

**FLITE BANKING CENTERS, LLC**  
ADDITION OF ATM DRIVE UP IN EXISTING WALMART # 1492 PARKING LOT

14090 EAST EXPOSITION AVE.  
AURORA, CO 80012

8955 Katy Freeway, Suite 106  
Houston, Texas 77024  
T 713 686 6060  
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[www.gdaoffice.com](http://www.gdaoffice.com)

GARCIA DESIGN | ASSOCIATES



## Symbol Legend

AREA OF WORK	
EXISTING BUILDING CORE, N.I.C.	
ROOM NAME & NUMBER	
REVISION NUMBER	
REVISION CLOUD	
NEW POINT ELEVATION	+461.00
EXISTING POINT ELEVATION	+461.00
TOILET ACCESSORY/EQUIPMENT	
SHEET NOTE	
BREAK LINE	
PROPERTY LINE	
MATCH LINE	
REFERENCE OR LEVEL LINE	
COLUMN REFERENCE GRIDS	
BUILDING SECTION/DETAIL	
INTERIOR SECTION	
DETAIL REFERENCE	
PROJECT NORTH ARROW	
ALIGN DESIGNATED SURFACES	
BLOCKING (FIRE-RATED)	

## Typical Sheet Layout

TYPICAL ELEVATIONS AND DETAILS ARE NUMBERED ON SHEET GRID. NUMBERING WILL NOT ALWAYS BE CONCURRENT.

D5	D4	D3	D2	D1
C5	C4	C3	C2	C1
B5	B4	B3	B2	B1
A5	A4	A3	A2	A1

## Hatch Legend

MATERIAL	SECTION	ELEVATION
ACOUS. CEILING		
ALUMINUM		
BLANKET INSUL.		
BRASS/BRONZE		
BRICK		
CARPET		
CERAMIC/QUARRY TILE		
CNU		
CONCRETE		
CONT. WOOD BLOCKING		
DISCONT. WOOD BLOCKING		
FINISHED WOOD		
FABRIC WRAPPED PANEL		
GLASS/MIRROR		
GRADE/EARTH		
GRAVEL		
GYPSON WALLBOARD		
NATURAL STONE		
PLASTIC LAMINATE		
PLYWOOD		
RIGID INSULATION		
STEEL		

## Definitions

ISSUED BY (GDA) GARCIA DESIGN ASSOCIATES

ALIGN FINISHES FACES OF MATERIALS OR ASSEMBLIES TO BE LOCATED IN THE SAME PLANE WITH RESPECT TO EACH OTHER AS INDICATED.

BY OTHER OR NOT BY CONTRACTOR OR N.I.C. COORDINATION AND SCHEDULING PURPOSES.

BY CONTRACTOR SUBCONTRACTOR(S).

BUILDING STANDARD REFERS TO BASE BUILDING SPECIFICATIONS FOR ALL ITEMS IDENTIFIED.

C CENTERLINE

D DIAMETER

FIELD VERIFY OR F.V. OR V.I.F. NOTIFY GDA IF DISCREPANCY IS FOUND IN DIMENSIONS WHICH ARE LABELED

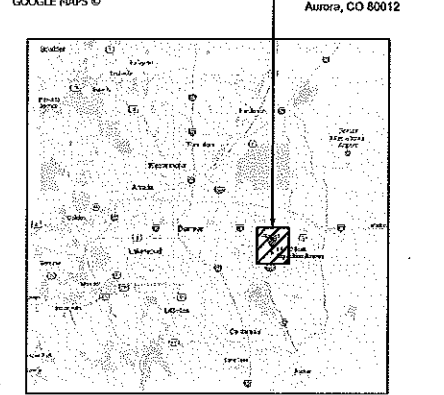
I PER INDICATES A DIMENSION TO BE FIELD VERIFIED AFTER THE REMAINDER OF THE PLUMBING OR 4'-0" STRIKING IS LAID OUT. NOTIFY ARCHITECT OF ANY SIGNIFICANT DIMENSIONAL DISCREPANCIES GREATER THAN 1".

TYPICAL OR TYP MEANS TYPICAL FOR ALL SIMILAR CONDITIONS UNLESS OTHERWISE NOTED.

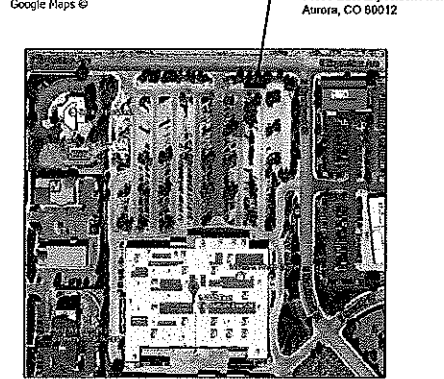
## Abbreviations

A	Above	G	Galvanized	Q	Quantity
ABV	Above	GA	Gauge	Q.T.	Quantity
A	Air	GDA	Garcia Design Associates	R	Radius
A/C	Air Conditioning	GL	Glass	RCP	Reflected Ceiling Plan
APF	Above Finished Floor	GIR	Grada	RE	Refrigerator
A.D.	Access Door	GRAN	Granite	REFL	Reflected
AC.BD.	Acoustical Board	GYP.BD.	Gypsum Wall Board	REINIF	Reinforced
ACOUS.	Acoustical	GP	Gypsum Plaster	REQD	Required
A.C.T.	Acoustical Tile	GC	General Contractor	R.A	Ralum Air
ADCL	Additional	H	Hardware	REV	Revised
ADJ	Adjustable	HDWE	Head	RES	Resistant
AGG	Aggregate	HD	Head	RET	Return
ALT	Alternate	HVAC	Heating/Ventilation/Air Conditioning	R	Riser
ALUM	Aluminum	HGT	Height	R.D.	Road Drain
ANCH	Anchor	HP	High Point	RFG	Roofing
A.B.	Anchor Bolt	HL	High Line	RM	Room
ANGD	Associated	HM	High Metal	R.O.	Rough Opening
APPROX.	Approximate	H.B.	Hose Bibb	RUB	Rubber
ARCH	Architect	HORIZ	Horizontal	R.B	Resilient Base
ASPH	Asphalt	HCV	Hot and Cold Water	RH	Right Hand
ASSY	Assembly	HW	Hot Water	R.T.	Resilient Tile
AUTO	Automatic				
API	Acoustical Panel				
B	Beam	I	Inside Diameter	S	Safety Glass
BM	Bench Mark	ID	Inside Diameter	SAF.GL.	Safety Glass
B.M.	Between	INCL	Include	SCHED	Schedule
BET	Block	INSUL	Insulation	SECT	Section
BLK	Block	INT	Interior	SEP	Separate
BLKG	Blocking	INV	Invert	SERV	Service
BO	Board	IM	Ice Maker	SH	Sheet
BRKT	Bracket	J	Joint	SH	Sheet
BRK	Brick	JAN	Janitor	SIM	Similar
BLDG	Building	JT	Joint	S.C.	Solid Core
B.U.R.	Built-up Roofing	K	Kick Plate	SPCL	Special
C	Compressor Rack	K.P.L.	Kick Plate	SPEC	Specification
CR	Cabinet	KO	Knockout	SPK	Speaker
CAB	Cabinet	KIT	Kitchen	SO	Square
CPT	Cast-In-Place	L	Laboratory	STD	Standard
C.I.P.	Cast Iron	L.B.	Lag Bolt	SP	Standtype
C.I.	Casting	LAM	Laminates	STL	Steel
CLG	Ceiling	LH	Left Hand	S.D.	Storm Drain
CEM	Cement	LT	Light	STRUCT	Structural
CTR	Center	LT.WT	Light Weight	SURF	Surface
CL	Center Line	L.W.C.	Light Weight Concrete	SUSP	Suspend
CEM	Cement	LF	Linear Feet	SSTL	Stainless Steel
CT	Ceramic Tile	LG	Long	T	Telephone
CLO	Closet	LVR	Louver	TEL	Telephone
CM	Coffee Maker	LP	Low Point	TEMP.	Temperature
CV	Cold Water	M	Manufacture	TERR	Terrazzo
COL	Column	MFR	Manufacturer	THK	Thickness
CONC	Concrete	MRS	Marble	THD	Thread
CONTR	Contractor	MAS	Masonry	THRES	Threshold
CNU	Concrete Unit	MAX	Maximum	TA	Toilet Accessory
CONIST	Construction	MECH	Mechanical	T.G.	Tongue & Groove
CJ	Control Joint	MEMB	Membrane	TPD	Toilet Paper Dispenser
CONT	Continuous	MTL	Metal	TCC	Top of Curb
CG	Corner Guard	MTL DK	Metal Deck	T.O.S.	Top of Slab
CSK	Countersink	MTL	Metal Lath	T.O.S.	Top of Steel
CF	Cubic Feet	M	Meter	TB	Tackboard
CY	Cubic Yards	MEZZ	Mezzanine	TRAV	Traveline
CB	Chalkboard	MM	Millimeter	T	Test
CH	Cylinder Holder	MLWK	Millwork	TYP	Typical
D	Damp proofing	MIN	Minimum	TV	Television
DP	Damp proofing	MISC	Miscellaneous	TW	Treated Water
DET	Detail	MOD	Module	TD	Trench Drain
DIAG	Diagram	M.H.	Mop Holder	UC	Undercut
DIAM	Diameter	MIDG	Molding	UL	Underwriters Laboratories
DIM	Dimension	MTD	Molding	UNEIN	Unfinished
DIV	Division	NULL	Manual Projection Screen	UR	Urinals
DR	Door	MPS	Marker-board	UNO	Unless Noted Otherwise
DN	Down	MB	Marker-board	V	Vacuum
DWR	Drawer	MY	Microwave	V.B.	Vapor Barrier
DS	Downspout	N	Not Applicable	VAR	Varies
DWG	Drawing	NAT	Natural	VF	Verify in Field
DW	Dishwasher	NOM	Nominal	VERT	Vertical
DF	Drinking Fountain	NIC	Not in Contract	VEST	Vestibule
E	Each	NTS	Not To Scale	V.W.C.	Vinyl Wall Covering
EA	Each	NO	Number	W	Warm Room
E.H.	Eye Hooks	O	On Center	WR	Wall Hang
ELAS	Elastic	OC	Opening	WH	Water Heater
EL	Elevation	OPNG	Opposite	WC	Water Closet
ELEC	Electric	OPH	Opposite Hand	WC	Water Cooler
ELEV	Elevator	OD	Outside Diameter	WP	Waterproofing
EMER	Emergency	OA	Overall	WDW	Window
ENCL	Enclosure	OH	Overhead	W.W.F.	Welded Wire Fabric
EQ	Equal	P	Perforated	WD	Wood
EQUIP	Equipment	PERF	Perforated	WP.	Work Point
EXH	Exhaust	PTD	Painted	W.I.	Wrought Iron
EXST	Existing	PR	Pair	W	With
EXP	Expansion / Exposed	PANL	Panel	W/O	Without
EXP-ANCH	Expansion Anchor	PM	Plug-mold	W.	Glassware Washer
EXP-JT	Expansion Joint	PBD	Particle Board	WS	Weather-seal
EXT	Exterior	PTN	Partition	X	X-ray
EW	Eye Wash	PC	Portland Cement	XL	Safetylight
EPS	Electric Projection Screen	PLAS	Plaster	XFMR	Transformer
F	Fabricate	PLM	Plastic Laminates	Y	Yard
FAB	Fasten	PL	Plate	YO	Yard
FGL	Fiber Glass	PLYD	Plywood		
FIN	Finish	PT	Point		
FFL	Finish Floor	PTS	Points		
FE	Fire Extinguisher	POL	Polished		
F.E.C.	Fire Extinguisher Cabinet	P-TYPE	Partition Type		
F.H.R.	Fire Hose Rack	LB	Pound		
FIX	Fixture	PVC	Polyvinyl Chloride		
FLUOR	Fluorescent	PVMT	Pavement		
F.O.C.	Face Of Concrete	P.C.PLAS.	Portland Cement Plaster		
F.O.F.	Face Of Finish	PC	Precast		
F.O.M.	Face Of Masonry	PROP	Property		
F.O.S.	Face Of Stud	PL	Property Line		
FRF	Fireproofing	PP	Power Pole		
FLG	Flashing				
F.H.S.	Flat Head Screw				
FL	Floor				
FD	Floor Drain				
FL.MTD.	Floor Mounted				
FT	Foot				
FTG	Footings				
FDN	Foundation				
FUT	Future				
F.H.V.	Fire-hose Valve & Extinguisher Cabinet				
FDS	Fire Department Staircase				
FOTV	Fire Department Test Valve				
FV	Field Verify				

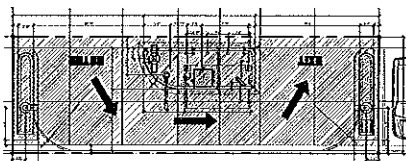
## Location Map



## Vicinity Map



## Proposed Development Plan



## Scope of Work

SCALE: 1/8" = 1'-0"

## Drawing Index

Drawing No. - Name

## SITE PLAN DRAWINGS

REV.	DATE	ISSUED
S0.0	04.12.2017	CLIENT REVIEW
S0.1	03.15.2017	PERMIT/PRICING

## ELECTRICAL DRAWINGS

SE-1	Electrical Site Plan
SE-2	Electrical Details & Riser

## COMCHECK CALCULATIONS

CC-1	Comcheck
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## Parking Analysis

WALMART #1492	131,301 S.F.
PARKING REQUIRED:	4,039/SP/1,000 S.F. = 526
PARKING PROVIDED:	559 SPACES (APPROVED BY CITY OF AURORA 2010)
	SEE SHEET 4 BY OTHERS ATTACHED
FLITE BANKING CENTER:	1,500 S.F.
PARKING REQUIRED:	N/A
REMOVAL OF EXISTING 8 SPACES FOR FLITE BANKING CENTER AREA	
NEW PARKING SPACES PROVIDED:	551 SPACES OVERALL FOR WALMART

**GDA** Office

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## Consultants:

FLITE BANKING CENTERS, LLC  
WALMART # 1492  
14090 EAST EXPOSITION AVE.  
AURORA, CO 80012

Project Number  
1703

Sheet Name  
INDEX

Sheet Number  
S0.0

GENERAL NOTES TO PROJECT:

1. CONTRACTOR SHALL NOTIFY THE OFFICE OF THE CITY ENGINEER, DEPARTMENT OF PUBLIC WORKS AND ENGINEERING AT 303-739-7300, FOR INSPECTION AT LEAST 48 HOURS PRIOR TO COMMENCING THE CONSTRUCTION.
2. CONTRACTORS SHALL TAKE NECESSARY PRECAUTIONS TO PROTECT ROOT SYSTEMS OF SHRUBS, PLANTS, AND TREES ALONG THE AREA OF EXCAVATION.
3. THE CONTRACTOR SHALL COMPLY WITH THE LATEST EDITION OF OSHA REGULATIONS AND THE STATE OF TEXAS LAWS CONCERNING EXCAVATIONS.
4. CONTRACTOR SHALL PREPARE A SET OF "AS-BUILT" DRAWINGS SHOWING ANY FIELD CHANGES MADE TO THE APPROVED ENGINEERING PLANS AND SUBMIT TO THE DESIGN CONSULTANT FOR SUBMISSION TO THE CITY ENGINEER.
5. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES TO THE EXISTING PUBLIC OR PRIVATE UTILITY LINES, INCLUDING BUT NOT LIMITED TO WATERLINES, WASTEWATER COLLECTION SYSTEMS, STORM SEWERS, AND TRAFFIC CONTROL DEVICES DURING CONSTRUCTION. ALL DAMAGES SHALL BE REPAIRED IN ACCORDANCE WITH CITY OF AURORA, DEPARTMENT OF PUBLIC WORKS AND ENGINEERING "STANDARD CONSTRUCTION SPECIFICATIONS FOR WASTEWATER COLLECTION SYSTEMS, WATER LINES, STORM DRAINAGE, AND STREET PAVING AND STANDARD CONSTRUCTION DETAILS FOR WASTEWATER COLLECTION SYSTEMS, WATER LINES, STORM DRAINAGE, AND STREET PAVING" WITH LATEST ADDENDA AND AMENDMENTS THERETO, NO SEPARATE PAY.
6. CONSTRUCT WASTEWATER COLLECTION SYSTEMS, WATER LINES, STORM DRAINAGE AND STREET PAVING IN ACCORDANCE WITH THE LATEST EDITION OF THE PUBLICATIONS "STANDARD CONSTRUCTION SPECIFICATIONS FOR WASTEWATER COLLECTION SYSTEMS, WATER LINES, STORM DRAINAGE, AND STREET PAVING AND STANDARD CONSTRUCTION DETAILS FOR WASTEWATER COLLECTION SYSTEMS, WATER LINES, STORM DRAINAGE, AND STREET PAVING" PUBLISHED BY THE CITY OF AURORA, DEPARTMENT OF PUBLIC WORKS AND ENGINEERING.
7. ALL UTILITIES PRESENTED ON THESE DRAWINGS ARE SHOWN BASED ON THE BEST AVAILABLE INFORMATION. CONTRACTOR SHALL VERIFY IN THE FIELD THE EXACT LOCATIONS PRIOR TO COMMENCING CONSTRUCTION. CONTRACTOR SHALL NOTIFY COLORADO ONE CALL AT 800-922-1987/ 303-205-6301 AT LEAST 48 PROCEEDING WITH ANY EXCAVATION. THE CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH OCCUR DURING TO HIS FAILURE TO REQUEST THE LOCATION AND PRESERVATION OF THESE UNDERGROUND FACILITIES. CONTRACTOR SHALL COORDINATE ALL CONFLICTS WITH THE APPROPRIATE GOVERNING AGENCY. NO SEPARATE PAY.
8. COLORADO LAW TITLE 9, ARTICLE 2.5, SECTION 9-2.5-102, HEALTH & SAFETY CODE, FORBIDS ALL ACTIVITIES IN WHICH PERSONS OR THINGS MAY COME WITH TEN (10') FEET OF LIVE OVERHEAD HIGH VOLTAGE LINES. PARTIES RESPONSIBLE FOR THE WORK, INCLUDING CONTRACTORS, ARE LEGALLY RESPONSIBLE FOR SAFETY OF CONSTRUCTION WORKERS UNDER THESE LAWS. THESE LAWS CARRY BOTH CRIMINAL AND CIVIL LIABILITY. TO ARRANGE FOR LINES TO BE TURNED OFF OR MOVED, CALL XCEL ENERGY AT 800-481-4700, NO SEPARATE PAY.
9. CONTRACTOR SHALL PROVIDE A TRENCH SAFETY SYSTEM TO MEET, AS A MINIMUM, THE REQUIREMENT OF OSHA SAFETY AND HEALTH REGULATION, PART 1926, SUBPART P AS PUBLISHED IN THE FEDERAL REGISTER, VOLUME 54, NO. 209, DATED OCTOBER 31, 1989.
10. ADEQUATE DRAINAGE SHALL BE MAINTAINED AT ALL TIMES DURING CONSTRUCTION AND ANY DRAINAGE DITCH OR STRUCTURE DISTURBED DURING CONSTRUCTION SHALL BE RESTORED TO THE SATISFACTION OF THE OWNING AUTHORITY. ALL CONSTRUCTION STORM RUNOFF SHALL COMPLY WITH THE COLORADO NATIONAL POLLUTANT DISCHARGE ELIMINATING SYSTEM (NPDES) REQUIREMENTS.
11. EXISTING PAVEMENTS, CURBS, SIDEWALKS, AND DRIVEWAYS DAMAGED OR REMOVED DURING CONSTRUCTION SHALL BE REPLACED TO CITY/ COUNTY STANDARDS.
12. CONTRACTOR SHALL GIVE NOTICE TO ALL AUTHORIZED INSPECTORS, SUPERINTENDENTS, OR PERSONS IN CHARGE OF PRIVATE AND PUBLIC UTILITIES OR RAILROADS AFFECTED BY HIS OPERATIONS PRIOR TO COMMENCEMENT OF WORK.
13. ALL UTILITY TRENCHES TO BE BACKFILLED TO 95 PERCENT STANDARD PROCTOR DENSITY UNLESS OTHERWISE NOTED.
14. IF CONSTRUCTION DOES NOT BEGIN WITHIN A YEAR AFTER PLANS HAVE BEEN APPROVED AND SIGNED, NEW SIGNATURES MUST BE OBTAINED AND LETTERS OF AVAILABILITY MUST BE UPDATED.

15. CONTRACTOR TO CONTRACT PW&E OFFICE(S) @ E ALMEDA PKWY, AURORA CO 80012. AND/OR THE APPROPRIATE ON-LINE C/H PW&E WEBPAGE(S) TO OBTAIN ALL APPROPRIATE C/H PW&E-TYPE PERMIT(S) REQUIRED BY THE PROPOSED CONSTRUCTION, REPLACEMENT, RELOCATION, TRAFFIC CONTROL AND/OR UTILITY ABANDONMENT WORK SHOW ON THESE PLANS. FOR ANY TREE-CUTTING PERMITS IN COMM. B.I. SEBACK AREAS & CITY ROAD(S)/R-O-W(S), CONTACT C/H FORESTRY @ PARKS & RECREATION @311 OR 303-739-7177.
16. CONTRACTOR SHALL MAINTAIN A SET OF REDLINE DRAWINGS RECORDING AS-BUILT CONDITIONS DURING CONSTRUCTION. THESE REDLINE MARKED UP DRAWINGS WILL BE SUBMITTED TO THE DESIGN CONSULTANT WHO WILL MAKE THE CHANGES ON THE ORIGINAL TRACINGS, LABELING EACH SHEET IN THE SET AS "RECORD DRAWINGS", AND RETURNING SAME TO THE CITY ENGINEER.
- CENTURYLINK COLORADO FACILITIES
1. THE LOCATIONS OF CENTURYLINK COLORADO FACILITIES ARE SHOWN IN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION BEFORE COMMENCING WORK. HE AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THIS FAILURE TO EXACTLY LOCATE AND PRESERVE THESE UNDERGROUND UTILITIES.
2. THE CONTRACTOR SHALL CALL 811 OR 800-922-1987 A MINIMUM OF 48 HOURS PRIOR TO CONSTRUCTION TO HAVE UNDERGROUND LINES FIELD LOCATED.
3. WHEN EXCAVATING WITHIN EIGHTEEN (18') OF THE INDICATED LOCATION OF CENTURYLINK COLORADO FACILITIES ALL EXCAVATIONS MUST BE ACCOMPLISHED USING NON-MECHANIZED EXCAVATION PROCEDURE. WHEN BORING, THE CONTRACTOR SHALL EXPOSE THE CENTURYLINK COLORADO FACILITIES.
4. WHEN CENTURYLINK COLORADO FACILITIES ARE EXPOSED, THE CONTRACTOR WILL PROVIDE SUPPORT TO PREVENT DAMAGE TO THE CONDUIT DUCTS OR CABLES. WHEN EXCAVATING NEAR TELEPHONE POLES, THE CONTRACTOR SHALL BRACE THE POLE FOR SUPPORT.
5. THE PRESENCE OR ABSENCE OF CENTURYLINK COLORADO UNDERGROUND CONDUIT FACILITIES OR BURIED CABLE FACILITIES SHOWN ON THESE PLANS DOES NOT MEAN THAT THERE ARE NO DIRECT BURIED CABLES FOR OTHER CABLES IN CONDUIT IN THE AREA.
6. PLEASE CONTACT THE COLORADO 811 DAMAGE PREVENTION DIRECTOR: MARTY MEAD AT 303-205-6343 OR EMAIL HIM AT MIMED@CO811.ORG FOR DAMAGE PREVENTION QUESTIONS. PLEASE CONTACT BOB WALTERS, MANAGER OF CUSTOMER CARE AND ENGINEERING AT 206-733-5272 IF THERE ARE ANY QUESTIONS ABOUT BORING OR EXCAVATING NEAR OUR CENTURYLINK COLORADO FACILITIES.
- WARNING: OVERHEAD ELECTRICAL LINES
1. OVERHEAD LINES MAY EXIST ON THE PROPERTY. THE LOCATION OF OVERHEAD LINES HAS NOT BEEN SHOWN ON THESE DRAWINGS AS THE LINES ARE CLEARLY VISIBLE, BUT YOU SHOULD LOCATE THEM PRIOR TO BEGINNING ANY CONSTRUCTION. COLORADO LAW, TITLE 9, ARTICLE 2.5, SECTION 9-2.5-102, HEALTH & SAFETY CODE FORBIDS ACTIVITIES THAT OCCUR IN CLOSE PROXIMITY TO HIGH VOLTAGE LINES, SPECIFICALLY:
- ANY ACTIVITY WHERE PERSON OR THINGS MAY COME WITHIN TEN (10') FEET OF LIVE OVERHEAD HIGH VOLTAGE LINES; AND
  - OPERATING A CRANE, DERRICK, POWER SHOVEL, DRILLING RIG, PILE DRIVER, HOSTILING EQUIPMENT, OR SIMILAR APPARATUS WITHIN 10 FEET OF LIVE OVERHEAD LINES.
2. PARTIES RESPONSIBLE FOR THE WORK, INCLUDING CONTRACTORS, ARE LEGALLY RESPONSIBLE FOR THE SAFETY OF CONSTRUCTION WORKERS UNDER LAW. THIS LAW CARRIES BOTH CRIMINAL AND CIVIL LIABILITY TO ARRANGE FOR LINES TO BE TURNED OFF OR REMOVED CALL XCEL ENERGY AT 800-895-4999.
3. ACTIVITIES ON OR ACROSS XCEL ENERGY FEE OF EASEMENT PROPERTY  
NO APPROVAL TO USE, CROSS OR OCCUPY XCEL FEE OR EASEMENT PROPERTY IS GIVEN. IF YOU NEED TO USE XCEL PROPERTY, PLEASE CONTACT OUR SURVEYING & RIGHT OF WAY DIVISION AT 800-328-8226.
- CAUTION: UNDERGROUND GAS FACILITIES
1. LOCATION OF XCEL ENERGY MAIN LINES (TO INCLUDE XCEL ENERGY, INTRASTATE PIPELINE, LLC, WHERE APPLICABLE) ARE SHOWN IN AN APPROXIMATE LOCATION ONLY. SERVICE LINES ARE USUALLY NOT SHOWN. OUR SIGNATURE ON THE PLANS ONLY INDICATES THAT OUR FACILITIES ARE SHOWN IN APPROXIMATE LOCATION. IT DOES NOT IMPLY THAT A CONFLICT ANALYSIS HAS BEEN MADE. THE CONTRACTOR SHALL CONTACT THE UTILITY COORDINATING COMMITTEE AT 800-922-1987/ 303-205-6301 OR 811 A MINIMUM OF 48 HOURS PRIOR TO CONSTRUCTION TO HAVE MAIN AND SERVICE LINES FIELD LOCATED.

- WHEN XCEL ENERGY PIPE LINE MARKINGS ARE NOT VISIBLE, CALL SUPERVISOR, KEN STRAUSS AT 970-817-3244 FOR STATUS OF LINE LOCATION REQUEST BEFORE EXCAVATION BEGINS.
  - WHEN EXCAVATING WITHIN EIGHTEEN (18') OF THE INDICATED LOCATION OF XCEL ENERGY FACILITIES, ALL EXCAVATION MUST BE ACCOMPLISHED USING ON-MECHANIZED EXCAVATION PROCEDURES.
  - WHEN XCEL ENERGY FACILITIES ARE EXPOSED, SUFFICIENT SUPPORT MUST BE PROVIDED TO THE FACILITIES TO PREVENT EXCESSIVE STRESS ON PIPING.
  - FOR EMERGENCIES REGARDING GAS LINES CALL 877-712-2288 OR FOR NON EMERGENCIES CALL 713-420-2600.
- PAVING CONSTRUCTION NOTES
1. GENERAL CONSTRUCTION NOTE APPLY TO PAVEMENT CONSTRUCTION.
2. PAVING MATERIALS AND PROCEDURES SHALL BE IN CONFORMANCE WITH THE SOIL REPORTS, PROJECT SPECIFICATIONS, AND DETAIL IN PLANS.
3. ALL ROAD WIDTHS, CURB RADII, AND CURVE ALIGNMENT SHOWN INDICATE FACE OF A CURB, ALL CURB RADII SHALL BE FIFTEEN (15') FEET TO FACE OF CURB UNLESS OTHERWISE NOTED. T.C. INDICATED TOP OF CURB ELEVATION.
4. THE SPACING BETWEEN EXPANSION JOINTS SHALL NOT EXCEED 80 - FEET. THE SPACING BETWEEN CONTRACTION JOINTS SHALL NOT EXCEED 15 - FEET. CONTRACTION JOINTS MUST BE CUT WITHIN 6 TO 12 HOURS OF CONCRETE PLACEMENT. THE MAXIMUM SPACING BETWEEN ANY TWO JOINTS SHALL NOT EXCEED 20 FEET. CONCRETE SURFACE SHALL NOT BE TORN OR DAMAGED BY THE BLADE. JOINT SPACING SHALL NOT EXCEED 36 TIMES THE SLAB THICKNESS. JOINT PATTERNS SHALL BE GENERALLY SQUARED. CONCRETE CURB AND SIDEWALK JOINTS (WHERE SIDEWALK IS ADJACENT TO PAVING) SHALL BE ALIGNED WITH PAVING JOINTS.
5. ISOLATION JOINTS; PROVIDE DEPTH AT ALL LOCATIONS WHERE SLABS ADJOIN WALLS, COLUMNS, FOUNDATIONS, DRAIN PIPING, SPRINKLER MAINS, EXISTING CONCRETE OR PAVEMENT, AND OTHER IMMOVABLE OBJECT, UNLESS SHOWN OTHERWISE ON STRUCTURAL DRAWINGS.
6. ALL CONCRETE PAVEMENT SHALL BE PORTLAND CEMENT CONCRETE HAVING A MINIMUM COMPRESSIVE STRENGTH OF 3,500 PSI IN 28 DAYS AND A MINIMUM OF 3% ENTRAINED AIR WITH REINFORCING STEEL CONFORMING TO ASTM A-615, GRADE 60. PROVIDE MINIMUM 30 BAR DIAMETERS LAP.
7. CONNECT TO EXISTING PAVEMENT USING HORIZONTAL DOWEL EXPANSION JOINTS. WHERE SHOWN ON PLANS, SAW CUT EXISTING PAVEMENT TO FULL PAVEMENT DEPTH. HORIZONTAL DOWELS SHALL BE NO. 3/4 BARS, 18 INCHES LONG, WITH ONE END TREATED TO SLIP, SPACED 12 INCHES ON CENTER OD EACH JOINT, DRILLED AND EMBEDDED 9 INCHES INTO THE CENTER OF THE EXISTING SLAB CENTER WITH "PO ROC" OR EQUAL. DOWEL SPACING SHALL BE 12 INCHES CENTER TO CENTER, UNLESS OTHERWISE NOTED.
8. WHERE PROPOSED PAVEMENT IS TO BE CONSTRUCTED IN PUBLIC EASEMENTS, CONSTRUCTION JOINTS SHALL BE PLACED ALONG THE ENTIRE EASEMENT LINE OF THE ENCROACHMENT AND TRANSVERSE TO THE EASEMENT AT LEAST EVERY 10 FEET. MANHOLES, CLEANOUT, VALVE BOXES, ETC., SHALL BE ADJUSTED TO FINISH GRADE. SAW CUTS ARE AN ACCEPTABLE ALTERNATIVE TO CONSTRUCTION JOINTS.
9. DRIVEWAYS SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF HOUSTON REQUIREMENTS. AS APPLICABLE.
10. PORTLAND CEMENT CONCRETE PAVEMENT.
- a. HEAVY DUTY PAVING: 7 INCHES OF CONCRETE PREPARED IN CONFORMANCE WITH GEOTECHNICAL REPORT. REINFORCING TO BE #3 @18 OR #4 @24" O.C.E.W.
- b. LIGHT DUTY PAVING: 5 INCHES OF CONCRETE PREPARED IN CONFORMANCE WITH GEOTECHNICAL REPORT REINFORCING TO BE #3 @18" OR #4 @ 24", O.C.E.W.
11. SUBGRADE SHALL BE PREPARED IN CONFORMANCE WITH GEOTECHNICAL REPORT.
12. FLEXIBLE PAVEMENT: FLEXIBLE (HOT MIX ASPHALT CONCRETE) PAVEMENT SHALL BE PLACED PER RECOMMENDATIONS IN GEOTECH REPORT. SEE NOTE 1 UNDER, SITE CLEARING AND GRADING CONSTRUCTION NOTES.
13. DRAINAGE OPENINGS ACROSS CURBED ISLANDS TO BE PAVED WITH LIGHT DUTY CONCRETE PAVING.
14. PRIVATE SIDEWALKS SHALL BE MINIMUM 5" THICK WITH #3 REINFORCING BARS (TYPICAL). PUBLIC SIDEWALKS SHALL BE IN WIDTH IN CONFORMANCE WITH CITY OF AURORA REQUIREMENTS.
15. ALL FINISHED GRADES SHALL VARY UNIFORMLY BETWEEN FINISHED ELEVATIONS.

16. GUIDELINES SET FORTH IN THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" SHALL BE OBSERVED.
17. MAXIMUM CROSS SLOPES FOR SIDEWALKS AND A.D.A. ACCESS ROUTES SHALL NOT EXCEED 2.0%.
18. RAMP SLOPES SHALL NOT EXCEED 1 INCH PER FOOT (8.33%). MAXIMUM SLOPES FOR HANDICAP PARKING SPACES AND ACCESS AISLES SHALL NOT EXCEED 2.0% IN ANY DIRECTION.
- ARAPAHOE COUNTY PERMIT NOTES
1. CONTRACTOR TO OBTAIN ALL PERMITS REQUIRED BY THE "REGULATIONS OF ARAPAHOE COUNTY, COLORADO FOR FLOOD PLAIN MANAGEMENT: PRIOR TO STARTING CONSTRUCTION.
2. OWNER TO OBTAIN ALL PERMITS REQUIRED BY ARAPAHOE COUNTY, COLORADO PRIOR TO STARTING CONSTRUCTION OF UTILITIES AND/OR CULVERTS WITHIN ADAMS AND ARAPAHOE COUNTY ROAD.
3. AUTHORIZATION NOTICE ISSUED BY ARAPAHOE COUNTY PUBLIC INFRASTRUCTURE ENGINEERING DEPARTMENT PERMIT OFFICE REQUIRED PRIOR TO CONSTRUCTION OF UTILITIES OR LEFT TURN LANES WITHIN ARAPAHOE COUNTY RIGHT-OF-WAY. \*CONTACT ARAPAHOE COUNTY PERMIT OFFICE 909-739-7300.

- SITE CLEARING AND GRADING CONSTRUCTION NOTES
1. ALL EARTHWORK TO BE DONE IN CONFORMANCE WITH REQUIREMENTS OF GEOTECHNICAL ENGINEERING REPORT.
2. PROJECT AREA TO BE STRIPPED OF TOP SOIL TO DEPTH AS INDICATED BY SOILS ENGINEER. TOP SOIL, RUBBISH, DEBRIS, AND OTHER OBJECTIONABLE MATERIAL TO BE DISPOSED OF OFF PROJECT SITE.
3. CONTRACTOR TO REMOVE ALL TREES & SHRUBS INDICATED TO BE REMOVED. REMOVE STUMPS, MAIN ROOT BALL, AND ROOT SYSTEMS TO 24-INCHES BELOW EXISTING GRADE. APPLY HERBICIDE TO REMAINING STUMPS TO INHIBIT GROWTH.
4. CONTRACTOR TO CLEAR UNDERGROWTH & DEAD WOOD WITHOUT DISTURBING SUBSOIL.
5. PAVING MATERIALS AND PROCEDURES TO BE IN CONFORMANCE WITH THE SOILS REPORT, PROJECT SPECIFICATIONS, AND DETAILS IN PLANS.

6. CONTRACTOR SHALL CUT AND FILL SITE AS REQUIRED TO OBTAIN FINISHED ELEVATIONS SHOWN ON PLANS. COMPACT SELECT BACKFILL MATERIAL TO 95% STANDARD PROCTOR DENSITY AS PER ASTM D-698 AND IN CONFORMANCE WITH SOILS REPORT REQUIREMENTS. MAXIMUM SIDE SLOPES TO BE 3:1. ALL REQUIREMENTS OF PROJECT SPECIFICATIONS FOR EARTHWORK SHALL BE MET.
7. CONTRACTOR TO PROVIDE TEMPORARY MEASURES TO CONTROL STORM WATER RUN-OFF DURING CONSTRUCTION AS REQUIRED TO MINIMIZE EROSION AND TO MEET NPDES REQUIREMENTS.
8. EXCESS EXCAVATION SHALL BE HAULED OFF SITE AT CONTRACTORS EXPENSE. PRIOR TO FILL, THE SURFACE AREA SHALL BE CLEARED, GRUBBED, AND STRIPPED OF TOP SOIL. FILL SURFACE SHALL BE PROOF-ROLLED AT THE TOP 6-INCHES SHALL BE COMPACTED TO 95% MAXIMUM DRY DENSITY PER ASTM D 698.
9. THE FILL SHALL BE PLACED IN LOOSE LIFTS NOT EXCEEDING 8-INCHES AN COMPACTED TO 95% MAXIMUM DRY DENSITY PER ASTM 698. THE MOISTURE CONTENT FOR COMPACTION OF SITE FILL SHALL BE AS DETERMINED BY THE SOILS ENGINEER.

10. ADEQUATE DRAINAGE SHALL BE MAINTAINED AT ALL TIMES DURING CONSTRUCTION AND ANY DRAINAGE DITCH OR STRUCTURE DISTURBED DURING CONSTRUCTION SHALL BE RESTORED TO THE SATISFACTION OF THE OWNING AUTHORITY. ALL CONSTRUCTION STORM RUNOFF SHALL COMPLY WITH THE FINAL DRAFT OF STORM WATER MANAGEMENT HANDBOOK FOR CONSTRUCTION ACTIVITIES AS PREPARED BY ARAPAHOE COUNTY, AND THE CITY OF AURORA, ALL IN COMPLIANCE WITH THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) REQUIREMENTS.
11. CONTRACTOR SHALL PROVIDE TEMPORARY DRAINAGE FACILITIES TO DIRECT SURFACE DRAINAGE AWAY FROM TRENCHES AND TOWARDS OFF-SITE DRAINAGE FACILITIES. PREVENT WATER FROM PONDING ON SITE AND DO NOT BLOCK DRAINAGE FROM OR DIRECT EXCESS DRAINAGE ON TO ADJACENT PROPERTY.

- ARAPAHOE COUNTY CONSTRUCTION NOTES
1. WATER LINES, WASTEWATER COLLECTION SYSTEMS, AND STORM DRAINAGE SYSTEMS SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH THE CITY OF WESTMINSTER, DEPARTMENT OF PUBLIC WORKS AND ENGINEERING "DESIGN MANUAL, STANDARD CONSTRUCTION SPECIFICATIONS, AND DETAILS FOR WASTEWATER COLLECTION SYSTEMS, WATER LINES, STORM DRAINAGE, AND STREET PAVING."
2. REINFORCED CONCRETE (C76 CLASS III) STORM SEWERS SHALL BE INSTALLED, BEDDED, AND BACKFILLED IN ACCORDANCE WITH THE CITY OF AURORA'S DRAWINGS 02917-04, 02371-05, 02317-06, 02317-07, AND 02317-09 AS APPLICABLE.
3. ALL STORM SEWERS CONSTRUCTED IN SIDE LOT EASEMENTS SHALL BE R.C.P., MINIMUM TWENTY (20') FOOT WIDE EASEMENTS SHALL BE PROVIDED.
4. ALTERNATIVE TO CEMENT STABILIZED SAND BACKFILL FOR PIPES FIFTY-FOUR (54") INCH AND LARGER, FROM 1-FOOT ABOVE THE OP OF THE PIPE TO THE BOTTOM OF THE SUBGRADE. CONTRACTOR MAY BACKFILL WITH SUITABLE MATERIAL, PROVIDED THE BACKFILL MATERIAL IS PLACED IN EIGHT (8") INCH LIFTS AND MECHANICALLY COMPACTED TO NINETY-FIVE (95)% STANDARD PROCTOR DENSITY. TESTS SHALL BE TAKEN AT ONE HUNDRED (100') FOOT INTERVALS ON EACH LIFT. BEDDING AND BACKFILL TO ONE (1') FOOT ABOVE THE TOP OF THE PIPE SHALL BE CEMENT STABILIZED SAND.
5. ALL PROPOSED PIPE STUB-OUTS FROM MANHOLES OR INLETS ARE TO BE PLUGGED WITH EIGHT (8") INCH LIFTS AND ONE HUNDRED (100') FOOT INTERVALS ON EACH LIFT. BEDDING AND BACKFILL TO ONE (1') FOOT ABOVE THE TOP OF THE PIPE SHALL BE CEMENT STABILIZED SAND.
6. THE CONTRACTOR(S) SHALL NOTIFY ARAPAHOE COUNTY PUBLIC INFRASTRUCTURE DEPARTMENT - ENGINEERING DIVISION - PERMIT OFFICE TWENTY-FOUR (24) HOURS IN ADVANCE OF COMMENCING UTILITY AND/OR PAVING CONSTRUCTION AT 303-987-7500 AND WRITTEN NOTIFICATION FORTY-EIGHT (48) HOURS IN ADVANCE OF COMMENCING CONSTRUCTION AT E. ALMEDA PKWY AURORA, CO 80012.
7. PAVING SHALL BE IN ACCORDANCE WITH THE "REGULATIONS OF AURORA COUNTY, COLORADO FOR THE APPROVAL AND ACCEPTANCE OF INFRASTRUCTURE" AND/OR AMENDMENTS OF SAME.
8. GUIDELINES SET FORTH IN THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" SHALL BE OBSERVED.
- SWFP CONSTRUCTION NOTES
1. CONTRACTOR SHALL IMPLEMENT INLET PROTECTION DEVICES AND REINFORCED FILTER FABRIC BARRIER ALONG ROAD AND SIDE DITCHES AT LOCATIONS SHOWN ON THE TYPICAL STORM WATER POLLUTION PREVENTION (SWPP) PLANS TO KEEP SILT AND OR EXCAVATED MATERIALS FROM ENTERING INTO THE STORM WATER INLETS AND DITCHES EVENTUALLY POLLUTING THE RECEIVING STORM.
2. DURING THE EXCAVATION PHASE OF THE PROJECT, CONTRACTOR SHALL SCHEDULE THE WORK IN SHORT SEGMENTS SO THAT EXCAVATION MATERIAL CAN BE QUICKLY HAULED AWAY FROM THE SITE AND TO PREVENT IT FROM STAYING UNCOLLECTED ON THE EXISTING PAVEMENT. ANY LOOSE EXCAVATED MATERIAL WHICH FALLS ON PAVEMENTS OR DRIVEWAYS SHALL BE SWEEP BACK INTO THE EXCAVATED AREA.
3. CONTRACTOR SHALL CLEAN UP THE EXISTING STREET INTERSECTIONS AND DRIVEWAYS DAILY, AS NECESSARY, TO REMOVE ANY EXCESS MUD, SILT, OR ROCK TRACKED FROM THE EXCAVATED AREA.
4. CONTRACTOR SHALL FOLLOW GOOD HOUSEKEEPING PRACTICES DURING CONSTRUCTION OF THE PROJECT, ALWAYS CLEANING UP DIRT AND LOOSE MATERIAL AS CONSTRUCTION PROGRESSES.
5. CONTRACTOR TO INSPECT AND MAINTAIN THE AREAS LISTED BELOW AT LEAST ONCE EVERY FOURTEEN (14) CALENDAR DAYS AND WITHIN 24 HOURS OF THE END OF A STORM EVENT OF 0.5 INCHES OR GREATER.
- DISTURBED AREAS OF THE CONSTRUCTION SITE THAT HAVE NOT BEEN FINALLY STABILIZED
  - AREAS USED FOR STORAGE OF MATERIALS THAT ARE EXPOSED TO PRECIPITATION.
  - STRUCTURAL CONTROL MEASURES.
  - LOCATIONS WHERE VEHICLES ENTER OR EXIT THE SITE
6. CONTRACTOR TO BE RESPONSIBLE TO MAINTAIN EXISTING DITCHES AND/OR CULVERTS FOR UNOBSTRUCTED DRAINAGE AT ALL TIMES. WHERE SODDING IS DISTURBED BY EXCAVATION OR BACKFILLING OPERATIONS, SUCH AREAS SHALL BE REPLACED BY SEEDING OR SODDING. SLOPES 4:1 STEEPER SHALL BE REPLACED BY BLOCK SODDING.

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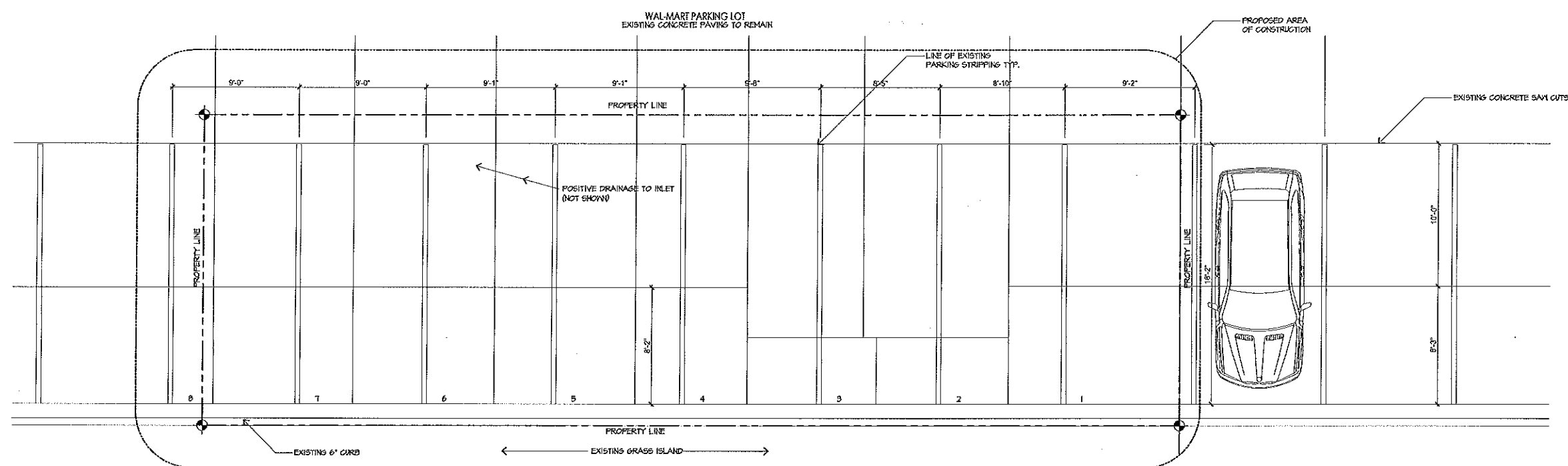
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	08.15.2017	PERMITTING

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1606

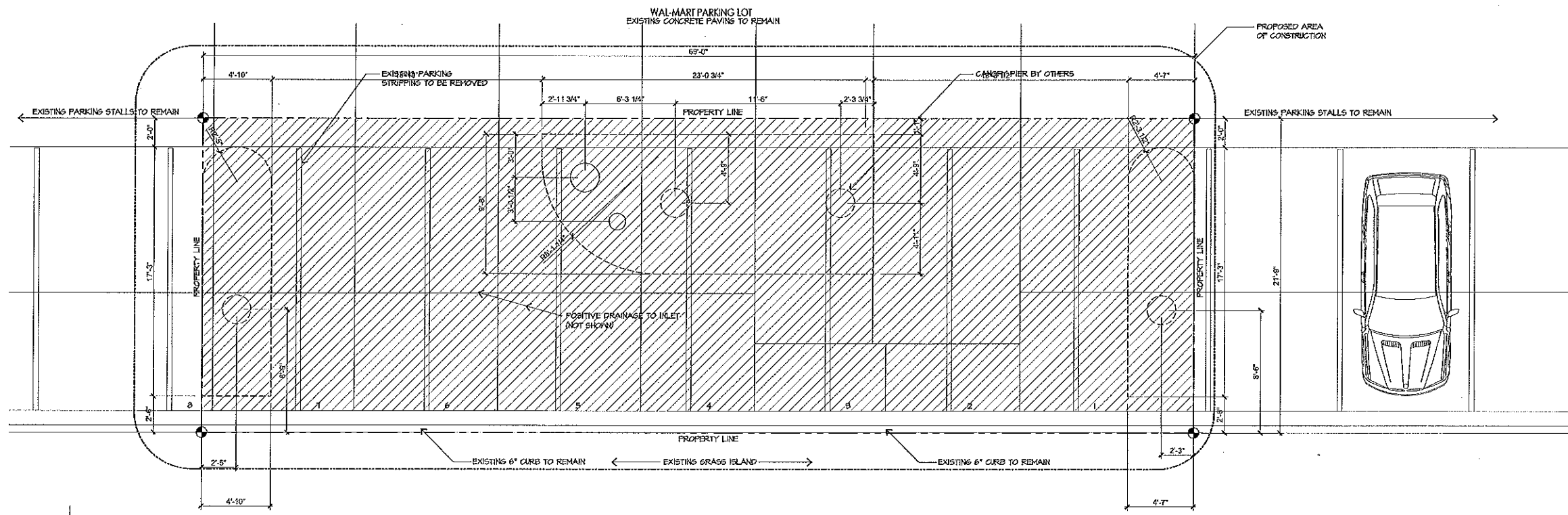
Sheet Name  
GENERAL NOTES

Sheet Number  
S0.1



**D5 EXISTING SITE PLAN**  
SCALE: 1/4" = 1'-0"

APPROXIMATE SQUARE FOOTAGE  
1,500 SQUARE FEET



**A5 DEMO SITE PLAN**  
SCALE: 1/4" = 1'-0"

- LEGEND**
- AREA OF EXISTING ASPHALT PAVEMENT TO BE REMOVED
  - AREA OF EXISTING CONCRETE TO BE REMOVED
  - SEE STRUCTURAL DRAWINGS BY OTHERS FOR PIER SPECIFICATIONS

- NOTES:**
1. CONTRACTOR TO PROVIDE A 6'-0" CHAIN LINK FENCE AROUND CONSTRUCTION AREA.
  2. CONTRACTOR TO MATCH ALL EXISTING PAVEMENT ELEVATIONS. ALL PROPOSED ISLANDS TO BE 6" ABOVE EXISTING PAVEMENT. NEW WORK TO BE DONE WITHIN ATM PROPERTY LINE.
  3. ONE CALL NOTIFICATION SYSTEM. CALL BEFORE YOU DIG!!!
  4. CONTRACTOR TO SAW CUT, REMOVE AND HAUL OFF EXISTING ASPHALT AND/OR CONCRETE WITHIN DEMO AREA.

+

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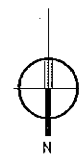
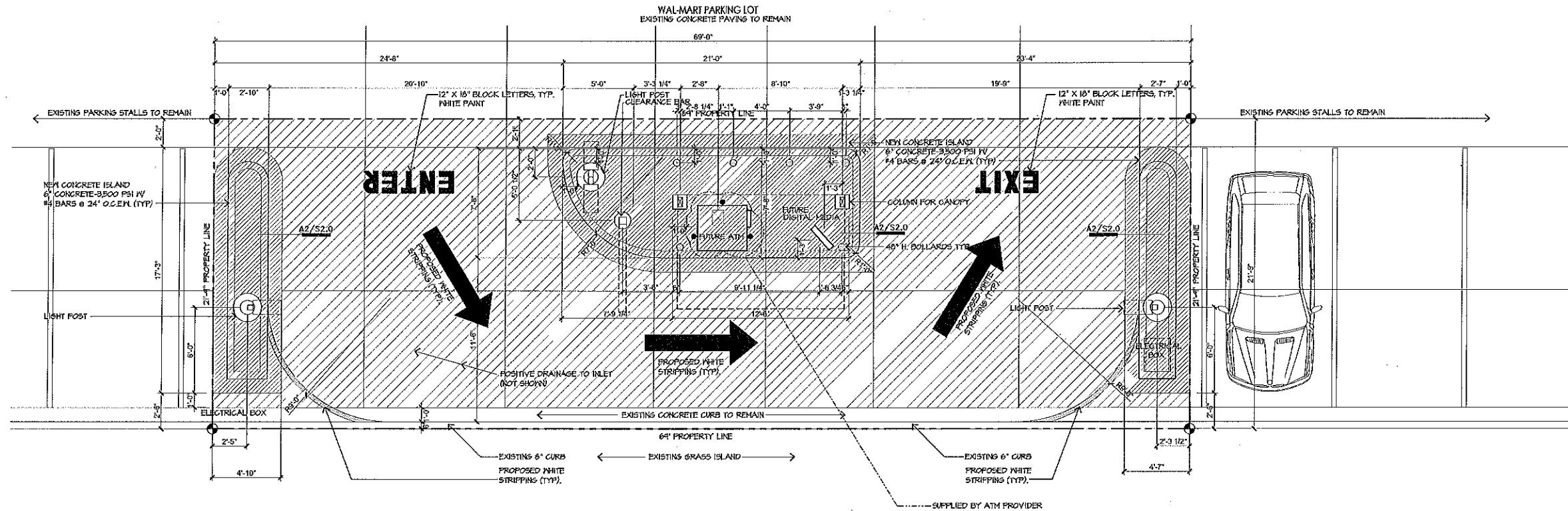
**Project Number**  
1703

**Sheet Name**  
EXISTING SITE PLAN

**Sheet Number**  
**S1.0**

1703 FLITE ATM, PS-1492S, 1703.dwg, TUESDAY, AUGUST 08, 2017

NOTE: PROJECT REQUIRES POSITIVE DRAINAGE TO EXISTING INLETS. PROJECT DOES NOT EFFECT EXISTING DRAINAGE TO SITE, THEREFORE DRAINAGE PLAN IS NOT REQUIRED.



**B5** PROPOSED SITE PLAN  
SCALE: 1/4" = 1'-0"

APPROXIMATE SQUARE FOOTAGE

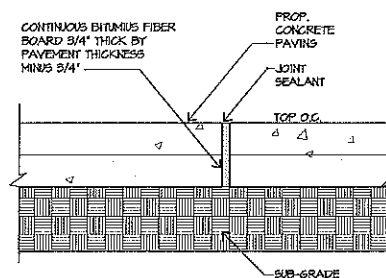
1,500 SQUARE FEET

LEGEND

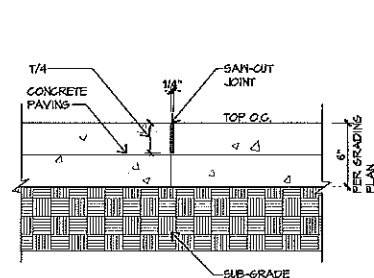
- NEW CONCRETE CURB AND ISLAND
- NEW CONCRETE PAVING
- REPLACE/ADD GRASS AS REQUIRED

NOTES

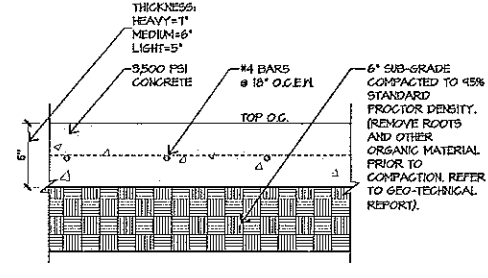
- CONTRACTOR TO MATCH ALL EXISTING PAVEMENT ELEVATIONS. ALL PROPOSED ISLANDS TO BE 6" ABOVE EXISTING PAVEMENT. NEW WORK TO BE DONE WITHIN ATM PROPERTY LINE.
- ONE CALL NOTIFICATION SYSTEM. CALL BEFORE YOU DIG!!!
- PROJECT REQUIRES MEETS AND BOUNDS SURVEY BY OTHERS WHEN PROJECT HAS BEEN LOCATED IN FIELD.



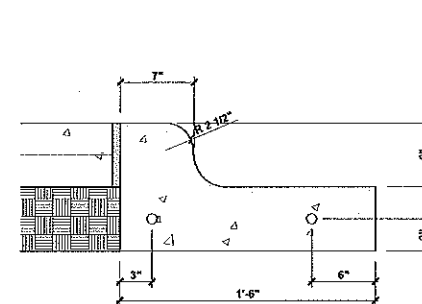
**A5** PAVING ISOLATION JOINT  
SCALE: 1 1/2" = 1'-0"



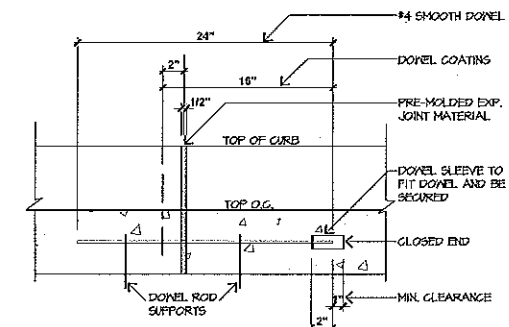
**A4** CONC. PAVING CRACK CON. JOINT  
SCALE: 1 1/2" = 1'-0"



**A3** PAVEMENT SECTION  
SCALE: 1 1/2" = 1'-0"



**A2** DETAIL SECTION  
SCALE: 1 1/2" = 1'-0"



**A1** CURB EXPANSION JOINT DOWEL DETAIL  
SCALE: 1 1/2" = 1'-0"



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**Project Number**  
1703

**Sheet Name**  
PROPOSED SITE PLAN

**Sheet Number**  
**S2.0**

1703 FLITE ATM, PSI, A&E, 1703.dwg, TUESDAY AUGUST 08, 2017

# AURORA WAL-MART

## SITE PLAN

SHEET 1 OF 2

### USE APPROVAL

REQUEST FREE-STANDING BUILDING IN CITY CENTER ZONING. THE BUILDING WILL BE CONSTRUCTED OF A MIX OF BUILDING MATERIALS, MAINLY BRICK, OF AN EXCEPTIONAL DESIGN FOR A DEVELOPMENT OF THIS ATTRACTIVE ADDITION TO THIS AREA OF CITY CENTER.

#### LEGAL DESCRIPTION

A PARCEL OF LAND SITUATED IN THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, ARAPAHO COUNTY, COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SECTION 18; THENCE S89°27'30"E ALONG THE EAST-WEST CENTER LINE OF SECTION 18, A DISTANCE OF 330.00 FEET TO THE NORTHEAST CORNER OF SECTION 18; THENCE S00°00'00"E ALONG THE EAST LINE OF SECTION 18, A DISTANCE OF 40.00 FEET TO THE INTERSECTION OF THE EAST LINE OF SECTION 18 WITH THE SOUTH RIGHT-OF-WAY LINE OF EAST EXPOSITION AVENUE AND THE POINT OF BEGINNING;

1. THENCE S89°27'30"E ALONG THE SOUTH RIGHT-OF-WAY LINE OF EAST EXPOSITION AVENUE, A DISTANCE OF 345.00 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SOUTH BLACKHAWK STREET AS DESCRIBED IN BOOK 0397 AT PAGE 77; THENCE ALONG THE WEST RIGHT-OF-WAY LINE OF SOUTH BLACKHAWK STREET THE FOLLOWING FOUR COURSES:
2. ALONG A CURVE TO THE RIGHT, TANGENT TO THE LAST DESCRIBED COURSE, HAVING A CENTRAL ANGLE OF 90°00'00" AND A RADIUS OF 25.00 FEET, AN ARC DISTANCE OF 39.27 FEET;
3. THENCE S00°00'00"E, A DISTANCE OF 354.94 FEET;
4. THENCE ALONG A CURVE TO THE LEFT, TANGENT TO THE LAST DESCRIBED COURSE, HAVING A CENTRAL ANGLE OF 42°02'30" AND A RADIUS OF 200.00 FEET, AN ARC DISTANCE OF 305.45 FEET;
5. THENCE S82°00'00"E, A DISTANCE OF 30.00 FEET;
6. THENCE S80°00'00"W, A DISTANCE OF 170.00 FEET;
7. THENCE N89°27'30"W, A DISTANCE OF 327.44 FEET TO A POINT ON THE EAST LINE OF SECTION 18;
8. THENCE N00°00'00"E ALONG THE EAST LINE OF SECTION 18, A DISTANCE OF 309.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 527,052 SQUARE FEET OR 12.079 ACRES, MORE OR LESS.

#### CERTIFICATIONS / APPROVALS

SITE PLAN AND ANY AMENDMENTS HERETO, UPON APPROVAL BY THE CITY OF AURORA AND RECORDING, SHALL BE BINDING UPON THE APPLICANT THEREFOR, 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 WAL-MART PROPERTIES, INC. HAS CAUSED THESE PRESENTS TO BE EXECUTED THIS 28th DAY OF July, A.D., 1997.

BY: Charles J. Bulant CORPORATE SEAL

NOTARIAL: Aurora STATE OF COLORADO COUNTY OF ARAPAHO I DO.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 28th DAY OF July, A.D., 1997 BY Charles J. Bulant (PRINCIPAL OR OWNERS)

WITNESS MY HAND AND OFFICIAL SEAL

NOTARY PUBLIC: Barbara L. Johnson NOTARY SEAL

MY COMMISSION EXPIRES: July 19, 1993 BUSINESS ADDRESS: 701 S. WALNUT ROAD, BENTONVILLE, AR 72716

CITY OF AURORA APPROVAL:

CITY ATTORNEY: Edwin J. ... DATE: 7-29-97

PLANNING DIRECTOR: John P. ... DATE: Aug 23, 1997

PLANNING COMMISSION: City Council DATE: 7-14-97

CITY COUNCIL: Mayor DATE: 7-29-97

ATTORNEY: Barbara L. Johnson DATE: 8-29-97

CITY CLERK: Barbara L. Johnson

RECORDING'S CERTIFICATE:

ACCEPTED FOR FILING IN THE OFFICE OF THE CLERK AND RECORDER OF COUNTY, COLORADO AT 0'CLOCK M. THIS DAY OF

A.D., 1997. CLERK AND RECORDER:

#### AMENDMENTS:

- 10/01/2010 ADMIN. AMOT. EXPAND EAST SIDE OF BUILDING & REMOVE EXISTING GARDEN CENTER. ADD 2ND TRUCK DOCK, ADD COMPRESSORS & SCREENWALL. MOVE FRONT ENTRY TO EAST & MODIFY PARKING ISLAND. MOVE HANDICAPPED PARKING SPACES, WIDEN NORTHWEST ACCESS DRIVE & MOVE SIGN. MOVE FRONT LIGHT POLE & ADD TWO REAR LIGHT POLES, MISC. UTILITY RELOCATIONS. (CONTINUED ON SHEET 2.)

#### SITE PLAN NOTES

1. THE DEVELOPER, HIS SUCCESSORS AND ASSIGNS, SHALL BE RESPONSIBLE FOR INSTALLATION, MAINTENANCE AND REPLACEMENT OF ALL FIRE LANE SIGNS AS REQUESTED BY THE CITY OF AURORA.
2. ALL SIGNS MUST CONFORM TO THE CITY OF AURORA SIGN CODE.
3. 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 HEREFTER ESTABLISHED IN THE DESCRIBED PROPERTY, AND THE SAME ARE HEREBY DESIGNATED AS "SERVICE/EMERGENCY AND UTILITY EASEMENTS" AND SHALL BE POSTED "NO PARKING - FIRE LANE."
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 PARKS DEPARTMENT.
5. 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.
6. ALL LANDSCAPING WILL BE INSTALLED PRIOR TO ISSUANCE OF CERTIFICATE OF OCCUPANCY.
7. ALL BUILDING ADDRESS NUMBERS SHALL COMPLY WITH SECTIONS 34-122 AND 34-127 OF THE AURORA CITY CODE.
8. ROOF TOP MECHANICAL UNITS THAT PROJECT ABOVE THE HORIZONTAL PLANE OF THE ROOF PARAPET WILL BE SOLID SCREENED BY STANDING SEAM METAL SCREENING OF THE SAME MATERIAL AND COLOR (MEDIUM BLUE) AS ROOF TREATMENT AT MAIN ENTRANCE AND GARDEN CENTER. ALL OTHER NON-STRUCTURAL PROJECTIONS WILL BE FINISHED WITH A COMPOSITE COLOR.
9. NOTWITHSTANDING ANY SURFACE IMPROVEMENTS, LANDSCAPING, PLANTING OR DOWNSIDE SIGN 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, ET CETERA, 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.
10. ALL INTERESTED PARTIES ARE HEREBY ALERTED THAT THIS SITE PLAN IS SUBJECT TO ADMINISTRATIVE CHANGES 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.
11. THIS SITE PLAN CONTAINS A "USE APPROVAL" FOR A FREE-STANDING BUILDING IN THE CITY CENTER ZONE.
12. SITE LIGHTING WILL BE DOMINANT. SEE SITE PLAN, SHEET 2 FOR LOCATION OF PARKING LOT LIGHTING. STREET LIGHTING WILL BE PROVIDED BY AGREEMENT WITH THE CITY OF AURORA AT LOCATIONS TO BE DETERMINED ALONG FRONTING PUBLIC STREETS.
13. PARKING STALL DIMENSIONS ARE 9'-0" WIDE FOR 90° AND ALL END STALLS, 60° STALLS ARE 8'-0" WIDE. STALL LENGTHS ARE BASED ON 19' WITH A 2'-0" OVERHANG ALLOWED WHERE ADJUTING CURBS. COMPACT SPACES ARE BASED ON 16' LENGTH.
14. TRASH HANDLING: TRASH HANDLING WILL BE CONFINED TO THE REAR OR THE SOUTH SIDE OF THE BUILDING. THIS WILL CONSIST OF A TRASH COMPACTOR UNIT (SELF-CONTAINED) IN THE FULL SCREENED LOADING/SERVICE AREA AND A TRASH RECEPTACLE WITH ENCLOSURE, LOCATED AT APPROXIMATELY THE CENTER OF THE BUILDING. COLLECTION VEHICLES WILL BE CONFINED TO SOUTH SERVICE DRIVE AREA FOR PICK-UP. SEE PLAN FOR LOCATION AND DETAIL OF THESE AREAS.
15. GROUND SIGNS WILL BE SET BACK A MINIMUM OF 10' FROM PROPERTY LINE AND WILL NOT BE LOCATED IN TRAFFIC SITE TRIANGLE.
16. FOUNDATION PLANTINGS WILL CONSIST OF DROUGHT TOLERANT MATERIALS ONLY. DUE TO EXPANSIVE SOILS, NO IRRIGATION WILL BE ALLOWED WITHIN TEN-FEET (10') OF FOUNDATION.
17. LANDSCAPE AND GRASS AREAS OTHER THAN IN AREAS OF STRUCTURE FOUNDATIONS WILL UTILIZE GRASS OR SPRAY AUTOMATIC IRRIGATION.
18. THIS SITE WILL UTILIZE CITY CENTER DRAINAGE AND IS SUBJECT TO APPLICABLE FEES.
19. THE OWNER OR APPLICANT OF THE PROPOSED PROJECT IS RESPONSIBLE TO COMPLY WITH ALL CITY ORDINANCES AND NO INFORMATION CONTAINED HEREIN SHALL BE INTERPRETED OTHERWISE, UNLESS SPECIFICALLY APPROVED IN THE SITE PRELIMINARY DEVELOPMENT PLAN.
20. PARTIALLY COVERED GARDEN CENTER WILL INCORPORATE DRAINING THROUGH THE WALL ON THE EAST SIDE. WALL WILL BE CONSTRUCTED WITH MOUNTAIN RED BRICK AS USED IN THE BUILDING AND INCLUDE A BLUE DECORATIVE METAL TUBING FENCE RAIL WITH BRICK COLLARING. SEE BUILDING ELEVATIONS FOR DETAILS.
21. THERE WILL BE NO SIDEWALK SALES AND OVERHEAD BANNERS ALONG THE NORTHERN WALK ADJACENT TO THE BUILDING OUTDOOR SEATING AND VENDOR FOOD CARTS ARE ACCEPTABLE.

#### VICINITY MAP

SCALE: 1"=1,000'

#### SITE DATA

LAND AREA WITHIN PROPERTY LINES 12.079 ACRES (527,052 SF)

GROSS FLOOR AREA - (TAR .02) 115,500 SF

NUMBER OF BUILDINGS: 1

TOTAL BUILDING COVERAGE: (23%) 110,700 SF

HAZARD SURFACE AREA: 551,270,000 SF

OPEN SPACE: 22% 115,500 SF

PRESENT ZONING CLASSIFICATION: CITY CENTER FRINGE

PROPOSED USE: RETAIL

SIGN AREAS: 600 SF (15 SIGNS)

TYPE OF SIGNS: 1-WALL SIGN 100 SF

2-MONUMENT SIGN 100 SF

3-ENTRY SIGN 20 SF/EA

NUMBER OF STORIES: 1

MAXIMUM HEIGHT OF BUILDING: 26 FEET

LOADING SPACES PROVIDED: 7 SPACES

PARKING SPACES PROVIDED: 459 SPACES

PARKING SPACES REQUIRED: 115,500 / 200 = 578 SPACES

ADMINISTRATIVE AMENDMENT - JAN. 12, 1990

CHANGE PARKING LOT LIGHTING POLE HEIGHT FROM 22'-6" TO 39' STANDARD.

ADMINISTRATIVE AMENDMENT - APR. 25, 1990

CHANGE CENTER OF FACE OF RETAINING WALL ON WEST SIDE OF BUILDING TO SAND BLASTED ALUM.

ADMIN. AMENDMENT - 10-16-97

ADD CANOPY ROOF TO MATCH EXISTING CANOPY.

ADMIN. AMENDMENT - 5/1/98

ADD OUTDOOR STORAGE ENCLOSURE AT REAR OF SITE.

#### APPROVED WAIVERS PER WAL-MART PDP

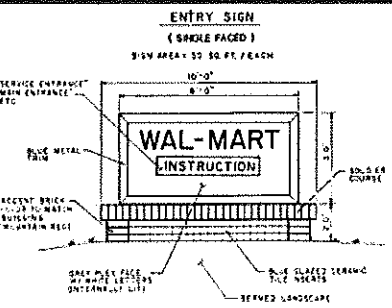
1. SECTION 41-1123.24 - MINIMUM FLOOR AREA RATIO SHALL BE 0.23.
2. SECTION 41-1124.02 - MINIMUM BUILDING GROUND COVERAGE SHALL BE 27%.
3. SECTION 41-1132 - NO STRUCTURED PARKING WILL BE REQUIRED.
4. SECTION 41-1132 - TWO PARKING AREAS CAN CONTAIN GREATER THAN 150 PARKING SPACES.
5. SECTION 41-2444 - TURN AROUND FOR CHAD STREET WILL NOT BE REQUIRED.

CITY COUNCIL CONDITION:  
WAL-MART AGREES TO ALLOW PEDESTRIAN ACCESS TO THE WEST IN CONJUNCTION WITH FUTURE DEVELOPMENT, IF FOUND TO BE FEASIBLE AND NECESSARY BY THE CITY OF AURORA.

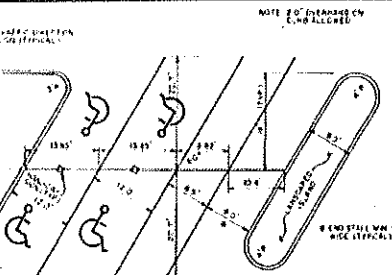
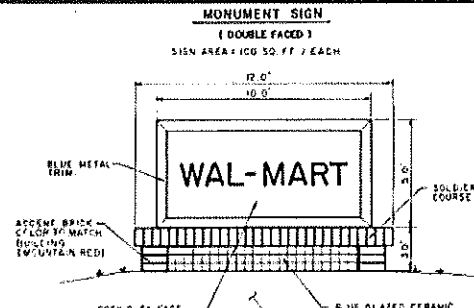
Colorado  
Land  
Consultants, Inc.

7001 N  
24th  
Denver, Colorado 80217  
(303) 369-9530

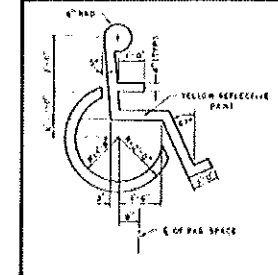
Land Surveying/Engineering/Planning



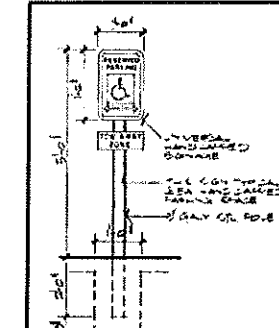
ENTRY & MONUMENT SIGN DETAIL  
NO SCALE



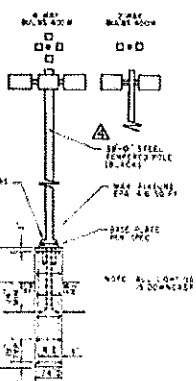
PARKING LAYOUT DIAGRAM  
NO SCALE



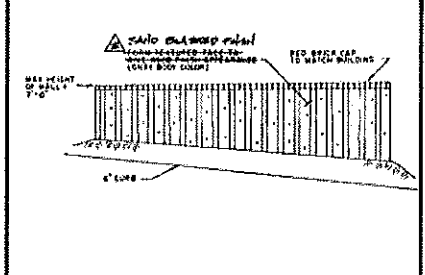
HANDICAP SYMBOL DETAIL  
NO SCALE



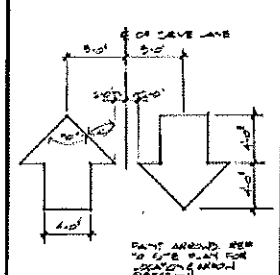
HANDICAP SIGN  
NO SCALE



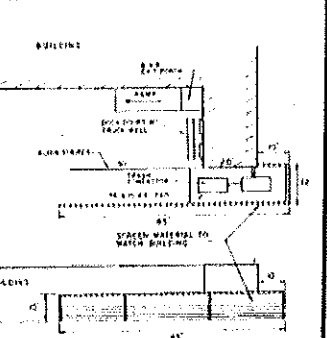
PARKING LOT LIGHTING  
POLE DETAIL  
NO SCALE



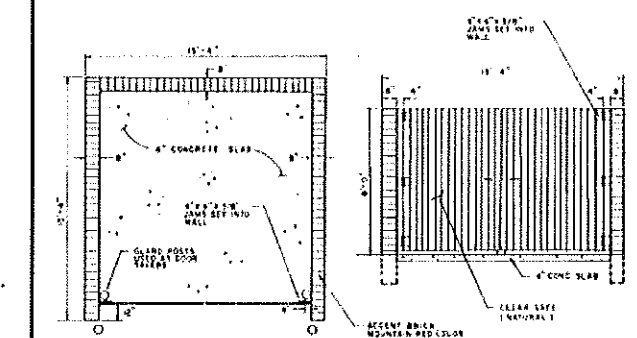
CONCRETE RETAINING WALL FACE AT WEST  
SIDE OF BUILDING  
NO SCALE



PAVING ARROW DETAIL  
NO SCALE



LOADING DOCK DETAIL  
NO SCALE



TRASH ENCLOSURE DETAIL  
NO SCALE



SO. ABILENE ST.

# AURORA WAL-MART

## SITE PLAN SHEET 2 OF 2

WEST QUARTER CORNER OF SECTION 18, TOWNSHIP 4 SOUTH,  
RANGE 64 WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
(FOUND NO. 4 REBAR IN AURORA RANGE POINT BOX)

(10) CONTINUED:

UPSIZE DOMESTIC WATERLINE & METER TO  
3" SIZE. MONITOR EASEMENTS FOR WALK AT  
NW SITE ENTRY AND FIRE LANE EASEMENT.  
IN FRONT OF NEW BUILDING ENTRY. ADD  
DRAINAGE EASEMENT AT DETENTION POND.  
ADD NEW CART CROSSING. REHABILITATE  
SITE MONUMENT SIGNS AND MOVE NW SIGN.  
REPLACE GREASE/OIL SEPARATOR SYSTEM &  
ADD SAN SEWER LATERAL FROM WEST SIDE  
BLDG & NORTH TO EXPOSITION AVE.  
REMOVE BASE & PALET STORAGE  
AREA. REUSE PARKING ON EAST SIDE OF  
BUILDING. ADD COMPACTOR FACILITY AT SW  
BLDG. CORNER. ADD NEW STORM DRAIN  
CONNECTIONS FROM ROOF DRAINS TO EXISTING  
LINES AT BUILDING FRONT AND AT SW  
CORNER. REALIGN 102' WATERLINE AT  
BUILDING FRONT, REALIGN FIRE LANE &  
UTILITY EASEMENT - EAST SIDE BLDG

ADM. AMDT. 10-15-93

JOINT ACCESS BETWEEN WAL-MART AND BUILDERS SQUARE

ADM. AMDT. 6-18-97

Add Propane Tank Installation  
28" X 88"

Add open garden center on front of  
building to match existing garden center  
7-16-97.  
Relocate existing parking area island

ADM. AMDT. 10-15-97

ADD CANOPY ROOF TO MATCH

EXISTING CANOPY

ADM. AMDT. 5/14/99

ADD 40' X 5' FENCE ENCLOSURE  
OF 2' CHAIN-LINK WITH EITHER  
PICKET OR STREET GARDEN VINYL  
FENCING. 2' FENCE  
PERIMETER OF CRATES OR CARDBOARD  
WILL NOT EXCEED HEIGHT OF 10' FENCE.

ADM. AMDT. 1/31/2010

BLDG EXPANSION - SEE AURORA BLACK  
SHEET 1 OF 3, CONT. ON 2 & 3

H-H PROPERTIES  
C/O BARY PARK  
1450 SOUTH HAWANA STREET, SUITE 200  
AURORA, CO 80012  
CITY CENTER F-4

### LEGEND

- PROPERTY LINE
- PROPOSED CURB
- CONCRETE AREA
- EXISTING WATER
- PROPOSED WATER
- EXISTING SANITARY SEWER
- EXISTING STORM SEWER
- PROPOSED STORM SEWER
- PROPOSED RETAINING WALL
- EXISTING FENCE
- TRAFFIC DIRECTION
- NO. OF CONTINUOUS PARKING SPACES
- GROUND SIGN
- HANDICAP RAMP
- INDICATED HANDICAP SPACE
- PROPOSED CONTOUR
- EXISTING CONTOUR
- CURBED LANDSCAPED ISLAND
- 28" FIRE LANE
- CART CORRAL SPACE

TYPE A CATCH  
TYPE B NON CATCH

CITY COUNCIL CONDITION:  
WAL-MART AGREES TO ALLOW  
PEDESTRIAN ACCESS TO THE WEST IN  
CONJUNCTION WITH FUTURE DEVELOPMENT,  
IF FOUND TO BE FEASIBLE AND NECESSARY  
BY THE CITY OF AURORA.

BASTIAN  
LOT 3  
VACANT  
J.E. MURPHY COMPANY  
14621 NORTH SCOTTSDALE ROAD  
SCOTTSDALE, AZ 85254  
CITY CENTER F-5

VACANT  
LOT 2  
ACRES

Provide clouded  
area of where work  
is proposed.

Please show  
proposed ATM on  
site plan

Advisory Note: A separate building  
permit will be required which  
addresses the installation of the ATM

30' CURBED ENTRANCE  
W/CROSSSPAN  
HANDICAP RAMPS AT ALL  
ENTRANCE (TYPICAL)

EXISTING 4' DETACHED  
SIDEWALK

ATTACH SIDEWALK  
BETWEEN EXISTING  
WALK AND CURB  
(EFFECTING 8' WIDTH)

DON-MATSON PROPERTIES, INC.  
C/O MAX WHITE AND COMPANY  
18130 HILLCREST ROAD, UNIT 111  
DALLAS, TX 75230

30' CURBED ENTRANCE  
W/CROSSSPAN

THE PLAZA AT AURORA MALL  
SUBDIVISION FILING NO. 1  
CITY CENTER F-6

MONUMENT SIGN  
(SEE DETAIL SHEET  
1 OF 2)

A=90°00'00"  
R=25.00'  
L=39.27'

CALL UTILITY NOTIFICATION  
CENTER OF COLORADO  
**1-800-922-1987**  
**534-6700**  
CALL 2 BUSINESS DAYS IN ADVANCE  
BEFORE YOU DIG, GRADE, OR EXCAVATE  
FOR THE MARKING OF UNDERGROUND  
MEMBER UTILITIES.

**SITE DEVELOPMENT PLAN**  
**WAL-MART AURORA, COLORADO**

Colorado  
Land  
Consultants, Inc.

Land Surveying/Engineering/Planning

2700 E. 1st  
Suite 111  
Denver, Colorado 80202  
(303) 855-9200

JOB NO. 411  
DES. BY  
DATE 11/17/99

SHEET 2 OF 2  
DATE 11/17/99

A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, IN THE CITY OF ALBUQUERQUE, COUNTY OF APACHE AND STATE OF COLORADO, BEING ALSO KNOWN AS LOT 1, BLOCK 1 ALBUQUERQUE WAL-HART SUBDIVISION, FILING NO. 1 AS FILED FOR RECORD IN THE OFFICE OF THE APACHE COUNTY CLERK AND RECORDER SEPTEMBER 5, 1989 IN BOOK 102, PAGES 29 & 30, RECEPTION # 3121129 AND ALSO BEING DESCRIBED MORE PARTICULARLY AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 18, THENCE ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 18 A BEARING OF S 83°57'07E, AND WITH ALL BEARINGS RELATED THERETO, A DISTANCE OF 329.88 FEET;

THENCE S 00°02'30"W, A DISTANCE OF 40.00 FEET TO THE SOUTHERLY RIGHT OF WAY  
LINE OF EXPOSITION AVENUE AND TO THE TRUE POINT OF BEGINNING;

THENCE S 82°57'30"E. ALONG SAID SOUTHERLY RIGHT OF WAY LINE OF EAST EXPOSITION AVENUE, A DISTANCE OF 545.21 FEET TO A POINT OF CURVATURE;

THENCE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET THROUGH A CENTRAL ANGLE OF 90°00'00" AND HAVING AN ARC LENGTH OF 39.27 FEET AND BEING A CURVE ALONG THE SOUTHERLY RIGHT OF WAY LINE OF SAID EAST EXPOSITION AVENUE TRANSITIONING INTO THE WESTERLY RIGHT OF WAY LINE OF SOUTH BLACKHAWK AVENUE;

THENCE S 00°02'30"W ALONG SAID WESTERLY RIGHT OF WAY LINE OF SOUTH BLACKHAWK STREET, A DISTANCE OF 554.96 FEET TO A POINT OF CURVATURE;

THENCE ALONG THE ARC OF A CURVE TO THE LEFT AND ALONG SAID WESTERLY RIGHT OF WAY LINE HAVING A RADIUS OF 280.00 FEET THROUGH A CENTRAL ANGLE OF 42°02'30" AND HAVING AN ARC LENGTH OF 205.45 FEET;

THENCE S 42°00'00"E, AND CONTINUING ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 30.00 FEET;

THENCE S 48°50'00"W, AND DEPARTING SAID RIGHT OF WAY LINE, A DISTANCE OF 178.08 FEET;

THENCE N 89°57'30"W, A DISTANCE OF 529.44 FEET;

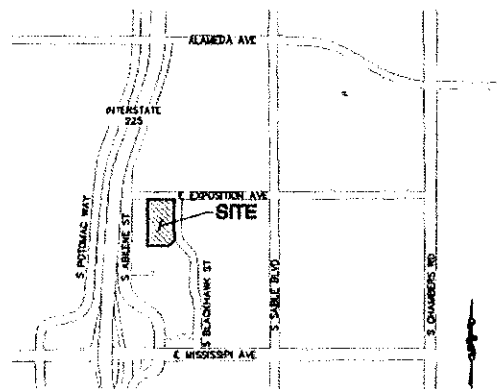
THENCE N 00°00'00"E, A DISTANCE OF 909.00 FEET TO THE TRUE POINT OF BEGINNING

SAD PARCEL CONTAINS 527,061 SQUARE FEET, OR 12.0996 ACRES MORE OR LESS.

1. AURORA WALL-WART SUBDIVISION: 1 METHOD TO ESTABLISH A SIXTY (60) FOOT CLEAR AREA AROUND LOT 1 BLOCK 1, 1 OF AURORA WALL-WART SUBDIVISION. AURORA WALL-WART SUBDIVISION 1 TO CONSTRUCT (1) SEPARATE STRUCTURES AS AN UNINHABITED AREA BUILDING AS DEFINED BY THE 2006 INTERNATIONAL BUILDING CODE, SECTION 507, PER SECTION 507.2, THE AREA OF ONE STORY SPANNLERED STRUCTURES, GROUP B, F, M, OR S BUILDING OR A ONE-STORY GROUP A4 BUILDING, OF OTHER THAN TYPE V CONSTRUCTION, SHALL NOT BE LOCATED WITHIN THE BUILDING SETBACK OR WITHIN THE AUTOMATIC FIRE ALARM SYSTEM THROUGHOUT IN ACCORDANCE WITH SECTION 903.3.1.1, AND IS SURROUNDED AND ADJOUNED BY PUBLIC WAYS OR YARDS NOT LESS THAN 60 FEET (18288 mm) IN WIDTH.
2. PER CITY CODE, SEC. 22-140 - PUBLIC SAFETY IN BUILDING RADIO COVERAGE, THE 2006 INTERNATIONAL BUILDING CODE, SECTION 403.3 IS HEREBY AMENDED TO REQUIRE NEW BUILDING RADIO SERVICES GREATER THAN 5000 SQUARE FEET OR ADDITIONS TO AN EXISTING STRUCTURE WHICH CAUSE THE BUILDING TO BE GREATER THAN 5000 SQUARE FEET. (FOR PURPOSES OF THIS SECTION, AREA SEPARATION WALLS CANNOT BE USED TO DEFINE SEPARATE BUILDINGS). ALL BASEMENTS OVER 10,000 FEET WHERE THE DESIGN OCCUPANT LOAD IS GREATER THAN 50, REGARDLESS OF THE OCCUPANCY, ANY BUILDING THAT CREATES A "SPECIAL HAZARD" FOR EMERGENCY SERVICES IN-BUILDING RADIO COMMUNICATIONS TO DESIGN CHARACTER IN-BUILDING RADIO COVERAGE, THE FIRE CHIEF OR HIS/HER DESIGNEE WILL DETERMINE WHETHER OR NOT A "SPECIAL HAZARD" EXISTS. OTHERWISE, NO PERSON SHALL, ERECT, CONSTRUCT, CHANGE THE USE OF, REMOVE, OR PROVIDE ADDITIONS TO ANY BUILDING OR STRUCTURE, OR ANY PART THEREOF, OR CAUSE THE SAME TO BE DONE, WHICH FAILS TO SUPPORT ADEQUATE IN-BUILDING RADIO COVERAGE FOR THE CITY OF AURORA PUBLIC PUBLIC SAFETY OCCUPANCY, A FINAL ACCEPTANCE TEST MUST BE COMPLETED TO DESIGN CHARACTER IN-BUILDING RADIO COVERAGE. THIS AMENDMENT DOES NOT APPLY TO ONE AND TWO-FAMILY RESIDENTIAL STRUCTURES. THE LEGAL OCCUPANCY OF ANY STRUCTURE EXISTING ON THE DATE OF ADOPTION OF THIS AMENDMENT SHALL BE PERMITTED TO CONTINUE WITHOUT CHANGE.
3. THE DEVELOPER, HIS SUCCESSORS AND ASSONS, INCLUDING HOMEOWNERS OR MERCHANTS ASSOCIATION, SHALL BE RESPONSIBLE FOR INSTALLATION, MAINTENANCE, AND REPLACEMENT OF ALL FIRE LINE SIGNS AS REQUIRED BY THE CITY OF AURORA.
4. THE APPLICANT HAS THE OBLIGATION TO COMPLY WITH ALL APPLICABLE REQUIREMENTS OF THE AMERICANS WITH DISABILITIES ACT (ADA)
5. "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 ENTRANCES THEY SERVE. THE ACCESSIBLE ROUTE BETWEEN ACCESSIBLE PARKING AND ACCESSIBLE BUILDING ENTRANCES SHALL BE THE MOST PRACTICAL, DIRECT AND ROUTE. THE ROUTE MUST BE LOCATED WITHIN A SIDEWALK, NO MORE THAN 10 FEET FROM THE ROUTE, EXCEEDED 1.20 WITHOUT PROVIDING A MINIMUM 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 2006 INTERNATIONAL BUILDING CODE, CHAPTER 11, AND THE AMERICAN NATIONAL STANDARDS INSTITUTE (ICC/ANSI) A117-2003.
6. TREES AND VEGETATION OVERHANGING SIDEWALK MUST BE TRIMMED TO A MINIMUM OF 7' ABOVE GROUND LEVEL.

UTILITY AND GOVERNING AGENCIES CONTACT LIST				
SERVICE	AGENCY	CONTACT	PHONE NUMBER	ADDRESS
WATER	AURORA WATER (CITY)	NICOLE JOHNSTON	303-739-7499	15151 E. ALAMEDA PKWY. AURORA, CO. 80012
SEWER	AURORA WATER	NICOLE JOHNSTON	303-739-7499	15151 ALAMEDA PKWY. AURORA, CO. 80012
ELECTRIC	XCEL ENERGY	DEB KOCH	303-671-3946	2070 S. VALENCIA ST., DENVER, CO. 80231
GAS	XCEL ENERGY	DEB KOCH	303-671-3946	2070 S. VALENCIA ST., DENVER, CO. 80231
TELEPHONE	QWEST	TAMMY NORTON	303-784-0360	1801 CALIFORNIA ST., DENVER, CO. 80202
HIGHWAY DEPARTMENT	COLORADO DEPT. OF TRANSPORTATION (CDOT)	RANDY JENSEN	303-757-9459	2000 S. HOLLY ST., DENVER, CO. 80222
CITY PLANNING	CITY OF AURORA	WINDY PARNES	303-739-7230	15151 E. ALAMEDA PKWY. AURORA, CO. 80012
EROSION CONTROL/ STORM WATER MANAGEMENT	CITY OF AURORA	DEBORAH KULA	720-859-4415	15151 E. ALAMEDA PKWY. AURORA, CO. 80012

LOCATED IN THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 4 SOUTH,  
RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
CITY OF AURORA, COUNTY OF ARAPAHOE,  
STATE OF COLORADO



**VICINITY MAP**  
SCALE: 1"=2000'

1. THE CITY OF AURORA PLANS REVIEW IS ONLY FOR GENERAL CONFORMANCE WITH THE CITY OF AURORA DESIGN CRITERIA AND THE CITY CODE, THE CITY IS NOT RESPONSIBLE FOR THE ACCURACY AND ADEQUACY OF THE DESIGN, DIMENSIONS, AND ELEVATIONS WHICH SHALL BE CONFIRMED AND CORRELATED AT THE JOB SITE. THE CITY OF AURORA, THROUGH APPROVAL OF THIS DOCUMENT, ASSUMES NO RESPONSIBILITY OTHER THAN AS STATED ABOVE FOR THE COMPLETENESS AND/OR ACCURACY OF THIS DOCUMENT.
2. ALL ROADWAY CONSTRUCTION WILL CONFORM TO CITY OF AURORA RULES AND REGULATIONS REGARDING "ROADWAY DESIGN AND CONSTRUCTION SPECIFICATIONS", LATEST REVISIONS
3. ALL WATER DISTRIBUTION, SANITARY SEWER, AND STORM DRAINAGE CONSTRUCTION WILL CONFORM TO THE CITY OF AURORA "PUBLIC UTILITY IMPROVEMENTS, RULES AND REGULATIONS REGARDING STANDARDS AND SPECIFICATIONS" LATEST REVISION.
4. ALL MATERIALS AND WORKMANSHIP SHALL BE SUBJECT TO INSPECTION BY THE CITY. THE CITY RESERVES THE RIGHT TO ACCEPT OR REJECT ANY MATERIALS AND WORKMANSHIP THAT DOES NOT CONFORM TO CITY STANDARDS AND SPECIFICATIONS.
5. THE CONTRACTOR SHALL NOTIFY THE CITY PUBLIC IMPROVEMENT INSPECTIONS DIVISION (303) 739-7350, 24 HOURS PRIOR TO THE BEGINNING OF CONSTRUCTION.
6. LOCATION OF EXISTING UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO ACTUAL CONSTRUCTION. FOR INFORMATION, CONTACT UTILITY NOTIFICATION CENTER OF COLORADO 1-800-922-1587.
7. THE CONTRACTOR SHALL HAVE ONE SIGNED COPY OF THE PLANS (APPROVED BY THE CITY OF AURORA), ONE (1) COPY OF THE APPROPRIATE STANDARDS AND SPECIFICATIONS AT THE JOB SITE AT ALL THE TIMES AND A COPY OF ANY PERMITS AND EXTENSION AGREEMENTS NEEDED AT THE JOB SITE AT ALL TIMES.
8. IT IS THE CONSULTANT'S RESPONSIBILITY TO ACCURATE SHOW EXISTING CONDITIONS, BOTH ON-SITE, AND OFF-SITE, ON THE CONSTRUCTION PLANS. ANY MODIFICATIONS MADE DUE TO CONFLICTS, OMISSIONS, OR CHANGED CONDITIONS EITHER ON-SITE OR OFF-SITE, THAT ARISE IN THE FIELD, WILL BE ENTIRELY THE DEVELOPER'S RESPONSIBILITY. THE COST TO RECTIFY ANY ADVERSE SITUATION TO MEET THE CITY STANDARDS AND SPECIFICATIONS AND THE CITY CODE SHALL BE BORNE SOLELY BY THE DEVELOPER.
9. THE OWNER/DEVELOPER MUST OBTAIN THE WRITTEN PERMISSION OF THE ADJACENT PROPERTY OWNER(S) FOR ANY OFF-SITE GRADING OR CONSTRUCTION.
10. CONCRETE SHALL NOT BE PLACED UNTIL THE FORMS HAVE BEEN INSPECTED AND A POUR SLIP ISSUED. POUR SLIPS WILL NOT BE ISSUED UNLESS THE CONTRACTOR HAS, AT THE JOB SITE, A COPY OF THE APPROVED PLANS BEARING THE SIGNATURE OF THE DIRECTOR OF PUBLIC WORKS AND WITH THE "APPROVED FOR CURB & GUTTER ONLY" BLOCK INITIALED BY THE DIRECTOR OF PUBLIC WORKS' REPRESENTATIVE.
11. PAVING SHALL NOT START UNTIL A SOIL REPORT AND PAYMENT DESIGN IS APPROVED BY THE CITY ENGINEER AND SUBGRADE COMPACTION TESTS ARE TAKEN AND APPROVED BY THE CITY ENGINEER.

1. THE ENGINEER WILL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES OR FOR SAFETY PRECAUTIONS OR PROGRAMS UTILIZED IN CONNECTION WITH THE WORK. THE ENGINEER WILL NOT BE RESPONSIBLE FOR THE CONTRACTOR'S FAILURE TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
2. EXISTING UTILITIES SHOWN ON THESE PLANS HAVE BEEN LOCATED ACCORDING TO INFORMATION PROVIDED BY THE AGENCY OPERATING EACH UTILITY. LOCATIONS SHOWN ARE APPROXIMATE ONLY, AND ARE NOT RELIABLE FOR CONSTRUCTION PURPOSES. THE CONTRACTOR SHALL CALL THE UTILITY NOTIFICATION CENTER OF COLORADO (UNICC) AT 1-800-922-1987 FOR UTILITY LOCATIONS AT LEAST TWO (2) BUSINESS DAYS BEFORE DIGGING.
3. THE ENGINEER AND APPLICABLE AGENCY MUST APPROVE, PRIOR TO CONSTRUCTION, ANY ALTERATION OR VARIANCE FROM THESE PLANS. ANY VARIATIONS FROM THESE PLANS SHALL BE PROPOSED ON CONSTRUCTION FIELD PRINTS AND TRANSMITTED TO THE ENGINEER IN ACCORDANCE WITH WAL-MART'S REQUIREMENTS.
4. THE CONTRACTOR SHALL PROTECT AND MAINTAIN ALL EXISTING UTILITIES ON THE SITE. ANY DAMAGE TO EXISTING UTILITIES, WHETHER SHOWN OR NOT ON THE DRAWING, SHALL BE REPAIRED / REPLACED AT THE CONTRACTOR'S EXPENSE. EXISTING SURFACE FEATURES AND FENCING SHALL BE REPLACED IN KIND.
5. ANY INSPECTION BY THE CITY OR THE ENGINEER, SHALL NOT, IN ANY WAY, RELIEVE THE CONTRACTOR FROM ANY OBLIGATION TO PERFORM THE WORK IN STRICT COMPLIANCE WITH THE APPLICABLE CODES AND REQUIREMENTS OF THE CITY OF AURORA STANDARDS.
6. CONTRACTOR TO LOCATE ALL EXISTING PROPERTY MONUMENTS PRIOR TO CONSTRUCTION. ANY MONUMENTS DISBURBED DURING THE CONSTRUCTION OF THIS PROJECT SHALL BE REPLACED BY A REGISTERED LAND SURVEYOR AT THE CONTRACTOR'S EXPENSE.
7. NOTHING CONTAINED IN THE CONTRACT DOCUMENTS SHALL CREATE, NOR SHALL BE CONSTRUED TO CREATE, ANY CONTRACTUAL RELATIONSHIP BETWEEN THE ENGINEER AND THE CONTRACTOR OR ANY SUBCONTRACTOR.
8. THE CONTRACTOR SHALL WAIVE NO CLAIM AGAINST THE OWNER OR THE ENGINEER REGARDING ALLEGED VIOLATIONS OF CONSTRUCTION STAKES SET BY THE ENGINEER UNLESS ALL SURVEY STAKES SET BY THE ENGINEER ARE MAINTAINED INTACT AND CAN BE VERIFIED AS TO THEIR ORIGIN. IF, IN THE OPINION OF THE ENGINEER, THE STAKES ARE NOT MAINTAINED INTACT AND CANNOT BE VERIFIED AS TO THEIR ORIGIN, ANY REMEDIAL WORK REQUIRED TO CORRECT ANY ITEM OR IMPROPER CONSTRUCTION WORK IN THIS DEVELOPMENT SHALL BE PERFORMED AT THE SOLE EXPENSE OF THE RESPONSIBLE CONTRACTOR OR SUBCONTRACTOR.
9. TRAFFIC CONTROL SHALL BE MAINTAINED IN ACCORDANCE WITH THE COLORADO SUPPLEMENT TO THE FEDERAL MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES AS REQUIRED BY THE COLORADO DEPARTMENT OF TRANSPORTATION.
10. PRIOR TO FINAL APPROVAL AND ACCEPTANCE OF THE WORK THE DEVELOPER/CONTRACTOR WILL BE REQUIRED TO CLEAN AND REPAIR ADJACENT (OFF-PROJECT) ROADWAYS USED OR DAMAGED DURING THE COURSE OF CONSTRUCTION.
11. CONTRACTOR SHALL PERFORM WORK TO MEET OR EXCEED THE WAL-MART STANDARD SITE SPECIFICATIONS. CONTRACTOR SHALL ALSO REFER TO THE CITY OF AURORA CONSTRUCTION STANDARD REQUIREMENTS FOR APPLICABLE CODES. IN SUCH CASE THAT WAL-MART DESIGN STANDARDS CONFLICT WITH THE CITY'S STANDARDS, THE CONTRACTOR WILL UTILIZE THE MOST STRINGENT STANDARD. IF EQUAL, THE CITY'S STANDARDS WILL BE USED.
12. CONTRACTOR TO COORDINATE WITH CITY OF AURORA PUBLIC WORKS FOR ALL ON-SITE AND OFF-SITE CONSTRUCTION.
13. ORIGINAL CIVIL PLANS APPROVAL # \_\_\_\_\_  
DATED \_\_\_\_\_
14. DEMOLITION: UTILIZE THE 2006 IFC, CHAPTER 14 FOR REQUIREMENTS ASSOCIATED TO BOTH CONSTRUCTION AND DEMOLITION OF ANY STRUCTURE WITHIN THE SITE. A DEMOLITION PERMIT MUST BE OBTAINED THROUGH THE CITY OF AURORA BUILDING DIVISION PRIOR TO THE REMOVAL OF ANY PART OF THE EXISTING STRUCTURE WITHIN YOUR SITE.
15. 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 A BUILDING PERMIT.

*Cinnamon Gooding*  
CINNAMON GOODING, P.E. #45630

09/21/10  
DATE

FOR AND ON BEHALF OF PENTACOR ENGINEERING, LLC.

SHEET	DESCRIPTION
C3.00	SITE PLAN ADDITIONAL NOTES
C0.01	GENERAL NOTES
C0.02	GENERAL NOTES & UTILITY RESPONSIBILITY MATRIX
C3.01	SITE PLAN NORTH
C3.02	SITE PLAN SOUTH
C3.05 - C3.09	SITE PLAN DETAILS

**PENTACOR ENGINEERING, LLC**  
8774 YATES WAY, SUITE 320  
WESTMINSTER, COLORADO 80031  
PHONE: (303) 635-2305  
FAX: (303) 635-2306  
CONTACT: RUSSELL WARING

LAW KINGDOM ARCHITECTURE  
345 RIVERVIEW, SLATE 200  
WICHITA, KANSAS 67203  
PHONE: (316) 268-0230  
CONTACT: DENNIS SMITH

WAL-MART STORES, INC.  
2001 S.E. 10TH STREET,  
BENTONVILLE, ARKANSAS 72716-0550  
PHONE: (479) 273-4000  
CONTACT: DAN ZEW

PENTACOR ENGINEERING, LLC  
6774 YATES WAY, SUITE 320  
WESTMINSTER, COLORADO 80031  
PHONE: (303) 635-2305  
FAX: (303) 635-2306  
CONTACT: RUSSELL HARRIG

OFF-SITE CONTROL BENCHMARKS ARE PER CITY OF AURORA  
VERTICAL CONTROL NETWORK POINTS AS FOLLOWS:

PRIMARY CITY BENCHMARK  
45681BNW004 COA 3" BRASS CAP IN TOP/SOUTH END CONC.  
RETAINING WALL AT NE COR. S. ADELMER ST. & E. EXPOSITION AVE.  
CAP MARKED BN7.1-055 ELEVATION=5556.117 FEET MAND. BR.

(CHECKED WITH BEROHLDOFF)  
4566185W001 COA CHISELED SQUARE IN NORTHEAST CONCRETE  
FOOTING FOR UTILITY TOWER ON WEST SIDE ADRIEN STREET--2ND  
TOWER SOUTH OF EXPOSITION ELEVATION=5575.177 FEET HAVO 88

ON-SITE BENCHMARKS (NAVD 83):  
(INTERMEDIATE POINTS IN CITY BM LOOP)

PT 1017--CHISELED CROSS IN WALK ON SOUTH SIDE E EXPOSITION  
AVE. APPROX 40' WEST OF WEST CURBLINE OF CENTRAL NORTH  
ENTRANCE TO WALMART STORE AT 14000 E EXPOSITION.  
ELEVATION= 5539.55 FT. LOOP TO COA BM 458618N7004.

PI 80--CHISELED CROSS IN WALK ON EAST SIDE OF WALMART  
STORE ON WEST SIDE OF S. BLACKHAWK ST. AT STREET CURVE  
POINT AND 4 FEET WEST OF FLOWLINE.  
ELEVATION= 5339.45 FT. LOOP TO COA BM 4566185001.

MAP CONTOUR INTERVAL = 1 FOOT

BEARINGS ARE BASED UPON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SECTION 18, T4S, R66W, 8TH P.M. BETWEEN FOUND MONUMENTS AS NOTED HEREON. BEARING IS TAKEN TO BE S 89°37'30"E PER THE RECORDED PLAT OF AURORA WAL-MART SUBDIVISION PLUNG NO. 1

THIS SITE IS NOTED TO BE WITHIN ZONE X (AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN) PER FEMA FLOOD INSURANCE RATE MAP PANEL NUMBER 080002 C1B0F AS REVISED ON SEPTEMBER 7, 1998.

[illegible]

2: \\5079\0088 Aurora, CO\CA01\Project Data\Production Drawings\MP PLANS\6603.DD-Cy.dwg Sep 21, 2010 - 1:17pm

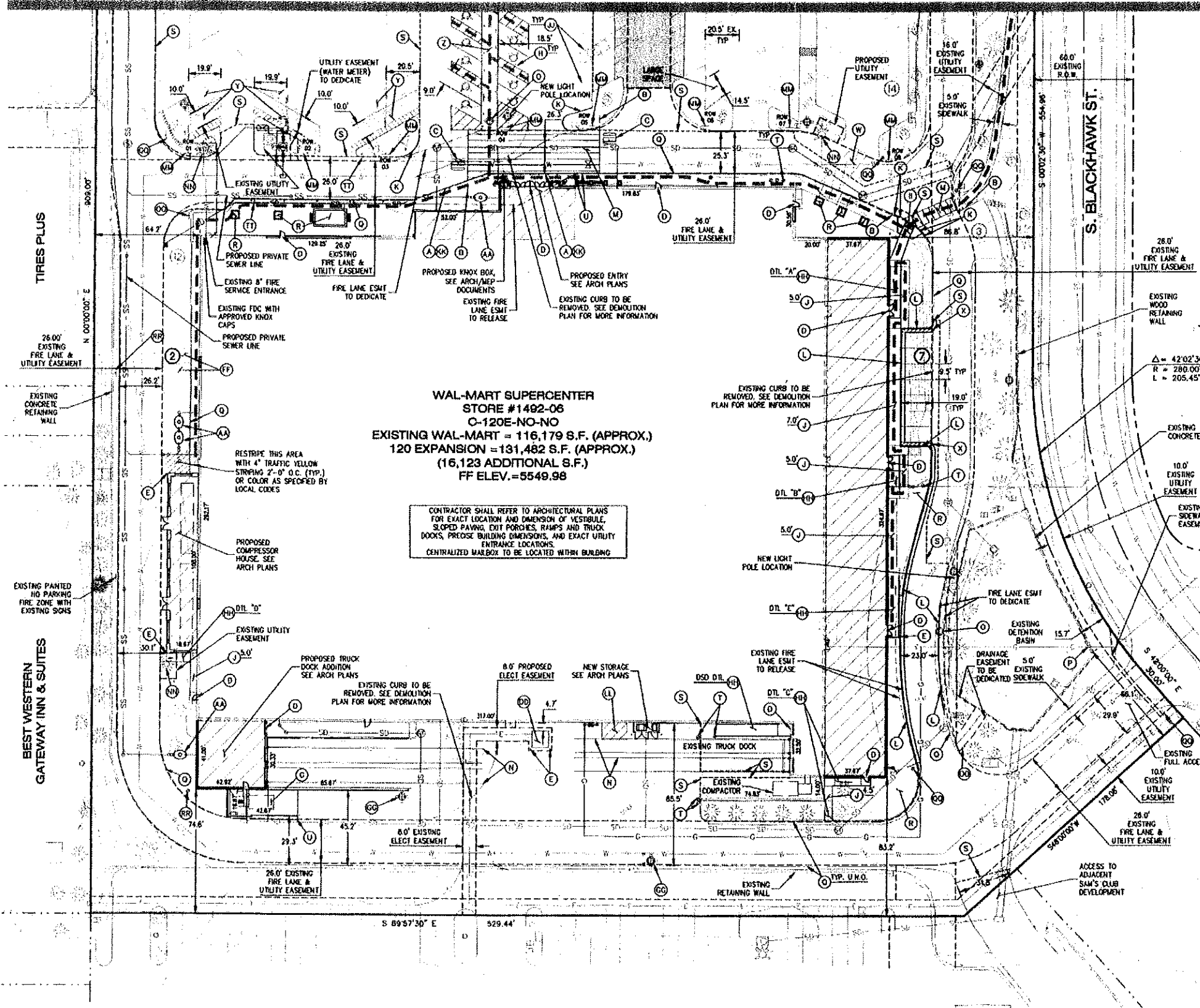
ADJ. ASST 10/1/10

Aurora Wal-Mart 89-6022-11





MATCH LINE - SEE SHEET C3.01

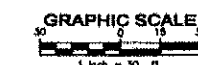


**WAL-MART SUPERCENTER**  
**STORE #1492-06**  
**C-120E-NO-NO**  
**EXISTING WAL-MART = 116,179 S.F. (APPROX.)**  
**120 EXPANSION = 131,482 S.F. (APPROX.)**  
**(16,123 ADDITIONAL S.F.)**  
**FF ELEV. = 5549.98**

CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS FOR EXACT LOCATION AND DIMENSION OF VESTIBULE, SLOPED PAVING, EXIT PORCHES, RAMPS AND TRUCK DOORS, PRECISE BUILDING DIMENSIONS, AND EXACT UTILITY ENTRANCE LOCATIONS. CENTRALIZED MAILBOX TO BE LOCATED WITHIN BUILDING.

**CONSTRUCTION NOTES**

- A. PROPOSED 6" FIRE LANE STRIPING PAINTED TRAFFIC RED WITH "NO PARKING FIRE LANE" PAINTED WITH 4" HIGH WHITE LETTERING AT 25' SPACING SEE DTL ON SHEET C3.05.
- B. PROPOSED PEDESTRIAN CROSSWALK SIGN M11-2 AND M16-7p. TYPICAL AT CROSSWALKS AS NOTED ON PLANS. SEE DTL ON SHEET C3.07.
- C. PROPOSED "YIELD" PAINTED WHITE ON PAVEMENT TYPICAL. SEE DTL ON SHEET C3.05.
- D. PROPOSED EXIT PORCH. SEE ARCHITECTURAL PLANS FOR EXACT SIZE, LOCATION FOR STOPS, STAIRS AND/OR RAMPS THAT MAY BE REQUIRED. STAIR ELEVATIONS SHALL BE AT F.F.E. AT DOOR AND SLOPE AWAY AT 2% MAX. PAVEMENT TO BE FLUSH WITH EXIT PORCH. SLOPE AT 5.0% MAXIMUM.
- E. PROPOSED 6" PIPE BOLLARD TYPICAL UNLESS NOTED OTHERWISE. COORDINATE LOCATION WITH ARCHITECTURAL PLANS. SEE DTL ON SHEET C3.09.
- F. PROPOSED CART CROSSING SIGN. SEE DTL ON SHEET C3.06.
- G. PROPOSED CONCRETE COMPACTOR PAD. REFER TO ARCHITECTURAL PLAN FOR EXACT LOCATION & DIMENSIONS. SEE GRADES ON SHEET C4.05.
- H. EXISTING HANDICAP & REGULAR PARKING STALLS TO BE CONVERTED TO ACCESSIBLE PARKING SPACES TYPICAL PER ADA STANDARD STRIPING DETAIL FOR ACCESSIBLE PARKING SPACE SIZE, SIGN AND SYMBOL. SEE DTL ON SHEET C3.04.
- I. PROPOSED CART CORRAL. TYPICAL. PROPOSED CART CONTAINMENT SYSTEM TO BE INSTALLED. SEE DTL ON SHEET C3.09.
- J. INSTALL CONCRETE SIDEWALK PER ARCHITECTURAL PLANS. SEE SHEET C4.05 FOR GRADING INFORMATION.
- K. PROPOSED SMOKE CURB, TYPE C. SEE DTL ON SHEET C4.04.
- L. PROPOSED CURB & GUTTER PER CITY OF AURORA STD DTL S7.1. SEE DTL ON SHEET C4.04.
- M. PROPOSED PEDESTRIAN CROSSWALK WITH 6" WIDE PAINTED WHITE STRIPING PARALLEL TO DIRECTION OF TRAFFIC 2'-0" O.C. AND (1) 6" WHITE STRIPE PERPENDICULAR TO BOTH ENDS. SEE DTL ON SHEET C3.05.
- N. PROPOSED 4" WIDE x 130' AT 10'-0" O.C. LONG YELLOW PAINTED TRUCK ALIGNMENT STRIPES. RESTRIPE EXISTING TRUCK WELL AREA.
- O. RELOCATE LIGHT POLE.
- P. EXISTING ENTRY SIGN CABINET TO BE REPLACED. REFER TO ARCHITECTURAL/MEP PLANS.
- Q. EXISTING CURB TO REMAIN.
- R. PROPOSED LANDSCAPE AREA. SEE LANDSCAPE PLANS.
- S. SAW CUT LINE - MATCH EXISTING GRADE.
- T. EXISTING PIPE BOLLARD TO REMAIN. REFER TO ARCHITECTURAL PLANS.
- U. BEGIN/END CURB TRANSITION FROM PAVEMENT FLUSH WITH CURB TO 6" CURB. SEE DTL ON SHEET C4.04.
- V. EXISTING MONUMENT SIGN TO BE REPLACED.
- W. EXISTING PEDESTRIAN CROSSWALK TO BE REMOVED.
- X. 2'-0" LOADING ZONE AT ALL NEW CURED PARKING SPACES. 4" PAINTED YELLOW STRIPING AT 2'-0" O.C. PERPENDICULAR TO PARKING SPACE.
- Y. EXISTING HANDICAP STALLS TO BE REPLACED & CONVERTED TO REGULAR PARKING STALLS.
- Z. PROPOSED CONCRETE SIDEWALK AT GRADE PER DETAIL ON SHEET C4.04.
- AA. PROPOSED GREASE/OIL INTERCEPTOR. SEE ARCHITECTURAL/MEP PLANS.
- BB. PROPOSED MONUMENT SIGN REFER TO ARCHITECTURAL/MEP PLANS.
- CC. CONSTRUCT CURB RAMP PER CITY OF AURORA STD DTL S9.1 & S9.9. SEE DTL ON SHEET C4.04.
- DD. NEW ELECTRICAL TRANSFORMER. SEE UTILITY PLAN FOR MORE INFORMATION.
- EE. CONVERT EXISTING STRIPING AREA TO REGULAR PARKING SPACES.
- FF. NEW LIGHT POLE. SEE UTILITY PLAN FOR MORE INFORMATION.
- HH. PROPOSED CONCRETE RAMP. REFER TO ARCH PLANS FOR EXACT LOCATION AND DIMENSIONS. SEE GRADES ON SHEET C4.05.
- II. CONSTRUCT CURB RAMP PER CITY OF AURORA MODIFIED STD DTL S9.1 & S9.9. SEE DTL ON SHEET C4.04.
- JJ. EXISTING REGULAR PARKING STALLS TO BE REMOVED. REPLACE WITH SAME TYPE AFTER NEW HEAVY DUTY CONCRETE PAVEMENT HAS BEEN INSTALLED.
- KK. FIRE LINES TO INCLUDE "NO PARKING" FIRE LANE SIGNS PLACED 45' ANGLE TO TRAFFIC FLOW. SEE DTL ON SHEET C3.07.
- LL. 10'x10' STRIPED AREA PAINTED SOLID YELLOW STRIPING AT 45' AT 2'-0" AT JB CRANE LOCATION.
- MM. ASSESS INDICATOR SIGN. TYPICAL. SEE DTL ON SHEET C3.08.
- NN. EXISTING FIRE HYDRANT.
- OO. "NO TRUCKS" SIGN. SEE DETAIL ON SHEET C3.07.
- PP. CONTRACTOR TO CUT AND REPLACE CONCRETE SIDEWALK TO MATCH EXISTING.
- QQ. EXISTING "STOP" SIGN OR POST DAMAGED OR MISSING. INSTALL "STOP" SIGN (R1-1) OR REPLACE POST. SEE DETAILS ON SHEET C3.07 AND C3.08.
- RR. EXISTING FIRE LANE SIGN OR POST DAMAGED. INSTALL FIRE LANE SIGN OR REPLACE POST. SEE DETAILS ON SHEET C3.07 AND C3.08.
- SS. REPLACE EXISTING "YIELD" SIGN POST. SEE DETAIL ON SHEET C3.08.
- TT. REMOVE EXISTING "STOP" SIGN AND POST.



CALL UTILITY NOTIFICATION  
 CENTER OF COLORADO  
**1-800-922-1987**  
 CALL 2-BUSINESS DAYS IN ADVANCE  
 BEFORE YOU DIG, GRADE, OR EXCAVATE  
 FOR THE WARNING OF UNDERGROUND  
 MEMBER UTILITIES.

**PENTACOR**  
 8774 YATES WAY, STE. 320  
 WESTMINSTER, CO 80031  
 PHONE: (303) 638-2303  
 FAX: (303) 535-2306

NO.	DESCRIPTION	DATE	APPROVED

**IMPROVEMENT PLANS**  
**SITE PLAN SOUTH**

**STORE No. 1492-06**  
 LOT 1, BLOCK 1, AURORA  
 WAL-MART SUBDIVISION FILING No. 1

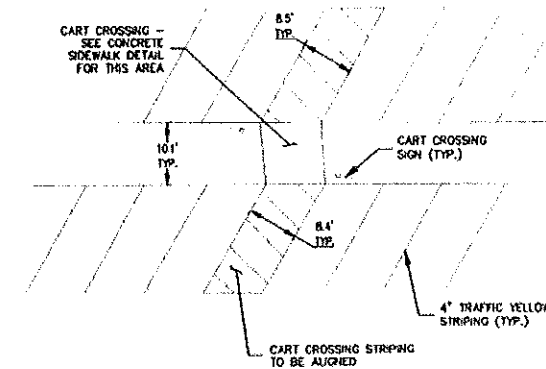
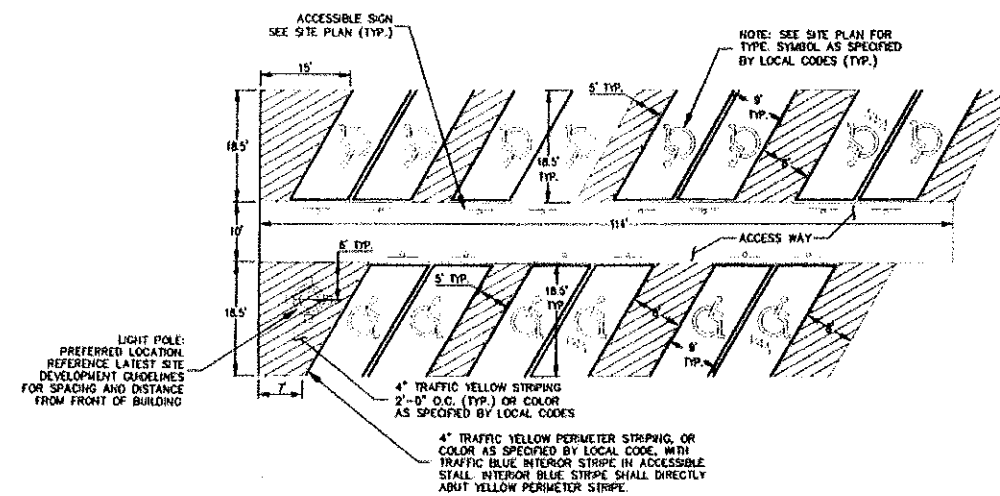


DATE: 08-29-10  
 DRAFTED BY: PCE  
 DESIGNED BY: CG/M  
 CHECKED BY: CG  
 PROJECT NO.  
**5079.0068**



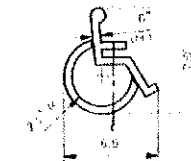
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Aurora Wal-Mart 89-6022-11

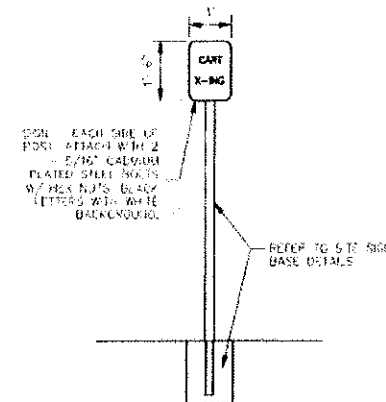
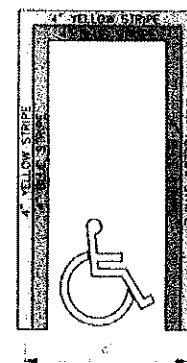


60' STRIPING DETAIL

NOTES:  
1. SEE SITE PLAN FOR TOTAL LAYOUT.  
2. THESE DETAILS APPLY FOR INTERIOR  
AND DIMENSION CONTROL ONLY.  
3. ALL DIMENSIONS ARE TO FACE OF STUDY  
UNLESS OTHERWISE INDICATED.  
4. ALL COLORS AS SHOWN OR AS SPECIFIED  
BY LOCAL CODES.



**ACCESSIBLE PARKING SYMBOL**  
LOCATE AT EDGE OF PARKING SPACE UNLESS ACCOMPANIED BY  
"VAN" LETTERING



### CART CROSSING SIGN

TYPE A...ACQ, CSILL, STALL, STRIPING

ICC/ANSI A117 (ADA) STALL, LANDSCAPE ISLAND, & CART CROSSOVER

N.1.3

05/19/05

100 LING CO

**PENTACOR**

8774 YATES WAY, STE. 320  
WESTMINSTER, CO 80031  
PHONE: (303) 635-2303  
FAX: (303) 535-2306

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<p><b>NT PLANS DETAILS</b></p>	<p><b>STORE No. 1492-06</b>          LOT 1, BLOCK 1, AURORA          WAL-MART SUBDIVISION FILING No. 1</p>
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**Walmart\***

DATE:	06-29-10
DRAFTED BY:	PCE
DESIGNED BY:	CG/JM
CHECKED BY:	CG
PROJECT NO. <b>5079.0068</b>	



Seal of the Colorado Licensed Professional Engineer, No. 19616, State of Colorado.

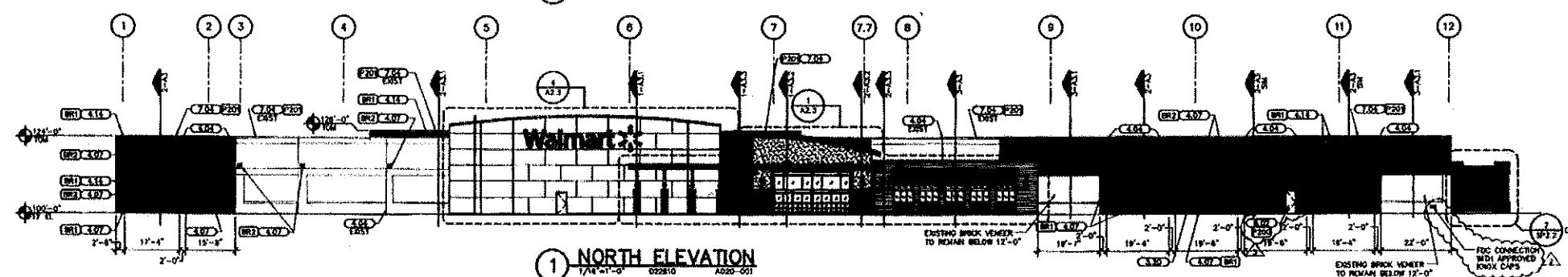
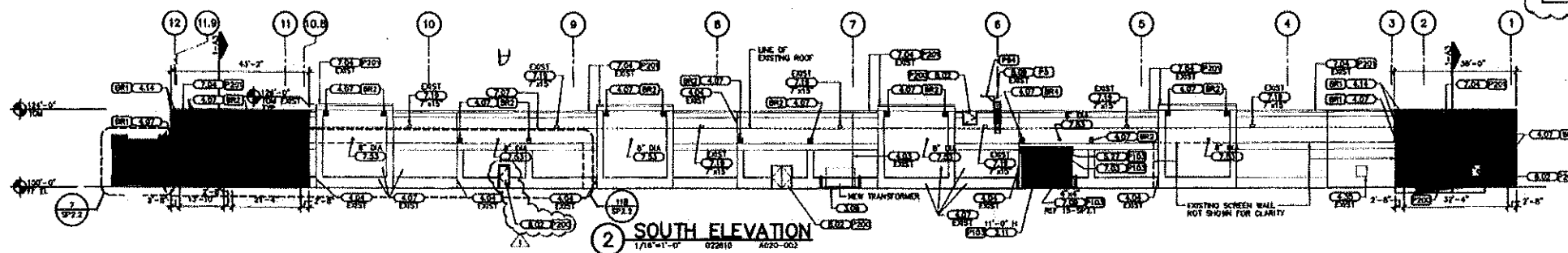
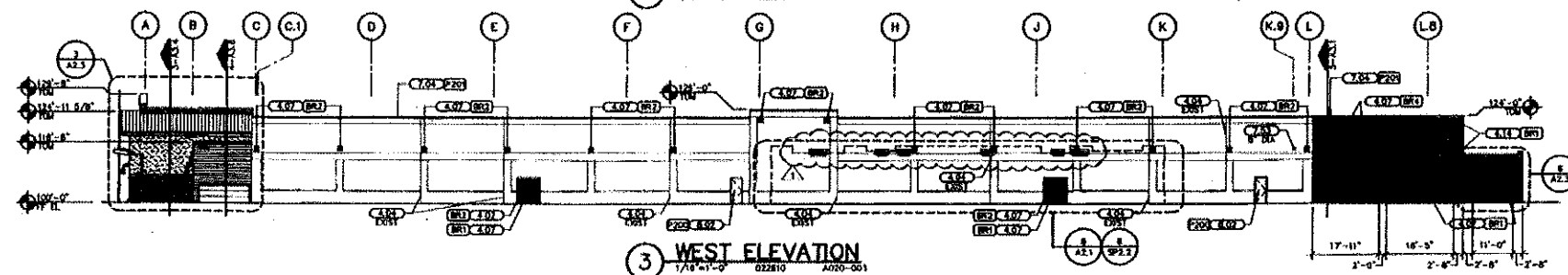
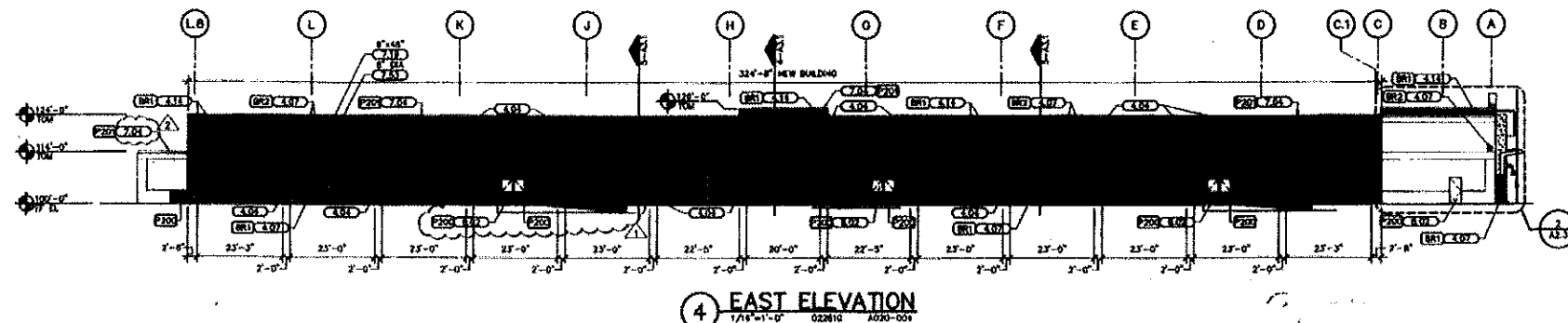
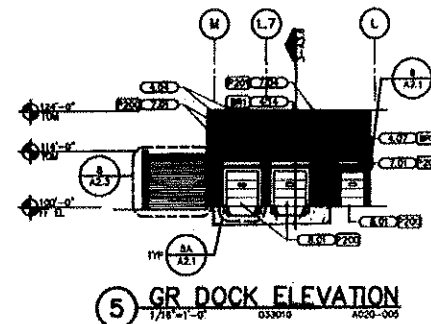
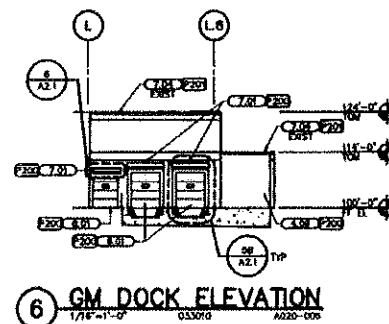
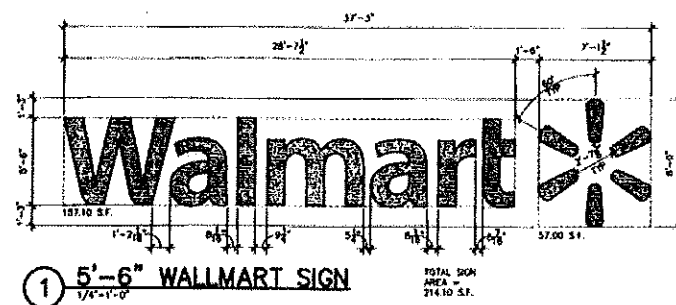
SHEET NUMBER  
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**CALL UTILITY NOTIFICATION  
CENTER OF COLORADO  
1-800-922-1987**  
CALL 2-BUSINESS DAYS IN ADVANCE  
BEFORE YOU DIG, GRAB, OR EXCAVATE  
FOR THE MARKING OF UNDERGROUND  
MEMBER UTILITIES.

Aurora Wal-Mart 89-6022-11







**SHEET NOTES**

1. DIMENSIONS ARE INDICATED FOR SIZE, QUANTITY, AND APPROXIMATE LOCATION ONLY
2. CUTTERS, DOWNSPUTS, OVERFLOW DRAIN LEADERS, DORM DOORS, HOLLOW METAL STEEL DOORS, FRAMES, EXPOSED METAL FLASHING, AND OTHER ACCESSORIES SHALL BE MATCHED TO MATCH ADJACENT BUILDING COLOR AND IF THERE ARE TWO ADJACENT COLORS AT DOORS USE THE COLOR OF THE EXTERIOR DOOR
3. PARKING STRIPS LOCATED AT CONTROL JOINTS REF STRUCTURAL FOR CONTROL JOINT LOCATIONS  
REF 2-1.1 AND 2-1.2 FOR FLASHING CONDITION
4. GRIND SPILT FACE ONLY SMOOTH AT ANY BRACKET ATTACHMENTS
5. OVERFLOW DRAIN OPENINGS SHALL NOT BE PLACED IN JAMB AREA ADJACENT TO EDGE OF CURB JOINTS  
REF STRUCTURAL FOR MOth OF JAMB
6. PAINT TRANSITIONS LOCATED AT BUILDING CONTROL JOINTS, UNLESS NOTED OTHERWISE

## KEYNOTES

1.11 BLACK WOOD GRAINED CHAIR CAN WITH  
 WITH BLACK SCREWING SLATS  
 1.12 CONCRETE TRANSFORMER PAD, REINFORCING FOR  
 LOCALIZATION, COORDINATE 1032, NEW YORK, AND  
 THICKNESS WITH LOCAL UTILITY  
 1.13 4" PRECAST CONCRETE CAP  
 1.14 CONTROL JOINT, TYP. REF STRUCTURAL  
 1.15 BRICK VENEER  
 1.16 SMOOTH FACE CURB  
 1.17 BRICK SOLDER CEILING  
 1.18 20" X 20" X 2" WITH OPENING AT DASH COMPARTMENT  
 BOTTOM OF OPENING IS 4" X 2" AT REF 11-SP2  
 1.19 180° DRUM, LADDER AND SAFETY CAGE  
 1.20 METAL CANOPY DOOR  
 1.21 SHEET METAL DOOR HOGG PAINTED  
 1.22 METAL GUTTER, PAINTED, UNLESS NOTED  
 OTHERWISE (SIZE NOTED BESIDE KEYNOTE)  
 1.23 METAL PARAPET CORNICE  
 1.27 ROOF LINE BEYOND  
 1.28 METAL DOWNSPOUT, PAINTED, UNLESS NOTED  
 OTHERWISE (SIZE NOTED BESIDE KEYNOTE)  
 1.29 OVERHEAD SQUIPPER (SIZE NOTED AT KEYNOTE)  
 1.30 SECONDARY OVERHEAD DOWN DRAIN  
 1.31 SECONDARY OVERHEAD DOOR TYP.  
 1.32 METAL METAL DOOR AND FRAME

1.33-1.35

COLOR LEGEND

(E3) "SAFETY YELLOW" ORSA STANDARD  
 (A10) "TOILET" 9B 9005  
 (A13) "MORNING DESERT" SW #9107  
 (B1) "CANON CLAY" SW #9054  
 (B2) "GARNET BY HEIRTON BRICK  
 (B2) "SEA ONLY" BY HEIRTON BRICK  
 REF SPECIFICATIONS

**ROOF MOUNTED EQUIPMENT SCREENING:**  
ALL ROOF TOP MECHANICAL EQUIPMENT AND VENTS GREATER THAN  
DIOET INCHES IN DIAMETER MUST BE SCREENED. SCREENING MAY  
BE DONE EITHER WITH AN EXTENDED PATTERN BALL OR A  
PERMANENTLY MOUNTED BALL. 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.

**KL**  
**BRUNNEN & SMITH, AIA**  
 ARCHITECTS & ENGINEERS  
 345 RIVINGTON ST., SUITE 101  
 NEW YORK, NY 10017  
 TEL: 212-398-0884  
 FAX: 212-398-0884

STIMULATION FOR REUSE

CONSULTANTS

**Walmart\***  
EXPANSTION  
**AURORA, CO**  
STORE NO. 1492-05

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OCT 11 2010

**EXTERIOR  
ELEVATIONS**

SHEET: 8

Aurora Wal-Mart

89-6022-11









14000 E Exposition Ave.  
Aurora, CO 80012



# Journal

Walmart Store# 1492

14000 E Exposition Ave.  
Aurora, CO 80012

