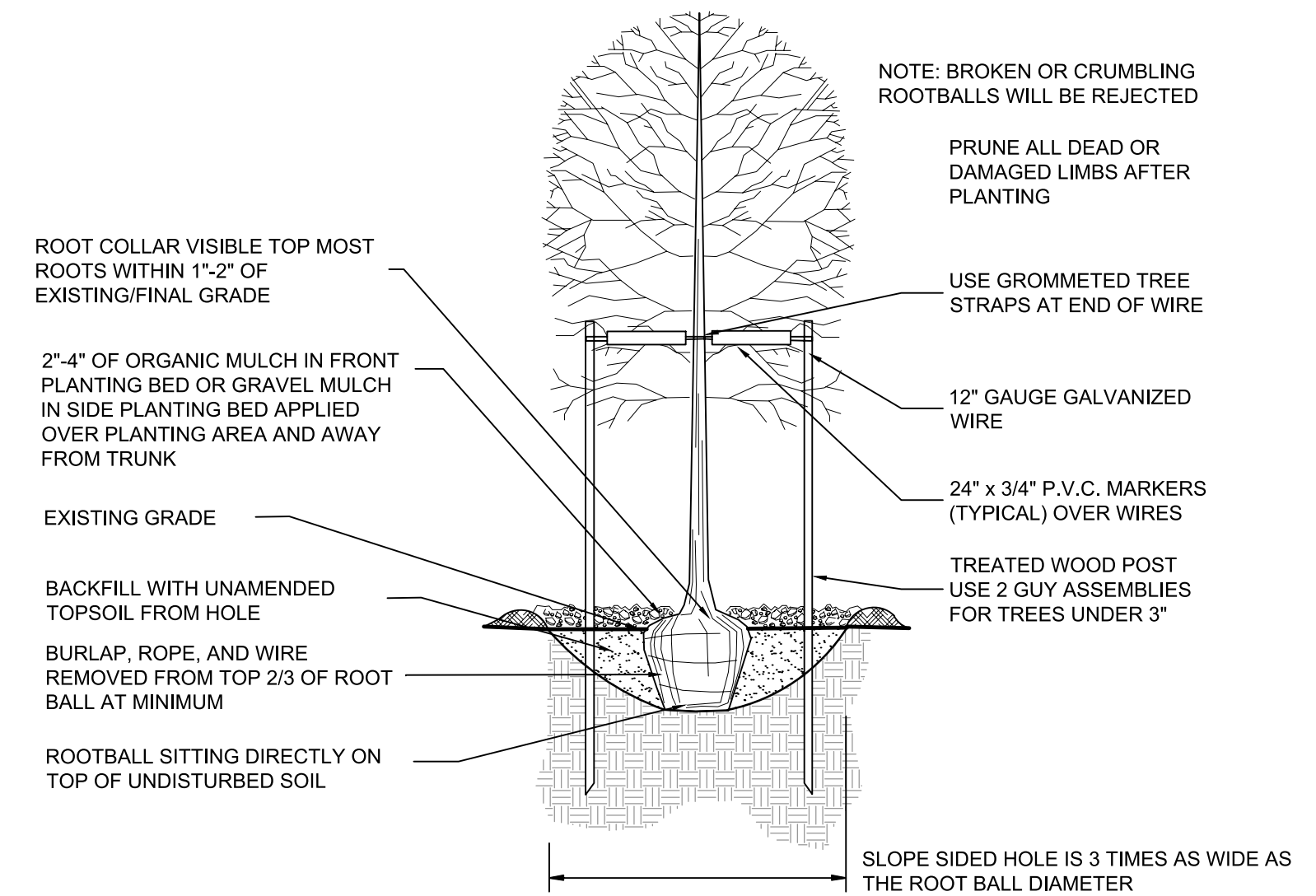
LANDSCAPE NOTES:

1. ALL LANDSCAPED AREAS ARE TO RECEIVE ORGANIC SOIL PREPARATION AT THE RATE OF 4 CY PER 1000 SF AND TILLED TO A DEPTH OF 6 INCHES.
2. ALL NEW PAVED SURFACES SHALL BE ASPHALT OR CONCRETE. THICKNESS WILL BE DETERMINED AS PART OF THE CONSTRUCTION DOCUMENT SUBMITTAL SET AND PROVIDED TO THE CITY ENGINEER IN THE DEFAULT PAVING LETTER.
3. ALL UTILITY EASEMENTS SHALL REMAIN UNOBSTRUCTED AND FULLY ACCESSIBLE ALONG THEIR ENTIRE LENGTH FOR MAINTENANCE EQUIPMENT ENTRY.
4. THE DEVELOPER, HIS SUCCESSORS AND ASSIGNS, SHALL BE RESPONSIBLE FOR INSTALLATION, MAINTENANCE AND REPLACEMENT OF ALL LANDSCAPING MATERIALS SHOWN OR INDICATED ON THE APPROVED SITE PLAN OR LANDSCAPE PLAN ON FILE IN THE PLANNING DEPARTMENT. ALL LANDSCAPING WILL BE INSTALLED AS DELINEATED ON THE PLAN, PRIOR TO ISSUANCE OF CERTIFICATE OF OCCUPANCY.
5. ALL LANDSCAPED AREAS AND PLANT MATERIAL, EXCEPT FOR NON-IRRIGATED NATIVE, RESTORATIVE, AND DRYLAND GRASS AREAS THAT COMPLY WITH REQUIREMENTS FOUND IN SEC. 146-1429 AND/OR 146-1435, 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.
6. ALL FIRE HYDRANTS SHALL BE LOCATED NOT LESS THAN THREE FEET-SIX INCHES (3' - 6") AND NOT MORE THAN EIGHT (8') FEET FROM THE BACK OF CURB TO THE CENTER OF THE HYDRANT AND SHALL BE UNOBSTRUCTED ON THE STREET SIDE. MINIMUM CLEARANCE ON ALL OTHER SIDES SHALL BE FIVE FEET (5' - 0").
7. WATER QUALITY ENHANCEMENT FOR THE NEW IMPERVIOUS SURFACES IS BEING PROVIDED BY A REGIONAL DETENTION BASIN, NOT SHOWN ON THESE PLANS.
8. NO PERSON SHALL PLACE OR MAINTAIN ANY STRUCTURES, FENCES, LANDSCAPING, OR ANY OTHER OBJECTS WITHIN ANY SIGHT TRIANGLE AREA DESCRIBED IN SECTION 4.04.2.10.2 THAT OBSTRUCT OR OBSCURE SIGHT VISIBILITY THROUGH SUCH STRUCTURES, FENCING, LANDSCAPING, OR OTHER OBJECTS IN THE VERTICAL PLANE ABOVE THE SIGHT TRIANGLE AREA BETWEEN A HEIGHT OF 42 INCHES AND 96 INCHES ABOVE THE ROADWAY SURFACE.

1 DECIDUOUS SHRUB DETAIL

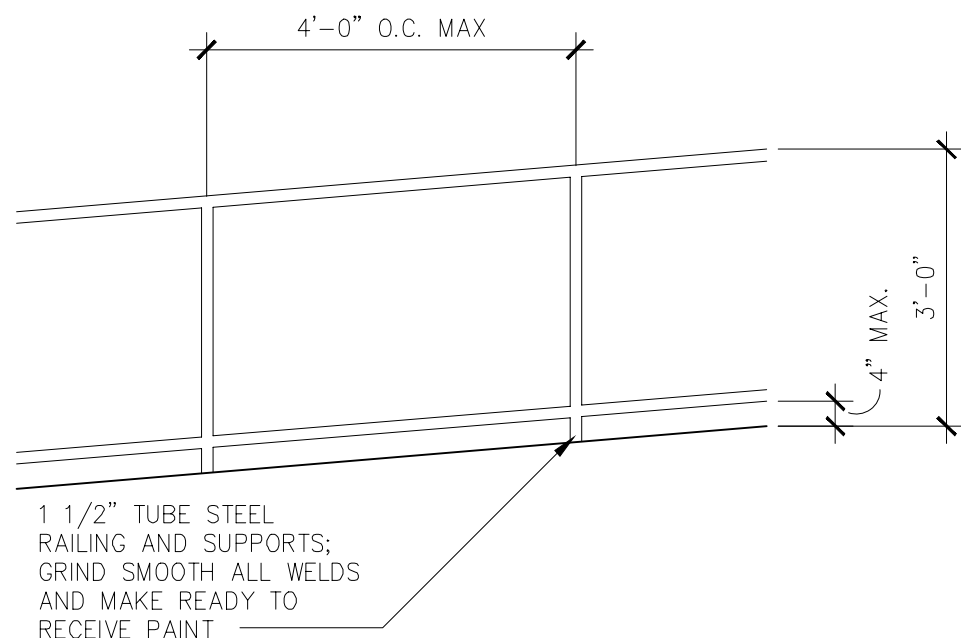


2 DECIDUOUS TREE PLANTING/ GUYING DETAIL



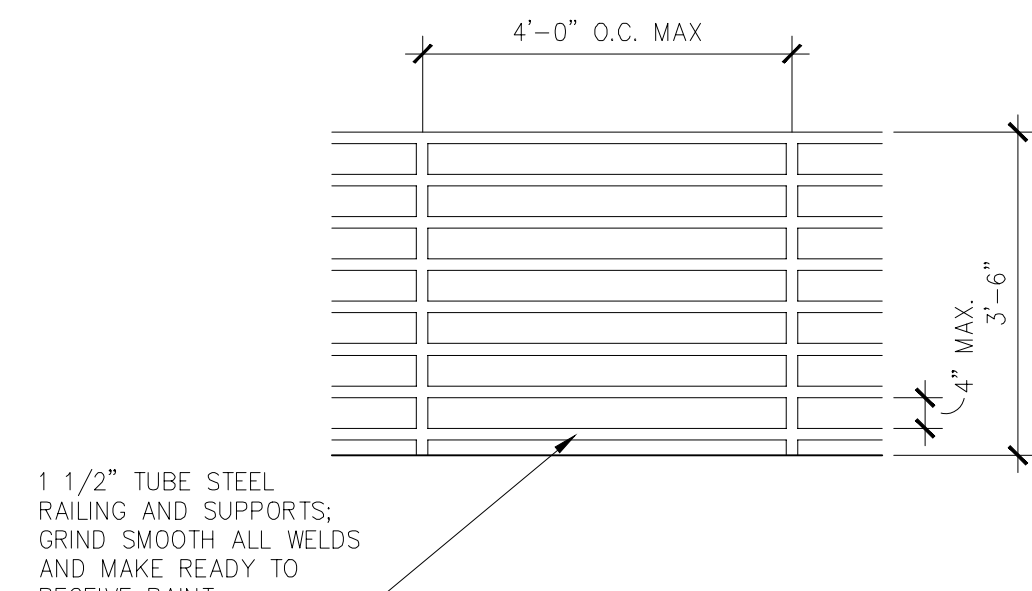
3 ADA RAMP HANDRAIL DETAIL

DETAIL PROVIDED BY WAREMALCOMB
*SEE SHEET 4 FOR RAILING LOCATION



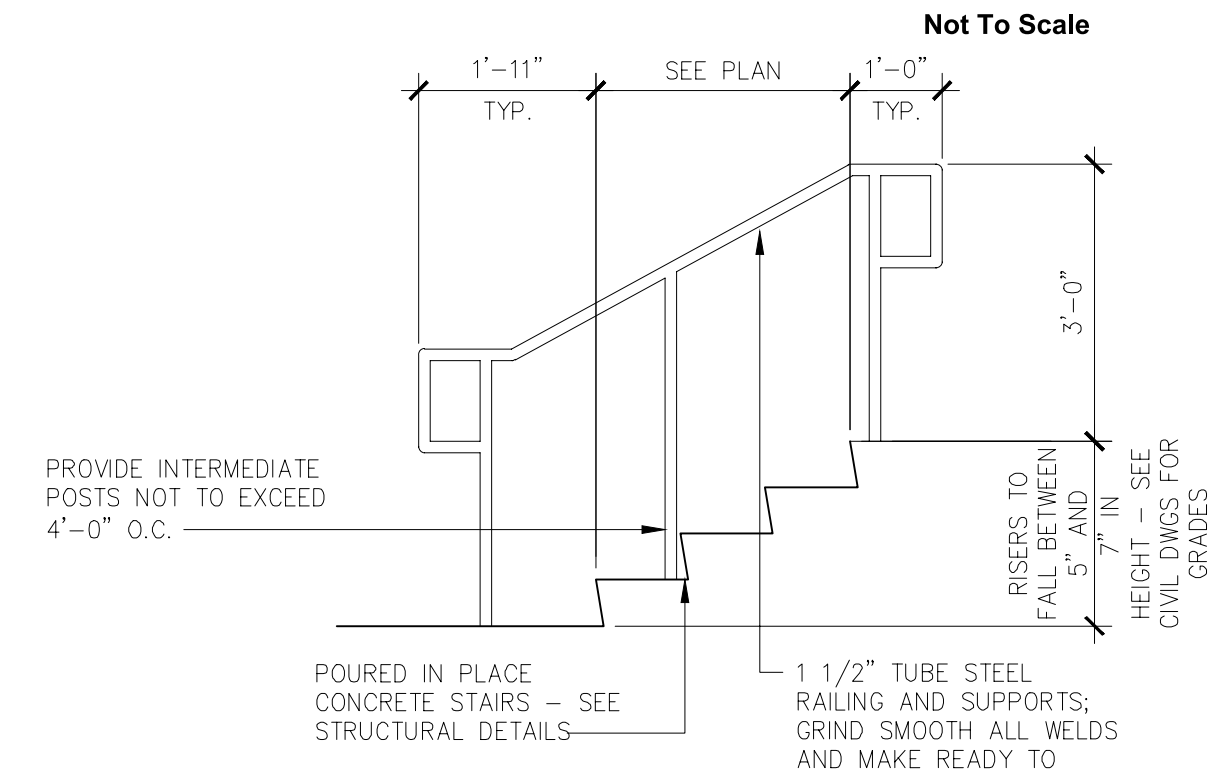
4 GUARDRAIL ELEVATION

DETAIL PROVIDED BY WAREMALCOMB
*SEE SHEET 4 FOR RAILING LOCATION



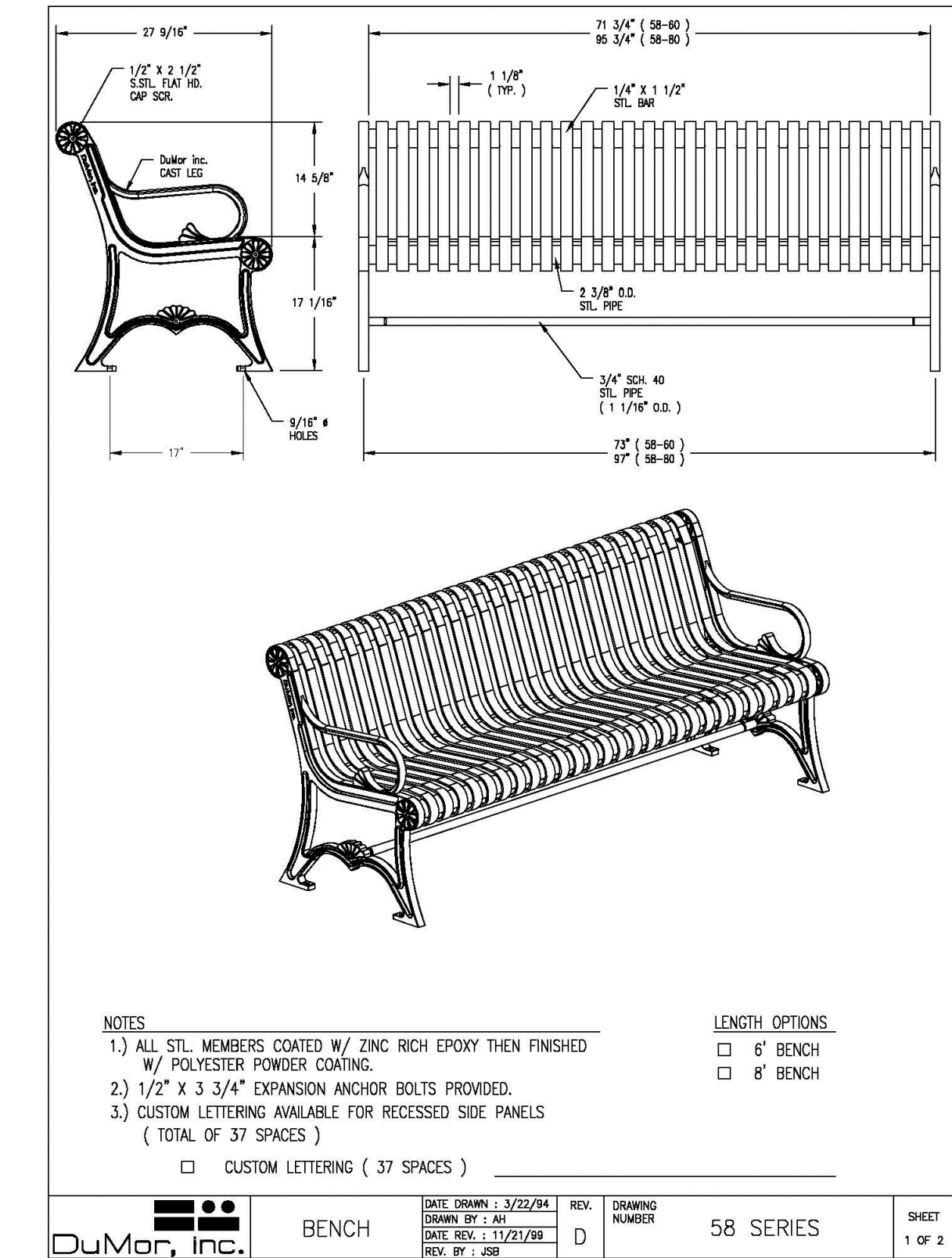
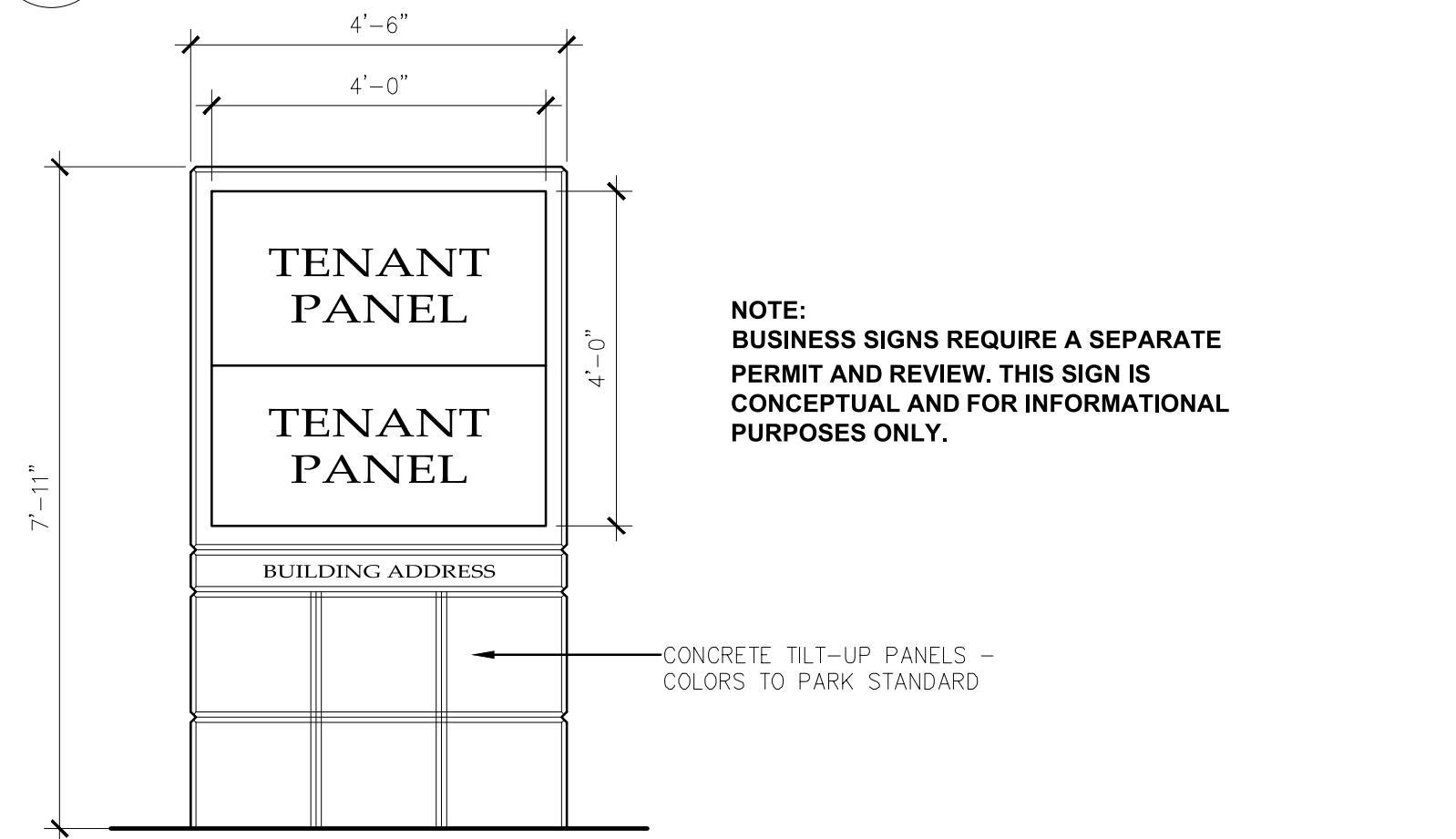
5 HANDRAIL ELEVATION

DETAIL PROVIDED BY WAREMALCOMB
*SEE SHEET 4 FOR RAILING LOCATION



6 MONUMENT SIGN ELEVATION

DETAIL PROVIDED BY WAREMALCOMB, ENGINEERING AND FOUNDATION BY OTHERS

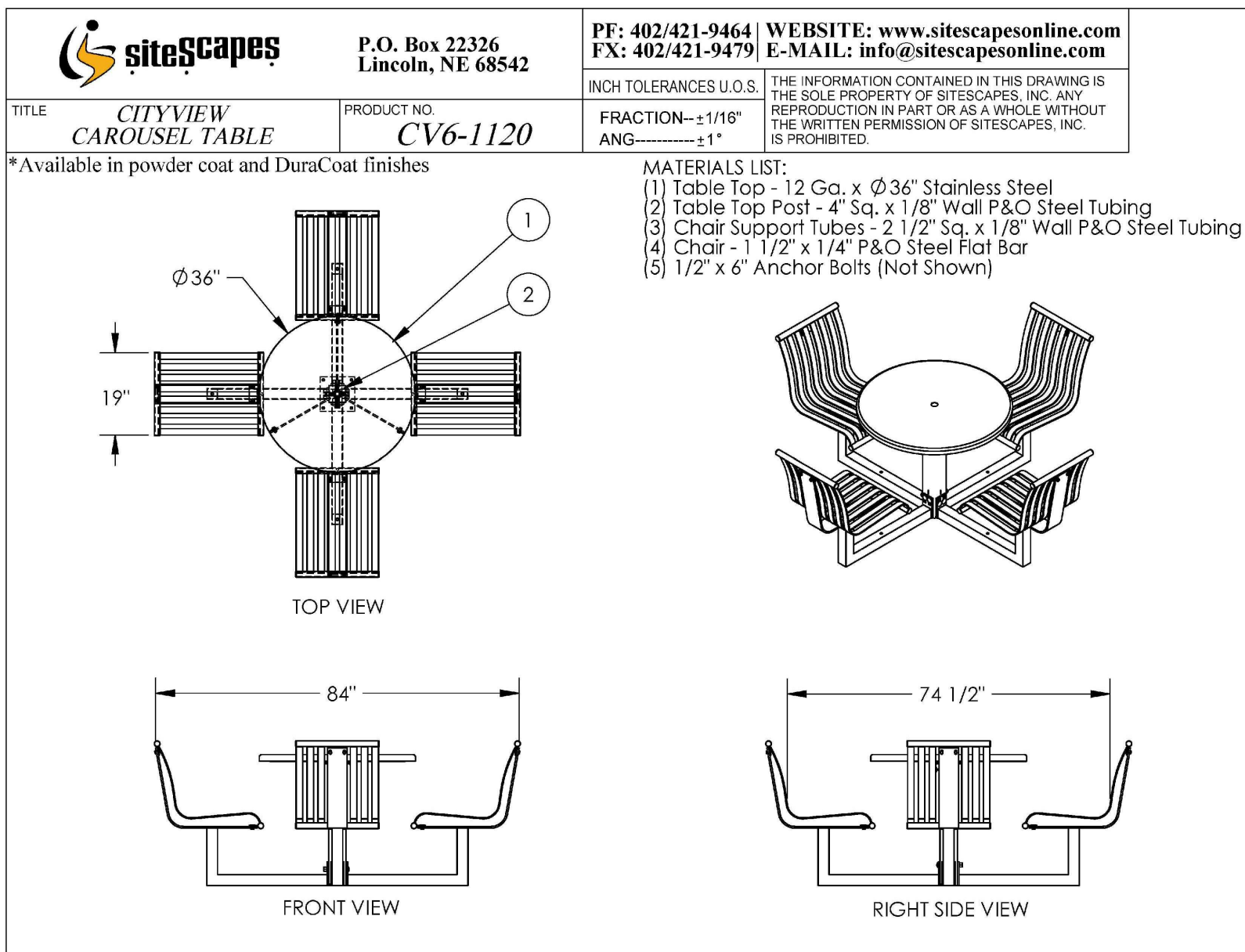


7 BENCH DETAIL

Not To Scale

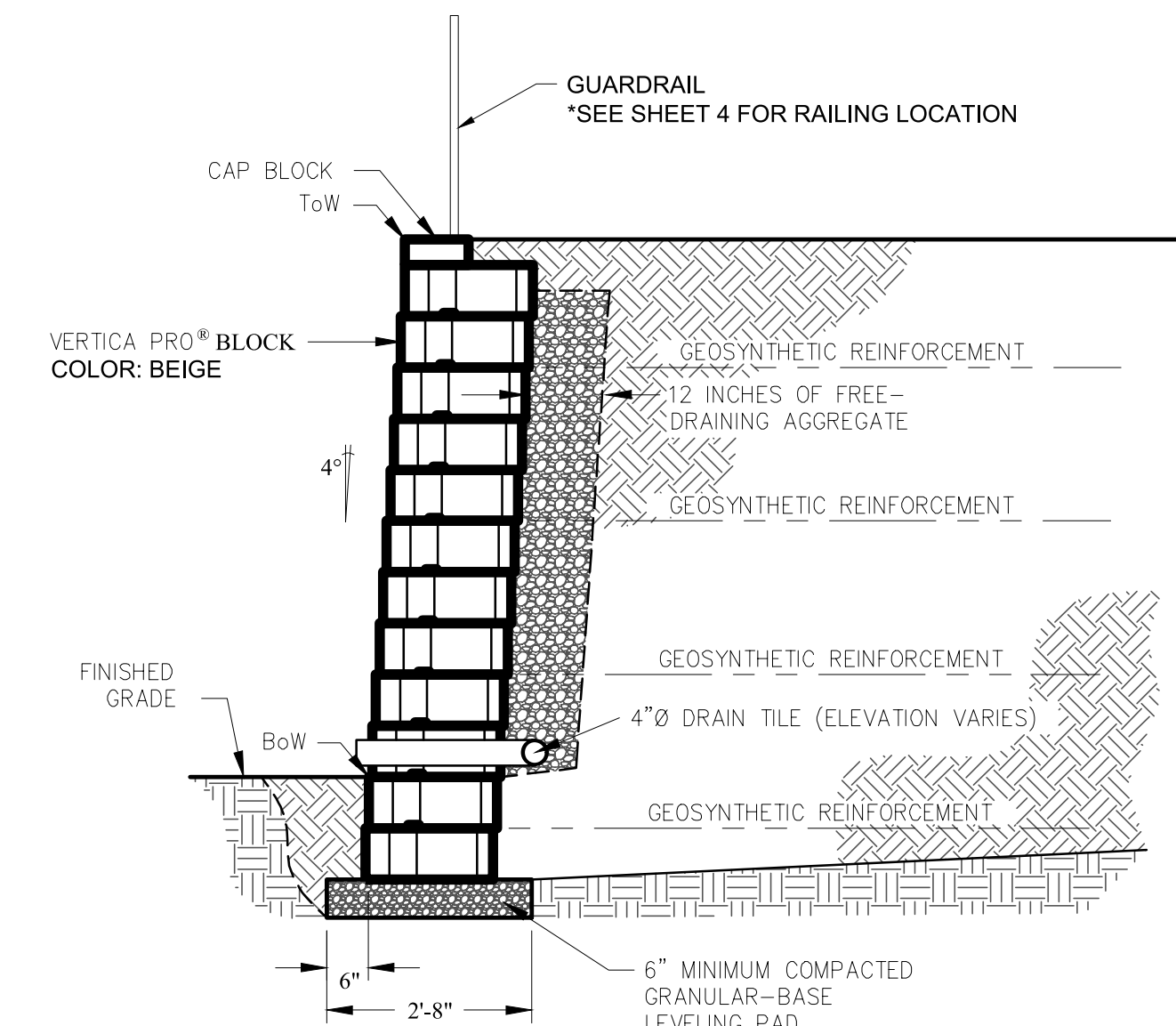
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Not To Scale



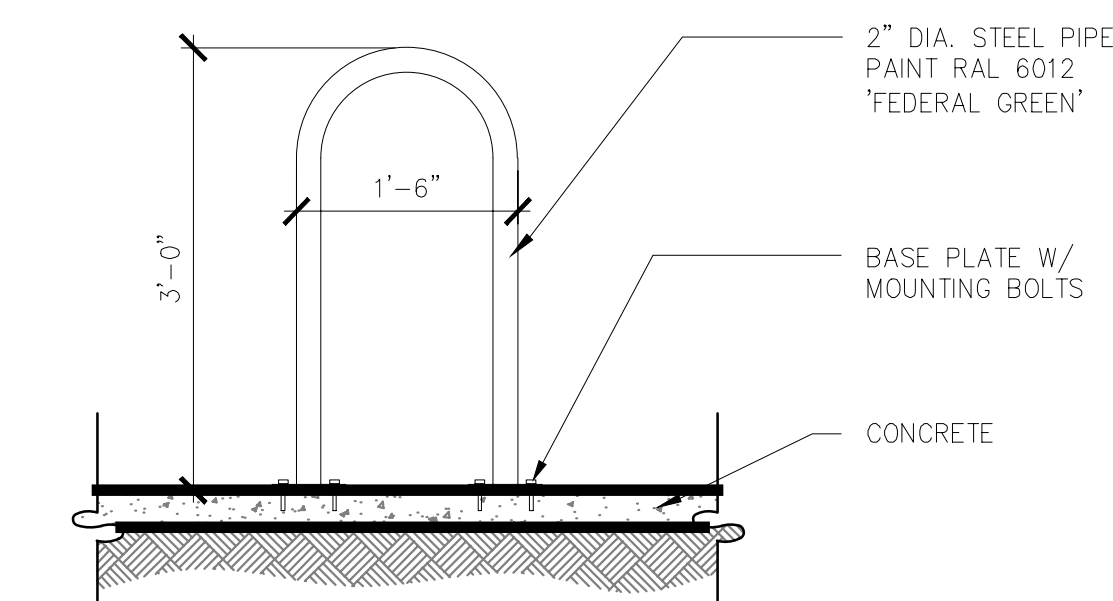
9 RETAINING WALL DETAIL

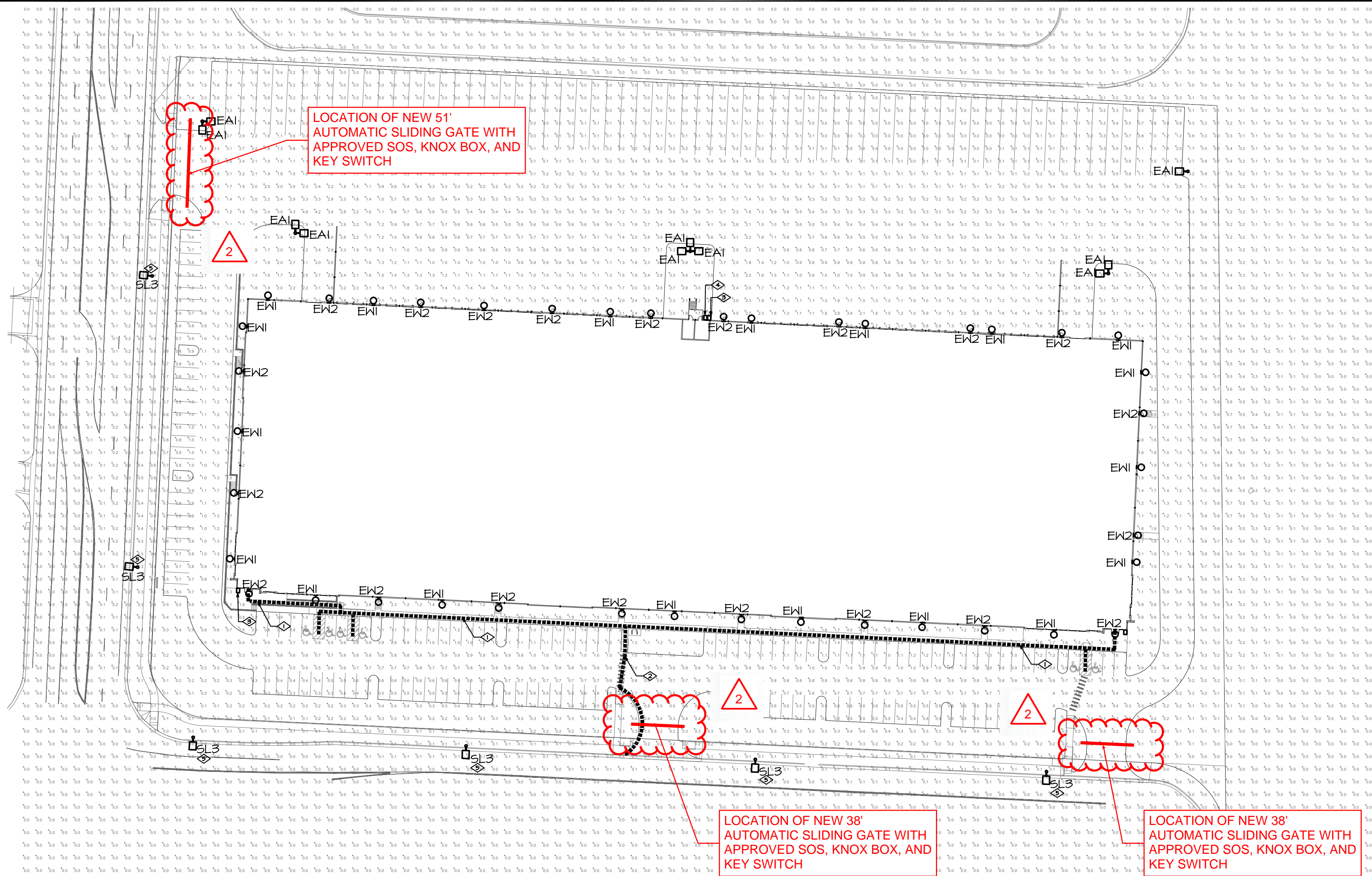
DETAIL PROVIDED BY WAREMALCOMB



10 BIKE RACK DETAIL

DETAIL PROVIDED BY WAREMALCOMB





1 | PHOTOMETRIC SITE PLAN

SCALE: 1"=60'-0"

GENERAL NOTES

1. ALL LIGHT FIXTURES TO BE CONTROLLED VIA ASTRONOMICAL TIMECLOCK WITH PHOTOCELL TO ALLOW LIGHTS TO BE TURNED "ON" ONLY DURING NON-DAYLIGHT HOURS.
2. ALL FEEDERS TO EXTERIOR LIGHTING TO BE FED WITH #10 WIRE MINIMUM FOR A BRANCH CIRCUIT VOLTAGE DROP OF LESS THAN 3%.
3. ALL LIGHT FIXTURES THAT ARE VISIBLE FROM ANY STREET RIGHT-OF-WAY OR ADJACENT PROPERTIES ARE FULL-CUTOFF AND SHIELDED TO REDUCE GLARE BEYOND THE PROPERTY LINE. ALL LAMPS DO NOT EXTEND BELOW THE HOUSING OF THE FIXTURE.
4. LIGHTING LEVELS 20' BEYOND THE PROPERTY LINE DO NOT EXCEED 0.1 FOOTCANDLES. THE LIGHT LEVEL AT THE PARKING AREA MEETS THE MINIMUM FOOTCANDLE REQUIREMENT OF 0.2 FOR LOW TRAFFIC AND PEDESTRIAN TRAFFIC.
5. ILLUMINATION WITHIN THE SITE MUST COMPLY WITH THE 2015 INTERNATIONAL BUILDING CODE REQUIREMENT FROM SECTION 1006 - MEANS OF EGRESS ILLUMINATION SECTION 1006. ILLUMINATION REQUIRED: THE MEANS OF EGRESS, INCLUDING THE EXIT DISCHARGE, SHALL BE ILLUMINATED AT ALL TIMES THE BUILDING IS OCCUPIED. SECTION 1006.2 ILLUMINATION LEVEL. THE MEANS OF EGRESS ILLUMINATION LEVEL SHALL NOT BE LESS THAN 1 FOOT-CANDLE (11 LUX) AT THE FLOOR LEVEL, AND CONTINUING TO THE "PUBLIC WAY"

KEY NOTES

- 1 EXTERIOR ACCESSIBLE ROUTE TO ACCESSIBLE ENTRANCES.
- 2 NO LIGHT POLES REQUIRED PER DISCUSSION WITH CITY OF AURORA AND THE LOCATION OF UNDERGROUND UTILITY PLUMBING LINES.
- 3 KNOX BOX LOCATION.
- 4 FDC LOCATION.
- 5 STREET LIGHT PER CITY OF AURORA STANDARDS. SHOWN FOR REFERENCE ONLY AND NOT INCLUDED IN THE BUILDING PHOTOMETRIC CALCULATION. A SEPARATE STREET LIGHTING PLAN AND SUBMITTAL WILL BE CREATED FOR THAT SCOPE OF WORK.

AEDesign
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aedesign-inc.com Project #:

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PARK 70 - BUILDING 9
PROLOGIS PARK 70 SUBDIVISION FILING NO. 2

1910 GUN CLUB ROAD
AURORA, COLORADO

PROJ NO: 180090

DRAWN BY: KJS

DATE : 09/27/2018

SHEET TITLE

PHOTOMETRIC SITE PLAN

SHEET NUMBER

11 OF **12**

LIGHTING FIXTURE SCHEDULE

TYPE	DESCRIPTION	MANUFACTURER	CATALOG NUMBER	VOLTAGE	LAMP			MAX WATTS	MOUNTING LOCATION	INFORMATION BOF/RFD/OFH	NOTES
					QTY	WATT	TYPE				
EA1	POLE MOUNTED AREA LIGHT, TYPE IV, SHARP CUTOFF	LITHONIA	DSXOLED-40C-100-30K-T4M-MVOLT RPA-XXXXX	UNIV	1	91	LED	91	POLE	20'-0" OFH	1,2
EW1	BLDG MOUNTED AREA LIGHT, TYPE FORWARD THROW, SHARP CUTOFF	LITHONIA	DSXOLED-40C-100-30K-TFTM-MVOLT MBA-XXXXX	UNIV	1	91	LED	91	SURFACE WALL	20'-0" TOF	1
EW2	DECORATIVE BUILDING SCONCE, FULL CUTOFF	LITHONIA	WST LED-I-10A700/30K-SR3- MVOLT-DBBXD	UNIV	1	24	LED	24	SURFACE WALL	10'-0" TOF	1

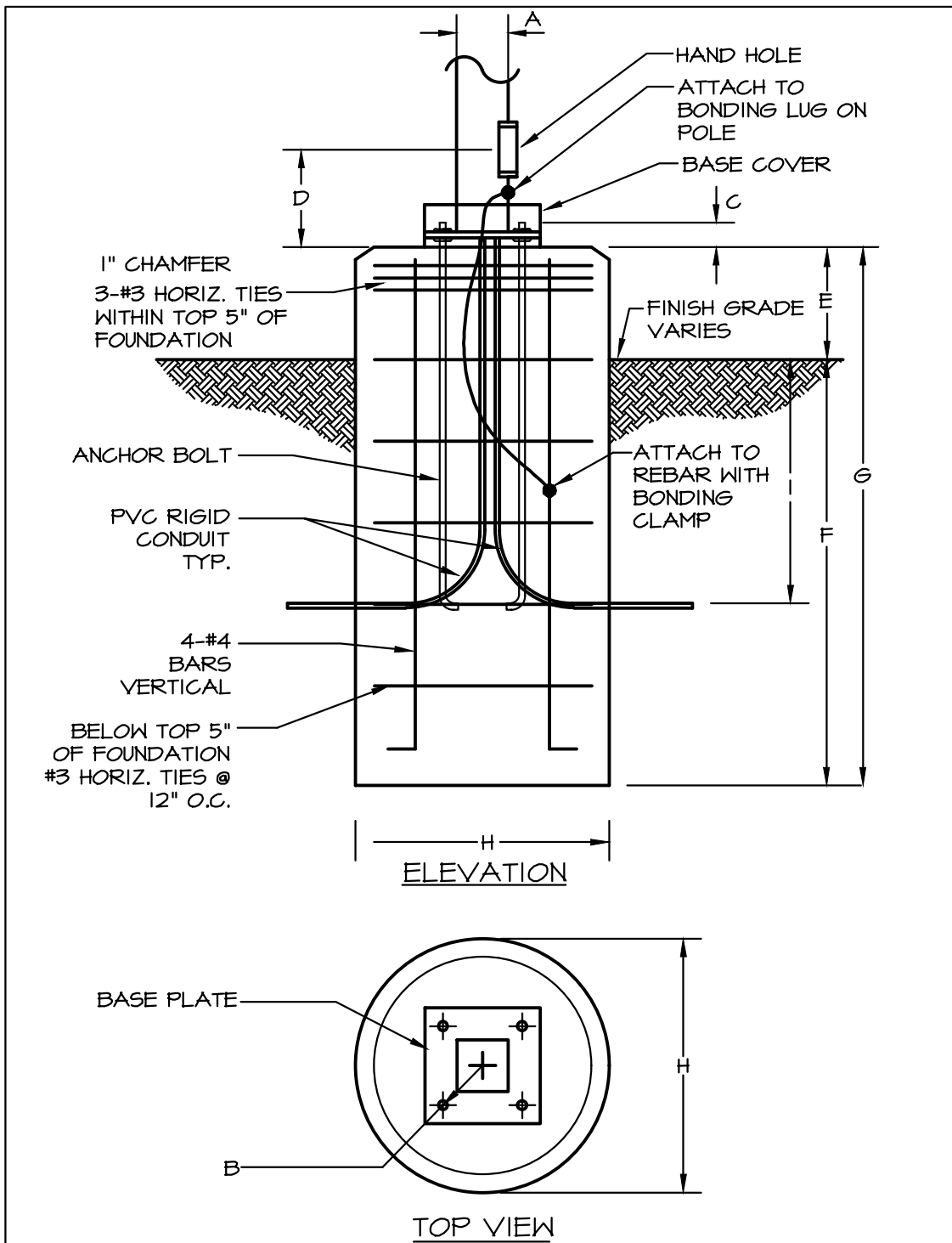
ABBREVIATIONS: BOF - BOTTOM OF FIXTURE, RFD - RECESSED FIXTURE DEPTH, OFH - OVERALL FIXTURE HEIGHT

GENERAL NOTES:

A. ELECTRICAL CONTRACTOR IS RESPONSIBLE FOR COMPLETING AND SUBMITTING THE XCEL ENERGY REBATE FORMS FOR THE LIGHT FIXTURES ASSOCIATED WITH THIS PROJECT.

SPECIFIC NOTES:

- EC TO COORDINATE FINISH WITH ARCHITECT AND OWNER.
- EC TO PROVIDE ROUND POLE AS SPECIFIED IN DETAIL 1/THIS SHEET TO PROVIDE MAXIMUM POLE HEIGHT OF 20'-0" AFG.



POLE KEY	OVERALL HEIGHT	A	ANCHOR BOLT DATA			D	E	F	G	H	I
			B	SIZE	C						
EA1	20'0"	6"	PER MANUFACTURER			2'6"	8'0"	10'6"	24"	36"	
EA2	20'0"	6"	PER MANUFACTURER			2'6"	8'0"	10'6"	24"	36"	
EA3	20'0"	6"	PER MANUFACTURER			2'6"	8'0"	10'6"	24"	36"	

3 POLE BASE DETAIL

SCALE: NONE

D-Series Size 0 LED Area Luminaire

Specifications

EPAL:	0.95 ft ² (0.09 m ²)
Length:	13" (330 mm)
Width:	13" (330 mm)
Height:	2" (51 mm)
Weight (max):	16 lbs (7.3 kg)

Ordering Information

EXAMPLE: DSXO LED 40C 1000 40K T3M MVOLT SPA DBBXD

Series	LED	Driver current	Color temperature	Mounting	Notes
DSXO LED	Forward optics	330 mA	4000K	T3M	Spot light
	Backward optics	330 mA	4000K	T3M	Spot light
	Forward optics	330 mA	4000K	T3M	Spot light
	Backward optics	330 mA	4000K	T3M	Spot light

Accessories

DSXO LED	Forward optics	330 mA	4000K	T3M	Spot light
	Backward optics	330 mA	4000K	T3M	Spot light
	Forward optics	330 mA	4000K	T3M	Spot light
	Backward optics	330 mA	4000K	T3M	Spot light

WST LED Architectural Wall Sconce

Specifications Luminaire

Height:	8-1/2" (216 mm)
Width:	17" (430 mm)
Depth:	10-3/4" (273 mm)
Weight:	20 lbs (9.1 kg)

Optional Back Box (BBW)

Height:	4" (102 mm)
Width:	5-1/2" (140 mm)
Depth:	1-1/2" (38 mm)
Weight:	20 lbs (9.1 kg)

Ordering Information

EXAMPLE: WST LED P1 40K VF MVOLT DBBTD

Series	Performance Package	Color temperature	Distribution	Voltage	Mounting
WST LED	P1 1,000 Lumen package	27K	2700K	VF	Vertical surface mount
	P2 1,000 Lumen package	30K	3000K	VW	Vertical surface mount
	P3 1,000 Lumen package	40K	4000K	SW	Surface mount

Accessories

WST LED	Forward optics	330 mA	4000K	T3M	Spot light
	Backward optics	330 mA	4000K	T3M	Spot light
	Forward optics	330 mA	4000K	T3M	Spot light
	Backward optics	330 mA	4000K	T3M	Spot light

1 EA1, EW1

SCALE: NTS

2 EW2

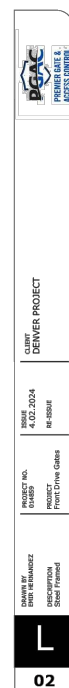
SCALE: NTS

- GENERAL NOTES**
- FIXTURE POLE HEIGHTS DO NOT EXCEED 20 FEET ON THE PROPERTY.
 - ALL LIGHT FIXTURES TO BE CONTROLLED VIA ASTRONOMICAL TIMECLOCK WITH PHOTOCELL TO ALLOW LIGHTS TO BE TURNED "ON" ONLY DURING NON-DAYLIGHT HOURS.
 - ALL FEEDERS TO EXTERIOR LIGHTING TO BE FED WITH #10 WIRE MINIMUM FOR A BRANCH CIRCUIT VOLTAGE DROP OF LESS THAN 3%.
 - OUTDOOR LIGHTING IS DESIGNED IN ACCORDANCE WITH 4-12-02-01 AND 4-13-01 OF THE ADAMS COUNTY DESIGN REQUIREMENTS AND PERFORMANCE STANDARDS.
 - ALL LIGHT FIXTURES THAT ARE VISIBLE FROM ANY STREET RIGHT-OF-WAY OR ADJACENT PROPERTIES ARE FULL-CUTOFF AND SHIELDED TO REDUCE GLARE BEYOND THE PROPERTY LINE. ALL LAMPS DO NOT EXTEND BELOW THE HOUSING OF THE FIXTURE.
 - LIGHTING LEVELS 20' BEYOND THE PROPERTY LINE DO NOT EXCEED 0.1 FOOTCANDLES. THE LIGHT LEVEL AT THE PARKING AREA MEETS THE MINIMUM FOOTCANDLE REQUIREMENT OF 0.2 FOR LOW TRAFFIC AND PEDESTRIAN TRAFFIC.

Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Calc Zone - Property Line	+	0.3 fc	1.9 fc	0.0 fc	N/A	N/A
Calc Zone Egress Path	+	1.9 fc	7.8 fc	0.8 fc	9.8:1	2.4:1
Overall Site Zone	+	0.4 fc	9.0 fc	0.0 fc	N/A	N/A
Parking Lot Zone	+	1.0 fc	9.7 fc	0.0 fc	N/A	N/A
Stat Zone - Loading Dock	✕	1.8 fc	8.7 fc	0.7 fc	12.4:1	2.6:1
Stat Zone - South Parking	✕	0.8 fc	2.4 fc	0.3 fc	8.0:1	2.7:1
Stat Zone - West Parking	✕	1.1 fc	3.3 fc	0.6 fc	5.5:1	1.8:1

REVISIONS

CSP SUB. 1	09/27/18
CSP SUB. 2	11/06/18
CSP SUB. 3	12/19/18
CSP SUB. 4	01/03/19
CSP SUB. 5	01/17/19
CSP SUB. 6	02/08/19
MYLARS	02/26/19



NORTHWEST ENTRANCE GATE
(GUN CLUB ROAD ENTRANCE)



SOUTHERN ENTRANCE GATES
(E. 19TH AVE. ENTRANCES)