

LIBERTY TREE ACADEMY - PHASE 2 SITE DEVELOPMENT PLAN

TOWN OF PEYTON, EL PASO COUNTY

PRELIMINARY

APRIL 2020



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LAND USE SUMMARY

PARCEL AREA:	10.7 acres
PROJECT AREA (PHASE 1):	3.4 acres
PROJECT AREA (PHASE 2):	1.3 acres
BUILDING AREA (PHASE 1):	41,585 sf
BUILDING AREA (PHASE 2):	14,809 sf
FAR:	0.25

CIVIL ENGINEER
 MATRIX DESIGN GROUP
 1811 BELLEVUE STREET, SUITE 200
 DENVER, COLORADO 80202
 PH: 303-572-0200
 PH: 303-572-0200
 FAX: 303-572-0202
 CONTACT: DAVE KLINE, P.E., PTOE
 DAVE_KLINE@MATRIXDESIGNGROUP.COM

LANDSCAPE ARCHITECT
 MATRIX DESIGN GROUP
 1811 BELLEVUE STREET, SUITE 200
 DENVER, COLORADO 80202
 PH: 303-572-0200
 PH: 303-572-0200
 FAX: 303-572-0202
 CONTACT: TERESA ROBERSON
 TERESA_ROBERSON@MATRIXDESIGNGROUP.COM

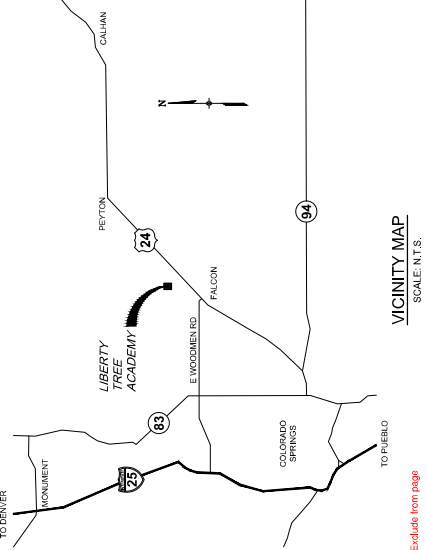
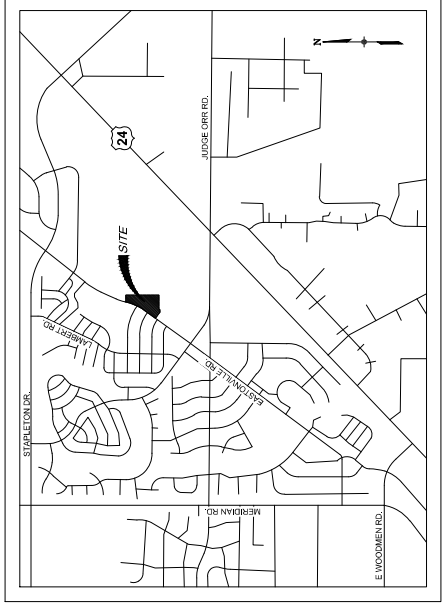
LEGAL DESCRIPTION:
 LOT 1178, WOODMEN HILLS FILING NO. 10
 COUNTY OF EL PASO
 STATE OF COLORADO

BASIS OF BEARING:
 ALL BEARINGS AND DISTANCES ARE BASED ON CURV BEARINGS ON THE COLORADO STATE PLANE CARTER COORDINATE SYSTEM. THE EAST LINE OF LOT 1178 OF THE PLAT OF WOODMEN HILLS FILING NO. 10 AS RECORDED ON JULY 13, 2001 IN THE OFFICE OF THE EL PASO COUNTY CLERK AND RECORDER UNDER RECEPTION NUMBER 201098818, MONUMENTED ON THE NORTH END BY A FOUND 2-1/2" ALUMINUM CAP AND BEARS SOUTH 00°24'21" EAST A DISTANCE OF 116.48 FEET.

BENCHMARK:
 BENCHMARK IS DERIVED FROM AN ONLINE POSITIONING USER SERVICE PROVIDED BY THE NATIONAL GEODETIC SURVEY PERFORMED ON A SET #6 REBAR LOCATED ON THE EAST SIDE OF EASTONVILLE ROAD NEAR THE SOUTH PCR APPROXIMATELY 20 FEET SOUTH OF A SANITARY MANHOLE AND 12 FEET EAST OF A FIRE HYDRANT. THE ELEVATION DERIVED FROM THE STATIC SOLUTION IS 6960.32 U.S. SURVEY FEET (NAD 83).

REFERENCE DRAWINGS

NO.	DATE	DESCRIPTION	BY
COMPUTER FILE MANAGEMENT			
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PLT DATE:	April 29, 2020	9:43:53 AM	
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EL PASO COUNTY:
 COUNTY PLAN REVIEW IS PROVIDED ONLY FOR GENERAL CONFORMANCE WITH COUNTY DESIGN CRITERIA. THE REVIEW DOES NOT CONSTITUTE A GUARANTEE OF THE ACCURACY OF THE DIMENSIONS AND/OR ELEVATIONS WHICH SHALL BE CONFIRMED AT THE JOB SITE BY THE COUNTY ENGINEER AND/OR ACCURACY OF THIS DOCUMENT ASSUMES NO RESPONSIBILITY FOR COMPLETENESS AND/OR ACCURACY OF THIS DOCUMENT.

FILED IN ACCORDANCE WITH THE REQUIREMENTS OF THE EL PASO COUNTY LAND DEVELOPMENT CODE DRAINAGE CRITERIA MANUAL, VOLUMES 1 AND 2, AND ENGINEERING CRITERIA MANUAL AS AMENDED.

IN ACCORDANCE WITH EACH SECTION 1.12, THESE CONSTRUCTION DOCUMENTS WILL BE VALID FOR CONSTRUCTION FOR A PERIOD OF 2 YEARS FROM THE DATE SIGNED BY THE EL PASO COUNTY ENGINEER. IF CONSTRUCTION HAS NOT STARTED WITHIN THOSE 2 YEARS, THE PLANS WILL NEED TO BE RESUBMITTED FOR APPROVAL, INCLUDING PAYMENT OF REVIEW FEES AT THE PLANNING AND COMMUNITY DEVELOPMENT DIRECTIONS DISCRETION.

JENNIFER IRVINE, P.E. _____ DATE _____

OWNER/DEVELOPER'S STATEMENT:
 I, THE OWNER/DEVELOPER HAVE READ AND WILL COMPLY WITH ALL OF THE REQUIREMENTS SPECIFIED IN THESE DETAILED PLANS AND SPECIFICATIONS.

LIBERTY TREE ACADEMY BUILDING CORPORATION _____ DATE _____

PREPARED FOR:
LIBERTY TREE ACADEMY

PREPARED BY:
Matrix
 Excellence by Design

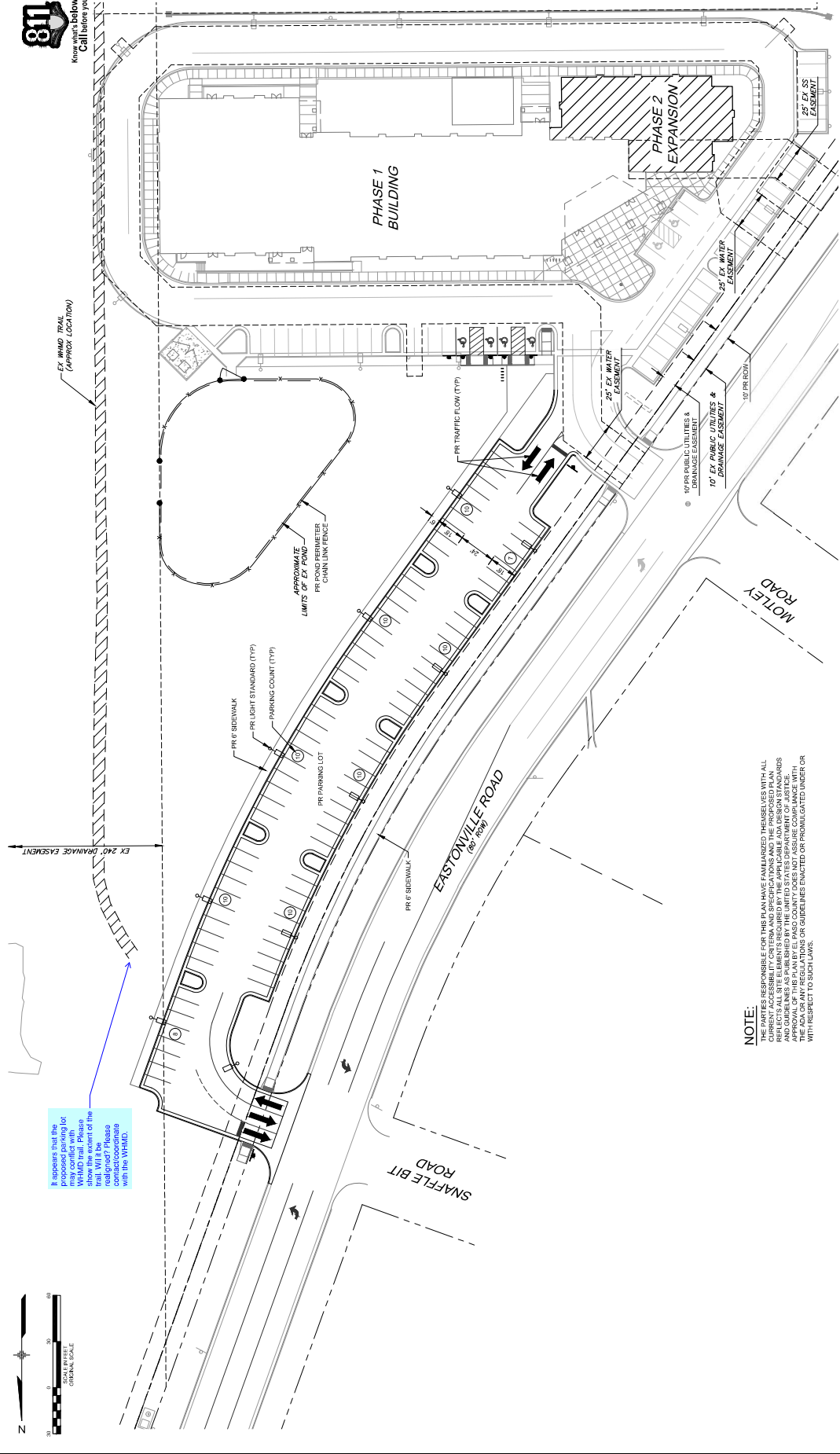
PRELIMINARY
 THIS DRAWING HAS NOT BEEN APPROVED BY THE ENGINEERING AND SURVEYING BOARD OF TEXAS

TITLE SHEET
 Add PCD File #

DESIGNED BY: _____ DATE: _____
 DRAWN BY: _____ DATE: _____
 CHECKED BY: _____ DATE: _____
 PROJECT NO.: 20190402

FOR AND ON BEHALF OF:
 MATRIX DESIGN GROUP, INC.
 PROJECT NO.: 20190402

DATE: APRIL 2020
 SHEET: 1 OF 13
 DRAWING NO.: TS01



If it appears that the proposed parking lot may conflict with the wind trail, please show the location of the trail. Will it be realigned? Please coordinate with the WHMD.

NOTE:
THE PARTIES RESPONSIBLE FOR THIS PLAN HAVE FAMILIARIZED THEMSELVES WITH ALL APPLICABLE REGULATIONS AND ORDINANCES AND THE PLAN REFLECTS ALL SITE ELEMENTS REQUIRED BY THE APPLICABLE ADA DESIGN STANDARDS AND GUIDELINES AS PUBLISHED BY THE UNITED STATES DEPARTMENT OF JUSTICE. THE PARTIES HAVE CONDUCTED VISUAL VERIFICATION OF THE SITE AND THE PLAN REFLECTS THE ADA OR ANY REGULATIONS OR GUIDELINES ENACTED OR PROMULGATED UNDER OR WITH RESPECT TO SUCH LAWS.

LIBERTY TREE ACADEMY - PHASE 2
TOWN OF PEYTON, EL PASO COUNTY
SITE DEVELOPMENT PLAN

SITE PLAN

DESIGNED BY: [blank] SCALE: [blank] DATE ISSUED: [blank]
DRAWN BY: [blank] DATE: [blank] PROJECT NO.: [blank]
CHECKED BY: [blank] DATE: [blank] SHEET NO.: [blank]

PRELIMINARY
THIS PLAN HAS NOT BEEN APPROVED BY ANY GOVERNING AGENCIES AND IS SUBJECT TO CHANGE.

FOR AND ON BEHALF OF:
MATRIX DESIGN GROUP, INC.
PROJECT NO. 201905002

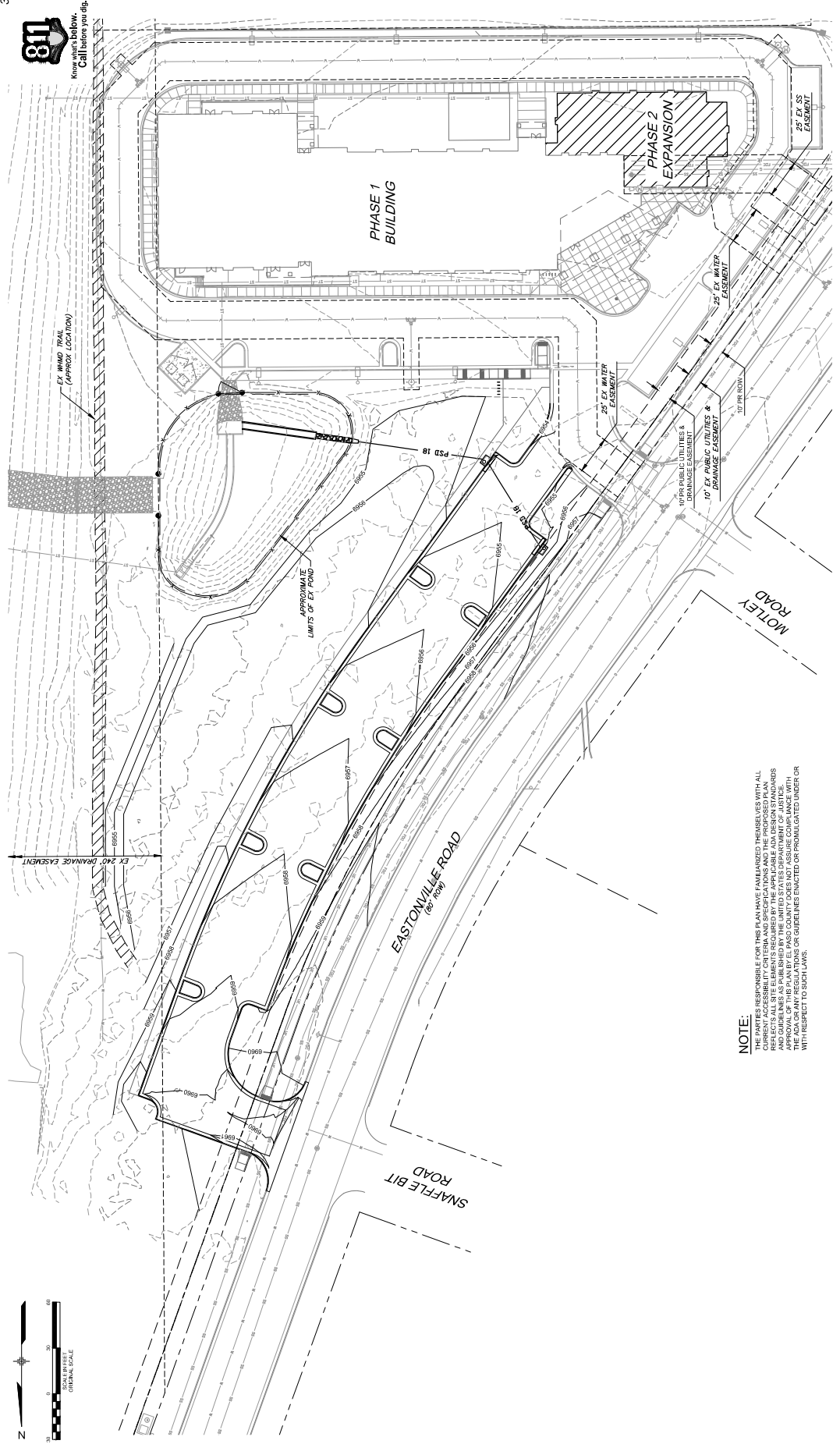
PREPARED FOR:
LIBERTY TREE ACADEMY

PREPARED BY:
Matrix
Excellence by Design

SHEET KEY

NO.	DATE	DESCRIPTION	BY
REVISIONS			

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PLOT BY: [blank]



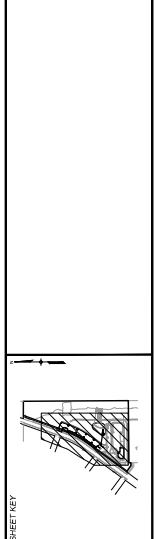
LIBERTY TREE ACADEMY - PHASE 2
TOWN OF PEYTON, EL PASO COUNTY
SITE DEVELOPMENT PLAN

GRADING PLAN

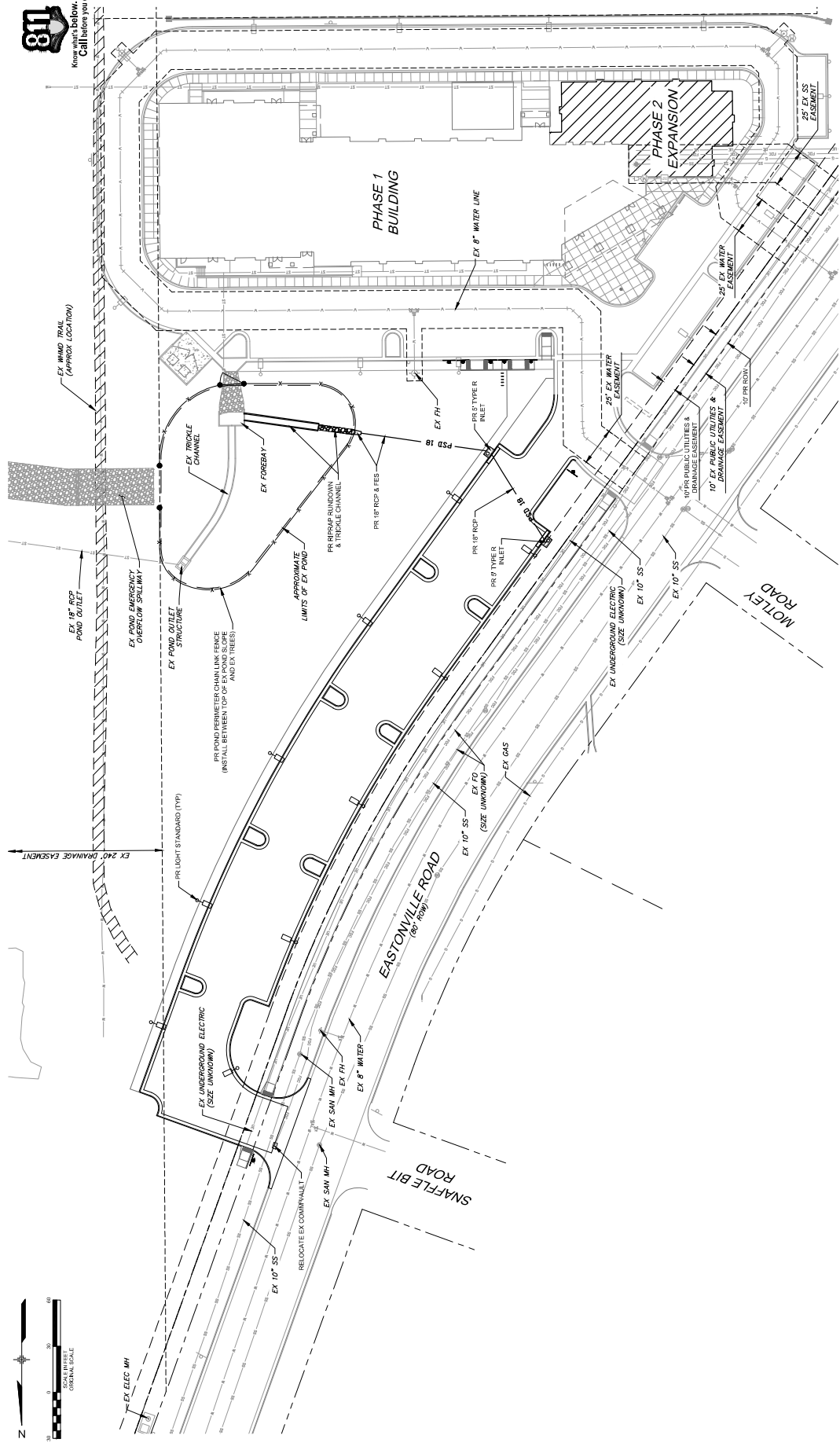
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CHECKED BY: [blank] DATE: [blank] PROJECT NO.: 20-956-002

PRELIMINARY
THIS PLAN HAS NOT
BEEN APPROVED BY
GOVERNING AGENCIES AND
IS SUBJECT TO CHANGE

FOR AND ON BEHALF OF
MATRIX DESIGN GROUP, INC.
PROJECT NO. 20-956-002



NO.	DATE	DESCRIPTION	BY
REVISIONS			
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PLOT SHEET: 2 OF 13			
PROJECT NO.: 20-956-002			



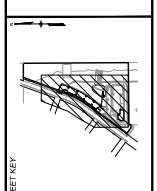
LIBERTY TREE ACADEMY - PHASE 2
 TOWN OF PEYTON, EL PASO COUNTY
 SITE DEVELOPMENT PLAN

PRELIMINARY
 THIS DRAWING HAS NOT BEEN APPROVED BY ANY GOVERNING AGENCIES AND IS SUBJECT TO CHANGE

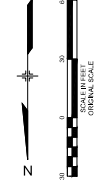
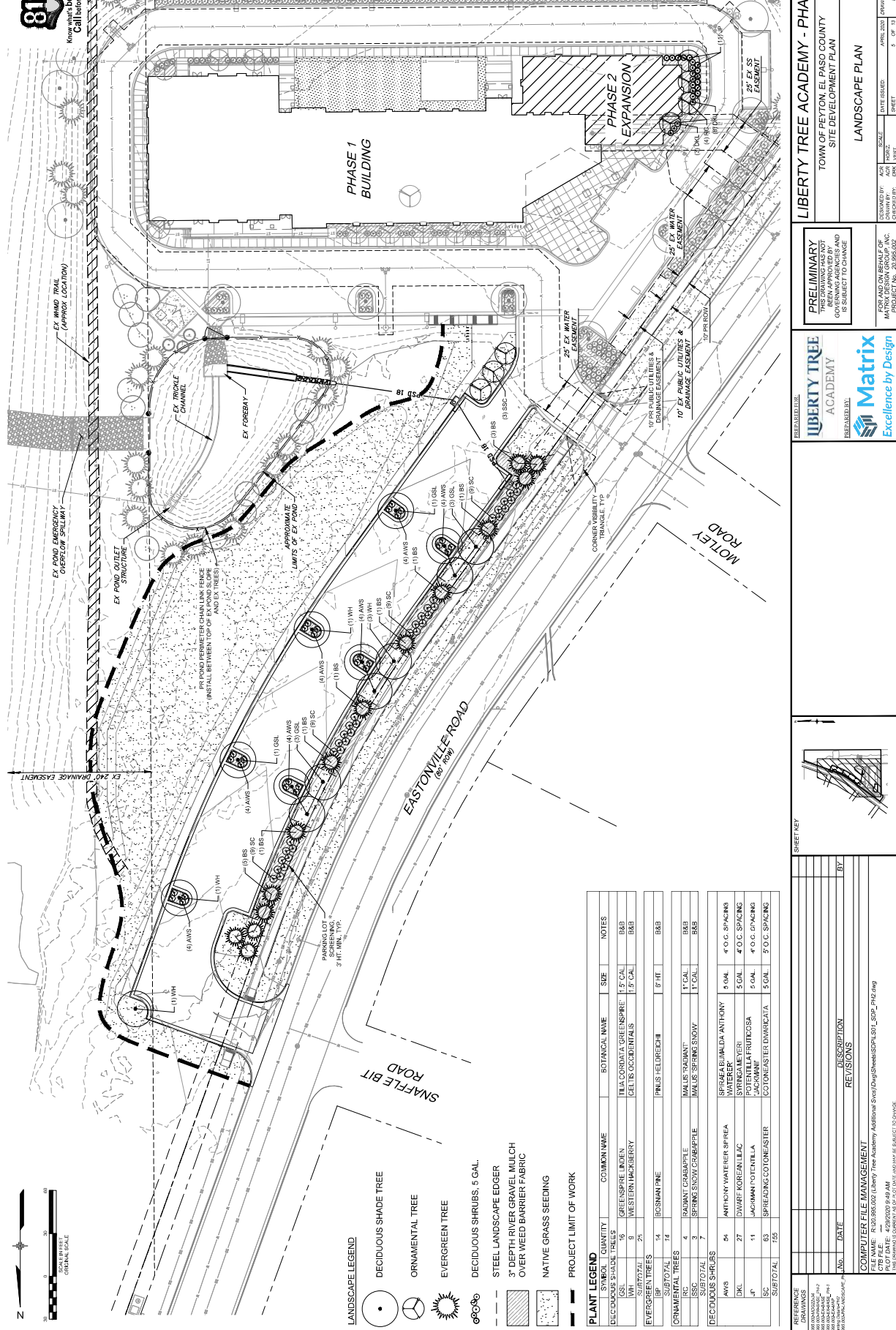
LIBERTY TREE ACADEMY
 PREPARED BY

Matrix
 Excellence by Design

DESIGNED BY: [blank] DATE ISSUED: [blank]
 DRAWN BY: [blank] SCALE: [blank]
 CHECKED BY: [blank] DATE: [blank]
 PROJECT NO.: 201905002



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REVISIONS			
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PLOT SCALE: 1" = 30'			
PLOT SHEET: 4 OF 13			
PLOT DATE: 4/29/2020			
PLOT SHEET: 4 OF 13			
PLOT DATE: 4/29/2020			
PLOT SHEET: 4 OF 13			



- LANDSCAPE LEGEND**
- DECIDUOUS SHADE TREE
 - ORNAMENTAL TREE
 - EVERGREEN TREE
 - DECIDUOUS SHRUBS, 5 GAL.
 - STEEL LANDSCAPE EDGER
 - 3" DEPTH RIVER GRAVEL MULCH OVER WEED BARRIER FABRIC
 - NATIVE GRASS SEEDING
 - PROJECT LIMIT OF WORK

PLANT LEGEND

SYMBOL	QUANTITY	COMMON NAME	BOTANICAL NAME	SIZE	NOTES
WH	8	GREENSPRING INDIAN	ILIA CORDATA GREENSPRING	1.5 GAL	B&B
	8	WESTERN HACKBERRY	CETIS OCCIDENTALS	1.5 GAL	B&B
	25				
SUBTOTAL					
BS	14	BOSMAN PINE	PNUS HELDRECHI	5' FIT	B&B
	SUBTOTAL				
IRC	4	RADIANT GRABAPPLE	IMLUS TRAMONT	1' GAL	B&B
	4	SPRING SNOZZ CORBERRIE	IMLUS SPRING SNOZZ	1' GAL	B&B
	7				
SUBTOTAL					
DKL	56	ANTHONY WATERER SPIREA	SPIRAEA BUNALDA ANTHONY	4 GAL	4 O.C. SPACING
	27	DIABLO FOREALILAC	SYRISAE EVERI	5 GAL	4 O.C. SPACING
	11	JACOMINI POTENTILLA	POTENTILLA FRUTICOSA	5 GAL	4 O.C. SPACING
	63	SPREADING COTONEASTER	COTONEASTER DIVARICATA	5 GAL	5 O.C. SPACING
	SUBTOTAL				
TOTAL					

REVISIONS

NO.	DATE	DESCRIPTION	BY

COMPUTER FILE MANAGEMENT

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 PLOT DATE: 4/29/2020 9:49 AM
 PLOT BY: JACOMINI
 PLOT SCALE: 1/8" = 1'-0"

LIBERTY TREE ACADEMY - PHASE 2
 TOWN OF PEYTON, EL PASO COUNTY
 SITE DEVELOPMENT PLAN

LANDSCAPE PLAN

DESIGNED BY: JACOMINI
 DRAWN BY: JACOMINI
 CHECKED BY: JACOMINI
 DATE: APRIL 2020
 SCALE: AS SHOWN
 SHEET: 5 OF 13
 DRAWING NO.: LST01

PRELIMINARY
 THIS PLAN HAS NOT BEEN APPROVED BY THE TOWN OF PEYTON GOVERNING AGENCIES AND IS SUBJECT TO CHANGE.

FOR LAND ON BEHALF OF: MATRIX DESIGN GROUP, INC.
 PROJECT NO.: 20195603E

PREPARED BY: LIBERTY TREE ACADEMY

LIBERTY TREE ACADEMY
 1000 W. 10TH STREET, SUITE 100
 DENVER, CO 80202

MATRIX
 Excellence by Design



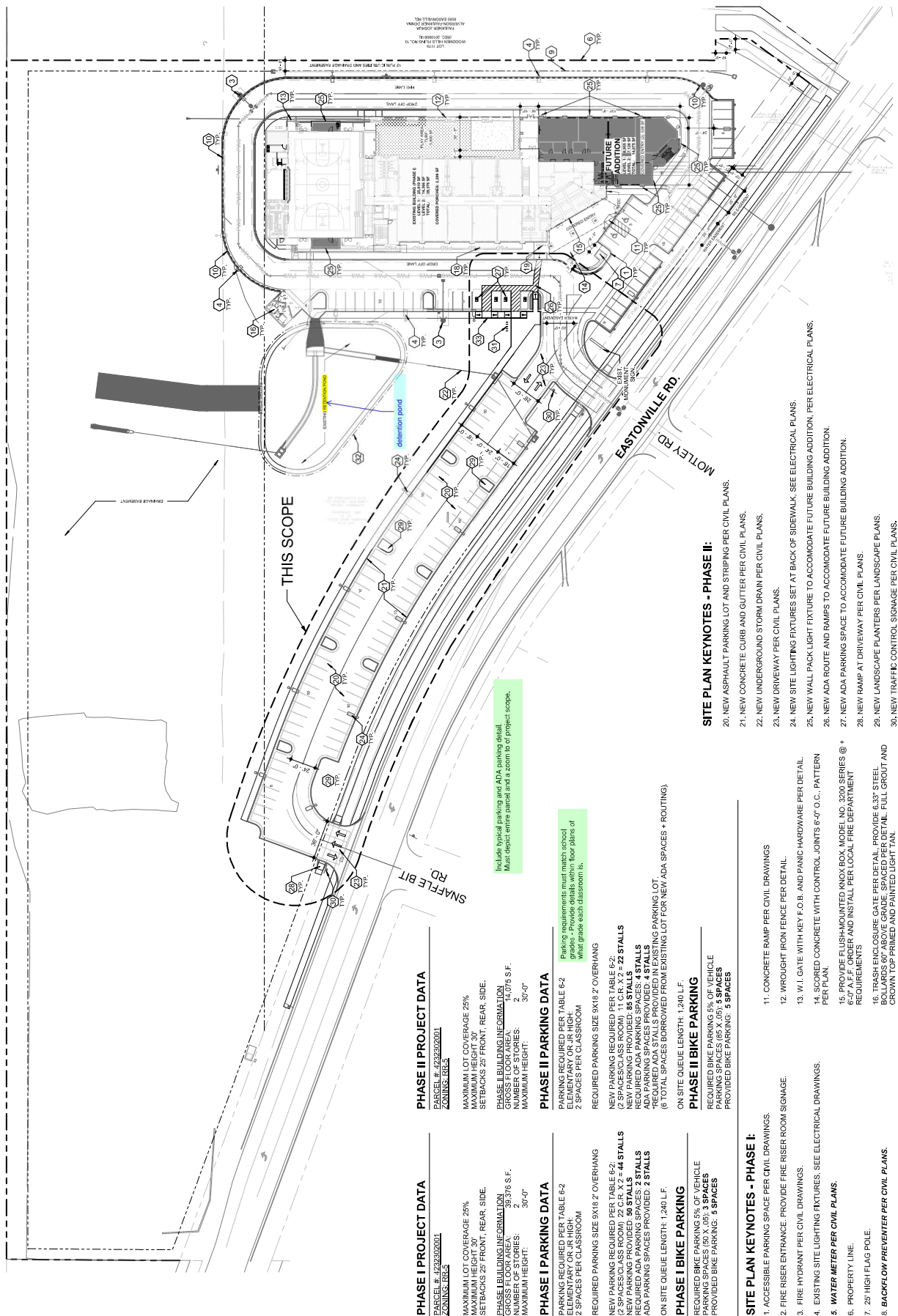
carhuff-cueva architects, llc
3149 e prince rd #151
tucson, arizona 85716
phone 520.577.4560
www.cco-az.com

NEW PARKING LOT FOR:

LIBERTY TREE ACADEMY
8579 EASTONVILLE RD.
PETION, CO 80837

CONSTRUCTION DOCUMENTS

PROJECT NO.	P20-8579
DATE	APRIL 1, 2020
SCALE	1" = 40'-0"
DRAWN BY	MF
REVISION TITLE	ARCHITECTURAL SITE PLAN
DRAWING NUMBER	SP 1.0



1 SITE PLAN
1" = 40'-0"

PHASE I PROJECT DATA

PARCEL # 423230201
ZONING RR-3
MAXIMUM LOT COVERAGE 25%
SETBACKS 25' FRONT, REAR, SIDE.
PHASE I BUILDING INFORMATION
14,079 S.F.
NUMBER OF STORIES: 2
MAXIMUM HEIGHT: 30'-0"

PHASE II PROJECT DATA

PARCEL # 423230201
ZONING RR-3
MAXIMUM LOT COVERAGE 25%
SETBACKS 25' FRONT, REAR, SIDE.
PHASE II BUILDING INFORMATION
14,079 S.F.
NUMBER OF STORIES: 2
MAXIMUM HEIGHT: 30'-0"

PHASE I PARKING DATA

PARKING REQUIRED PER TABLE 6-2
ELEMENTARY OR JR HIGH:
2 SPACES PER CLASSROOM
REQUIRED PARKING SIZE 9X18 2' OVERHANG
NEW PARKING REQUIRED PER TABLE 6-2:
(2 SPACES/CLASS ROOM) 22 C.R. X 2 = 44 STALLS
NEW PARKING PROVIDED: 50 STALLS
TOTAL STALLS PROVIDED: 50 STALLS
ADA PARKING SPACES PROVIDED: 2 STALLS

PHASE II PARKING DATA

PARKING REQUIRED PER TABLE 6-2
ELEMENTARY OR JR HIGH:
2 SPACES PER CLASSROOM
REQUIRED PARKING SIZE 9X18 2' OVERHANG
NEW PARKING REQUIRED PER TABLE 6-2:
(2 SPACES/CLASS ROOM) 11 C.R. X 2 = 22 STALLS
NEW PARKING PROVIDED: 88 STALLS
TOTAL STALLS PROVIDED: 88 STALLS
ADA PARKING SPACES PROVIDED: 4 STALLS
REQUIRED ADA STALLS PROVIDED IN EXISTING PARKING LOT:
(6 TOTAL SPACES BORROWED FROM EXISTING LOT FOR NEW ADA SPACES + ROUTING).
ON SITE QUEUE LENGTH: 1,240 L.F.

PHASE I BIKE PARKING

REQUIRED BIKE PARKING 5% OF VEHICLE PARKING SPACES (50 X .05): 3 SPACES
PROVIDED BIKE PARKING: 5 SPACES

PHASE II BIKE PARKING

REQUIRED BIKE PARKING 5% OF VEHICLE PARKING SPACES (88 X .05): 5 SPACES
PROVIDED BIKE PARKING: 5 SPACES

SITE PLAN KEYNOTES - PHASE I:

1. ACCESSIBLE PARKING SPACE PER CIVIL DRAWINGS.
2. FIRE RISER ENTRANCE. PROVIDE FIRE RISER ROOM SIGNAGE.
3. FIRE HYDRANT PER CIVIL DRAWINGS.
4. EXISTING SITI LIGHTING FIXTURES. SEE ELECTRICAL DRAWINGS.
5. WATER METER PER CIVIL PLANS.
6. PROPERTY LINE.
7. 29' HIGH FLAG POLE.
8. BACKFLOW PREVENTER PER CIVIL PLANS.
9. 6" WROUGHT IRON FENCE MOUNTED ON INTEGRAL COLOR CMU RETAINING WALL. SEE STRUCTURAL DRAWINGS.
10. CONCRETE CURB PER DETAILS. PAINTED RED CURB WITH "NO PARKING FIRE LANE" IN 4" WHITE LETTERS ON FACE OF THE CURB SPACED 30' ON CENTER FOR FIRE LANE DESIGNATION AS INDICATED WITH DASHED LINE.

SITE PLAN KEYNOTES - PHASE II:

20. NEW ASPHALT PARKING LOT AND STRIPING PER CIVIL PLANS.
21. NEW CONCRETE CURB AND GUTTER PER CIVIL PLANS.
22. NEW UNDERGROUND STORM DRAIN PER CIVIL PLANS.
23. NEW DRIVEWAY PER CIVIL PLANS.
24. NEW SITE LIGHTING FIXTURES SET AT BACK OF SIDEWALK. SEE ELECTRICAL PLANS.
25. NEW WALL PACK LIGHT FIXTURE TO ACCOMMODATE FUTURE BUILDING ADDITION. PER ELECTRICAL PLANS.
26. NEW ADA ROUTE AND RAMPS TO ACCOMMODATE FUTURE BUILDING ADDITION.
27. NEW ADA PARKING SPACE TO ACCOMMODATE FUTURE BUILDING ADDITION.
28. NEW RAMP AT DRIVEWAY PER CIVIL PLANS.
29. NEW LANDSCAPE PLANTERS PER LANDSCAPE PLANS.
30. NEW TRAFFIC CONTROL SIGNAGE PER CIVIL PLANS.
31. NEW CYCLOOPS 21704-BICYCLE PARKING.
32. NEW CHAIN LINK FENCE AROUND POND PER CIVIL PLANS.
33. 8" CURB AT BACK OF RAMP LANDING.

Include typical parking and ADA parking detail. Must specify curbs, panels and a section to of project scope.

Parking requirements must match school grades - Provide details within floor plans of whole grade each classroom lot.

THIS SCOPE

SITE PLAN KEYNOTES - PHASE II:

20. NEW ASPHALT PARKING LOT AND STRIPING PER CIVIL PLANS.
21. NEW CONCRETE CURB AND GUTTER PER CIVIL PLANS.
22. NEW UNDERGROUND STORM DRAIN PER CIVIL PLANS.
23. NEW DRIVEWAY PER CIVIL PLANS.
24. NEW SITE LIGHTING FIXTURES SET AT BACK OF SIDEWALK. SEE ELECTRICAL PLANS.
25. NEW WALL PACK LIGHT FIXTURE TO ACCOMMODATE FUTURE BUILDING ADDITION. PER ELECTRICAL PLANS.
26. NEW ADA ROUTE AND RAMPS TO ACCOMMODATE FUTURE BUILDING ADDITION.
27. NEW ADA PARKING SPACE TO ACCOMMODATE FUTURE BUILDING ADDITION.
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31. NEW CYCLOOPS 21704-BICYCLE PARKING.
32. NEW CHAIN LINK FENCE AROUND POND PER CIVIL PLANS.
33. 8" CURB AT BACK OF RAMP LANDING.

Provide grade level details of classrooms

GENERAL NOTES:

- GENERAL CONTRACTOR IS RESPONSIBLE FOR THE SUPPLY AND COORDINATION OF INSTALLATION FOR ALL BUILDING MATERIAL.
- PROVIDE BACKING AT ALL DOOR BUMPERS.
- PROVIDE BRICK WALL CONTROL JOINTS FULL HEIGHT NO MORE THAN 30 FEET TYP PER BRICK WALL MFR. RECOMMENDATIONS.
- ALL DOORS IN FRAMED WALLS SHALL BE 4" FROM ADJACENT WALL U.N.O.
- PROVIDE VINYL CORNER GUARDS AT ALL HALLWAY CORNERS. MECHANICALLY FASTENED. REFERENCE FINISH PLANS.
- KEYNOTES NOT REFERENCED ON THIS SHEET MAY BE REFERENCED ON ANOTHER SHEET.
- PULL DOWN SHADES AT ALL EXTERIOR & INTERIOR WINDOWS. GRAPHICS AND FINISHES.
- PULL DOWN SHADES AT ALL EXTERIOR & INTERIOR WINDOWS.
- PROVIDE WALL MOUNTED SIGNAGE WITH INSERTS OUTSIDE EACH CLASSROOM PER DETAIL. VERIFY WITH OWNER BEFORE ORDERING.
- PROVIDE BAG-HOOKS TO ALL CLASSROOMS, EXCEPT K. CLASSROOMS WITH CUBBIES PER DETAIL T10A.3. COORDINATE LOCATIONS WITH OWNER.

FLOOR PLAN KEYNOTES:

- WOOD STUD PARTITION PER WALL TYPE SCHEDULE SEE SHEET A4.0.
- STOREFRONT SYSTEM WITH CLR ANODIZED ALUMINUM MULLIONS AND DOUBLE PANEL INSULATED CLEAR GLASS. 2" x 10" DEEP MULLIONS AT EXTERIOR & 2" x 1/2" DEEP MULLIONS AT INTERIOR.
- KITCHEN EQUIPMENT AND FIXTURES PER PLUMBING AND ELECTRICAL SHEETS.
- LAMINATE CHAIR WALL WITH 68" GYP. BD. TEXTURED AND PAINTED.
- ANODIZED ALUMINUM WINDOW PER SCHEDULE.
- INTERIOR ROLLER SHADES AT ALL WINDOWS AND STOREFRONT - TYP.
- MILLWORK PER DETAILS AND FURNITURE BY G.C.
- WALL MOUNTED PROJECTOR INSTALLED PER MFG. SPECIFICATIONS. 8'-0" OR 6'-0" WIDE X 4'-0" HIGH WHITE BOARD MOUNTED AT 3'-0" ABOVE FINISH FLOOR. - TYP. PER LABELS.
- WALL MOUNTED HI/LOW DRINKING FOUNTAIN. SEE PLUMBING DRAWINGS. PROVIDE CERAMIC TILE AND 5'-0" MANSCOT.
- ELECTRIC HOT WATER HEATER. SEE PLUMBING DRAWINGS FOR EXACT SIZE AND REQUIREMENTS - TYP.
- PROVIDE FIRE ALARM CONTROL PANEL (FACP) BY G.C. AND BUILDING SECURITY KEYPAD BY OWNER.

- 2A: 10BC FIRE EXTINGUISHER IN SEMI-RECESSED FIRE EXTINGUISHER CABINET - TYPICAL (SEE SPECIFICATIONS). PROVIDE MINIMUM OF (1) PER BUILDING AREA. MAX TRAVEL DISTANCE TO AN FFE SHALL NOT EXCEED 75'.
- ROOF ACCESS LADDER. PROVIDE LOCKABLE ROOF SCUTTLE.
- ELECTRIC PANELS: PROVIDE CLEAR SPACE IN FRONT OF PANELS PER N.E.C. CODE.
- EXTERIOR LIGHTING CONTROLS PER ELECTRICAL DRAWINGS.
- LANDSCAPE TIMER CONTROL PER LANDSCAPE DRAWINGS.
- ACCENT UP LIGHTING PER ELECTRICAL DRAWINGS.
- SCHOOL LOGO PAINTED OR INTEGRAL IN FLOORING.
- PROVIDE JUNCTION BOX FOR POWERED LATCH SYSTEM.
- FIRE RISER ROOM AND FACE SIGN PER LOCAL FIRE RESCUE.
- RESERVED.
- ROLL UP COUNTER SHUTTER
- MODERN FOLD ACOUSTIC SEAL SINGLE ENCORE PARTITION.

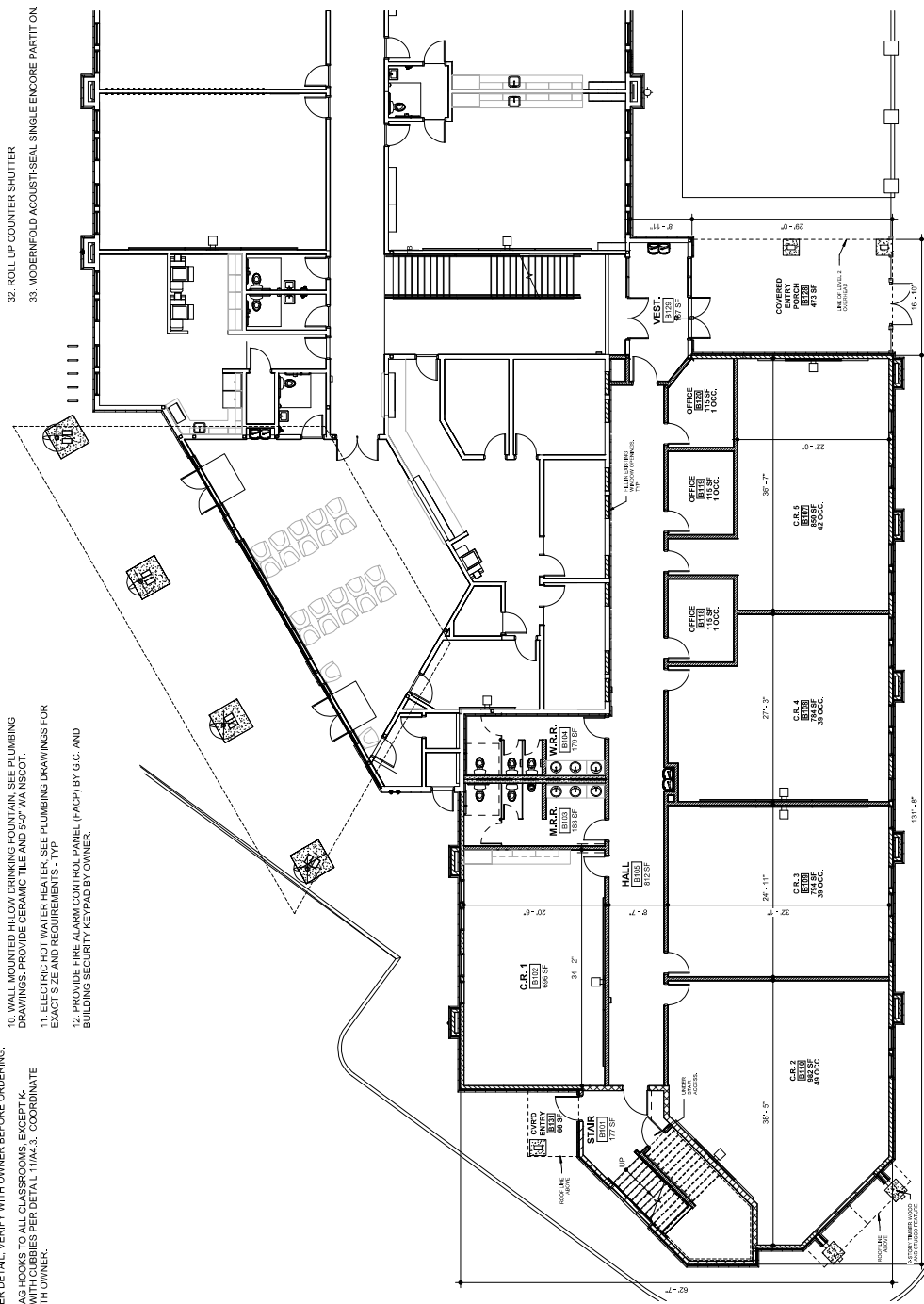


DESIGN APPROVAL
OWNER CLIENT

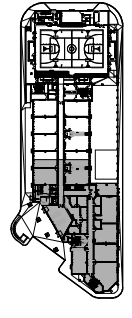


carhuff-cueva architects, llc
3149 e prince rd # 151
tucson, arizona 85716
phone 520.577.4560
www.cca-az.com

NEW PARKING LOT FOR:	
LIBERTY TREE ACADEMY	
8579 EASTONVILLE RD. PETYON, CO 80851	
CONSTRUCTION DOCUMENTS	
PROJECT NO.	P20-8579
DATE	APRIL 1, 2020
SCALE	As Indicated
DRAWN BY	MF
CHECKED BY	
DATE	
PROPOSED FLOOR PLAN LEVEL	
DRAWING NUMBER	A2.0



1. PROP. FLOOR PLAN LEVEL 1 - (6,955 GR. S.F. + 539 S.F. CVRD. ENTRY)
1/8" = 1'-0"



2. KEY PLAN.
1/8" = 1'-0"

GENERAL NOTES:

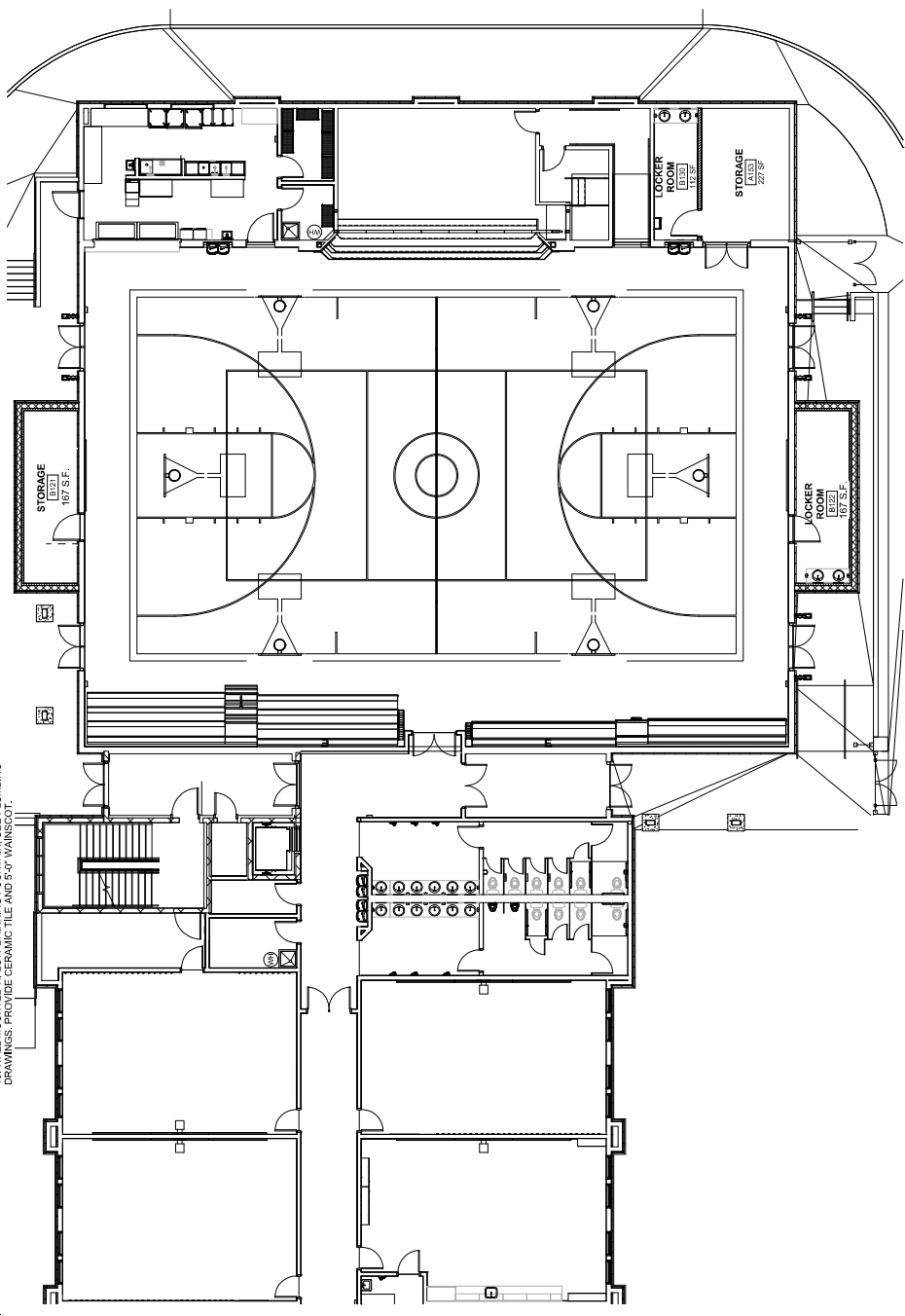
- GENERAL CONTRACTOR IS RESPONSIBLE FOR THE SUPPLY AND COORDINATION OF INSTALLATION FOR ALL BUILDING MATERIAL.
- PROVIDE BACKING AT ALL DOOR BUMPERS.
- PROVIDE DRYWALL CONTROL JOINTS FULL HEIGHT NO MORE THAN 30 FEET APART PER DRYWALL MFR. RECOMMENDATIONS.
- ALL DOORS IN FRAMED WALLS SHALL BE 4" FROM ADJACENT WALL U.N.O.
- PROVIDE VINYL CORNER GUARDS AT ALL HALLWAY CORNERS. MECHANICALLY FASTENED. REFERENCE FINISH PLANS.
- KEYNOTES NOT REFERENCED ON THIS SHEET MAY BE REFERENCED ON ANOTHER SHEET.
- OWNER TO APPROVE ALL PAINT COLORS. FLOORING, FONTS, GRAPHICS AND FINISHES.
- PULL DOWN SHADES AT ALL EXTERIOR & INTERIOR WINDOWS.
- PROVIDE WALL MOUNTED SIGNAGE WITH INSERTS OUTSIDE EACH CLASSROOM PER DETAIL. VERIFY WITH OWNER BEFORE ORDERING.
- PROVIDE BAG HOOPS TO ALL CLASSROOMS, EXCEPT K. CLASSROOMS WITH CUBBIES PER DETAIL 11744.3. COORDINATE LOCATIONS WITH OWNER.

FLOOR PLAN KEYNOTES:

- WOOD STUD PARTITION PER WALL TYPE SCHEDULE SEE SHEET A01.0.
- STOREFRONT SYSTEM WITH CLEAR ANODIZED ALUMINUM MULLIONS. DOUBLE GLASS. USE 2" DEEP CLEAR GLASS. 2" x 10" DEEP MULLIONS AT EXTERIOR & 2" x 4 1/2" DEEP MULLIONS AT INTERIOR.
- KITCHEN EQUIPMENT AND FIXTURES PER PLUMBING AND ELECTRICAL SHEETS.
- LAMINATE CMU WALL WITH 5/8" GYP. BD. TEXTURED AND PAINTED.
- ANODIZED ALUMINUM WINDOW PER SCHEDULE.
- INTERIOR ROLLER SHADES AT ALL WINDOWS AND STOREFRONT - TYP.
- MILLWORK PER DETAILS AND FURNITURE BY G.C.
- WALL MOUNTED PROJECTOR INSTALLED PER MFG. SPECIFICATIONS.
- 9.8'-0" OR 8'-0" WIDE X 14'-0" HIGH WHITE BOARD MOUNTED AT 4'-0" ABOVE FINISH FLOOR - TYP. PER LABELS.
- WALL MOUNTED HOLLOW DRINKING FOUNTAIN. SEE PLUMBING DRAWINGS. PROVIDE CERAMIC TILE AND 3'-0" WAINSCOT.

- ELECTRIC HOT WATER HEATER. SEE PLUMBING DRAWINGS FOR EXACT SIZE AND REQUIREMENTS - TYP.
- PROVIDE FIRE ALARM CONTROL PANEL (FACP) BY G.C. AND BUILDING SECURITY. RETYPED BY OWNER.
- 2A-TBRC FIRE EXTINGUISHER IN SEMI-RECESSED FIRE MINIMUM OF (1) PER 3000 SF OF BUILDING AREA. MAX TRAVEL DISTANCE TO ANY FE SHALL NOT EXCEED 75'.
- ROOF ACCESS LADDER. PROVIDE LOCKABLE ROOF SCUTTLE.
- ELECTRIC PANELS. PROVIDE CLEAR SPACE IN FRONT OF PANELS PER N.E.C. CODE.
- EXTERIOR LIGHTING CONTROLS PER ELECTRICAL DRAWINGS.
- LANDSCAPE TIMER CONTROL PER LANDSCAPE DRAWINGS.
- ACCENT UP LIGHTING PER ELECTRICAL DRAWINGS.
- SCHOOL LOGO PAINTED OR INTEGRAL IN FLOORING.
- PROVIDE JUNCTION BOX FOR POWERED LATCH SYSTEM.
- FIRE RISER ROOM AND FACP SIGN PER LOCAL FIRE RESCUE.

- SIGN POSING MAXIMUM OCCUPANCY PER LIFE SAFETY PLAN.
- PROVIDE ROOF ACCESS SIGN.
- FCC LOCATION. PROVIDE SIGNAGE PER LOCAL FIRE RESCUE.
- ELECTRICAL SERVICE ENTRANCE PER ELECTRICAL PLANS.
- PROVIDE FLUSH MOUNTED KNOX BOX. MODEL NO. 3200 SERIES @ +6'-0" A.F.F. ORDER AND INSTALL PER FIRE DISTRICT REQUIREMENTS.
- COPY MACHINE.
- HYDRAULIC ELEVATOR LIKE THYSEN KRUPP ENDURA HMRL PER SPECIFICATIONS, OR E.O.
- 1 1/2" DIAMETER STEEL PIPE HANDRAIL - PAINTED. MOUNT RAILING AT 2'-0" ABOVE STAIR-1 TYP.
- CONCRETE RAMP. MAX SLOPE 1:12.
- RESERVED.
- ROLL UP COUNTER SHUTTER
- MODERN FOLD ACOUSTIC SEAL SINGLE ENCORE PARTITION.



KEY PLAN.
1" = 80'-0"

PROPOSED FLOOR PLAN LEVEL 1 CONT. - LOCKER ROOMS
1/8" = 1'-0"

LIBERTY TREE ACADEMY

DESIGN APPROVAL
DATE: 04/01/2020

carhuff-cueva architects, llc
3149 e prince rd # 151
tucson, arizona 85716
phone 520.577.4560
www.cca-az.com

NEW PARKING LOT FOR:
LIBERTY TREE ACADEMY
8579 EASTONVILLE RD,
PETTON, CO 80837
CONSTRUCTION DOCUMENTS

PROJECT NO.	P20-8579
DATE	APRIL 1, 2020
SCALE	As Indicated
DRAWN BY	MF
CHECKED BY	

PROPOSED FLOOR PLAN LEVEL 1	CONT. 1
DRAWING TITLE	
DRAWING NUMBER	A2.1

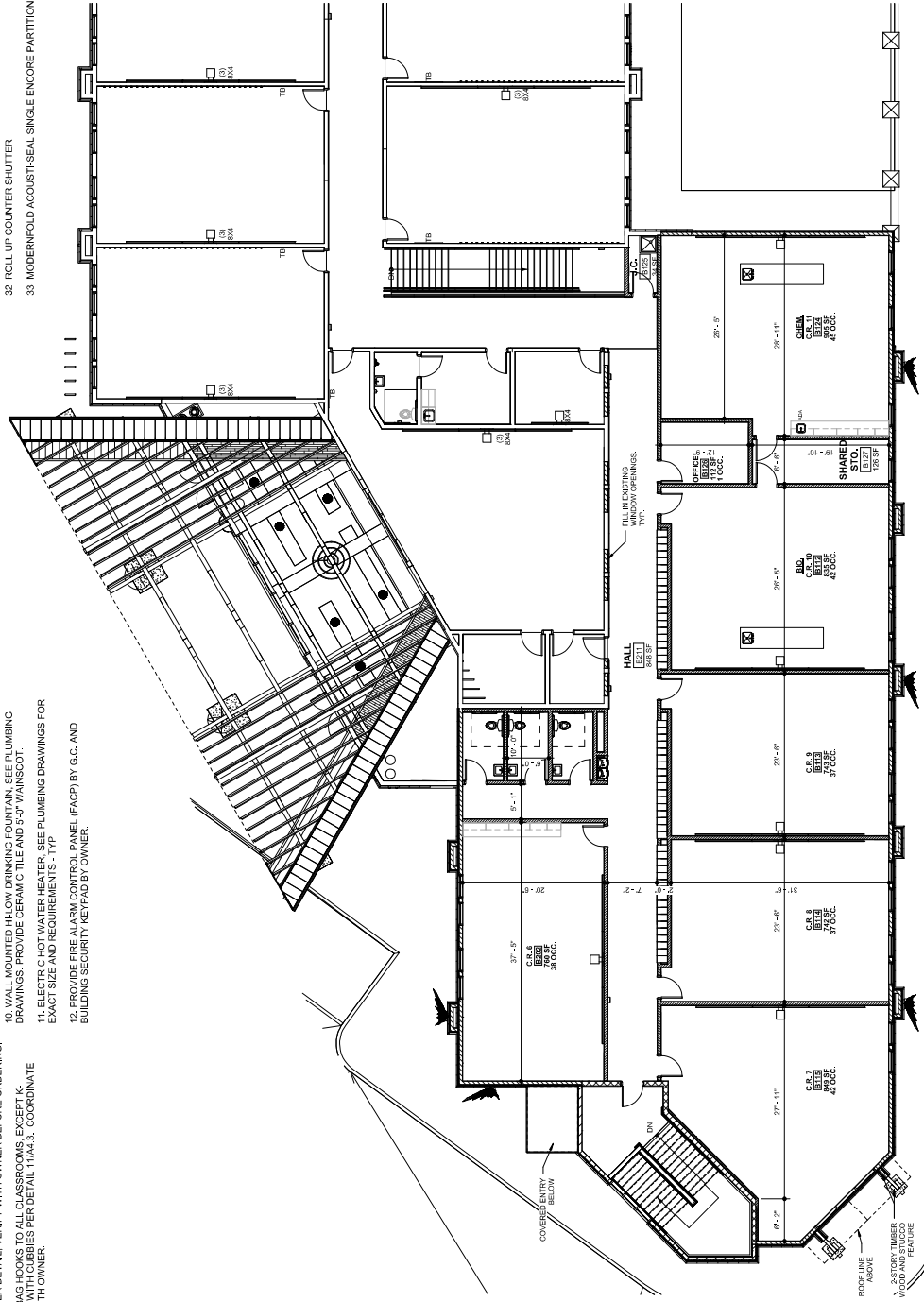
GENERAL NOTES:

1. GENERAL CONTRACTOR IS RESPONSIBLE FOR THE SUPPLY AND COORDINATION OF INSTALLATION FOR ALL BUILDING MATERIAL.
2. PROVIDE BACKING AT ALL DOOR BUMPERS.
3. PROVIDE BRICK WALL CONTROL JOINTS FULL HEIGHT NO MORE THAN 30 FEET TYPICAL PER BRICK WALL MFR. RECOMMENDATIONS.
4. ALL DOORS IN FRAMED WALLS SHALL BE 4" FROM ADJACENT WALL U.N.O.
5. PROVIDE VINYL CORNER GUARDS AT ALL HALLWAY CORNERS. MECHANICALLY FASTENED. REFERENCE FINISH PLANS.
6. KEYNOTES NOT REFERENCED ON THIS SHEET MAY BE REFERENCED ON ANOTHER SHEET.
7. OWNER TO APPROVE ALL PAINT COLORS, FLOORING, FONTS, GRAPHICS AND FINISHES.
8. PULL DOWN SHADES AT ALL EXTERIOR & INTERIOR WINDOWS.
9. PROVIDE WALL MOUNTED SIGNAGE WITH INSERTS OUTSIDE EACH CLASSROOM PER DETAIL, VERIFY WITH OWNER BEFORE ORDERING.
10. PROVIDE BAG-HOOKS TO ALL CLASSROOMS, EXCEPT K. CLASSROOMS WITH CUBBIES PER DETAIL T10A.3. COORDINATE LOCATIONS WITH OWNER.

FLOOR PLAN KEYNOTES:

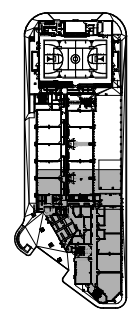
1. WOOD STUD PARTITION PER WALL TYPE SCHEDULE SEE SHEET A4.0.
2. STOREFRONT SYSTEM WITH CLR ANODIZED ALUMINUM MULLIONS AND DOUBLE PANEL INSULATED CLEAR GLASS, 2" x 10" DEEP MULLIONS AT EXTERIOR & 2" x 1/2" DEEP MULLIONS AT INTERIOR.
3. KITCHEN EQUIPMENT AND FIXTURES PER PLUMBING AND ELECTRICAL SHEETS.
4. LAMINATE CHU WALL WITH 68" GYP. BD. TEXTURED AND PAINTED.
5. ANODIZED ALUMINUM WINDOW PER SCHEDULE.
6. INTERIOR ROLLER SHADES AT ALL WINDOWS AND STOREFRONT - TYP.
7. MILLWORK PER DETAILS AND FURNITURE BY G.C.
8. WALL MOUNTED PROJECTOR INSTALLED PER MFG. SPECIFICATIONS.
9. 8'-0" OR 6'-0" WIDE X 4'-0" HIGH WHITE BOARD MOUNTED AT 3'-0" ABOVE FINISH FLOOR - TYP. PER LABELS.
10. WALL MOUNTED HI-LOW DRINKING FOUNTAIN. SEE PLUMBING DRAWINGS. PROVIDE CERAMIC TILE AND 5'-0" WAINSCOT.
11. ELECTRIC HOT WATER HEATER. SEE PLUMBING DRAWINGS FOR EXACT SIZE AND REQUIREMENTS - TYP.
12. PROVIDE FIRE ALARM CONTROL PANEL (FACP) BY G.C. AND BUILDING SECURITY KEYPAD BY OWNER.

13. 2A-10BC FIRE EXTINGUISHER IN SEMI-RECESSED FIRE EXTINGUISHER CABINET - TYPICAL (SEE SPECIFICATIONS), PROVIDE MINIMUM OF (1) PER BUILDING AREA. MAX TRAVEL DISTANCE TO ANY FIRE SHALL NOT EXCEED 75'.
14. ROOF ACCESS LADDER. PROVIDE LOCKABLE ROOF SCUTTLE.
15. ELECTRIC PANELS: PROVIDE CLEAR SPACE IN FRONT OF PANELS PER N.E.C. CODE.
16. EXTERIOR LIGHTING CONTROLS PER ELECTRICAL DRAWINGS.
17. LANDSCAPE TIMER CONTROL PER LANDSCAPE DRAWINGS.
18. ACCENT UP LIGHTING PER ELECTRICAL DRAWINGS.
19. SCHOOL LOGO PAINTED OR INTEGRAL IN FLOORING.
20. PROVIDE JUNCTION BOX FOR POWERED LATCH SYSTEM.
21. FIRE RISER ROOM AND FACE SIGN PER LOCAL FIRE RESCUE.
22. COPY MACHINE.
23. HYDRAULIC ELEVATOR LIKE THYSSEN KRUPP ENDURA HMRL PER SPECIFICATIONS, OR EQ.
24. 1-1/2" DIAMETER STEEL PIPE HANDRAIL - PAINTED. MOUNT RAILING AT +2'-10" ABOVE STAIR - TYP.
25. CONCRETE RAMP, MAX SLOPE 1:12.
31. RESERVED.
32. ROLL UP COUNTER SHUTTER
33. MODERNFOLD ACOUSTICSEAL SINGLE ENCORE PARTITION



PROPOSED FLOOR PLAN LEVEL 2 - (7,120 GROSS S.F.)

1/8" = 1'-0"



KEY PLAN
1" = 80'-0"

carhuff-cueva architects, llc
3149 e prince rd # 151
tucson, arizona 85716
phone 520.577.4560
www.cca-az.com

NEW PARKING LOT FOR:
LIBERTY TREE ACADEMY
8579 EASTONVILLE RD,
PETTON, CO 80831

CONSTRUCTION DOCUMENTS

DATE: APRIL 1, 2020

SCALE: As Indicated

DESIGNED BY: MF

PROJECT NO.: P20-8579

DATE: APRIL 1, 2020

SCALE: As Indicated

DESIGNED BY: MF

PROPOSED FLOOR PLAN LEVEL 2
DRAWING NUMBER: **A2.2**



EXTERIOR BUILDING FINISHES

STANDING SEAM METAL ROOF:
 COLORS PER BUILDING ELEVATIONS. PROVIDE PRE-FINISHED ALUM. SOFFIT COLOR TO MATCH ROOF.

WAINSCOT: ADHERED THIN STONE VENEER, MFR. TBD. COLOR: TBD. WITH PRECAST CONCRETE SILL.

WALL: DRYVIT EIFS SYSTEM OR EQ OW 1 1/2" EPS FOAM INSULATION, FINE GRAIN SAND/DELAST FINISH, (COLOR: TBD). PAINT ANY EXPOSED FOUNDATION TO MATCH BLDG. TYP. GREEN (AT GYM ONLY).

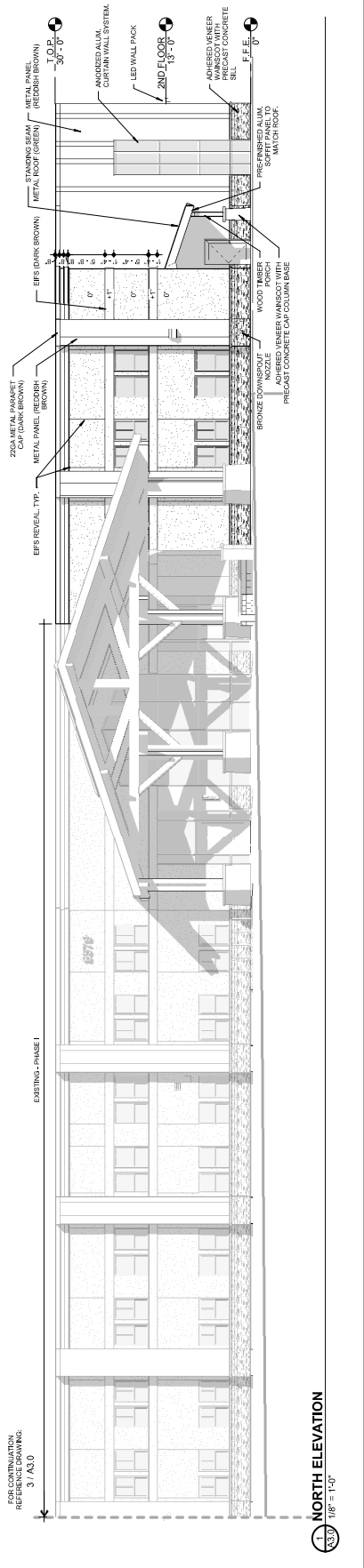
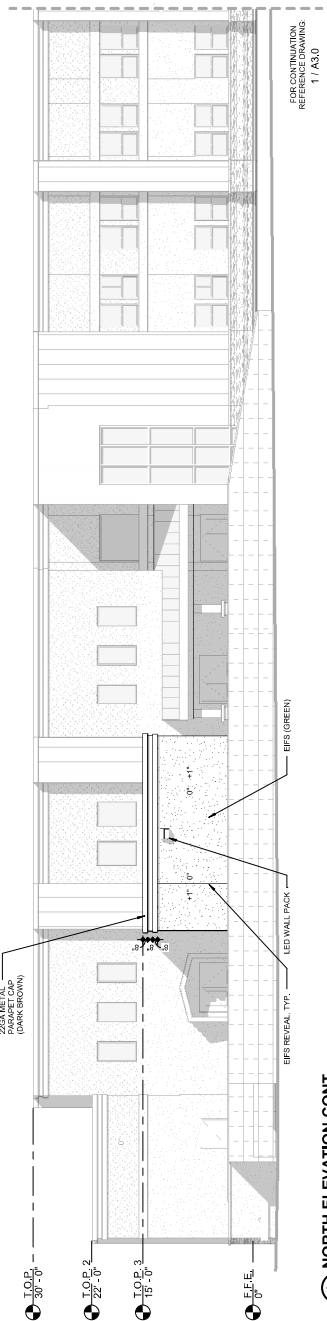
WALL ACCENT STRIPE: DRYVIT EIFS SYSTEM OR EQ OW 2" EPS FOAM INSULATION, FINE GRAIN SAND/DELAST FINISH, (COLOR: DARK BROWN).

METAL PANEL: Z2GA AEP SPAN INC. METAL PANEL PROFILE TBD. (COLOR: REDDISH BROWN AT ALL POPOUTS).

WOOD TIMBERS: FINISH GRADE WOOD, STAIN AND SEALANT TO MATCH EXTERIOR. PROVIDE COMMERCIAL GRADE SATIN POLYURETHANE WATERPROOF SEALER, PRIME AND PAINT. STEEL GUSSET PLATES AND BOLTS BLACK.

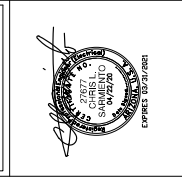
*NOTE: COLORS AND PAINT SCHEME TO BE APPROVED BY OWNER PRIOR TO ORDERING PAINT.

*CENTER FURNACE VENTS AND LOUVERS IN POPOUTS AND ABOVE WINDOWS, TYP.



DATE APPROVED

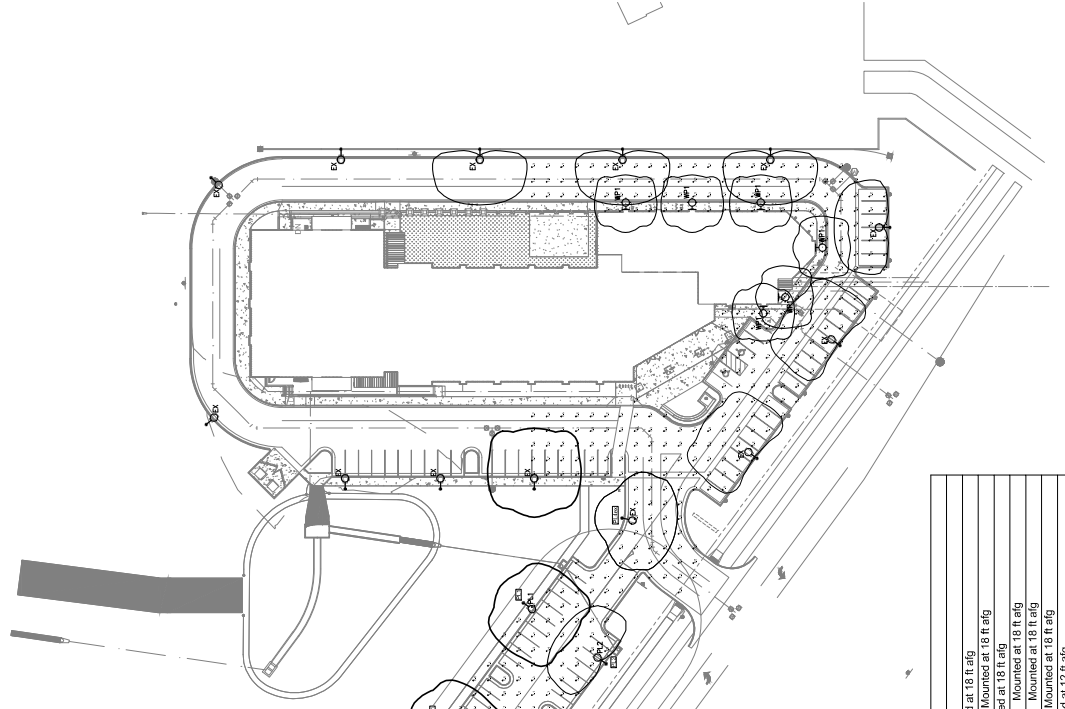
DESIGN APPROVAL
OWNER/CLIENT



NEW PARKING LOT FOR:
LIBERTY TREE ACADEMY
8579 EASTONVILLE RD.
PFTON, CO 80831

CONSTRUCTION DOCUMENTS
PROJECT NO. 220-4579

DATE: APRIL 1, 2020
SCALE: As Indicated
DRAWN BY: Author
PHOTOMETRIC PLAN
DRAWING NUMBER: E1.2



Date: 4/21/2020
G:\Cad Projects\1480-18-Liberty Tree Academy\PHOTOMETRICS\1480-18-L_PPhase 2.AGI

WWL Calculation Summary

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
Phase 2 levels at grade	Illuminance	Fc	2.47	7.5	0.1	24.70	75.00

WWL Luminaire Schedule

Symbol	Qty	Label	Arrangement	Total Lamp Lumens	LLF	Description
☐	6	PL1	SINGLE	12425	0.980	ARE-EDG-4M-DA-06-E-UL-BK-700-40K Mounted at 18 ft afg
☐	1	PL1ex	SINGLE	12425	0.980	Existing ARE-EDG-4M-DA-06-E-UL-BK-700-40K Mounted at 18 ft afg
☐	4	PL2	SINGLE	8714	0.980	ARE-EDG-3MB-DA-06-E-UL-BK-700-40K Mounted at 18 ft afg
☐	4	PL2ex	SINGLE	8714	0.980	Existing ARE-EDG-3MB-DA-06-E-UL-BK-700-40K Mounted at 18 ft afg
☐	2	PL3ex	SINGLE	10573	0.980	Existing ARE-EDG-4MB-DA-08-E-UL-BK-525-40K Mounted at 18 ft afg
☐	1	PL4ex	SINGLE	11779	0.980	Existing ARE-EDG-3M-DA-06-E-UL-BK-700-40K Mounted at 18 ft afg
☐	6	WP1	SINGLE	N.A.	0.970	SEC-EDG-4M-WM-04-E-UL-BK-525-40K Mounted at 12 ft afg



