

WILLOW BEND PARKING LOT SITE PLAN

LOT 1, WILLOW BEND SUBDIVISION FILING NO. 1

BEING A PART OF THE NORTHEAST ONE-QUARTER OF SECTION 28, TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF CENTENNIAL, COUNTY OF ARAPAHOE, STATE OF COLORADO

SITE PLAN

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DATE OF PREPARATION

ORIGINAL ISSUE: 11/2/16

STANDARD NOTES:

THE OWNER(S), DEVELOPER(S) AND/OR SUBDIVIDERS(S) OF THE SITE PLAN KNOWN AS WILLOW BEND PARKING LOT SITE PLAN, THEIR RESPECTIVE SUCCESSORS, HEIRS AND/OR ASSIGNS AGREE TO THE FOLLOWING NOTES:

EMERGENCY ACCESS NOTE

EMERGENCY ACCESS IS GRANTED HERewith OVER AND ACROSS ALL PAVED AREAS FOR POLICE, FIRE AND EMERGENCY VEHICLES.

PUBLIC IMPROVEMENT AGREEMENT

AFTER SITE PLAN APPROVAL, ISSUANCE OF DEVELOPMENT ORDERS OR PERMITS SHALL BE SUBJECT TO THE REQUIREMENTS OF SECTION 12-14-207 OF THE LAND DEVELOPMENT CODE, AS AMENDED, INCLUDING THE GUARANTEE OF PUBLIC IMPROVEMENTS PURSUANT TO A PUBLIC IMPROVEMENT AGREEMENT IN A FORM APPROVED BY THE CITY ATTORNEY AND EXECUTED BY THE CITY MANAGER OR HIS OR HER DESIGNEE. ALL MORTGAGEES SHALL BE REQUIRED TO SUBORDINATE THEIR LIENS AND INTEREST IN THE PROPERTY TO THE COVENANTS AND THE RESTRICTIONS OF THE PUBLIC IMPROVEMENT AGREEMENT (PER 12-14-207(C)(1) OF THE LAND DEVELOPMENT CODE).

MAINTENANCE GUARANTEE

THE OWNER(S), DEVELOPER(S) AND/OR SUBDIVIDERS OF THIS PLAN WARRANT AND GUARANTEE TO THE CITY, FOR A PERIOD OF ONE YEAR FROM THE DATE OF PROBATIONARY ACCEPTANCE OF THE IMPROVEMENTS WARRANTED HEREUNDER, THE FULL AND COMPLETE MAINTENANCE AND REPAIR OF THE IMPROVEMENTS TO BE CONSTRUCTED IN CONNECTION WITH THE DEVELOPMENT WHICH IS THE SUBJECT OF THIS PLAN. THIS WARRANTY AND GUARANTEE IS MADE IN ACCORDANCE WITH THE CITY LAND DEVELOPMENT CODE AND THE PUBLIC IMPROVEMENT AGREEMENT RECORDED AGAINST THE PROPERTY. THIS GUARANTEE APPLIES TO THE STREETS AND ALL OTHER APPURTENANT STRUCTURES AND AMENITIES LYING WITHIN THE DEDICATED RIGHTS-OF-WAY, EASEMENTS AND OTHER PUBLIC PROPERTIES, INCLUDING, WITHOUT LIMITATION, ALL CURBING, SIDEWALKS, BIKE PATHS, DRAINAGE PIPES, CULVERTS, CATCH BASINS, DRAINAGE DITCHES AND LANDSCAPING. ANY MAINTENANCE AND REPAIR REQUIRED ON UTILITIES SHALL BE COORDINATED WITH THE APPROPRIATE UTILITY COMPANY PROVIDER.

THE OWNER(S), DEVELOPER(S), AND/OR SUBDIVIDERS SHALL MAINTAIN SAID IMPROVEMENTS IN A MANNER THAT WILL ASSURE COMPLIANCE ON A CONSISTENT BASIS WITH ALL CONSTRUCTION STANDARDS, SAFETY STANDARDS, AND ENVIRONMENTAL PROTECTION REQUIREMENTS OF THE CITY.

PRIVATE STREET/DRIVES MAINTENANCE

IT IS MUTUALLY UNDERSTOOD AND AGREED THAT THE PRIVATE STREETS AND DRIVES SHOWN ON THIS PLAN ARE NOT IN CONFORMANCE WITH THE CITY OF CENTENNIAL ROADWAY DESIGN AND CONSTRUCTION STANDARDS AND WILL NOT BE MAINTAINED BY THE CITY. THE OWNERS, DEVELOPERS, AND/OR SUBDIVIDERS, THEIR SUCCESSORS AND/OR ASSIGNS IN INTEREST, EITHER INDIVIDUALLY OR COLLECTIVELY, SHALL BE RESPONSIBLE FOR SUCH PRIVATE STREET MAINTENANCE, OPERATION AND RECONSTRUCTION.

LANDSCAPE MAINTENANCE

THE OWNERS OF THIS PLAN, THEIR SUCCESSORS AND/OR ASSIGNS IN INTEREST, OR OTHER ENTITY OTHER THAN THE CITY OF CENTENNIAL IS RESPONSIBLE FOR MAINTENANCE AND UPKEEP OF PERIMETER FENCING, LANDSCAPED AREAS AND SIDEWALKS BETWEEN THE FENCE LINE/PROPERTY LINE AND ANY PAVED ROADWAYS.

THE OWNERS OF THIS SUBDIVISION, THEIR SUCCESSORS AND/OR ASSIGNS IN INTEREST, OR SOME OTHER ENTITY OTHER THAN THE CITY OF CENTENNIAL, AGREE TO THE RESPONSIBILITY OF MAINTAINING ALL OTHER OPEN SPACE AREAS ASSOCIATED WITH THIS DEVELOPMENT.

DRAINAGE LIABILITY

IT IS THE POLICY OF THE CITY OF CENTENNIAL AND SEMSWA THAT IT DOES NOT AND WILL NOT ASSUME LIABILITY FOR THE DRAINAGE FACILITIES DESIGNED AND/OR CERTIFIED BY JR ENGINEERING. THE CITY OF CENTENNIAL AND SEMSWA REVIEWS DRAINAGE PLANS PURSUANT TO COLORADO REVISED STATUTES TITLE 31, ARTICLE 23, BUT CANNOT, ON BEHALF OF ARAPYOS, LLC GUARANTEE THAT FINAL DRAINAGE DESIGN REVIEW WILL ABSOLVE ARAPYOS, LLC AND/OR THEIR SUCCESSORS AND/OR ASSIGNS OF FUTURE LIABILITY FOR IMPROPER DESIGN. IT IS THE POLICY OF THE CITY OF CENTENNIAL THAT APPROVAL OF THE FINAL PLAT AND/OR SITE PLAN DOES NOT IMPLY APPROVAL OF JR ENGINEERING DRAINAGE DESIGN.

SIGHT TRIANGLE MAINTENANCE

THE OWNERS OF PRIVATE PROPERTY CONTAINING A TRAFFIC SIGHT TRIANGLE ARE PROHIBITED FROM ERECTING OR GROWING ANY OBSTRUCTIONS OVER THREE FEET IN HEIGHT ABOVE THE ELEVATION OF THE LOWEST POINT ON THE CROWN OF THE ADJACENT ROADWAY WITHIN SAID TRIANGLE.

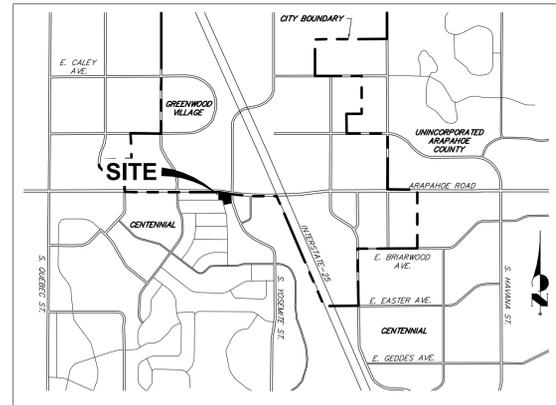
PRIVATE OPEN SPACE

A. THE PRIVATE OPEN SPACE AREA AND LANDSCAPE BUFFER AS SHOWN ON THIS PLAN SHALL BE OWNED AND MAINTAINED IN PERPETUITY BY THE OWNER(S), HOMEOWNER'S ASSOCIATION, AND/OR ENTITY OTHER THAN THE CITY OF CENTENNIAL.

B. BUILDING PERMITS WILL BE ISSUED FOR ONLY ONE-HALF OF THE LOTS IN THIS SUBDIVISION UNTIL THE PRIVATE OPEN SPACE AND LANDSCAPE BUFFER FACILITIES HAVE BEEN INSTALLED IN ACCORDANCE WITH THE APPROVED PLAN.

STREET LIGHTING

ALL LOTS ARE SUBJECT TO AND BOUND BY TARIFFS WHICH ARE NOW AND MAY IN THE FUTURE BE FILED WITH THE PUBLIC UTILITIES COMMISSION OF THE STATE OF COLORADO RELATING TO STREET LIGHTING IN THIS PLAN, TOGETHER WITH RATES, RULES, AND REGULATIONS THEREIN PROVIDED AND SUBJECT TO ALL FUTURE AMENDMENTS AND CHANGES THERETO. THE OWNER OR OWNERS, THEIR SUCCESSORS AND/OR ASSIGNS IN INTEREST, SHALL PAY AS BILLED, A PORTION OF THE COST OF PUBLIC STREET LIGHTING IN THE PLAN IN ACCORDING TO APPLICABLE RATES, RULES, AND REGULATIONS, INCLUDING FUTURE AMENDMENTS AND CHANGES ON FILE WITH THE PUBLIC UTILITIES COMMISSION OF THE STATE OF COLORADO.



VICINITY MAP

SCALE: 1"=2000'

PROPERTY OWNER

ARAPYOS LLC, C/O FLYNN ACCOUNTING
5555 ERINDALE DRIVE, SUITE 100
COLORADO SPRINGS, CO 80918

APPLICANT/DEVELOPER

ARAPYOS LLC
ATTN: MARVIN BOYD
6660 DELMONICO DR., SUITE D502
COLORADO SPRINGS, CO 80919
P~719-499-4411
MARVINBOYD@GMAIL.COM

ENGINEER

JR ENGINEERING, LLC
ATTN: JIM FITZMORRIS, PE
7200 S. ALTON WAY, SUITE C400
CENTENNIAL, CO 80112
P~303.740.9393
JFITZMORRIS@JRENGINEERING.COM

SURVEYOR

JR ENGINEERING, LLC
ATTN: JARROD ADAMS, PLS
7200 S. ALTON WAY, C400
CENTENNIAL, CO 80112
P~303.740.9393
JADAMS@JRENGINEERING.COM

DEVELOPMENT STANDARDS COMPLIANCE CHART

STANDARD USES	AC (ACTIVITY CENTER)	PROPOSED LU-16-00143
USES		
PERMITTED (P) USES	COLLEGE/UNIVERSITY/VO-TECH, PLACES OF PUBLIC ASSEMBLY, PRIVATE CLUB, POLICE OR FIRE STATIONS, POST OFFICE, ALCOHOLIC BEVERAGE SALES, BED & BREAKFAST, COMMERCIAL LODGING, COMMERCIAL RETAIL, MIXED-USE, OFFICE, RESTAURANT, COMMERCIAL & PERSONAL SERVICES, VETERINARIAN, INDOOR COMMERCIAL AMUSEMENT, INDOOR RECREATION	COMMERCIAL RETAIL, MIXED USE, OFFICE, COMMERCIAL & PERSONAL SERVICES
NON-RESIDENTIAL AND MIXED-USE DEVELOPMENT STANDARDS		
MINIMUM LANDSCAPE SURFACE RATIO (LSR)	10%	REQUIRED: 4,125 SF (10%) PROPOSED: 11,007 SF (27%)
BUILDING GROSS FLOOR AREA	N/A	EXISTING: 6210 SF (F.A.R.: 0.15:1)
MINIMUM AREA OF PARCEL PROPOSED FOR DEVELOPMENT	N/A	PARCEL AREA: 41,250 SF (0.95 AC)
MINIMUM STREET FRONTAGE	N/A	450 FEET
FRONT BUILDING SETBACK	16 FEET	56 FEET
SIDE BUILDING SETBACK	25 FEET (ADJACENT TO RESIDENTIAL)	20 FEET
REAR BUILDING SETBACK	16 FEET	20 FEET
MAXIMUM BUILDING HEIGHT	50 FEET	<50 FEET
NONRESIDENTIAL BUILDING SCALE	ARTERIAL - NO MAXIMUM FLOOR AREA	N/A
PARKING		
PARKING SPACES	REQUIRED: 1 PER 250 SF BUILDING	PROPOSED: 52 SPACES (27 EXISTING)
DISABLED PARKING SPACES	REQUIRED: 3 FOR 51-75 REQUIRED SPACES	PROPOSED: 3 SPACES (2 EXISTING)
BICYCLE PARKING SPACES	REQUIRED: 1 PER 15 PARKING SPACES	PROPOSED: 5 SPACES

CERTIFICATE OF OWNERSHIP

I, _____, HEREBY AFFIRM THAT I AM THE OWNER OR AUTHORIZED AGENT OF ALL INDIVIDUALS HAVING OWNERSHIP INTEREST IN THE PROPERTY DESCRIBED HEREIN, KNOW AS ARAPYOS, LLC, CASE NO. LU-16-00143.

OWNER OF RECORD OR AUTHORIZED AGENT

STATE OF _____ }
S.S.
COUNTY OF _____ }

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

BY _____

AS _____ OF _____ AN AUTHORIZED SIGNATORY.

BY _____ WITNESS MY HAND AND SEAL
NOTARY PUBLIC

_____ MY COMMISSION EXPIRES _____
ADDRESS _____

CITY _____ STATE _____ ZIP CODE _____

PLANNING AND ZONING COMMISSION APPROVAL

APPROVED BY THE CITY OF CENTENNIAL PLANNING AND ZONING COMMISSION ON

THIS _____ DAY OF _____ A.D., 20____.

CHAIRPERSON: _____

ATTEST: _____

CITY COUNCIL RATIFICATION

RATIFIED BY THE CITY OF CENTENNIAL CITY COUNCIL, THIS _____ DAY OF _____ A.D., 20____.

MAYOR: _____

ATTEST: _____

RECORDER'S CERTIFICATE

THIS PLAN WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF ARAPAHOE COUNTY AT _____ (A.M./P.M.) ON THE _____ DAY OF _____ A.D., 20____.

IN BOOK _____, PAGE _____, MAP _____,

RECEPTION NO. _____

COUNTY CLERK AND RECORDER

BY _____ DEPUTY

COVER SHEET
WILLOW BEND PARKING LOT SITE PLAN
JOB NO. 12948.02
11/2/16
SHEET 1 OF 8



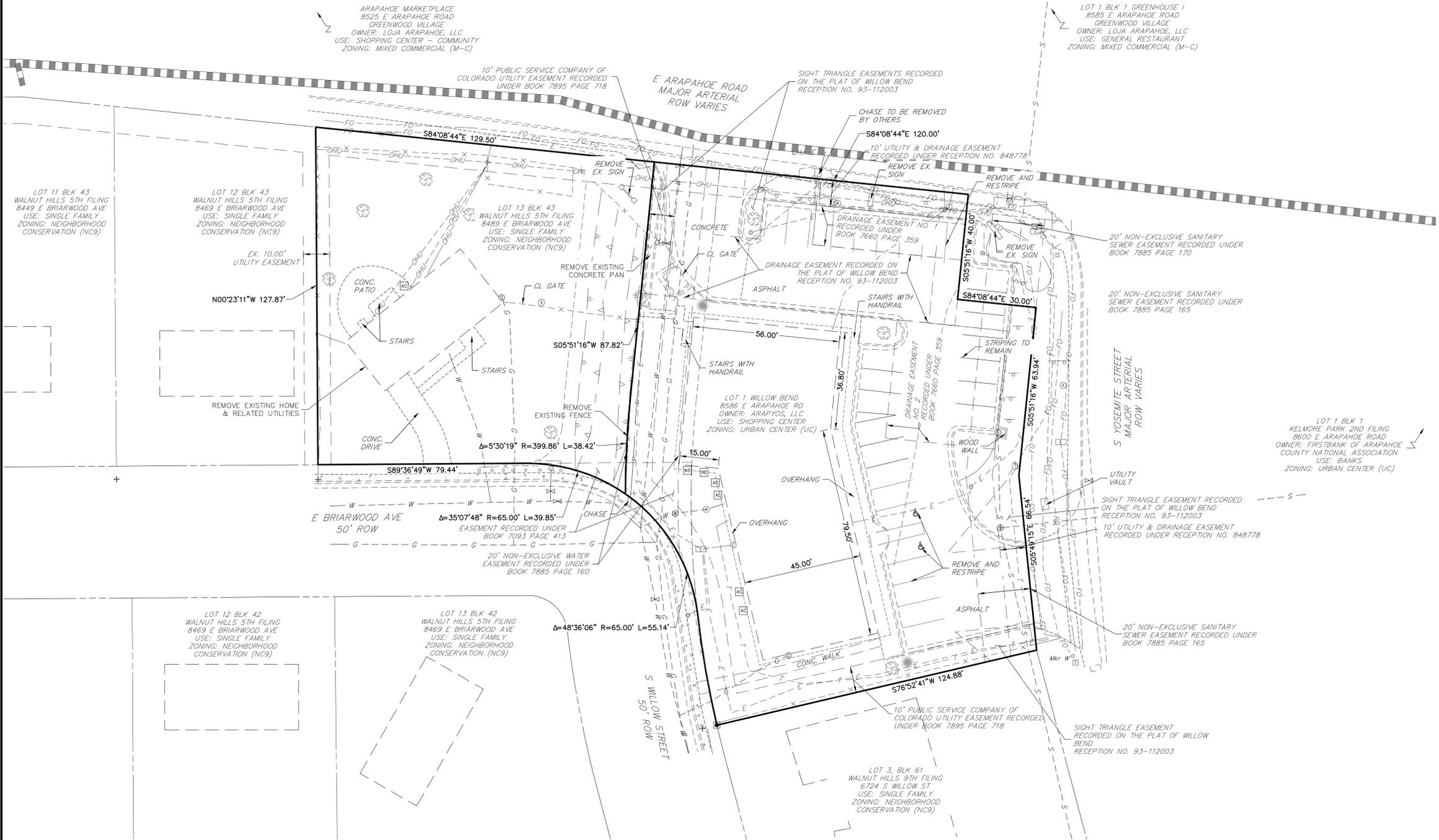
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WILLOW BEND PARKING LOT SITE PLAN

LOT 1, WILLOW BEND SUBDIVISION FILING NO. 1

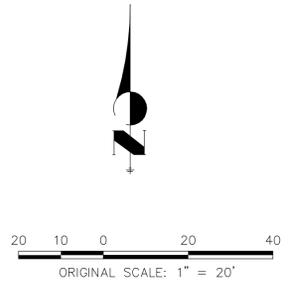
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EXISTING CONDITIONS



LEGEND

EXISTING	
SECTION LINE	---
BOUNDARY LINE	---
PROPERTY LINE	---
EASEMENT LINE	---
RIGHT OF WAY	---
CURB & GUTTER	=====
CONCRETE, SIDEWALK	-----
CENTERLINE	-----
WIRE FENCE	-x-x-x-x-x-
CABLE TV	-TV-TV-
ELECTRIC	-E-E-
FIBER OPTIC	-FO-FO-
GAS MAIN	-G-G-
IRRIGATION MAIN	-IRR-IRR-
OVERHEAD UTILITY	-OHU-OHU-
SANITARY SEWER	-S-S-
STORM DRAIN	-----
TELEPHONE	-T-T-
WATER MAIN	-W-W-
TOP OF SLOPE	---v---
TOE OF SLOPE	---v---
BUILDING	--- ---
FIRE HYDRANT	---H---
VALVE	---V---
SANITARY MANHOLE	---M---



EXISTING CONDITIONS
 WILLOW BEND PARKING LOT SITE PLAN
 JOB NO. 12948.02
 11/2/16
 SHEET 2 OF 8



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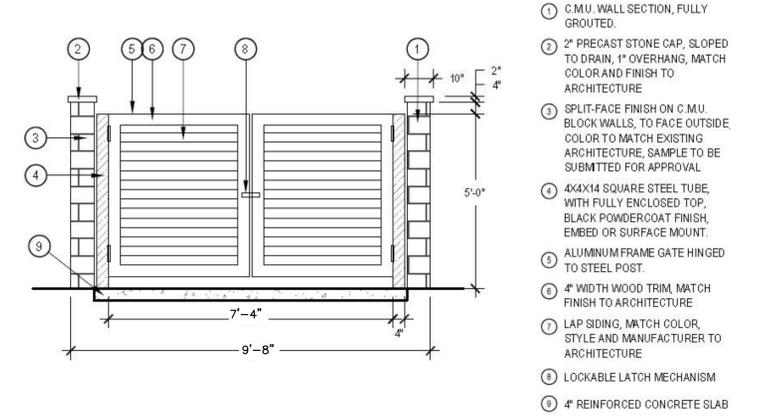
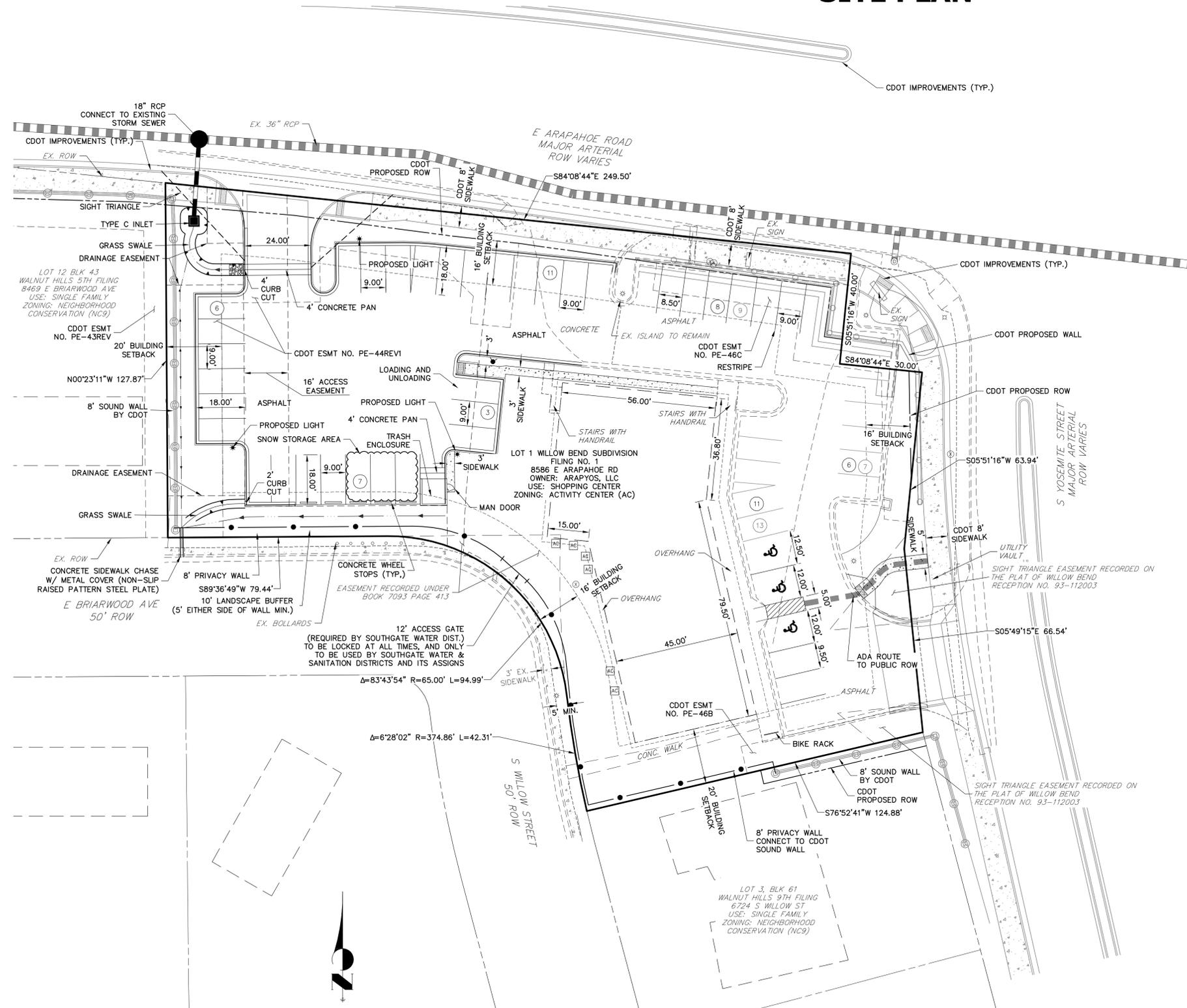
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WILLOW BEND PARKING LOT SITE PLAN

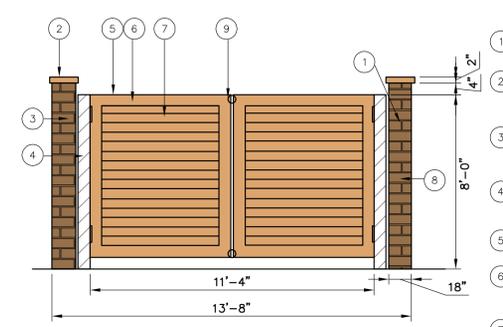
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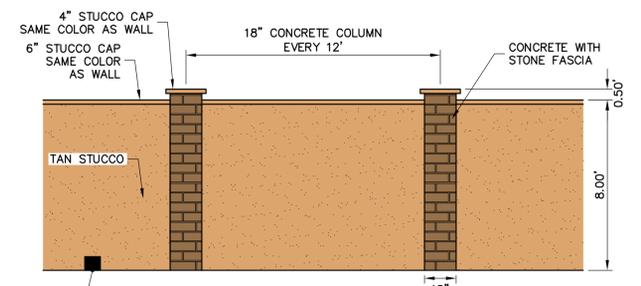
SITE PLAN



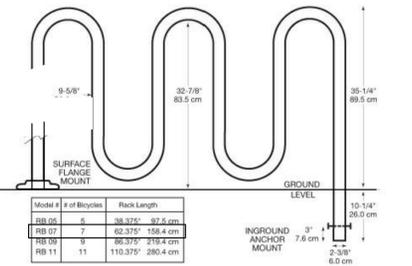
TRASH ENCLOSURE
N.T.S.



ACCESS GATE
N.T.S.



PRIVACY WALL



BICYCLE "RIBBON" RACK
N.T.S.

- ⑦ EXISTING PARKING COUNT (29 TOTAL)
- ⑥ PROPOSED PARKING COUNT (52 TOTAL)

SITE PLAN
WILLOW BEND PARKING LOT SITE PLAN
JOB NO. 12948.02
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SHEET 3 OF 8



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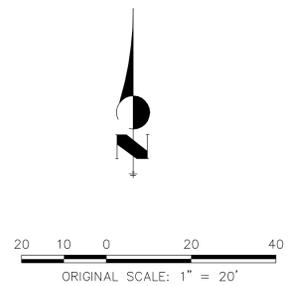
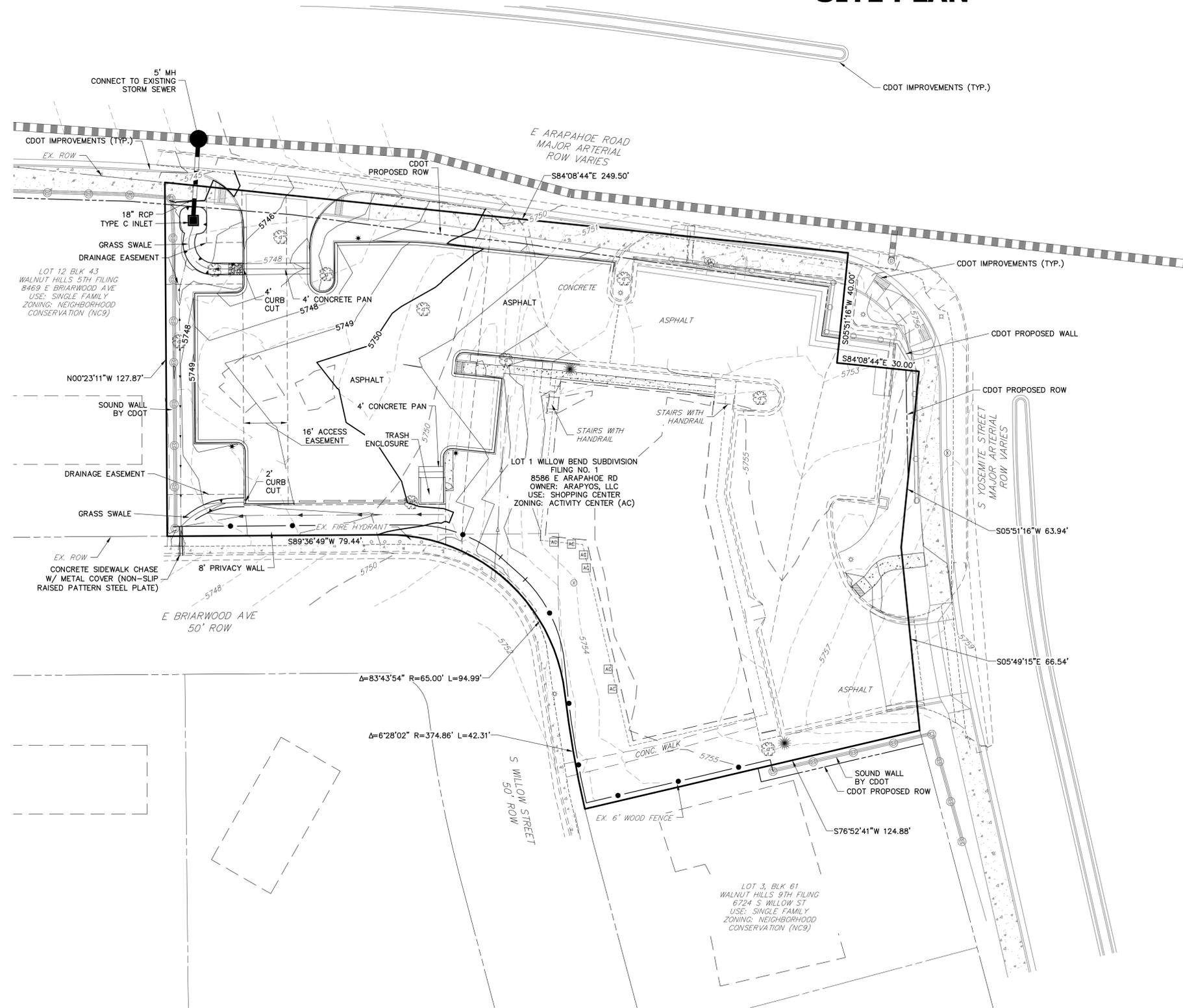
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WILLOW BEND PARKING LOT SITE PLAN

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SITE PLAN



GRADING AND DRAINAGE PLAN
 WILLOW BEND PARKING LOT SITE PLAN
 JOB NO. 12948.02
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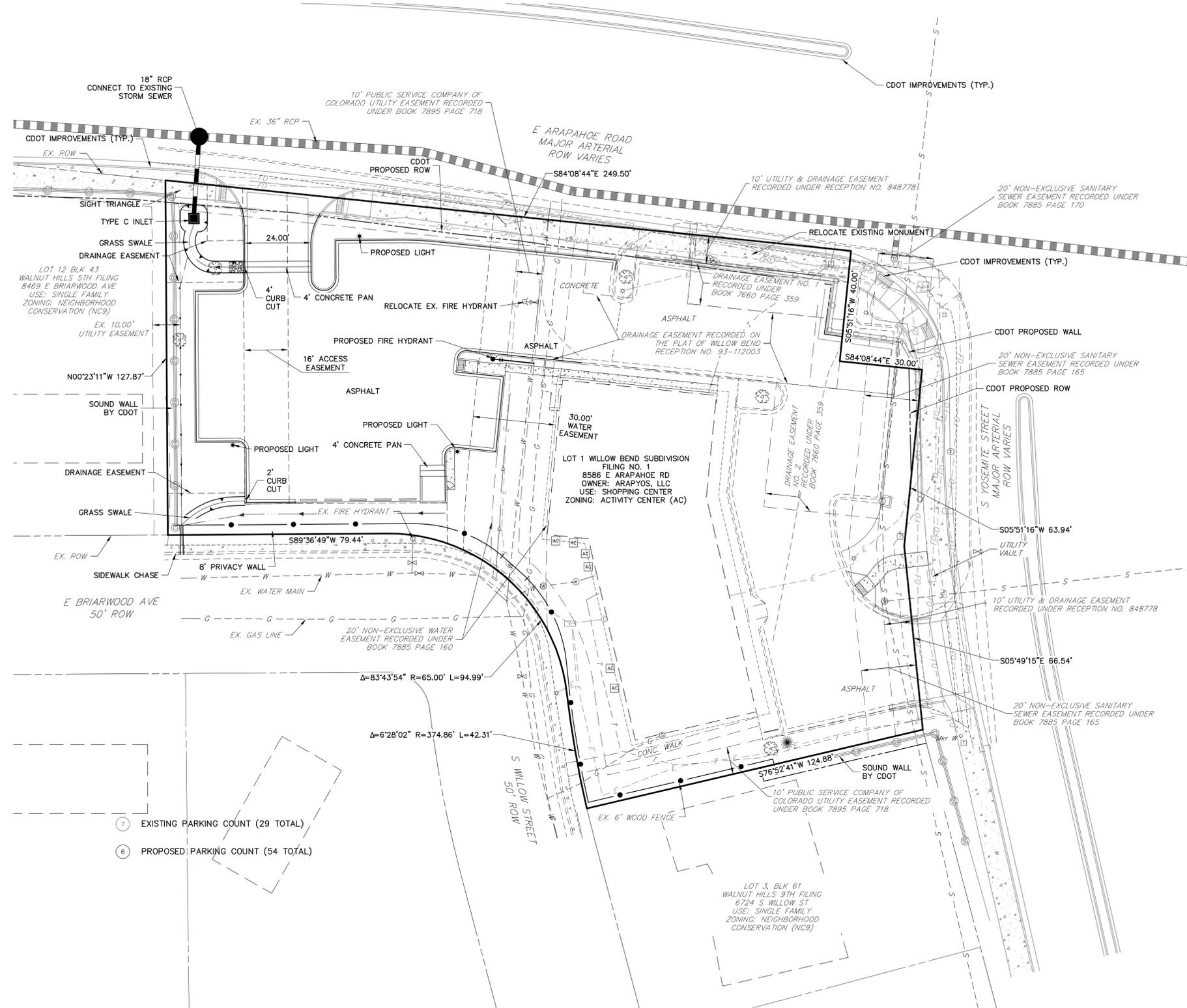
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WILLOW BEND PARKING LOT SITE PLAN

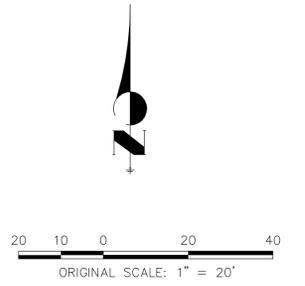
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SITE PLAN



- ⑦ EXISTING PARKING COUNT (29 TOTAL)
- ⑥ PROPOSED PARKING COUNT (54 TOTAL)



UTILITY PLAN
 WILLOW BEND PARKING LOT SITE PLAN
 JOB NO. 12948.02
 11/2/16
 SHEET 5 OF 8



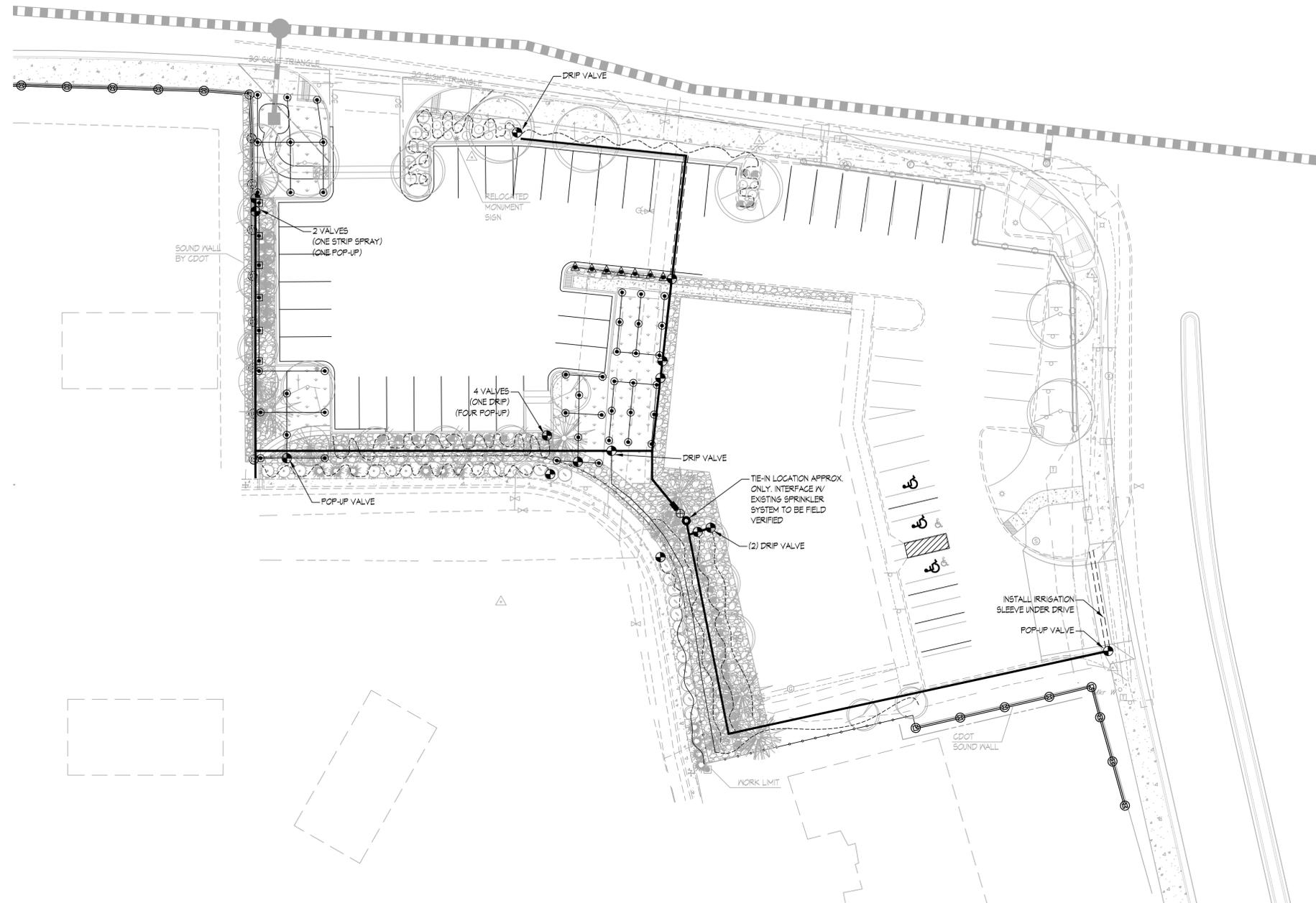
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IRRIGATION PLAN AND DETAILS

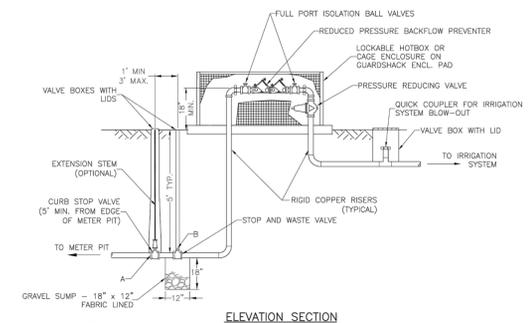


IRRIGATION MATERIALS LIST

SYMBOL	EQUIPMENT	SIZE	DESCRIPTION
WATER SOURCE			
●	POINT OF CONNECTION	1"	BY LICENSED PLUMBER
⊗	STOP AND DRAIN VALVE	3/4"	BY LICENSED PLUMBER
■	REDUCED PRESSURE BFP	1-1/2"	FEBCO 825Y
CONTROL			
□	CONTROLLER	UP TO 42 STATIONS	HUNTER I-CORE MODULAR
PIPING			
—	MAINLINE PIPE	1-1/2"	PVC SCH 40 - AT 18" DEPTH
---	PAVEMENT SLEEVES	SEE PLAN	PVC SCH 40 - AT 18" DEPTH
ELECTRIC VALVES			
⊕	MASTER VALVE	1-1/2"	HUNTER IBV-151G-FS
⊙	VALVES - SPRAY AND ROTORS	1"	HUNTER PGV-100G-R
DRIP ASSEMBLY			
⊕	MEDIUM FLOW DRIP VALVES	1"	HUNTER PCZ-101
---	DRIP TUBE	4 GPH	HUNTER PLD-04-12-R
SPRAY HEAD NOZZLES			
□	POP-UP SPRAY HEADS	5'-15' R	RAINBIRD U SERIES
⊙	POP-UP SPRAY HEADS	12'-15' R	RAINBIRD 15 SERIES
▲	STRIP SPRAY HEADS		RAINBIRD

NOTES:

- REDUCED PRESSURE ASSEMBLIES MUST BE INSPECTED AND TESTED BY A STATE OF COLORADO CERTIFIED BACKFLOW ASSEMBLY TESTER AT THE TIME OF INSTALLATION, EACH YEAR THEREAFTER AND AFTER ANY REPAIRS ARE PERFORMED TO THE UNIT.
- REDUCED PRESSURE ASSEMBLIES SHALL BE INSTALLED ACCORDING TO THE MANUFACTURER AND STATE OF COLORADO REQUIREMENTS.
- REDUCED PRESSURE ASSEMBLIES MUST BE PROTECTED FROM FREEZING. IT IS RECOMMENDED THAT THE REDUCED PRESSURE ASSEMBLY BE REMOVED, DRAINED AND STORED INSIDE DURING THE WINTER.
- CHARGING AND WINTERIZATION PROCEDURES:
 CHARGING - CLOSE VALVE B, SLOWLY OPEN VALVE A, THEN VALVE B
 WINTERIZING - CLOSE VALVE A AND THEN VALVE B



NOTES:

- ALL PIPING, VALVES, REDUCED PRESSURE ASSEMBLY AND PRESSURE REDUCING VALVE DOWNSTREAM OF THE WATER METER SETTER SHALL BE OWNED AND MAINTAINED BY THE PROPERTY OWNER.
- THE CITY OF WESTMINSTER PROHIBITS ANYONE, OTHER THAN AUTHORIZED CITY EMPLOYEES, FROM ACCESSING THE METER PIT.
- IRRIGATION METER SETTER SHALL HAVE AN ANGLE DUAL CHECK VALVE ON THE OUTLET SIDE OF THE SENSOR (REFER TO IRRIGATION DETAILS IRRB AND IRR10).
- REDUCED PRESSURE ASSEMBLIES MUST BE INSPECTED AND TESTED BY A STATE OF COLORADO CERTIFIED BACKFLOW ASSEMBLY TESTER AT THE TIME OF INSTALLATION, EACH YEAR THEREAFTER AND AFTER ANY REPAIRS ARE PERFORMED TO THE UNIT.
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LANDSCAPE PLAN & DETAILS
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 JOB NO. 12948.02
 11/2/16
 SHEET 7 OF 8 IRRIGATION
 PLAN



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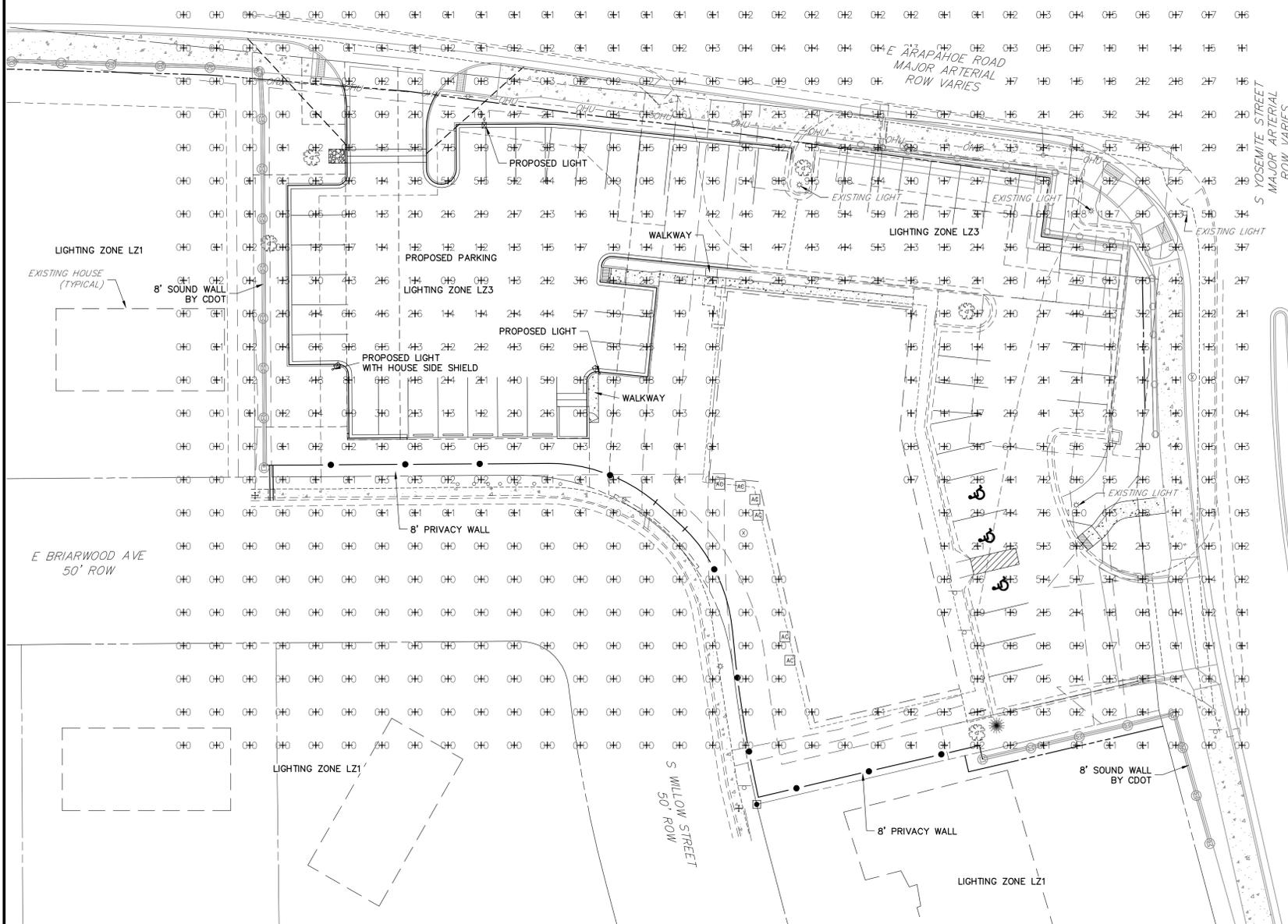


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LIGHTING PLAN



DESCRIPTION
The Ridgeview™ LED area roadway luminaire is the compact, efficient, economical approach to LED area lighting. A pure blend of traditional form and LED efficiency, the Ridgeview luminaire provides functional, low profile design with excellent operating performance. Patent pending modular LightBAR technology delivers uniform and energy conscious illumination to parking lots and perimeter security lighting applications.

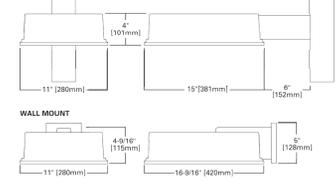
SPECIFICATION FEATURES
Construction
Rugged one-piece, die-cast aluminum housing secures the thermally conductive LED panel and electrical chamber. Low profile, 3G vibration rated compact design minimizes wind load requirements. Extruded aluminum frame secured with stainless steel hardware confines the LightBAR panel to the thermally conductive housing. The unique glide bracket LightBAR panel allows for easy access to the electrical chamber.
Optics
Choice of twelve patented, high-efficiency AccuLED Optic™ technology manufactured from injection-molded acrylic. Optics are precisely designed to shape the distribution of the fixture, maximizing efficiency and application spacing. AccuLED Optic technology, creates consistent distributions with the scalability to meet customized application requirements. Offered Standard in 4000K (±.275K CCT and minimum 70 CRI, 2750K CCT and minimum 70 CRI, 5000K CCT and 5700K CCT. For the ultimate level of spill light control, an optional house-side shield accessory can be field or factory installed. The house-side shield is designed to seamlessly integrate with the SL2, SL3 or SL4 optics.
Electrical
LED drivers mount to die-cast aluminum back housing for optimal heat sinking, operation efficiency, and prolonged life. Standard drivers feature electronic universal voltage (120-277V 50/60Hz), 347V 60Hz or 480V 60Hz operation, greater than 0.9 power factor, less than 20% harmonic distortion, and is suitable for operation in -40°C to 40°C ambient environments. All fixtures are shipped standard with 15kV/10kA common and differential - mode surge protection. LightBARs feature and IP66 enclosure rating and maintain greater than 95% lumen maintenance at 60,000 hours per IESNA TM-21. Occupancy sensor and dimming options available.
Mounting
Cast aluminum 6" arm includes bolt guides allowing for easy position of the fixture during installation to pole. Standard single carton packaging of housing, square pole arm and round pole adapter provide contractor friendly installation. Wall mount models feature a cast aluminum arm that is directly mounted to a 4" supplied wall plate secured with set screws.
Finish
Components finished in a five-stage super TGIC polyester powder coat paint, 2.5 mil nominal thickness for superior protection against fade and wear. Standard color is bronze. Optional colors include black, grey, white, dark platinum and graphite metallic. RAL and custom color matches available.
Warranty
Five-year warranty.

Streetworks

Catalog #	Type
Project	
Comments	Date
Prepared by	



DIMENSIONS



CERTIFICATIONS
UL/cUL Listed
LM79/LM80 Compliant
3G Vibration Rated
IP66 Fixture Rating
IP66 LightBARs
ISO 9001

ENERGY DATA
Electronic LED Driver
≥0.9 Power Factor
≤20% Total Harmonic Distortion
120-277V/50 & 60Hz, 347V/60Hz, 480V/60Hz
40°C Minimum Temperature
40°C Ambient Temperature Rating
50°C (Optional) Ambient Temperature Rating

EPA
Effective Projected Area: (Sq. Ft.)
Without Arm: 5.48
With Arm: 0.67

SHIPPING DATA
Approximate Net Weight:
13.5 lbs (6.1 kgs.)

TEST
TDS60014EN
2015-12-21 10:13:37

ORDERING INFORMATION

Product Family 17	Number of LightBARs 18	Lamp Type	Ballast Type	Voltage	Distribution	Color
RDG-Ridgeview	E01-(1) 1 LED LightBAR E02-(2) 2 LED LightBARs E03-(3) 3 LED LightBARs E04-(4) 4 LED LightBARs E05-(5) 5 LED LightBARs E06-(6) 6 LED LightBARs E07-(7) 7 LED LightBARs E08-(8) 8 LED LightBARs E09-(9) 9 LED LightBARs E10-(10) 10 LED LightBARs E11-(11) 11 LED LightBARs E12-(12) 12 LED LightBARs E13-(13) 13 LED LightBARs E14-(14) 14 LED LightBARs E15-(15) 15 LED LightBARs	LED-Solid State Light Emitted Color:	E-Electronic	0-Universal (120-277V) E-480V *** E-247V **	7A-Type II 7B-Loop II 7C-Type II with Spill Control 7D-Type II with Spill Control 7E-Type IV with Spill Control 7F-Rectangular Wide 7G-Type V Square Medium 7H-Type V Square Wide 7I-Type V Square Extra Wide 7J-50' Spill Light Eliminator Left 7K-50' Spill Light Eliminator Right	AP-Black BZ-Brushed BK-Brush DP-Dark Platinum GM-Graphite Metallic WL-White

Options (Add as Suffix)
R90-Optics Rotated Right 90°
L90-Optics Rotated Left 90°
4-NEMA Twistlock Photocell Receptacle
497-2-PIN NEMA Twistlock Photocell Receptacle
4-UL and cUL Listed
ZL=Two Circuits **
7056-70 CRI / 5000K*
7055-70 CRI / 5000K*
7060-70 CRI / 5000K*
8050-80 CRI / 5000K*
WM-Wall Mount Arm ***
P-Pull-Down Type Photocell **
SBL-LED-Li-Ion Cold Battery Backup (Specify Voltage) **
HA-100°C High Ambient Temperature Rating **
MS-LXX-Motion Sensor for ON/OFF Operation **
MS-LXX-Motion Sensor for Bi-Level Switching **
DMPL-L-LuminaWatch Wireless Sensor, Wide Lens for 8' - 10' Mounting Height **
DMPL-L-LuminaWatch Wireless Sensor, Narrow Lens for 10' - 40' Mounting Height **
LCF-LightBAR Cover Plate Matches Housing Finish
HSS-F-Factory Installed House Side Shield **

Accessories (Order Separately) **
SA1175-XX-Single Tenon Adapter for 3-1/2" O.D. Tenon
SA1176-XX-2 @ 120° Tenon Adapter for 3-1/2" O.D. Tenon
SA1177-XX-3 @ 120° Tenon Adapter for 3-1/2" O.D. Tenon
SA1178-XX-4 @ 90° Tenon Adapter for 3-1/2" O.D. Tenon
SA1179-XX-8 @ 90° Tenon Adapter for 3-1/2" O.D. Tenon
SA1180-XX-2 @ 120° Tenon Adapter for 2-3/8" O.D. Tenon
SA1181-XX-3 @ 120° Tenon Adapter for 2-3/8" O.D. Tenon
SA1182-XX-Single Tenon Adapter for 2-3/8" O.D. Tenon
SA1183-XX-2 @ 180° Tenon Adapter for 2-3/8" O.D. Tenon
SA1184-XX-3 @ 120° Tenon Adapter for 2-3/8" O.D. Tenon
SA1185-XX-4 @ 90° Tenon Adapter for 2-3/8" O.D. Tenon
SA1186-XX-8 @ 90° Tenon Adapter for 2-3/8" O.D. Tenon
SA1187-XX-3 @ 90° Tenon Adapter for 2-3/8" O.D. Tenon
OVARA1016-NEMA Twistlock Photocell, Multi-Tap
OVARA1014-NEMA Twistlock Photocell, 120V
QALRA1013-Photocell Shrouding Cap
LBHSS-21-Field Installed House Side Shield for "E" LightBARs ***
LBHSS-27-Field Installed House Side Shield for "F" LightBARs ***

ILLUMINANCE VALUES (FOOTCANDLES)

PROPOSED WALKWAYS:
AVERAGE: 2.66
MIN: 0.8
MAX: 10.0
AVG:MIN UNIFORMITY RATIO: 3.32:1 (4:1 MAX ALLOWED)

PROPOSED PARKING:
AVERAGE: 3.20
MIN: 0.5
MAX: 9.9 (10 MAX. ALLOWED)
MAX:MIN UNIFORMITY RATIO: 19.8:1 (20:1 MAX ALLOWED)

PROPOSED LOAD: 291W
ALLOWED: 0.15W PER SF PARKING = 11,489 SF * .15W = 1,723W ALLOWED
EXISTING: ASSUMED 750W
PROPOSED: 291W, TOTAL: 1041W

LIGHTING SCHEDULE

* PROPOSED LIGHT - 12' POLE, 97W LED, 11,754 LUMENS
⊙ EXISTING LIGHT - ASSUMED 20' POLE, 250W HPS, 28,000 LUMENS

NOTES

- THE MAINTENANCE FACTOR IS 1.0. GRID POINTS ARE 10' APART.
- THE PROPOSED LIGHTS ARE TO MATCH THE EXISTING LIGHTS IN STYLE AND COLOR.
- PROPOSED LIGHT FIXTURES ARE FULL CUT-OFF.
- THE NEED FOR HOUSE SIDE SHIELDS WILL BE FIELD VERIFIED.



LIGHTING PLAN
WILLOW BEND PARKING LOT SITE PLAN
JOB NO. 12948.02
11/2/16
SHEET 8 OF 8



Centennial 303-740-9933 • Colorado Springs 719-593-2593
Fort Collins 970-491-9888 • www.jrengineering.com