

RECORDED AS RECEIVED

LEGAL DESCRIPTION:

LOTS 1 AND 2 OF GATEWAY PARK IV EAST SUBDIVISION FILING NO. 2.

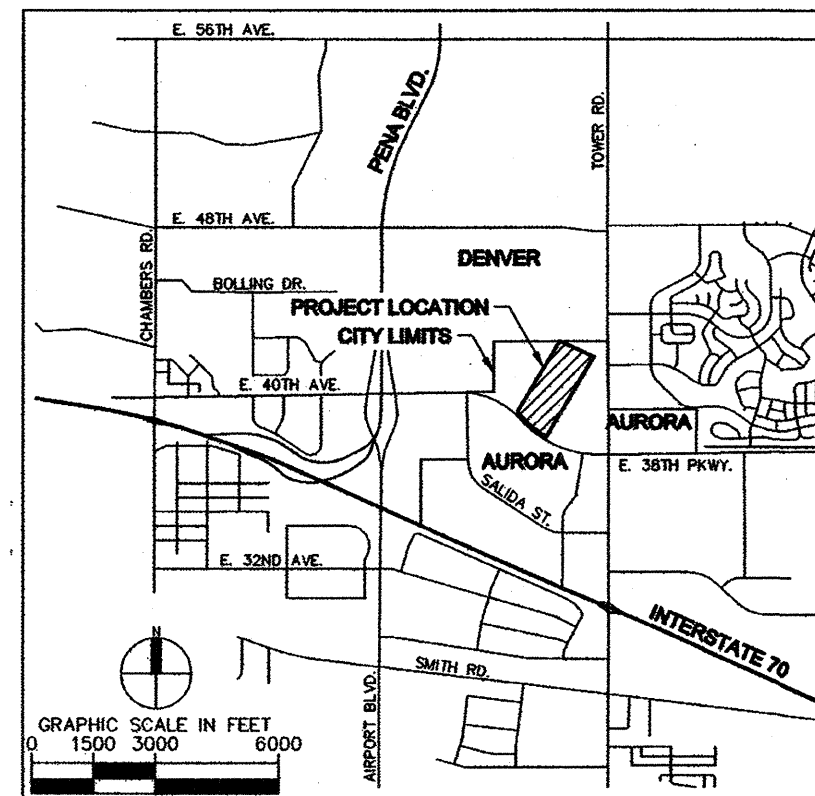
CITY OF AURORA SITE PLAN NOTES:

- THE DEVELOPER, HIS 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 BE CHAINED AND LOCKED IN THE OPEN POSITION UNTIL REPAIRED OR REPLACED, AND RETESTED TO ALL CITY OF AURORA STANDARDS AT THE TIME OF THE VIOLATION. IF THE GATING SYSTEM IS NOT MAINTAINED TO THE SATISFACTION OF THE FIRE DEPARTMENT, THE LICENSE 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 THE A DEDICATED FIRE LANE EASEMENT.
- 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 AND GATEWAY PARK GDP.
- 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. THE UNDERSIGNED DOES HEREBY COVENANT AND AGREE THEY SHALL CONSTRUCT UPON THE FIRE LANE EASEMENTS, AS DEDICATED AND SHOWN HERE ON, A HARD SURFACE IN ACCORDANCE WITH THE CITY OF AURORA'S PAVING STANDARDS FOR FIRE LANE EASEMENTS, AND THEY SHALL MAINTAIN THE SAME IN A STATE OF GOOD REPAIR AT ALL TIMES AND KEEP THE SAME FREE AND CLEAR OF ANY STRUCTURES, FENCES, LANDSCAPE MATERIALS, SNOW OR OTHER OBSTRUCTIONS. THE MAINTENANCE OF PAVING ON THE FIRE LANE EASEMENT(S) IS THE RESPONSIBILITY OF THE OWNER, AND THE OWNER SHALL POST AND MAINTAIN APPROPRIATE SIGN IN CONSPICUOUS PLACES ALONG SUCH FIRE LANE EASEMENTS, STATING "FIRE LANE, NO PARKING." THE LOCAL LAW ENFORCEMENT AGENCY(S) IS HEREBY AUTHORIZED TO ENFORCE PARKING REGULATIONS WITHIN THE FIRE LANE EASEMENTS, AND TO CAUSE SUCH EASEMENTS TO BE MAINTAINED FREE AND UNOBSTRUCTED AT ALL TIMES FOR FIRE DEPARTMENT AND EMERGENCY APPARATUS.
- "ACCESSIBLE EXTERIOR ROUTES" SHALL BE PROVIDED FROM PUBLIC TRANSPORTATION STOPS, ACCESSIBLE PARKING AND ACCESSIBLE PASSENGER LOADING ZONES AND PUBLIC SIDEWALKS TO AT LEAST 60% OF THE BUILDING ENTRANCES 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 MINIMUM WIDTH OF 36" AND SHALL BE PAINTED WITH WHITE STRIPES. THE CITY OF AURORA ENFORCES HANDICAPPED ACCESSIBILITY REQUIREMENTS BASED ON THE 2009 INTERNATIONAL BUILDING CODE, CHAPTER 11, AND THE AMERICAN NATIONAL STANDARDS INSTITUTE (ICC/ANSI) A117-2003. 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 AMERICANS WITH DISABILITIES ACT (ADA).
- 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 THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.
- 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 ISSUANCE OF BUILDING PERMITS.
- ALL BUILDING ADDRESS NUMBERS SHALL COMPLY WITH THE AURORA CITY CODE, ARTICLE VII-NUMBERING OF BUILDINGS.
- NOTWITHSTANDING ANY SURFACE IMPROVEMENTS, LANDSCAPING, PLANTING OR CHANGES SHOWN IN THESE SITE OR CONSTRUCTION PLANS, OR ACTUALLY CONSTRUCTED ON 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.
- FINAL GRADE SHALL BE AT LEAST SIX (6) INCHES BELOW ANY EXTERIOR WOOD SIDING ON THE PREMISES.
- 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 OR RECORD AT THE TIME OF A BUILDING PERMIT, AND IF NOT, MUST BE AMENDED TO AGREE WITH THE PLAT, 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.

UNFI AT GATEWAY PARK

GATEWAY PARK EAST FILING NO. 2

SECTION 21, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO



VICINITY MAP

AMENDMENTS

- MINOR AMENDMENT**
ADD 348 SQ FT OF NEW CONCRETE SIDEWALK AND SECURED ACCESS GATES / TURNSTILES FOR NEW EMPLOYEE ENTRANCE AREA

UNFI PROJECT DATA TABLE	CURRENT	FUTURE	TOTAL
LAND AREA W/IN PROPERTY LINES	38.9 ACRES	0	38.9 ACRES
TOTAL GROSS FLOOR AREA (SF)	545,596	169,700	715,296
NUMBER OF BUILDINGS	2	0	2
WAREHOUSE GROSS FLOOR AREA (SF)	536,729	169,700	706,429
TRUCK MAINT. GROSS FLOOR AREA (SF)	8,867	0	8,867
TOTAL WAREHOUSE AREA (TRUCK AND WAREH.)	503,312	169,700	673,012
TOTAL OFFICE AREA (TRUCK AND WAREH.)	42,284	0	42,284
MAXIMUM HEIGHT OF BUILDINGS	41'-6"	41'-6"	41'-6"
WAREHOUSE IBC OCCUPANCY CLASS	B/S-1	B/S-1	B/S-1
WAREHOUSE CONSTRUCTION TYPE	IB, AUTO SPRINKLER		
TRUCK MAINT. IBC OCCUPANCY CLASS	S-1	S-1	S-1
TRUCK MAINT. CONSTRUCTION TYPE	IB, ORDINARY HAZARD		
TOTAL BUILDING COVERAGE (SF/%)	545,596/22.2	169,700/71.5	715,296/42.2
HARD-SURFACE AREA (EX. OF BLDG)	476,614/28.1	25,056	501,670/29.6
LANDSCAPE AREA (SF/%)	672,275/39.7	194,756	867,031/28.2
PRESIDENT ZONING CLASSIFICATION	M2	M2	M2
PROPOSED USES	WAREHOUSE/OFFICE		
NUMBER OF SIGNS PERMITTED	5	0	5
PROPOSED NUMBER OF SIGNS	1 MONUMENT & 1 WALL SIGN		
PERMITTED MAXIMUM SIGN AREA	340-SF	0	340-SF
PROPOSED SIGN AREA	48-SF MONUMENT (2X24SF)/WALL 292-SF		
PROPOSED SIGNAGE AREA (SF TOTAL)	340	0	340
NUMBER OF FLAG POLES	1-35', 2-25'	0	1-35', 2-25'
PARKING SPACES REQUIRED	410	85	495
PARKING SPACES PROVIDED	410	85	495
ACCESSIBLE SPACES REQUIRED (VAN = 2)	9	0	9
ACCESSIBLE SPACES PROVIDED (VAN = 2)	9	0	9
LOADING SPACES REQUIRED	8	2	10
LOADING SPACES PROVIDED	84	0	84
BICYCLE PARKING REQUIRED (3%)	12	3	15
BICYCLE PARKING PROVIDED	16	0	16

SHEET NO.	ISSUED	3/2/2012	4/20/2012	5/9/2012	5/14/2012	6/8/2012	6/28/2012	7/16/2012
1	COVER SHEET							
2	OVERALL SITE PLAN							
3-5	SITE PLANS							
6-8	PRELIMINARY UTILITY PLANS							
9-11	PRELIMINARY GRADING AND DRAINAGE PLANS							
12-20	LANDSCAPE PLANS							
21-22	LANDSCAPE DETAIL SHEET							
23	BUILDING FLOOR PLAN							
24	BUILDING ROOF PLAN							
25-29	ARCHITECTURAL DETAILS SHEETS							
30-33	BUILDING ELEVATIONS							
34-36	SITE AND STREET LIGHTING							
37	GATEWAY PARK DRC NOTES & DETAILS							
38	SITE PLAN							
39	GRADING AND UTILITY PLAN							
40	SITE PLAN DETAILS							
41	EXTERIOR ELEVATIONS							
42	PHOTOMETRIC PLAN							
43	PHOTOMETRIC PLAN							

CLERK AND RECORDER'S CERTIFICATE

ACCEPTED FOR FILING IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF ADAMS COUNTY, COLORADO ON THIS 27th DAY OF July 2012 A.D. AT 8:35 O'CLOCK A.M.

Karen Long
COUNTY CLERK AND RECORDER

Heather Marshall
DEPUTY

FILE:
PAGE NO.:
RECEPTION NO.: 2012000054220



CITY OF AURORA APPROVALS

PLANNING DIRECTOR: *Elita Wath* DATE: 7/20/2012
PLANNING COMMISSION: DATE: 5/23/2012
CITY COUNCIL: N/A DATE: N/A
ATTTEST: N/A DATE: N/A
DATABASE APPROVAL: DATE:

THIS 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 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 WHEREOF,
HAS CAUSED THESE
GATEWAY (UNFI), LLC, A DELAWARE LIMITED LIABILITY COMPANY
BY: GATEWAY EAST INDUSTRIAL, LLC, A COLORADO LIMITED LIABILITY COMPANY, ITS SOLE MEMBER AND MANAGER
BY: GATEWAY BUSINESS PARK, LLC, A COLORADO LIMITED LIABILITY COMPANY, ITS MANAGER

PRESENTS TO BE EXECUTED
BY: *Mike Serra III* DATE: 7/18/12
NAME: *Mike Serra III*
ITS: *Authorized Signature*

STATE OF
COUNTY OF

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME

THIS 18 DAY OF July
BY: *Mike Serra III* (PRINCIPALS OR OWNERS)

WITNESS MY HAND AND OFFICIAL SEAL
Patricia P. Adams
(NOTARY PUBLIC)

MY COMMISSION EXPIRES: 07/14/2015
NOTARY BUSINESS ADDRESS: 270 St Paul, Denver, CO 80206

OWNER
GATEWAY (UNFI), LLC.
PAUL W. POWERS, PRESIDENT
270 ST. PAUL STREET, SUITE 300
DENVER, CO 80206
(303) 371-9000

ENGINEER
KIMLEY-HORN AND ASSOCIATES, INC.
RANDALL J. PHELPS, P.E.
990 SOUTH BROADWAY, SUITE 450
DENVER, CO 80209
(303) 228-2300

DEVELOPER/CONTRACTOR
ARCO DESIGN/BUILD, INC.
DANNY GULLATT
380 INTERSTATE N. PARKWAY
SUITE 210
ATLANTA, GA 30339
(770) 541-1700

SURVEYOR
C.R. MOORE SURVEYING, INC.
CREIG MOORE, P.L.S.
PO BOX 745153
ARVADA, CO 80006
(303) 422-1918

ARCHITECT
RANDALL-PAULSON ARCHITECTS
BEN TRUSTY
HISTORIC ROSWELL, MILL
85-A MILL STREET, SUITE 200
ROSWELL, GEORGIA 30075
(770) 650-7558 X 708

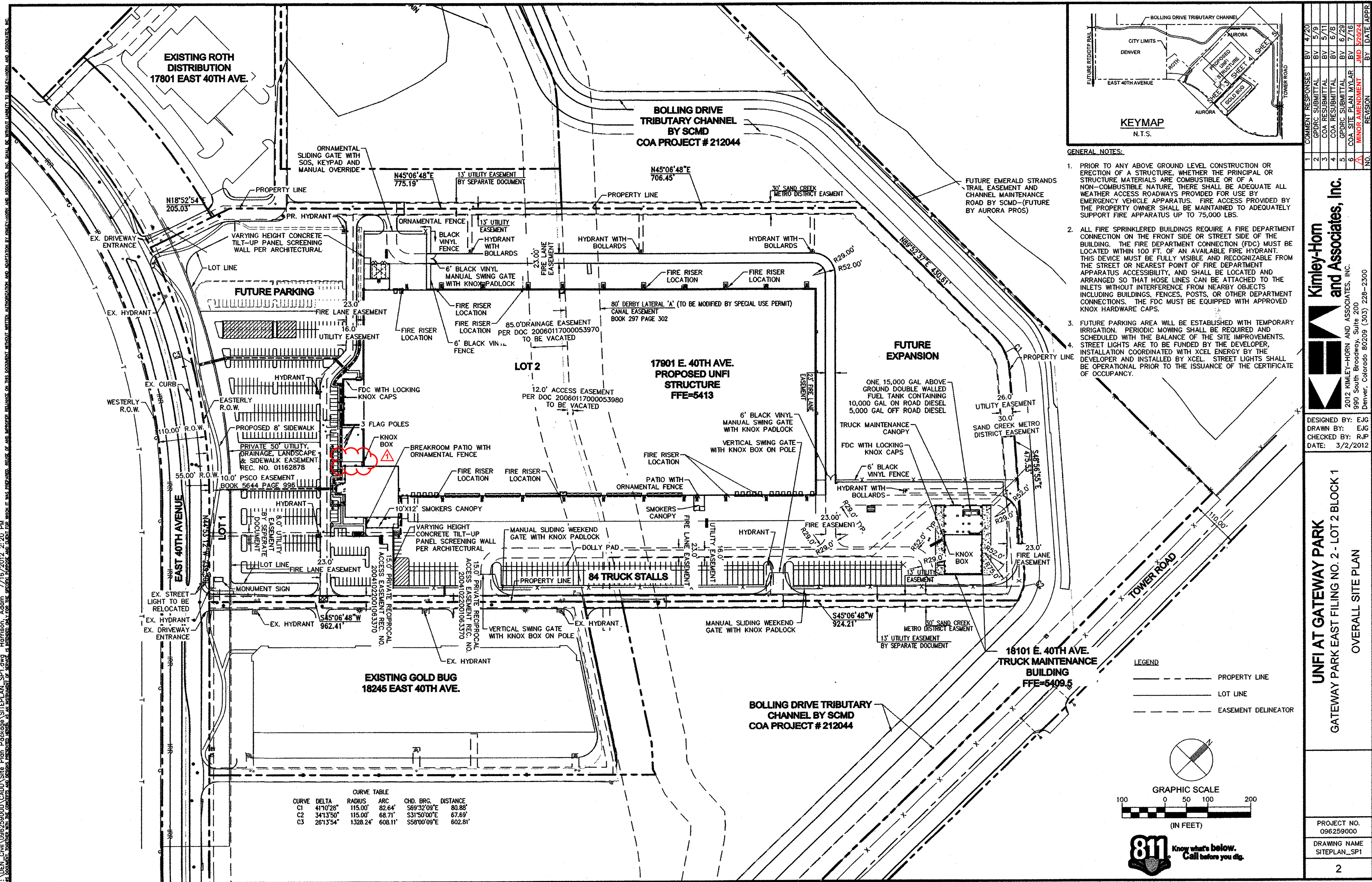
LANDSCAPE ARCHITECT
THE ASSOCIATES
JULIE GAMES
2953 SOUTH PEORIA STREET, SUITE 101
AURORA, CO 80014
(303) 770-7201

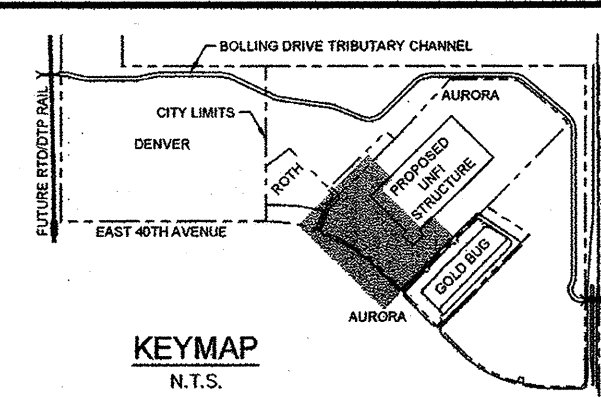
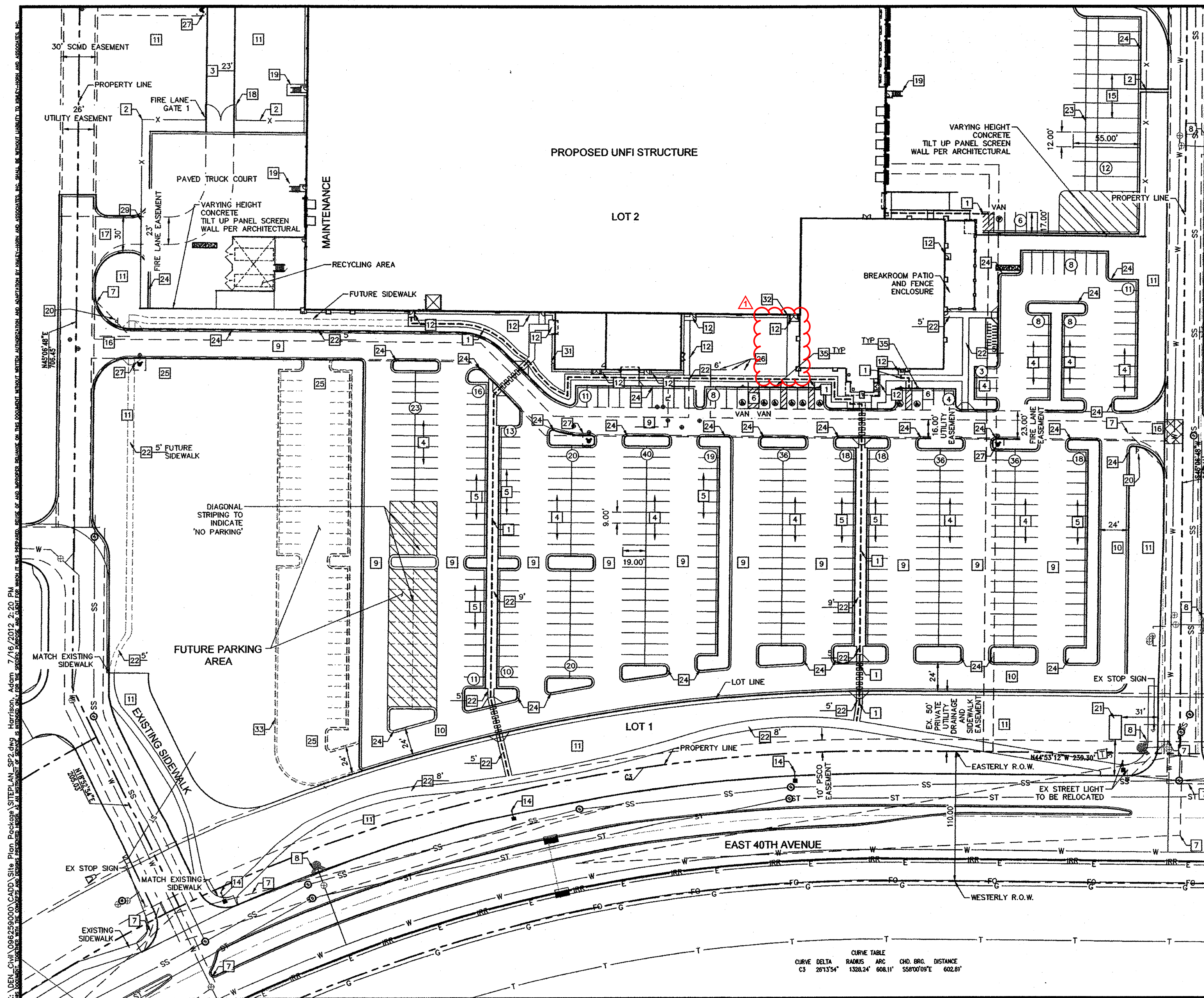


Kimley-Horn and Associates, Inc.
DESIGNED BY: BWV
DRAWN BY: FAS
CHECKED BY: RJP
DATE: 3/2/2012

UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
COVER SHEET

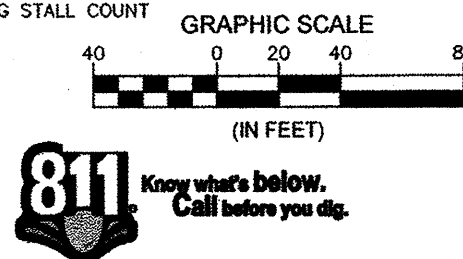
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DRAWING NAME
SITEPLAN_CV
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- KEY NOTES**
1. ALL FIRE LANES MUST HAVE "FIRE LANE NO PARKING" SIGNS POSTED ON ALTERNATE SIDES OF THE FIRE LANES APPROXIMATELY 75' APART FACING TRAFFIC AT A 45 DEGREE ANGLE.
 2. PRIOR TO INSTALLATION, CONTRACTOR SHALL COORDINATE AND OBTAIN FIELD APPROVAL OF THE LAYOUT AND CONCRETE FORMS FOR THE 8' SCMD MAINTAINED WALK IN LOT 1.
 3. STREET LIGHTS ARE TO BE FUNDED BY THE DEVELOPER. INSTALLATION COORDINATED WITH XCEL ENERGY BY THE DEVELOPER AND INSTALLED BY XCEL. STREET LIGHTS SHALL BE OPERATING PRIOR TO ISSUANCE OF CERTIFICATION OF OCCUPANCY.

- KEY NOTES**
- 1 ADA ACCESSIBLE ROUTE
 - 2 6" BLACK VINYL FENCE
 - 3 FIRE LANE, WIDTH AS SHOWN
 - 4 PARKING STALL (9' x 19' TYP.) ASPHALT
 - 5 PARKING STALL WITH OVERHANG (9' x 17') ASPHALT
 - 6 HANDICAP ACCESSIBLE PARKING STALL AND SIGNAGE WITH HC SYMBOL
 - 7 SIGHT TRIANGLE
 - 8 EXISTING FIRE HYDRANT
 - 9 24' DRIVE AISLE - ASPHALT
 - 10 PERIMETER ROAD - ASPHALT, WIDTH AS SHOWN
 - 11 LANDSCAPE AREA (REF: LANDSCAPE PLAN)
 - 12 CONCRETE LANDING
 - 13 TRUCK SCALES
 - 14 PROP. STREET LIGHTING PER SHEETS 33-35
 - 15 TRUCK PARKING STALL (12' x 55')
 - 16 24' ENTRY ROADWAY - ASPHALT
 - 17 30' ENTRY ROADWAY - ASPHALT
 - 18 BLACK VINYL SWING GATE WITH KNOX PADLOCK
 - 19 EGRESS STAIRWAY
 - 20 STOP SIGN PER DETAIL ON SHEET 37
 - 21 MONUMENT SIGN
 - 22 SIDEWALK, WIDTH AS SHOWN
 - 23 DOLLY PAD
 - 24 NEW CONCRETE CURB
 - 25 TEMPORARY LANDSCAPE AREA
 - 26 FLAG POLE
 - 27 PROPOSED FIRE HYDRANT
 - 28 VERTICAL SWING ARM GATE KNOX BOX ON POLE
 - 29 ORNAMENTAL SLIDING GATE WITH SOS AND KEYPAD AND MANUAL OVERRIDE
 - 30 MANUAL SLIDING WEEKEND GATE WITH KNOX PADLOCK
 - 31 FDC WITH LOCKING KNOX CAPS
 - 32 KNOX BOX LOCATIONS
 - 33 HEADER PER LANDSCAPE
 - 34 BOLLARDS
 - 35 ADA SIGNAGE PER DETAIL ON SHEET 25
 - (XX) PARKING STALL COUNT

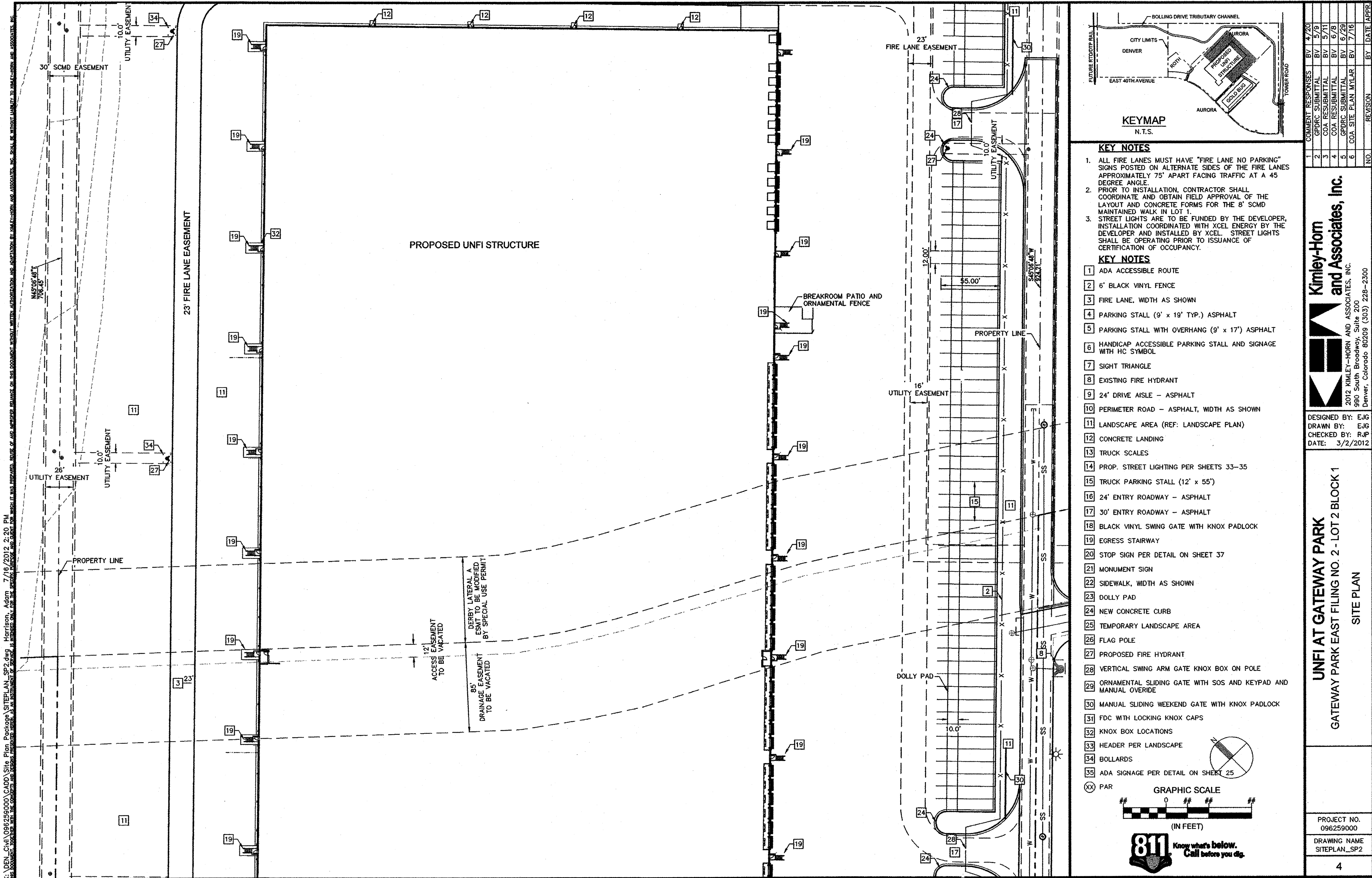


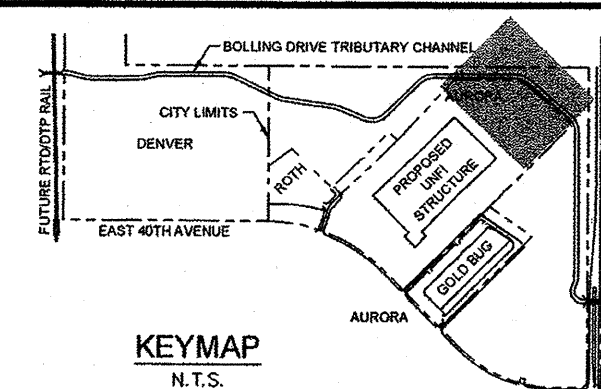
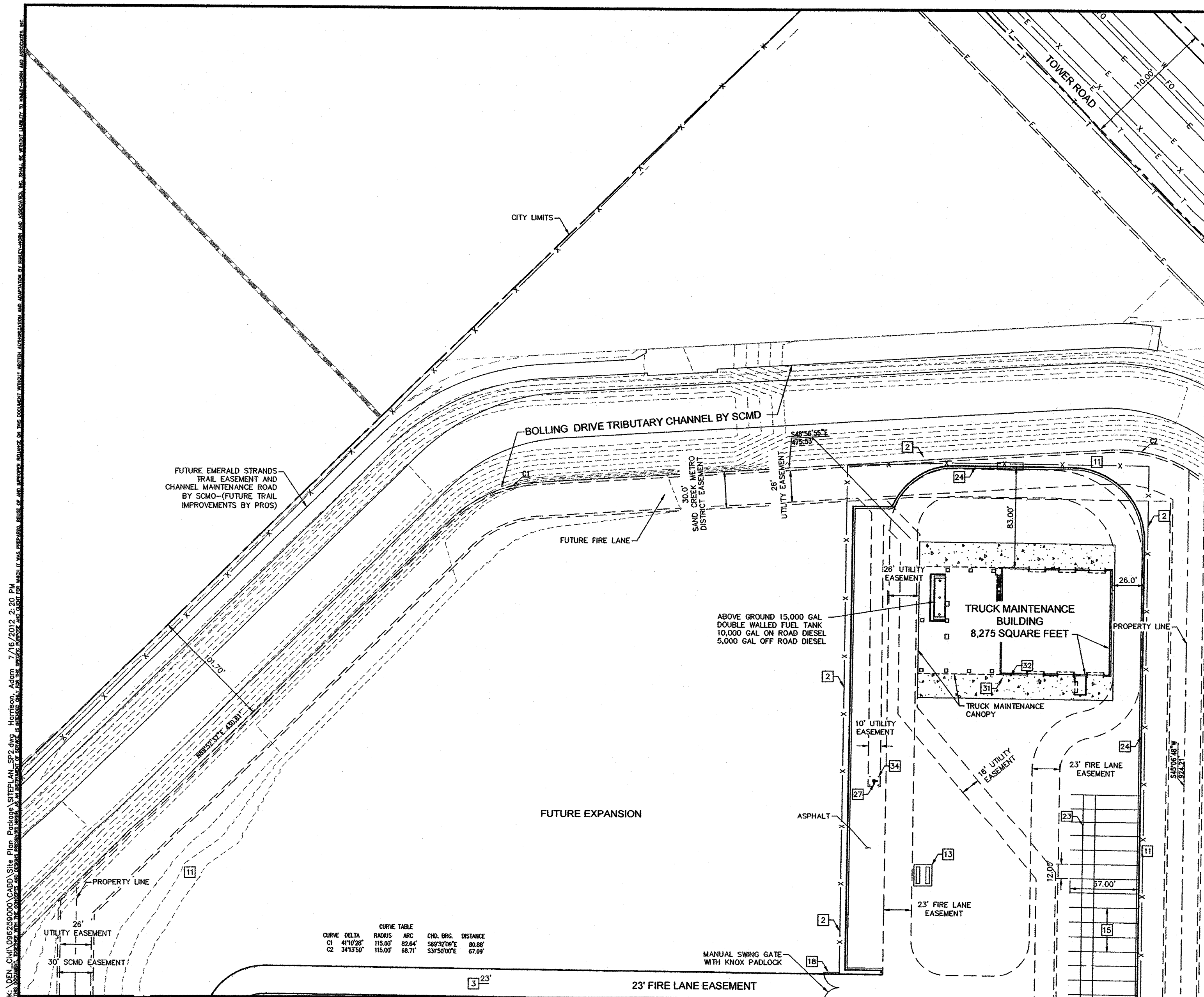
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1	MINOR AMENDMENT	JMD	7/20/12	
2	GPDC SUBMITTAL	BY	5/9	
3	COA RESUBMITTAL	BY	5/11	
4	COA RESUBMITTAL	BY	6/8	
5	GPDC SUBMITTAL	BY	6/29	
6	COA SITE PLAN MTLR	BY	7/16	

Kimley-Horn and Associates, Inc.
950 South Broadway, Suite 200
Denver, Colorado 80209 (303) 228-2300
DESIGNED BY: EJC
DRAWN BY: EJC
CHECKED BY: RJB
DATE: 3/2/2012

UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
SITE PLAN

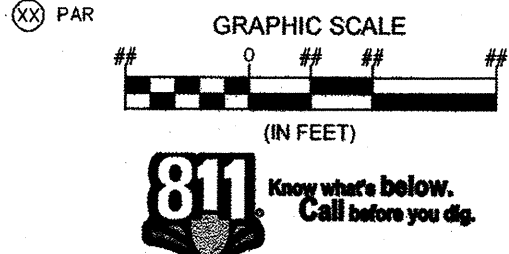
PROJECT NO.
096259000
DRAWING NAME
SITEPLAN_SP2
3





- KEY NOTES**
1. ALL FIRE LANES MUST HAVE "FIRE LANE NO PARKING" SIGNS POSTED ON ALTERNATE SIDES OF THE FIRE LANES APPROXIMATELY 75' APART FACING TRAFFIC AT A 45 DEGREE ANGLE.
 2. PRIOR TO INSTALLATION, CONTRACTOR SHALL COORDINATE AND OBTAIN FIELD APPROVAL OF THE LAYOUT AND CONCRETE FORMS FOR THE 8' SCMD MAINTAINED WALK IN LOT 1.
 3. STREET LIGHTS ARE TO BE FUNDED BY THE DEVELOPER, INSTALLATION COORDINATED WITH XCEL ENERGY BY THE DEVELOPER AND INSTALLED BY XCEL. STREET LIGHTS SHALL BE OPERATING PRIOR TO ISSUANCE OF CERTIFICATION OF OCCUPANCY.

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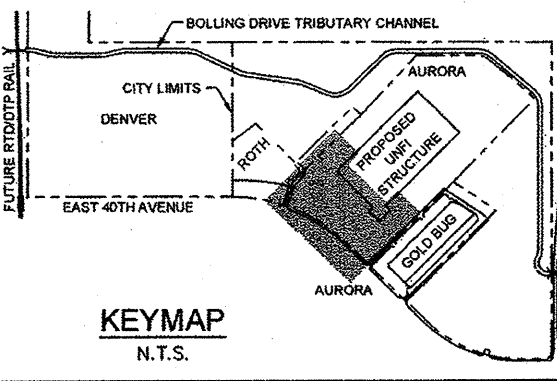
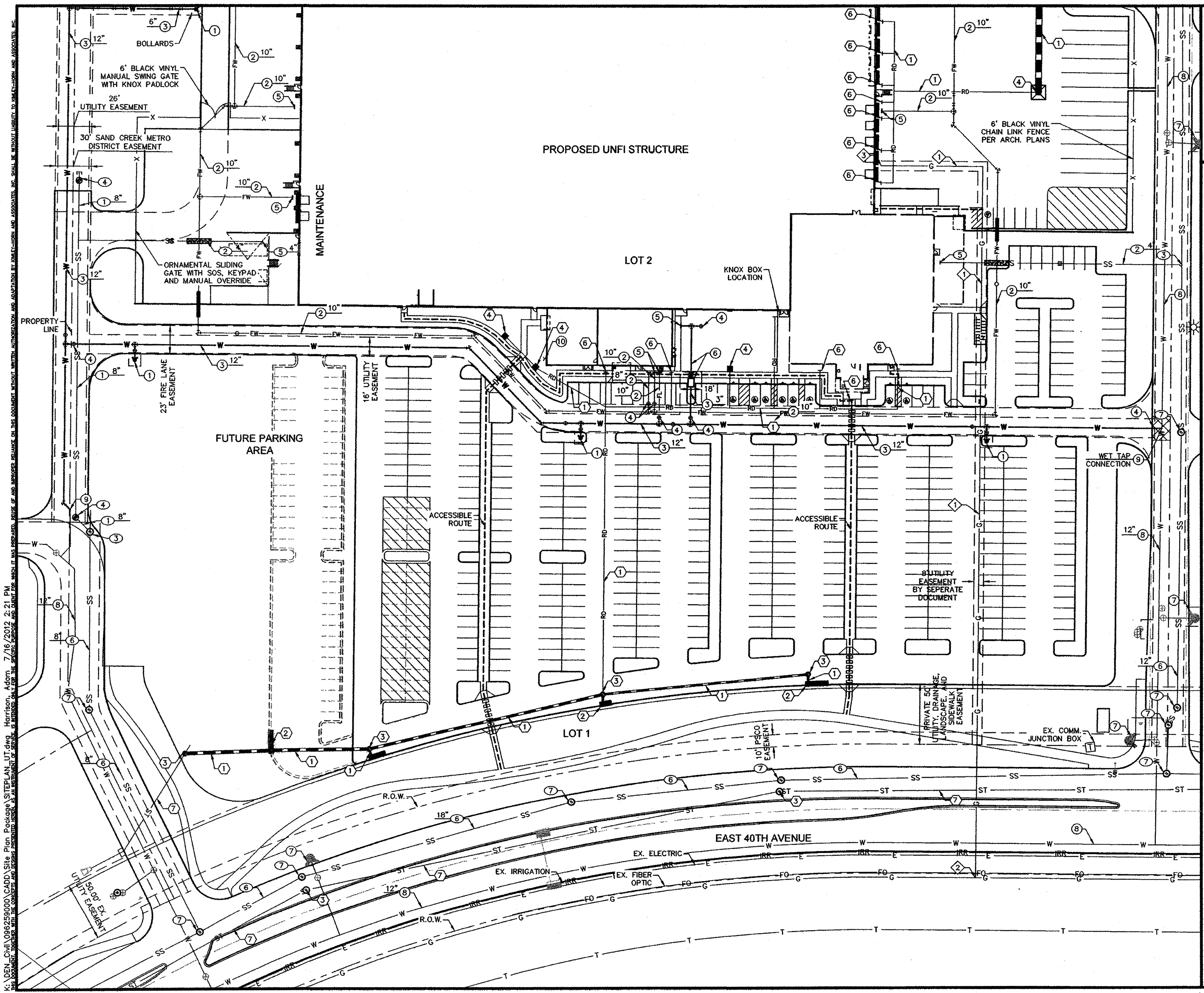
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950 South Broadway, Suite 200
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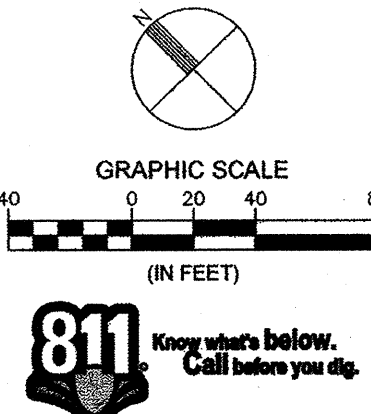
DESIGNED BY: EJC
DRAWN BY: EJC
CHECKED BY: RJB
DATE: 3/2/2012

UNFLAT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
SITE PLAN

PROJECT NO.
096259000
DRAWING NAME
SITEPLAN_SP2
5



- WATER NOTES**
- 1 FIRE HYDRANT
 - 2 PRIVATE DIP FIRE LOOP SYSTEM, DIA. AS SHOWN
 - 3 WATER LINE, DIA. AS SHOWN
 - 4 GATE VALVE
 - 5 WATER LINE POINT OF CONNECTION
 - 6 3" WATER METER AND SERVICE LINE
 - 7 EXISTING FIRE HYDRANT
 - 8 EXISTING WATER LINE
 - 9 CONNECT TO PUBLIC WATER
 - 10 FDC WITH LOCKING KNOX CAPS
- SANITARY SEWER NOTES**
- 1 SANITARY SEWER (PUBLIC)
 - 2 SANITARY SERVICE LINE, DIA. AS SHOWN
 - 3 CONNECT TO EXISTING SANITARY SEWER LINE
 - 4 SANITARY SEWER MANHOLE
 - 5 SANITARY SEWER POINT OF CONNECTION
 - 6 EXISTING PUBLIC SANITARY SEWER
 - 7 EXISTING PUBLIC SANITARY SEWER MANHOLE
- STORM SEWER NOTES**
- 1 STORM SEWER (PRIVATE)
 - 2 CURB INLET
 - 3 STORM SEWER MANHOLE
 - 4 STORM SEWER CATCH BASIN
 - 5 FLARED END SECTION
 - 6 CONNECT TO ROOF DRAIN
 - 7 EXISTING PRIVATE STORM SEWER
 - 8 STORM SEWER (PUBLIC)
- GAS NOTES**
- 1 PROPOSED GAS LINE
 - 2 CONNECT TO EXISTING GAS LINE
 - 3 CONNECT TO BUILDING PLUMBING



NO.	REVISION	BY	DATE	APPR.
1	COMMENT RESPONSES	EV	4/20	
2	CDRC SUBMITTAL	EV	5/8	
3	COA RESUBMITTAL	EV	5/11	
4	COA RESUBMITTAL	EV	6/8	
5	CDRC SUBMITTAL	EV	6/29	
6	COA SITE PLAN MYLAR	EV	7/16	

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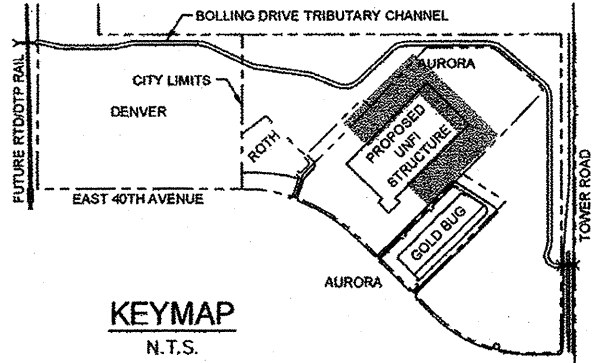
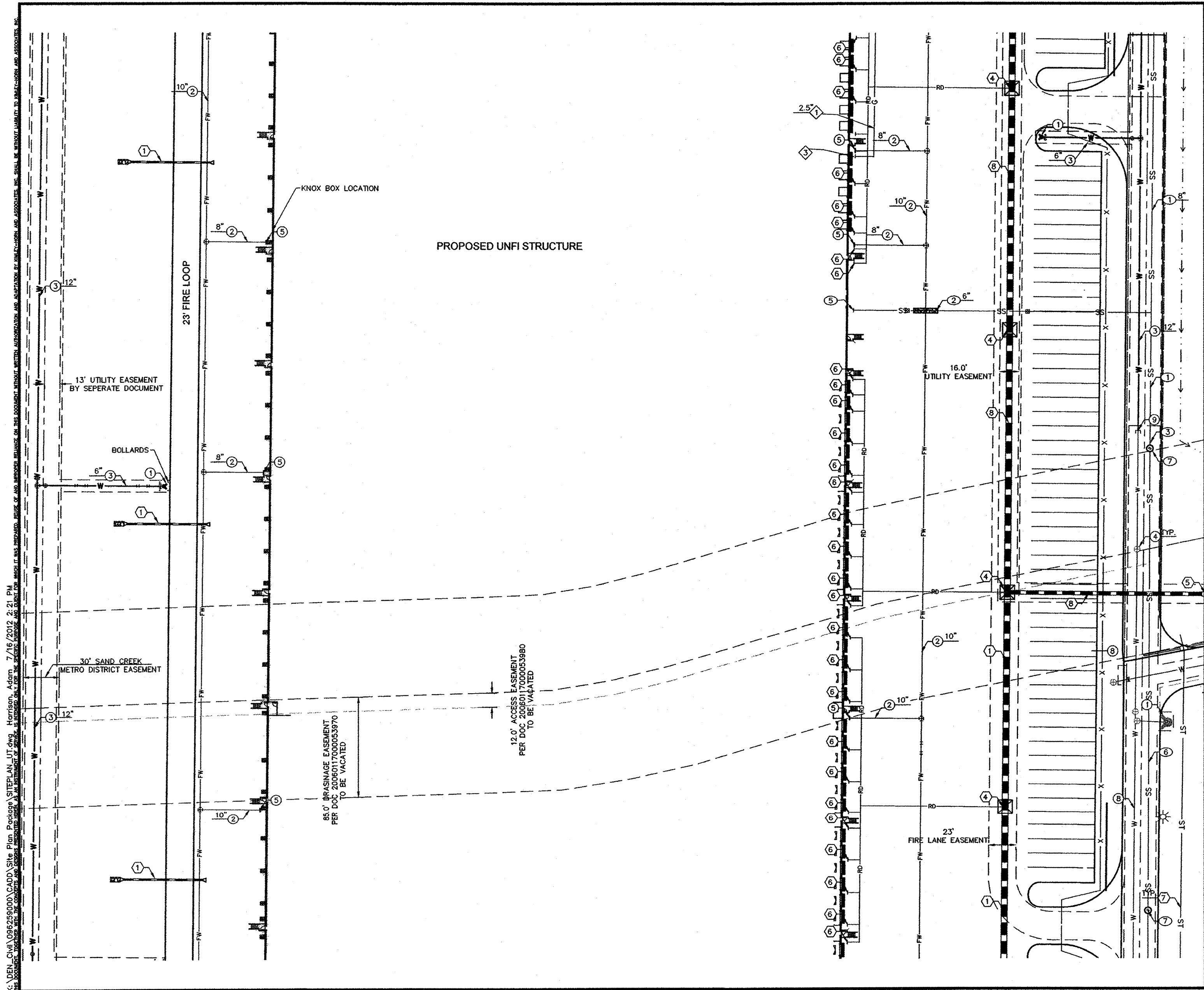
DESIGNED BY: EJC
DRAWN BY: EJC
CHECKED BY: RJP
DATE: 3/2/2012

UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
PRELIMINARY UTILITY PLAN

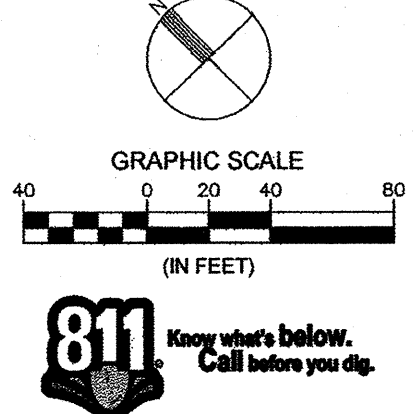
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096259000

DRAWING NAME
SITEPLAN_UT

6



- WATER NOTES**
- 1 FIRE HYDRANT
 - 2 PRIVATE DIP FIRE LOOP SYSTEM, DIA. AS SHOWN
 - 3 WATER LINE, DIA. AS SHOWN
 - 4 GATE VALVE
 - 5 WATER LINE POINT OF CONNECTION
 - 6 3" WATER METER AND SERVICE LINE
 - 7 EXISTING FIRE HYDRANT
 - 8 EXISTING WATER LINE
 - 9 CONNECT TO PUBLIC WATER
 - 10 FDC WITH LOCKING KNOX CAPS
- SANITARY SEWER NOTES**
- 1 SANITARY SEWER (PUBLIC)
 - 2 SANITARY SERVICE LINE, DIA. AS SHOWN
 - 3 CONNECT TO EXISTING SANITARY SEWER LINE
 - 4 SANITARY SEWER MANHOLE
 - 5 SANITARY SEWER POINT OF CONNECTION
 - 6 EXISTING PUBLIC SANITARY SEWER
 - 7 EXISTING PUBLIC SANITARY SEWER MANHOLE
- STORM SEWER NOTES**
- 1 STORM SEWER (PRIVATE)
 - 2 CURB INLET
 - 3 STORM SEWER MANHOLE
 - 4 STORM SEWER CATCH BASIN
 - 5 FLARED END SECTION
 - 6 CONNECT TO ROOF DRAIN
 - 7 EXISTING PRIVATE STORM SEWER
 - 8 STORM SEWER (PUBLIC)
- GAS NOTES**
- 1 PROPOSED GAS LINE
 - 2 CONNECT TO EXISTING GAS LINE
 - 3 CONNECT TO BUILDING PLUMBING



NO.	REVISION	BY	DATE
1	COMMENT RESPONSES	BY	4/20
2	GPDR SUBMITTAL	BY	5/9
3	COA RESUBMITTAL	BY	5/11
4	COA RESUBMITTAL	BY	6/8
5	GPDR SUBMITTAL	BY	6/29
6	COA SITE PLAN MYLAR	BY	7/16
7	COA SITE PLAN MYLAR	BY	7/16

PROJECT NO.	096259000
DRAWING NAME	SITEPLAN_UT
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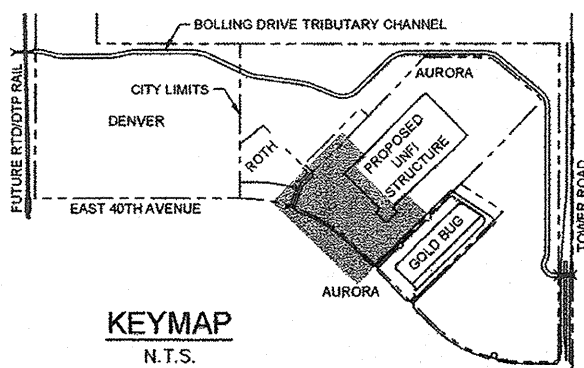
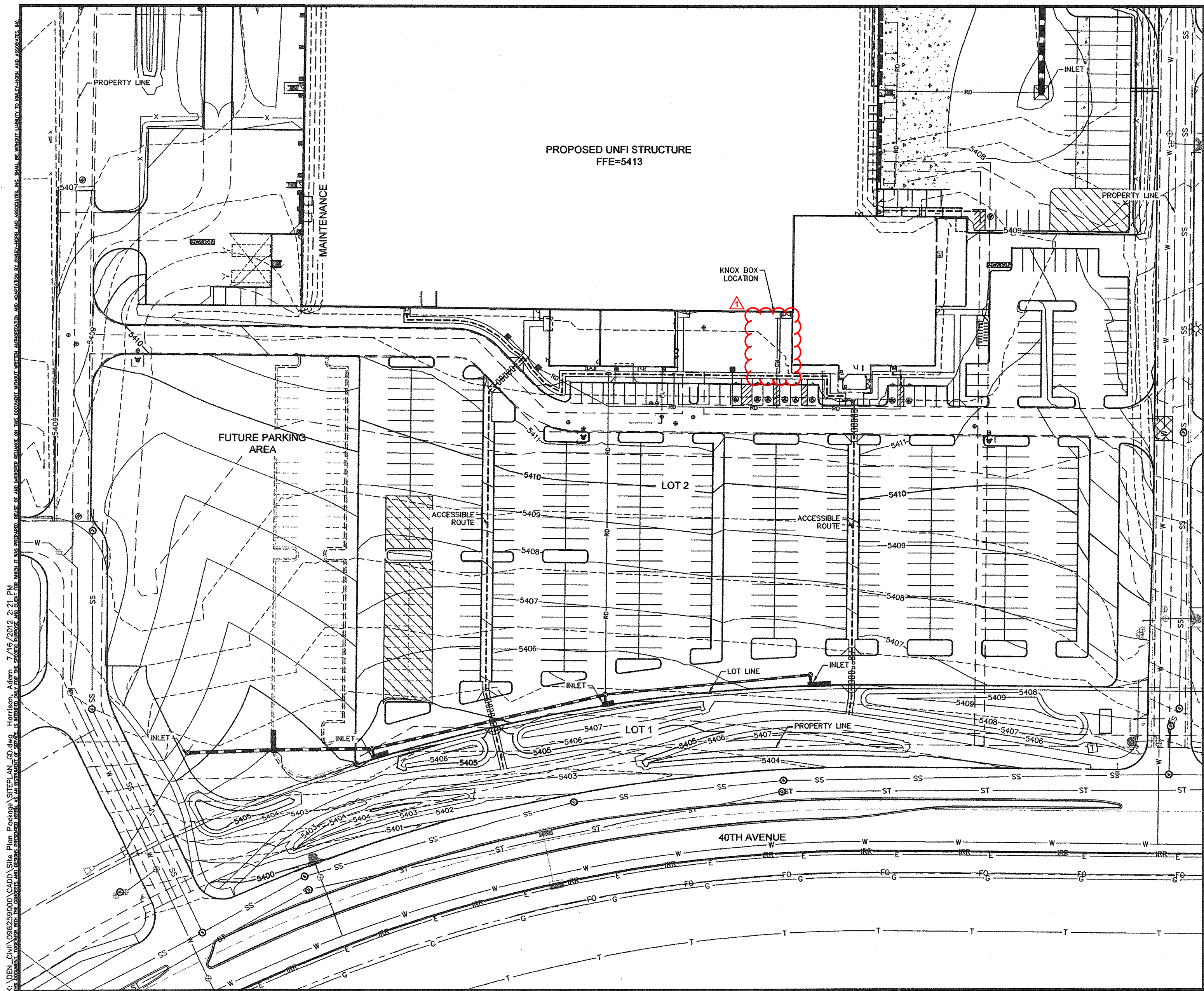
Kimley-Horn and Associates, Inc.
3012 KIMLEY-HORN AND ASSOCIATES, INC.
890 South Broadway, Suite 200
Denver, Colorado 80209 (303) 228-2300

DESIGNED BY: EJC
DRAWN BY: EJC
CHECKED BY: RJP
DATE: 3/2/2012

UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
PRELIMINARY UTILITY PLAN



2012000054220



KEY NOTES
[Symbol] PROPOSED PORTLAND CEMENT CONCRETE PAVEMENT

GENERAL NOTES

1. PROTECT ALL EXISTING UTILITIES AND/OR FACILITIES THAT SHALL REMAIN IN PLACE. DAMAGE TO EXISTING UTILITIES AND/OR FACILITIES SHALL BE REPAIRED BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE.
2. DESIGN CONTOURS REPRESENT FINISHED GRADE. CONTOURS AND PERCENT OF SLOPE ARE APPROXIMATE AND SHOWN AS SUPPLEMENTAL INFORMATION ONLY.
3. NO SLOPE TO EXCEED 4:1:1.

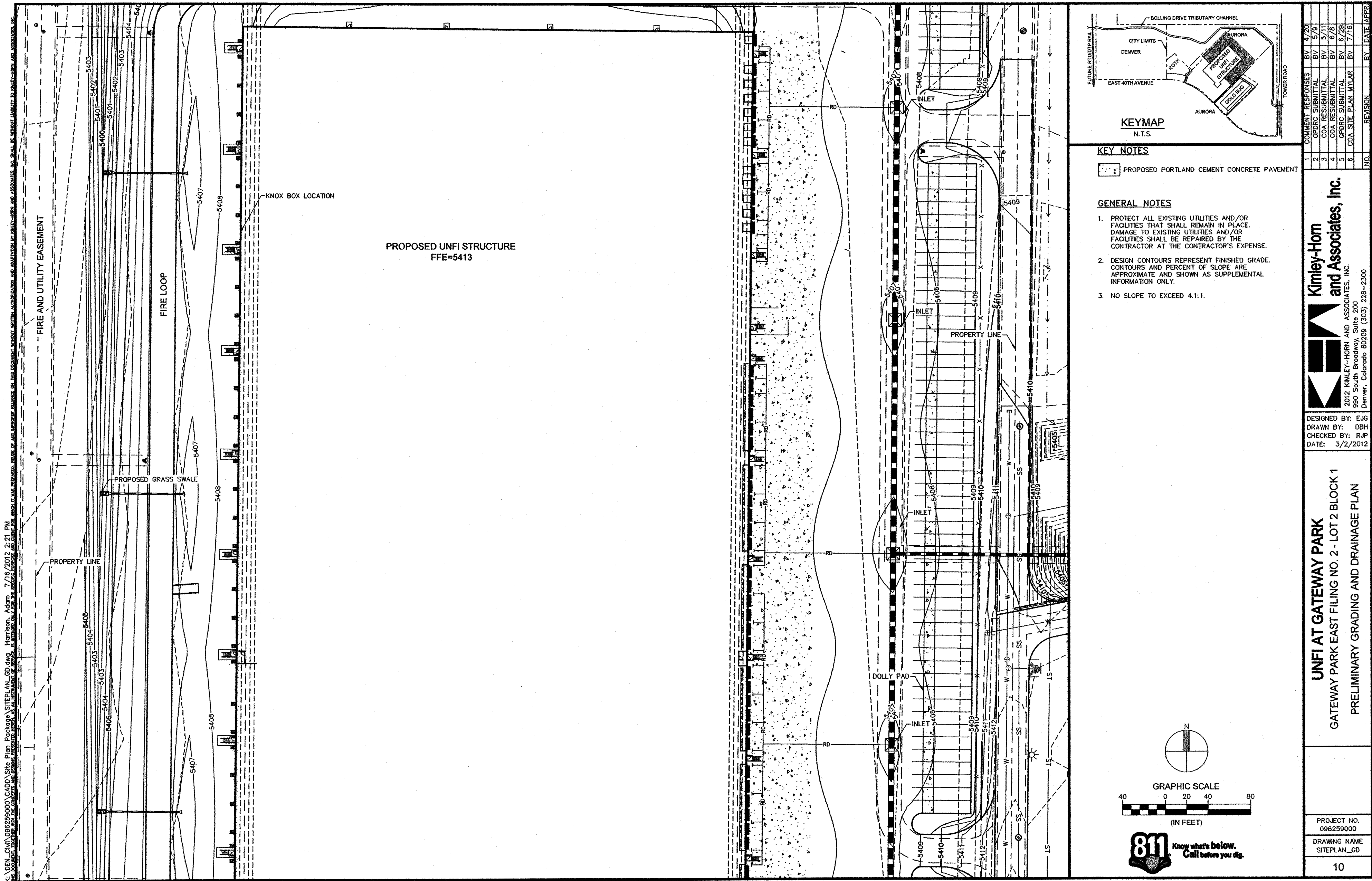
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9	MINOR AMENDMENT	7/16		
10	MINOR AMENDMENT	7/16		

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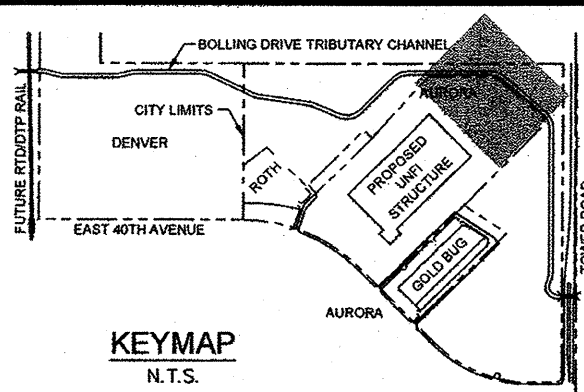
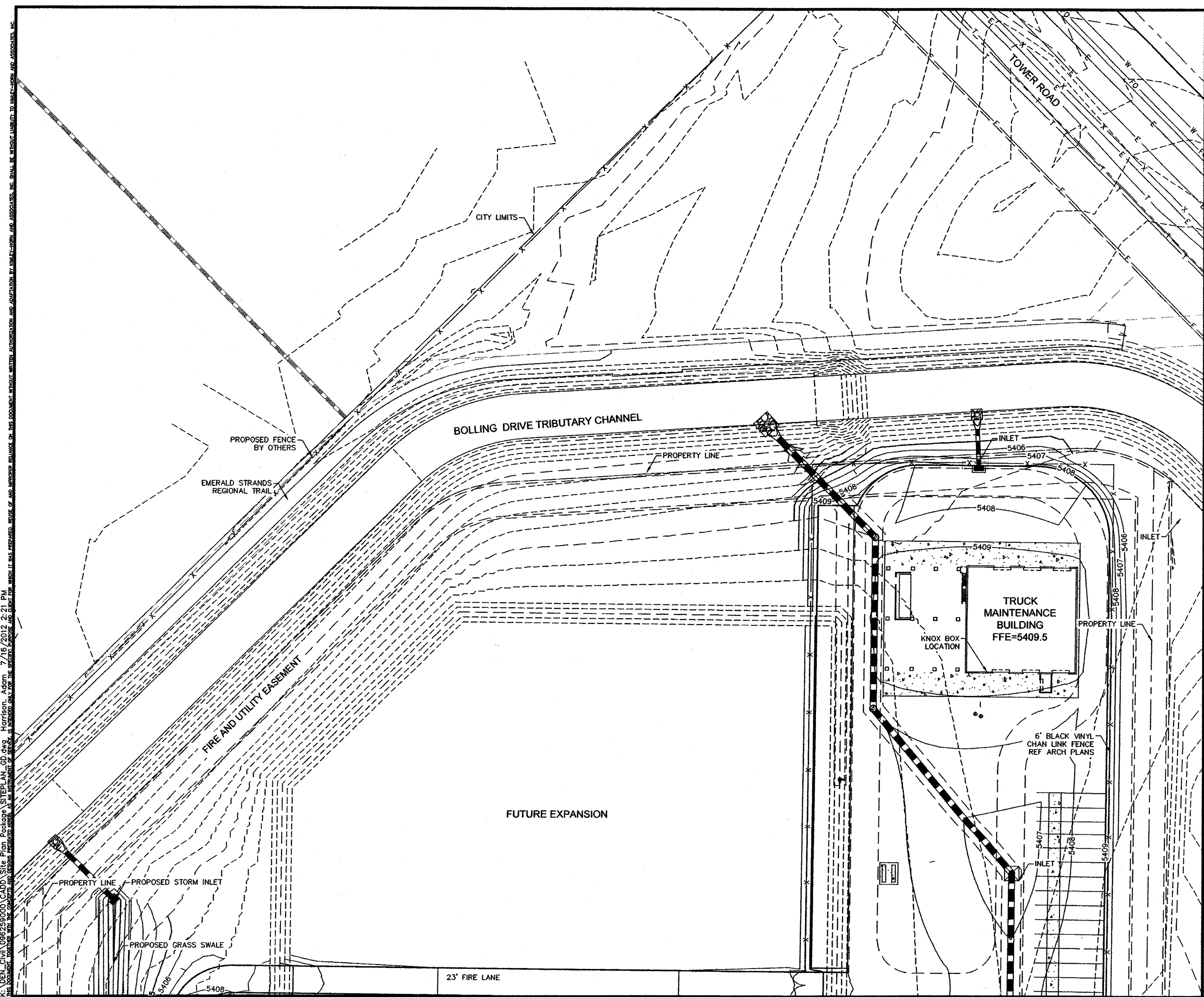
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DRAWN BY: DBH
CHECKED BY: RJP
DATE: 3/2/2012

UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
PRELIMINARY GRADING AND DRAINAGE PLAN

PROJECT NO.
096259000
DRAWING NAME
SITEPLAN_GD
9



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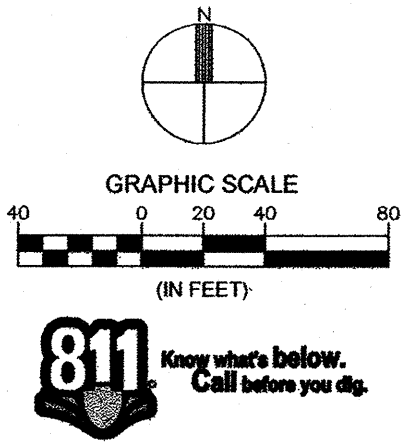


KEY NOTES

PROPOSED PORTLAND CEMENT CONCRETE PAVEMENT

GENERAL NOTES

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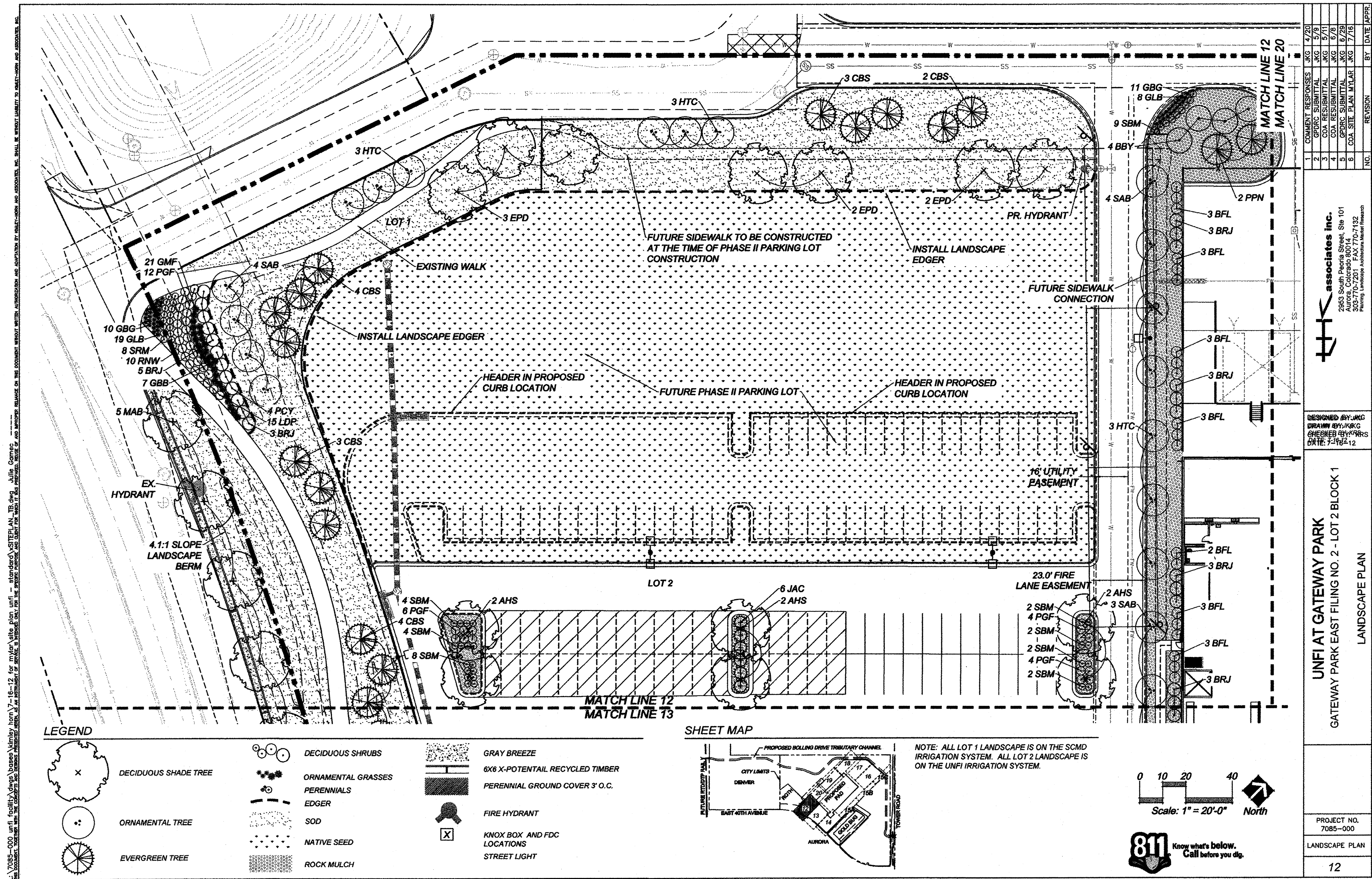
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3	COA RESUBMITTAL	BV	5/11	
4	COA RESUBMITTAL	BV	6/8	
5	OPDC SUBMITTAL	BV	6/29	
6	COA SITE PLAN MYLAR	BV	7/16	

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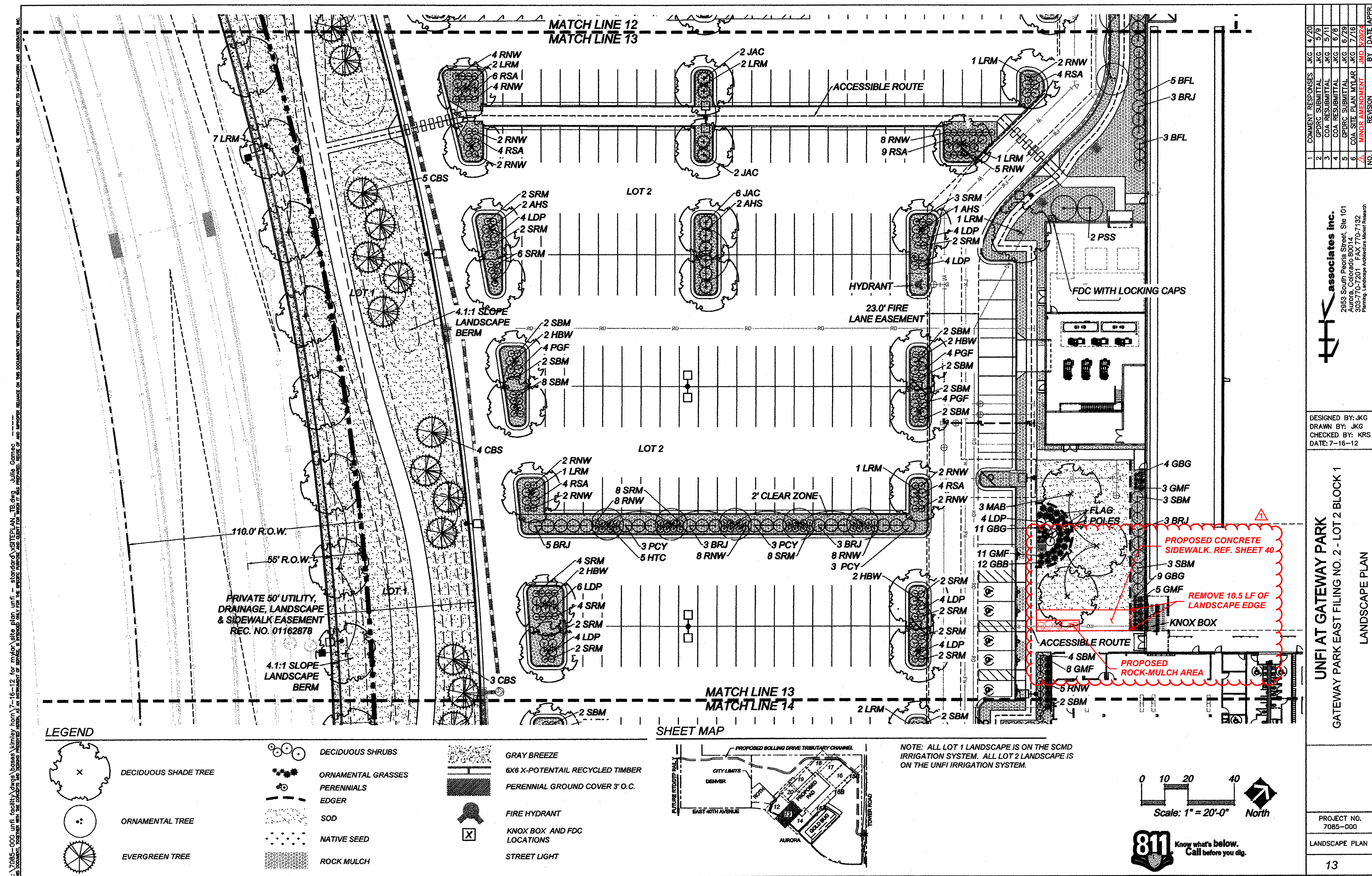
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GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
PRELIMINARY GRADING AND DRAINAGE PLAN

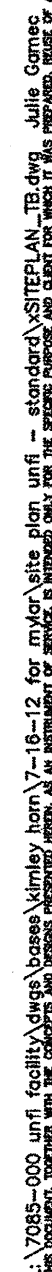
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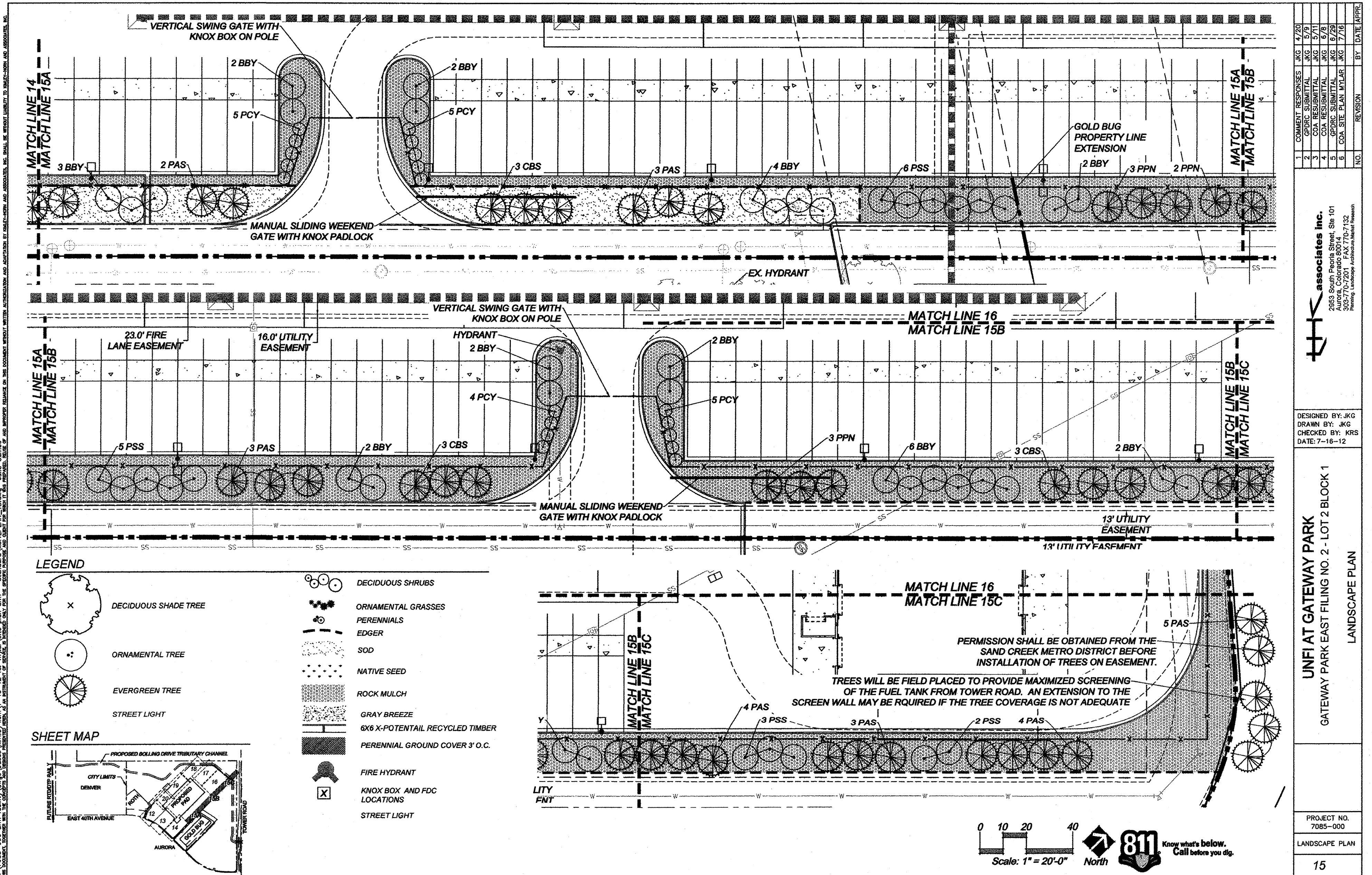
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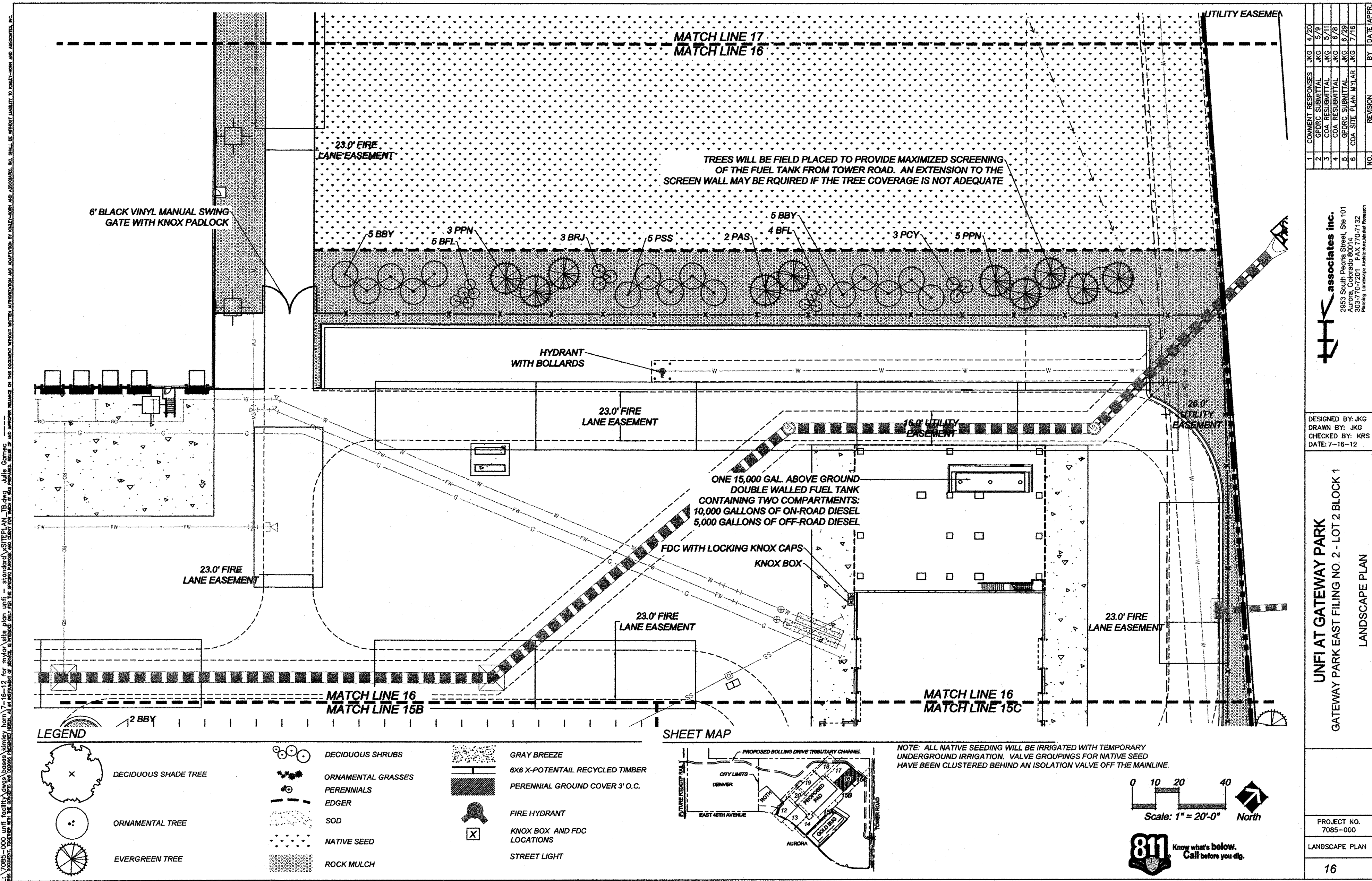


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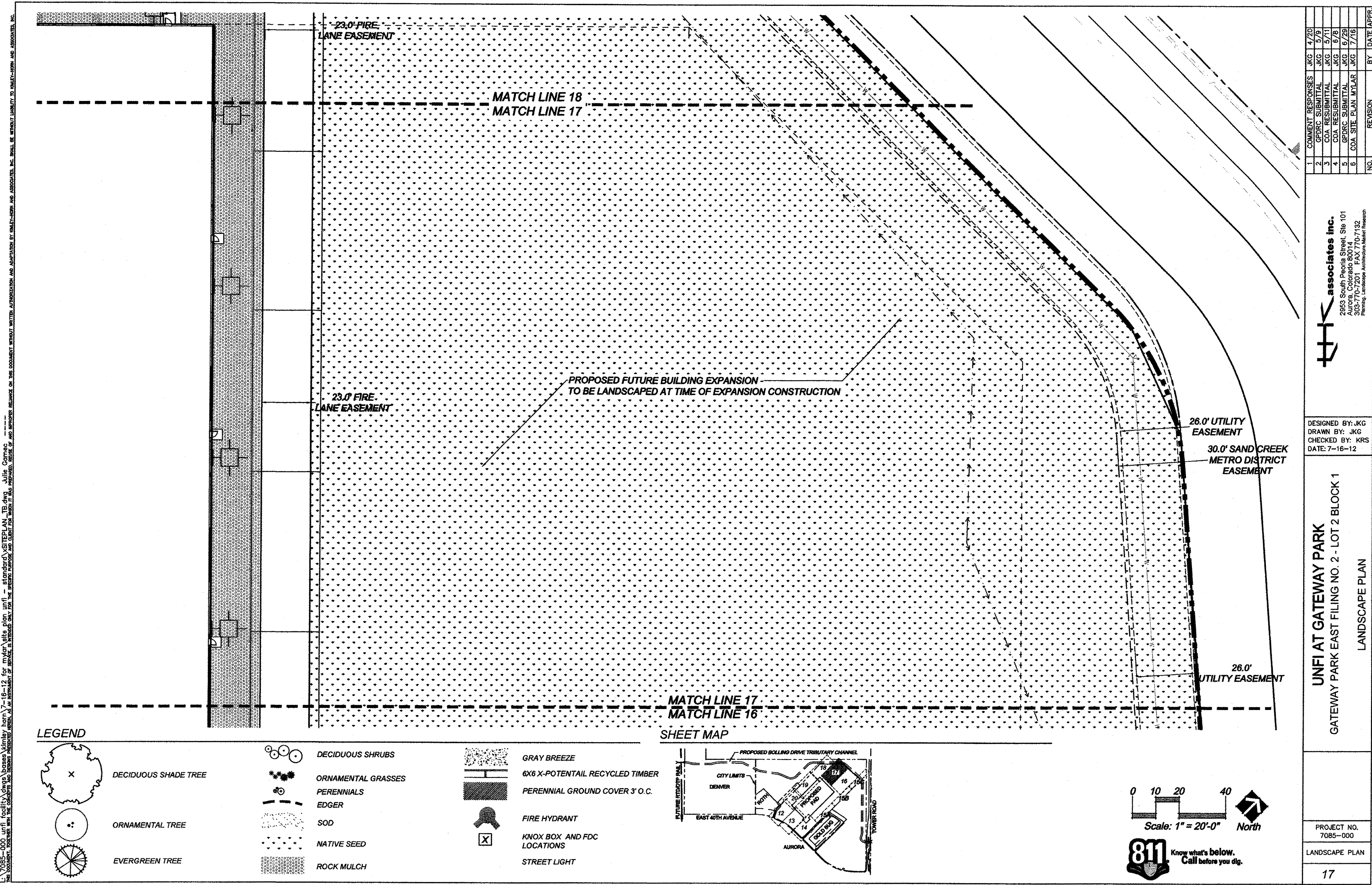




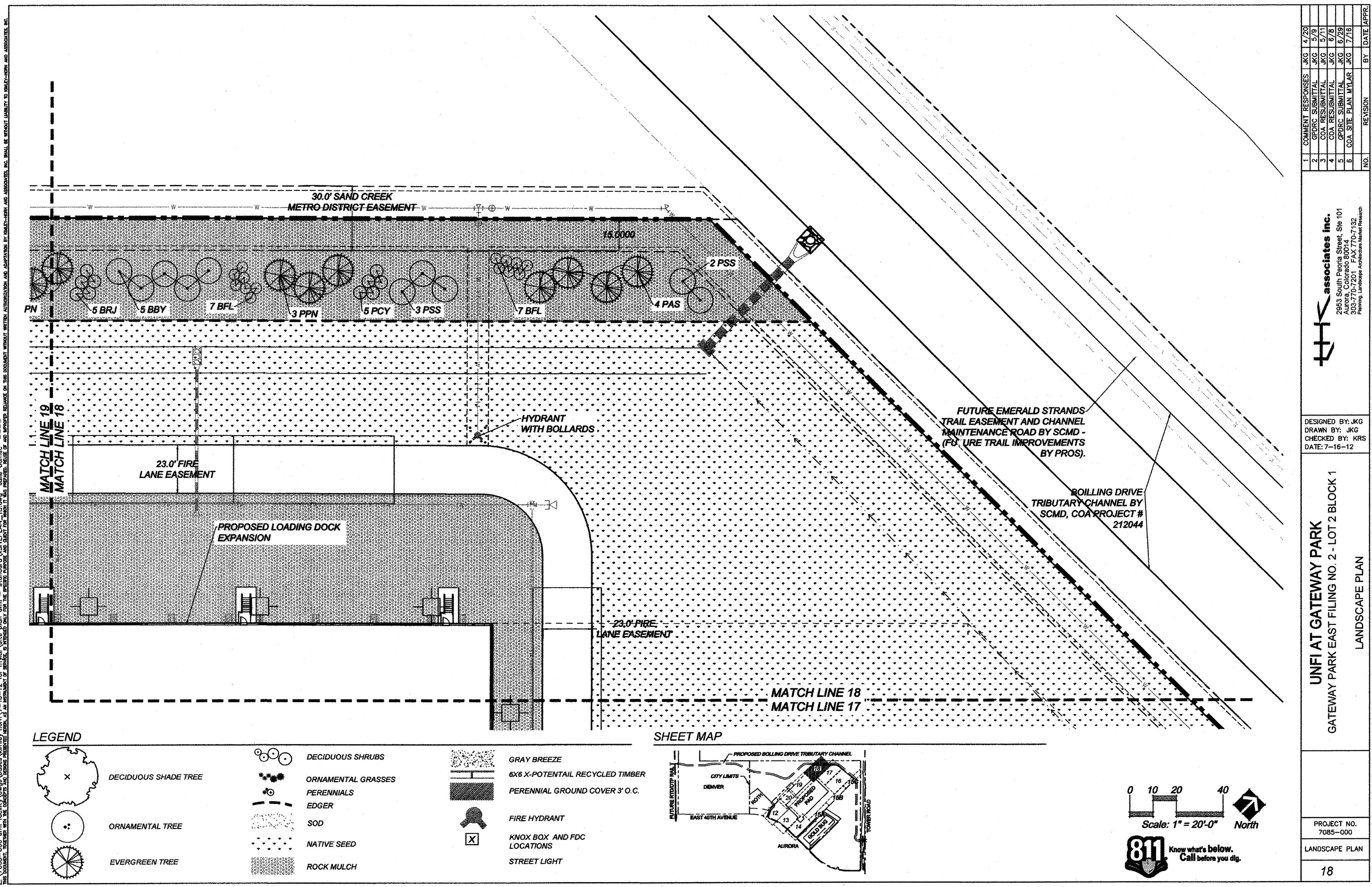


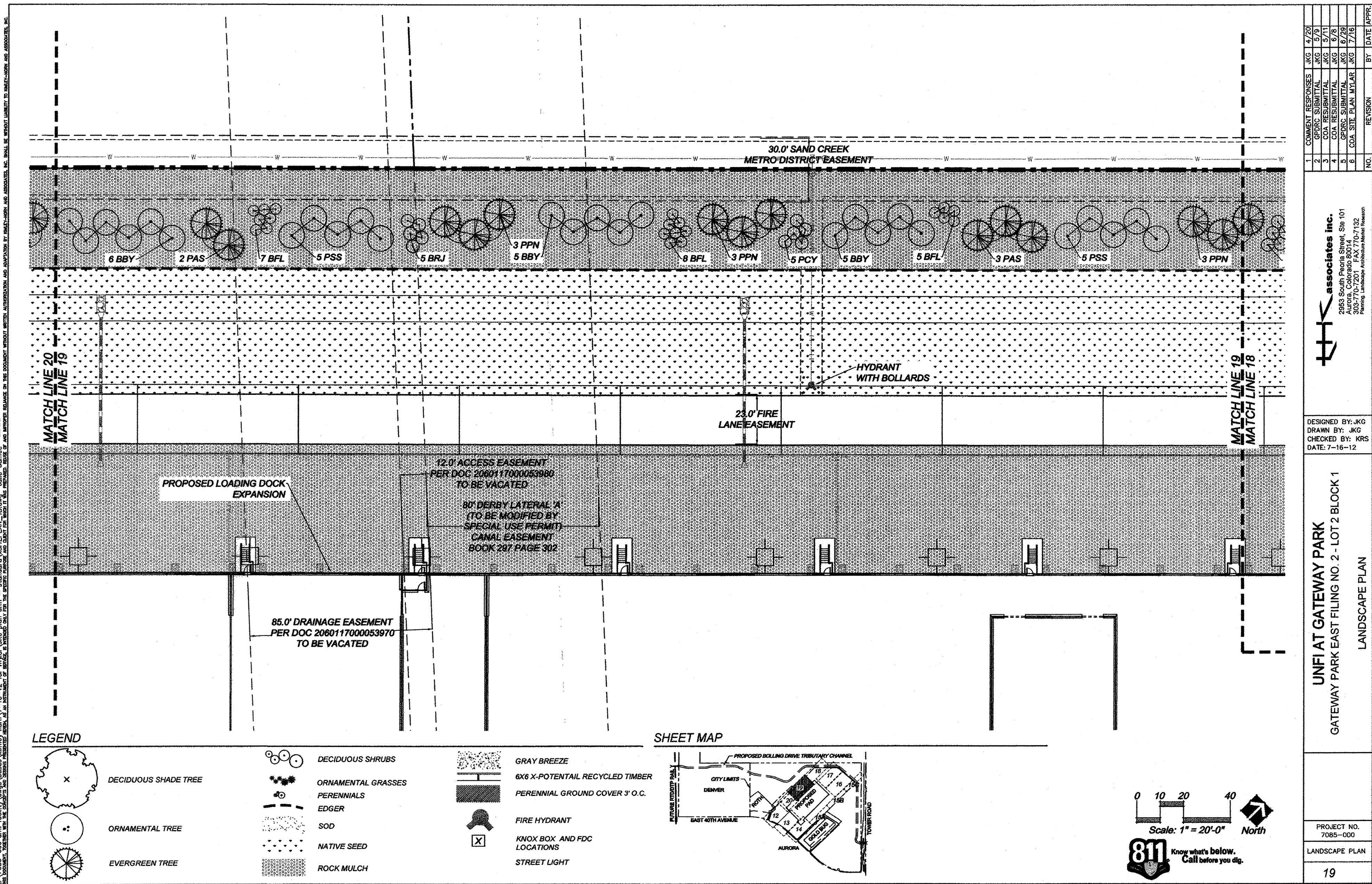


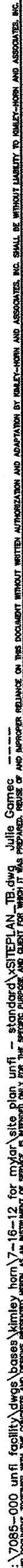
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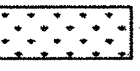









PLANT SCHEDULE

	SYMBOL	QTY.	SCIENTIFIC NAME	COMMON NAME	SIZE	WATER REQ.
DECIDUOUS TREES	EPD	10	Ulmus parvifolia 'Drake'	Drake Elm	2.5" CAL.	MED.
	HBW	15	Celtis occidentalis	Western Hackberry	2.5" CAL.	LOW
	MAB	10	Acer x freemanii Autumn Blaze	Autumn Blaze Maple	3.0" CAL.	MED.
	MAB	3	Acer x freemanii Autumn Blaze	Autumn Blaze Maple	2.5" CAL.	MED.
	AHS	18	Fraxinus pennsylvanica 'Summit'	Summit Ash	2.5" CAL.	MED.
	LRM	7	Tilia americana 'Redmond'	Redmond Linden	3.0" CAL.	MED.
	LRM	15	Tilia americana 'Redmond'	Redmond Linden	2.5" CAL.	MED.
	TOTAL	78				
ORNAMENTAL TREES	SAB	18	Amelanchier x grandiflora 'Autumn Brilliance'	Autumn Brilliance Serviceberry	2.5" CAL.	MED.
	HTC	18	Crataegus crus-galli var. inermis	Thornless Cockspur Hawthorn	2.5" CAL.	XERIC
	TOTAL	36				
EVERGREEN TREES	CBS	26	Picea pungens	Colorado Spruce	8" TALL	MED.
	CBS	26	Picea pungens	Colorado Spruce	10" TALL	MED.
	PAS	19	Pinus nigra	Austrian Pine	8" TALL	MED.
	PAS	20	Pinus nigra	Austrian Pine	10" TALL	MED.
	PPN	19	Pinus edulis	Pinyon Pine	8" TALL	XERIC
	PPN	20	Pinus edulis	Pinyon Pine	10" TALL	XERIC
	TOTAL	130				
DECIDUOUS SHRUBS	LDP	73	Amorpha canescens	Leadplant	5 GAL.	XERIC
	SBM	143	Caryopteris x clandonensis	Blue Mist Spirea	5 GAL.	XERIC
	PCY	77	Ligustrum vulgaris 'Cheyenne'	Cheyenne Privet	5 GAL.	XERIC
	RNW	150	Rosa 'Nearly Wild'	Nearly Wild Rose	5 GAL.	XERIC
	SRM	103	Rhus glabra cismontana	Rocky Mountain Sumac	5 GAL.	LOW
	PGF	84	Potentilla fruticosa 'Gold Finger'	Gold Finger Potentilla	5 GAL.	LOW
	BRJ	82	Berberis thunbergii 'Atropurpurea'	Redleaf Japanese Barberry	5 GAL.	LOW
	BFL	95	Frangula alnus Fine Line	Tall Fernleaf Buckthorn	5 GAL.	LOW
	BBY	71	Shepherdia argentea	Buffalobery	5 GAL.	XERIC
	PSS	57	Caragana arborescens	Siberian Peashrub	5 GAL.	LOW
	RSA	80	Perovskia atriplicifolia	Russian Sage	5 GAL.	XERIC
	JAC	22	Juniperus communis Alpine Carpet	Alpine Carpet Juniper	5 GAL.	LOW
ORNAMENTAL GRASSES	GBB	42	Andropogon gerardii	Big Bluestem Grass	1 GAL.	XERIC
	GMF	114	Nesselia (Stipa) tenuissima	Mexican Feather Grass	1 GAL.	XERIC
	GBG	83	Bouteloua gracilis	Blue Grama Grass	1 GAL.	LOW
	GLB	54	Pennisetum alopecuroides 'Little Bunny'	Miniature Fountain Grass	1 GAL.	LOW
	TOTAL	293				
PERENNIALS	3" O.C.	62	Vinca minor 'Bowles Variety'	Bowles Periwinkle	1 GAL.	LOW
	TOTAL	62				

	SOD - 75,495 S.F. 75,074 S.F.		NATIVE SEED - 297,724 S.F.		ROCK MULCH - 194,252 S.F. 194,368 S.F.
	GRAY BREEZE - 2,175 S.F.		PERENNIAL GROUND COVER 3" O.C. - 561 S.F.		

GENERAL NOTES

- THE LANDSCAPING SHOWN ON THIS PLAN REPRESENTS THE MINIMUM LEVEL OF IMPROVEMENTS TO BE INSTALLED BY THE DEVELOPER, SUCCESSORS, OR ASSIGNS.
- CONTRACTOR TO VERIFY FIELD CONDITIONS AND NOTIFY THE LANDSCAPE ARCHITECT OF ANY DISCREPANCIES PRIOR TO PROCEEDING WITH THE WORK.
- CONTRACTOR SHALL HAVE UTILITIES STAKED OR LOCATED (1-800-922-1987) AT LEAST 48 HOURS PRIOR TO BEGINNING CONSTRUCTION.
- ALL TREES SHALL BE A MINIMUM OF 10' FROM EXISTING WATER LINE OR IRRIGATION MAINLINE (IF POSSIBLE).
- DEVELOPER SHALL ENSURE THAT THE LANDSCAPE PLAN IS COORDINATED WITH THE PLANS PREPARED BY OTHER CONSULTANTS SO THAT THE PROPOSED GRADING, STORM DRAINAGE, OR OTHER CONSTRUCTION DOES NOT CONFLICT WITH NOR PRECLUDE INSTALLATION AND MAINTENANCE OF LANDSCAPE ELEMENTS AS DESIGNATED ON THIS PLAN.
- NATIVE SEED SHALL BE WATERED A MAXIMUM OF ONE CALENDAR YEAR FROM DATE OF INSTALLATION.
- SAND CREEK METRO DISTRICT TO APPROVE ALL CONCRETE FORMS ON SIDEWALK ADJACENT TO 40TH AVE. BEFORE CONCRETE IS POURED. CONTRACTOR TO MAKE ANY AND ALL ADJUSTMENTS NECESSARY TO GAIN APPROVAL FROM THE DISTRICT.
- NO SLOPES TO EXCEED 4:1.

GATEWAY PARK DESIGN REVIEW COMMITTEE LANDSCAPE NOTES

- ALL CONIFEROUS TREES MUST BE A MINIMUM OF 8' IN HEIGHT WITH A MINIMUM 50:50 MIX OF 8' AND 10' HEIGHTS. TALLER TREES MAY BE REQUIRED AT THE DISCRETION OF THE GPDR. ALL STREET TREES ALONG 40TH AVE. SHALL BE A MINIMUM OF 3" CALIPER.
- ALL PLANTING BEDS IN LOT ONE SHALL BE MULCHED WITH 2 INCH WOOD BARK MULCH WITHOUT LANDSCAPE FABRIC TO A MIN. DEPTH OF 4 INCHES. ALL PLANTING BEDS IN LOT TWO SHALL BE MULCHED WITH 2 INCH ROCK MULCH WITH LANDSCAPE FABRIC. ALL ROCK MULCH BEDS SHALL BE A MIX OF 2 1/2" TO 4" INCH DIAMETER TAN COBBLE ROCK A MINIMUM OF 4 INCHES DEEP PER SPECIFICATIONS.
- 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. ANY DAMAGE TO EXISTING LANDSCAPE AND/OR IRRIGATION SHALL BE REPAIRED AND/OR REPLACED AT CONTRACTOR'S EXPENSE. ALL LANDSCAPING WILL BE INSTALLED PRIOR TO A CERTIFICATE OF OCCUPANCY.
- ALL STEEL LANDSCAPE EDGING SHALL BE RYERSON PRE-FINISHED METAL EDGER IN A DARK GREEN COLOR.
- GATEWAY PARK SOD MIX AVAILABLE AT KRAMER'S TURF FARM (303) 659-1982 SHALL BE USED IN ALL SOD AREAS. ANY DEVIATION FROM THE BLEND SPECIFIED BELOW MUST BE APPROVED IN WRITING FROM THE GPDR.
25% SR2100 KENTUCKY BLUE GRASS
25% NuGlade
25% FREEDOM II
25% AWARD OR
25% LIVINGSTONE, 25% GLADE, 25% LIMOUSINE, 25% TOUCHDOWN
- ALL BRANCHES WHICH MIGHT HINDER EITHER PEDESTRIAN OR VEHICULAR MOVEMENTS SHALL BE REMOVED. ANY BRANCHES OVER PEDESTRIAN WALKWAYS SHALL BE A MINIMUM OF 6' ABOVE THE PAVEMENT SURFACE AND A MINIMUM OF 11'-6" WHERE THEY OVERHANG IN AREAS WHERE VEHICULAR MOVEMENT IS POSSIBLE.
- ALL LANDSCAPE AREAS TO BE WATERED BY AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM. ALL SOD AREAS TO USE NETAFIM. ALL SHRUB BEDS WILL BE DRIP IRRIGATED. LOT 1 TO BE IRRIGATED WITH EXISTING SCMD SYSTEM. LOT 2 TO BE IRRIGATED WITH UNFI SYSTEM.
- NO SUBSTITUTIONS OF PLANT MATERIAL SHALL BE MADE WITHOUT WRITTEN AUTHORIZATION FROM THE LANDSCAPE ARCHITECT AND THE GPDR.
- IN THE EVENT OF ANY DISCREPANCIES BETWEEN THE DRAWINGS AND THE PLANT SCHEDULE, THE DRAWINGS SHALL PREVAIL.

CITY OF AURORA STANDARD NOTES AND TABLES

- SOIL PREPARATION SHALL BE FOUR CUBIC YARDS OF ORGANIC MATERIAL PER 1,000 SF OF AREA MINIMUM.
- FREE STANDING LIGHTS SHALL CONSIST OF THE FOLLOWING THREE FIXTURES: 400W METAL HALIDE, FULL CUTOFF SINGLE CURVILINEAR TYPE FIXTURES MOUNTED ON ROUND TAPERED STEEL POLES; 400 METAL HALIDE, FULL CUTOFF 2-HEAD CURVILINEAR TYPE FIXTURES MOUNTED ON ROUND TAPERED STEEL POLES; AND 400W METAL HALIDE, FULL CUTOFF SINGLE HEAD CURVILINEAR TYPE FIXTURES MOUNTED ON BUILDING. SEE LIGHTING PLAN.
- SURFACE MATERIALS OF WALKS AND PLAZAS SHALL BE CONCRETE. SURFACE MATERIAL OF VEHICULAR DRIVES AND PARKING LOTS SHALL BE ASPHALT.
- ALL DECORATIVE AND VINYL FENCING SHALL BE AT A HEIGHT OF SIX FEET.
- ALL UTILITY EASEMENTS SHALL REMAIN UNOBSTRUCTED AND FULLY ACCESSIBLE ALONG THEIR ENTIRE LENGTH FOR MAINTENANCE EQUIPMENT ENTRY.
- 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 CITY OF AURORA PLANNING DEPARTMENT. ALL LANDSCAPING WILL BE INSTALLED AS DELINEATED ON THE PLAN, PRIOR TO ISSUANCE OF CERTIFICATE OF OCCUPANCY.
- ALL LANDSCAPED AREAS AND PLANT MATERIAL MUST BE WATERED BY AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM. ALL CONTROLLERS FOR THESE SYSTEMS SHALL BE CONNECTED TO AUTOMATIC SHUTOFF RAIN SENSORS.
- LANDSCAPE MATERIAL PLACEMENT SHALL NOT BE PLACED OR KEPT NEAR FIRE HYDRANTS, FIRE DEPARTMENT INLET CONNECTIONS OR FIRE PROTECTION CONTROL VALVES IN A MANNER THAT WOULD PREVENT SUCH EQUIPMENT OR FIRE HYDRANTS FROM BEING IMMEDIATELY DISCERNIBLE. THE FIRE DEPARTMENT SHALL NOT BE DETERRED OR HINDERED FROM GAINING IMMEDIATE ACCESS TO FIRE PROTECTION EQUIPMENT OR HYDRANTS.
- A 5 FOOT CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF FIRE HYDRANTS.
- LANDSCAPING MATERIAL SHOWN WITHIN THE SITE PLAN CANNOT ENCR OACH INTO ROADWAYS THAT ARE DEDICATED (OR DESIGNATED) AS FIRE LANE EASEMENTS (OR CORRIDORS).

TABLE OF STREET FRONTAGE AND NON-STREET FRONTAGE BUFFER LANDSCAPE REQUIREMENTS

BUFFER DESCRIPTION / LENGTH / ADJ. LAND USE	STANDARD BUFFER WIDTH** / BUFFER WIDTH PROVIDED	BUFFER REDUCTION FEATURES	# TREES REQUIRED 1 / 40 L.F.	# SHRUBS REQUIRED 5 / 40 L.F.	# TREES PROVIDED	# SHRUBS PROVIDED
STREET FRONTAGE (TREE LAWN) / 750 L.F.	17 FEET / 70 FEET	BERMED XERISCAPE	19	94	55	163
STREET PERIMETER BUFFER / 1,942 L.F.	6 FEET / 33 FEET	XERISCAPE	49	243	49	103 140* 243
NON-STREET FRONTAGE BUFFER / 2,618 L.F.	6 FEET / 20 FEET	XERISCAPE	65	327	52*	115*

*LANDSCAPE EQUIVALENTS USED: 1 TREE EQUALS 10 FIVE GALLON SHRUBS. 1 TREE EQUALS 30 ONE GALLON SHRUBS.
*NORTH-WEST LANDSCAPE BUFFER IS FUTURE EXPANSION TO BE LANDSCAPED CONCURRENT WITH PROPOSED DOCK EXPANSION.

SITE DATA TABLE

TOTAL SITE AREA		1,694,484.0 S.F.	100%	INCLUDING BUILDING EXPANSION	
BUILDING COVERAGE	545,596* S.F. ±	32.2%		BUILDING COVERAGE	715,296 S.F.
HARD SURFACE AREA	476,614 S.F.	28.1%		HARD SURFACE AREA	501,322 S.F. ±
LANDSCAPE AREA	672,275 S.F.	39.7%		LANDSCAPE AREA	477,867 S.F. ±
MAXIMUM % OF COOL SEASON GRASSES ALLOWED:		189,953 S.F.	33%		
% OF COOL SEASON GRASSES PROVIDED:		98,635* S.F. ±	17.2%		

*NORTH-EAST (REAR) ELEVATION OF BUILDING WILL HAVE A FUTURE EXPANSION. FUTURE EXPANSIONS APPROXIMATELY 189,800 S.F. ± AND HAS BEEN EXCLUDED FROM THIS CALCULATION. PROPOSED FUTURE PARKING AREA IS 61,198 S.F. ± AND HAS BEEN EXCLUDED FROM THIS CALCULATION. 25% OF NATIVE SEED MIX COMPRISED OF WARM SEASON GRASSES AND HAS BEEN EXCLUDED FROM THIS CALCULATION.

NON-RESIDENTIAL BUILDING ELEVATION LANDSCAPING INFORMATION

ELEVATION	ELEVATION LENGTH	# TREES REQUIRED 1 / 40 L.F.	# TREES PROVIDED	TOTAL LENGTH OF PLANTERS OR PLANT BEDS REQUIRED. MUST EQUAL OR EXCEED 1/3 ELEVATION LENGTH	TOTAL LENGTH OF PLANTERS OR PLANT BED PROVIDED
SOUTH-WEST (FRONT ELEVATION)	660 FEET	17	16	220 FEET	370 FEET
SOUTH-EAST (SIDE ELEVATION)	170 FEET *	5	3	57 FEET	108 FEET
NORTH-EAST (REAR ELEVATION)	480 FEET *	12	0	160 FEET	0 FEET
NORTH-WEST (SIDE ELEVATION)	903 FEET *	23	8	301 FEET	10 FEET

*SOUTH-EAST (SIDE) ELEVATION HAS A TOTAL DISTANCE OF 1,115 FEET. 945 FEET IS LOADING DOCK AND HAS BEEN EXCLUDED FROM THIS CALCULATION.
*NORTH-EAST (REAR) ELEVATION OF BUILDING WILL HAVE A FUTURE EXPANSION.
*NORTH-WEST (SIDE) ELEVATION HAS A TOTAL DISTANCE OF 1,052 FEET. 149 FEET IS LOADING DOCK AND HAS BEEN EXCLUDED FROM THIS CALCULATION.

NATIVE SEED INFORMATION

ARKANSAS VALLEY SEED Foothills Mix

20% ANNUAL RYEGRASS - COOL SEASON
15% SLENDER WHEATGRASS - COOL SEASON
10% MOUNTAIN BROME - COOL SEASON
10% PUBESCENT WHEATGRASS - COOL SEASON
10% CANADA BLUEGRASS - COOL SEASON
8% INDIANGRASS - WARM SEASON
7% SIDE OATS GRAMA - WARM SEASON
5% BLUE GRAMA - WARM SEASON
5% SWITCHGRASS - WARM SEASON

SEEDING RATES:
DRILLED: 25 LBS/ACRE OR
BROADCAST: 15 LBS/ACRE

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
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2863 South Peoria Street, Ste 101
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303-770-7201 FAX 770-7132
Planning, Landscape Architecture, Market Research

DESIGNED BY: JKG
DRAWN BY: JKG
CHECKED BY: KRS
DATE: 7-16-12

UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
LANDSCAPE PLAN

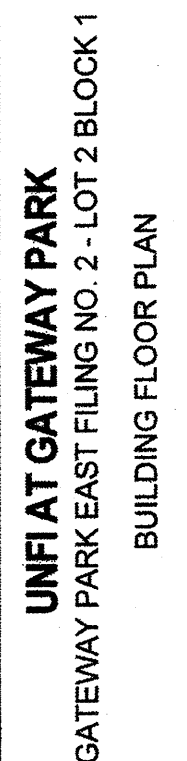
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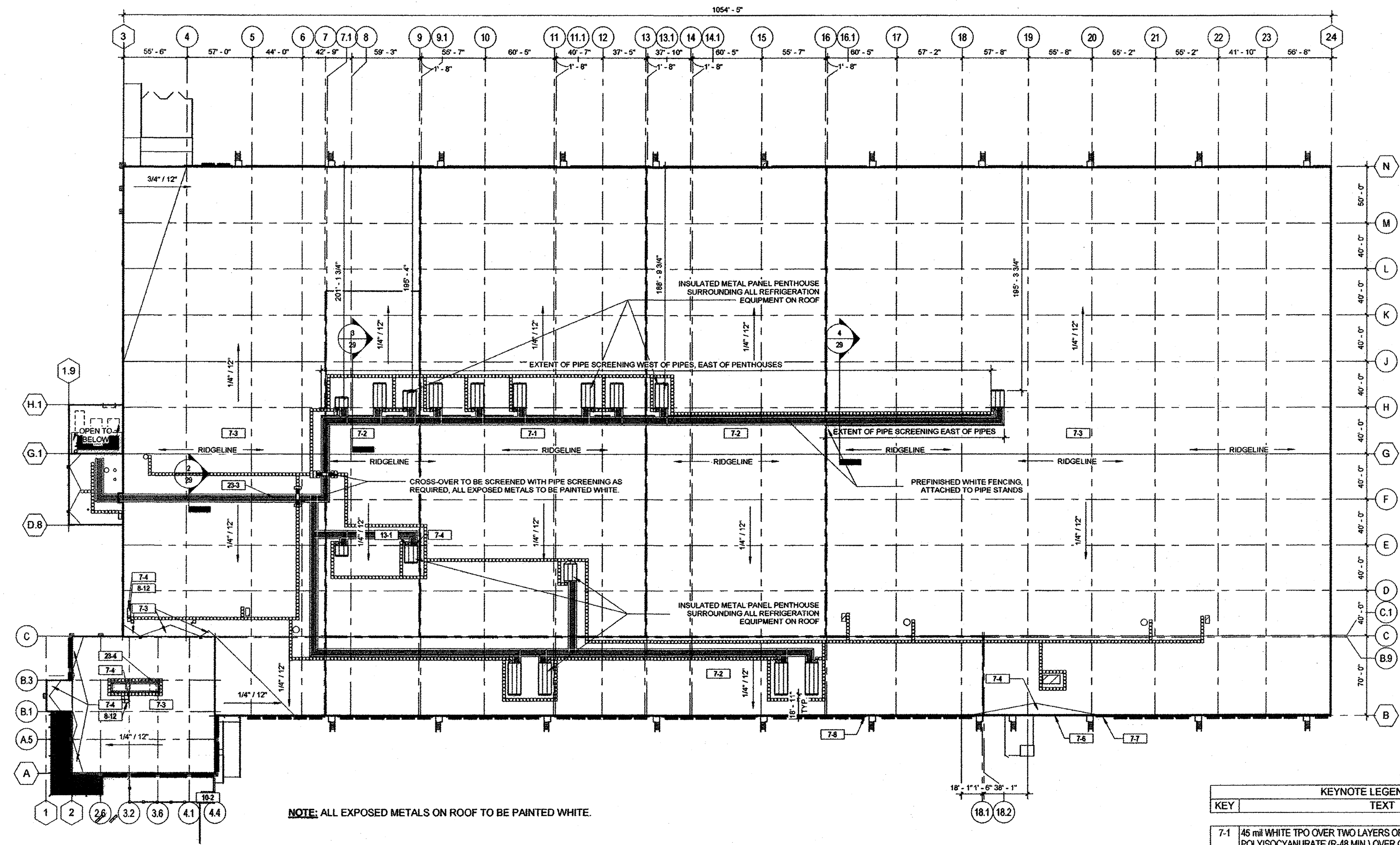
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22



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1 KH - OVERALL ROOF PLAN
24 1" = 50'-0"



KEYNOTE LEGEND	
KEY	TEXT
7-1	45 mil WHITE TPO OVER TWO LAYERS OF 3" & ONE LAYER OF 2" POLYISOCYANURATE (R-48 MIN.) OVER GALVANIZED METAL DECK (FREEZER & COOLER)
7-2	45 mil WHITE TPO OVER TWO LAYERS OF 2.5" POLYISOCYANURATE (R-30 MIN.) OVER GALVANIZED METAL DECK (FUTURE COOLER)
7-3	45 mil WHITE TPO OVER TWO LAYERS OF 1.75" POLYISOCYANURATE (R-20 MIN.) OVER PRIME-PAINTED METAL DECK (OFFICE/DRY)
7-4	BUILT-UP INSULATION CRICKET, SEE ROOF PLAN FOR LOCATION(S)
7-6	PRE-FINISHED ALUMINUM COPING, COLOR TO BE EP-3 ON MAIN BUILDING, COLOR TO BE EP-1 ON OFFICE
7-7	PRE-FINISHED ALUMINUM GUTTER, SEE SCUPPER/DOWNSPOUT NOTES FOR SIZING, COLOR TO BE EP-3
7-8	PRE-FINISHED ALUMINUM FULLY-ENCLOSED DOWNSPOUT, SEE SCUPPER/DOWNSPOUT FOR SIZING, COLOR TO BE EP-2, U.N.O.
8-12	ROOF HATCH, SEE ROOF PLANS FOR LOCATIONS AND SIZES
10-2	PRE-MANUFACTURED METAL CANOPY (SMOKERS CANOPY), COLOR TO MATCH EP-4
13-1	INFIT COOLER / FREEZER PERSONNEL DOOR, SEE DOOR SCHEDULE
23-3	WHITE JACKETED REFRIGERATION PIPING, SEE REFRIGERATION DRAWINGS FOR DETAILS
23-4	SPINNAKER CORRUGATED SLIDING PANEL OFFICE RTU SCREENING, SEE MANUFACTURER'S DETAILS

1	COMMENTS	BT	04/16/12
2	COMMENTS	BT	05/08/12
3	COMMENTS	BT	05/11/12
4	COMMENTS	BT	06/08/12
5	COMMENTS	BT	06/28/12
6	COMMENTS	BT	07/02/12
NO.	REVISION	BY	DATE

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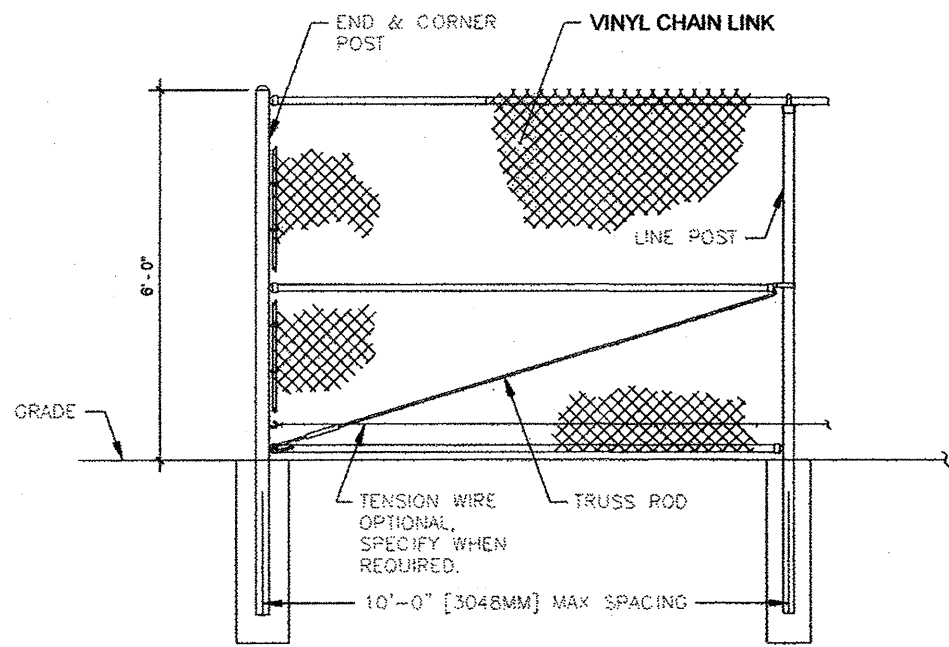
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DATE: 03/02/2012

UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
BUILDING ROOF PLAN

PROJECT NO.
RPA #2011155.00

DRAWING NAME
ROOF PLAN

24



FENCE SECTION ELEVATION
WITH TOP RAIL & WITHOUT BARBED WIRE

SECTION 32-31-13 CHAIN LINK FENCES AND GATES
A. EXTERIOR CHAIN LINK FENCE FRAMEWORK, FABRIC, AND ACCESSORIES.
B. EXCAVATION FOR POST BASES; CONCRETE FOUNDATION FOR POSTS.
C. MANUAL GATES AND RELATED HARDWARE.

- 2.02 MATERIALS**
A. POSTS, RAILS, AND FRAMES: ASTM F1083 SCHEDULE 40 HOT-DIPPED GALVANIZED STEEL PIPE, WELDED CONSTRUCTION, MINIMUM YIELD STRENGTH OF 30 KSI.
B. WIRE FABRIC: ASTM F688 POLYMER-COATED STEEL CHAIN LINK FABRIC.
C. CONCRETE: TYPE SPECIFIED IN SECTION 03-30-00.

- 2.03 COMPONENTS**
A. LINE POSTS: 2.38 INCH DIAMETER.
B. CORNER AND TERMINAL POSTS: 2.88 INCH.
C. GATE POSTS: 4.5 INCH DIAMETER.
D. TOP, BOTTOM AND BRACE RAIL: 1.66 INCH DIAMETER, PLAIN END, SLEEVE COUPLED.
E. GATE FRAME: MINIMUM 1.9 INCH DIAMETER FOR WELDED FABRICATION, TO BE SIZED FOR DIMENSION OF OPENING.
F. FABRIC: 1.75 INCH DIAMOND MESH INTERWOVEN WIRE, 9 GAGE THICK, TOP SELVAGE KNUCKLE END CLOSED, BOTTOM SELVAGE TWISTED TIGHT.

- 2.04 ACCESSORIES**
A. CAPS: CAST STEEL GALVANIZED; SIZED TO POST DIAMETER, SET SCREW RETAINER, BLACK VINYL FINISH.
B. FITTINGS: SLEEVES, BANDS, CLIPS, RAIL ENDS, TENSION BARS, FASTENERS AND FITTINGS; STEEL, BLACK VINYL FINISH.
C. HARDWARE FOR SINGLE SWINGING GATES: 180 DEGREE HINGES, 2 FOR GATES UP TO 60 INCHES HIGH, 3 FOR TALLER GATES; FORK LATCH WITH GRAVITY DROP AND PADLOCK HASP; KEEPER TO HOLD GATE IN FULLY OPEN POSITION, BLACK VINYL FINISH.
D. HARDWARE FOR DOUBLE SWINGING GATES: 180 DEGREE HINGES, 2 FOR GATES UP TO 60 INCHES HIGH, 3 FOR TALLER GATES; DROP BOLT ON INACTIVE LEAF ENGAGING SOCKET STOP SET IN CONCRETE, ACTIVE LEAF LATCHED TO INACTIVE LEAF PREVENTING RAISING OF DROP BOLT, PADLOCK HASP; KEEPERS TO HOLD GATE IN FULLY OPEN POSITION, BLACK VINYL FINISH.

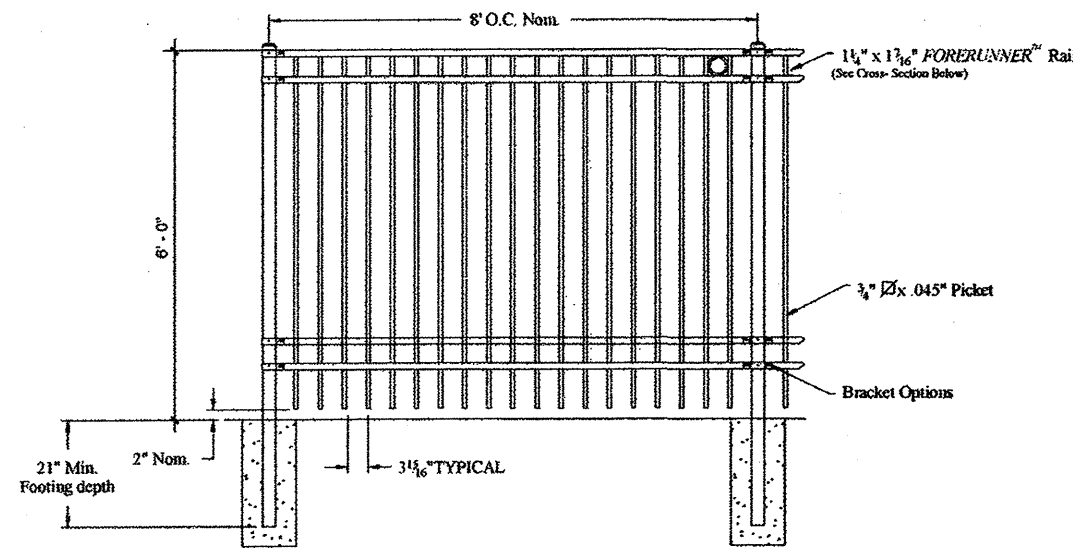
- 2.05 FINISHES**
A. COMPONENTS AND FABRIC: VINYL COATED OVER COATING OF 1.8 OZ/SQ FT GALVANIZING.
B. HARDWARE: HOT-DIP GALVANIZED TO WEIGHT REQUIRED BY ASTM A153/A153M, PAINTED BLACK.
C. ACCESSORIES: SAME FINISH AS FABRIC.
D. COLOR(S): BLACK.

- 3.03 SCHEDULES**
A. EXTERIOR PERIMETER FENCING & GATES: BLACK VINYL COATED - 6' HIGH AT NORTH SIDE OF WEST TRUCK COURT AS INDICATED ON DRAWINGS.
B. EXTERIOR PERIMETER FENCING & GATES: BLACK VINYL COATED - 6' HIGH AT EAST SIDE OF BUILDING EXTENDING TO INCLUDE TRUCK MAINTENANCE BUILDING AS INDICATED ON DRAWINGS.

NOTE: GATE MUST CLEAR GRADE BY 6" WHERE GATE CROSSES FIRE LANE.

VINYL FENCE AND GATE

1
25
1/2" = 1'-0"



SECTION 32-31-19 DECORATIVE METAL FENCES AND GATES

- 2.02 FENCES**
A. FENCES: COMPLETE FACTORY-FABRICATED SYSTEM OF POSTS AND PANELS, ACCESSORIES, FITTINGS, AND FASTENERS; FINISHED WITH ELECTRODEPOSITION COATING, AND HAVING THE FOLLOWING PERFORMANCE CHARACTERISTICS:
1. CAPABLE OF RESISTING VERTICAL LOAD, HORIZONTAL LOAD AND INFILL PERFORMANCE REQUIREMENTS FOR FENCE CATEGORIES DEFINED IN ASTM F2408.
B. ELECTRO-DEPOSITION COATING: MULTI-STAGE PRETREATMENT/WASH WITH ZINC PHOSPHATE, FOLLOWED BY EPOXY PRIMER AND ACRYLIC TOPCOAT, BLACK VINYL FINISH.
1. TOTAL COATING THICKNESS: 2 MILS, MINIMUM.
2. COLOR: BLACK VINYL FINISH.
3. COATING PERFORMANCE: COMPLY WITH GENERAL REQUIREMENTS OF ASTM F2408.
A. ADHESION: ASTM D3359 (METHOD B); CLASS 3B WITH 90 PERCENT OR MORE OF COATING REMAINING IN TESTED AREA.
B. CORROSION RESISTANCE: ASTM B117, D 714 AND D 1654; 1/8 INCH COATING LOSS OR MEDIUM NO.8 BLISTERS AFTER 1,500 HOURS.
C. IMPACT RESISTANCE: ASTM D2794; 60 INCH POUNDS.
D. WEATHERING RESISTANCE: ASTM D523, D 822 AND D 2244; LESS THAN 60 PERCENT LOSS OF GLOSS.
C. STEEL: ASTM A653/A653M; YIELD STRENGTH 45,000 PSI, MINIMUM.
1. HOT-DIP GALVANIZED; A 653/A653M, G60, BLACK VINYL FINISH.
2. 62 PERCENT RECYCLED STEEL, MINIMUM, BLACK VINYL FINISH.
D. FASTENERS: TYPE 302 STAINLESS STEEL, BLACK VINYL FINISH.
1. TAMPER-PROOF SECURITY BOLTS.

DECORATIVE FENCE AND GATE

2
25
1/2" = 1'-0"

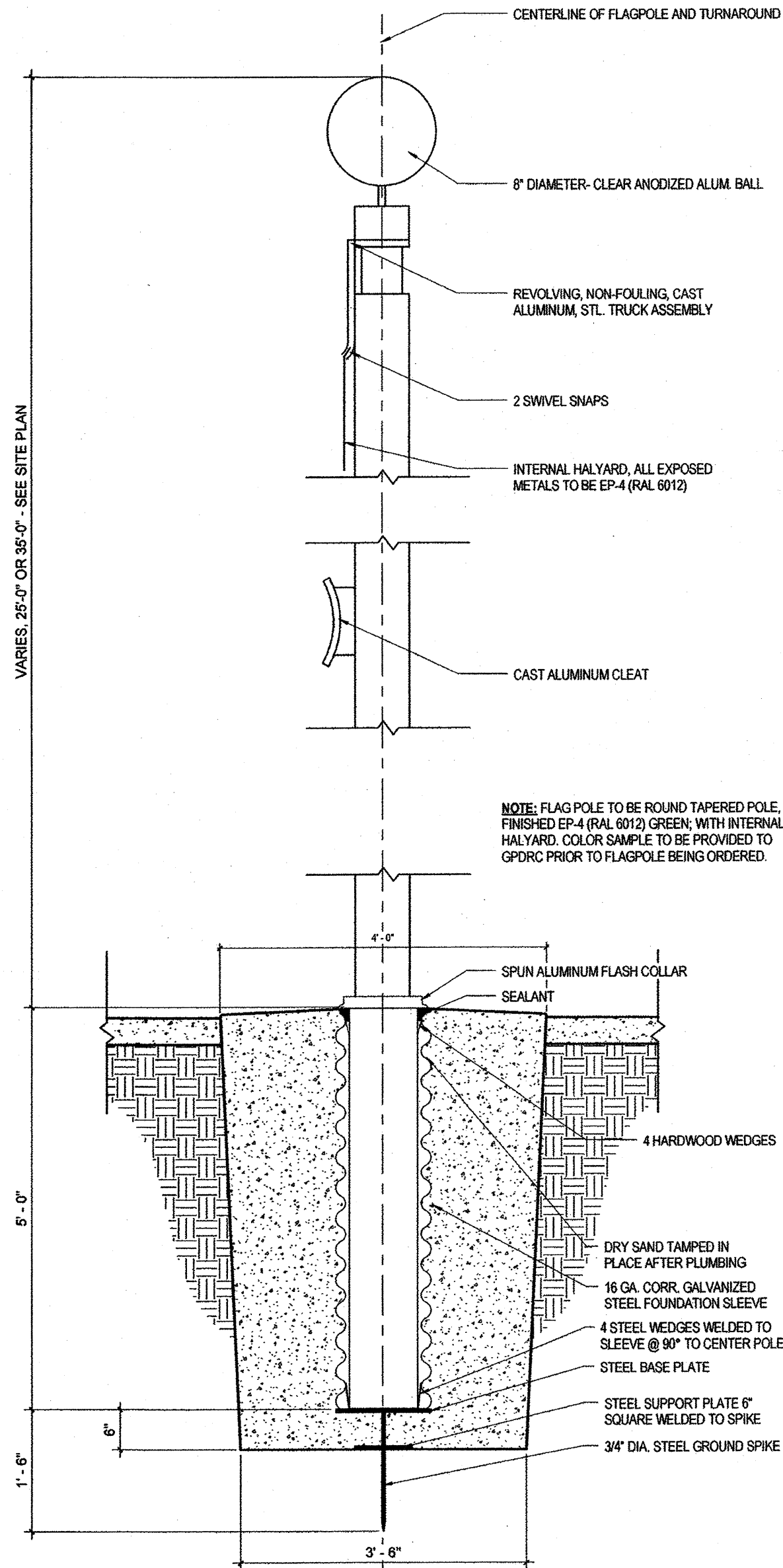
SECTION 32-31-19 DECORATIVE METAL FENCES AND GATES (CONTINUED)

- 2.03 ROLLING GATES**
A. PICKETS, RAILS, UPRIGHTS AND POSTS SHALL BE PRECUT TO SPECIFIED LENGTHS. DIAGONALS SHALL BE PRECUT TO SPECIFIED LENGTHS AND ANGLES. FRAME MATERIALS SHALL BE JOINED BY WELDING. PICKETS SHALL BE FACE WELDED TO ROLL GATE FRAME.
B. THE MANUFACTURED ROLL GATES SHALL BE SUBJECT TO THE PERMACOAT® THERMAL STRATIFICATION COATING PROCESS (HIGH TEMPERATURE, IN-LINE, MULTI-STAGE, MULTI-LAYER) INCLUDING, AS A MINIMUM, A SIX-STAGE PRE-TREATMENT/WASH (WITH ZINC PHOSPHATE), AN ELECTROSTATIC SPRAY APPLICATION OF AN EPOXY BASE, AND A SEPARATE ELECTROSTATIC SPRAY APPLICATION OF A POLYESTER FINISH. THE BASE COAT SHALL BE A THERMOSETTING EPOXY POWDER COATING (GRAY IN COLOR) WITH A MINIMUM THICKNESS OF 2 MILS (0.0508MM). THE TOPCOAT SHALL BE A "NO-MAR" TGIC POLYESTER POWDER COAT FINISH WITH A MINIMUM THICKNESS OF 2 MILS (0.0508MM). THE COLOR SHALL BE BLACK.
C. COMPLETED GATES SHALL BE CAPABLE OF SUPPORTING A 200 LB. LOAD APPLIED AT MIDSPAN WITHOUT PERMANENT DEFORMATION.
D. PROVIDE ALL ASSOCIATED HARDWARE, GUIDES, ROLLERS, SUPPORTS AND MOTORIZED OPERATOR(S) INCLUDING CONTROLS FOR A COMPLETE SYSTEM ON MOTORIZED GATE(S).
E. PROVIDE FOR REMOTE OPENING OF BARRIERS BY SIGNALING DEVICE AS REQUIRED BY LOCAL ORDINANCES FOR FIRE DEPARTMENT VEHICLES ON MOTORIZED GATE(S).

- 2.04 MECHANICALLY FASTENED STEEL FENCE**
A. PROVIDE FENCE MEETING REQUIREMENTS FOR INDUSTRIAL CLASS AS DEFINED BY ASTM F2408.
B. FENCE PANELS: MECHANICALLY FASTENED WITH INTERNAL REINFORCEMENT AND TAMPERPROOF FASTENERS; 6 FEET HIGH BY 8 FEET LONG.
1. PANEL STYLE: THREE RAIL WITH DECORATIVE RINGS.
2. PANEL STRENGTH: CAPABLE OF SUPPORTING 600 POUND LOAD APPLIED AT MIDSPAN WITHOUT DEFLECTION.
3. ATTACH PANELS TO POSTS WITH MANUFACTURER'S STANDARD PANEL BRACKETS.
C. POSTS:
1. SIZE: 4 INCHES SQUARE BY 12 GAGE, WITH MANUFACTURER'S STANDARD CAP, BLACK VINYL FINISH.
2. POST CAP: BALL, BLACK VINYL FINISH.
D. RAILS: MANUFACTURER'S STANDARD, DOUBLE-WALL STEEL CHANNEL; 1-3/4 INCH SQUARE BY 14 GAGE WITH PRE-PUNCHED PICKET HOLES, BLACK VINYL FINISH.
1. PICKET RETAINING RODS: 0.125 INCH GALVANIZED STEEL, BLACK VINYL FINISH.
2. PICKET-TO-RAIL INTERSECTION SEALS: PVC GROMMETS, BLACK VINYL FINISH.
E. PICKETS: STEEL TUBE, BLACK VINYL FINISH.
1. SPACING: 4.175 INCH ON CENTER.
2. SIZE: 1 INCH SQUARE BY 14 GAGE.
3. STYLE: PICKETS WITH FINIAL EXTEND ABOVE TOP RAIL.
4. FINIAL: SPEAR POINT.
F. FLEXIBILITY: CAPABLE OF FOLLOWING VARIABLE SLOPE OF UP TO 1:4.
G. COLOR: BLACK.

- 3.05 SCHEDULE**
A. PROVIDE ORNAMENTAL FENCING AND GATES AT WEST AND EAST TRUCK COURTS AS INDICATED ON THE DRAWINGS.
B. PROVIDE MOTOR OPERATED ROLLING GATE AT WEST TRUCK COURT AND MANUAL OPERATED ROLLING GATES AT EAST TRUCK COURT AS INDICATED ON THE DRAWINGS.
C. PROVIDE ORNAMENTAL FENCING AT BREAKROOM PATIO.

NOTE: GATE MUST CLEAR GRADE BY 6" WHERE GATE CROSSES FIRE LANE.



NOTE: FLAG POLE TO BE ROUND TAPERED POLE, FINISHED EP-4 (RAL 6012) GREEN; WITH INTERNAL HALYARD. COLOR SAMPLE TO BE PROVIDED TO GPRC PRIOR TO FLAGPOLE BEING ORDERED.

FLAGPOLE DETAIL

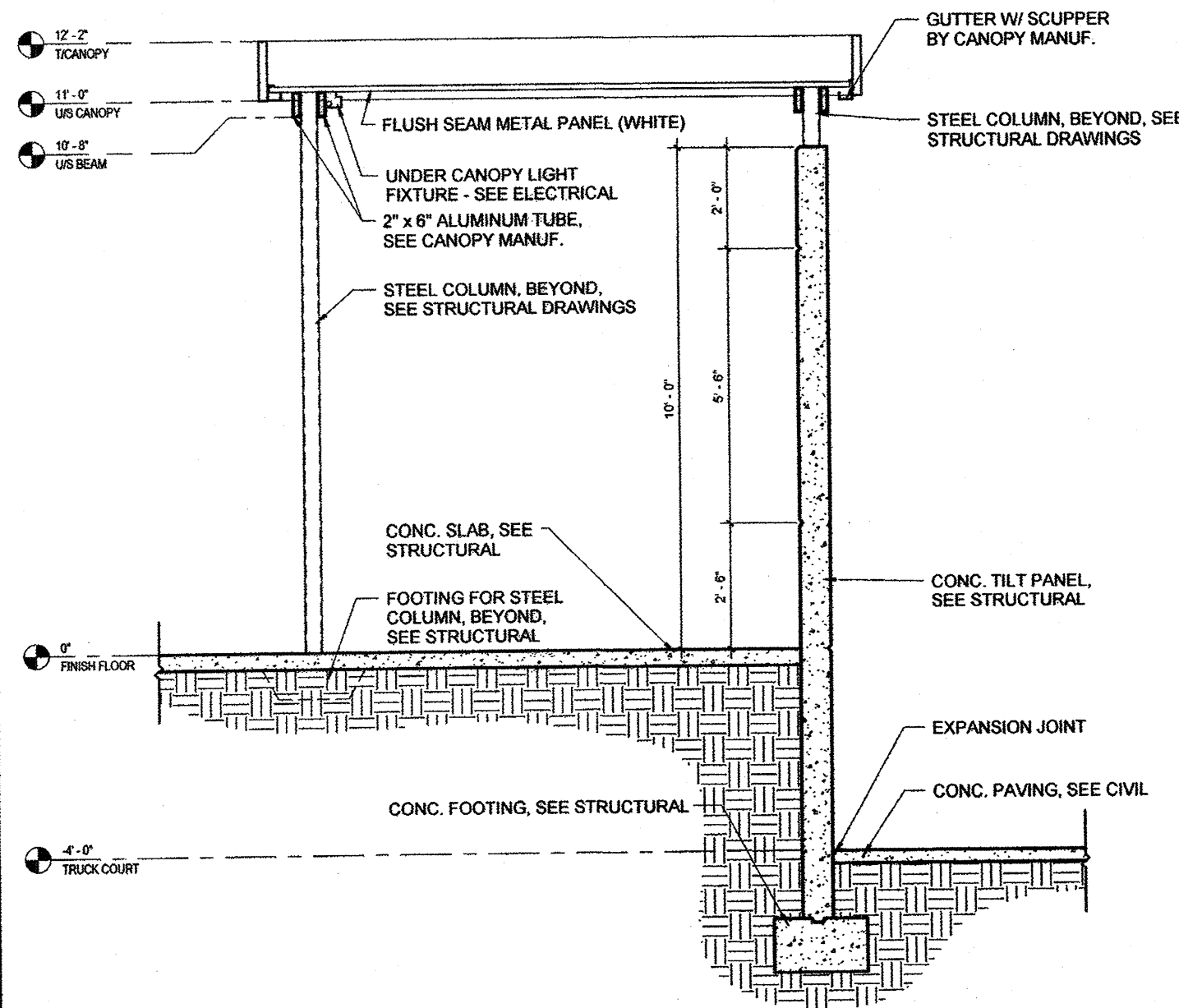
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25
1" = 1'-0"

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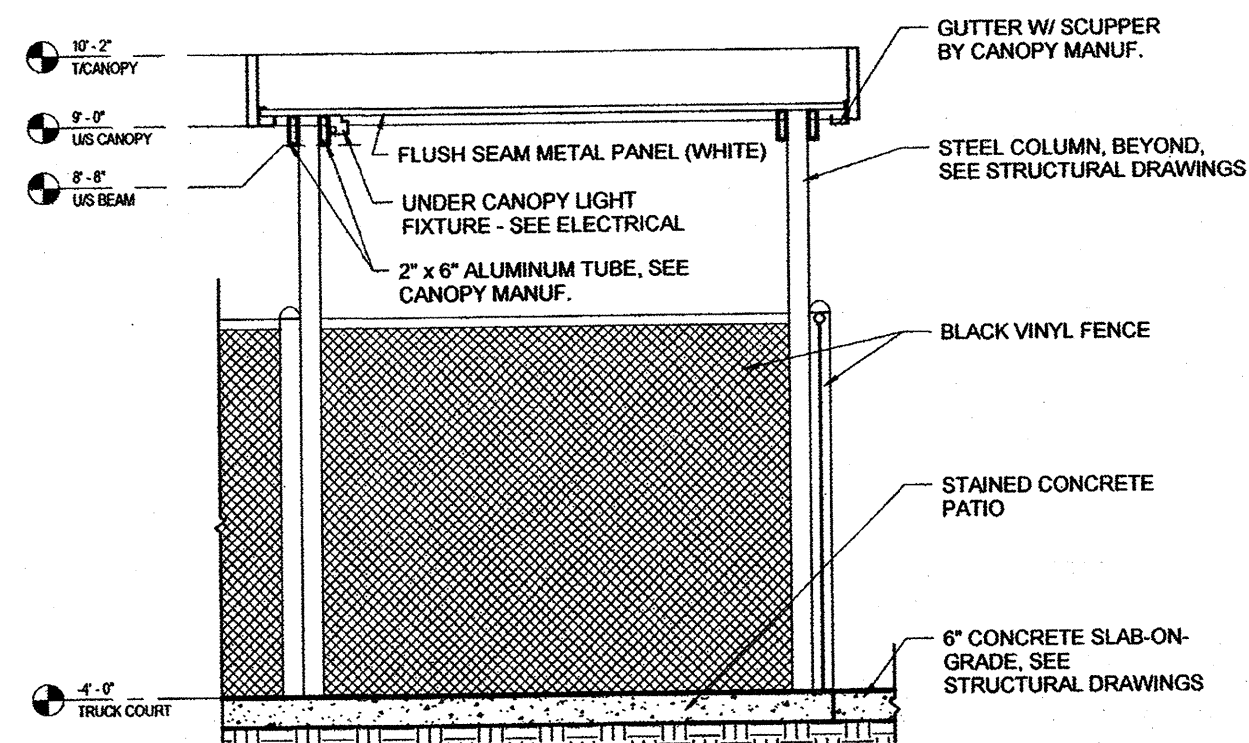
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RPA #2011155.00
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DETAILS

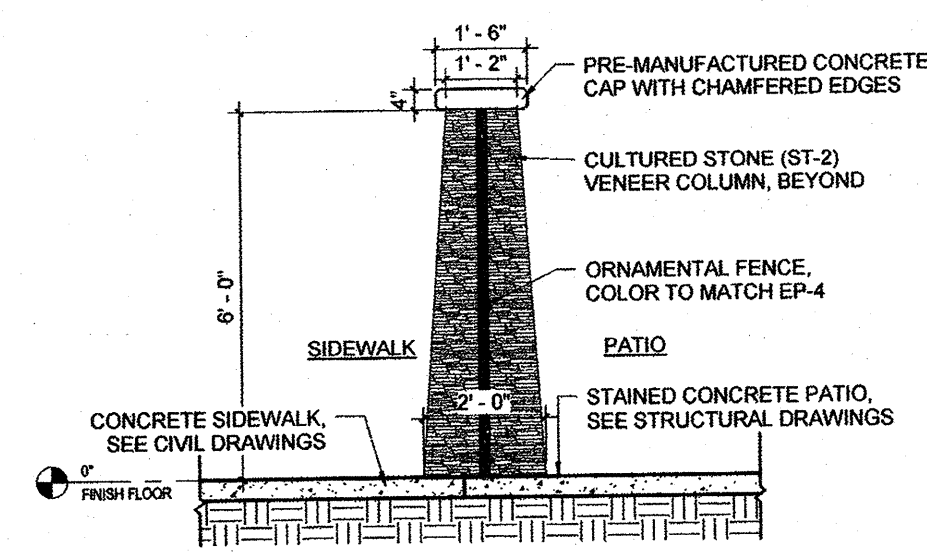
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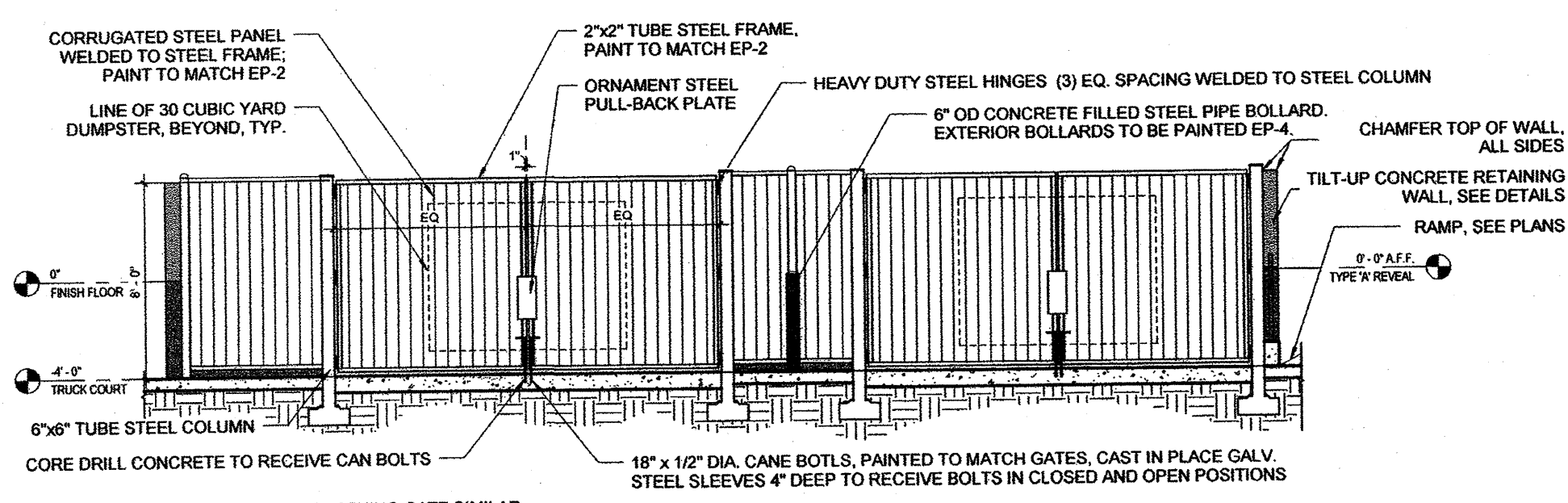
1 KH SECTION - MAIN OFFICE PATIO CANOPY
1/2" = 1'-0"



2 KH SECTION - SHIPPING OFFICE CANOPY
1/2" = 1'-0"

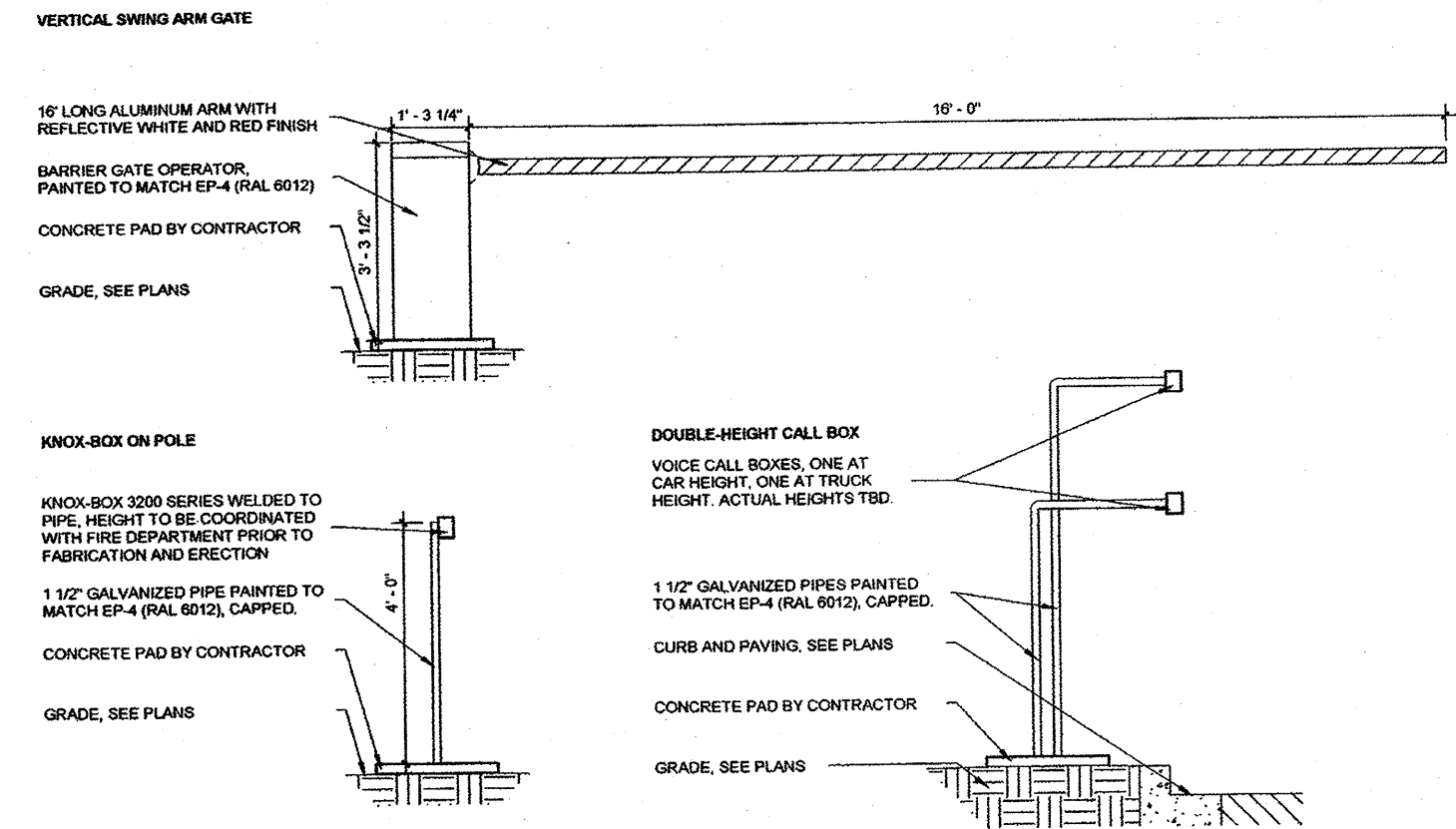


3 SECTION - MAIN OFFICE PATIO FENCE
1/2" = 1'-0"



NOTE: TRUCK MAINTENANCE FUEL SCREENING GATE SIMILAR

4 ELEVATION - RECYCLING AREA
1/4" = 1'-0"



5 SWING ARM GATE, KNOX-BOX, DOUBLE-HEIGHT CALL BOX
1/2" = 1'-0"

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1	COMMENTS	BT	04/18/12	
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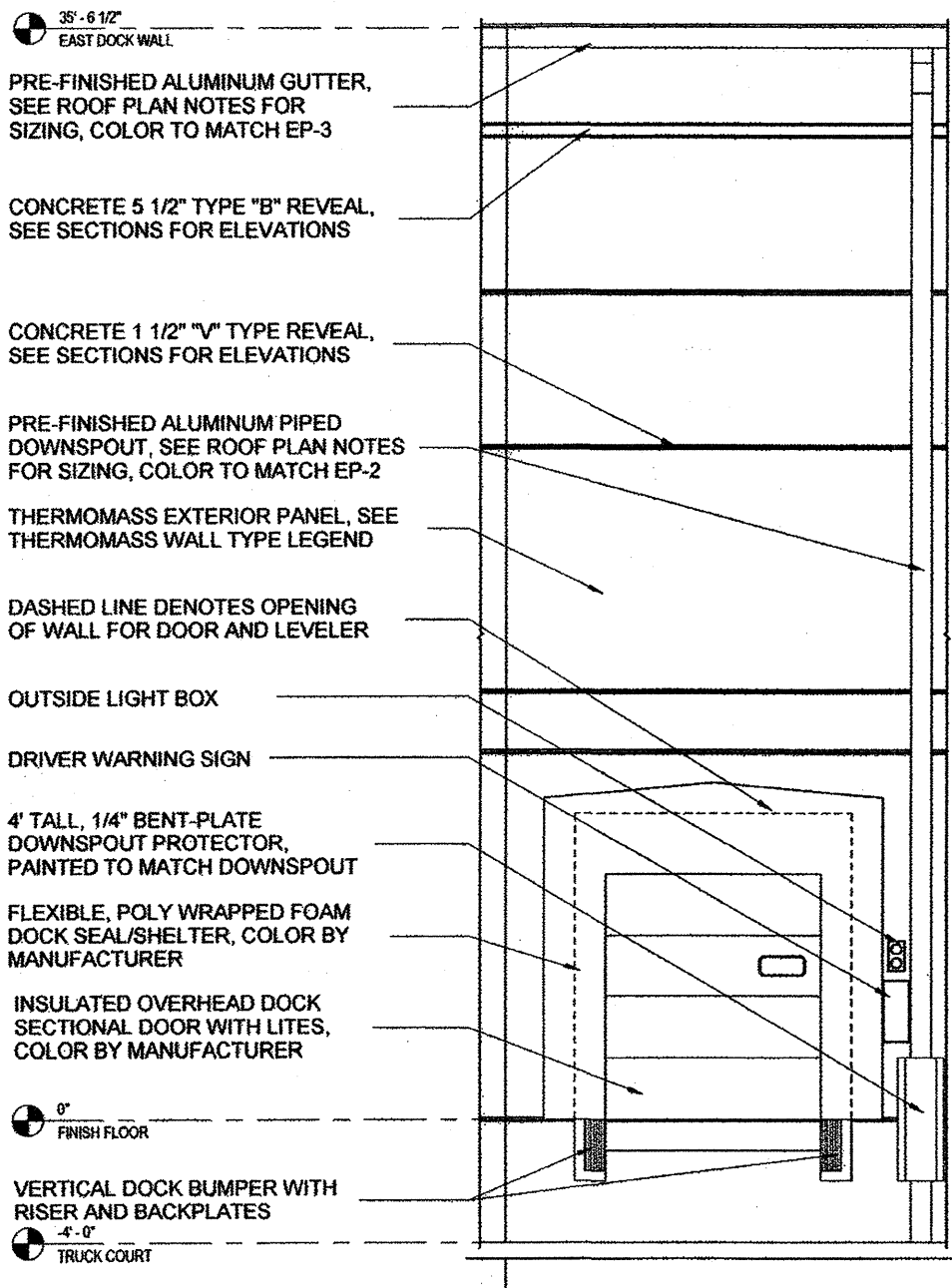
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UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
ARCHITECTURAL DETAILS SHEET

PROJECT NO.
RPA #201155.00
DRAWING NAME
DETAILS
27

NOTE: COLORS HIDDEN FOR CLARITY



1
28
1/4" = 1'-0"

DETAIL - DOCK DOOR ELEVATION

SECTION 08-36-13 SECTIONAL DOORS

- 2.02 STEEL DOOR COMPONENTS
- A. STEEL DOORS: FLUSH STEEL, INSULATED; STANDARD LIFT OPERATING STYLE WITH TRACK AND HARDWARE; COMPLYING WITH DASMA 102, COMMERCIAL APPLICATION.
1. PERFORMANCE: WITHSTAND POSITIVE AND NEGATIVE WIND LOADS EQUAL TO 1.5 TIMES DESIGN WIND LOADS SPECIFIED BY LOCAL CODE WITHOUT DAMAGE OR PERMANENT SET, WHEN TESTED IN ACCORDANCE WITH ASTM E330, USING 10 SECOND DURATION OF MAXIMUM LOAD.
2. DOOR NOMINAL THICKNESS: 2 INCHES THICK.
3. EXTERIOR FINISH: PRE-FINISHED WITH BAKED ENAMEL OF COLOR AS SELECTED.
4. INTERIOR FINISH: PRE-FINISHED WITH BAKED ENAMEL OF COLOR AS SELECTED.
5. GLAZED LIGHTS: ONE GLAZED LIGHTS PER PANEL, LOCK SIDE OF DOOR, ONE ROW; SET IN PLACE WITH RESILIENT GLAZING CHANNEL.
6. OPERATION: PULL ROPE.
- B. DOOR PANELS: FLUSH STEEL CONSTRUCTION; OUTER STEEL SHEET OF 0.036 INCH (20 GAGE) THICK, RIBBED PROFILE; INNER STEEL SHEET OF 0.018 INCH (26 GAGE) THICK, FLAT PROFILE; CORE REINFORCEMENT OF 0.060 INCH THICK SHEET STEEL ROLL FORMED TO CHANNEL SHAPE, RABBETED WEATHER JOINTS AT MEETING RAILS; INSULATED.
- C. GLAZING: TYPE S-4 SPECIFIED IN SECTION 08-60-00.
- 2.03 DOOR COMPONENTS
- A. TRACK: ROLLED GALVANIZED STEEL, 0.120 INCH (11 GAGE) THICK; 3 INCH WIDE, CONTINUOUS ONE PIECE PER SIDE; GALVANIZED STEEL MOUNTING BRACKETS 1/4 INCH THICK.
- B. HINGE AND ROLLER ASSEMBLIES: HEAVY DUTY HINGES AND ADJUSTABLE ROLLER HOLDERS OF GALVANIZED STEEL; FLOATING HARDENED STEEL BEARING ROLLERS, LOCATED AT TOP AND BOTTOM OF EACH PANEL, EACH SIDE.
- C. LIFT MECHANISM: TORSION SPRING ON CROSS HEAD SHAFT, WITH BRAIDED GALVANIZED STEEL LIFTING CABLES.
1. FOR MANUAL OPERATION: REQUIRING MAXIMUM EXERTION OF 25 LBS FORCE TO OPEN.
2. SPRINGS RATED FOR 50,000 CYCLES.
- D. SILL WEATHERSTRIPPING: RESILIENT HOLLOW RUBBER STRIP, ONE PIECE; FITTED TO BOTTOM OF DOOR PANEL, FULL LENGTH CONTACT.
- E. JAMB WEATHERSTRIPPING: ROLL FORMED STEEL SECTION FULL HEIGHT OF JAMB, FITTED WITH RESILIENT WEATHERSTRIPPING, PLACED IN MODERATE CONTACT WITH DOOR PANELS.
- F. HEAD WEATHERSTRIPPING: EPDM RUBBER SEAL, ONE PIECE FULL LENGTH.
- G. PANEL JOINT WEATHERSTRIPPING: NEOPRENE FOAM SEAL, ONE PIECE FULL LENGTH.
- H. LOCK: INSIDE SIDE MOUNTED, ADJUSTABLE KEEPER, SPRING ACTIVATED LATCH BAR WITH FEATURE TO RETAIN IN LOCKED OR RETRACTED POSITION; INTERIOR HANDLE. MOUNT AT 60" ABOVE FINISH FLOOR.
- I. EACH DOOR TO HAVE FOOT PLATES.
- 2.04 MATERIALS
- A. SHEET STEEL: HOT-DIPPED GALVANIZED STEEL SHEET, ASTM A653/A653M, WITH G60/Z180 COATING, PLAIN SURFACE.
- B. INSULATION: RIGID POLYURETHANE, BONDED TO FACING.
1. R VALUE OF 17.5, MINIMUM.
2. SAME THICKNESS AS CORE FRAMING MEMBERS.

SECTION 11-13-16 LOADING DOCK SEALS AND SHELTERS

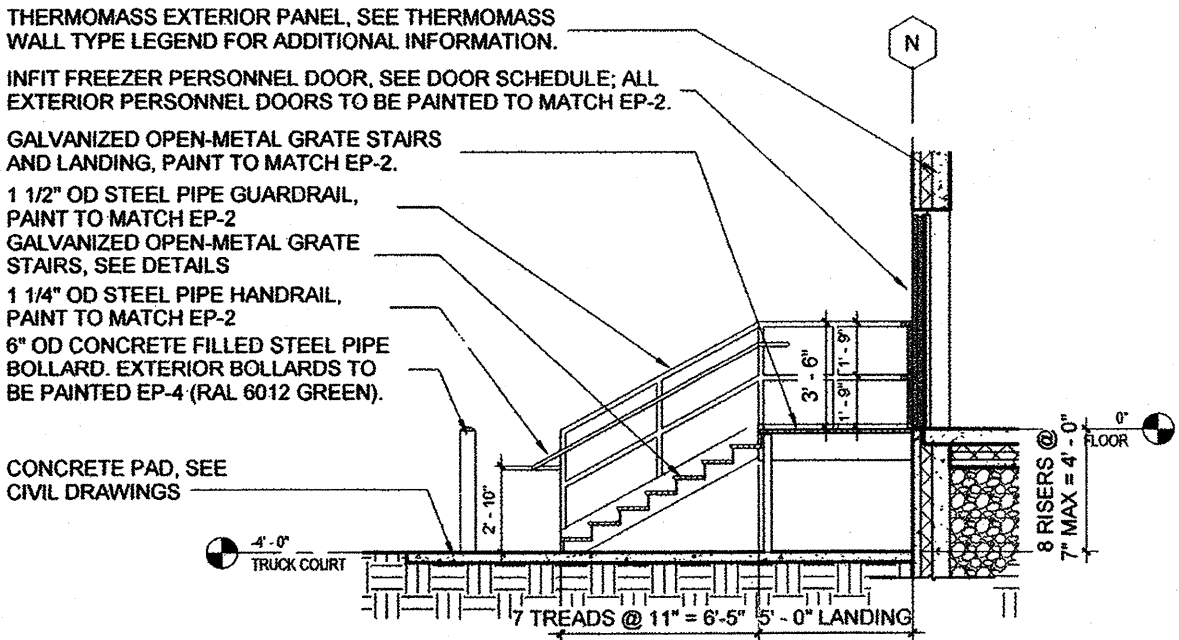
- 2.02 COMPONENTS
- A. STATIONARY DOCK SHELTER:
1. ROLL FORMED, GALVANIZED STEEL FRAME WITH STANDARD 2" X 4" SIDES & 2" X 6" RAKED TOP
2. OUTSIDE EDGE OF FACE CURTAINS CAPPED WITH ALUMINUM TRIM ANGLES
3. HEAD CURTAIN INCLUDES FIVE FIBERGLASS STAYS, FOUR OVERLAPPING WEAR PLEATS PER SIDE, & WIND STRAPS
4. SIDE CURTAINS INCLUDE CLOSED CELL NEOPRENE INSIDE SEALING EDGE & BOTTOM WEAR PANEL
5. STANDARD BASE UNIT FRAME PROJECTION: 24"
6. STANDARD I-BEAM PROTECTOR PROJECTION: 10"
7. EACH SHELTER INCLUDES ONE PAIR FOAM DRAFT PADS & ONE PAIR STRUCTURAL I-BEAM PROTECTORS
8. SHELTER SIDES COVERED WITH TRANSLUCENT WHITE VINYL, SHELTER TOP COVERED WITH BLACK VINYL
9. INCLUDE LIFT GATE REINFORCEMENT PACKAGE.
10. INCLUDE CORNER PADS TO PREVENT DAMAGE FROM LIFT GATES.

SECTION 05-51-00 METAL STAIRS

- 2.03 METAL STAIRS WITH GRATING TREADS
- A. JOINTING AND FINISH QUALITY LEVEL: SERVICE, AS DEFINED ABOVE.
- B. RISERS: OPEN.
- C. TREADS: STEEL BAR GRATING.
1. GRATING TYPE: WELDED.
2. BEARING BAR DEPTH: 3/4 INCH, MINIMUM.
3. TOP SURFACE: STANDARD.
4. NOSING: CHECKERED PLATE.
5. NOSING WIDTH: 1-1/4 INCH, MINIMUM.
6. ANCHORAGE TO STRINGERS: END PLATES WELDED TO GRATING, BOLTED TO STRINGERS.
- D. STRINGERS: ROLLED STEEL CHANNELS.
1. STRINGER DEPTH: 10 INCHES.
2. END CLOSURE: SHEET STEEL OF SAME THICKNESS AS RISERS WELDED ACROSS ENDS.
- E. LANDINGS: SAME CONSTRUCTION AS TREADS, SUPPORTED AND REINFORCED AS REQUIRED TO ACHIEVE DESIGN LOAD CAPACITY.
- F. RAILINGS: STEEL PIPE RAILINGS.
- G. FINISH: GALVANIZED AFTER FABRICATION.

SECTION 05-52-13 PIPE AND TUBE RAILINGS

- 2.02 STEEL RAILING SYSTEM
- A. STEEL PIPE: ASTM A 53/A 53M, GRADE B SCHEDULE 40, SEE DRAWINGS FOR FINISH.
- B. WELDING FITTINGS: FACTORY- OR SHOP-WELDED FROM MATCHING PIPE OR TUBE; SEAMS CONTINUOUSLY WELDED; JOINTS AND SEAMS GROUND SMOOTH.
- C. EXPOSED FASTENERS: FLUSH COUNTERSUNK SCREWS OR BOLTS; CONSISTENT WITH DESIGN OF RAILING.
- D. STRAIGHT SPLICE CONNECTORS: STEEL WELDING COLLARS.
- E. GALVANIZING: IN ACCORDANCE WITH REQUIREMENTS OF ASTM A123/A123M.
1. TOUCH-UP PRIMER FOR GALVANIZED SURFACES: ZRC GALVILITE AS MANUFACTURED BY ZRC WORLDWIDE.
- F. SHOP AND TOUCH-UP PRIMER: SSPC 15, TYPE 1, GRAY OXIDE, COMPLYING WITH VOC LIMITATIONS OF AUTHORITIES HAVING JURISDICTION.



2
28
1/4" = 1'-0"

SECTION - WEST DOCK STAIR, TYP.

NO.	REVISION	BY	DATE	APPR
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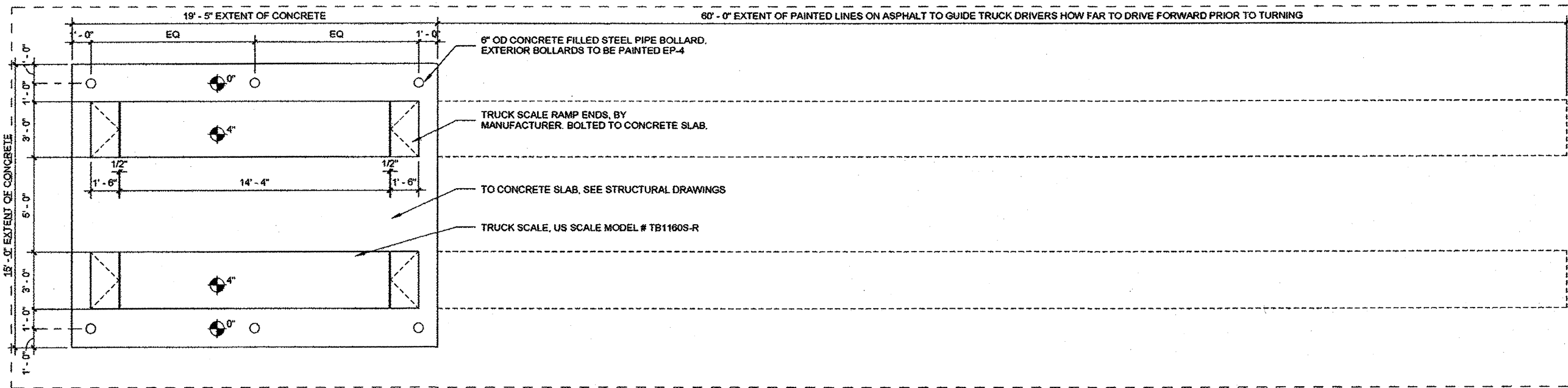
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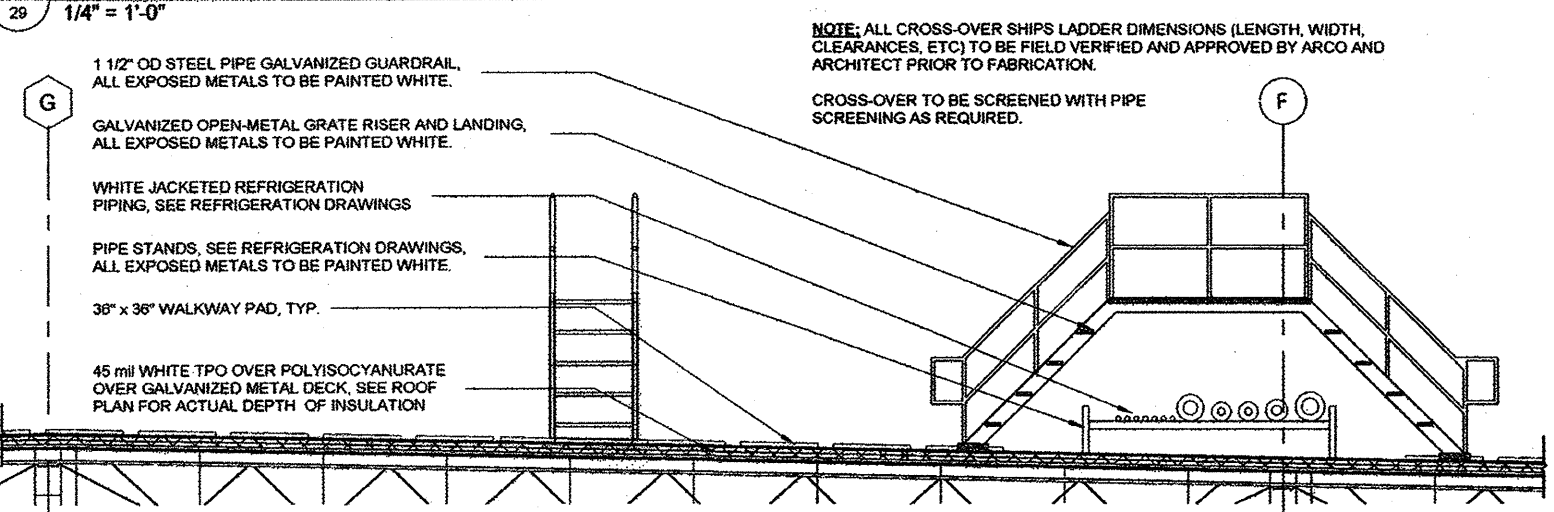
UNFIAT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
ARCHITECTURAL DETAILS SHEET

PROJECT NO.
RPA #2011155.00
DRAWING NAME
DETAILS
28

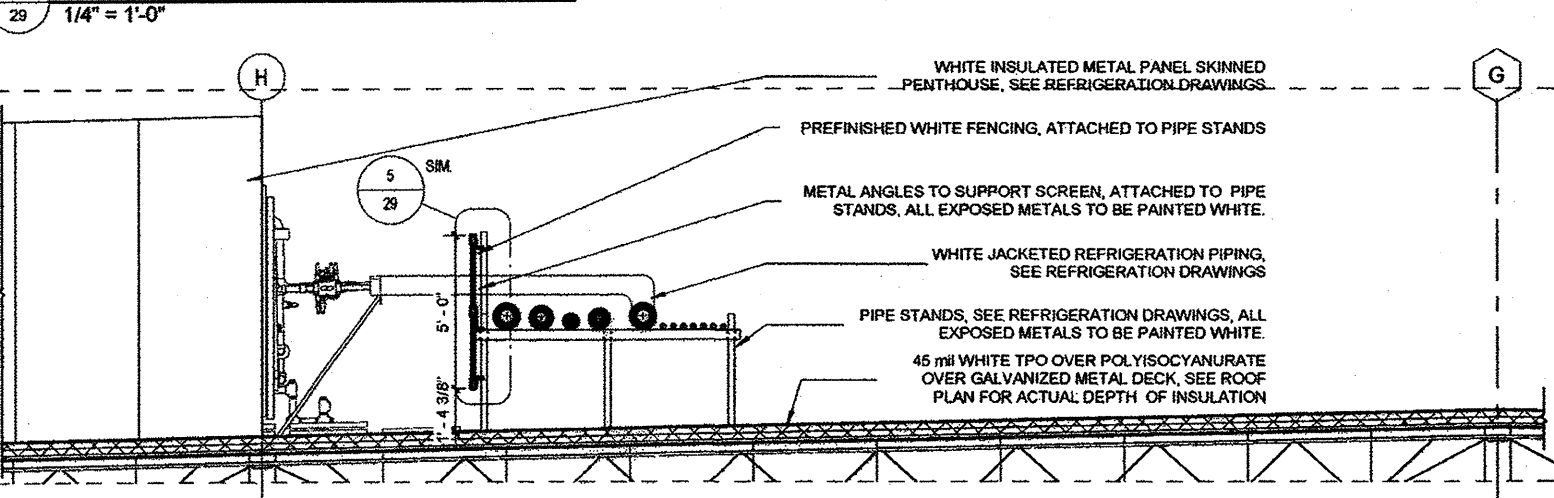


- SECTION 11-14-51
TRUCK SCALE**
- 2.01 BASE BID MANUFACTURER**
A. US SCALE, MODEL TB1160S-R, WWW.USSCALE.COM.
B. OTHER ACCEPTABLE MANUFACTURERS.
1. SUBSTITUTIONS: SEE SECTION 01-60-00 - PRODUCT REQUIREMENTS.
- 2.02 SCALE SYSTEM**
A. PROVIDE A COMPLETE WEIGHING SYSTEM INCLUDING TREAD PLATES, LOAD CELLS AND RAMPS FOR "DRIVE-ON" WEIGH SCALE WITH READ OUT PROVIDED IN MAINTENANCE OFFICE.
B. SCALE TO BE LOCATED AT TRUCK MAINTENANCE FACILITY.
- 2.03 PRINTER**
A. THE PRINTER SHALL BE HOUSED IN A SUITABLE ENCLOSURE FOR DESKTOP MOUNTING.
B. THE PRINTER SHALL INTERFACE WITH THE SCALE INSTRUMENT USING A SINGULAR CABLE WITH QUICK CONNECTORS ON EACH END AND SHALL NOT REQUIRE ANY MODIFICATIONS TO THE INSTRUMENT OR PRINTER.
C. THE PRINTER SHALL BE CAPABLE OF PRINTING ALL INFORMATION SENT FROM THE SCALE INSTRUMENT INCLUDING:
1. GROSS, TARE, AND NET WEIGHTS
2. TIME AND DATE
3. TRANSACTION COUNTER NUMBER
4. 12 DIGIT NUMERIC I.D.
- 2.04 JUNCTION BOXES AND CABLES**
A. ALL JUNCTION BOXES SHALL BE NEMA 4X RATED AND CONSTRUCTED OF STAINLESS STEEL.
B. JUNCTION BOXES SHALL BE ACCESSIBLE FOR INSPECTION AND MAINTENANCE FROM THE TOP OF THE SCALE PLATFORM.
C. LOAD CELL AND SCALE PLATFORM TO SCALE INSTRUMENT CABLES SHALL BE STAINLESS STEEL SHEATHED FOR ENVIRONMENTAL AND RODENT PROTECTION.
- 3.01 EXAMINATION**
A. VERIFY THAT CONCRETE FOUNDATION IS READY TO RECEIVE WORK AND DIMENSIONS ARE AS INDICATED ON SHOP DRAWINGS.
B. VERIFY THAT ALL CONDUITS ARE IN PLACE AND CORRECTLY RUN.
C. VERIFY THAT ROUGH-IN ELECTRICAL CHARACTERISTICS ARE AS REQUIRED FOR PROPER OPERATION.
- 3.02 INSTALLATION**
A. INSTALL IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.
- 3.03 STARTING EQUIPMENT AND SYSTEMS**
A. PROVIDE MANUFACTURER'S FIELD REPRESENTATIVE TO PREPARE AND START SYSTEMS.
B. ADJUST FOR PROPER OPERATION WITHIN MANUFACTURER'S PUBLISHED TOLERANCES.
C. DEMONSTRATE PROPER OPERATION OF SYSTEM TO UNFIS DESIGNATED REPRESENTATIVE.

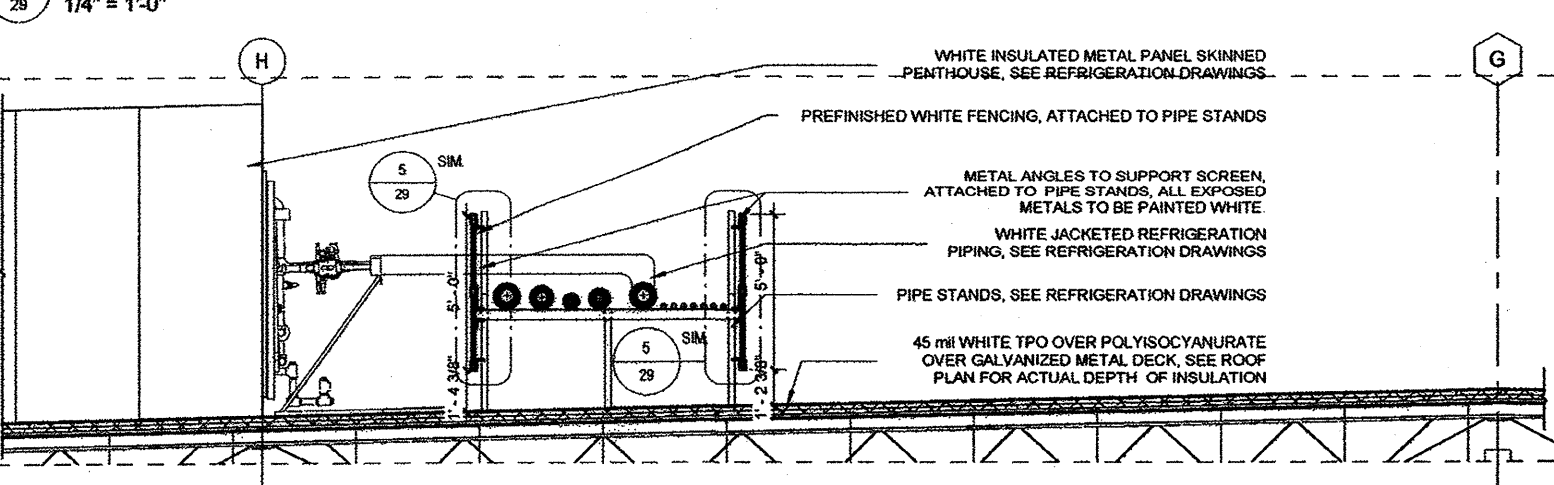
1 DETAIL - TRUCK SCALE



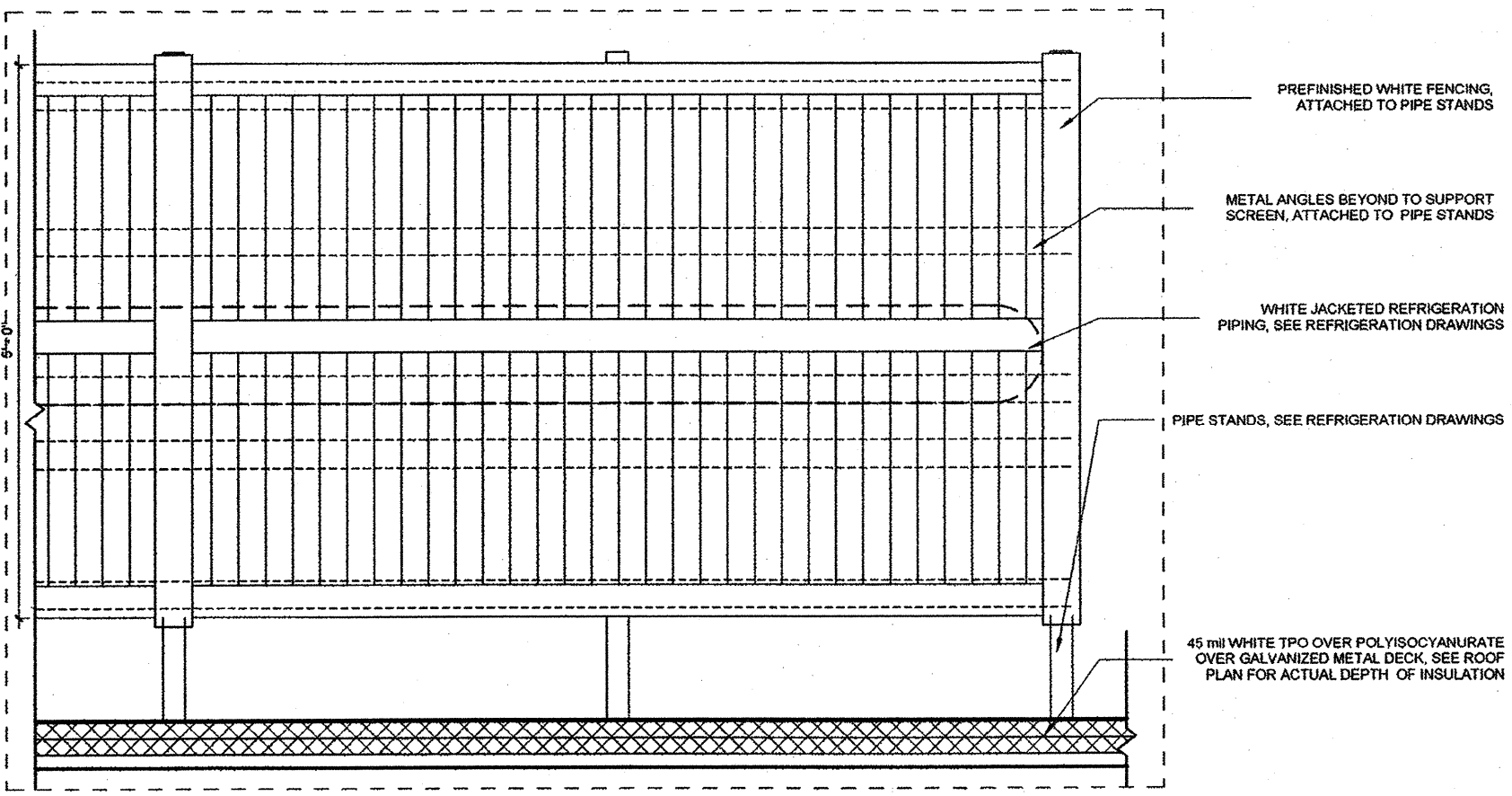
2 DETAIL - PIPES @ GRID 4



3 DETAIL - PIPES @ GRIDS 8, 11



4 DETAIL - PIPES @ GRID 17



5 DETAIL - ROOF PIPE SCREEN

1	COMMENTS	BT	06/05/12	NO.	REVISION	BY	DATE	APPR
2	COMMENTS	BT	06/05/12					
3	COMMENTS	BT	07/16/12					

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DESIGNED BY: BT
DRAWN BY: BT
CHECKED BY: BT
DATE: 05/11/12

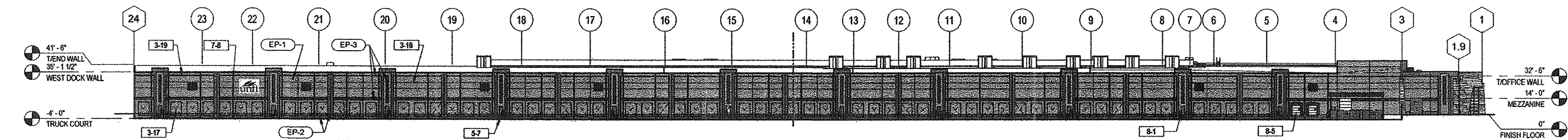
UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
ARCHITECTURAL DETAILS SHEET

PROJECT NO.
RPA #2011155.00

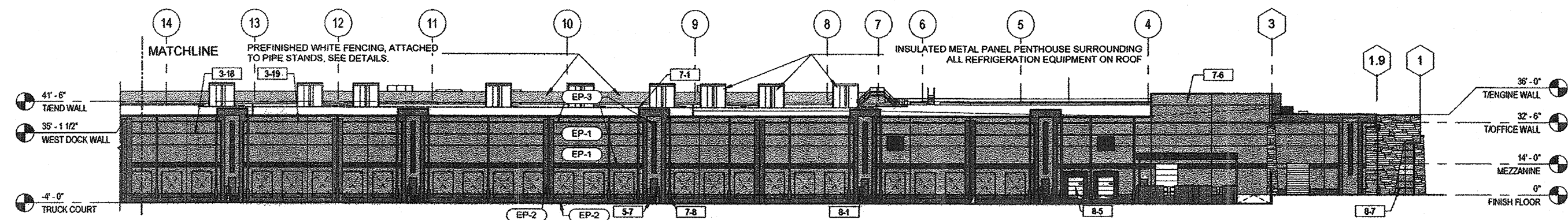
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DETAILS

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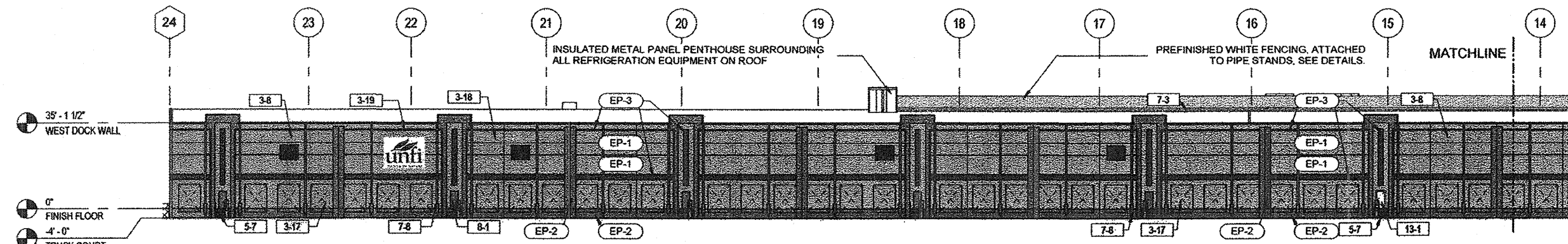
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1
31
OVERALL WEST ELEVATION
1" = 50'-0"



2
31
WEST ELEVATION - SOUTH HALF
1/32" = 1'-0"



3
31
WEST ELEVATION - NORTH HALF
1/32" = 1'-0"

PAINT LEGEND				
TAG	KEY	COLOR	MANUF.	LOCATION
EP-1		UNIVERSAL KHAKI	SW 6150	FIELD
EP-2		QUIVER TAN	SW 6151	ACCENT
EP-3		ROCK GARDEN	SW 6195	ACCENT
EP-4		BLACK GREEN	RAL 6012	ACCENT
ST-1		ALPINE HARVEST LEDGESTONE	CULTURED STONE	OFFICE / ACCENT
ST-2		ALPINE CHARDONNAY LEDGESTONE	CULTURED STONE	OFFICE / ACCENT
NOTE: ALL COLORS TO BE APPROVED BY OWNER BEFORE APPLICATION				

CONDITIONS OF APPROVAL:

STANDARD FIELD PANEL: PRIOR TO APPLICATION OF ANY FINISHES E.G. PAINT, STONE, METALS, SCREENING, YOU SHALL INSTALL A FIELD PANEL INCLUDING ALL PROPOSED EXTERIOR FINISHES FOR INSPECTION AND APPROVAL BY THE GPDRC;

ROOFTOP MECHANICAL AND PIPING SCREENING FIELD PANEL AND INSPECTIONS: PRIOR TO FULL INSTALLATION OF ANY PROPOSED SCREENING OF THE ROOFTOP REFRIGERANT PIPING, YOU SHALL PREPARE A ROOFTOP FIELD PANEL USING BOTH OF THE TWO PROPOSED ALTERNATIVE SCREENING MATERIALS E.G. VINYL FENCE AND EXPANDED METAL AND SCHEDULE A TOUR AMONG THE GPDRC, CITY OF AURORA, AND UNFI REPRESENTATIVES TO DETERMINE (1) THE MOST SUITABLE SCREENING MATERIAL AND IF THE EXTENT OF THE PROPOSED SCREENING MATERIALS AS SHOWN ON THE PLANS IS SUFFICIENT TO EFFECTIVELY SCREEN THE REFRIGERANT PIPING AND TO CREATE THE APPEARANCE OF A "SINGLE" SCREENED ASSEMBLY AMONG THE INDIVIDUAL PENTHOUSES LOCATED ON THE ROOF. SAID DETERMINATION OF EFFECTIVENESS TO BE MADE FROM, AT MINIMUM, THE BELOW LISTED VANTAGE POINTS:

THE OVERPASS AT 48TH AVENUE AND PENNA BOULEVARD;
THE NORTH PROPERTY LINE OF GATEWAY PARK IMMEDIATELY NORTH OF THE NORTH BUILDING WALL;
THE OVERPASS OF AIRPORT BOULEVARD AND INTERSTATE 70;
THE INTERSECTION OF TOWER ROAD AND E. 40TH AVENUE;
THE LOCATION OF THE NORTH PROPERTY LINE OF GATEWAY PARK AND TOWER ROAD;
E. 40TH AVENUE IMMEDIATELY ADJACENT TO THE PROJECT SITE;
ROTH DISTRIBUTION PARKING LOT;
GOLDBUG PARKING LOT.

KEYNOTE LEGEND..	
KEY	TEXT
3-8	THERMOMASS EXTERIOR PANEL, SEE THERMOMASS WALL TYPE LEGEND
3-17	KNOCK-OUT FOR FUTURE OPENING
3-18	CONCRETE 1 1/2" TYPE "A" "V" REVEAL
3-19	CONCRETE 5 1/2" TYPE "B" REVEAL
5-7	GALVANIZED OPEN-METAL GRATE STAIRS, SEE DETAILS FOR PAINT COLORS
7-1	45 mil WHITE TPO OVER TWO LAYERS OF 3" & ONE LAYER OF 2" POLYISOCYANURATE (R-48 MIN.) OVER GALVANIZED METAL DECK (FREEZER & COOLER)
7-3	45 mil WHITE TPO OVER TWO LAYERS OF 1.75" POLYISOCYANURATE (R-20 MIN.) OVER PRIME-PAINTED METAL DECK (OFFICE/DRY)
7-6	PRE-FINISHED ALUMINUM COPING, COLOR TO BE EP-3 ON MAIN BUILDING, COLOR TO BE EP-1 ON OFFICE
7-8	PRE-FINISHED ALUMINUM FULLY-ENCLOSED DOWNSPOUT, SEE SCUPPER/DOWNSPOUT FOR SIZING, COLOR TO BE EP-2, U.N.O.
8-1	HOLLOW METAL PERSONNEL DOOR, SEE DOOR SCHEDULE
8-5	INSULATED OVERHEAD DOCK SECTIONAL DOOR, SEE DOOR SCHEDULE
8-7	YKK AP ALUMINUM STOREFRONT FRAME WITH PPG DURANAR COATING TO MATCH EP-3 WITH TEMPERED INSULATED GLAZING WITH PPG ATLANTICA COATING (GREEN TINT), SEE DETAILS
13-1	INFIT COOLER / FREEZER PERSONNEL DOOR, SEE DOOR SCHEDULE

NO.	REVISION	BY	DATE	APPR.
1	COMMENTS	BT	04/19/12	
2	COMMENTS	BT	05/09/12	
3	COMMENTS	BT	05/11/12	
4	COMMENTS	BT	06/06/12	
5	COMMENTS	BT	06/29/12	
6	COMMENTS	BT	07/16/12	



RANDALL
PAULSON
architects

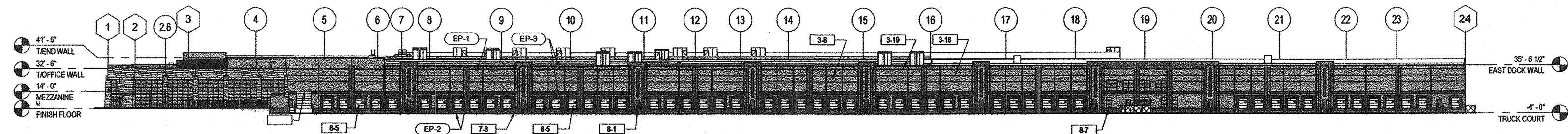
200 West 1st Street, Suite 200
Reno, NV 89501
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architects@randallpaulson.com

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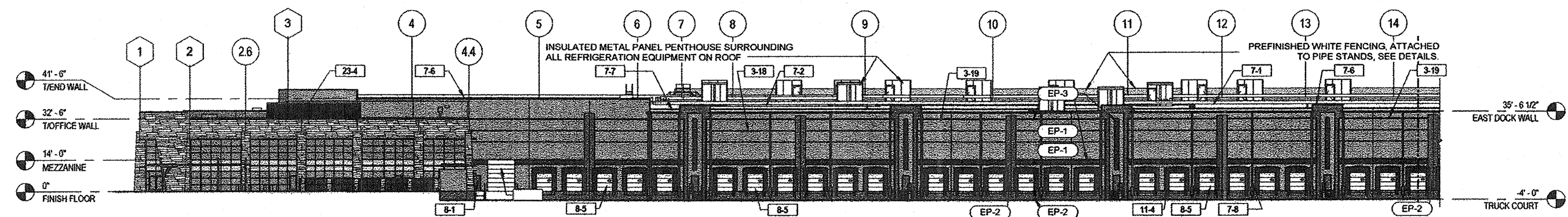
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DRAWN BY: BT
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DATE: 03/02/2012

UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
BUILDING ELEVATIONS

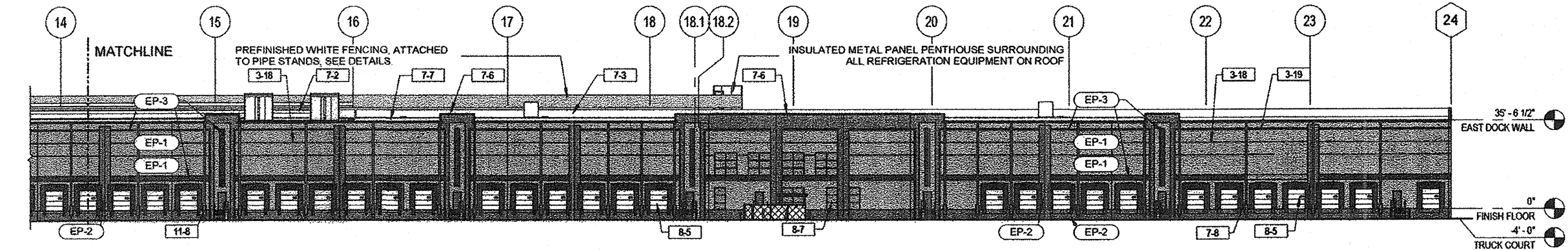
PROJECT NO.
RPA #201155.00
DRAWING NAME
ELEVATIONS



1 OVERALL EAST ELEVATION
1" = 50'-0"



2 EAST ELEVATION - SOUTH HALF
1/32" = 1'-0"



3 EAST ELEVATION - NORTH HALF
1/32" = 1'-0"

PAINT LEGEND				
TAG	KEY	COLOR	MANUF.	LOCATION
EP-1		UNIVERSAL KHAKI	SW 6150	FIELD
EP-2		QUIVER TAN	SW 6151	ACCENT
EP-3		ROCK GARDEN	SW 6195	ACCENT
EP-4		BLACK GREEN	RAL 0012	ACCENT
ST-1		ALPINE HARVEST LEDGESTONE	CULTURED STONE	OFFICE / ACCENT
ST-2		ALPINE CHARDONWAY LEDGESTONE	CULTURED STONE	OFFICE / ACCENT
NOTE: ALL COLORS TO BE APPROVED BY OWNER BEFORE APPLICATION				

CONDITIONS OF APPROVAL:

STANDARD FIELD PANEL: PRIOR TO APPLICATION OF ANY FINISHES E.G. PAINT, STONE, METALS, SCREENING, YOU SHALL INSTALL A FIELD PANEL INCLUDING ALL PROPOSED EXTERIOR FINISHES FOR INSPECTION AND APPROVAL BY THE GPDRC;

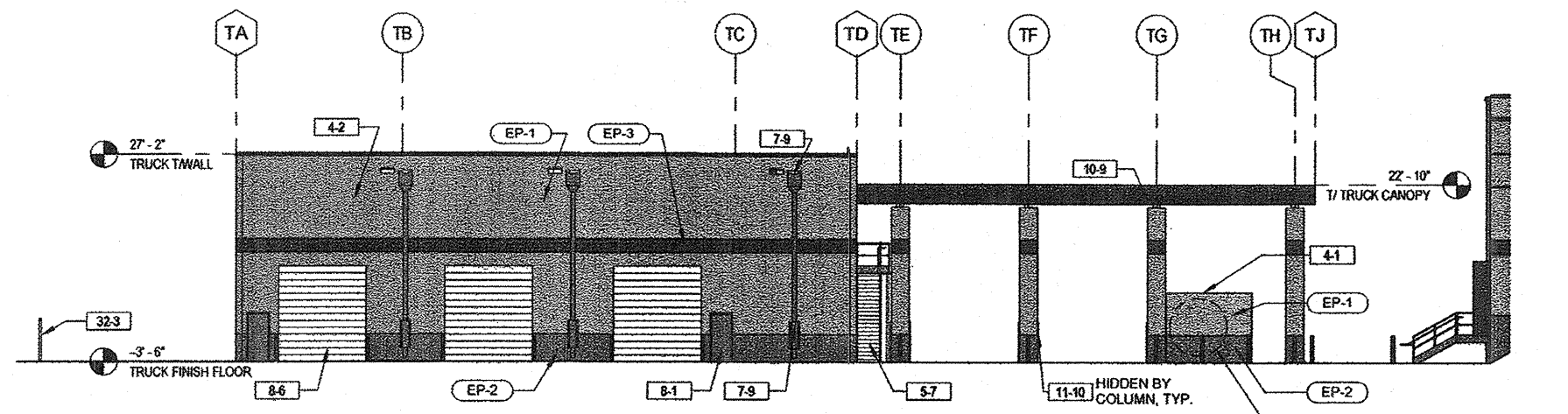
ROOFTOP MECHANICAL AND PIPING SCREENING FIELD PANEL AND INSPECTIONS: PRIOR TO FULL INSTALLATION OF ANY PROPOSED SCREENING OF THE ROOFTOP REFRIGERANT PIPING, YOU SHALL PREPARE A ROOFTOP FIELD PANEL USING BOTH OF THE TWO PROPOSED ALTERNATIVE SCREENING MATERIALS E.G. VINYL FENCE AND EXPANDED METAL AND SCHEDULE A TOUR AMONG THE GPDRC, CITY OF AURORA, AND UNFI REPRESENTATIVES TO DETERMINE (1) THE MOST SUITABLE SCREENING MATERIAL AND IF THE EXTENT OF THE PROPOSED SCREENING MATERIALS AS SHOWN ON THE PLANS IS SUFFICIENT TO EFFECTIVELY SCREEN THE REFRIGERANT PIPING AND TO CREATE THE APPEARANCE OF A "SINGLE" SCREENED ASSEMBLY AMONG THE INDIVIDUAL PENTHOUSES LOCATED ON THE ROOF. SAID DETERMINATION OF EFFECTIVENESS TO BE MADE FROM, AT MINIMUM, THE BELOW LISTED VANTAGE POINTS:
THE OVERPASS AT 48TH AVENUE AND PEÑA BOULEVARD;
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THE OVERPASS OF AIRPORT BOULEVARD AND INTERSTATE 70;
THE INTERSECTION OF TOWER ROAD AND E. 40TH AVENUE;
THE LOCATION OF THE NORTH PROPERTY LINE OF GATEWAY PARK AND TOWER ROAD;
E. 40TH AVENUE IMMEDIATELY ADJACENT TO THE PROJECT SITE;
ROTH DISTRIBUTION PARKING LOT;
GOLDBUG PARKING LOT.

KEYNOTE LEGEND..	
KEY	TEXT
3-8	THERMOMASS EXTERIOR PANEL, SEE THERMOMASS WALL TYPE LEGEND
3-18	CONCRETE 1 1/2" TYPE "A" V REVEAL
3-19	CONCRETE 5 1/2" TYPE "B" REVEAL
7-1	45 mil WHITE TPO OVER TWO LAYERS OF 3" & ONE LAYER OF 2" POLYISOCYANURATE (R-48 MIN.) OVER GALVANIZED METAL DECK (FREEZER & COOLER)
7-2	45 mil WHITE TPO OVER TWO LAYERS OF 2.5" POLYISOCYANURATE (R-30 MIN.) OVER GALVANIZED METAL DECK (FUTURE COOLER)
7-3	45 mil WHITE TPO OVER TWO LAYERS OF 1.75" POLYISOCYANURATE (R-20 MIN.) OVER PRIME-PAINTED METAL DECK (OFFICE/DRY)
7-6	PRE-FINISHED ALUMINUM COPING, COLOR TO BE EP-3 ON MAIN BUILDING, COLOR TO BE EP-1 ON OFFICE
7-7	PRE-FINISHED ALUMINUM GUTTER, SEE SCUPPER/DOWNSPOUT NOTES FOR SIZING, COLOR TO BE EP-3
7-8	PRE-FINISHED ALUMINUM FULLY ENCLOSED DOWNSPOUT, SEE SCUPPER/DOWNSPOUT FOR SIZING, COLOR TO BE EP-2, U.N.O.
8-1	HOLLOW METAL PERSONNEL DOOR, SEE DOOR SCHEDULE
8-5	INSULATED OVERHEAD DOCK SECTIONAL DOOR, SEE DOOR SCHEDULE
8-7	YKK AP ALUMINUM STOREFRONT FRAME WITH PPG DURANAR COATING TO MATCH EP-3 WITH TEMPERED INSULATED GLAZING WITH PPG ATLANTICA COATING (GREEN TINT), SEE DETAILS
11-4	DOCK DOOR SHELTER, SEE MANUFACTURER'S DETAILS
11-8	4' TALL, 1/4" BENT-PLATE DOWNSPOUT PROTECTOR, PAINTED TO MATCH DOWNSPOUT
23-4	SPINNER CORRUGATED SLIDING PANEL OFFICE RTU SCREENING, SEE MANUFACTURER'S DETAILS

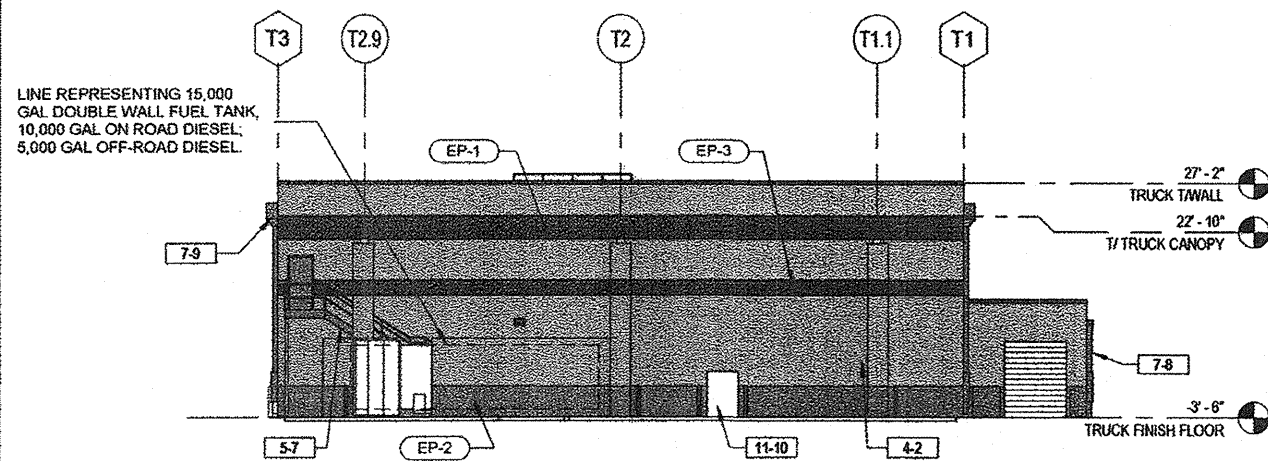
UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
BUILDING ELEVATIONS

PROJECT NO.
RPA #2011155.00
DRAWING NAME
ELEVATIONS

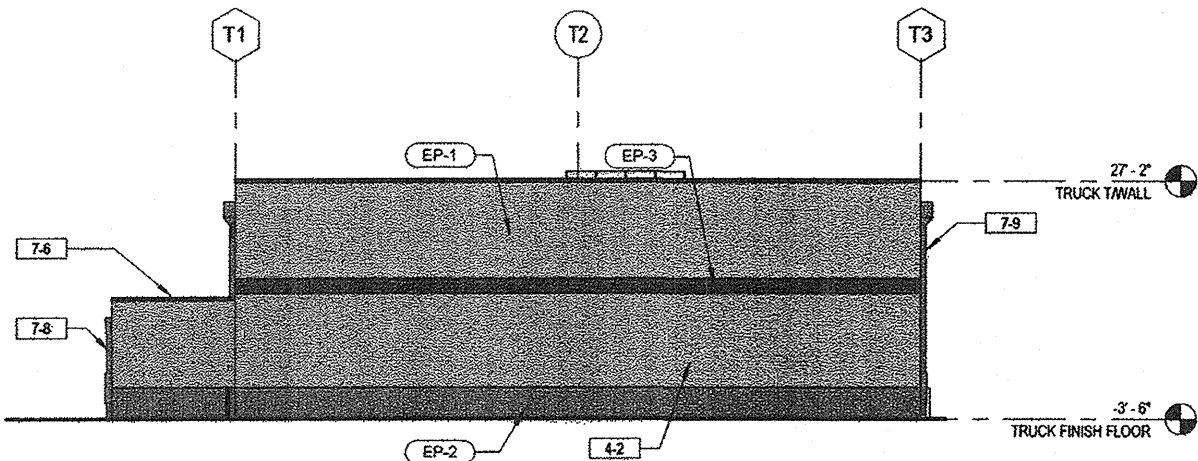
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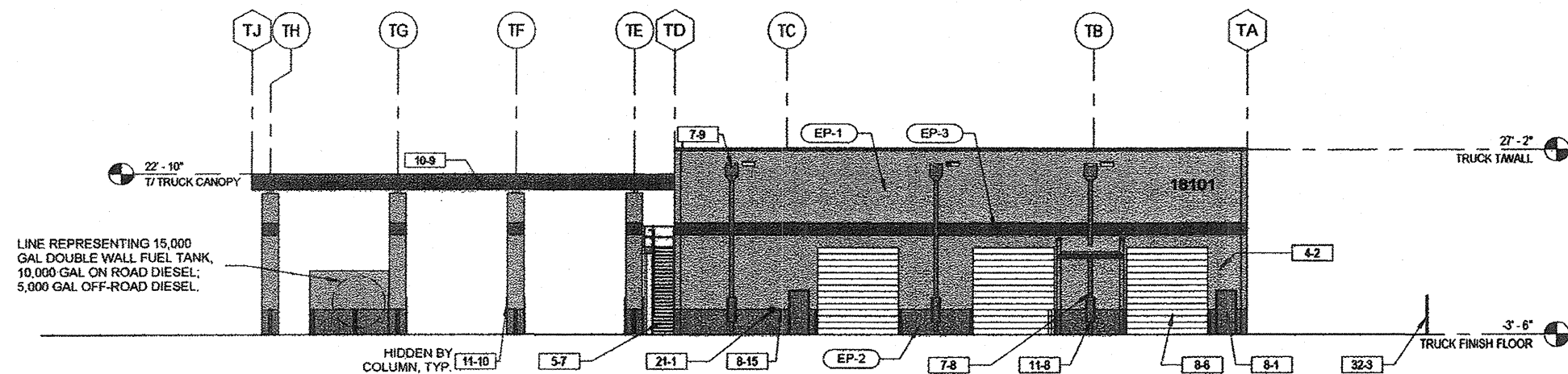
1 NORTH ELEVATION - TRUCK MAINTENANCE
1/16" = 1'-0"



2 WEST ELEVATION - TRUCK MAINTENANCE
1/16" = 1'-0"



3 EAST ELEVATION - TRUCK MAINTENANCE
1/16" = 1'-0"



4 SOUTH ELEVATION - TRUCK MAINTENANCE
1/16" = 1'-0"

PAINT LEGEND				
TAG	KEY	COLOR	MANUF.	LOCATION
EP-1		UNIVERSAL KHAKI	SW 6150	FIELD
EP-2		QUIVER TAN	SW 6151	ACCENT
EP-3		ROCK GARDEN	SW 6195	ACCENT
EP-4		BLACK GREEN	RAL 6012	ACCENT
ST-1		ALPINE HARVEST LEDGESTONE	CULTURED STONE	OFFICE / ACCENT
ST-2		ALPINE CHARDONNAY LEDGESTONE	CULTURED STONE	OFFICE / ACCENT
NOTE: ALL COLORS TO BE APPROVED BY OWNER BEFORE APPLICATION				

KEYNOTE LEGEND..	
KEY	TEXT
4-1	8" NOMINAL CMU WALL, SEE STRUCTURAL DRAWINGS AND DETAILS
4-2	12" NOMINAL CMU WALL, SEE STRUCTURAL DRAWINGS AND DETAILS
5-7	GALVANIZED OPEN-METAL GRATE STAIRS, SEE DETAILS FOR PAINT COLORS
7-6	PRE-FINISHED ALUMINUM COPING, COLOR TO BE EP-3 ON MAIN BUILDING, COLOR TO BE EP-1 ON OFFICE
7-8	PRE-FINISHED ALUMINUM FULLY-ENCLOSED DOWNSPOUT, SEE SCUPPER/DOWNSPOUT FOR SIZING, COLOR TO BE EP-2, U.N.O.
7-9	PRE-FINISHED ALUMINUM SCUPPER, SEE SCUPPER/DOWNSPOUT FOR SIZING, COLOR TO BE EP-3.
8-1	HOLLOW METAL PERSONNEL DOOR, SEE DOOR SCHEDULE
8-6	OVERHEAD COILING DOOR, SEE DOOR SCHEDULE
8-15	KNOX BOX - FINAL LOCATION(S) TO MATCH THE APPROVED PLANNING DEPARTMENT SITE PLAN
10-9	PRE-MANUFACTURED METAL CANOPY AT TRUCK MAINTENANCE BUILDING, COLOR TO MATCH EP-4
11-8	4" TALL, 1/4" BENT-PLATE DOWNSPOUT PROTECTOR, PAINTED TO MATCH DOWNSPOUT
11-10	FUEL DISPENSER
21-1	FIRE DEPARTMENT CONNECTION - FINAL LOCATION TO MATCH THE APPROVED PLANNING DEPARTMENT SITE PLAN
32-3	6" HIGH BLACK VINYL FENCE

UNFIAT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
BUILDING ELEVATIONS

PROJECT NO.
RPA #2011155.00
DRAWING NAME
ELEVATIONS

33

REVISION

NO.	REVISION	BY	DATE	APPR.
1	COMMENTS	BT	04/18/12	
2	COMMENTS	BT	05/08/12	
3	COMMENTS	BT	05/11/12	
4	COMMENTS	BT	06/01/12	
5	COMMENTS	BT	06/28/12	
6	COA SITE PLAN/CLAR	BT	07/06/12	

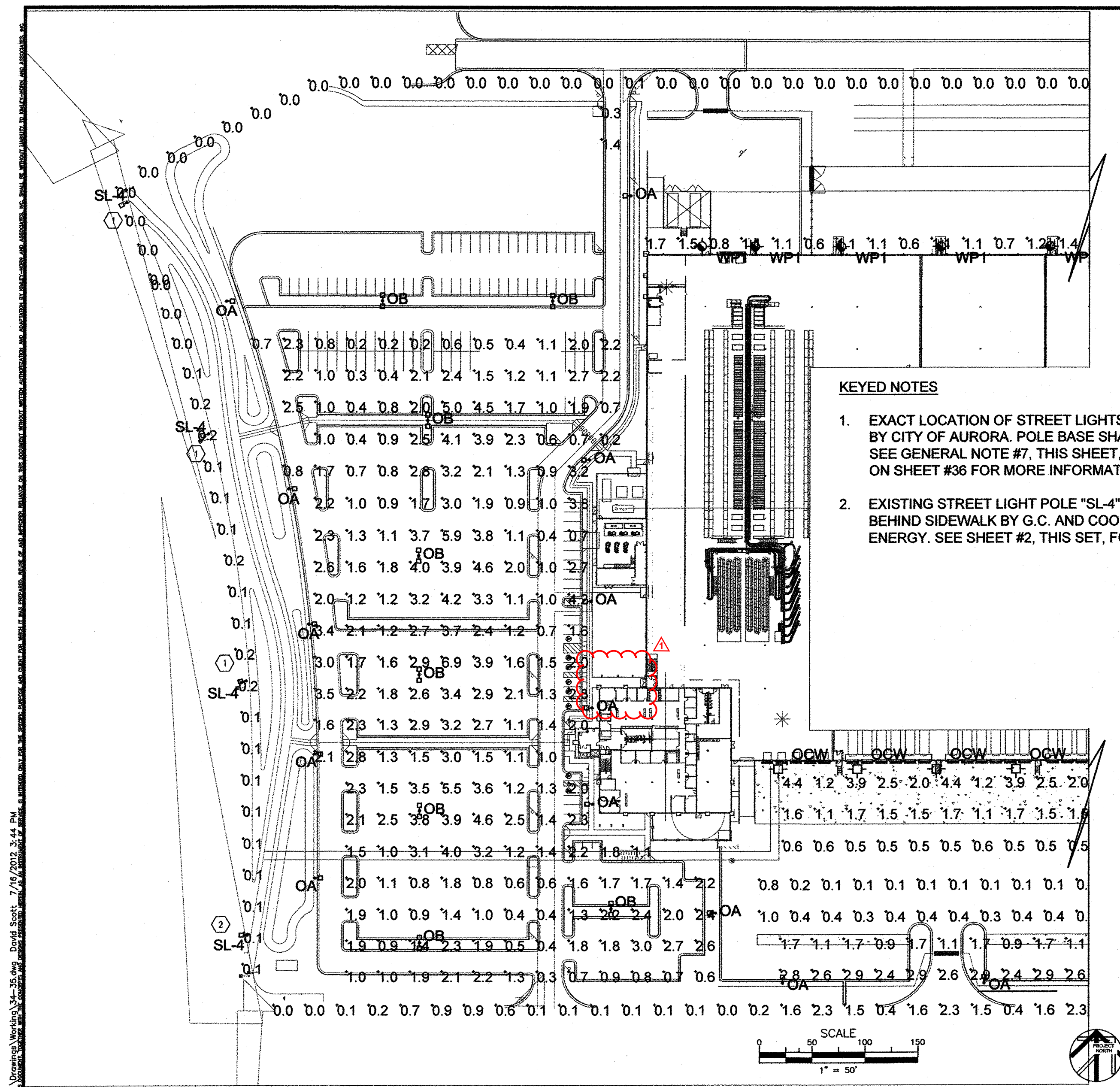
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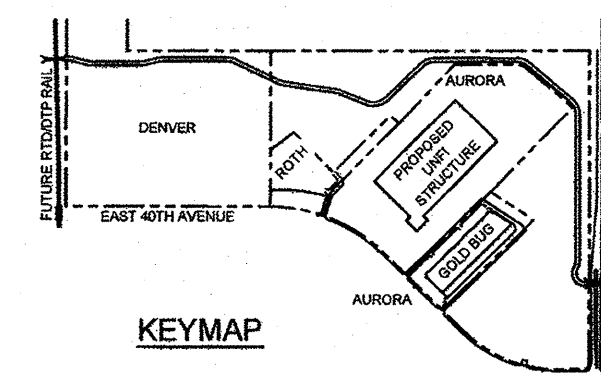
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DATE: 03/02/2012

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KEYED NOTES

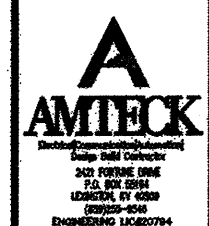
1. EXACT LOCATION OF STREET LIGHTS "SL-4" TO BE DETERMINED BY CITY OF AURORA. POLE BASE SHALL BE FLUSH WITH GRADE. SEE GENERAL NOTE #7, THIS SHEET, AND POLE BASE DETAIL ON SHEET #36 FOR MORE INFORMATION.
2. EXISTING STREET LIGHT POLE "SL-4" TO BE RELOCATED TO BEHIND SIDEWALK BY G.C. AND COORDINATED WITH XCEL ENERGY. SEE SHEET #2, THIS SET, FOR MORE INFORMATION.



GENERAL NOTES

1. COLOR OF ALL SITE AND STREET LIGHT POLES, ARMS, BASES AND BOLT COVERS, ETC SHALL BE "DENVER FEDERAL GREEN #RAL 6012.
2. HEIGHT OF SITE POLE AND BASE SHALL NOT EXCEED 25'-0" FROM FINISHED GRADE. STREET POLES SHALL NOT EXCEED 33'6".
3. ALL SITE AND STREET LIGHT FIXTURE HEADS SHALL BE "HOCKEY-PUCK" STYLE.
4. BRAND OF LIGHT FIXTURES SHALL BE AS LISTED OR EQUAL WITH APPROVAL OF ENGINEER.
5. CONTRIBUTION OF ILLUMINANCE FROM THE STREET LIGHT POLES FACING 40TH AVENUE AND THE PRIVATE DRIVE ARE NOT INCLUDED IN THESE CALCULATIONS.
6. EXIT DISCHARGE LIGHTING SHALL MEET THE REQUIREMENTS OF IBC 2009, SECTION 1006.
7. STREET LIGHTS SHALL BE FUNDED BY THE DEVELOPER, INSTALLATION COORDINATED WITH XCEL ENERGY BY THE DEVELOPER AND INSTALLED BY XCEL. STREET LIGHTS SHALL BE OPERATING PRIOR TO ISSUANCE OF A CERT. OF OCCUPANCY.

NO.	COMMENT	RESPONSE	DATE
1	GRDC SUBMITTAL	BY	4/20
2	GRDC SUBMITTAL	BY	5/9
3	COA RESUBMITTAL	BY	5/11
4	COA RESUBMITTAL	BY	6/8
5	GRDC SUBMITTAL	BY	6/29
6	COA SITE PLAN MYLAR	BY	7/16
7	MINOR AMENDMENT	JMD	5/20/24



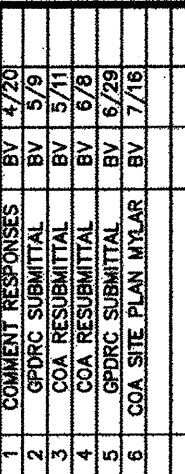
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DRAWN BY: DLS
CHECKED BY:
DATE:

UNFIAT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
SITE AND STREET LIGHTING

096259000

SITE AND STREET
LIGHTING PLAN





A
AMTECK
Division of American Steel & Tube Company
Design-Build Contractor
2421 FORKLINE DRIVE
P.O. BOX 50704
LEWISTON, NY 14600
(609) 255-6543
ENGINEERING LIC#07954

- DESIGNED BY: DLS
DRAWN BY: DLS
CHECKED BY:
DATE:

096259000






35



STATISTICS

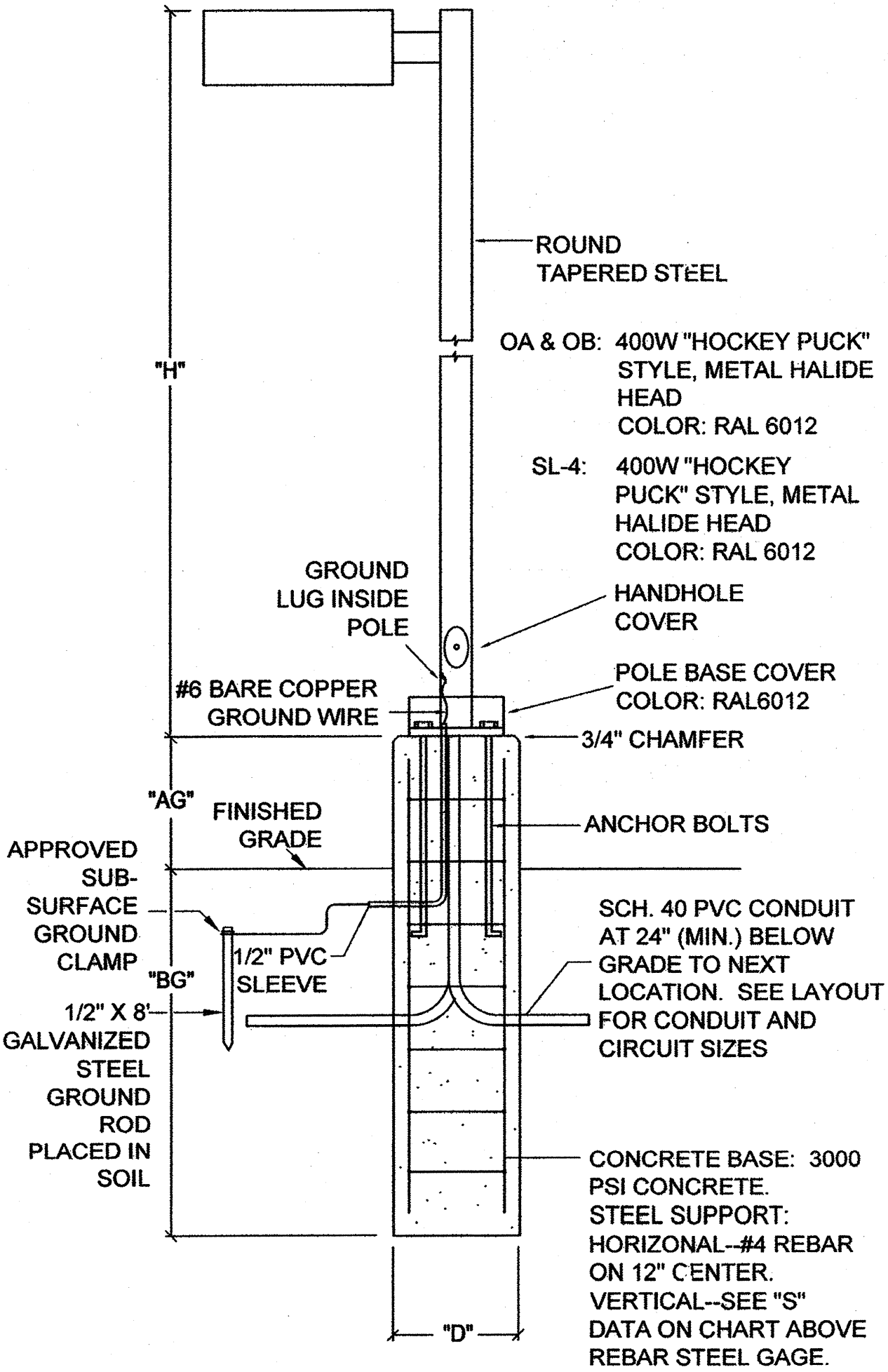
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Car Parking	+	1.9 fc	6.9 fc	0.2 fc	34.5:1	9.5:1
Docks	+	1.6 fc	4.4 fc	0.5 fc	8.8:1	3.2:1
Docks - Manuevering Area	+	0.2 fc	1.0 fc	0.1 fc	10.0:1	2.0:1
Exit Discharge - North	+	2.1 fc	3.2 fc	0.9 fc	3.6:1	2.3:1
Exit Discharge - Northeast	+	4.1 fc	4.3 fc	3.8 fc	1.1:1	1.1:1
Horizontal Illuminance @ South Pty Line	+	0.68 fc	6.64 fc	0.00 fc	N/A	N/A
North Driveway	+	0.8 fc	1.4 fc	0.3 fc	4.7:1	2.7:1
North to East Roadway	+	0.1 fc	0.7 fc	0.0 fc	N/A	N/A
Pedestrian Walkway	+	2.2 fc	6.0 fc	0.0 fc	N/A	N/A
Perimeter - North & East	+	1.3 fc	3.1 fc	0.5 fc	6.2:1	2.6:1
Trailer Storage Area	+	1.8 fc	2.9 fc	0.8 fc	3.6:1	2.3:1
Truck Entrance - SE	+	1.5 fc	1.7 fc	1.3 fc	1.3:1	1.2:1
Vertical Illuminance @ Boundary SE	+	1.1 fc	2.4 fc	0.0 fc	N/A	N/A
Vertical Illuminance @ Boundary SW	+	0.8 fc	2.3 fc	0.0 fc	N/A	N/A
Vertical Illuminance at Pty Line	+	0.0 fc	0.1 fc	0.0 fc	N/A	N/A
VMF Perimeter	+	1.0 fc	3.7 fc	0.0 fc	N/A	N/A
West Horizontal Illuminance @ Pty Line	+	0.15 fc	0.44 fc	0.00 fc	N/A	N/A
West Horizontal Illuminance @ Pty Line	+	0.14 fc	0.51 fc	0.00 fc	N/A	N/A
West Horizontal Illuminance @ Pty Line	+	0.11 fc	0.40 fc	0.00 fc	N/A	N/A
West Horizontal Illuminance @ Pty Line	+	0.13 fc	0.40 fc	0.00 fc	N/A	N/A
West Horizontal Illuminance @ Pty Line	+	0.15 fc	0.47 fc	0.00 fc	N/A	N/A
West Horizontal Illuminance @ Pty Line	+	0.14 fc	0.45 fc	0.00 fc	N/A	N/A
West Vertical Illuminance @ Property Line	+	0.1 fc	0.2 fc	0.0 fc	N/A	N/A

LUMINAIRE SCHEDULE

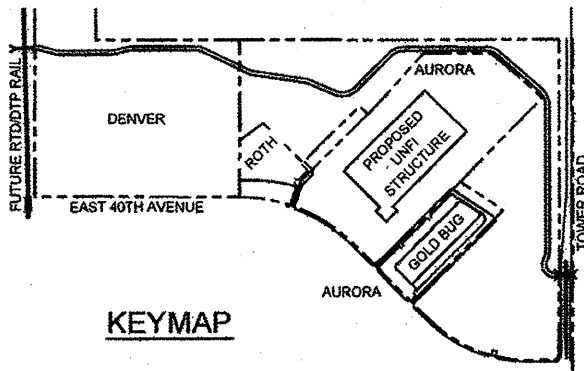
Symbol	Label	Qty	Catalog Number	Description	Lamp	File	Lumens	LLF	Watts
	OCW	13	CT2H FT 400-PSMHR F 480 COLOR PENDING	LSI CITATION SHOEBOX HEAD FOR WALL- MOUNTING	1-400W PSMHR CLEAR HOR	CT2H-FT-400- PSMHR-F.ies	40000	0.72	452
	WP1	42	DAY-BRITE WCM 26CDDT-LP-PEC-MT	FULL-CUTOFF WALLPACK, 52W CFL	(2) 26W CFL	CHWS-3-150- MH-F.IES	12500	0.74	56
	WP2	3	DAY-BRITE WCM 150M MT LP PEC	FULL-CUTOFF WALLPACK, 150W MH, PHOTOCELL	DAY-BRITE WCM 150M MT LP PEC	CHWS-3-150- MH-F.IES	12500	0.72	190
	OA	19	CON-1 T3-400MH- VLFG-SEG	CONCOURSE T3-400MH- FLAT GLASS LENS- SPECULAR REFLECTOR LUMINAIRE SIZE 20"x11" SIZE 1	400MH METAL HALIDE FLAT VERTICAL BASE UP	C13400MF.IES	36000	0.72	458
	OB	8	CON-1 T5-400MH- VLFG-SEG	CONCOURSE TYPE 5 SPECULAR REFLECTOR	VERTICAL POSITION	C15400MF.IES	36000	0.72	916

POWER DENSITY STATISTICS

Name	# Luminaires	Total Watts	Area	Density
Car Parking	20	10500.000 W	188207.200 ft²	0.056 W/ft²
Truck Area	31	12438.000 W	257011.200 ft²	0.048 W/ft²



"OA" & "OB" AREA LIGHTING POLE BASE DETAIL



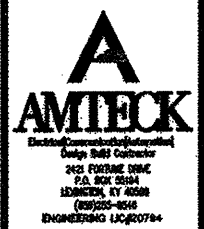
GENERAL NOTES

- COLOR OF ALL SITE AND STREET LIGHT POLES, HEADS, BOLT COVERS AND BASES SHALL BE "DENVER FEDERAL GREEN #RAL 6012.
- HEIGHT OF SITE POLE AND BASE SHALL NOT EXCEED 25'-0" FROM FINISHED GRADE. STREET LIGHTS SHALL NOT EXCEED 33'6". REFER TO DETAIL AT LEFT FOR MORE INFORMATION.
- ALL SITE FIXTURE HEADS SHALL BE "HOCKEY-PUCK" STYLE.
- BRAND OF LIGHT FIXTURES LISTED IN SCHEDULE SHALL BE AS LISTED OR EQUAL WITH APPROVAL OF ENGINEER. SL-4 FIXTURE IS NOT SHOWN. REFER TO NOTE #7 ON SHEET #34.
- POINTS ALONG THE PROPERTY LINES ARE REPRESENTATIVE OF THE VERTICAL ILLUMINANCE FROM SITE LIGHTING FIXTURES.
- EXIT DISCHARGE LIGHTING SHALL MEET THE REQUIREMENTS OF IBC 2009, SECTION 1006.

POLE NO.	(H)	(AG)	(BG)	(D)	(S)
OA,OB	22'	28"	5'	24"	#6
SL-4	33'	0"	5'	24"	#6



1	COMMENT RESPONSES	BY	4/20
2	GDRC SUBMITTAL	BY	5/9
3	COA RESUBMITTAL	BY	5/11
4	COA RESUBMITTAL	BY	6/8
5	GDRC SUBMITTAL	BY	6/23
6	COA SITE PLAN LAYAR	BY	7/16



DESIGNED BY: DLS
DRAWN BY: DLS
CHECKED BY:
DATE:

UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
SITE AND STREET LIGHTING

096259000

SITE AND STREET LIGHTING PLAN

17. MONUMENT SIGN, BASE, COLUMNS, AND PANEL SHALL BE GATEWAY PARK STANDARD. THE STANDARD GPDRC MONUMENT SIGN EXHIBIT MUST BE PLACED ON THE SITE PLAN AND CONSTRUCTION DRAWINGS.

31. PARKING LOT LIGHT POLES INCLUDING BOLT COVERS, BASES (28" MAXIMUM HEIGHT), ETC SHALL BE PAINTED A MATCH OF RAL6012 DENVER FEDERAL GREEN. THE STANDARD GPRC LIGHT POLE EXHIBIT MUST BE PLACED ON THE SITE PLAN AND CONSTRUCTION DRAWINGS.



DESIGNED BY: BWV
DRAWN BY: FAS
CHECKED BY: RJP
DATE: 3/2/2012

UNFI AT GATEWAY PARK
GATEWAY PARK EAST FILING NO. 2 - LOT 2 BLOCK 1
GATEWAY PARK DRC NOTES & DETAILS

PROJECT NO.
096259000

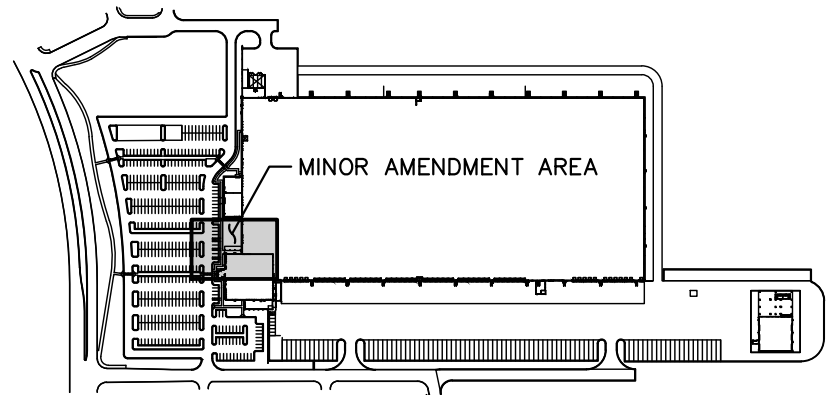
DRAWING NAME
SITEPLAN GPNT

37

UNFI AT GATEWAY PARK

SITE PLAN MINOR AMENDMENT

LOT 2, BLOCK 1, GATEWAY PARK EAST FILING NO. 2
SECTION 21, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO



KEYMAP
NTS

LEGEND

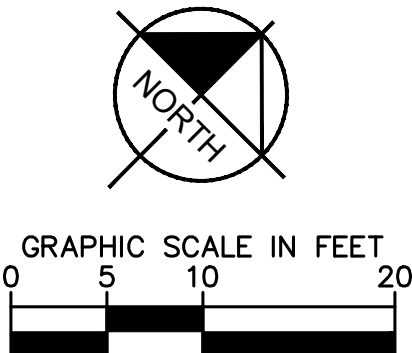
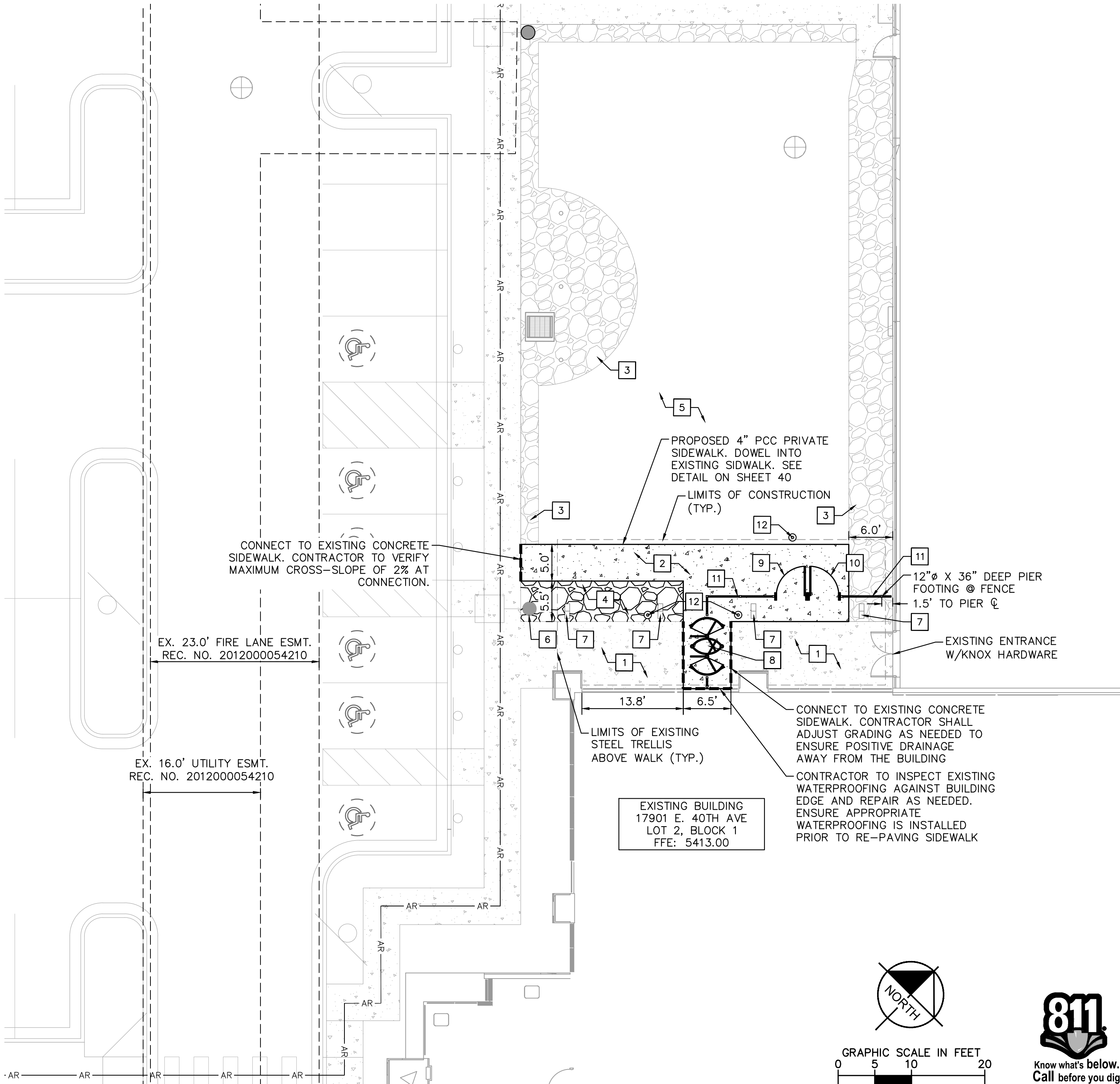
- PROPERTY LINE
- LOT LINE
- EASEMENT LINE
- AR ACCESSIBLE ROUTE
- EXISTING CONCRETE CURB & GUTTER
- EXISTING ROCK-MULCH AREA
- PROPOSED ROCK-MULCH AREA
- EXISTING CONCRETE WALK
- PROPOSED CONCRETE WALK

SITE PLAN KEYNOTES

- EXISTING CONCRETE SIDEWALK
- PROPOSED CONCRETE SIDEWALK
- EXISTING ROCK-MULCH AREA
- PROPOSED ROCK-MULCH AREA
- EXISTING SOD / LANDSCAPE AREA
- EXISTING SITE LIGHT POLE AND BASE TO REMAIN AND BE PROTECTED DURING CONSTRUCTION
- EXISTING STEEL TUBE FRAME TRELLIS STRUCTURE TO REMAIN AND BE PROTECTED DURING CONSTRUCTION
- PROPOSED SECURITY TURNSTILE
- PROPOSED SECURITY GATE W/KNOX HARDWARE (ACCESSIBLE ENTRANCE AND EGRESS)
- PROPOSED SECURITY GATE (EGRESS ONLY)
- PROPOSED 7.5' HT. IRON SECURITY FENCING. REF. SHEET 40 FOR DETAILS
- PROPOSED 8.0' HT. PEDESTRIAN PATHWAY LUMINAIRE

SITE PLAN NOTES

- SIDEWALKS AND RAMPS SHALL BE CONSTRUCTED IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT. HANDICAP ACCESSIBLE ROUTES SHALL SLOPE NO MORE THAN 1:20 IN DIRECTION OF TRAVEL AND NO MORE THAN 1:50 CROSS SLOPE.
- PRIOR TO POURING OF NEW CONCRETE, CONTRACTOR SHALL EXCAVATE AND VERIFY ALL EXISTING UTILITIES WITHIN THE LIMITS OF CONSTRUCTION, AND INFORM ENGINEER AND OWNER OF ANY CONFLICT OR REQUIRED DERIVATIONS FROM THE PLAN. THIS INCLUDES ANY UTILITY CONFLICTS OR INADEQUATE GROUND COVER ARISING OUT OF THE EXCAVATION AND REGRADING OF THE LANDSCAPE / SIDEWALK AREAS. NOTIFICATION SHALL BE MADE A MINIMUM OF 48 HOURS PRIOR TO CONSTRUCTION. ENGINEER OF RECORD AND ITS CLIENTS SHALL BE HELD HARMLESS IN THE EVENT THAT THE CONTRACTOR FAILS TO MAKE SUCH NOTIFICATION.



Kimley»Horn

KIMLEY-HORN AND ASSOCIATES, INC.
6205 South Stapleton
Greenwood Village, Colorado 80111 (303) 228-2300

UNFI AT GATEWAY PARK
SITE PLAN MINOR AMENDMENT
LOT 2, BLOCK 1, GATEWAY PARK EAST FILING NO. 2
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

SITE PLAN

DATE: 05/31/2024
DESIGNED BY: JMD
DRAWN BY: AGM
CHECKED BY: BJC

FILE NO.
196861000.SP
PROJECT NO.
196861000

SHEET NO.
38

NO.	REVISION	BY	DATE	APPR
1	MINOR AMENDMENT	JMD	05/31/2024	BJC

SITE PLAN MINOR AMENDMENT



- ## GRADING & UTILITY NOTES

-



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KIMLEY-HORN AND ASSOCIATES, INC.
6200 South Syracuse Way, Suite 300

6200 South Syracuse Way, Suite 300
Greenwood Village, Colorado 80111 (303) 228-2300

SITE PLAN MINOR AMENDMENT
LOT 2, BLOCK 1, GATEWAY PARK EAST FILING NO. 2
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO
GRADING AND UTILITY PLAN

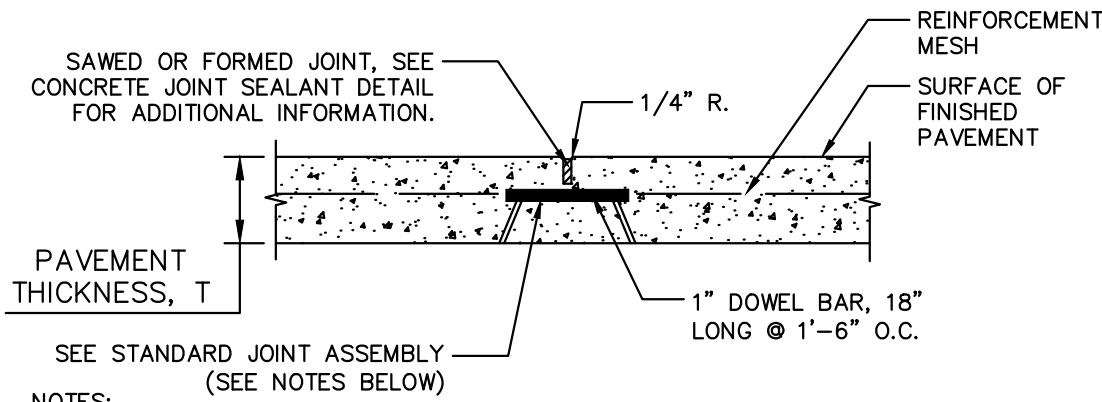
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DRAWN BY: AGM
CHECKED BY: BJC

FILE NO.
96861000 GD

PROJECT NO.
196861000

39

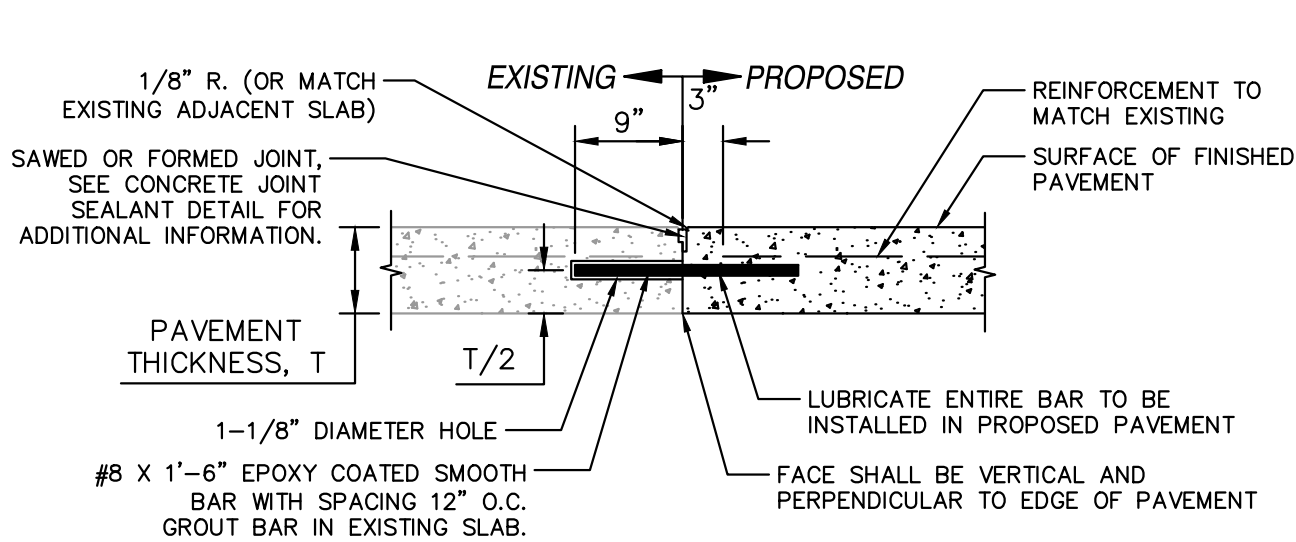
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- NOTES:
1. THIS JOINT TO BE SPACED AT A MAXIMUM OF 16'-0" OR A MINIMUM OF 10'-0".
 2. OMIT LOAD TRANSFER ASSEMBLY IF JOINT LOCATED IN NON-TRUCK TRAFFIC AREAS.
 3. REINFORCEMENT TO CONTINUE THROUGH THE JOINT.

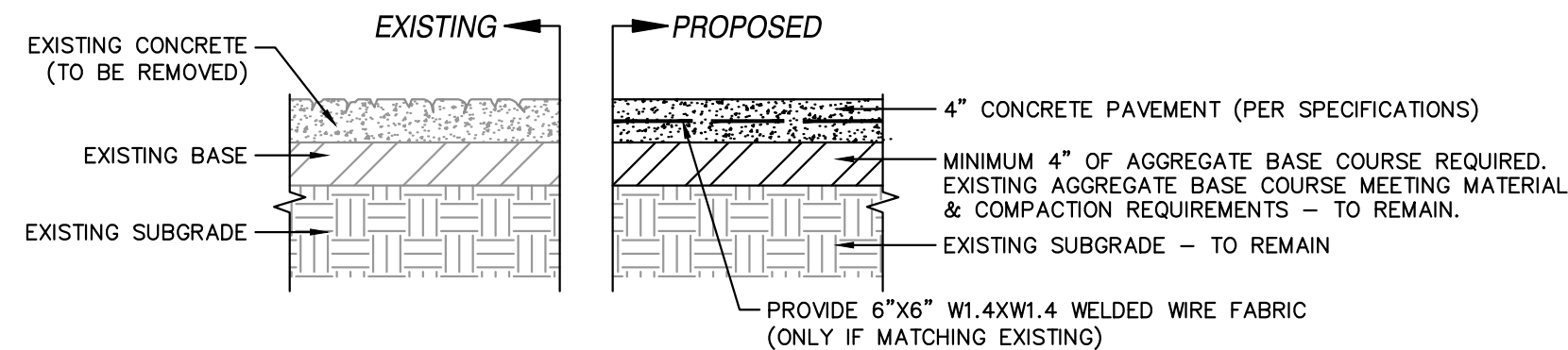
DETAIL

KJ - TRANSVERSE CONTRACTION JOINT



DETAIL

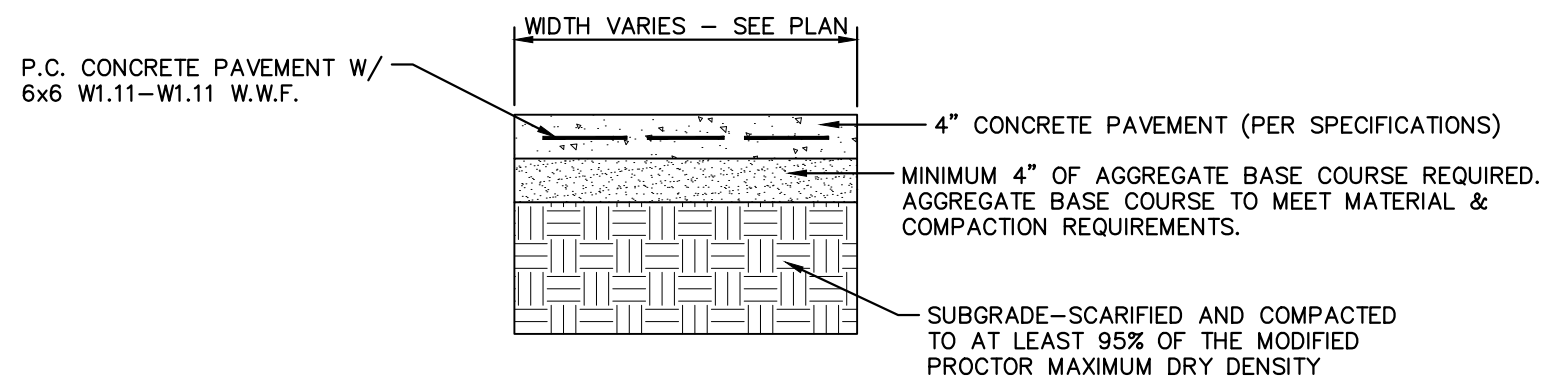
TCJ - TRANSVERSE CONTRACTION JOINT (DRILLED-IN METHOD)



- NOTES:
1. VERTICAL SAWCUT SHALL BE MADE AT ALL LIMITS OF REMOVAL TO CREATE A CLEAN EDGE.
 2. MATCH EXISTING CONTROL AND EXPANSION JOINTS, UNLESS WHERE REQUIRING MODIFICATION OF JOINTING TO ALLOW FOR LEVEL LANDINGS AND TRANSITION ZONES.
 3. ALL SIDEWALKS CONSTRUCTED WITHIN ADA ROUTES SHALL NOT EXCEED 2.0% CROSS SLOPE AND 5.0% LONGITUDINAL SLOPE (IN THE DIRECTION OF TRAVEL), UNLESS OTHERWISE SPECIFICALLY SHOWN ON PLANS. LEVEL LANDINGS IN FRONT OF DOORS AND AT TOP OF RAMPS SHALL NOT EXCEED 2.0% IN ANY DIRECTION.
 4. IF AGGREGATE BASE COURSE IS NOT PRESENT CONTRACTOR TO NOTIFY ENGINEER OF RECORD IMMEDIATELY.
 5. CONTRACTOR SHALL NOTIFY ENGINEER IF EXISTING BASE MATERIAL DOES NOT MEET REQUIREMENTS PER SPECIFICATIONS.

DETAIL

CONCRETE PAVEMENT - REMOVE, REGRADE, AND REPLACE SIDEWALK



- NOTES:
1. ALL SIDEWALK SHALL BE CONSTRUCTED WITH CONCRETE WITH A MINIMUM COMPRESSIVE STRENGTH OF 4,500 PSI AT 14 DAYS.
 2. PROVIDE 1/2" EXPANSION JOINTS AT 20', MAXIMUM, SPACING AND FILLED WITH PREMOLDED BITUMINOUS EXPANSION JOINT FILLER MATERIAL OR REDWOOD. EXPANSION JOINTS SHALL HAVE #4 DOWELS, LUBRICATED, 18" LONG, AT 12" CENTERS, 6" FROM EDGE.
 3. PROVIDE 3/8" GROOVED CONTROL JOINTS AT 5' CENTERS.
 4. WELDED WIRE FABRIC (6X6-6X6) SHALL BE INSTALLED THROUGH DRIVEWAYS AT 2" ABOVE SLAB BOTTOM.
 5. PROVIDE 1/2" BITUMINOUS EXPANSION JOINT FILLER MATERIAL WHERE WALK ABUTS EXISTING IMPROVEMENTS AND AT ALL CHANGES IN GRADE.
 6. USE 2-#4 REINFORCING BARS, 10' LONG OVER ALL UTILITY TRENCHES FOR NEW SIDEWALK AND CONNECTIONS TO EXISTING SIDEWALK.
 7. AT DRIVE APPROACHES, SIDEWALK PCC AND BASE THICKNESS SHALL MATCH THAT OF THE DRIVE.

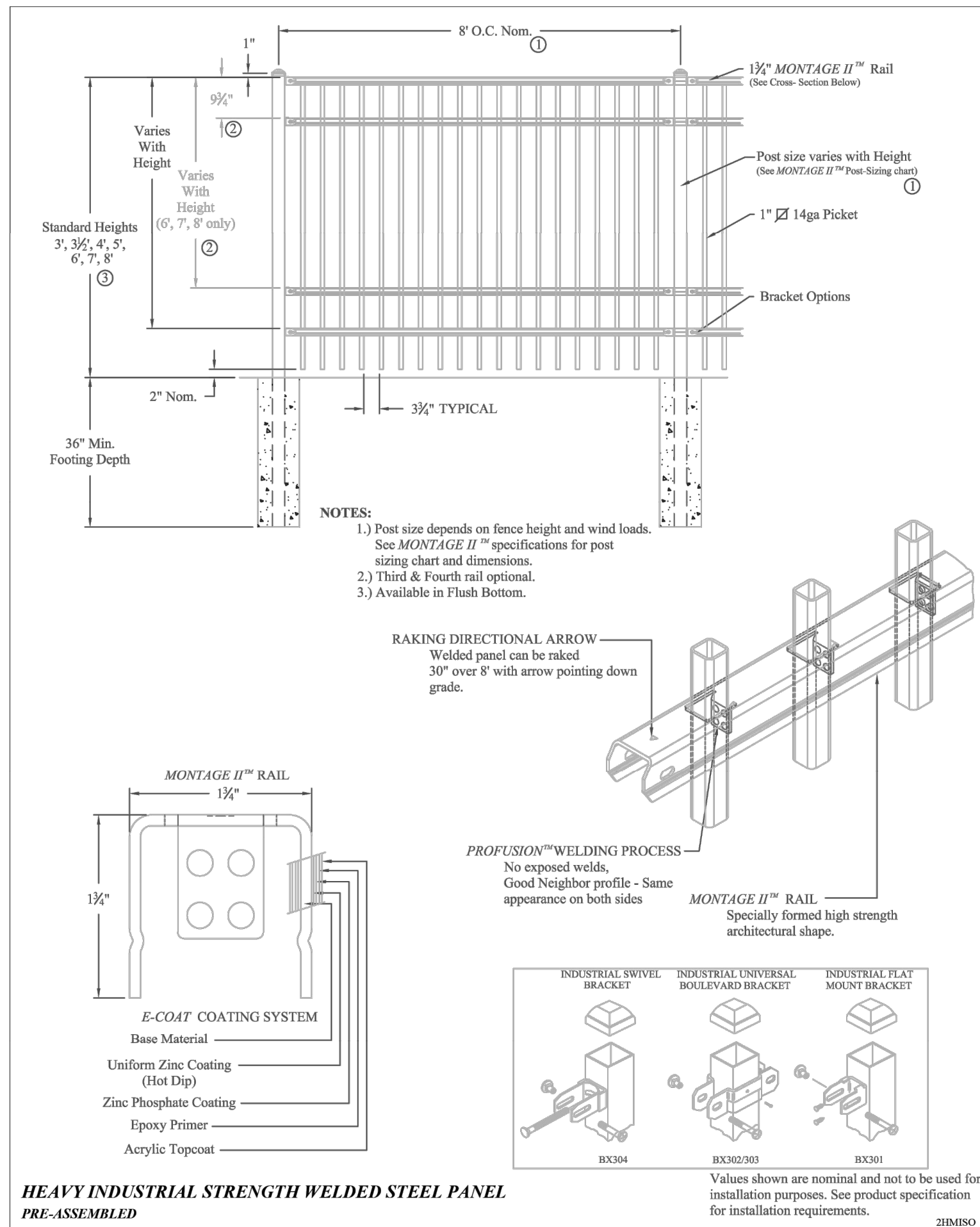
DETAIL

CONCRETE PAVEMENT - INSTALL NEW 4" SIDEWALK

UNFI AT GATEWAY PARK

SITE PLAN MINOR AMENDMENT

LOT 2, BLOCK 1, GATEWAY PARK EAST FILING NO. 2
SECTION 21, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO



HEAVY INDUSTRIAL STRENGTH WELDED STEEL PANEL

PRE-ASSEMBLED

MONTAGE II MAJESTIC 2/3/4-RAIL			
DR: RTM	SH: 1 of 1	SCALE: DO NOT SCALE	
CK: ME	Date: 6/28/10	REV: b	



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Greenwood Village, Colorado 80111 (303) 228-2300

UNFI AT GATEWAY PARK
SITE PLAN MINOR AMENDMENT
LOT 2, BLOCK 1, GATEWAY PARK EAST FILING NO. 2
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

SITE PLAN DETAILS

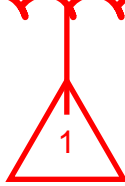
DATE: 05/31/2024
DESIGNED BY: JMD
DRAWN BY: AGM
CHECKED BY: BJC

FILE NO.
196861000.DT
PROJECT NO.
196861000

SHEET NO.

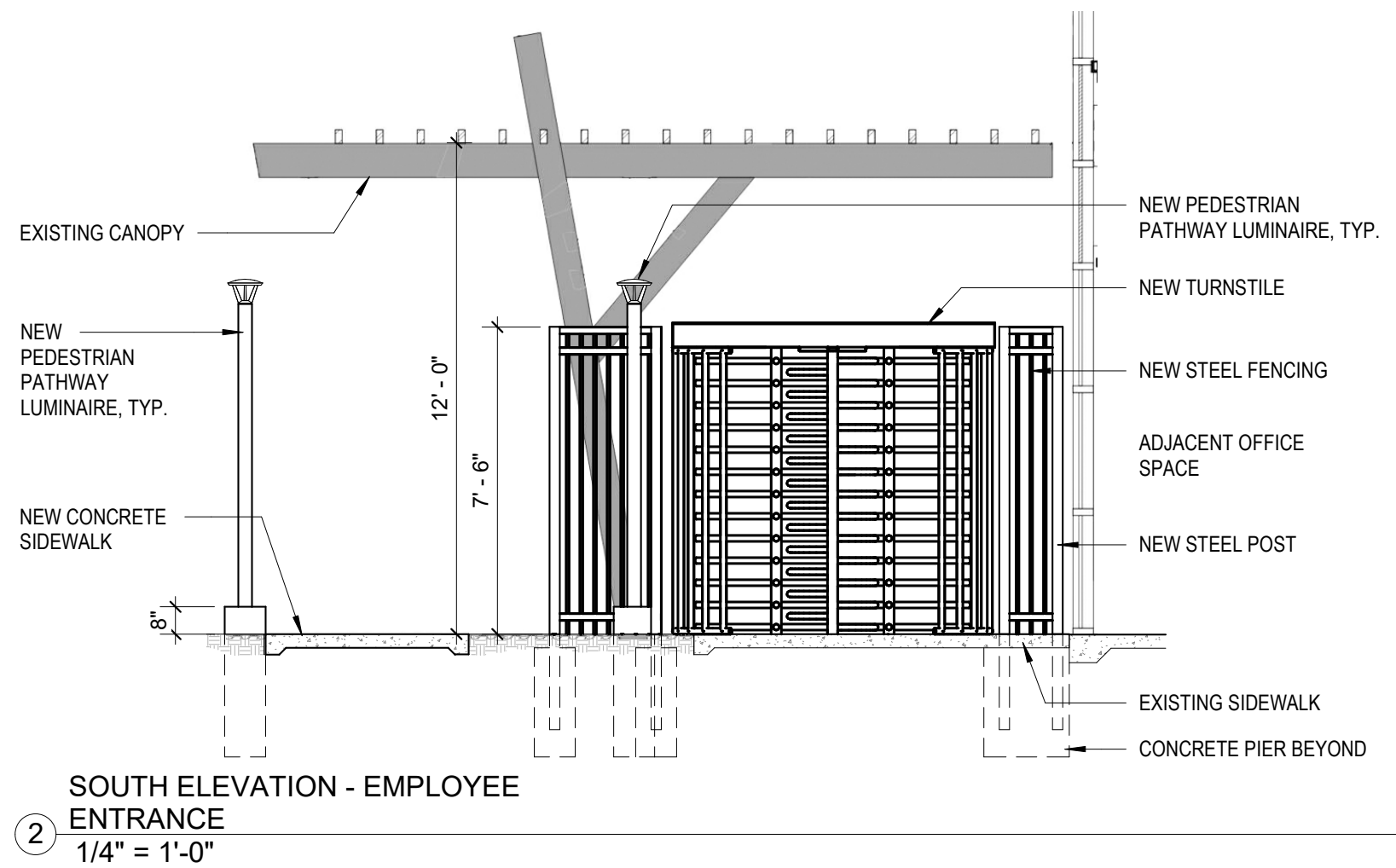
40

NO.	REVISION	BY	DATE	APPR
1	MINOR AMENDMENT	JMD	05/31/2024	BJC

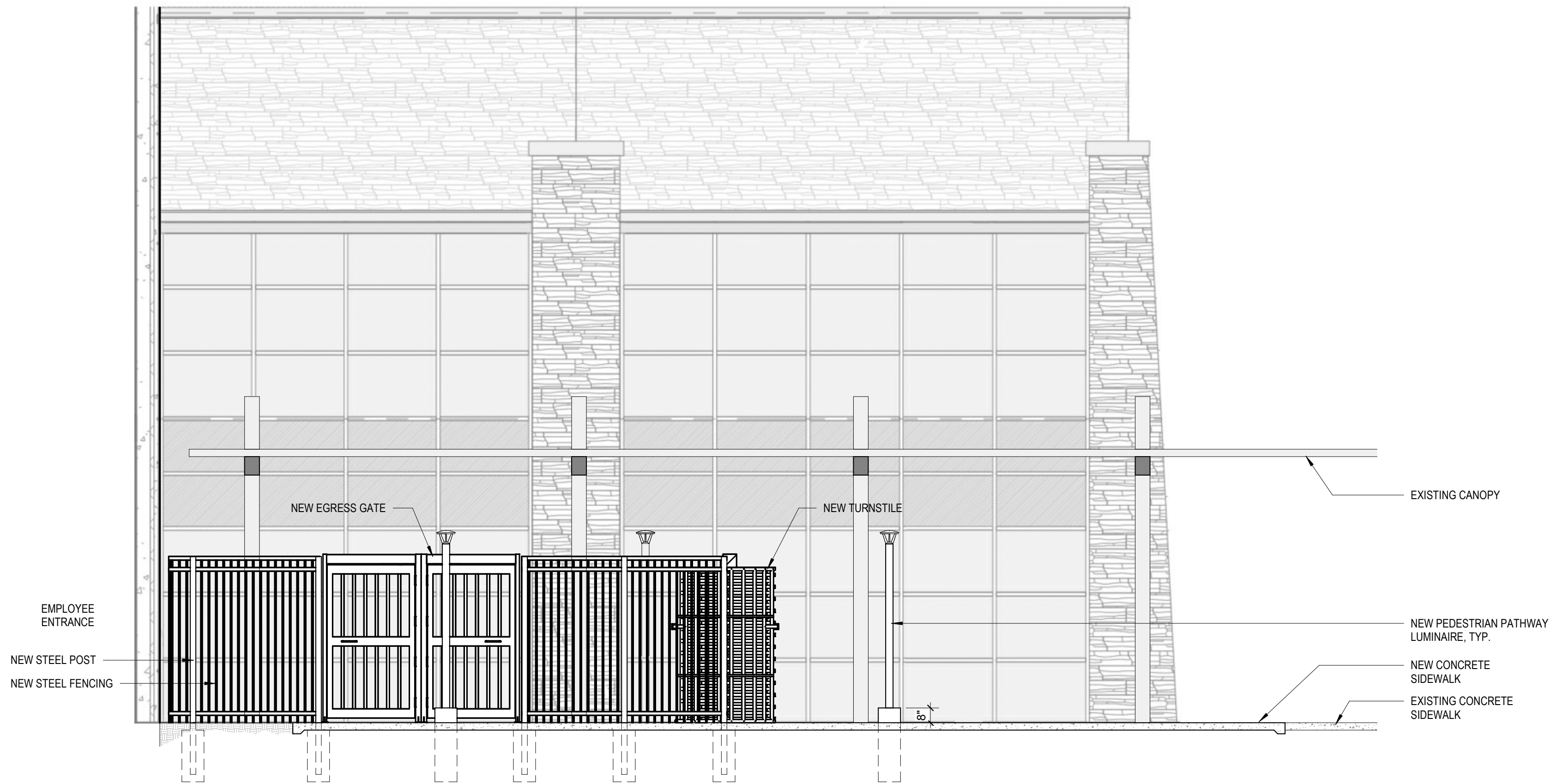


UNFI - Secured
Employee Entrance

17901 E 40TH AVENUE
AURORA, COLORADO 80011



2 SOUTH ELEVATION - EMPLOYEE
ENTRANCE
1/4" = 1'-0"



1 WEST ELEVATION - EMPLOYEE
ENTRANCE
1/4" = 1'-0"



P.O. BOX 31977 AURORA, COLORADO 80041

DATE	DESCRIPTION
6/12/24	MINOR AMENDMENT

DRAWN BY:	EW BL	CHECKED BY:	BL
PROJECT NO.:	2325	INITIAL DATE:	JAN 2024

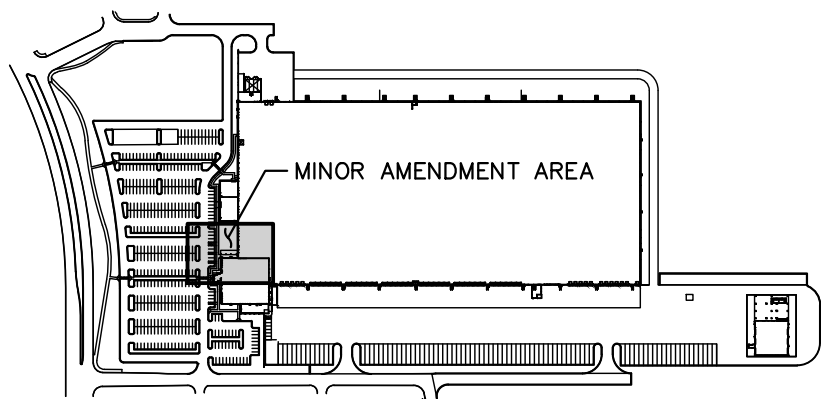
EXTERIOR ELEVATIONS

A-103

UNFI AT GATEWAY PARK

SITE PLAN MINOR AMENDMENT

LOT 2, BLOCK 1, GATEWAY PARK EAST FILING NO. 2
SECTION 21, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO



KEYMAP
NTS

LEGEND

○ PEDESTRIAN LIGHT

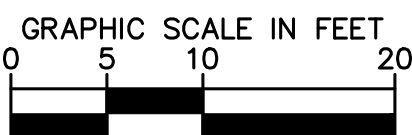
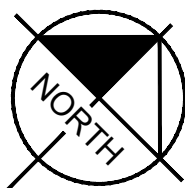
LIGHTING SUMMARY TABLE

AREA	AVG. ILLUMINANCE (FC)	UNIFORMITY (AVE/MIN)
IMPROVEMENT AREA	3.01	6.02

EXISTING PARKING LOT
LUMINAIRE (TYP.)

LIMITS OF CONSTRUCTION
(TYP.)

EXISTING BUILDING
17901 E. 40TH AVE
LOT 2, BLOCK 1
FFE: 5413.00



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6205 South Stapleton
Greenwood Village, Colorado 80111 (303) 228-2300

UNFI AT GATEWAY PARK
SITE PLAN MINOR AMENDMENT
LOT 2, BLOCK 1, GATEWAY PARK EAST FILING NO. 2
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO
PHOTOMETRIC PLAN

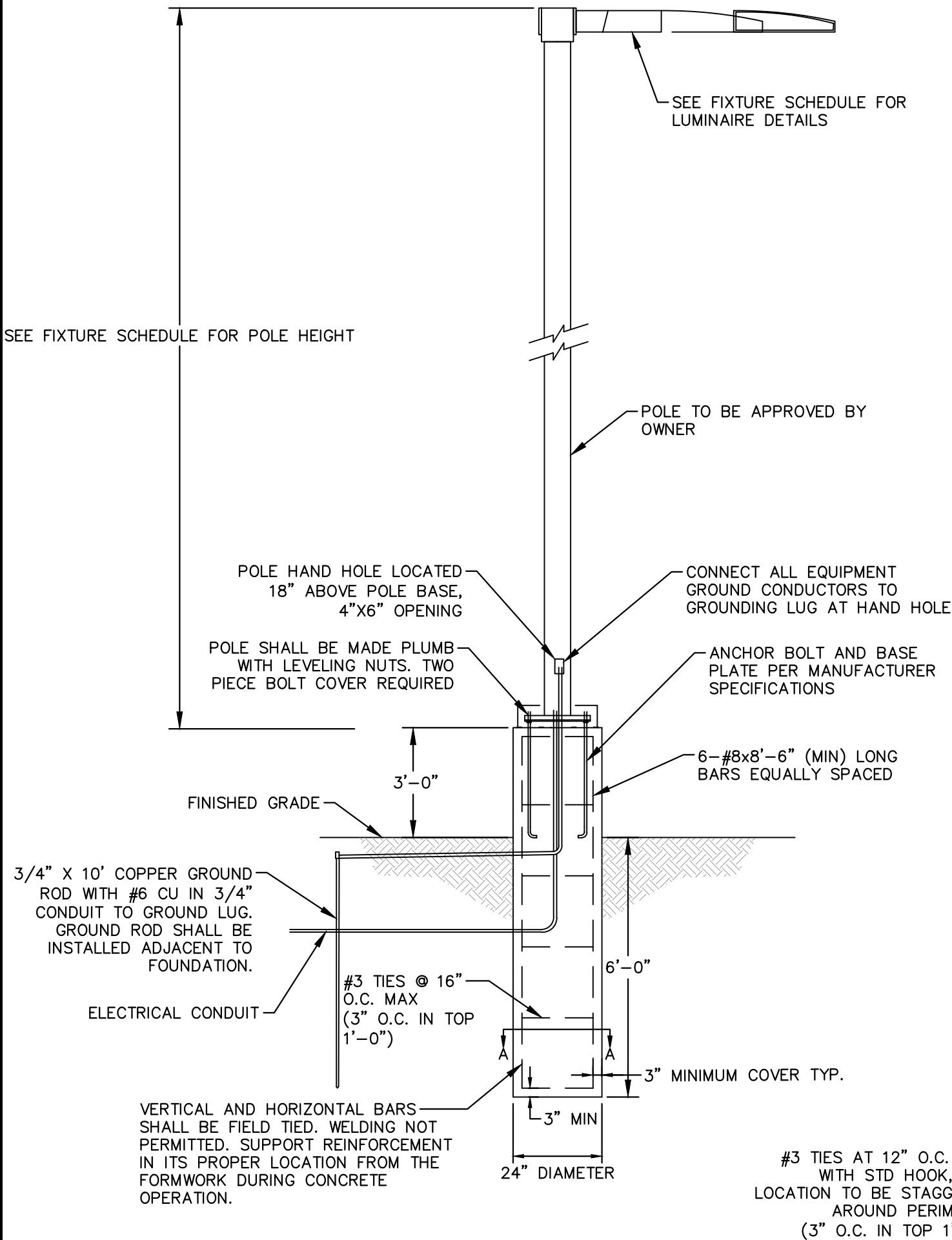
DATE: 05/31/2024
DESIGNED BY: JMD
DRAWN BY: AGM
CHECKED BY: BJC

FILE NO.
196861000.PH
PROJECT NO.
196861000

SHEET NO.
42

1	MINOR AMENDMENT	JMD	05/31/2024	BJC
NO.	REVISION	BY	DATE	APPR

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NOTES:

- 4000 PSI MIN. 28 DAY COMPRESSIVE STRENGTH CONCRETE WITH GRADE 60 REINFORCING STEEL
- IF WATER IS PRESENT IN HOLE, REMOVE BEFORE POURING CONCRETE.
- FOUNDATION EXCAVATION SHALL BE BY 24" AUGER IN UNDISTURBED OR PROPERLY COMPACTED FILL PER SPECIFICATIONS.
- FOUNDATION HAS BEEN DESIGNED FOR AN ALLOWABLE BEARING CAPACITY OF 1500 PSF.
- FOUNDATION HAS BEEN DESIGNED FOR A MINIMUM ALLOWABLE LATERAL SOIL PRESSURE OF 100 PCF.

1 POLE FOUNDATION DETAIL
SCALE: NTS

UNFI AT GATEWAY PARK
SITE PLAN MINOR AMENDMENT
LOT 2, BLOCK 1, GATEWAY PARK EAST FILING NO. 2
SECTION 21, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

THE EDGE® Series

LED Pathway Luminaire

Rev. Date: V12 08/23/2023

Product Description

Durable die-cast aluminum luminaire housing mounts directly to 4" (102mm) diameter pole (included) without visible mounting hardware for clean appearance. Pole mounts to rugged die cast aluminum internal flange secured by three 3/8" - 16x6" anchor bolts with 1-1/4" hook (provided). **Note:** T45 Torx 3/8" socket required for head installation. Top mounted LEDs for superior optical performance and light control.

Applications: Landscape, walk-ways and general site lighting

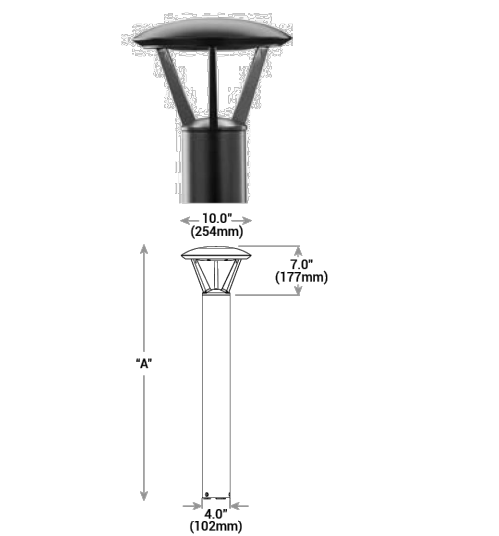
Performance Summary

Patented NanoOptic® Product Technology
Assembled in the USA by Cree Lighting from US and imported parts
Initial Delivered Lumens: Up to 3,320
CRI: Minimum 70 CRI (4000K & 5700K); 80 CRI (3000K); 90 CRI (5000K)
CCT: Turtle Friendly Amber, 3000K (+/- 300K), 4000K (+/- 300K), 5000K (+/- 500K), 5700K (+/- 500K) standard
Limited Warranty*: 10 years on luminaire/10 years on Colorfast DeltaGuard® finish/1 year on accessories

* See <http://cree.com/lighting/warranty> for warranty terms

Accessories

Field-Installed
Upgrade Kit - Used for replacement of existing bollards with a bolt hole circle of 5.75" (146mm) XA-XBP8RSV XA-XBP8RWH XA-XBP8RBK XA-XBP8RBZ



Model	Dim. "A"	Weight*
Landscape (P0)	13" (330mm)	12.7 lbs. (5.8kg)
Landscape (P1)	18" (457mm)	13.3 lbs. (6.0kg)
Pathway (P3)	36" (914mm)	17.9 lbs. (8.1kg)
Pathway (P4)	42" (1068mm)	18.6 lbs. (8.4kg)
Pedestrian (P8)	96" (2438mm)	28.4 lbs (12.9kg)

* Add 4.5 lbs. (2.0kg) for 347-480V

Ordering Information

Example: PWY-EDG-2M-P0-02-E-UL-SV-350

Product	Optic	Mounting	LED Count (x9)	Series	Voltage	Color Options	Drive Current	Options
PWY-EDG	2M Type II Medium	P0 13" (330mm) landscape	02	E	UL Universal 120-277V	BK Black	350 350mA	F Fuse
	3M Type III Medium	P1 18" (457mm) landscape			UH* Universal 347-480V	BZ Bronze	- Not available with TRL	- Compatible only with 120V, 277V or 347V (phase to neutral)
	5M Type V Medium	P3 36" (914mm) pathway			- Available with P3, P4, and P8 mounts only	SV Silver	525 525mA	- Consult factory if fusing is required for 208V, 240V or 480V (phase to phase)
	SS Type V Short	P4 42" (1067mm) pathway			- Not available with TRL	WH White	- Available with P1, P3, P4, and P8 mounts only	- When code dictates fusing, use time delay fuse
		P8 96" (2438mm) pedestrian			12 120V			- Not available with TRL
					27 277V			HL Hi/Low (Dual Circuit Input)
								- Available with UL voltage and 525mA driver current only
								- Must specify 525mA drive current
								- Refer to HL_spec_sheet for details
								- Sensor not included
								- Not available with TRL
								TL Two-Level (175/525 w/integrated sensor control)
								- Available with 12 or 27 voltages only
								- Must specify 525mA drive current
								- Refer to TL_spec_sheet for details
								TL2 Two-Level (0/350 w/integrated sensor control)
								- Available with 12 or 27 voltages only
								- Must specify 350mA drive current
								- Refer to TL_spec_sheet for details
								TL3 Two-Level (0/525 w/integrated sensor control)
								- Available with 12 or 27 voltages only
								- Must specify 525mA drive current
								- Refer to TL_spec_sheet for details
								WB Welded Base Plate
								- Standard on P8 mount option, available with P3 and P4 mount
								- Includes welded base cover
								30K 3000K Color Temperature
								- Minimum 80 CRI
								- Color temperature per luminaire
								40K 4000K Color Temperature
								- Minimum 70 CRI
								- Color temperature per luminaire
								50K 5000K Color Temperature
								- Minimum 90 CRI
								- Color temperature per luminaire
								TRL Amber Turtle Friendly LEDs
								- Available only with P3, P4 and P8 mounts, 120-277 Volt, 525mA drive current, and TL3 or WB options
								- 600nm dominant wavelength
								- < 2% blue light (400-500nm)
								- Additional shielding (by others) may be required for Florida Fish and Wildlife Conservation Commission compliance

* 347-480V utilizes magnetic step-down transformer. For input power for 347-480V, refer to the Electrical Data table



US: cree.com/lighting (800) 236-6800
Canada: cree.com/lighting-canada (800) 473-1234

CREE LIGHTING®

2 LUMINAIRE CUTSHEET
SCALE: NTS

LUMINAIRE SCHEDULE						
TAG	DESCRIPTION	MANUFACTURER AND MODEL	VOLTAGE	WATTAGE	LUMENS	POLE HEIGHT
P1	LED PEDESTRIAN LIGHT	CREE PWY-EDG-3M-P8-02-E-UL-BZ-350-TL2-40K	120V	22 W	1,751 LUMENS	8'-0"
P2	LED PEDESTRIAN LIGHT	CREE PWY-EDG-5M-P8-02-E-UL-BZ-350-TL2-40K	120V	22 W	1,947 LUMENS	8'-0"

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6200 South
Greenwood Village, Colorado 80111 (303) 228-2300

UNFI AT GATEWAY PARK
SITE PLAN MINOR AMENDMENT
LOT 2, BLOCK 1, GATEWAY PARK EAST FILING NO. 2
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO
PHOTOMETRIC DETAILS

DATE: 05/31/2024
DESIGNED BY: JMD
DRAWN BY: AGM
CHECKED BY: BJC

FILE NO.
196861000.PH
PROJECT NO.
196861000

SHEET NO.

NO.	REVISION	BY	DATE	APPR
1	MINOR AMENDMENT	JMD	05/31/2024	BJC