

The Ascent Church

Addition and Remodel

1750 Deer Creek Rd Monument, CO 80132

Site Development Plan

Title added

PROJECT INFORMATION

OWNER: THE ASCENT CHURCH

PROJECT ADDRESS: 1750 DEER CREEK RD
MONUMENT, CO 80132
EL PASO COUNTY

PROJECT DISCRPTION: EXISTING CHURCH ADDITION. THE CHURCH WILL BE INCREASING THEIR WORSHIP SPACE WITH A NEW AUDITORIUM. ADDITION ALSO INCLUDES ADDITIONAL CLASSROOM AND MULTIPURPOSE SPACE. EXISTING AUDITORIUM WILL BE REMODELED INTO MULTIPURPOSE AND MEETING SPACE.

PROJECT SQUARE FOOTAGE:

EXISTING SF:	BASEMENT	3,301 SF
	MAIN LEVEL	23,635 SF
	SECOND LEVEL	13,850 SF
	TOTAL	40,786 SF

REMODEL AREA: MAIN LEVEL 10,467 SF TO BE REMODELED

ADDITION:

	BASEMENT	16,367 SF
	MAIN LEVEL	21,530 SF
	TOTAL	37,897 SF
	TOTAL WITH ADDITION	78,683 SF

SCHEDULE NUMBER & LEGAL: 7111301010
LOT 1 TRI-LAKES SUB

LOT SIZE: 7.28 ACRES (317,117 SF)

ZONING CLASSIFICATION: A-5

PROPOSED USE: RELIGIOUS INSTITUTION

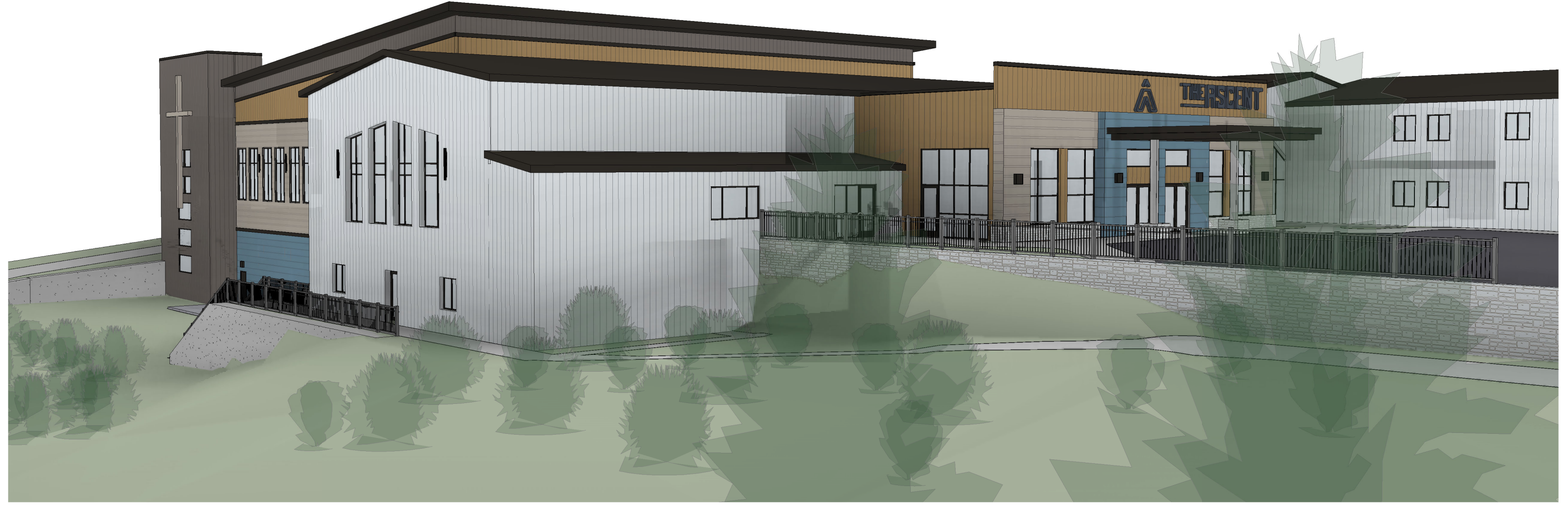
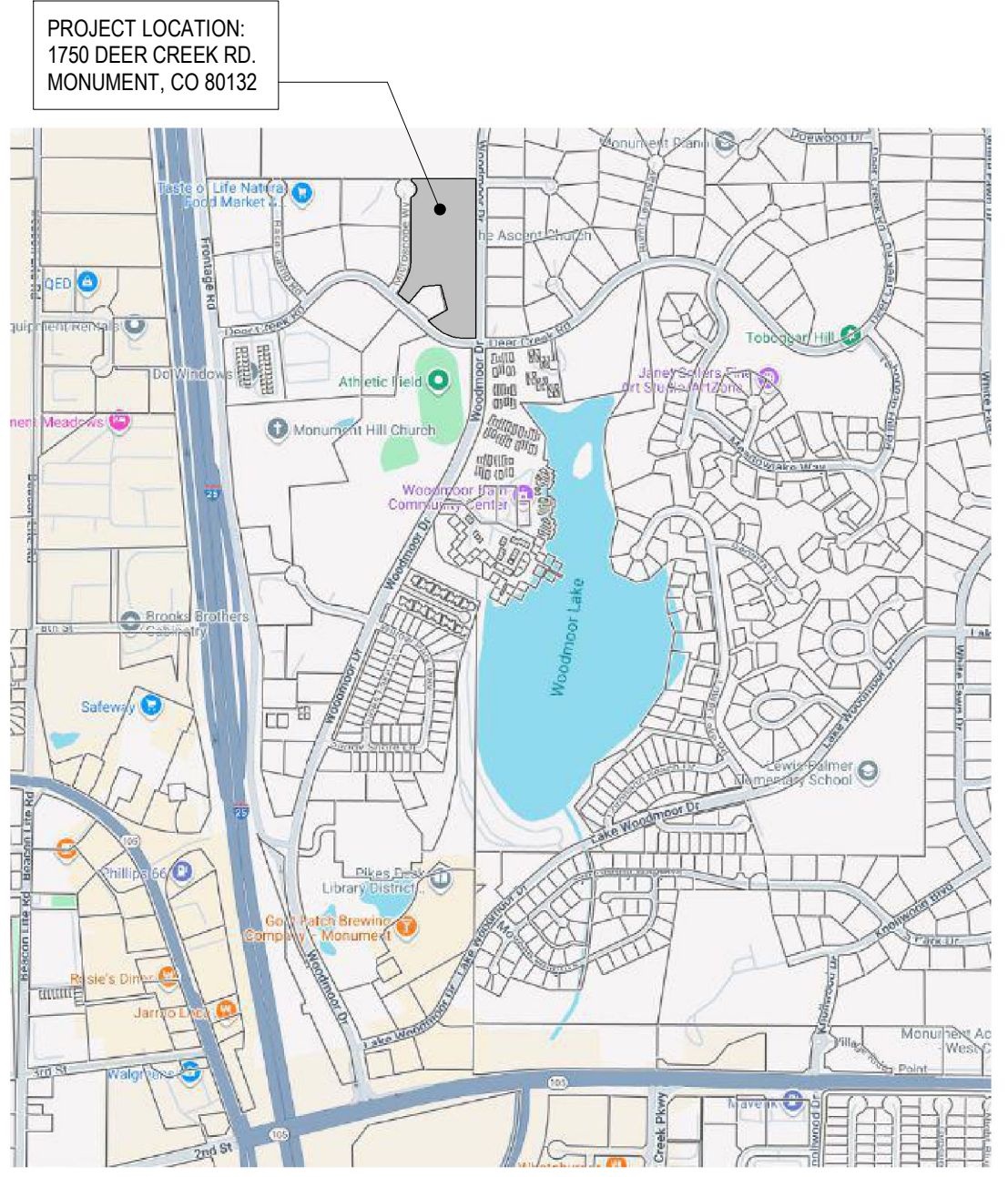
DRAWING INDEX

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SDP - CIVIL	
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C-2	PRELIMINARY GRADING PLAN - 1
C-3	PRELIMINARY GRADING PLAN - 2
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SDP - LIGHTING	
EP-100	PHOTOMETRIC SITE PLAN
EP-101	PHOTOMETRIC CUT SHEETS

Remove from SDP sheet sheet Will be a separate GEC plan set

Sheets have been included in this set for preliminary review and additional info. Civil with have separate GEC set.

VICINITY MAP



SIGNATURE BLOCK

Blank area for signatures.



OWNER

THE ASCENT CHURCH
1750 DEER CREEK ROAD
MONUMENT, CO 80132
PHONE: (719) 481-3600
CONTACT: JASON SCHOTT

ARCHITECT

KEYS + LAUER ARCHITECTS
11681 VOYAGER PARKWAY, SUITE 200
COLORADO SPRINGS, CO 80921
PHONE: (719) 634-3751
CONTACT: VIC LAUER
LISA CARPENTER

CIVIL ENGINEER

ALL TERRAIN ENGINEERING
PHONE: (530) 391-7635
CONTACT: NICHOLAS JOKERST

APPLICANT

VERTEX CONSULTING
455 EAST PIKES PEAK AVE, SUITE 101
COLORADO SPRINGS, CO 80903
PHONE: (719) 733-8605
CONTACT: NINA RUIZ

PCD File # PPR265

File # added to all sheets

REVISIONS:	DATE	DESCRIPTION
#		

PROJECT #: 2505
DATE: 02/11/2026
ISSUED FOR: PLANNING
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SHEET TITLE:
COVER SHEET

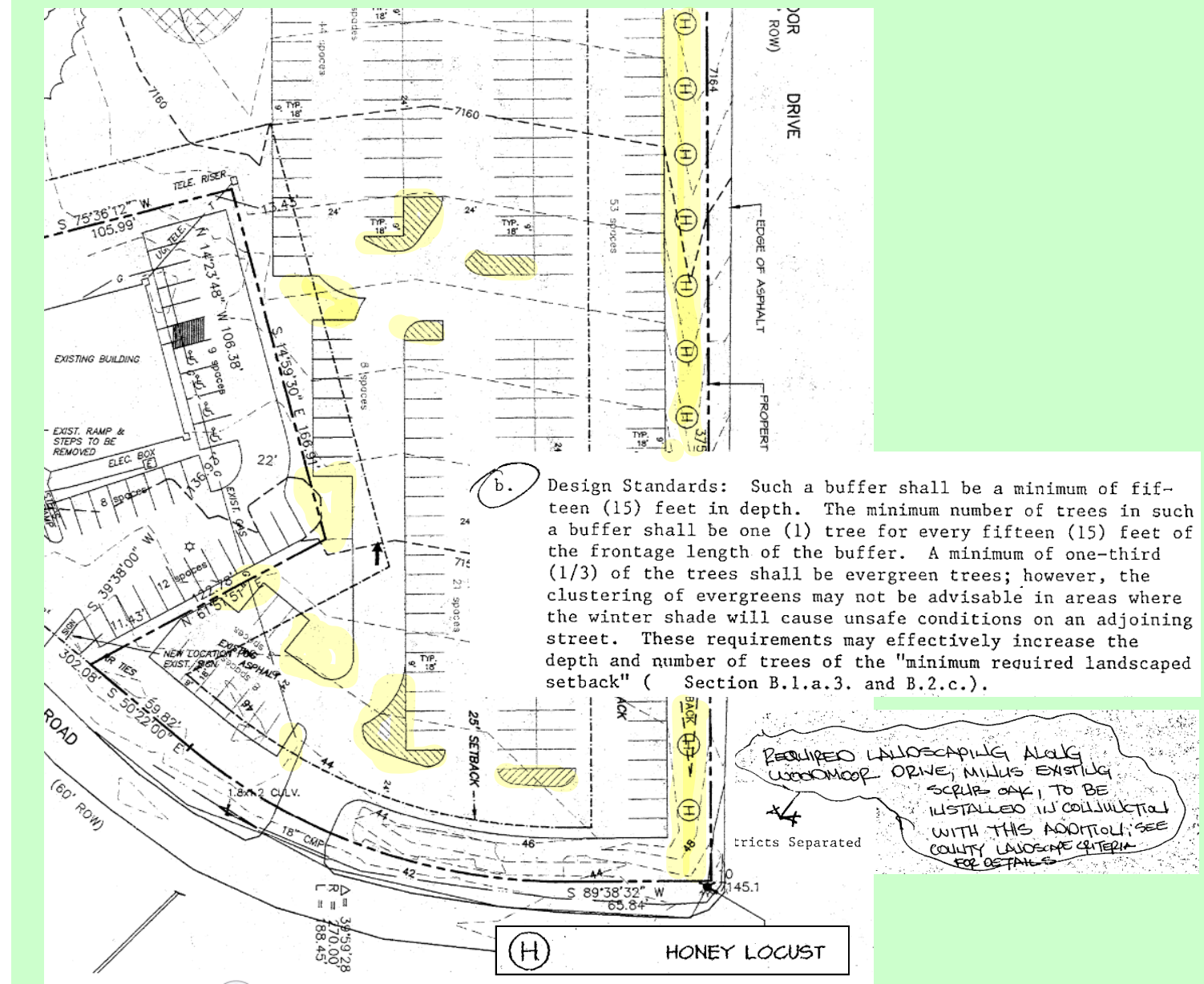
SHEET #:
SDP-01

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ALL DRAWINGS, SPECIFICATIONS AND CC AND APPROPRIATE COMPENSATION TO IT

See P91009 in EDARP for the Site Dev Plan approved for this site in 1996. Parking lot islands and significant Woodmoor Drive roadway/land use buffer were provided at that time. As discussed during the EA Meeting, the overall landscaping/parking/lighting needs to meet current Code with this Site Dev Plan review.



Design Standards: Such a buffer shall be a minimum of fifteen (15) feet in depth. The minimum number of trees for such a buffer shall be one (1) tree for every fifteen (15) feet of the frontage length of the buffer. A minimum of one-third (1/3) of the trees shall be evergreen trees; however, the clustering of evergreens may not be advisable in areas where the winter shade will cause unsafe conditions on an adjoining street. These requirements may effectively increase the depth and number of trees of the "minimum required landscaped setback" (Section B.1.a.3. and B.2.c.).

MONEY LOCUST

Discussed with EPC and it was agreed that parking improvements, landscape, and lighting can be installed in conjunction with the future improvement of the parking lot, which is the next phase in the overall project. A note stating this has been added to the plan.

EXISTING TREES TO REMAIN. SEE LANDSCAPE SHEET FOR FURTHER INFORMATION

POINT OF INGRESS / EGRESS ONTO PROPERTY SIGHT DISTANCE TRIANGLE SHOWN. SIGHT DISTANCE IS 200' IN EACH DIRECTION

SDP - SITE PLAN & PARKING PLAN 1" = 50'-0"

new driveway access permit will be required. Understood. We understand an access permit is required and one will be applied for and obtained prior to initiation of earthwork.

Add drainage easement boundary around detention pond and label

Drainage updated and shown. Easement shown on attached civil sheets.

Microscope Way Change has been made

depict a drainage easement to ROW Drainage updated and shown. Easement shown on attached civil sheets.

Do not enter sign added at each end and will include "fire access only". See keynote 32.50.

From EA: Plat note found in VR94002

6) There shall be no direct vehicular access to Woodmoor Drv. Please note that public access will not be allowed, potentially include "Fire Access Only" signage?

Identify the wall's distance from the property line and height.

Call out retaining wall elevations Civil Plan was not included

Civil sheets have been included and show wall heights.

PARKING: ALL PARKING IS EXISTING AND WILL REMAIN 90 DEGREE PARKING, 9' WIDE x 18' DEPTH

Stop sign added. Keynote 32.53

SITE PLAN GENERAL NOTES

1. CONTRACTOR TO VERIFY ALL DIMENSIONS, LOCATIONS, AND LAYOUTS SHOWN PRIOR TO THE START OF CONSTRUCTION AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.

2. PROTECT EXISTING CURB, GUTTER, AND WALKS; REPLACE ANY SITE ELEMENTS DAMAGED

SITE DEVELOPMENT PLAN NOTES

1. SEE PRELIMINARY UTILITY PLAN PROVIDED FOR INFORMATION ON EXISTING AND PROPOSED UTILITIES.

2. SEE PROVIDED LANDSCAPE PLAN FOR LAYOUT AND LOCATION OF ALL LANDSCAPING.

3. OTHER THAN EXISTING MONUMENT SIGN, NO OTHER EXISTING SITE SIGNAGE OCCURS

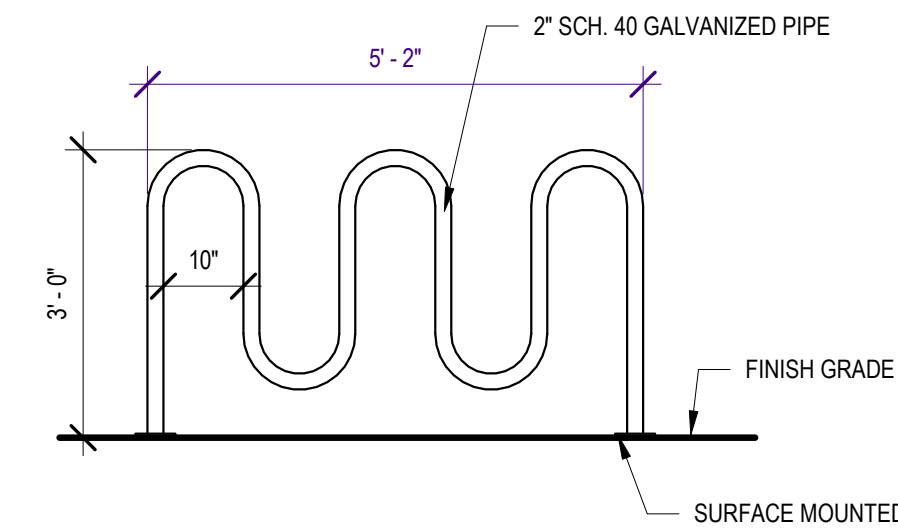
4. SEE PROVIDED CIVIL SHEET FOR EXISTING AND PROPOSED WATER AND WATERWATER INFRASTRUCTURE.

5. SITE HAS NO NO-BUILD AREAS OR FLOODPLAIN AREAS

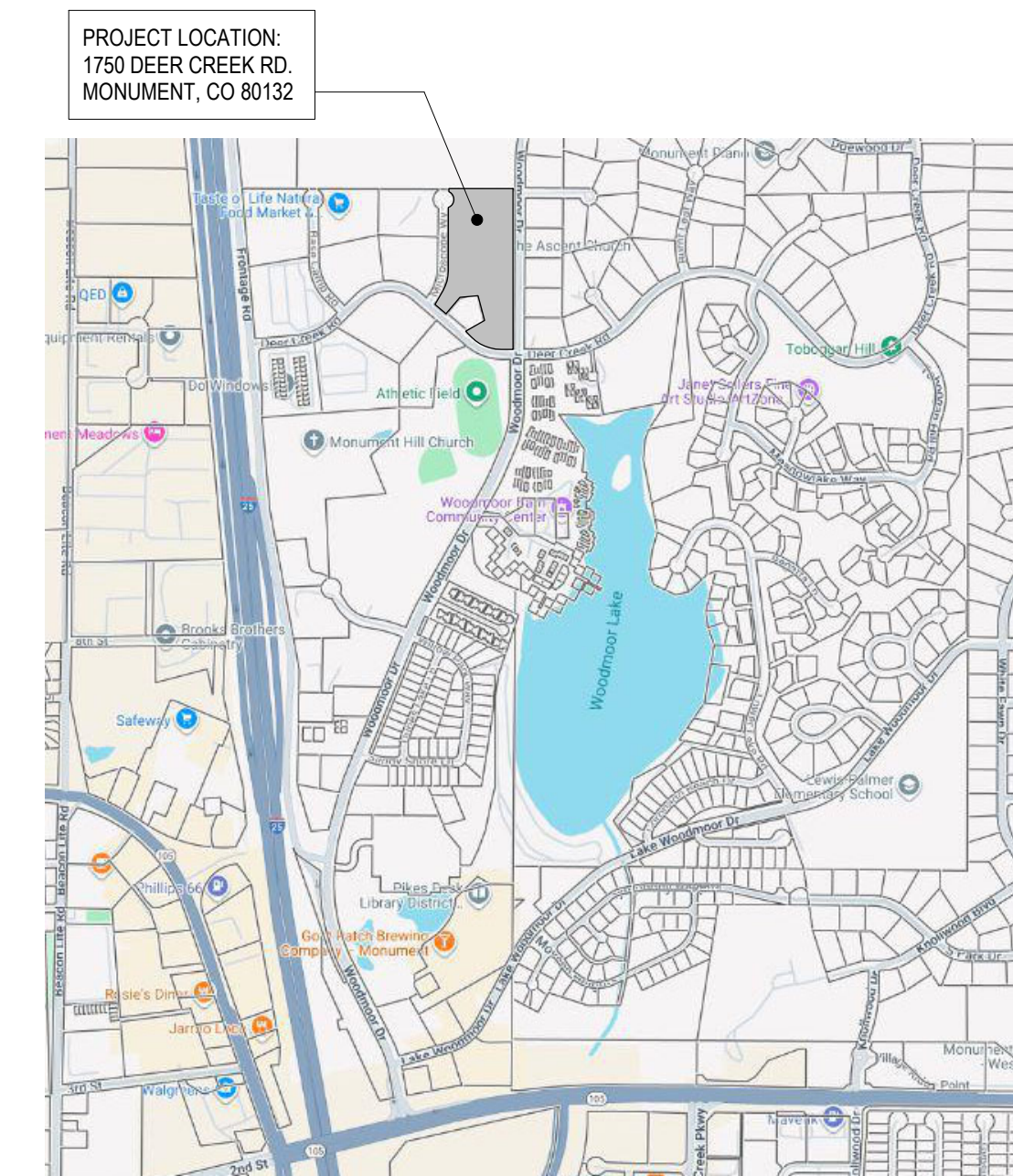
6. SIGNAGE IS SHOWN FOR REFERENCE ONLY. SIGNAGE IS NOT REVIEWED OR APPROVED IN SDP AND WILL REQUIRE SEPARATE REVIEW AND APPROVAL

KEYNOTES

- 2.01 EXISTING ASPHALT PAVING
2.02 EXISTING CONCRETE PAVING
2.03 EXISTING CONCRETE SIDEWALK: 5' WIDE; MEETS ADA REQUIREMENTS
2.04 EXISTING RETAINING WALL
2.05 EXISTING LANDSCAPE BLOCK WALL
2.06 EXISTING WOOD FENCE
2.07 EXISTING PLAYGROUND AND PICNIC AREA
2.08 EXISTING WOOD GATE
2.09 EXISTING SHED
2.10 EXISTING TRASH RECEPTACLE LOCATION, SCREENED BY WOOD FENCE AND SLOPE OF SITE
2.11 EXISTING LANDSCAPE AREA
2.12 EXISTING ADA RAMP
2.13 EXISTING HYDRANT
2.14 EXISTING MAIL BOX
2.15 EXISTING MONUMENT SIGN AND SIGN LIGHTING
3.01 4" CONCRETE WALK
3.02 CONCRETE STAIRS; SEE CIVIL; PIPE RAILING EACH SIDE
3.03 CONCRETE LOADING DOCK
3.04 16" WIDE CONCRETE FIRE ACCESS DRIVE
3.05 CONCRETE PATIO; ENHANCED CONCRETE SCORING PATTERN, 4' x 8', WITH ADDED COLOR; MATCH FRONT ENTRANCE
3.2.07 3 LOOP BIKE RACK, SEE DETAIL ON SITE PLAN SHEET
3.2.10 MAINTENANCE ROAD TO POND
3.2.11 RETAINING WALL; SEE CIVIL
3.2.13 DETENTION POND; SEE CIVIL
3.3.01 NEW FIRE HYDRANT LOCATION Included



VICINITY MAP



SUMMARY - SITE PLAN

OWNER INFO
NAME: THE ASCENT CHURCH, CONTACT - JASON SCHOTT
PHONE: 720-724-3435
EMAIL: JSCHOTT@THEASCENTCHURCH.COM

APPLICANT INFO
NAME: VERTEX, CONTACT - NINA RUIZ
PHONE: 719-733-8605
EMAIL: NINA.RUIZ@VERTEXCOS.COM

PROPERTY ADDRESS
1750 DEER CREEK RD,
MONUMENT, CO 80132

PROPERTY TAX SCHEDULE NUMBER: 7111301010

CURRENT ZONING: A-5

LEGAL DESCRIPTION: LOT 1 TRI-LAKES SUB

LOT / PARCEL SIZE: 7.28 ACRES (317,117 SF)

LOT AREA COVERAGE CALCULATION

Table with columns for EXISTING and PROPOSED, and rows for BUILDING, TOTAL COVERAGE, and PROPOSED COVERAGE.

LAND USE AND ZONING
EXISTING: EXEMPT NON RESIDENTIAL LAND - RELIGIOUS
PROPOSED: RELIGIOUS INSTITUTION - A-5 ALLOWED

TOTAL GROSS BUILDING SQUARE FOOTAGE

Table with columns for REMODEL AREA and ADDITION, and rows for MAIN LEVEL, BASEMENT, and TOTAL.

OPEN SPACE, LANDSCAPING, AND IMPERMEABLE SURFACE PERCENTAGE

Table with columns for EXISTING and PROPOSED, and rows for IMPERMEABLE, LANDSCAPED, OPEN SPACE, and IMPERMEABLE PERCENTAGE.

PARKING INFORMATION
REQUIRED: 1 SPACE PER 4 SEATS
916 SEATS = 916 / 4 = 229 PARKING SPACES
REQUIRED ACCESSIBLE: 8 PARKING SPACES

SPACES PROVIDED: 309 TOTAL SPACES, INCLUDING 8 ACCESSIBLE (NO COMPACT SPACES)

BIKE PARKING: REQUIRED 5% OF 229 = 12 SPACES
PROVIDED: 14 SPACES

SETBACK AND HEIGHT INFORMATION

MAX HEIGHT = 30'
MIN SETBACKS REQUIRED = 25' FRONT, SIDE, AND REAR
MIN SETBACKS PROVIDED: FROM EA: FRONT = 54'-9", SIDE = 29'-8", REAR = 130'-9"

NOTE: THE OWNER AGREES ON BEHALF OF HIMSELF AND ANY DEVELOPER OR BUILDER SUCCESSORS AND ASSIGNEES THAT SUBDIVIDER AND/OR SAID SUCCESSORS AND ASSIGNS SHALL BE REQUIRED TO PAY TRAFFIC IMPACT FEES IN ACCORDANCE WITH THE EL PASO COUNTY ROAD IMPACT FEE PROGRAM RESOLUTION (RESOLUTION NO. 38-2017) OR ANY AMENDMENTS THERETO, AT OR PRIOR TO THE TIME OF BUILDING PERMIT SUBMITTALS. THE FEE OBLIGATION, IF NOT PAID AT FINAL PLAT RECORDING, SHALL BE DOCUMENTED ON ALL SALES DOCUMENTS AND ON PLAT NOTES TO ENSURE THAT A TITLE SEARCH WOULD FIND THE FEE OBLIGATION BEFORE SALE OF THE PROPERTY.

The following note should be added to all site development plans prior to PCD approval: 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.

SIGNATURE BLOCK

Signature block area with fields for name and title.

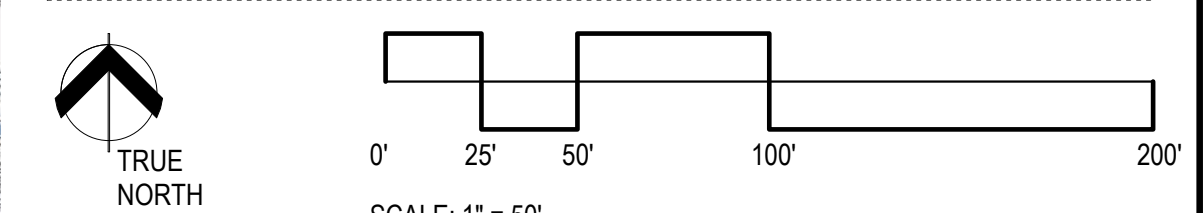


Table with columns for REVISIONS, #, DATE, and DESCRIPTION.

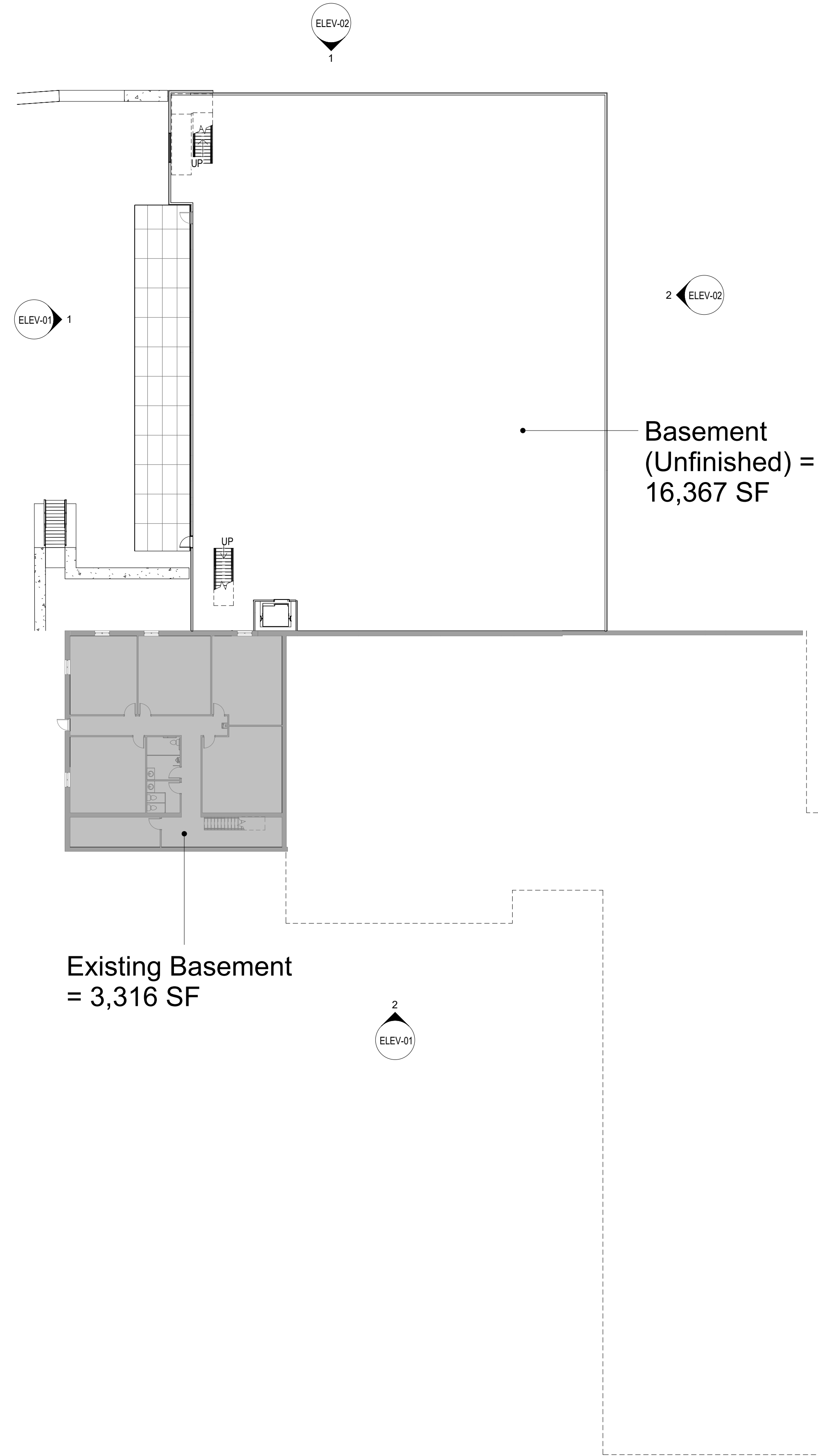
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ISSUE DATE: 02/11/2026
ISSUED FOR: PLANNING
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SHEET TITLE: SITE DEVELOPMENT & PARKING PLAN

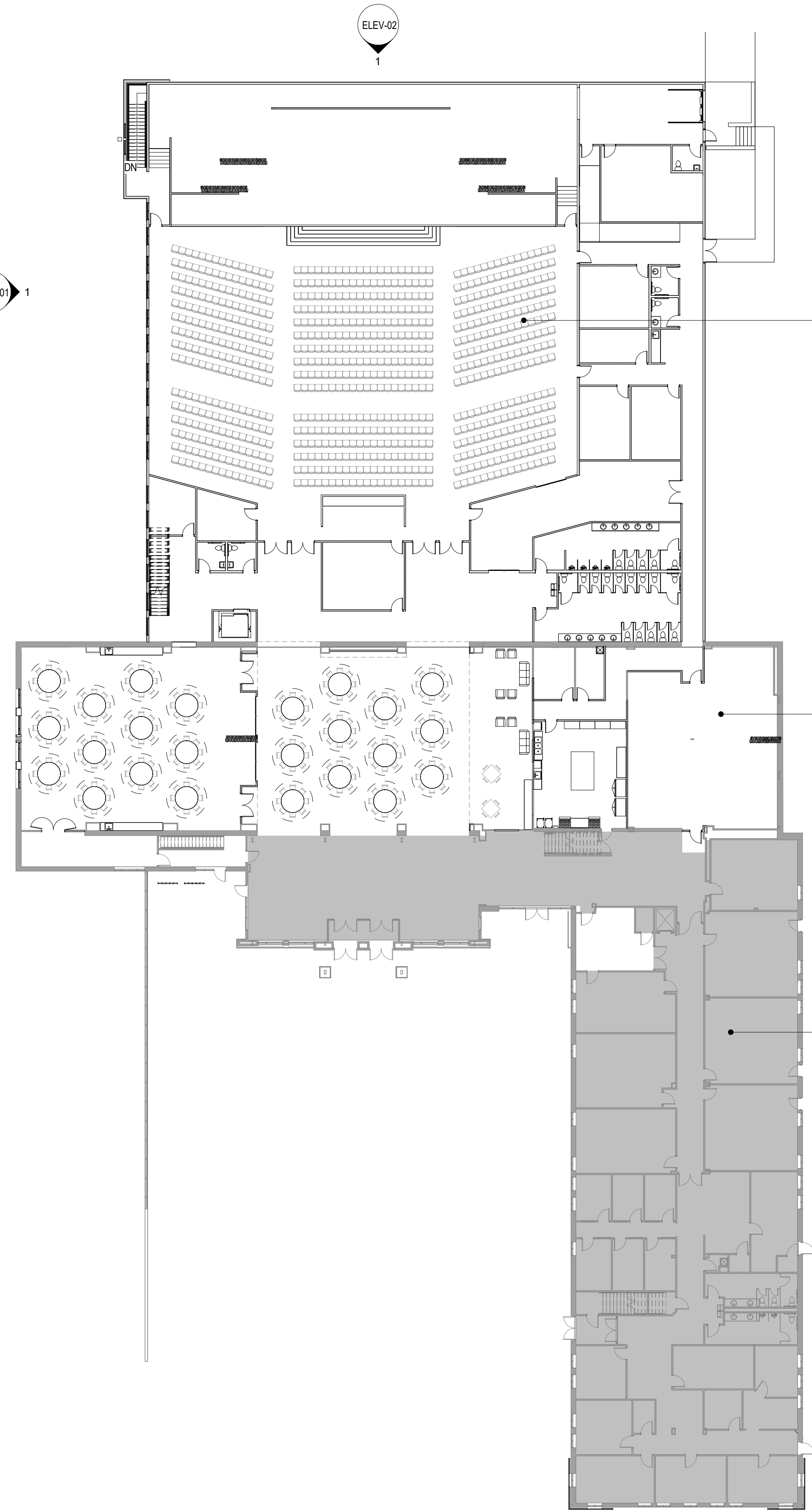
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SDP-02

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2 OVERALL - FLOOR PLAN - BASEMENT
3/64" = 1'-0"



1 OVERALL - FLOOR PLAN - MAIN LEVEL
3/64" = 1'-0"

SUMMARY - FLOOR PLAN		
EXISTING SF:	BASEMENT	3,301 SF
	MAIN LEVEL	23,635 SF
	SECOND LEVEL	13,850 SF
		TOTAL = 40,786 SF
REMODEL AREA:	MAIN LEVEL	10,467 SF TO BE REMODELED
ADDITION:	BASEMENT	16,367 SF
	MAIN LEVEL	21,530 SF
		TOTAL = 37,897 SF
		TOTAL WITH ADDITION = 78,683 SF
CONSTRUCTION TYPE:	III-B	
OCCUPANCY:	A-3 (PLACES OF RELIGIOUS WORSHIP)	
FIRE SPRINKLER:	YES, FULLY SPRINKLERED	

SCOPE OF WORK

SHADED AREAS ARE NOT IN SCOPE OF WORK

SIGNATURE BLOCK

PROJECT NORTH

SCALE: 3/64" = 1'-0"

0' 10' 20' 50' 100'

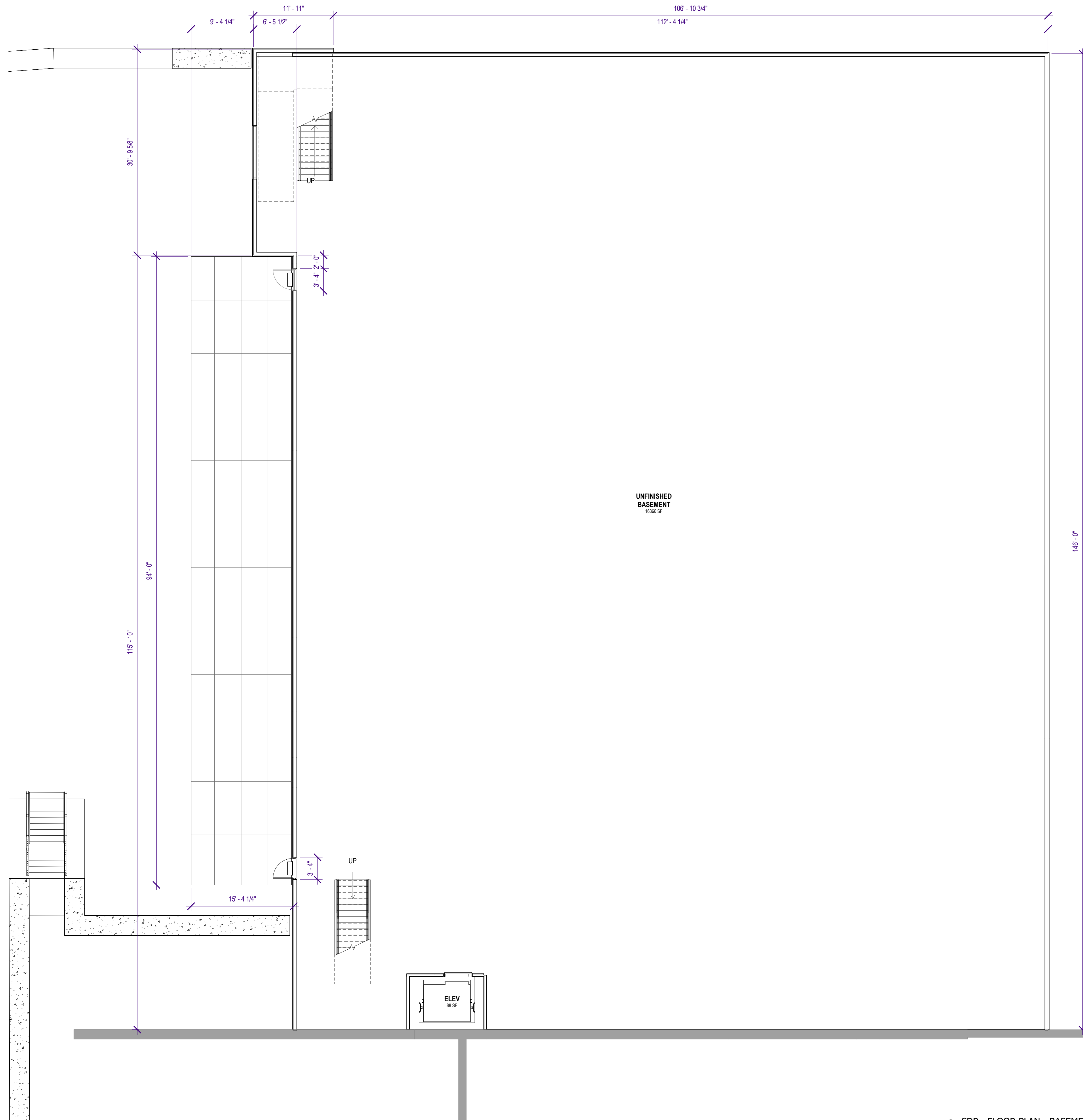
REVISIONS:	DATE
#	DESCRIPTION

PROJECT #: 2505
ISSUE DATE: 02/11/2026
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SHEET TITLE:
**FLOOR PLAN -
OVERALL PLANS**

SHEET #:
FP-01

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SCOPE OF WORK

■ SHADED AREAS ARE NOT IN SCOPE OF WORK

KEYS + LAUER
ARCHITECTS

11681 VOYAGER PKWY, #200
COLORADO SPRINGS, CO 80921
(719) 634 - 3751
www.KeysLauerArchitects.com

**The Ascent Church
Addition and Remodel**
1750 Deer Creek Rd
Monument, CO 80132

REVISIONS:

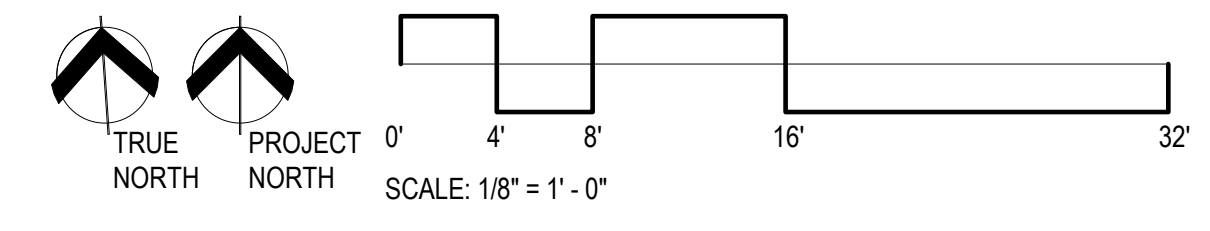
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SHEET TITLE:
FLOOR PLAN - BASEMENT - ADDITION

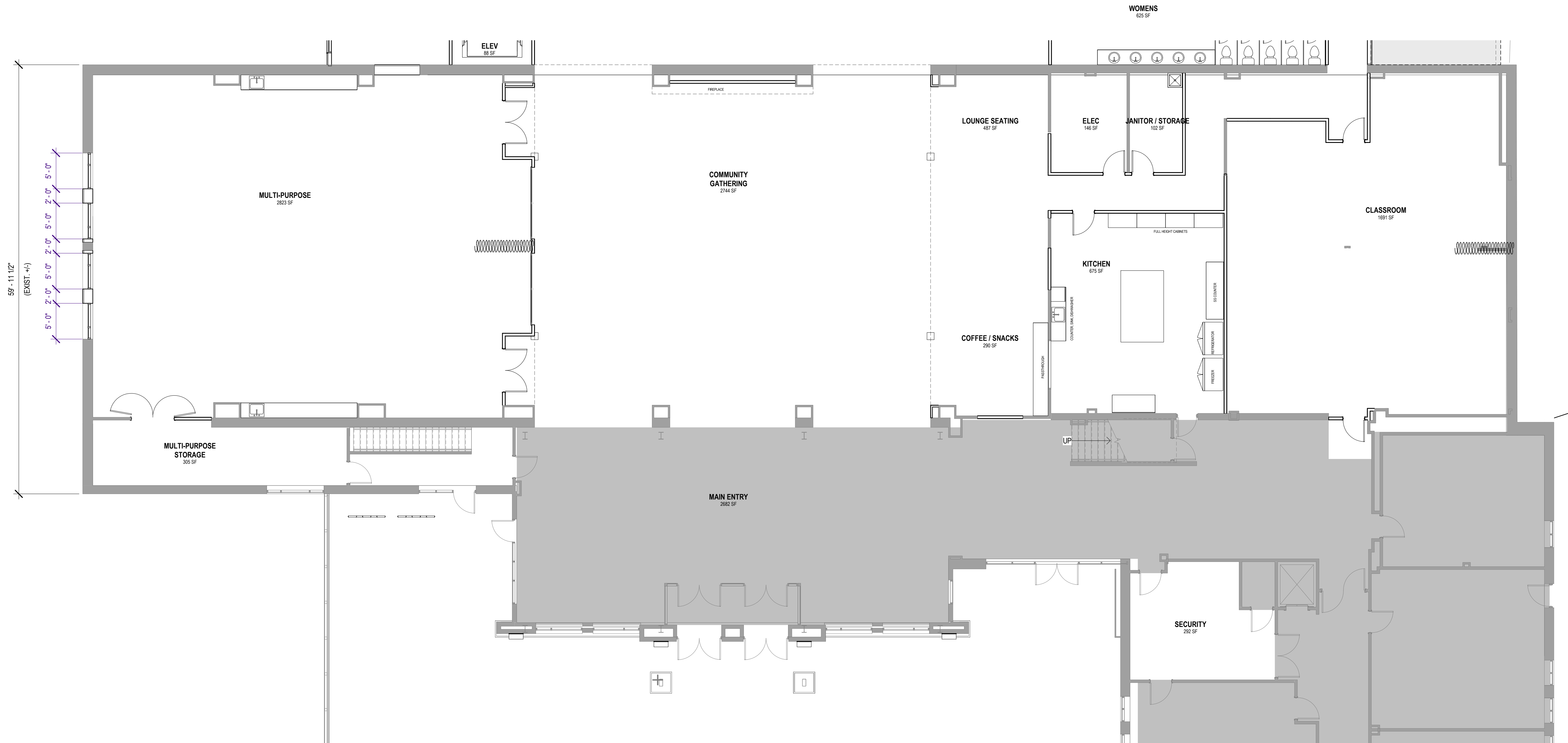
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FP-02

① SDP - FLOOR PLAN - BASEMENT - ADDITION
1/8" = 1'-0"



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FIRE SPRINKLER:	YES, FULLY SPRINKLERED	

SCOPE OF WORK

SHADED AREAS ARE NOT IN SCOPE OF WORK

KEYS + LAUER
ARCHITECTS

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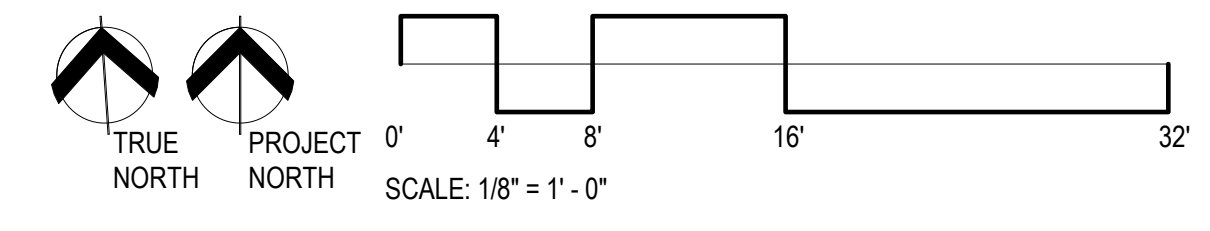
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 SHEET TITLE:
FLOOR PLAN - MAIN LEVEL - REMODEL

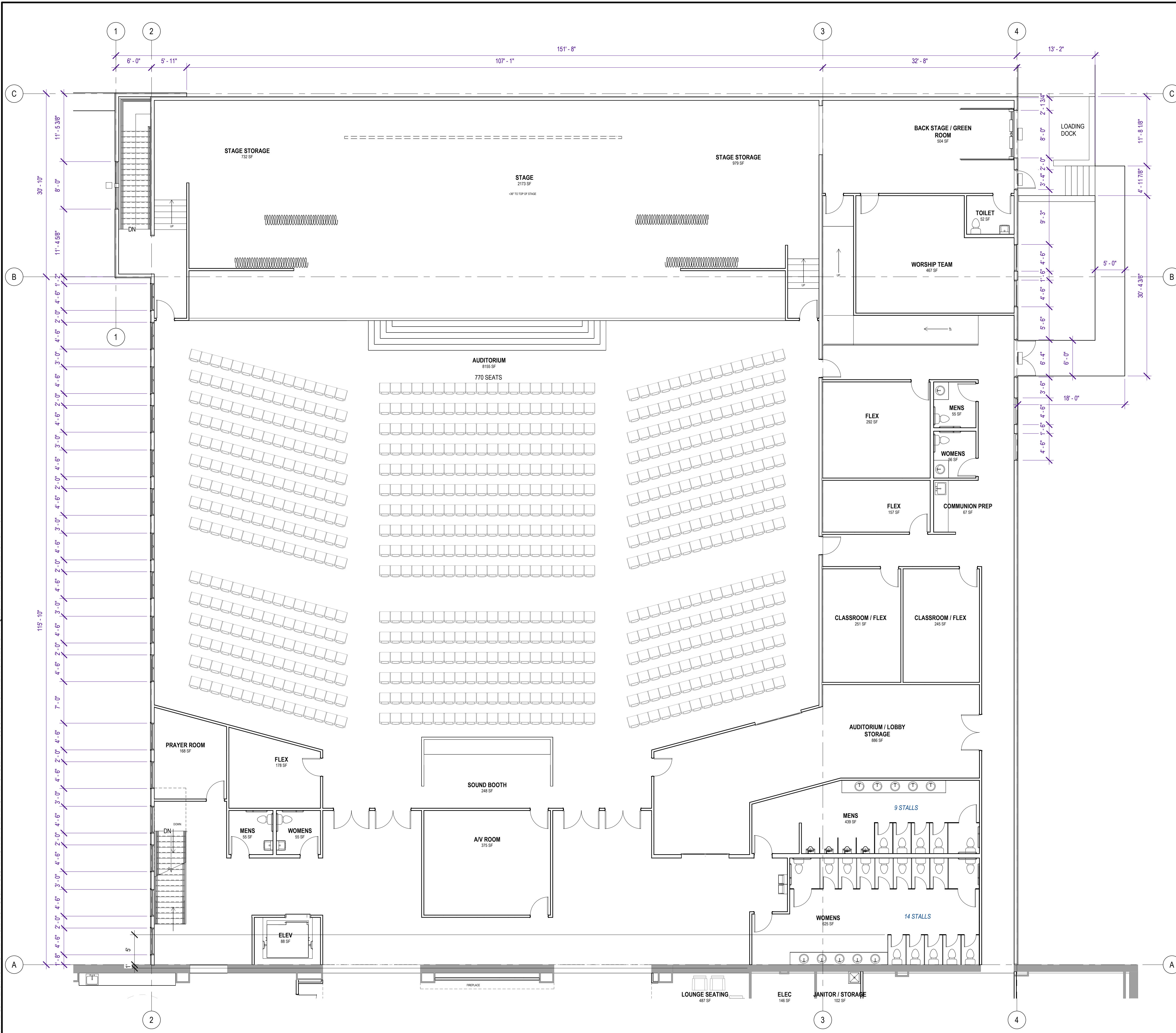
SHEET #:
FP-03

1 SDP - FLOOR PLAN - MAIN LEVEL - REMODEL
 1/8" = 1'-0"



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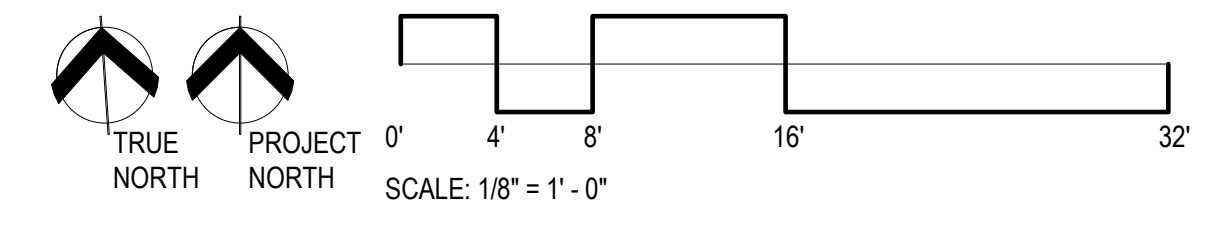
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FIRE SPRINKLER:	YES, FULLY SPRINKLERED	

SCOPE OF WORK

SHADED AREAS ARE NOT IN SCOPE OF WORK

1 SDP - FLOOR PLAN - MAIN LEVEL - ADDITION
1/8" = 1'-0"



SIGNATURE BLOCK

**The Ascent Church
 Addition and Remodel**
 1750 Deer Creek Rd
 Monument, CO 80132

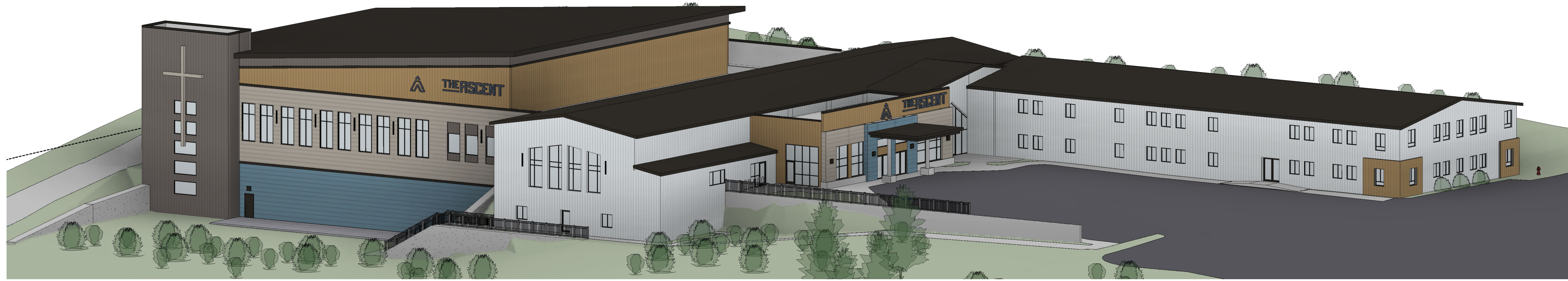
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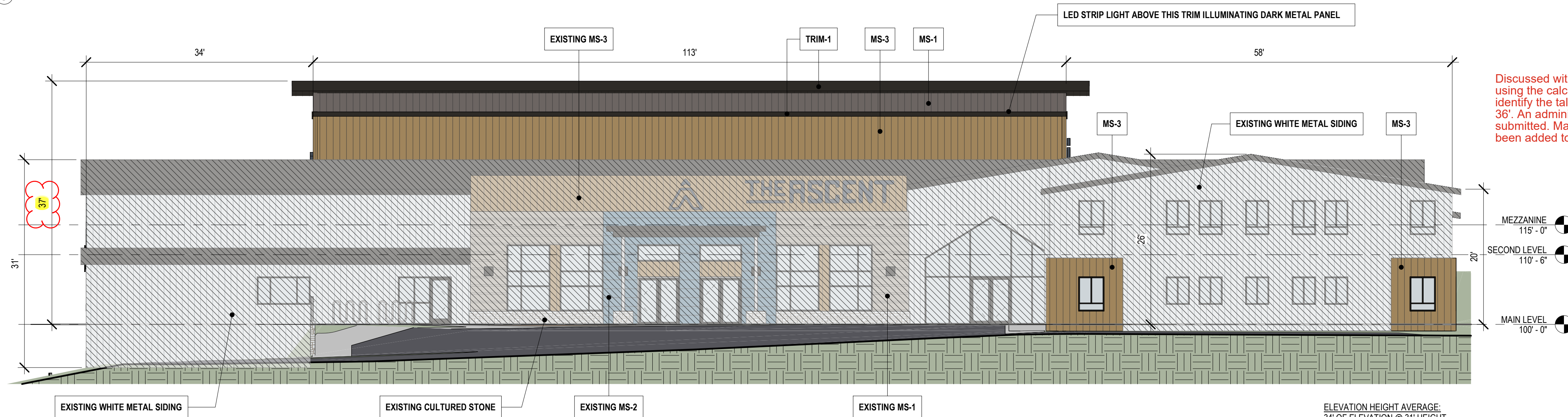
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 SHEET TITLE:
FLOOR PLAN - MAIN LEVEL - ADDITION
 SHEET #:

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3 3D VIEW - SOUTH WEST CORNER



Discussed with EPC and agreed to using the calculations provided to identify the tallest average height at 36'. An administrative relief will be submitted. Max. average height has been added to sheet.

The building addition appears to exceed the maximum height in the A-5 zoning district -- (this was discussed with and confirmed by Team Lead and Planning Manager)

Zoning District	Maximum Density (DU/ac)	Minimum Lot Size		Minimum Setbacks Principal(Accessory) ^{14,3}			Maximum Lot Coverage	Maximum Height
		Area ¹	Width (at front setback line)	Front	Rear	Side		
A-5		5 acres ²	200 ft	25 ft ^{3,4}	25 ft ^{3,4}	25 ft ^{3,4}	None	30 ft

(G) Maximum Structure Height. The maximum height of structures is listed in Table 5-4 and 5-5. The method of measurement is detailed within the definition in Chapter 1.

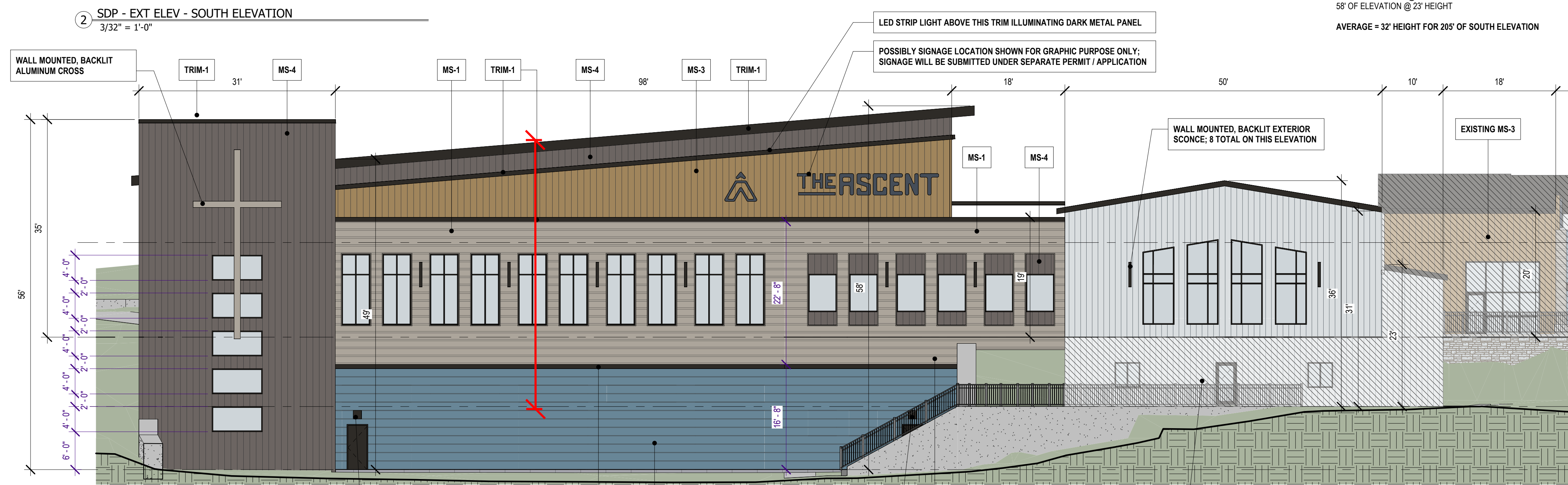
(1) Exceptions to Height Limits.

(a) Height Limits Not Applicable to Architectural Features. The maximum height limitations of this Code do not apply to church spires, bellfries, cupolas, chimneys and other similar design or architectural features or other appurtenances that are usually installed above roof level.

A Religious Institution is not exempt from the maximum structure height of the zoning district (30 ft) as measured by Ch 1 (below). As you can see below, the average of all averages is not the method of measurement. If the structure is 30'-36', Administrative Relief may be requested. Anything over 36' will need Board of Adjustment (BOCC) approval.

Building Height — The vertical distance measured from the average elevation of the finished grade adjoining the building to the highest point of the roof surface, if a flat roof; to the deck line of mansard roofs; and to the mean height level between eaves and ridges for gable, hip and gambrel roofs.

2 SDP - EXT ELEV - SOUTH ELEVATION
3/32" = 1'-0"



1 SDP - EXT ELEV - WEST ELEVATION
3/32" = 1'-0"

ELEVATION HEIGHT AVERAGE:
150' OF ELEVATION @ 28' HEIGHT
18' OF ELEVATION @ 20' HEIGHT
10' OF ELEVATION @ 22' HEIGHT
50' OF ELEVATION @ 34' HEIGHT
18' OF ELEVATION @ 19' HEIGHT
98' OF ELEVATION @ 53' HEIGHT
31' OF ELEVATION @ 56' HEIGHT

AVERAGE = 36' HEIGHT FOR 374' OF WEST ELEVATION

SIGNATURE BLOCK

DATE: _____

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#	DESCRIPTION

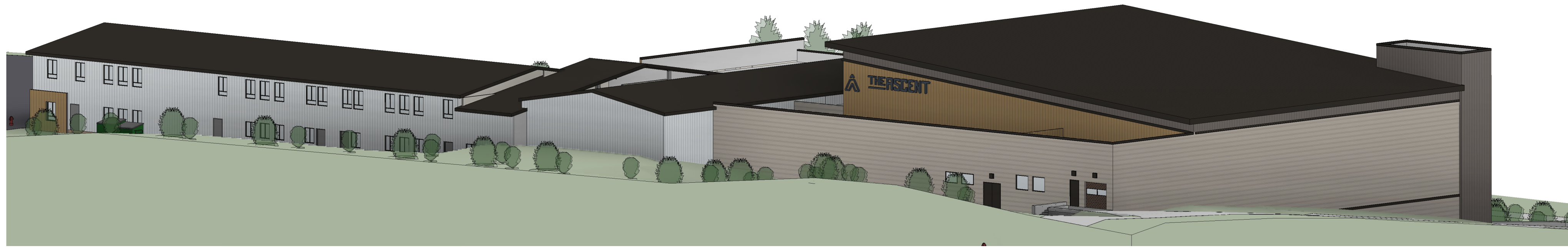
PROJECT #: 2505
ISSUE DATE: 02/11/2026
ISSUED FOR: PLANNING
DRAWN BY: LC
CHECKED BY: VL
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SHEET TITLE:
EXTERIOR ELEVATIONS

SHEET #:
ELEV-01

SCALE: 3/32" = 1'-0"

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SUMMARY - EXTERIOR ELEVATION

MAXIMUM BUILDING HEIGHT: 56' HEIGHT
 MINIMUM BUILDING HEIGHT: 12' HEIGHT
 AVERAGE BUILDING HEIGHT:
 SOUTH ELEVATION = 32' AVE HEIGHT FOR 205' OF ELEVATION
 WEST ELEVATION = 36' AVE HEIGHT FOR 374' OF ELEVATION
 NORTH ELEVATION = 30' AVE HEIGHT FOR 205' OF ELEVATION
 EAST ELEVATION = 24' AVE HEIGHT FOR 374' OF ELEVATION
 OVERALL AVERAGE BUILDING HEIGHT = 30' AVE HEIGHT FOR 1158' OF ELEVATION
 SIGNAGE IS SHOWN FOR REFERENCE ONLY. SIGNAGE IS NOT REVIEWED OR APPROVED IN SDP AND WILL REQUIRE SEPARATE REVIEW AND APPROVAL.

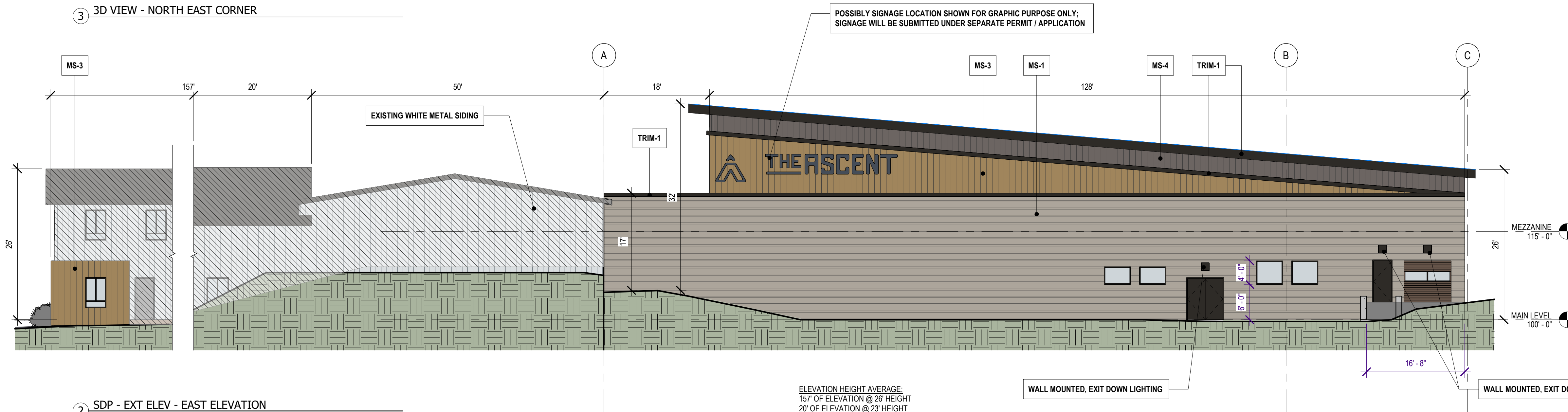
SCOPE OF WORK

HATCHED ARE NOT IN SCOPE OF WORK. NO CHANGES TO THESE FACADES.

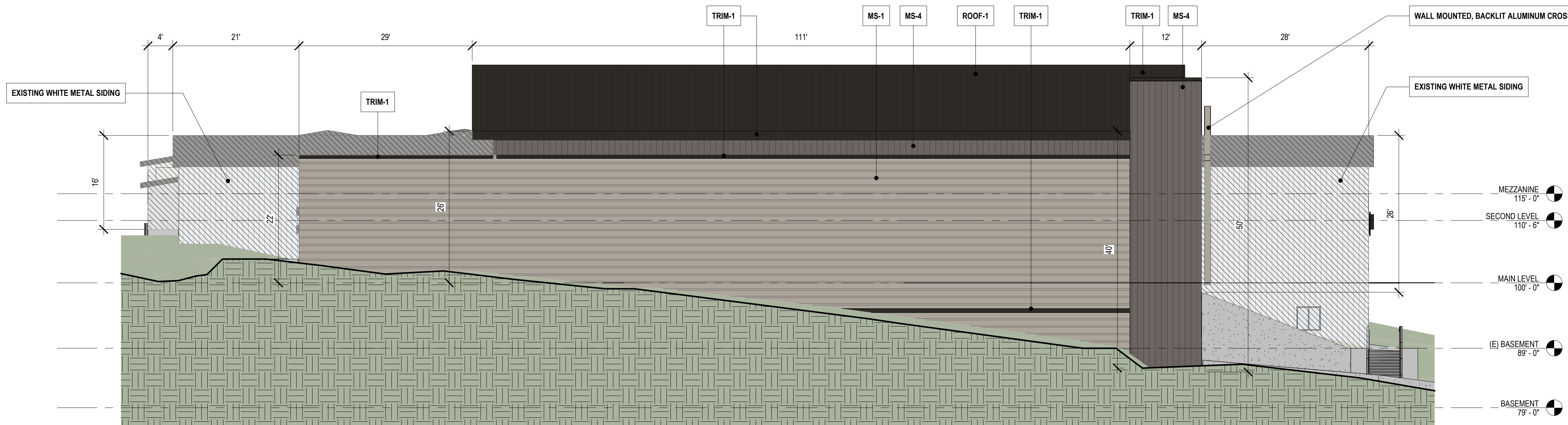
EXTERIOR MATERIAL LEGEND

- MS-1: METAL LAP SIDING [MATCH EXISTING]**
CMG METAL, 12" PANEL WITH 3" REVEAL, HORIZONTAL
COLOR: ASH GRAY
- MS-2: METAL LAP SIDING [MATCH EXISTING]**
CMG METAL, 15" PANEL WITH 1" REVEAL, HORIZONTAL
COLOR: SLATE BLUE
- MS-3: METAL LAP SIDING [MATCH EXISTING]**
CMG METAL, 12" PANEL NO REVEAL, VERTICAL
COLOR: WHITE OAK WOOD GRAIN, PROVIDE INTERMEDIATE STRIATION IN PANEL
- MS-4: METAL LAP SIDING**
CMG METAL, 12" PANEL WITH 1" REVEAL, HORIZONTAL
COLOR: SLATE BLUE
- ROOF-1: STANDING SEAM METAL ROOF [MATCH EXISTING]**
COLOR: DEEP BLACK
- TRIM-1: METAL TRIM AND FASCIA [MATCH EXISTING]**
COLOR: DEEP BLACK
- STOREFRONT COLOR: MATCH EXISTING**
GLASS: CLEAR LOW-E

③ 3D VIEW - NORTH EAST CORNER



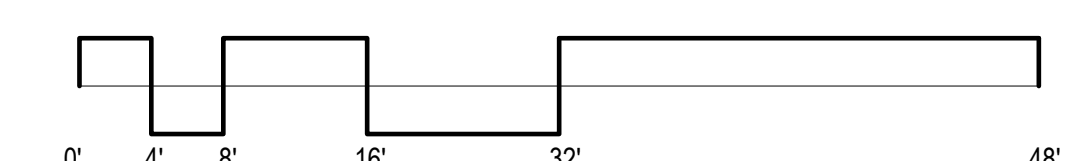
② SDP - EXT ELEV - EAST ELEVATION
3/32" = 1'-0"



① SDP - EXT ELEV - NORTH ELEVATION
3/32" = 1'-0"

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SHEET TITLE:
 EXTERIOR ELEVATIONS

SHEET #:
 ELEV-02