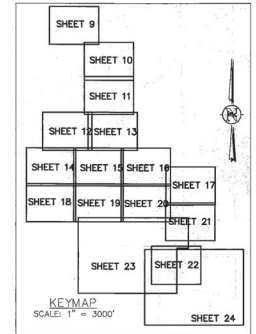
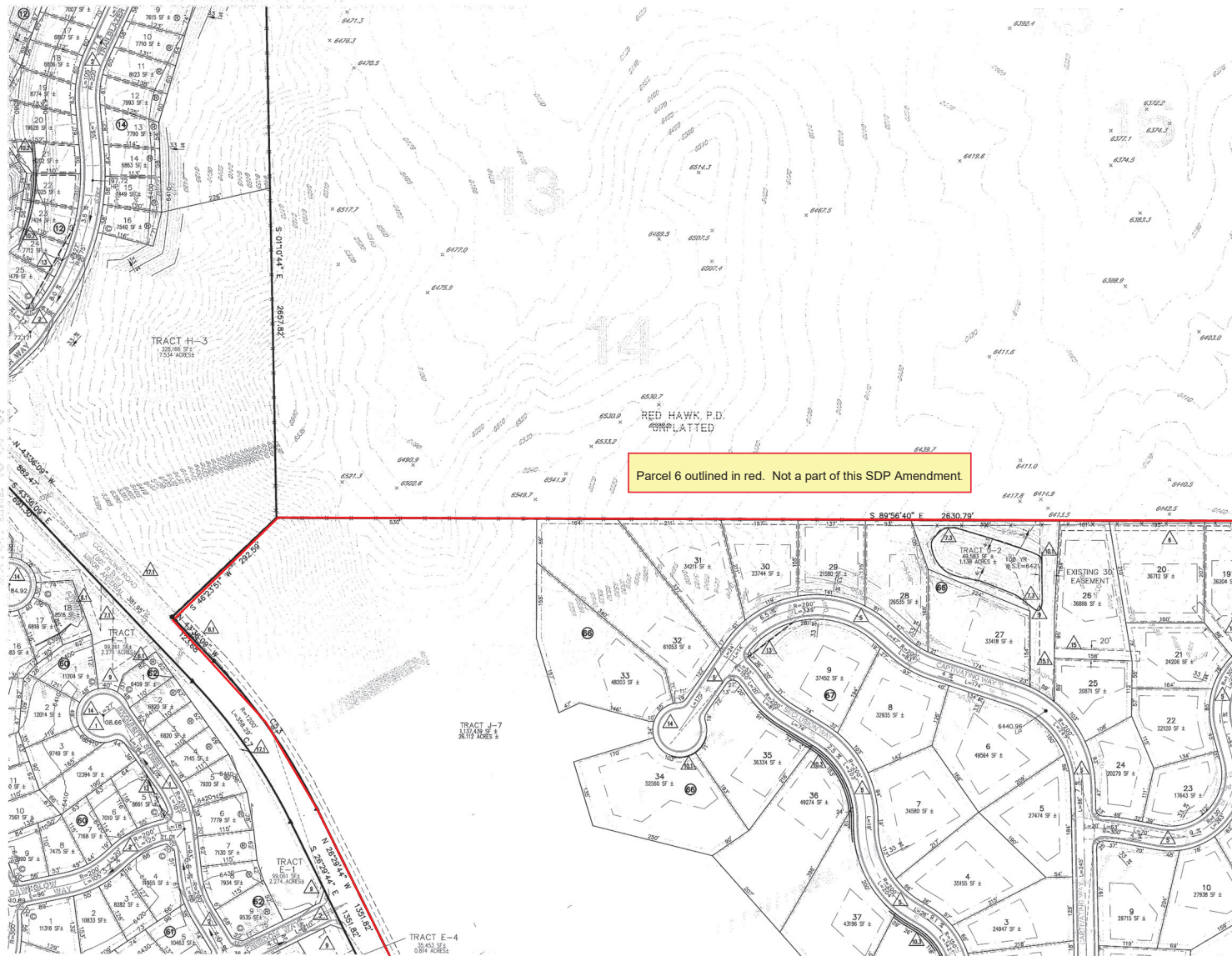


THE MEADOWS FILING 16

A PARCEL OF LAND BEING A PART OF THE NORTHEAST QUARTER OF SECTION 32 AND THE WEST HALF OF SECTION 33, TOWNSHIP 7 SOUTH TOGETHER WITH PORTIONS OF SECTIONS 1, 4, 5, 9 AND 10 OF TOWNSHIP 8 SOUTH, ALL IN RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

PRELIMINARY PLAT AND FINAL PD SITE PLAN

SHEET 16 OF 87



100 50 0 100 200
SCALE: 1" = 100'

GENERAL NOTES:

1. FOR BENCHMARK LOCATIONS SEE SHEET 3.
2. FOR TRACT SUMMARY TABLE SEE SHEET 2.
3. FOR BOUNDARY CORNER TABLE SEE SHEET 5.
4. PROPOSED CONTOURS REFLECT OVERLAP GRADING WITH NO ROADWAY CROWN.

LEGEND

6200	EXISTING CONTOURS	LOCAL TYPE I-50' R.O.W. 36" E-E
6210	PROPOSED CONTOURS	PER T.O.C.R. STANDARDS-SHEET 5
BOUNDARY LINE	BOUNDARY LINE	LOCAL TYPE II-50' R.O.W. 36" E-E
100 YR FLOOD PLAIN	100 YR FLOOD PLAIN	PER T.O.C.R. STANDARDS-SHEET 5
RIGHT OF WAY LINE	RIGHT OF WAY LINE	MINOR COLLECTOR-60' R.O.W. 36" E-E
LOT LINE	LOT LINE	PER T.O.C.R. STANDARDS-SHEET 5
BUILDING ENVELOPE	BUILDING ENVELOPE	ENTRY STREET-(COLLECTOR) MIN 52'
EASEMENT	EASEMENT	R.O.W. 36" E-E-SHEET 5
LINE OF SIGHT	LINE OF SIGHT	ENTRY STREET-(ARTERIAL) MIN 66'
CENTER LINE OF ROAD	CENTER LINE OF ROAD	R.O.W. 52' E-E W/ 4' MEDIAN
FLOWLINE	FLOWLINE	MODIFIED LOCAL TYPE II-60' R.O.W.
CROSS PAN	CROSS PAN	32' E-E-SHEET 5
BLOCK NUMBER	BLOCK NUMBER	MODIFIED LOCAL TYPE II-50' R.O.W.
CORNER CONDITION SEE SHEET 2 DEVELOPMENT	CORNER CONDITION SEE SHEET 2 DEVELOPMENT	32' E-E-SHEET 5
STANDARD NOTE 3. D.	STANDARD NOTE 3. D.	UTILITY EASEMENT (20' WIDTH)
KEY REAR ELEVATION SEE SHEET 2 DEVELOPMENT	KEY REAR ELEVATION SEE SHEET 2 DEVELOPMENT	UTILITY EASEMENT (30' WIDTH)
STANDARD NOTE 3. C.	STANDARD NOTE 3. C.	DRAINAGE EASEMENT (25' WIDTH)
EXISTING FENCE	EXISTING FENCE	DRAINAGE EASEMENT (30' WIDTH)
EXISTING CABLE TV	EXISTING CABLE TV	DRAINAGE/MAINTENANCE AND ACCESS EASEMENT
EXISTING ELECTRIC	EXISTING ELECTRIC	DRAINAGE AND UTILITY EASEMENT (AS DIMENSIONED)
EXISTING GAS	EXISTING GAS	BLANKET UTILITY EASEMENT (AS DIMENSIONED)
EXISTING TELEPHONE	EXISTING TELEPHONE	0'-4' SINGLE RETAINING WALL
EXISTING STREET LIGHT	EXISTING STREET LIGHT	4'-8' DOUBLE RETAINING WALLS
PROPOSED STREET LIGHT	PROPOSED STREET LIGHT	8'-8' TRIPLE RETAINING WALLS
EXISTING SANITARY SEWER W/ MANHOLE	EXISTING SANITARY SEWER W/ MANHOLE	CONNECT TO EXISTING WATER STUB
PROPOSED SANITARY SEWER W/ MANHOLE	PROPOSED SANITARY SEWER W/ MANHOLE	CONNECT TO EXISTING WATER LINE
EXISTING WATER LINE W/ FIRE HYDRANT	EXISTING WATER LINE W/ FIRE HYDRANT	W/ WET TAP AND VALVE
PROPOSED WATER LINE W/ FIRE HYDRANT	PROPOSED WATER LINE W/ FIRE HYDRANT	CONNECT TO EXISTING SANITARY SEWER MAIN
EXISTING W/ GATE VALVE	EXISTING W/ GATE VALVE	SIGHT EASEMENT
PROPOSED WATER LINE W/ GATE VALVE	PROPOSED WATER LINE W/ GATE VALVE	TYPICAL CUL-DE-SAC SEE SHEET 2
EXISTING STORM SEWER	EXISTING STORM SEWER	PRIVATE DRIVEWAY ACCESS/UTILITY EASEMENT (20'-30' WIDTH)
PROPOSED STORM SEWER	PROPOSED STORM SEWER	PRIVATE DRIVEWAY TURN-AROUND EASEMENT (30' WIDTH)
EXISTING INLET	EXISTING INLET	FLOOD PLAIN REVISIONS REQUIRED PER FUTURE CROWN
PROPOSED INLET	PROPOSED INLET	5' DETACHED CONCRETE WALK
PROPOSED HEADWALL	PROPOSED HEADWALL	8' CONCRETE WALK/REGIONAL TRAIL
PROPOSED FLARED END SECTION W/ RIP RAP	PROPOSED FLARED END SECTION W/ RIP RAP	EXISTING FIRE HYDRANT
		PROPOSED FIRE HYDRANT
		IRRIGATION TAP W/ BACK FLOW PREVENTION

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JOB NUMBER: JOB # 3572.044.0C

**MEADOWS FILING
PRELIMINARY PLAT AND FINAL PD SITE PI
SITE PLAN AND GRADING PI
SHEET 16 OF**

ATTACHMENT D

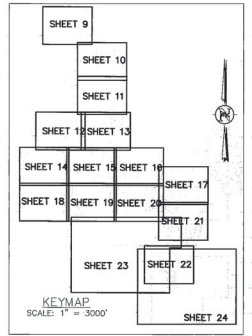
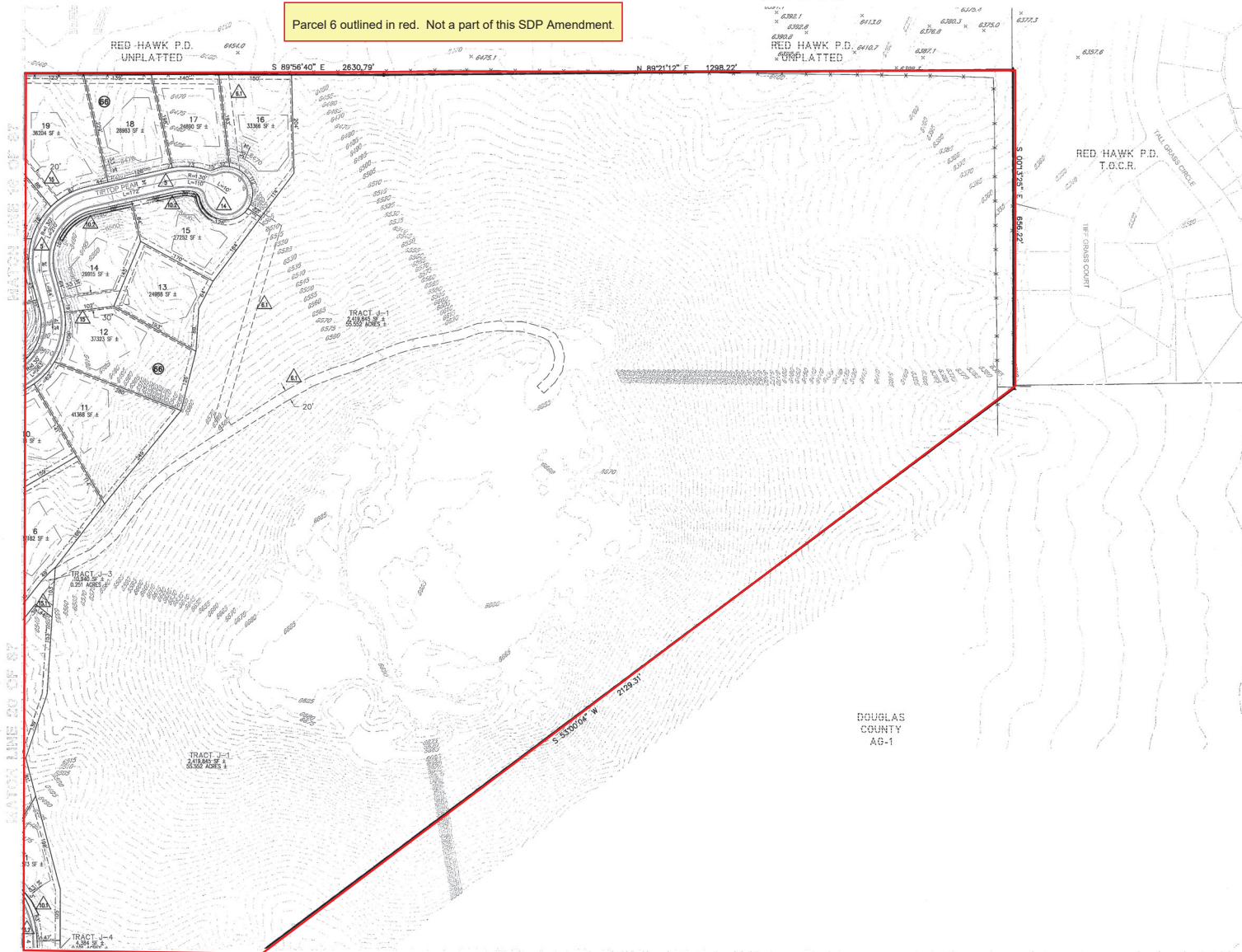
THE MEADOWS FILING 16

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PRELIMINARY PLAT AND FINAL PD SITE PLAN

SHEET 17 OF 87

Parcel 6 outlined in red. Not a part of this SDP Amendment.



- SCALE: 1" = 100'
- GENERAL NOTES:**
1. FOR BENCHMARK LOCATIONS SEE SHEET 3.
 2. FOR TRACT SUMMARY TABLE SEE SHEET 2.
 3. FOR BOUNDARY CURVE TABLE SEE SHEET 9.
 4. PROPOSED CONTOURS REFLECT OVERLAP GRADING WITH NO ROADWAY CROWN.

LEGEND	
	EXISTING CONTOURS
	PROPOSED CONTOURS
	BOUNDARY LINE
	100 YR FLOOD PLAIN
	RIGHT OF WAY LINE
	LOT LINE
	BUILDING ENVELOPE
	EASEMENT
	LINE OF SIGHT
	CENTER LINE OF ROAD
	FLOWLINE
	CROSS PAN
	BLOCK NUMBER
	CORNER CONDITION SEE SHEET 2 DEVELOPMENT
	STANDARDS NOTE: 3. D. KEY REAR ELEVATION SEE SHEET 2 DEVELOPMENT
	EXISTING FENCE
	EXISTING CABLE TV
	EXISTING ELECTRIC
	EXISTING GAS
	EXISTING TELEPHONE
	EXISTING STREET LIGHT
	PROPOSED STREET LIGHT
	EXISTING SANITARY SEWER W/ MANHOLE
	PROPOSED SANITARY SEWER W/ MANHOLE
	EXISTING WATER LINE W/ FIRE HYDRANT
	PROPOSED WATER LINE W/ FIRE HYDRANT
	EXISTING W/GATE VALVE
	PROPOSED WATER LINE W/GATE VALVE
	EXISTING STORM SEWER
	PROPOSED STORM SEWER
	EXISTING INLET
	PROPOSED INLETS
	PROPOSED HEADWALL
	PROPOSED FLARED END SECTION W/ RIP RAP
	LOCAL TYPE I-50' R.O.W. 36' E-E PER T.O.C.R. STANDARDS-SHEET 5
	LOCAL TYPE II-50' R.O.W. 36' E-E PER T.O.C.R. STANDARDS-SHEET 5
	MINOR COLLECTOR-60' R.O.W. 36' E-E PER T.O.C.R. STANDARDS-SHEET 5
	ENTRY STREET-COLLECTOR (MIN 52' R.O.W. 36' E-E-SHEET 5)
	ENTRY STREET-(ARTERIAL) MIN 66' R.O.W. 52' E-E W/ 4' MEDIAN
	MODIFIED LOCAL TYPE II-60' R.O.W. 32' E-E-SHEET 5
	MODIFIED LOCAL TYPE II-50' R.O.W. 32' E-E-SHEET 5
	UTILITY EASEMENT (20' WIDTH)
	UTILITY EASEMENT (30' WIDTH)
	DRAINAGE EASEMENT (25' WIDTH)
	DRAINAGE EASEMENT (30' WIDTH)
	DRAINAGE/MAINTENANCE AND ACCESS EASEMENT
	DRAINAGE AND UTILITY EASEMENT (AS DIMENSIONED)
	BLANKET UTILITY EASEMENT (AS DIMENSIONED)
	0'-4' SINGLE RETAINING WALL
	4'-8' DOUBLE RETAINING WALLS
	8'+ TRIPLE RETAINING WALLS
	CONNECT TO EXISTING WATER STUB
	CONNECT TO EXISTING WATER LINE W/ WET TAP AND VALVE
	CONNECT TO EXISTING SANITARY SEWER MAIN
	SIGN EASEMENT
	TYPICAL CUL-DE-SAC SEE SHEET 2
	PRIVATE DRIVEWAY ACCESS/UTILITY EASEMENT (20'-30' WIDTH)
	PRIVATE DRIVEWAY TURN-AROUND EASEMENT (30' WIDTH)
	FLOOD PLAIN REVISIONS REQUIRED PER FUTURE FLOOD
	8' DETACHED CONCRETE WALK
	8' CONCRETE WALK/REGIONAL TRAIL
	EXISTING FIRE HYDRANT
	PROPOSED FIRE HYDRANT
	IRRIGATION TAP W/ BACK FLOW PREVENTION

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JOB NUMBER: JOB # 3572.044.00

MEADOWS FILING 16
PRELIMINARY PLAT AND FINAL PD SITE PLAN
SITE PLAN AND GRADING PLAN
SHEET 17 OF 87

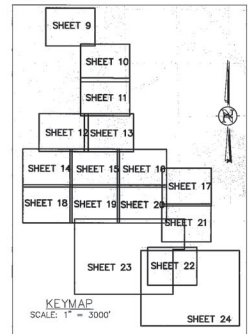
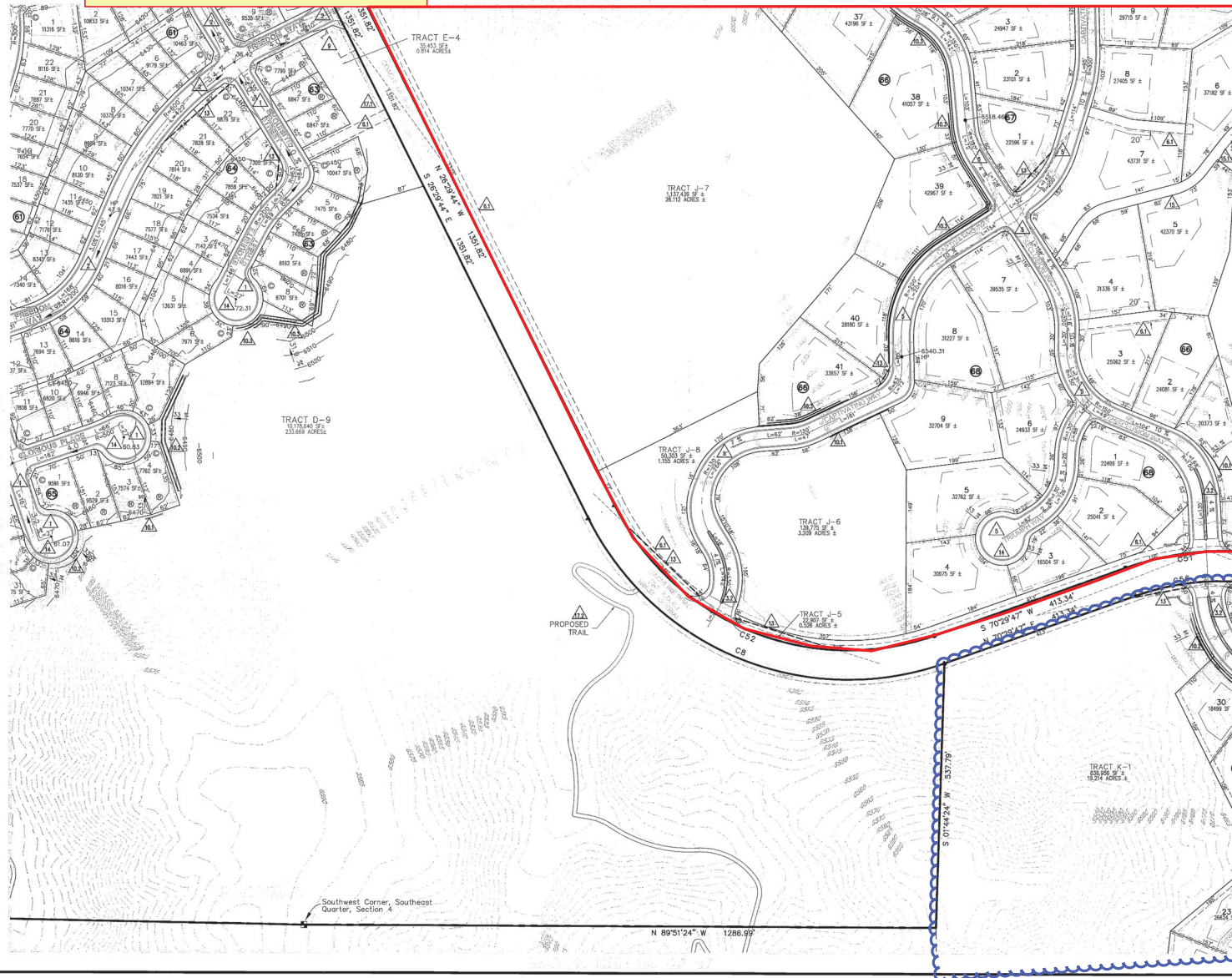
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PRELIMINARY PLAT AND FINAL PD SITE PLAN

SHEET 20 OF 87

Parcel 6 outlined in red. Not a part of this SDP Amendment.
Parcel 7 area to be amended is clouded in blue.



SCALE: 1" = 300'

- GENERAL NOTES:**
1. FOR BENCHMARK LOCATIONS SEE SHEET 3.
 2. FOR TRACT SUMMARY TABLE SEE SHEET 2.
 3. FOR BOUNDARY CURVE TABLE SEE SHEET 9.
 4. PROPOSED CONTOURS REFLECT OVERLAP GRADING WITH NO ROADWAY CROWN.

LEGEND

EXISTING CONTOURS	LOCAL TYPE I-50' R.O.W. 36' E-E PER T.O.C.R. STANDARDS-SHEET 5
PROPOSED CONTOURS	LOCAL TYPE II-50' R.O.W. 36' E-E PER T.O.C.R. STANDARDS-SHEET 5
BOUNDARY LINE	MINOR COLLECTOR-60' R.O.W. 36' E-E PER T.O.C.R. STANDARDS-SHEET 5
100 YR FLOOD PLAIN	ENTRY STREET-(COLLECTOR) MIN 52' R.O.W. 36' E-E-SHEET 5
RIGHT OF WAY LINE	ENTRY STREET-(ARTERIAL) MIN 66' R.O.W. 52' E-E W/ 4' MEDIAN
LOT LINE	MODIFIED LOCAL TYPE II-50' R.O.W. 32' E-E-SHEET 5
BUILDING ENVELOPE	MODIFIED LOCAL TYPE II-50' R.O.W. 32' E-E-SHEET 5
EASEMENT	UTILITY EASEMENT (20' WIDTH)
CENTER LINE OF ROAD	CORNER CONDITION SEE SHEET 2 DEVELOPMENT STANDARDS NOTE: 3. D.
FLOWLINE	KEY REAR ELEVATION SEE SHEET 2 DEVELOPMENT STANDARDS NOTE: 3. C.
CROSS PAN	EXISTING FENCE
BLOCK NUMBER	EXISTING CABLE TV
CORNER CONDITION SEE SHEET 2 DEVELOPMENT STANDARDS NOTE: 3. D.	EXISTING ELECTRIC
KEY REAR ELEVATION SEE SHEET 2 DEVELOPMENT STANDARDS NOTE: 3. C.	EXISTING GAS
EXISTING FENCE	EXISTING TELEPHONE
EXISTING CABLE TV	EXISTING STREET LIGHT
EXISTING ELECTRIC	PROPOSED STREET LIGHT
EXISTING GAS	EXISTING SANITARY SEWER W/ MANHOLE
EXISTING TELEPHONE	PROPOSED SANITARY SEWER W/ MANHOLE
EXISTING STREET LIGHT	EXISTING WATER LINE W/ FIRE HYDRANT
PROPOSED STREET LIGHT	PROPOSED WATER LINE W/ FIRE HYDRANT
EXISTING SANITARY SEWER W/ MANHOLE	EXISTING W/GATE VALVE
PROPOSED SANITARY SEWER W/ MANHOLE	PROPOSED WATER LINE W/ GATE VALVE
EXISTING WATER LINE W/ FIRE HYDRANT	EXISTING STORM SEWER
PROPOSED WATER LINE W/ FIRE HYDRANT	PROPOSED STORM SEWER
EXISTING W/GATE VALVE	EXISTING INLET
PROPOSED WATER LINE W/ GATE VALVE	PROPOSED INLETS
EXISTING STORM SEWER	PROPOSED HEADWALL
PROPOSED STORM SEWER	PROPOSED FLARED END SECTION W/ RIP RAP
EXISTING INLET	
PROPOSED INLETS	
PROPOSED HEADWALL	
PROPOSED FLARED END SECTION W/ RIP RAP	

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JOB NUMBER: JOB # 3572.044.00

MEADOWS FILING 16
PRELIMINARY PLAT AND FINAL PD SITE PLAN
SITE PLAN AND GRADING PLAN
SHEET 20 OF 87

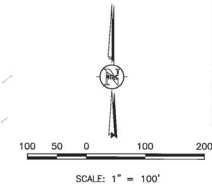
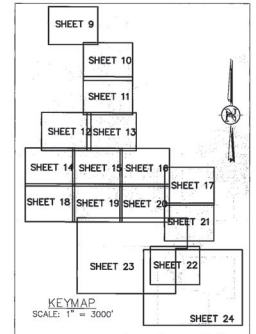
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PRELIMINARY PLAT AND FINAL PD SITE PLAN

SHEET 21 OF 87

Parcel 6 portion to be amended is clouded in red.
Parcel 7 area to be amended is clouded in blue.



GENERAL NOTES:

1. FOR BENCHMARK LOCATIONS SEE SHEET 3.
2. FOR TRACT SUMMARY TABLE SEE SHEET 2.
3. FOR BOUNDARY CURVE TABLE SEE SHEET 9.
4. PROPOSED CONTOURS REFLECT OVERLOT GRADING WITH NO ROADWAY CROWN.

LEGEND

EXISTING CONTOURS	LOCAL TYPE I-50' R.O.W. 36' E-E PER T.O.C.R. STANDARDS-SHEET 5
PROPOSED CONTOURS	LOCAL TYPE II-50' R.O.W. 36' E-E PER T.O.C.R. STANDARDS-SHEET 5
BOUNDARY LINE	MINOR COLLECTOR-60' R.O.W. 36' E-E PER T.O.C.R. STANDARDS-SHEET 5
100 YR FLOOD PLAIN	ENTRY STREET-(COLLECTOR) MIN 52' R.O.W. 36' E-E-SHEET 5
RIGHT OF WAY LINE	ENTRY STREET-(ARTERIAL) MIN 66' R.O.W. 52' E-E W/ 4' MEDIAN
LOT LINE	MODIFIED LOCAL TYPE II-60' R.O.W. 32' E-E-SHEET 5
BUILDING ENVELOPE	MODIFIED LOCAL TYPE II-50' R.O.W. 32' E-E-SHEET 5
EASEMENT	CROSS PAN
LINE OF SIGHT	BLOCK NUMBER
CENTER LINE OF ROAD	CORNER CONDITION SEE SHEET 2 DEVELOPMENT STANDARDS NOTE: 3. D.
FLOWLINE	KEY REAR ELEVATION SEE SHEET 2 DEVELOPMENT STANDARDS NOTE: 3. C.
	EXISTING FENCE
	EXISTING CABLE TV
	EXISTING ELECTRIC
	EXISTING GAS
	EXISTING TELEPHONE
	EXISTING STREET LIGHT
	PROPOSED STREET LIGHT
	EXISTING SANITARY SEWER W/ MANHOLE
	PROPOSED SANITARY SEWER W/ MANHOLE
	EXISTING WATER LINE W/ FIRE HYDRANT
	PROPOSED WATER LINE W/ FIRE HYDRANT
	EXISTING W/GATE VALVE
	PROPOSED WATER LINE W/ GATE VALVE
	EXISTING STORM SEWER
	PROPOSED STORM SEWER
	EXISTING INLET
	PROPOSED INLETS
	PROPOSED HEADWALL
	PROPOSED FLARED END SECTION W/ RIP RAP
	UTILITY EASEMENT (20' WIDTH)
	UTILITY EASEMENT (30' WIDTH)
	DRAINAGE EASEMENT (25' WIDTH)
	DRAINAGE EASEMENT (30' WIDTH)
	DRAINAGE/MAINTENANCE AND ACCESS EASEMENT
	DRAINAGE AND UTILITY EASEMENT (AS DIMENSIONED)
	BLANKET UTILITY EASEMENT (AS DIMENSIONED)
	0'-4" SINGLE RETAINING WALL
	4'-+ - 8" DOUBLE RETAINING WALLS
	8'-+ TRIPLE RETAINING WALLS
	CONNECT TO EXISTING WATER STUB
	CONNECT TO EXISTING WATER LINE W/ WET TAP AND VALVE
	CONNECT TO EXISTING SANITARY SEWER MAIN
	SIGHT EASEMENT
	TYPICAL CUL-DE-SAC SEE SHEET 2
	PRIVATE DRIVEWAY ACCESS/UTILITY EASEMENT (20'-30' WIDTH)
	PRIVATE DRIVEWAY TURN-AROUND EASEMENT (30' WIDTH)
	FLOOD PLAIN REVISIONS REQUIRED PER FUTURE CLAR
	5' DETACHED CONCRETE WALK
	8" CONCRETE WALK/REGIONAL TRAIL
	EXISTING FIRE HYDRANT
	PROPOSED FIRE HYDRANT
	IRRIGATION TAP W/ BACK FLOW PREVENTION

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PRELIMINARY PLAT AND FINAL PD SITE PLAN
SITE PLAN AND GRADING PLAN
SHEET 21 OF 87