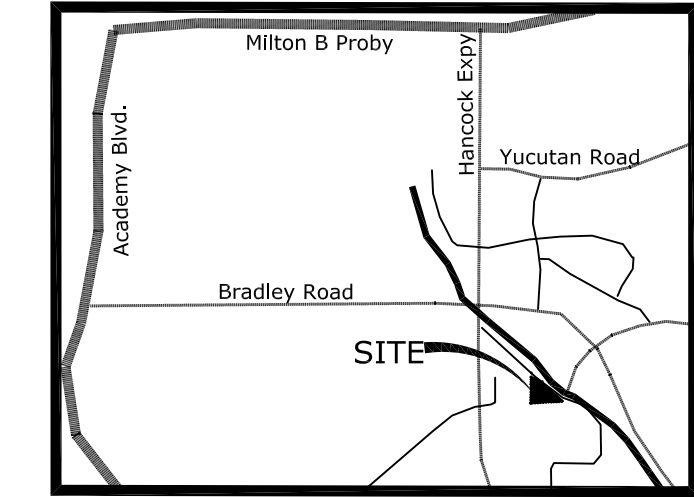


**APPROVED
Plan Review**

12/04/2025 3:59:24 PM
dsdlancio

EPC Planning & Community
Development Department



Vicinity Map
Not To Scale

ZONING: RS-5000, CAD-O
BUILDING HEIGHT: 19'-3"
TYPE OF CONSTRUCTION: II-N
BUILDING OCCUPANCY: A-3
EXISTING CHURCH SIZE: 4,945 SF
BUILDING SIZE: 2,400 SF + 1,500 SF ADDITION= 3,900 SF
LOT SIZE: 87,146 SF / 2 ACRES

PROPERTY DESCRIPTION: (REC. NO. 214045175)
A PORTION OF THE SOUTHWEST QUARTER OF SOUTHWEST QUARTER OF SECTION 1,
TOWNSHIP 15 SOUTH, RANGE 66 WEST OF THE 6th P.M., EL PASO COUNTY, COLORADO
MORE PARTICULARLY DESCRIBED AS FOLLOWS:
FROM THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF SOUTHWEST
QUARTER OF SAID SECTION 1, RUN THENCE EAST ON THE SOUTH LINE THEREOF A
DISTANCE OF 540.5 FEET FOR THE POINT OF BEGINNING OF THE TRACT HERIN
DESCRIBED:
THENCE CONTINUE EAST ALONG SAID SOUTH LINE A DISTANCE 570.0 FEET;
THENCE ANGLE LEFT 160°10' AND RUN N70°10'W A DISTANCE OF 323.0 FEET;
THENCE ANGLE RIGHT 29°34' AND RUN N40°36'W A DISTANCE OF 408.0 FEET;
THENCE ANGLE LEFT 139°24' AND RUN SOUTH ON A LINE PARALLEL TO THE WEST LINE
OF SECTION 1, A DISTANCE OF 420.2 FEET TO THE POINT OF BEGINNING.

NOTE THAT THIS DESCRIPTION CONFLICTS WITH THE RIGHT OF WAY OF CABLE LANE AS
SHOWN ON THE ADJACENT PLATS AND THE WEST LINE WITH ELM GROVE VILLA.

OWNER: **Calvary Fellowship Fountain Valley**
office@calvaryfountain.com
719-382-3711
4945 Cable Lane
Colorado Springs CO 80911

APPLICANT: **YOW Architects**
Brad Nichols
bnichols@yowarch.com
719-475-8133
115 S. Weber St. Suite 200
Colorado Springs CO 80903

ENGINEER: **JPS Engineering Inc.**
John Schwab
john@jpsengr.com
719-477-9429
19 E. Willamette Ave.
Colorado Springs CO 80903

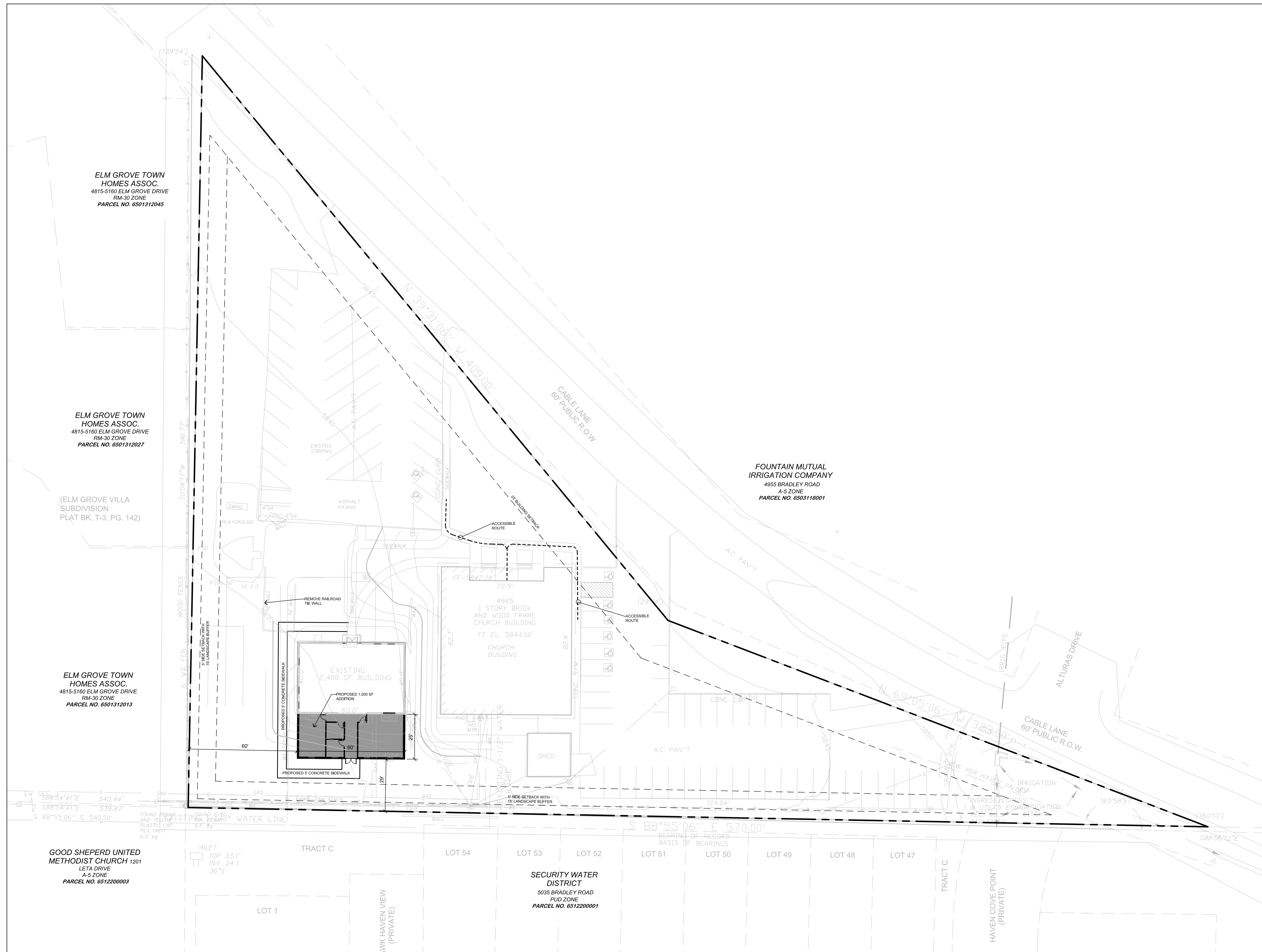
CONTRACTOR: **Casco Construction Corp.**
Darren "DC" Williams
dc@cascooc.com
719-380-1140
6380 Corporate Centre Cir., Suite 210
Colorado Springs CO 80919

SITE COVERAGE SUMMARY

LAND USE	AREA	%
BUILDING COVERAGE	9,431 SF	11
PAVING (OPENOUS SURFACES)	29,910 SF	34
LANDSCAPING (NON-WATERED)	47,805 SF	55
SUB-TOTAL	87,146 SF	100

PARKING

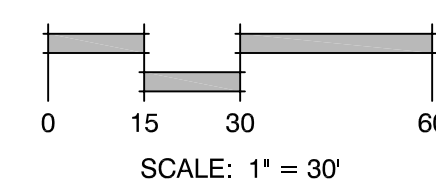
use	Religious Institution
bldg area	254 seats
ratio	1 parking space per 4 seats = 64 parking spaces
required	64 required (including 3 accessible spaces 1 being van accessible)
provided	81 provided (8 accessible including 1 van accessible space)



GENERAL NOTES

- 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.

1 SITE PLAN



YOW Architects PC
Architecture & Planning

115 S. Weber Colorado Springs, Colorado 719-475-8133

Revision Schedule

NO.	DATE	DESCRIPTION

**Calvary Fellowship
Fountain Valley**
4945 Cable Lane
COLORADO SPRINGS, CO 80911

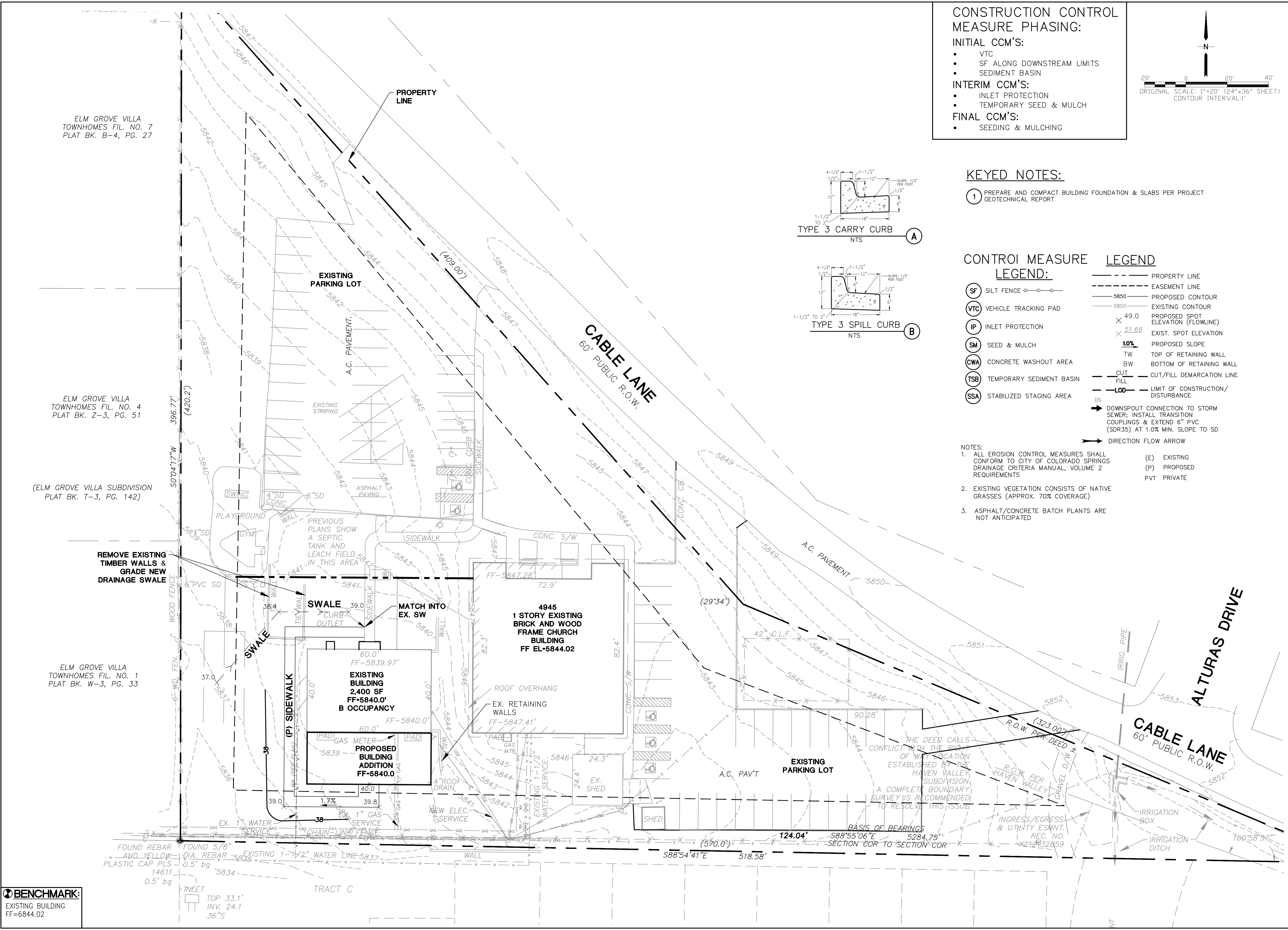
Project Number
25.205

Date
7/15/2025

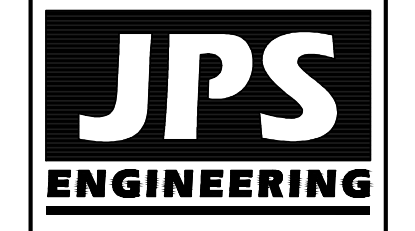
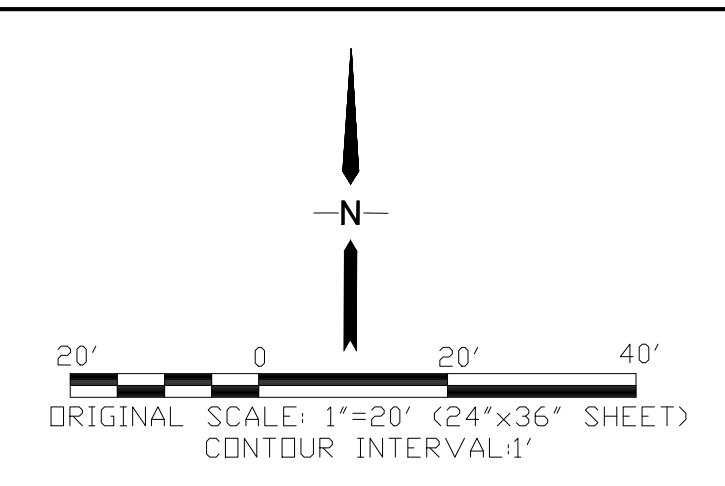
Drawn By
DBN
Checked By
YOW

1 of 4

SITE PLAN



- CONSTRUCTION CONTROL MEASURE PHASING:**
- INITIAL CCM'S:**
- VTC
 - SF ALONG DOWNSTREAM LIMITS
 - SEDIMENT BASIN
- INTERIM CCM'S:**
- INLET PROTECTION
 - TEMPORARY SEED & MULCH
- FINAL CCM'S:**
- SEEDING & MULCHING



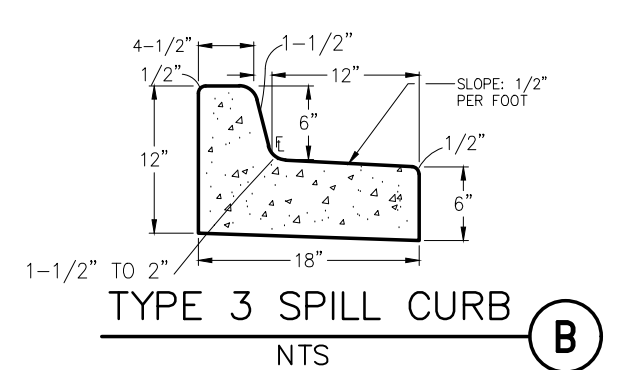
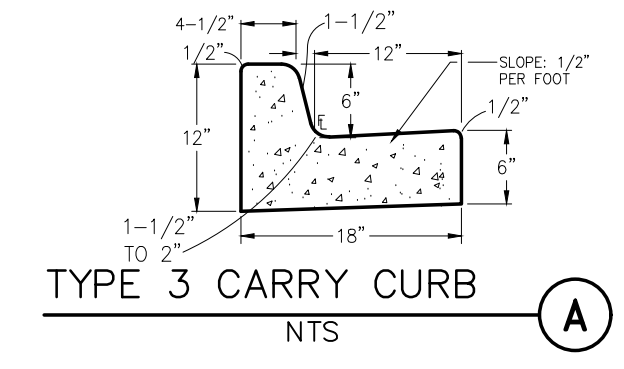
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KEYED NOTES:

- ① PREPARE AND COMPACT BUILDING FOUNDATION & SLABS PER PROJECT GEOTECHNICAL REPORT



CONTROL MEASURE LEGEND:

- | | | | |
|-------|--------------------------|---------|--|
| (SF) | SILT FENCE | --- | PROPERTY LINE |
| (VTC) | VEHICLE TRACKING PAD | --- | EASEMENT LINE |
| (IP) | INLET PROTECTION | 5850 | PROPOSED CONTOUR |
| (SM) | SEED & MULCH | 5850 | EXISTING CONTOUR |
| (CWA) | CONCRETE WASHOUT AREA | X 49.0 | PROPOSED SPOT ELEVATION (FLOWLINE) |
| (TSB) | TEMPORARY SEDIMENT BASIN | X 51.66 | EXIST. SPOT ELEVATION |
| (SSA) | STABILIZED STAGING AREA | 10% | PROPOSED SLOPE |
| | | TW | TOP OF RETAINING WALL |
| | | BW | BOTTOM OF RETAINING WALL |
| | | --- | CUT/FILL DEMARCATION LINE |
| | | --- | LIMIT OF CONSTRUCTION/DISTURBANCE |
| | | DS | DOWNSPOUT CONNECTION TO STORM SEWER; INSTALL TRANSITION COUPLINGS & EXTEND 6" PVC (SDR35) AT 1.0% MIN. SLOPE TO SD |
| | | → | DIRECTION FLOW ARROW |

- NOTES:**
1. ALL EROSION CONTROL MEASURES SHALL CONFORM TO CITY OF COLORADO SPRINGS DRAINAGE CRITERIA MANUAL, VOLUME 2 REQUIREMENTS
 2. EXISTING VEGETATION CONSISTS OF NATIVE GRASSES (APPROX. 70% COVERAGE)
 3. ASPHALT/CONCRETE BATCH PLANTS ARE NOT ANTICIPATED

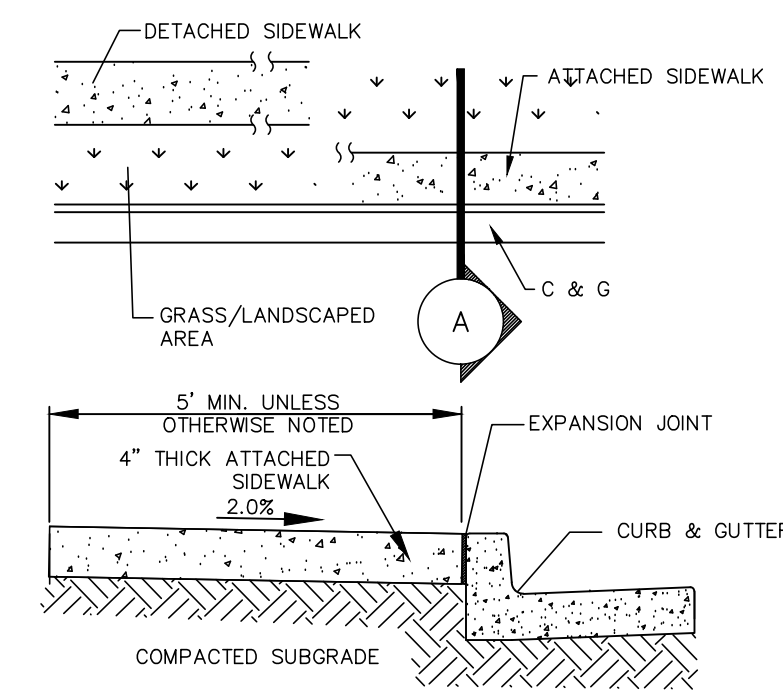
**CALVARY FELLOWSHIP - BUILDING ADDITION
4945 CABLE LANE, COLORADO SPRINGS, CO 80911**

**SITE GRADING AND
EROSION CONTROL PLAN**

HORIZ. SCALE: 1"=20'	DRAWN: PV
VERT. SCALE: 1"=20'	DESIGNED: JPS
SURVEYED: N/A	CHECKED: JPS
CREATED: 10/08/25	LAST MODIFIED: 10/18/25
PROJECT NO: 082501	MODIFIED BY: PV

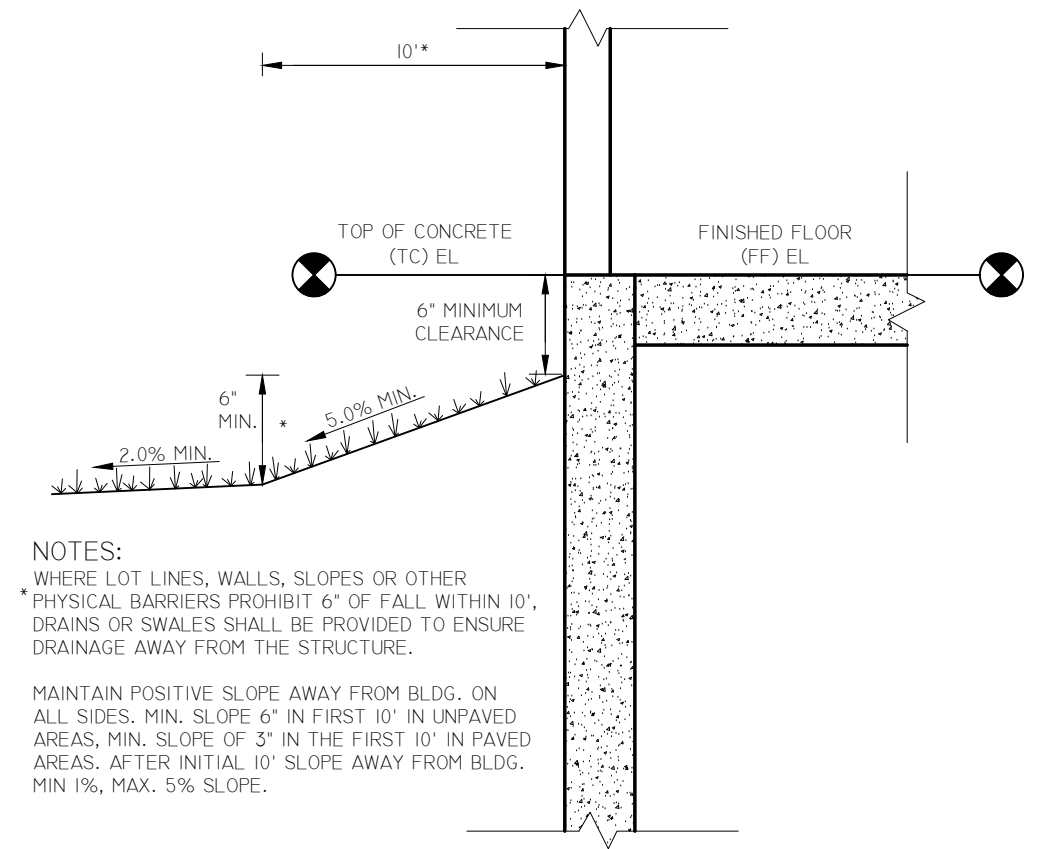
C1.1

BENCHMARK:
EXISTING BUILDING
FF=6844.02



SECTION A
CONCRETE SIDEWALK DETAIL 1
 N.T.S.

- NOTE:
 1. SEE SITE PLAN FOR LOCATION & DIMENSIONS OF SIDEWALK (5" ATTACHED SIDEWALK UNLESS NOTED OTHERWISE).
 2. CONTRACTOR SHALL PROVIDE JOINTS PER CITY OF COLORADO SPRINGS STANDARD SPECIFICATIONS.



TYPICAL BUILDING DRAINAGE DETAIL 2
 N.T.S.

- NOTES:
 WHERE LOT LINES, WALLS, SLOPES OR OTHER PHYSICAL BARRIERS PROHIBIT 6" OF FALL WITHIN 10', DRAINS OR SWALES SHALL BE PROVIDED TO ENSURE DRAINAGE AWAY FROM THE STRUCTURE.
 MAINTAIN POSITIVE SLOPE AWAY FROM BLDG. ON ALL SIDES. MIN. SLOPE 6" IN FIRST 10' IN UNPAVED AREAS; MIN. SLOPE OF 2" IN THE FIRST 10' IN PAVED AREAS; AFTER INITIAL 10' SLOPE AWAY FROM BLDG. MIN 1%, MAX. 5% SLOPE.

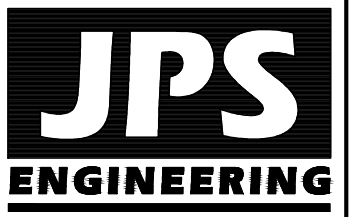
GENERAL CIVIL NOTES:

- ALL CONSTRUCTION SHALL MEET THE FOLLOWING STANDARDS & SPECIFICATIONS:
 * INTERNATIONAL BUILDING CODE, LATEST EDITION ADOPTED BY LOCAL JURISDICTION
 * PIKES PEAK REGIONAL BUILDING CODE, LATEST EDITION.
 * EL PASO COUNTY ENGINEERING CRITERIA MANUAL (ECM), LATEST EDITION.
 * PROJECT GEOTECHNICAL REPORT.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE NOTIFICATION AND FIELD LOCATION OF ALL EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, BEFORE BEGINNING CONSTRUCTION. LOCATION OF EXISTING UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO ACTUAL CONSTRUCTION.
- THE CONTRACTOR SHALL HAVE ONE (1) SIGNED COPY OF THESE APPROVED PLANS AND ACCESS TO THE APPROPRIATE DESIGN AND CONSTRUCTION STANDARDS AND SPECIFICATIONS AT THE JOB SITE AT ALL TIMES:
 A. COLORADO SPRINGS ENGINEERING CRITERIA MANUAL
 B. COLORADO SPRINGS UTILITIES STANDARD SPECIFICATIONS
- STORM DRAIN PIPE SHALL BE RCP CLASS III WITH CLASS C BEDDING UNLESS OTHERWISE NOTED.
- STATIONING IS AT CENTERLINE UNLESS OTHERWISE NOTED. ALL ELEVATIONS ARE AT FLOWLINE UNLESS OTHERWISE NOTED. ALL DIMENSIONS ARE FROM FACE OF CURB UNLESS OTHERWISE NOTED. LENGTHS SHOWN FOR STORM SEWER PIPES ARE TO CENTER OF MANHOLE.
- CONTRACTOR SHALL COORDINATE WITH GAS, ELECTRIC, TELEPHONE AND CABLE T.V. UTILITY SUPPLIERS FOR INSTALLATION OF ALL UTILITIES. MINIMUM COVER FOR ALL DRY UTILITIES SHALL BE 36".
- CONTRACTOR SHALL REMOVE AND DISPOSE OF ALL EXISTING STRUCTURES, DEBRIS, WASTE AND OTHER UNSUITABLE FILL MATERIAL FOUND WITHIN THE LIMITS OF EXCAVATION.
- MATCH INTO EXISTING GRADES AT 3:1 MAX CUT AND FILL SLOPES.
- REVEGETATION OF ALL DISTURBED AREAS SHALL BE DONE WITH 4" TOPSOIL AND DRY LAND GRASS SEED AFTER FINE GRADING IS COMPLETE ("FOOTHILLS SEED MIX").
- EROSION CONTROL SHALL CONSIST OF SILT FENCE AND HAY BALES AS SHOWN ON THE DRAWING, AND TOPSOIL WITH GRASS SEED, WHICH WILL BE WATERED UNTIL VEGETATION HAS BEEN RE-ESTABLISHED.
- THE EROSION CONTROL MEASURES OUTLINED ON THIS PLAN ARE THE RESPONSIBILITY OF THE CONTRACTOR TO MONITOR AND REPLACE, REGRADE, AND REBUILD AS NECESSARY UNTIL VEGETATION IS RE-ESTABLISHED.
- CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES IN A MANNER THAT WILL PROTECT ADJACENT PROPERTIES AND PUBLIC FACILITIES FROM THE ADVERSE EFFECTS OF EROSION AND SEDIMENTATION AS A RESULT OF CONSTRUCTION AND EARTHWORK ACTIVITIES WITHIN THE PROJECT SITE.
- ADDITIONAL EROSION CONTROL MEASURES MAY BE REQUIRED AS DETERMINED BY SITE CONDITIONS.
- THE CONTRACTOR WILL TAKE THE NECESSARY PRECAUTIONS TO PROTECT EXISTING UTILITIES FROM DAMAGE DUE TO THIS OPERATION. ANY DAMAGE TO THE UTILITIES WILL BE REPAIRED AT THE CONTRACTOR'S EXPENSE, AND ANY SERVICE DISRUPTION WILL BE SETTLED BY THE CONTRACTOR.
- ALL BACKFILL, SUB-BASE, AND/OR BASE COURSE MATERIAL SHALL BE COMPACTED PER THE PROJECT GEOTECHNICAL REPORT AND CITY SPECIFICATIONS.
- CONCRETE USED IN CURB AND GUTTER, SIDEWALK, AND CROSSSPAN CONSTRUCTION SHALL MEET CITY CRITERIA.
- ALL FINISHED GRADES SHALL HAVE A MINIMUM 1.0% SLOPE TO PROVIDE POSITIVE DRAINAGE.
- CONTRACTOR SHALL OBTAIN ALL REQUIRED PERMITS PRIOR TO BEGINNING WORK.

HANDICAP ACCESS NOTES:

- RAMP ARE NOT TO BE PLACED IN HANDICAP ACCESS AISLES.
- ACCESS AISLES MAY NOT EXCEED A 2% (1:48) SLOPE IN ANY DIRECTION.
- HANDICAP RAMPS MAY NOT EXCEED A SLOPE OF 8% (1:12).
- THE MINIMUM WIDTH FOR HANDICAPPED RAMPS IS 36 INCHES. THE SIDES OF RAMPS MAY NOT EXCEED A SLOPE OF 10% UNLESS PROTECTED WITH A HANDRAIL.
- HANDICAPPED PARKING SHALL MEET ALL OTHER APPLICABLE CITY AND ADA CODE REQUIREMENTS.

**CALVARY FELLOWSHIP - BUILDING ADDITION
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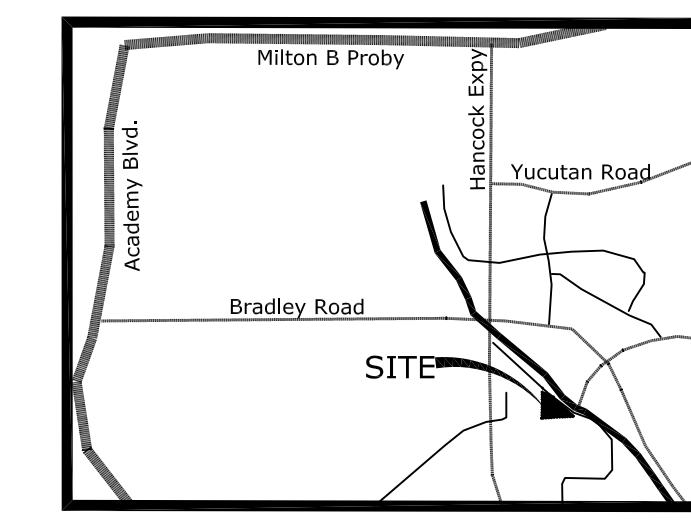


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No.	REVISION	BY	DATE

CIVIL NOTES AND DETAILS

HORIZ. SCALE: N/A	DRAWN: PV
VERT. SCALE: N/A	DESIGNED: JPS
SURVEYED: LWA	CHECKED: JPS
CREATED: 10/08/25	LAST MODIFIED: 10/18/25
PROJECT NO: 082501	MODIFIED BY: PV
SHEET:	C1.2



Vicinity Map
Not To Scale

PROPERTY DESCRIPTION: (REC. NO. 214045175)
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 TOWNSHIP 15 SOUTH, RANGE 66 WEST OF THE 6th P.M., EL PASO COUNTY, COLORADO
 MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 FROM THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF SOUTHWEST
 QUARTER OF SAID SECTION 1, RUN THENCE EAST ON THE SOUTH LINE THEREOF A
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 OF SECTION 1, A DISTANCE OF 420.2 FEET TO THE POINT OF BEGINNING.

NOTE THAT THIS DESCRIPTION CONFLICTS WITH THE RIGHT OF WAY OF CABLE LANE AS
 SHOWN ON THE ADJACENT PLATS AND THE WEST LINE WITH ELM GROVE VILLA.

LANDSCAPE PLANT SCHEDULE

SYMBOL	QUANTITY	SCIENTIFIC NAME	COMMON NAME	MATURE SIZE	PLANTING SIZE	NOTES
DECIDUOUS TREES						
SWD	2	Quercus douglasii	Swamp White Oak	40' x 30'	2" Caliper	Ball and Burlap
LLL	2	Tilia cordata 'Silverveil'	Giant Weevils Linden	45' x 25'	2" Caliper	Ball and Burlap
EVERGREEN TREES						
ORNAMENTAL TREES						
DECIDUOUS SHRUBS						
EVERGREEN SHRUBS						
ORNAMENTAL GRASSES						
FLOWERS						

YOW Architects PC
 Architecture & Planning

115 S. Weber Colorado Springs, Colorado 719-475-8133

Revision Schedule

Calvary Fellowship
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 4945 Cable Lane
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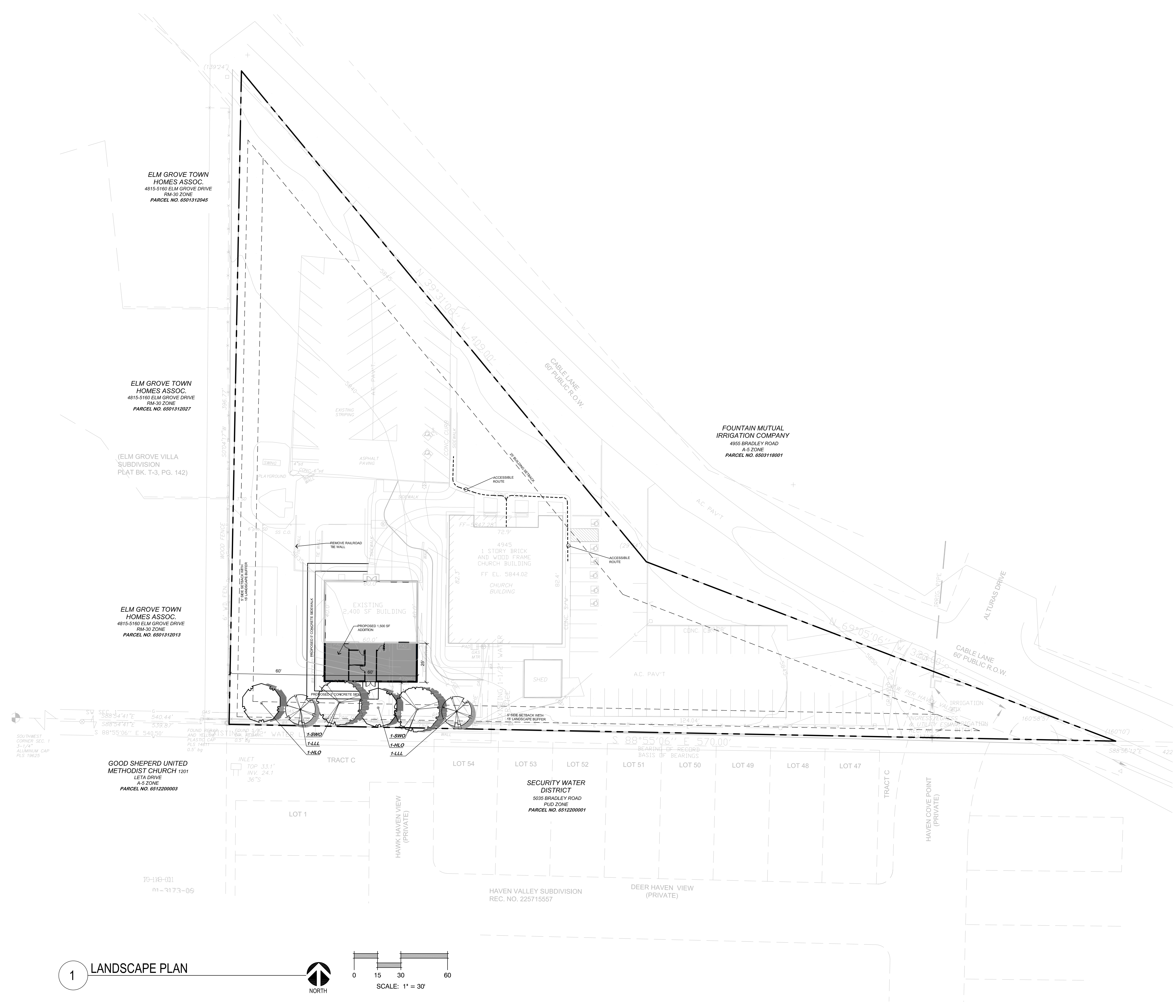
Project Number
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Date
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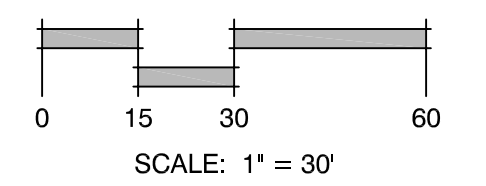
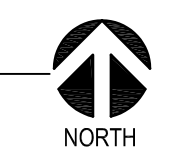
Drawn By
 DBN
 Checked By
 YOW

4 of 4
 LANDSCAPE PLAN

City File No: COM2519



1 LANDSCAPE PLAN



1