



LEGEND

- PROPERTY LINE - - - - -
- EASEMENT - - - - -
- PARKING STALL COUNT (4)
- WALL PACK LIGHTS *
- EX. LIGHT POLE *
- EX. POWER POLE *
- EX. FENCE *
- EX. OVERHEAD POWER AND ELECTRIC OE

Detail the height and type of fence, eg wood, chain link etc.

Provide at least one bicycle parking spot or rack.

34 total spots? 26-50 parking spaces require a minimum of 2 ADA parking spaces.
 Include a Detail with the total number of parking spaces, and the size of said parking space.
 add an ADA route to you legend and show the route on the site dev plan.

Show where the dumpsters will be. A dumpster enclosure is required, provide a detail of what the enclosure will be made of and provide the dimensions of the enclosure.

Show a detail with the total about of structural square footage on the lot.

The following note should be added to all site development plans or non-residential site plans, as applicable, prior to PCO 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.

Provide the project number somewhere on the face of the site development plan. (PPR-20-016)

PREPARED BY:

 DREXEL, BARRELL & CO.
 Engineers • Surveyors
 3 SOUTH 7TH STREET
 COLORADO SPRINGS, COLORADO 80905
 CONTACT: TIM D. MCCONNELL, P.E.
 (719)260-0887
 BOULDER • COLORADO SPRINGS
 GRAND JUNCTION

CLIENT:

H&H
 Tires & Service
 5770 S HIGHWAY 85/87
 COLORADO SPRINGS, CO. 80911
 (719)392-4819
 CONTACT: QUENTYN HOUTCHENS

SITE DEVELOPMENT PLAN

H & H TIRE
 5770 S. HIGHWAY 85/87
 EL PASO COUNTY, COLORADO
 Provide the parcel number

ISSUE	DATE
INITIAL SUBMITTAL	02/19/20
LATEST SUBMITTAL	
DESIGNED BY:	TDM
DRAWN BY:	CRS
CHECKED BY:	TDM
FILE NAME:	20898-01SP01

LOT 1
 ONE FOUNTAIN PLACE
 FILING NO. 1
 6770 CAMDEN BLVD.
 BURGER KING
 ZONED CC (COMMERCIAL COMMUNITY)
 LANDUSE: FAST FOOD RESTAURANT

LOT 1
 ONE FOUNTAIN PLACE
 FILING NO. 3
 6755 CAMDEN BLVD.
 TEJON STREET LLP
 LANDUSE: MERCHANDISING

DRAWING SCALE:
 HORIZONTAL: 1" = 30'
 VERTICAL: N/A

SITE PLAN

PROJECT NO. 20898-01CSCV
 DRAWING NO. _____

SHEET: 2 OF 9

