



## Planning & Community Development

2880 International Circle, Colorado Springs, CO 80910

Phone (719) 520-6300 Fax (719) 520-6695 [www.elpasoco.com](http://www.elpasoco.com)

### DRIVEWAY ACCESS PERMIT / WAIVER APPLICATION

Please note: All Permits issued are for SINGLE ACCESS POINT to a specific roadway unless otherwise expressly indicated by the permit issued. **Permits expire within 90** days of issue; drainage construction must be substantially complete. Monuments within the ROW are not included with this permit; an **EPC DOT Encroachment Permit may be required**. Please call 520-6460 for information.

**AT THE TIME OF ACCESS PERMIT APPLICATION, THE PROPOSED DRIVEWAY MUST BE LOCATED AND STAKED. PLEASE PROVIDE ALL INFORMATION. INCOMPLETE APPLICATIONS CAN BE DELAYED OR DENIED.**

Date: 04/04/23 Name of Applicant: Kum & Go LC  
Company Name: Kum & Go LC  
Mailing Address: 1459 Grand Ave  
Des Moines, IA 50309  
Phone Number(s): 515-457-6392

**ACCESS APPLICATION ADDRESS:** 304 Main Street , Colorado Springs, CO 80911

**SUBDIVISION, LOT AND BLOCK:** Lot 2, Pedrick-Ecked Filing No. 3

**PROPERTY TAX SCHEDULE NUMBER:** 6511415042

(Information may be obtained by clicking on the Assessor's Real Estate Parcel Search on the county website or calling 520-6600.)

**PROPOSED DRIVEWAY LOCATION IS CLEARLY MARKED:**

Proposed driveway location and property corners will be clearly marked with stakes and or flagging prior to the inspection, if the driveway is not marked at the time of inspection this application can be delayed or denied.

**OPEN-DITCH DRIVEWAY PRIMARY ACCESS:**

Proposed single access point onto an El Paso County public road constructed with open ditch drainage (NOT curb and gutter). Re-inspection of the completed driveway platform and applicable culver installation **MUST** be scheduled within 90 days of permit issuance by calling (719) 520-6819.

**SECONDARY OPEN-DITCH DRIVEWAY ACCESS** (For secondary access please see the restrictions on page 2)

**CURB AND GUTTER PRIMARY DRIVEWAY ACCESS:**

Proposed single access point onto an El Paso County Public road constructed with curbs and gutter drainage.

**SECONDARY CURB AND GUTTER ACCESS** (For secondary access please see the restrictions on page 2)

**COMMERCIAL DRIVEWAY ACCESS:**

Submit a copy to the El Paso County Planning & Community Development approved Site Development or Site Plan with your application. The submitted copy will remain on file and will not be returned to the applicant.

**DRIVEWAY ACCESS WAIVER:**

A Driveway Access Waiver will be issued for access onto a road not platted as El Paso County right-of-way within unincorporated El Paso Count subsequent to county confirmation. The applicant may be required to submit additional documentation.

**Below this line is for Office Use Only**

Drainage Requirements: \_\_\_\_\_ Reviewed by: \_\_\_\_\_ Date: \_\_\_\_\_

Additional Comments: \_\_\_\_\_

Processed by: \_\_\_\_\_ Date: \_\_\_\_\_ File No: \_\_\_\_\_



# EL PASO COUNTY

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Phone (719) 520-6300 Fax (719) 520-6695 [www.elpasoco.com](http://www.elpasoco.com)

### DRIVEWAY ACCESS PERMIT / WAIVER REQUIREMENTS

- All Parcels (in some cases each address) within unincorporated El Paso County require either a Driveway Access Permit or Waiver.
- All fees are payable at the time of application and are not refundable.
- Driveway Access Permit applications may be submitted to El Paso County Planning & Community Development, 2880 International Circle, Suite 110, Colorado Springs, CO 80910
- All permits will be subject to any plat notes or restrictions and the El Paso County Engineering Criteria Manual. Monuments within the ROW are not included with this permit; an EPC DOT Encroachment Permit may be required. Please call 520-6460 for information.
- **All permits issued are for a single access point to a specific roadway.**
- **Residential driveways CANNOT exceed 24' in width within the county right-of-way.**
- **All Culverts MUST be a Minimum of 18" in Diameter or 15" Elliptical, ONLY CMP or RCP culverts are allowed, HDPE Pipe (Plastic Pipe) is NOT allowed.**
- **All secondary access applications are subject to case-by-case county review and must comply with the conditions listed below. Approval is NOT guaranteed.**

#### **OPEN-DITCH DRIVEWAY ACCESS PERMIT \$207.00**

Open-Ditch Driveway Access Permit applies to all applications that propose access onto an El Paso County public road constructed with open ditch drainage (not curb and gutter). This may also apply to an existing access established without a permit. An Open-Ditch Driveway Access Permit application includes field inspection of the completed driveway platform and applicable culvert installation **MUST** be scheduled within 90 days of permit issue by calling (719) 520-6819.

- **Secondary Open Ditch Driveway Access** (circular, etc.) application and fees will only be accepted for **parcels equal or greater than 2.5 acres and meeting a minimum lot frontage of 250 feet.** A secondary access application at the same time of the primary application will pay a reduced fee of \$104.00. A secondary access application at a later time will pay the full fee of \$207.00

#### **CURB AND GUTTER DRIVEWAY ACCESS PERMIT \$137.00 (each access)**

Curb and Gutter Driveway Access permit applies to applications that propose access onto an El Paso County public road constructed with curb and gutter drainage. The single access point location will be inspected in the field to ensure no conflicts with storm drain inlets, pedestrian ramps, curb transitions, etc.

- **Secondary Curb and Gutter Access** application and fees will only be accepted for **parcels equal to or greater than 1 acre and meeting a minimum lot frontage of 150 feet.**

#### **COMMERCIAL DRIVEWAY ACCESS PERMIT \$104.00 (each access)**

A Commercial Driveway Access permit references a Site Development Plan (multiple lots) or a Site Plan (single lot) previously reviewed and approved by El Paso County Planning & Community Development. Each proposed access point to an El Paso County public road will be subject to permit fees. Multi-Family and Townhome communities may be subject to permit fees per address.

#### **DRIVEWAY ACCESS WAIVER \$104.00 (each access)**

A Driveway Access Waiver will be issued to an applicant proposing access onto a road not platted as El Paso County right-of-way within unincorporated El Paso County subsequent to county confirmation. This may require additional documentation to be supplied by the applicant.

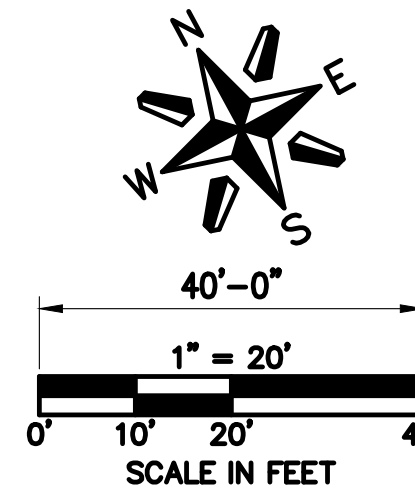
MATCHLINE SEE PLAN RIGHT

# KUM & GO GAS & C-STORE

PART OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 15 SOUTH, RANGE 66  
WEST OF THE SIXTH PRINCIPAL MERIDIAN,  
COUNTY OF EL PASO, STATE OF COLORADO

## MAJOR SITE DEVELOPMENT PLAN

**NOTE:**  
A WORK-IN-ROW PERMIT IS REQUIRED FOR WORK BEING PERFORMED WITHIN BOTH MAIN STREET AND SECURITY BOULEVARD RIGHT-OF-WAY. 5 BUSINESS DAYS REQUIRED FOR EL PASO COUNTY PUBLIC WORKS PROCESSING.



### SITE PLAN LEGEND

- OET --- OET --- OET --- OET --- OET --- EXISTING OVERHEAD ELECTRICAL AND TELECOMMUNICATIONS
- PROPERTY BOUNDARY
- - - - - EXISTING EASEMENT
- - - - - CONSTRUCTION / DISTURBANCE LIMITS
- ===== EXISTING FLOODPLAIN
- ===== EXISTING CURB & GUTTER
- ===== PROPOSED INTEGRAL CURB
- ===== PROPOSED CURB & GUTTER
- ===== PROPOSED CONCRETE SIDEWALK
- ===== PROPOSED BUILDING
- ===== PROPOSED RETAINING WALL
- PROPOSED ADA ROUTE
- ⊕ EXISTING STORM SEWER MANHOLE/INLET
- ⊕ PROPOSED STORM SEWER MANHOLE/INLET
- ☀ EXISTING STREET LIGHTING
- ☀ EXISTING FIRE HYDRANT
- ☀ EXISTING SIGNAGE
- ☀ PROPOSED SITE LIGHTING
- ⬢ PROPOSED PARKING COUNT

### GENERAL NOTES:

1. ALL ITEMS IN SCHEDULE ARE PROPOSED UNLESS NOTED OTHERWISE.
2. CONTRACTOR TO COORDINATE WITH CENTURY LINK PRIOR TO AND DURING CONSTRUCTION.
3. AMERICANS WITH DISABILITIES ACT (ADA) SITE ACCESSIBILITY (EL PASO LAND DEVELOPMENT CODE 6.1.3)
  - (A) COMPLIANCE WITH THE ADA AND OTHER FEDERAL AND STATE ACCESSIBILITY LAWS IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER. THEREFORE, COMPLIANCE WITH THIS CODE DOES NOT ASSURE COMPLIANCE WITH ADA OR ANY OTHER FEDERAL OR STATE ACCESSIBILITY LAWS OR ANY OTHER REGULATIONS OR GUIDELINES ENACTED OR PROMULGATED UNDER OR WITH RESPECT TO SUCH LAWS. EL PASO COUNTY IS NOT RESPONSIBLE FOR ENFORCEMENT OF THE ADA OR ANY OTHER FEDERAL OR STATE ACCESSIBILITY LAWS. (B) NOTES ON SITE DEVELOPMENT PLAN OR NON-RESIDENTIAL SITE PLAN. THE FOLLOWING NOTE SHOULD BE ADDED TO ALL SITE DEVELOPMENT PLANS OR NON-RESIDENTIAL SITE PLANS, AS APPLICABLE, PRIOR TO PCD APPROVAL:
  - (B) THE PARTIES RESPONSIBLE FOR THIS PLAN HAVE FAMILIARIZED THEMSELVES WITH ALL CURRENT ACCESSIBILITY CRITERIA AND SPECIFICATIONS AND THE PROPOSED PLAN REFLECTS ALL SITE ELEMENTS REQUIRED BY THE APPLICABLE ADA DESIGN STANDARDS AND GUIDELINES AS PUBLISHED BY THE UNITED STATES DEPARTMENT OF JUSTICE. APPROVAL OF THIS PLAN BY EL PASO COUNTY DOES NOT ASSURE COMPLIANCE WITH THE ADA OR ANY REGULATIONS OR GUIDELINES ENACTED OR PROMULGATED UNDER OR WITH RESPECT TO SUCH LAWS.
  - (C) ILLUSTRATED ON SITE DEVELOPMENT PLAN OR NON-RESIDENTIAL SITE PLAN. EACH SITE DEVELOPMENT PLAN OR NON-RESIDENTIAL SITE PLAN SUBMITTED TO EL PASO COUNTY SHALL CLEARLY ILLUSTRATE AND IDENTIFY THE PROVISION OF ADA ACCESSIBLE EXTERIOR ROUTES IN ACCORDANCE WITH THE APPLICABLE ADA DESIGN STANDARDS AND GUIDELINES AS PUBLISHED BY THE UNITED STATES DEPARTMENT OF JUSTICE.

### SITE SCHEDULE:

- 1 BUILDING ENTRY, REFER TO ARCHITECTURAL PLANS.
- 2 PROPANE CAGE (9' X 9', 4" CONCRETE PAD, 1.5% SLOPE AWAY FROM SIDE WALL OF BUILDING).
- 3 MISCELLANEOUS MERCHANDISE.
- 4 FIREWOOD.
- 5 NOT USED.
- 6 ICE MERCHANDISER.
- 7 8" CONCRETE PAN.
- 8 SINGLE WAVE/U-SHAPED BIKE RACK ON 5.0' x 6.5' x 4" THICK CONCRETE PAD (5 BIKE SPACES PROVIDED). REFER TO DETAIL ON SHEET C6.1 FOR MORE INFORMATION.
- 9 FUELING CANOPY. SEE PETROLEUM PLANS FOR MORE INFORMATION.
- 10A 4" CONCRETE SITE SIDEWALK. (REFERENCE ARCHITECTURAL DRAWINGS FOR CONTROL JOINT PLAN).
- 10B 4" CONCRETE SITE SIDEWALK, 1.5% MAX. CROSS SLOPE. (REFERENCE ARCHITECTURAL DRAWINGS FOR CONTROL JOINT PLAN).
- 10C BUILDING CONCRETE SIDEWALK, 1.5% MAX. CROSS SLOPE. (REFERENCE ARCHITECTURAL DRAWINGS FOR CONTROL JOINT PLAN).
- 10D BUILDING CONCRETE SIDEWALK ADJACENT TO LANDSCAPE, 1.5% MAX. CROSS SLOPE. (REFERENCE ARCHITECTURAL DRAWINGS FOR CONTROL JOINT PLAN).
- 11 STANDARD DUTY CONCRETE PAVEMENT. (REFERENCE GEOTECHNICAL ENGINEERING REPORT)
- 12 4" WIDE WHITE PAVEMENT MARKING, TYP.
- 13 1" WIDE X 6" MAX. HEIGHT CONCRETE RETAINING WALL WITH HAND RAILING CENTERED ON WALL. REFER TO STRUCTURAL PLANS UNDER SEPARATE COVER.
- 14 BOLLARD MOUNTED ADA VAN PARKING SIGN. REFER TO DETAIL ON SHEET C6.1 FOR MORE INFORMATION.
- 15 ACCESSIBLE PARKING SPACE. REFER TO DETAIL ON SHEET C6.2 FOR MORE INFORMATION.
- 16 PEDESTRIAN CURB RAMP PER EL PASO COUNTY DEPARTMENT OF PUBLIC WORKS STANDARD DETAIL ON SHEET C6.3.
- 17 AIR MACHINE LOCATION, 4'X4' CONCRETE PAD. KEEP AT LEAST 80" AWAY FROM DISPENSERS AND TANK FULL PORTS. REFER TO DETAIL ON SHEET C6.1 FOR MORE INFORMATION.
- 18 20' TALL MONUMENT SIGN. REFER TO SEPARATE SIGNAGE PERMIT UNDER SEPARATE COVER.
- 19 EXISTING 100-YR FLOODPLAIN.
- 20 STOP SIGN. REFER TO DETAIL ON SHEET C6.1 FOR MORE INFORMATION
- 21 14'-8" X24'-8" TRASH ENCLOSURE. (REFER TO ARCHITECTURAL PLANS).
- 22 55'X25' MINIMUM GARBAGE TRUCK CLEAR SPACE
- 23 UNDERGROUND FUEL STORAGE TANKS. (REFER TO PETROLEUM PLANS).
- 24 TANK OVERDIG LIMITS, WITH APPROVED BACKFILL.
- 25 ADA ROUTE. SEE GRADING PLAN ON SHEET C2.1 FOR MORE INFORMATION.
- 26 12'X60' LOADING ZONE, 45' CROSS HATCH, 2' O.C. STRIPING.
- 27 INTEGRAL CONCRETE CURB. REFER TO DETAIL ON SHEET C6.2 FOR MORE INFORMATION.
- 28 4" DIAMETER BOLLARDS @ 5' O.C. REFER TO DETAIL ON SHEET C6.1 FOR MORE INFORMATION.
- 29 BROOM FINISH COLORED CONCRETE PAVEMENT. REFER TO DETAIL ON SHEET C6.3 FOR MORE INFORMATION.
- 30 ELECTRICAL TRANSFORMER LOCATION.
- 31 PAINT CURB ALONG FRONT OF TANKS YELLOW.
- 32 DRIVEWAY ENTRANCE PAVEMENT MARKINGS. REFER TO DETAIL ON SHEET C6.2 FOR MORE INFORMATION.
- 33 NOT USED.
- 34 CONCRETE CURB AND GUTTER PER EL PASO COUNTY PUBLIC WORKS STANDARD DETAIL ON SHEET C6.1.
- 35 APPROXIMATE LOCATION OF SITE LIGHTING. REFER TO PHOTOMETRICS SHEET FOR LOCATION AND DETAILS.
- 36 EXISTING CURB AND GUTTER TO REMAIN.
- 37 EXISTING SIDEWALK TO REMAIN.
- 38 EXISTING ADA RAMP TO REMAIN.
- 39 EXISTING STREET LIGHT TO REMAIN.
- 40 EXISTING STORM INLET TO REMAIN.
- 41 EXISTING FIRE HYDRANT TO REMAIN.
- 42 EXISTING WATER VALVE TO REMAIN.
- 43 EXISTING SEWER MANHOLE TO REMAIN.
- 44 EXISTING OVERHEAD UTILITIES AND POLES TO REMAIN.
- 45 EXISTING ROAD STRIPING TO REMAIN.
- 46 EXISTING DRIVEWAY TO REMAIN.
- 47 EXISTING ASPHALT TO REMAIN.
- 48 EXISTING PARKING STRIPING TO REMAIN.
- 49 PATCH BACK SECURITY BOULEVARD AND MAIN STREET ASPHALT ROAD SECTION TO MATCH EXISTING SECTION PER EL PASO COUNTY STANDARDS.
- 50 SITE ENTRANCE CROSS PAN LAYOUT PER EL PASO COUNTY DEPARTMENT OF TRANSPORTATION DETAIL ON SHEET C6.3.
- 51 RAMP AND HANDRAIL. REFER TO DETAIL ON SHEET C6.2 FOR MORE INFORMATION.
- 52 CONCRETE CURB ISLAND (REFERENCE ARCHITECTURAL DRAWINGS FOR CONTROL JOINT PLAN).



PCD FILE NO. PPR-2225



1459 Grand Ave  
Des Moines, IA 50309  
P: 888-458-6646

2232 - EL PASO, COLORADO  
SECURITY BLVD. AND MAIN ST.

SITE PLAN

KG PROJECT TEAM:  
RDM:  
SDM:  
CPM:

REVISION	DATE	DESCRIPTION
1	08/19/22	1ST REVIEW COMMENTS
2	01/06/23	2ND REVIEW COMMENTS
3	04/05/23	3RD REVIEW COMMENTS

DATE: 03-31-2023

SHEET NUMBER:

C1.1  
4 OF 42