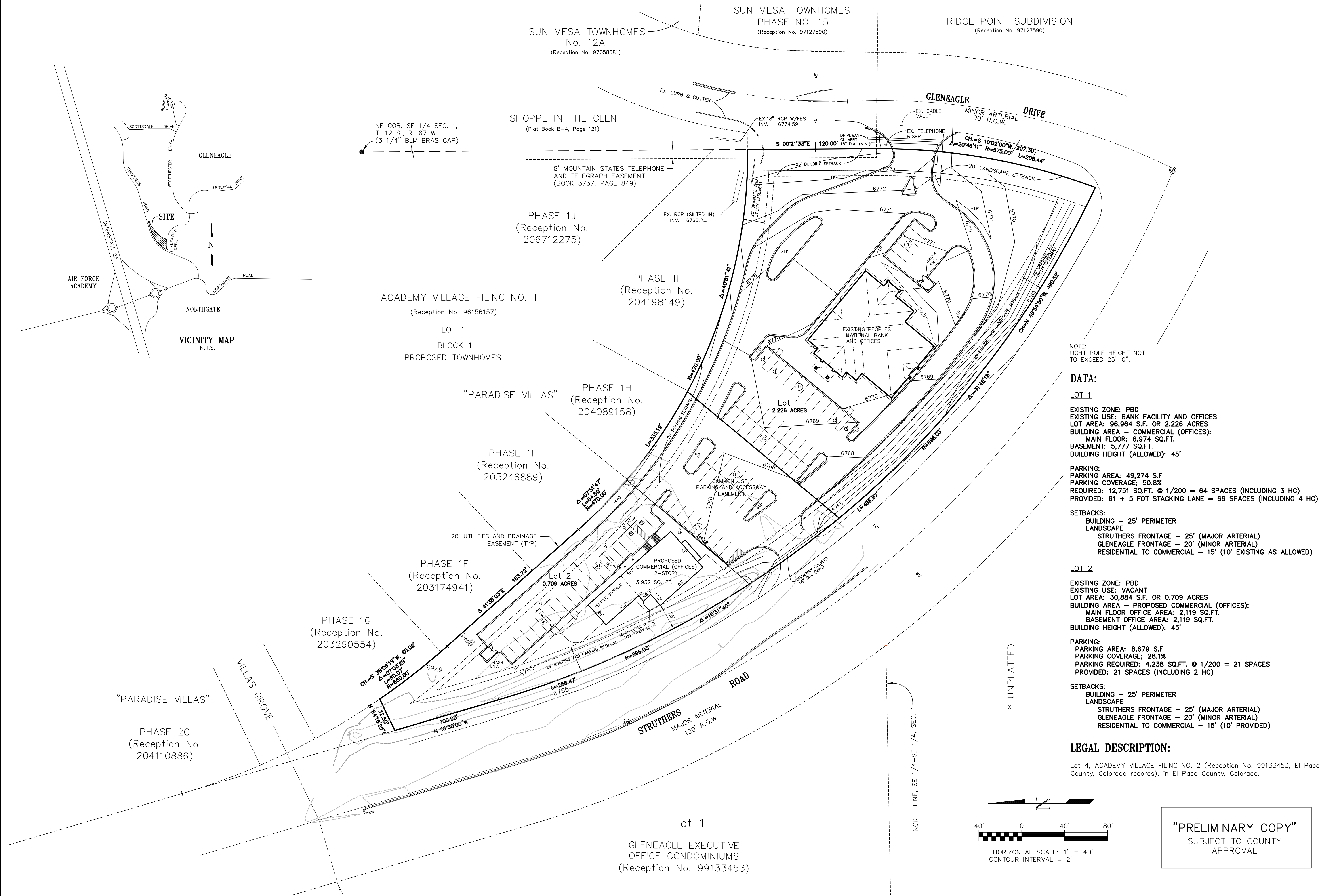


# WATER SUPPLY INFORMATION SUMMARY

Section 30-28-133(d), C.R.S. requires that the applicant submit to the County, "Adequate evidence that a water supply that is sufficient in terms of quantity, quality and dependability will be available to ensure an adequate supply of water.

<b>1. NAME OF DEVELOPMENT AS PROPOSED</b>			
Lot 2, Academy Village, Filing No. 3			
<b>2. LAND USE ACTION</b> Office / Warehouse			
<b>3. NAME OF EXISTING PARCEL AS RECORDED</b>			
SUBDIVISION Academy Village		FILING No. 2	BLOCK 4 LOT 4
<b>4. TOTAL ACREAGE</b> 2.940		<b>5. NUMBER OF LOTS PROPOSED</b> 2 PLAT MAP ENCLOSED <input checked="" type="checkbox"/> YES	
<b>6. PARCEL HISTORY</b> - Please attach copies of deeds, plats or other evidence or documentation.			
A. Was parcel recorded with county prior to June 1, 1972? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO B. Has the parcel ever been part of a division of land action since June 1, 1972? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO If yes, describe the previous action <u>Platted as Lot 2, Academy Village, Fil. No. 3, Rec. No. 99133453</u>			
<b>7. LOCATION OF PARCEL</b> - Include a map delineating the project area and tie to a section corner.			
<u>SE</u> 1/4 OF <u>      </u> 1/4 SECTION <u>1</u> TOWNSHIP <u>12</u> <input type="checkbox"/> N <input checked="" type="checkbox"/> S RANGE <u>67</u> <input type="checkbox"/> E <input checked="" type="checkbox"/> W PRINCIPAL MERIDIAN: <input checked="" type="checkbox"/> 6TH <input type="checkbox"/> N.M. <input type="checkbox"/> UTE <input type="checkbox"/> COSTILLA			
<b>8. PLAT</b> - Location of all wells on property must be plotted and permit numbers provided. Surveyors plat <input type="checkbox"/> Yes <input type="checkbox"/> No If not, scaled hand drawn sketch <input type="checkbox"/> Yes <input type="checkbox"/> No <span style="float: right;">No wells on Property</span>			
<b>9. ESTIMATED WATER REQUIREMENTS</b> - Gallons per Day or Acre Feet per Year		<b>10. WATER SUPPLY SOURCE</b>	
HOUSEHOLD USE # <u>      </u> of units <u>      </u> GPD <u>      </u> AF COMMERCIAL USE # <u>      </u> of S.F. <u>      </u> GPD <u>2.4</u> AF IRRIGATION # <u>      </u> of acres <u>      </u> GPD <u>      </u> AF STOCK WATERING # <u>      </u> of head <u>      </u> GPD <u>      </u> AF OTHER <u>      </u> GPD <u>      </u> AF TOTAL <u>      </u> GPD <u>2.4</u> AF		<input type="checkbox"/> EXISTING WELLS WELL PERMIT NUMBERS <u>N/A</u> <input type="checkbox"/> DEVELOPED SPRING <input type="checkbox"/> NEW WELLS - PROPOSED AQUIFERS - (CHECK ONE) <input type="checkbox"/> ALLUVIAL <input type="checkbox"/> UPPER ARAPAHOE <input type="checkbox"/> UPPER DAWSON <input type="checkbox"/> LOWER ARAPAHOE <input type="checkbox"/> LOWER DAWSON <input type="checkbox"/> LARAMIE FOX HILLS <input type="checkbox"/> DENVER <input type="checkbox"/> DAKOTA <input type="checkbox"/> OTHER <u>      </u> <input type="checkbox"/> MUNICIPAL <input type="checkbox"/> ASSOCIATION <input type="checkbox"/> COMPANY <input checked="" type="checkbox"/> DISTRICT NAME <u>Donala</u> LETTER OF COMMITMENT FOR SERVICE <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO WATER COURT DECREE CASE NO.'S <u>N/A</u>	
<b>11. ENGINEER'S WATER SUPPLY REPORT</b> <input type="checkbox"/> YES <input type="checkbox"/> NO IF YES, PLEASE FORWARD WITH THIS FORM. (This may be required before our review is completed.) See letter of commitment from Donala Water and Sanitation District			
<b>12. TYPE OF SEWAGE DISPOSAL SYSTEM</b>			
<input type="checkbox"/> SEPTIC TANK/LEACH FIELD  <input type="checkbox"/> LAGOON  <input type="checkbox"/> ENGINEERED SYSTEM (Attach a copy of engineering design)		<input checked="" type="checkbox"/> CENTRAL SYSTEM - DISTRICT NAME <u>Donala Water and San. District</u>  <input type="checkbox"/> VAULT - LOCATION SEWAGE HAULED TO <u>      </u>  <input type="checkbox"/> OTHER <u>      </u>	

SITE DEVELOPMENT PLAN



**NOTE:** LIGHT POLE HEIGHT NOT TO EXCEED 25'-0".

**DATA:**

**LOT 1**

EXISTING ZONE: PBD  
EXISTING USE: BANK FACILITY AND OFFICES  
LOT AREA: 96,964 S.F. OR 2.226 ACRES  
BUILDING AREA - COMMERCIAL (OFFICES):  
MAIN FLOOR: 6,974 SQ.FT.  
BASEMENT: 5,777 SQ.FT.  
BUILDING HEIGHT (ALLOWED): 45'

**PARKING:**  
PARKING AREA: 49,274 S.F.  
PARKING COVERAGE: 50.8%  
REQUIRED: 12,751 SQ.FT. @ 1/200 = 64 SPACES (INCLUDING 3 HC)  
PROVIDED: 61 + 5 FOT STACKING LANE = 66 SPACES (INCLUDING 4 HC)

**SETBACKS:**  
BUILDING - 25' PERIMETER  
LANDSCAPE  
STRUTHERS FRONTAGE - 25' (MAJOR ARTERIAL)  
GLENEAGLE FRONTAGE - 20' (MINOR ARTERIAL)  
RESIDENTIAL TO COMMERCIAL - 15' (10' EXISTING AS ALLOWED)

**LOT 2**

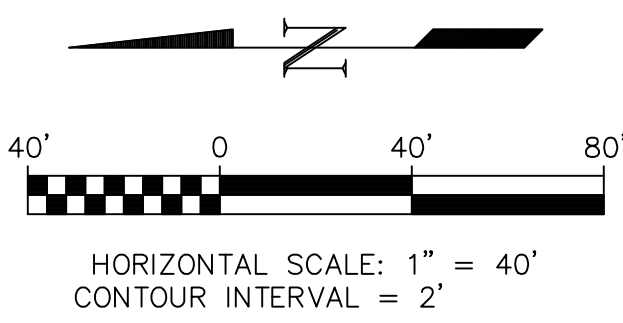
EXISTING ZONE: PBD  
EXISTING USE: VACANT  
LOT AREA: 30,884 S.F. OR 0.709 ACRES  
BUILDING AREA - PROPOSED COMMERCIAL (OFFICES):  
MAIN FLOOR OFFICE AREA: 2,119 SQ.FT.  
BASEMENT OFFICE AREA: 2,119 SQ.FT.  
BUILDING HEIGHT (ALLOWED): 45'

**PARKING:**  
PARKING AREA: 8,679 S.F.  
PARKING COVERAGE: 28.1%  
PARKING REQUIRED: 4,238 SQ.FT. @ 1/200 = 21 SPACES  
PROVIDED: 21 SPACES (INCLUDING 2 HC)

**SETBACKS:**  
BUILDING - 25' PERIMETER  
LANDSCAPE  
STRUTHERS FRONTAGE - 25' (MAJOR ARTERIAL)  
GLENEAGLE FRONTAGE - 20' (MINOR ARTERIAL)  
RESIDENTIAL TO COMMERCIAL - 15' (10' PROVIDED)

**LEGAL DESCRIPTION:**

Lot 4, ACADEMY VILLAGE FILING NO. 2 (Reception No. 99133453, El Paso County, Colorado records), in El Paso County, Colorado.



"PRELIMINARY COPY"  
SUBJECT TO COUNTY  
APPROVAL

CALL BEFORE YOU DIG ...

**811**

DIAL 811

48 HOURS BEFORE YOU DIG, CALL UTILITY LOCATORS FOR LOCATING AND MARKING GAS, ELECTRIC, WATER AND SEWER LINES.

REVISIONS		Date
No.	Description	By
1	DATA CLARIFICATION	DVH
2	BUILDING FOOTPRINT/PARKING	SLG

H Scale:	1" = 40'
V Scale:	N/A
Designed By:	N/A
Drawn By:	SLG
Checked By:	DVH
Date:	04/11/17

Land Development Consultants, Inc.

PLANNING SURVEYING

www ldc inc com TEL: (719) 528-6133 FAX: (719) 528-8648  
3888 MAZELAND ROAD COLORADO SPRINGS, CO 80909

ACADEMY VILLAGE FILING NO. 3  
SITE DEVELOPMENT PLAN