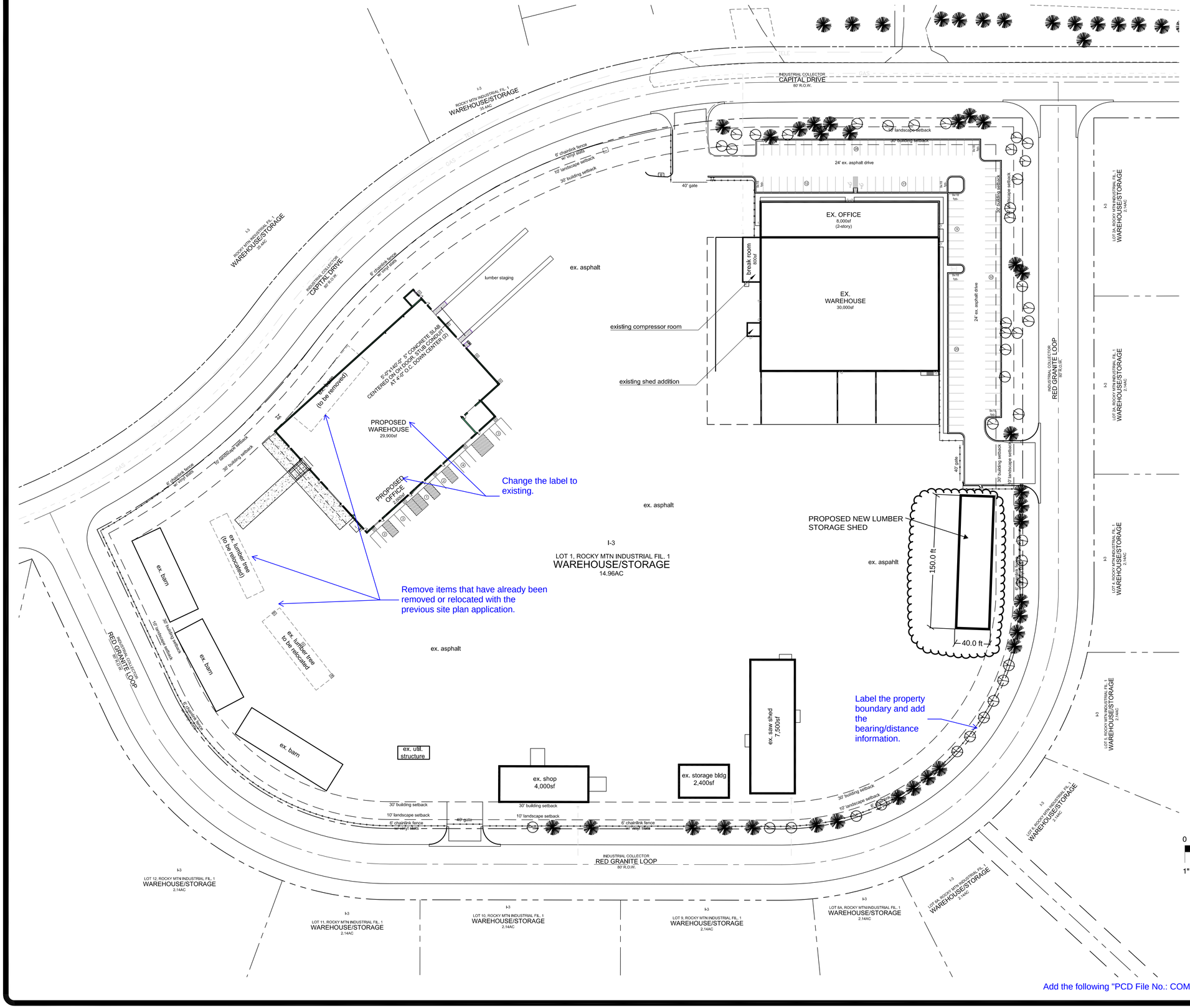

VICINITY NTS

LEGAL:

LOT 1 BLK 2 ROCKY MOUNTAIN INDUSTRIAL PARK FIL NO 1

SITE DATA

tax schedule no.:	5333302001
area	14.96ac
ex zone	I3
proposed zone	n/a
ex use	wareahouse/storage
proposed use	wareahouse/storage
development schedule	FALL 2015

LOT INFO

area	14.96ac
proposed use	warehouse/storage
bldg area	31,900sf
max. bldg height	varies (25' plus 2:1 ratio from PL)
prop. bldg height	30'
bldg setbacks	
front	30'
side	30'
rear	30'
landscape setbacks	
front	10'
side	10'
rear	10'
%lot coverage	
bldgs	12% (84,600sf)
impervious	6% (36,135sf)

PARKING

use	warehouse/storage	office
bldg area	74,600sf	12,000sf
parking ratio	1/1000sf	1/200sf
required*(incl h/c)*	*77(incl h/c)*	*50(incl h/c)*
provided	77 total	*50 total*

2017 MINOR AMENDMENT: ADDITION OF A LUMBER STORAGE SHED 150' X 40'

NORTH

0 50 100 150 200 feet

1" = 50'

OWNER INFO

company name	DBD PROBLD LLC
address	1590 Little Raven St. Suite 507
city/state	Denver CO. 80202
phone no	

previous co. file no:
approved co. file no:

Add the following "PCD File No.: COM-17-018

YOW ARCHITECTS PC
A PROFESSIONAL CORPORATION ARCHITECTURE & PLANNING
115 S. Weber Colorado Springs, Colorado 475-8133

Structural: ---
Electrical: ---
Mechanical: ---
Plumbing: ---

Pro-Build
Site Development Plan
2810 Capital Drive
Colorado Springs, CO

Job No. 14.115
Directory Planning
File ProBuild_SDP_2 (1)
Drawn By JRW
Date 3.26.2015
Revised 5.16.2017

DRAWING NO.
S1
SITE DEVELOPMENT PLAN