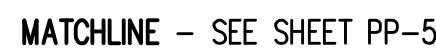


A PORTION OF THE SOUTHWEST QUARTER OF SECTION 1 TOWNSHIP 13 SOUTH,
RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO



- | | |
|------------------|--|
| ===== | OVERALL PROPERTY BOUNDARY LINE |
| ===== | PROPERTY BOUNDARY LINE |
| ===== | ADJACENT PROPERTY BOUNDARY LINE |
| ----- | RIGHT OF WAY BOUNDARY LINE |
| ===== | ROAD CENTERLINE |
| ----- | EXISTING EASEMENT LINE |
| ----- | PROPOSED EASEMENT LINE |
| ----- | WHAID EASEMENT LINE (WATER/WASTEWATER) |
| ----- | BUILDING SETBACK LINE |
| ----- | LANDSCAPE SETBACK LINE |
| ----- | PROPOSED SAWCUT LINE |
| → ··· ··· → | PROPOSED FLOW PATH |
| ===== | EXISTING TO REMAIN |
| ===== | PROPOSED NEW |
| ===== | PROPOSED EDGE OF ASPHALT |
| ===== | PROPOSED EDGE OF GRAVEL |
| -----100'YR----- | PROPOSED FLOODPLAIN BOUNDARY |
| -----100'YR----- | EXISTING FLOODPLAIN BOUNDARY |
| ===== | PROPOSED CURB AND GUTTER |
| ===== | PROPOSED SPILL CURB AND GUTTER |
| ===== | PROPOSED FIRE LANE CURB PAINT |
| ===== | EXISTING CURB AND GUTTER |

- | | |
|---|----------------------------|
|  | MILL & OVERLAY ASPHALT |
|  | CONCRETE SIDEWALK |
|  | STANDARD DUTY CONCRETE |
|  | STANDARD DUTY ASPHALT |
|  | HEAVY DUTY ASPHALT |
|  | EXISTING CONCRETE |
|  | EXISTING ASPHALT |
|  | EXISTING CONCRETE SIDEWALK |
|  | EXISTING GRAVEL ROAD |
|  | FUTURE SDP DRIVE AISLE |

- ① EXISTING PATH
- ② 5' PROPOSED SIDEWALK
- ③ EPC TYPE A CURB & GUTTER (TYP.)
- ④ BUILDING SETBACK
- ⑤ LANDSCAPE SETBACK
- ⑥ PROPOSED PEDESTRIAN CURB RAMP (TYP.)
- ⑦ 6' PROPOSED CROSSPAN (TYP.)

Galloway & Company, LLC



NEC OF WOODMEN RD. & BENT GRASS MEADOWS DR.
FALCON, COLORADO

[illegible]

Project No:	ED102
Drawn By:	ELB, AGC
Checked By:	JAO, TJE, CMWJ
Date:	05/22/2026

PRELIMINARY SITE PLAN

SP262

4 OF 12