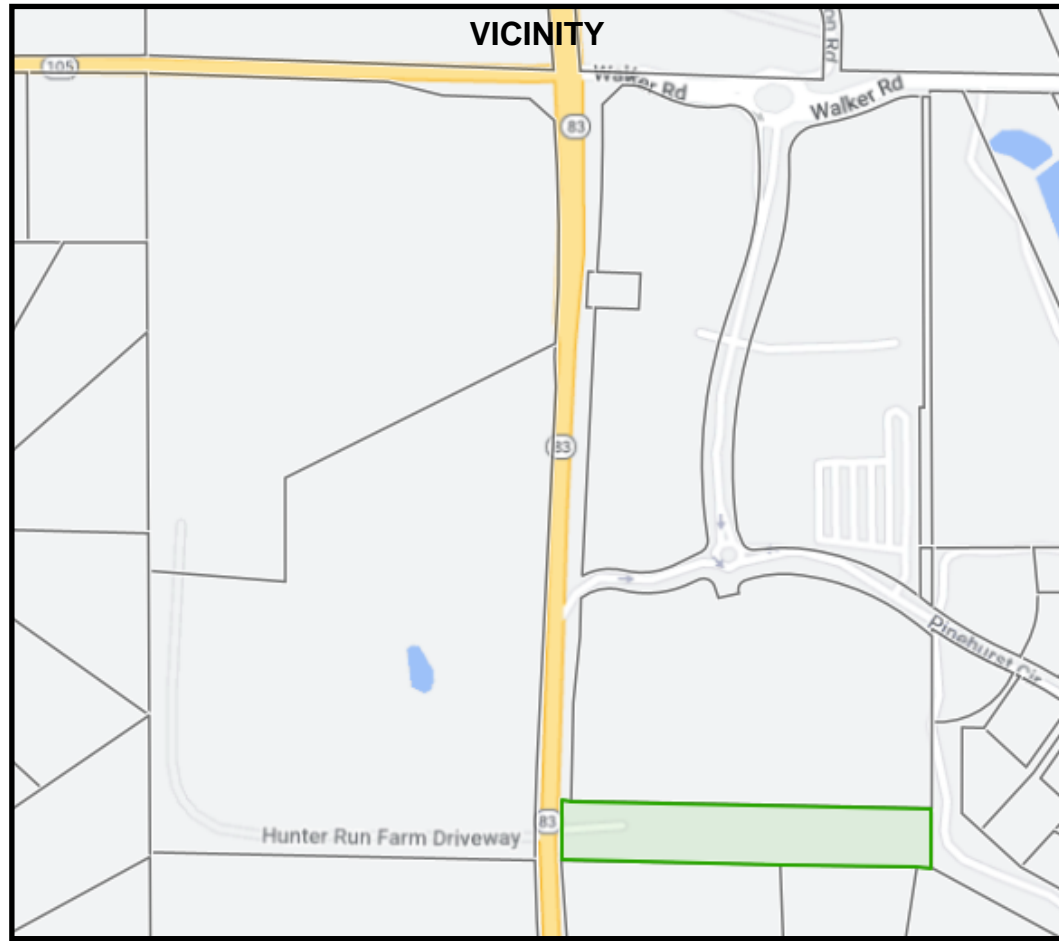


Please include:
 -Title document "Substitute Landscape Plan"
 -Indicate the percentage of coverage on site via trees/ "landscaping"
 Notes:
 -This is phase 1 of phase 2 of the Site Development Plans associated to Special Use approval AL2318 and each phase is for 12 sites only.

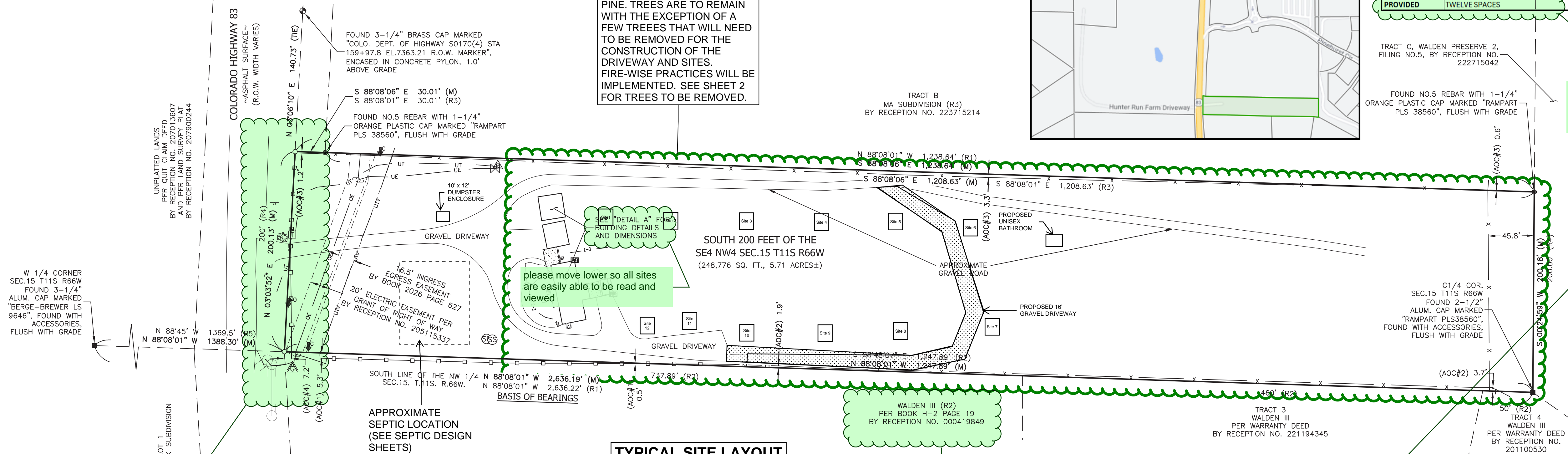
GENERAL NOTES

1. THE PARTIES RESPONSIBLE FOR THIS PLAN HAVE FAMILIARIZED THEMSELVES WITH ALL CURRENT ACCESSIBILITY CRITERIA AND SPECIFICATION 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 OTHER FEDERAL OR STATE ACCESSIBILITY LAWS OR ANY REGULATIONS OR GUIDELINES ENACTED OR PROMULGATED UNDER OR WITH RESPECT TO SUCH LAWS.
2. FEMA 100-YR FLOODPLAIN NOT WITHIN SITE BOUNDARIES.
3. UTILITY LOCATIONS SHOWN ARE APPROXIMATE AND MAY NOT BE ALL INCLUSIVE. CONTRACTOR TO VERIFY.

LEGAL	S 200 FT OF SE4NW4 SEC 15-11-66
PARCEL NO.	EX 05 A TO HWY
OWNER	611500009
CONTACT	MICAH JEUB
	(719) 749-8892
	MICAHJEUB@GMAIL.COM
ZONING	RR-5
LAND USE	RECREATION CAMP
AREA	5.95
LOT COVERAGE	2.80%
PARKING REQUIREMENT	ONE PER UNIT, TWELVE UNITS PROPOSED, TWELVE PARKING SPACES REQUIRED.
PARKING PROVIDED	TWELVE SPACES



FORESTED AREA COMPRISED PRIMARILY OF PONDEROSA PINE. TREES ARE TO REMAIN WITH THE EXCEPTION OF A FEW TREES THAT WILL NEED TO BE REMOVED FOR THE CONSTRUCTION OF THE DRIVEWAY AND SITES. FIRE-WISE PRACTICES WILL BE IMPLEMENTED. SEE SHEET 2 FOR TREES TO BE REMOVED.



Please include sight distance triangles and any signs, plantings, or other visual obstructions if applicable

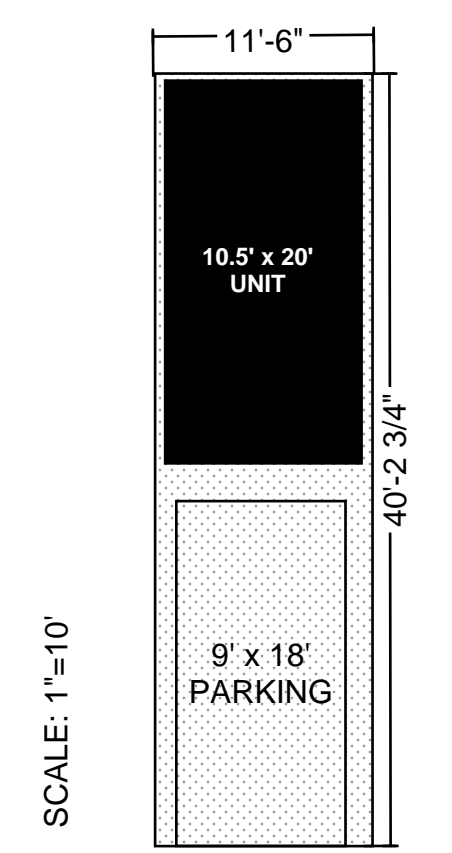
please move lower so all sites are easily able to be read and viewed

At a minimum 1 ADA space must be provided, please adjust accordingly

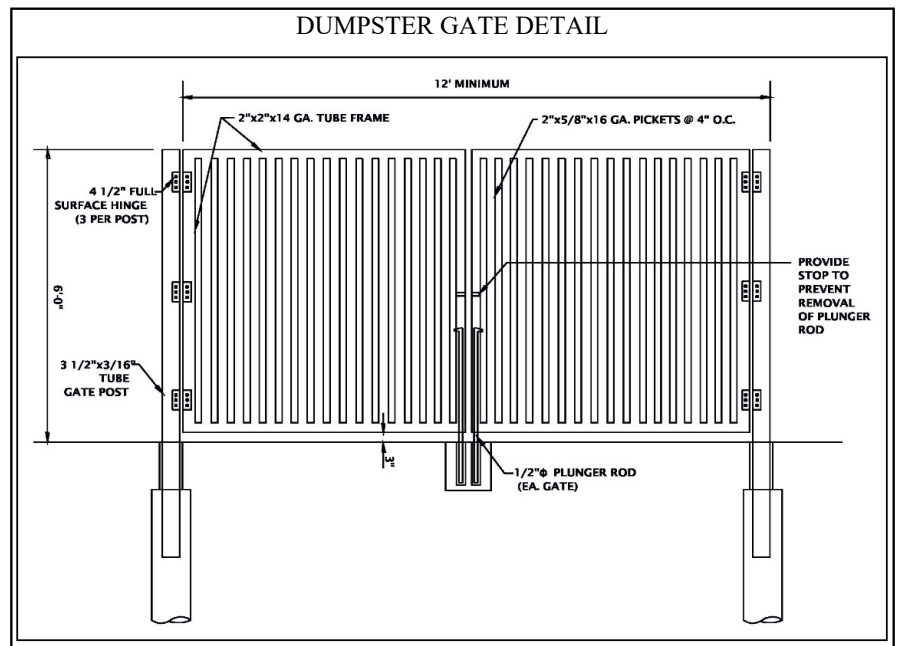
Please move to this location

Please include zoning of adjoining properties

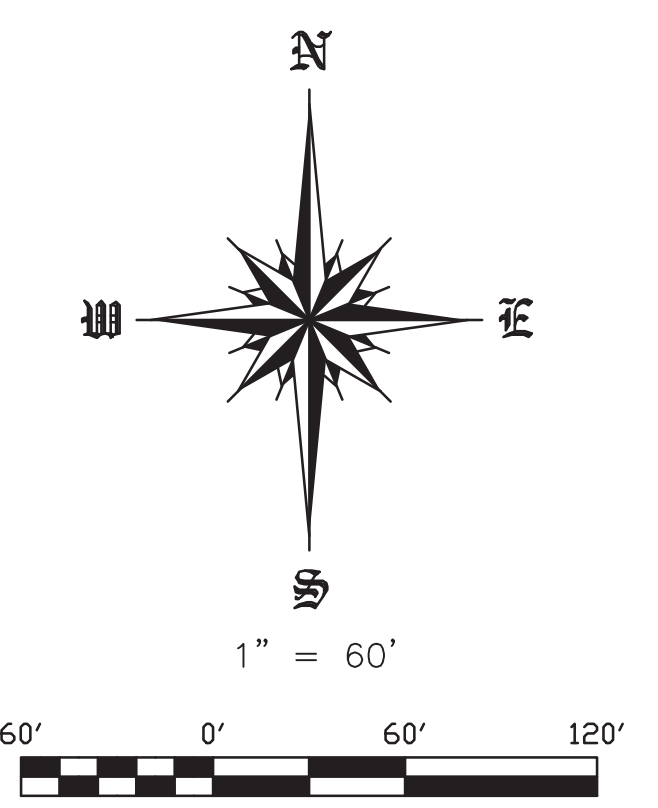
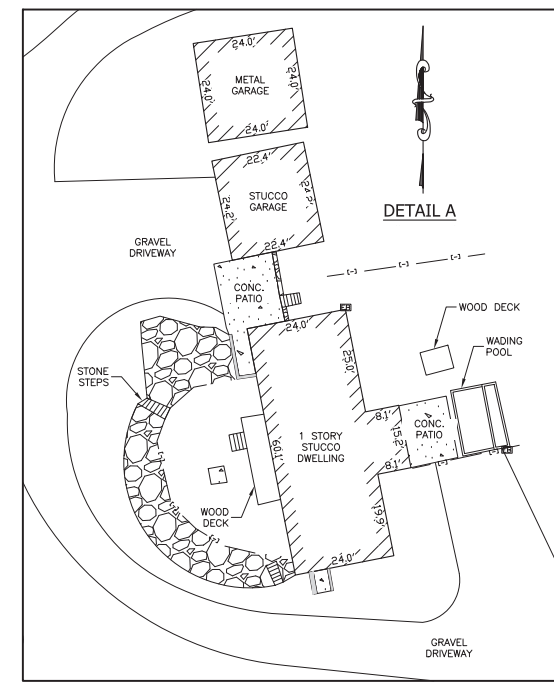
TYPICAL SITE LAYOUT



NOTE: The site layout is only intended to represent a typical site. Individual units will vary and may be replaced or improved, as needed.



- LEGEND
- R.O.W. MONUMENT FOUND AS NOTED
 - MONUMENT FOUND AS NOTED
 - PLSS MONUMENT FOUND AS NOTED
 - SET NO. 5 REBAR WITH 1-1/4" PURPLE PLASTIC CAP, PLS 38759, FLUSH WITH GRADE
 - (R1) RECORD VALUE PER ALTA/NPS LAND TITLE SURVEY BY RECEPTION NO. 220900082
 - (R2) RECORD VALUE PER WALDEN III BY RECEPTION NO. 000417849
 - (R3) RECORD VALUE PER MA SUBDIVISION BY RECEPTION NO. 223715214
 - (R4) RECORD VALUE PER WARRANTY DEED BY RECEPTION NO. 201058229
 - (R5) RECORD VALUE PER R.O.W. TAKING BY BOOK 2052 PAGE 696
 - (M) MEASURED VALUE
 - (AOC#) AREA OF CONCERN
 - ELECTRIC BOX
 - ELECTRIC METER
 - ELECTRIC TRANSFORMER
 - UTILITY POLE
 - GLY WIRE
 - SEPTIC TANK MANHOLE
 - TELEPHONE PEDESTAL
 - UNDERGROUND FIBER OPTIC SIGN
 - UNDERGROUND CABLE SIGN
 - GAS METER
 - STORM CULVERT INLET
 - FENCE POST
 - MAILBOX
 - UNDERGROUND GAS LINE
 - UNDERGROUND TELEPHONE LINE
 - UNDERGROUND ELECTRIC LINE
 - UNDERGROUND CABLE LINE
 - BARBED-WIRE FENCE
 - WOOD FENCE
 - SPLIT-RAIL FENCE
 - CONCRETE SURFACE
 - BLOCK WALL
 - ROCK WALL
 - BREAK SYMBOL



APPLICANT/PLAN PREPARER:
 VERTEX CONSULTING SERVICES
 CONTACT: NINA RUIZ
 719-733-8605
 nina.ruiz@vertexcso.com

PLANNING AND COMMUNITY DEVELOPMENT DIRECTOR APPROVAL

DIRECTOR _____ DATE _____

Please remove


MICAH JEUB
 GLAMPING II
 SITE DEVELOPMENT PLAN



PROJECT NO.	SHEET
DATE	1
PREPARED	APPROVED
NRR	CAD

File Number: PPR2433



 TREES TO BE REMOVED
FOR DRIVEWAY
CONSTRUCTION