



**EL PASO COUNTY PLANNING & COMMUNITY DEVELOPMENT  
SIGN APPLICATION**

DATE: \_\_\_\_\_  
Business

Name: FOREST LAKES ENTRY  
Address: 2105 FOREST LAKES DRIVE

Zone: PUD  
Legal Description: FOREST LAKES FILING NO. 1A TRACT A

Type of Sign

Illuminated: X  
Non-Illuminated: \_\_\_\_\_  
Valuation: \$120,000

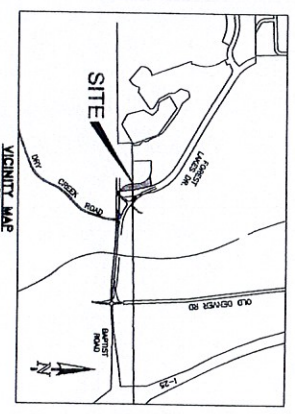
Storefront Length &/or Width: 45' x 4'-9"  
Actual Signage: 123  
Proposed Sign Sq. Ft. 123

Existing Sign Sq. Ft. N/A  
Total Sign Sq. Ft. 123

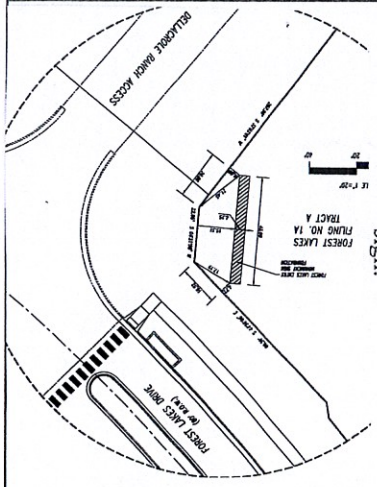
Contractor Information  
Name: CLASSIC HOMES

Address: 63385 CARPENTER DR., W.S., CO 80499  
Phone: 710-499-3818  
Type of License: A.2  
Contractor ID# 18167

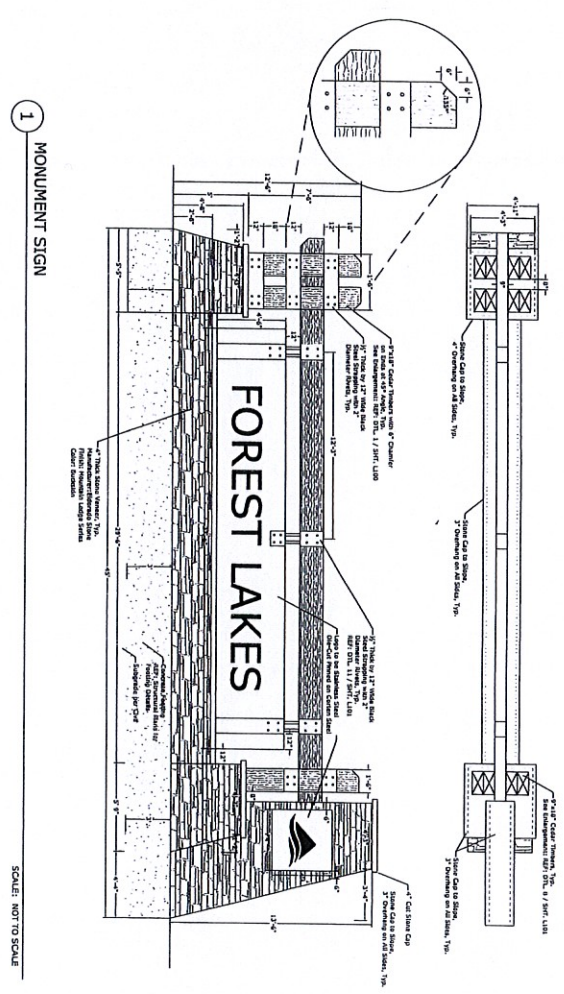
Vicinity Map  
Tax Schedule # 7126000042  
Please show major intersections.



Elevation Drawing  
Indicate storefront length & placement of sign.



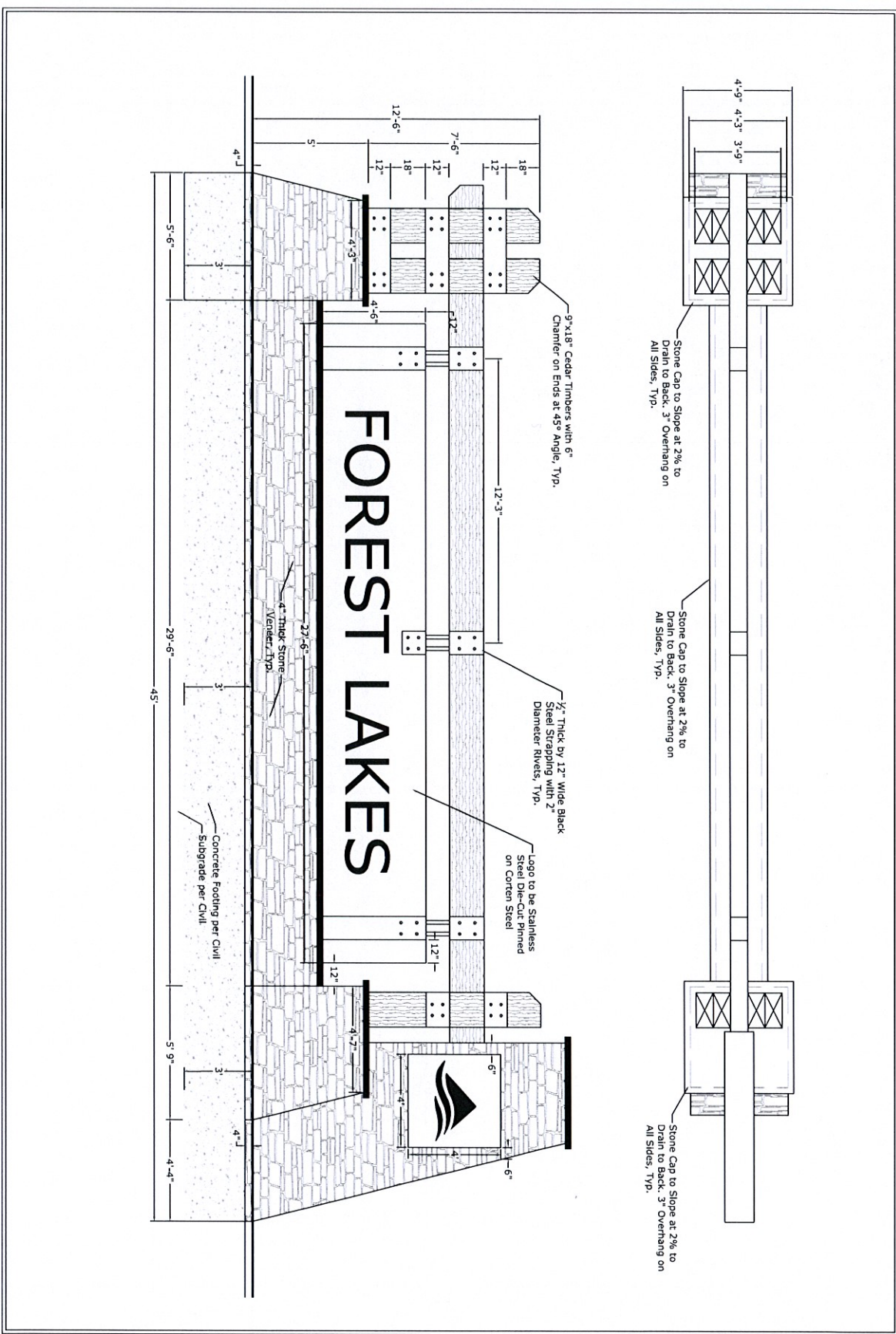
Sign Plan  
(Please indicate dimensions and sign copy)



Approved Date: \_\_\_\_\_  
Denied Date: \_\_\_\_\_  
Comments: \_\_\_\_\_

For Planning & Community Development Use Only  
**Approved**  
By: Raimere Fitzpatrick  
Date: 10/09/2017  
El Paso County Planning & Community Development

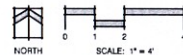
Fee of \$262.00 must accompany this Application. Additional signs at time of first Application are \$125.00. Make checks payable to El Paso County.



### Forest Lakes Monument Sign - Opt 3

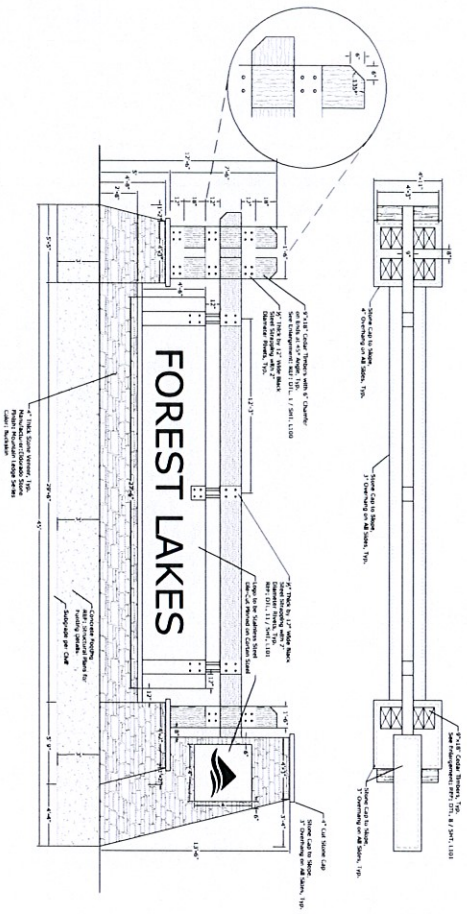
DATE: 2.24.17  
 ISSUED FOR:  
 DRAWN BY: B. Jackson  
 DWG. REF.:

SCALE: 1:4  
 DWG. #:



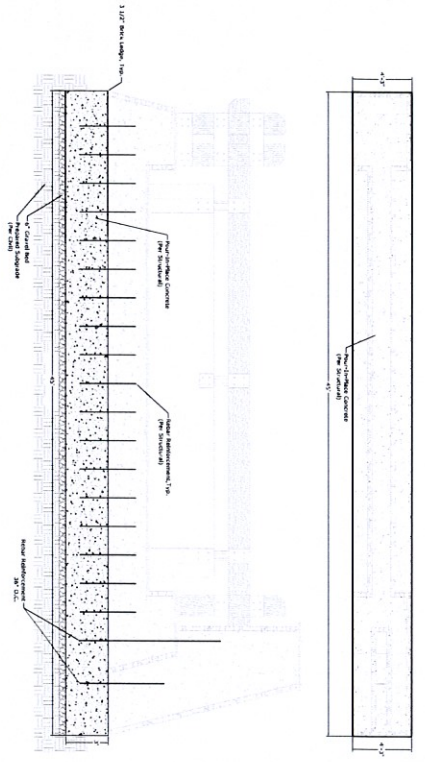
Land Planning  
 Architecture  
 Urban Design  
**NES**  
 N.E.S. Inc.  
 619 N. Cascade Ave.  
 Suite 200  
 Colorado Springs, CO 80903  
 Tel. 719.471.0073  
 Fax 719.471.0267  
 www.nescolorado.com

1 MONUMENT SIGN



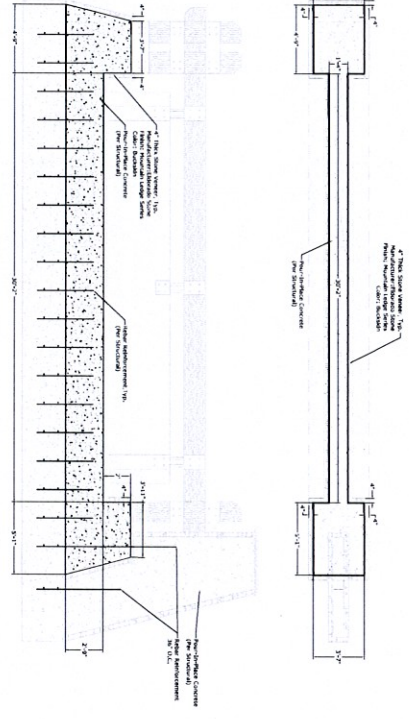
SCALE: NOT TO SCALE

2 FOOTER DETAIL



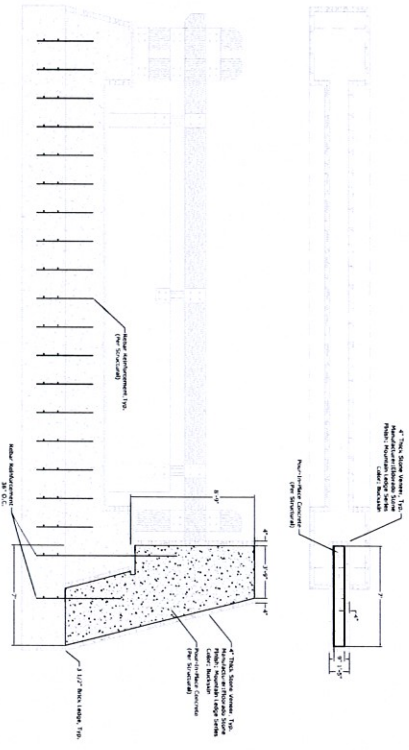
SCALE: NOT TO SCALE

3 LOWER WALL DETAIL



SCALE: NOT TO SCALE

4 UPPER WALL / FIN DETAIL



SCALE: NOT TO SCALE



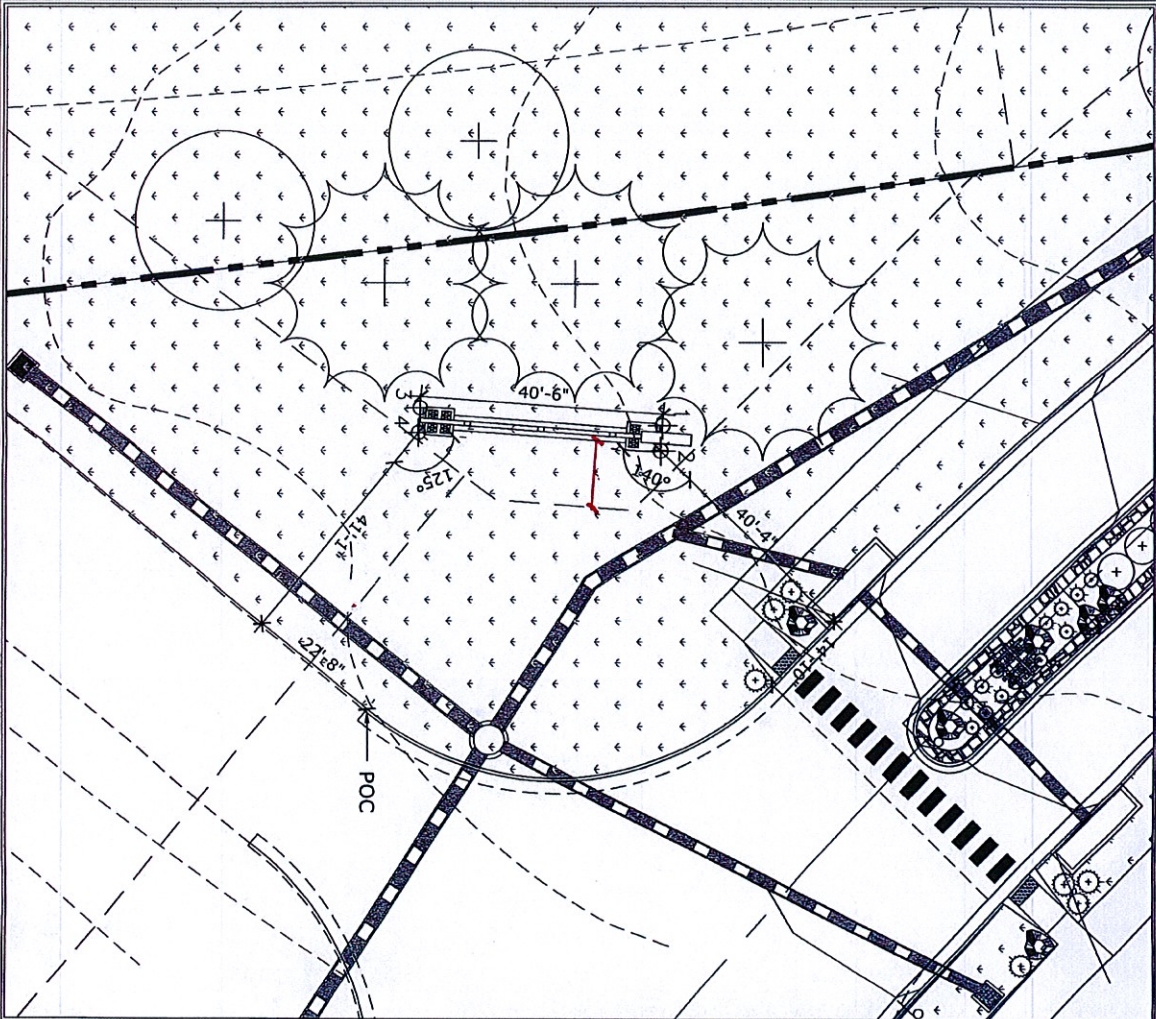
NBS, Inc.  
 619 N. Colorado Street, Suite 200  
 Colorado Springs, CO 80903  
 Tel. 319.471.0073  
 Fax. 319.471.0287  
 www.nbsinc.com  
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FOREST  
 LAKES  
 MONUMENT SIGN

DATE: 11/15/2017  
 PROJECT: FOREST LAKES MONUMENT SIGN  
 PROJECT NO: 17-001  
 SHEET NO: 1 OF 2

1 OF 2





### NORTHING/EASTING POINT SCHEDULE

| POINT | DESCRIPTION | NORTHING     | EASTING      |
|-------|-------------|--------------|--------------|
| 1     | NW CORNER   | N 12893.8608 | E 18815.7816 |
| 2     | NE CORNER   | N 12893.5400 | E 18820.0195 |
| 3     | SW CORNER   | N 12853.4763 | E 18812.7248 |
| 4     | SE CORNER   | N 12853.1555 | E 18816.9627 |

### GENERAL CONSTRUCTION NOTES

1. CONTRACTOR TO FIELD VERIFY AND PROPERLY LOCATE ALL IMPROVEMENTS PRIOR TO CONSTRUCTION.
2. CONSTRUCTION STAKING FOR THIS PROJECT IS TO BE PROVIDED BY THE CONTRACTOR. STAKING SHALL BE COORDINATED WITH THE GENERAL CONTRACTOR AND SUB-CONTRACTORS TO ESTABLISH SUFFICIENT CONTROL FOR CONSTRUCTION. ANY DETAILED LAYOUT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.
3. PRIOR TO CONSTRUCTION, CONTACT THE UTILITY NOTIFICATION CENTER OF COLORADO (UNCC) (811) OR 1-899-922-1987 A MINIMUM OF 72 HOURS PRIOR TO ANY EXCAVATION.
4. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE EXISTENCE AND LOCATION OF ALL UNDERGROUND UTILITIES ALONG THE SITE. THE OMISSION FROM OR THE INCLUSION OF UTILITY LOCATIONS ON THE PLANS IS NOT TO BE CONSIDERED AS THE NON-EXISTENCE OF OR A DEFINITE LOCATION OF EXISTING UNDERGROUND UTILITIES.
4. THE CONTRACTOR WILL TAKE THE NECESSARY PRECAUTIONS TO PROTECT EXISTING UTILITIES, BUILDINGS, FENCES, AND ROADWAYS FROM DAMAGE DUE TO THIS OPERATION. ANY DAMAGE TO THE ABOVE WILL BE REPAIRED AT THE CONTRACTORS EXPENSE, AND ANY SERVICE DISRUPTION WILL BE SETTLED BY THE CONTRACTOR.
7. THE CONTRACTOR SHALL MAINTAIN AN ACCURATE "AS BUILT" RECORD OF ALL CONSTRUCTION AND SHALL PROVIDE SAME TO THE DESIGN PROFESSIONAL OF RECORD FOR HIS USE IN PREPARATION OF THE "AS BUILT" EXHIBITS.
8. THE CONTRACTOR SHALL WARRANT ALL WORKMANSHIP AND MATERIALS IN ACCORDANCE WITH TERMS AND CONDITIONS OF THE CONTRACT, BUT NO LESS THAN ONE (1) YEAR.

## Forest Lakes Monument Sign

DATE: 6.1.17

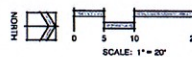
ISSUED FOR:

DRAWN BY: B. Jackson

DWG. REF.:

SCALE: 1:20

DWG. #:



N.E.S. Inc.  
619 N. Cascade Ave.  
Suite 100  
Colorado Springs, CO 80903

Tel: 719.471.0273  
Fax: 719.471.0267  
www.nescolorado.com

**CLASSIC**  
HOUSES

6385 Corporate Drive  
Colorado Springs, Colorado 80914  
(719) 542-4333

**PLOT PLAN**

Drawn by: RVC

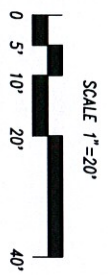
PUD OCTOBER 2, 2017

**LEGAL DESCRIPTION:**  
ADDRESS: 202 FOREST LAKES DRIVE  
DESCRIPTION: FOREST LAKES  
COLORADO SPRINGS, COLORADO  
EL PASO COUNTY



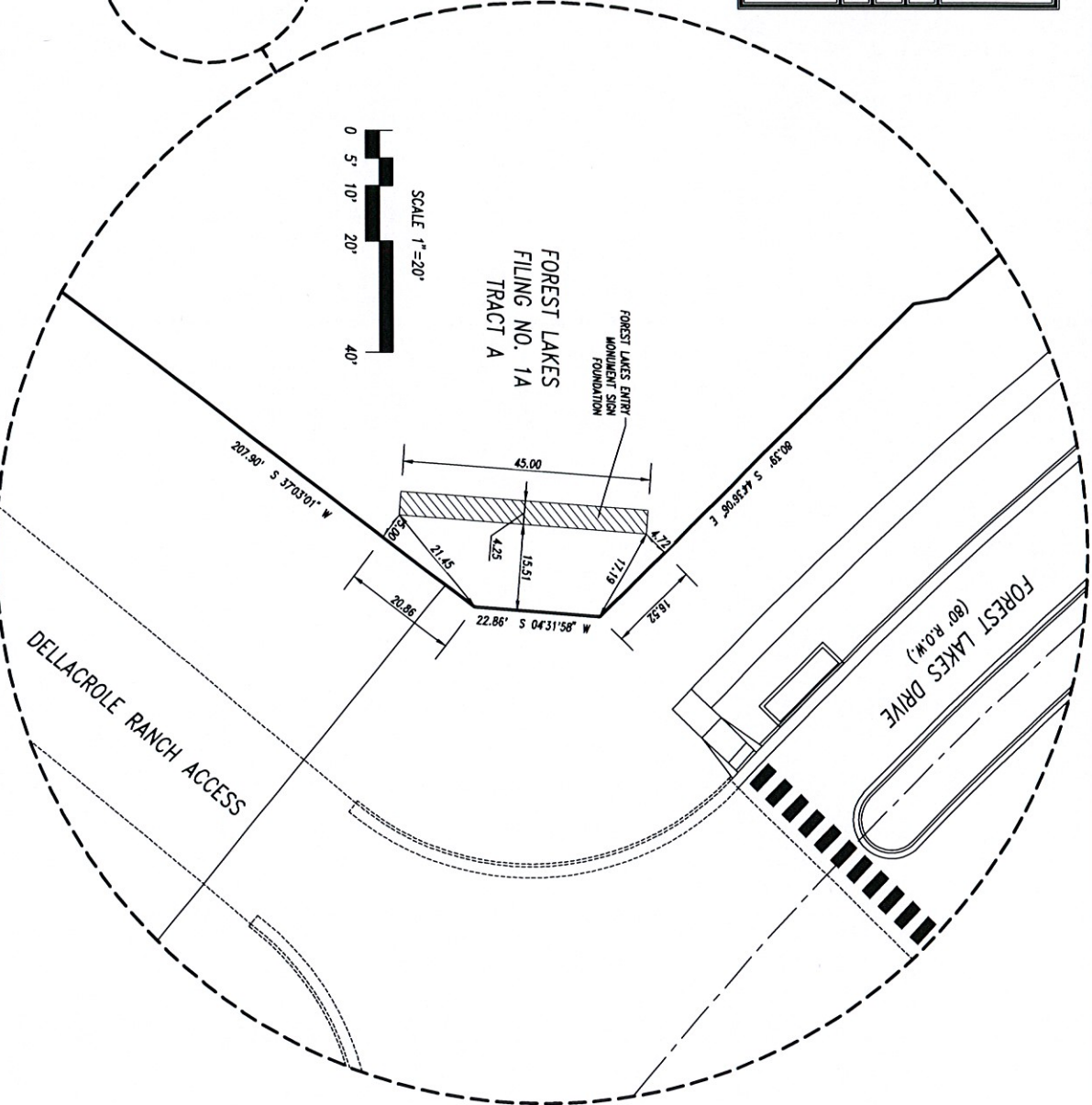
SCALE 1"=100'

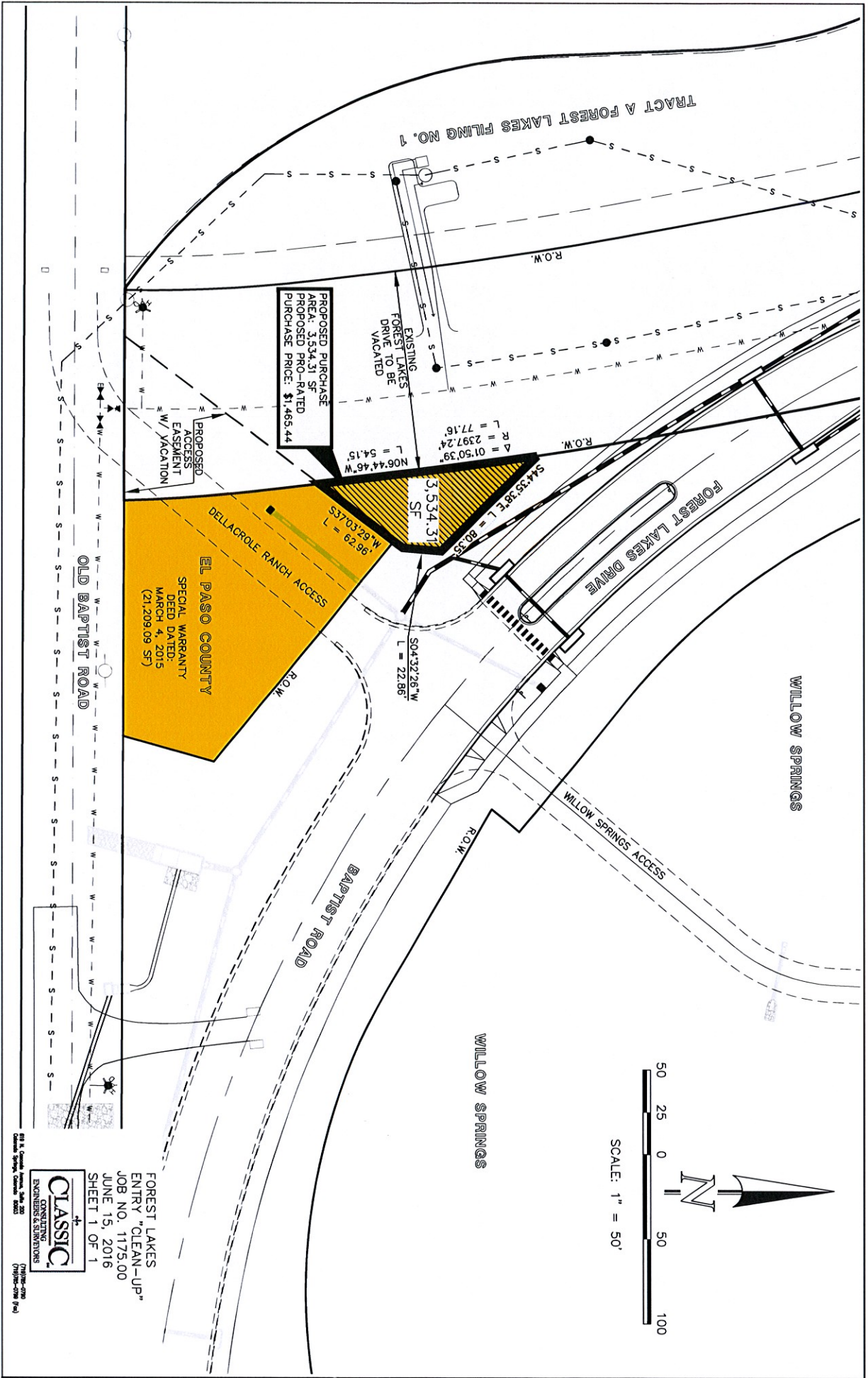
FOREST LAKES  
FILING NO. 1A  
TRACT A



FOREST LAKES  
FILING NO. 1A  
TRACT A

FOREST LAKES ENTRY  
MONUMENT SIGN  
FOUNDATION





PROPOSED PURCHASE  
 AREA: 3,534.31 SF  
 PROPOSED PRO-RATED  
 PURCHASE PRICE: \$1,465.44

PROPOSED  
 ACCESS  
 EASEMENT  
 W/ VACATION

EL PASO COUNTY  
 SPECIAL WARRANTY  
 DEED DATED:  
 MARCH 4, 2015  
 (21,209.09 SF)

DELLACROLE RANCH ACCESS  
 R.O.W.

OLD BAPTIST ROAD

BAPTIST ROAD

FOREST LAKES DRIVE  
 R.O.W.

WILLOW SPRINGS

WILLOW SPRINGS ACCESS  
 R.O.W.

WILLOW SPRINGS



SCALE: 1" = 50'



FOREST LAKES  
 ENTRY "CLEAN-UP"  
 JOB NO. 1175.00  
 JUNE 15, 2016  
 SHEET 1 OF 1



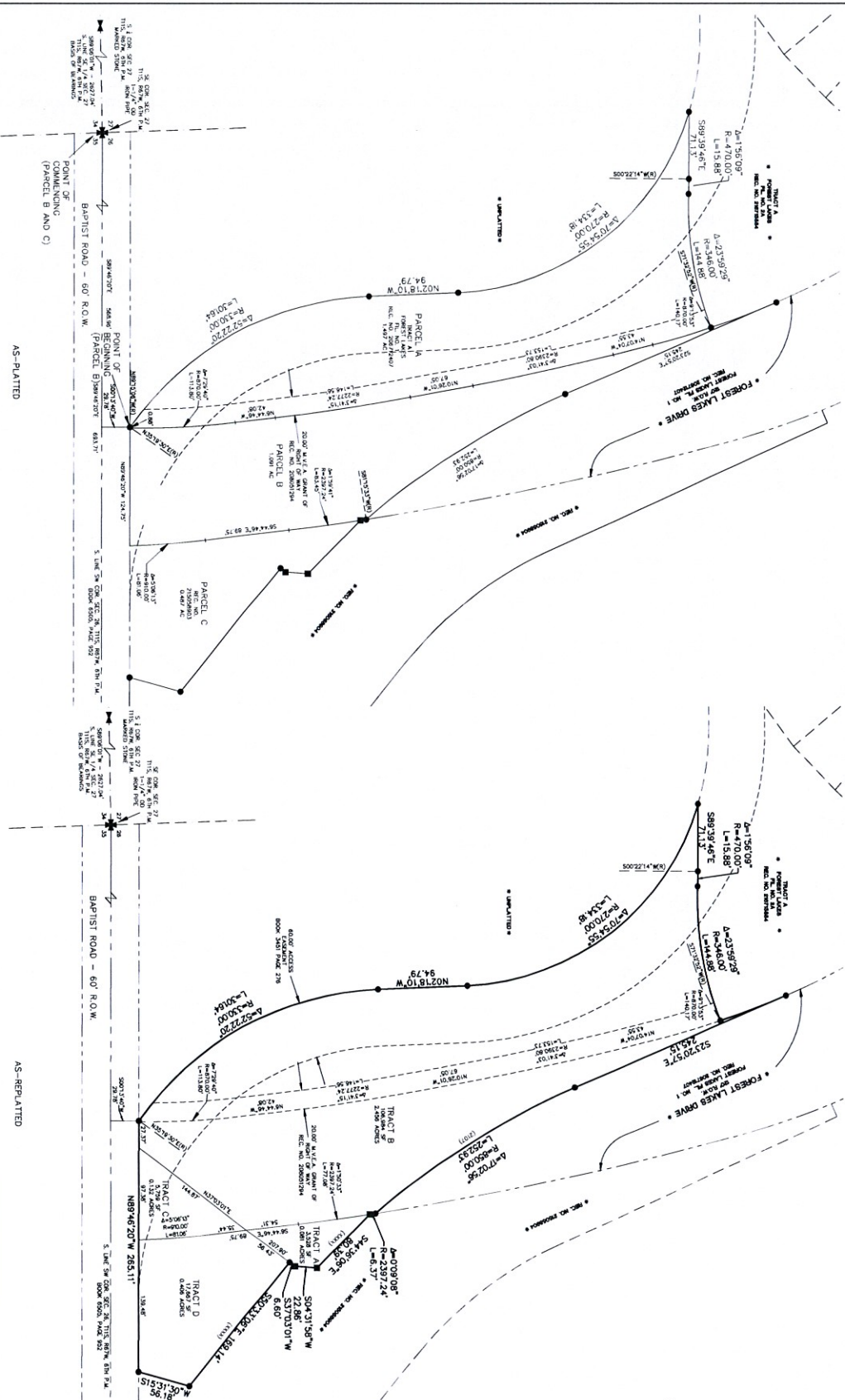
88 E. Central Avenue, Suite 200  
 Central Springs, Georgia 30705  
 (770) 576-0700  
 (770) 576-0701  
 Fax: (770) 576-0702



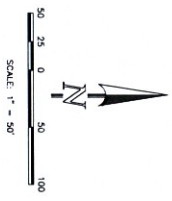


**VACATION AND REPLAT  
FOREST LAKES FILING NO. 1A**

TRACT A AND A PORTION OF FOREST LAKES DRIVE AS PLATTED IN FOREST LAKES FILING NO. 20672407 AND A PARCEL OF LAND DESCRIBED IN A DOCUMENT RECORDED UNDER RECEPTION NO. 215088903, RECORDS OF EL PASO COUNTY, IN SECTION 26, TOWNSHIP 11 SOUTH, RANGE 07 WEST OF THE SIXTH PRINCIPAL MERIDIAN EL PASO COUNTY, COLORADO



- LEGEND**
- (R) ROAD EASING
  - (S) SURVEY STATION
  - (T) TYPICAL SURVEYING COR. STATION
  - (L) 1/2" ALUMINUM SURVEYING COR. STATION
  - (X) NOT PART OF THIS PLAT
  - (\*) STREET ADDRESS
  - (X) STREET ADDRESS
  - (X) STREET ADDRESS



**PRELIMINARY**  
THIS DOCUMENT HAS NOT BEEN  
PLAT CHECKED

FOREST LAKES  
FILING NO. 1A  
JOB NO. 175500  
APRIL 20, 2017  
SHEET 2 OF 2

**CLASSIC**  
ENGINEERS & SURVEYORS  
(719)765-0298  
(719)765-0299 (fax)  
618 S. Goodland Avenue, Suite 200  
Colorado Springs, Colorado 80903