

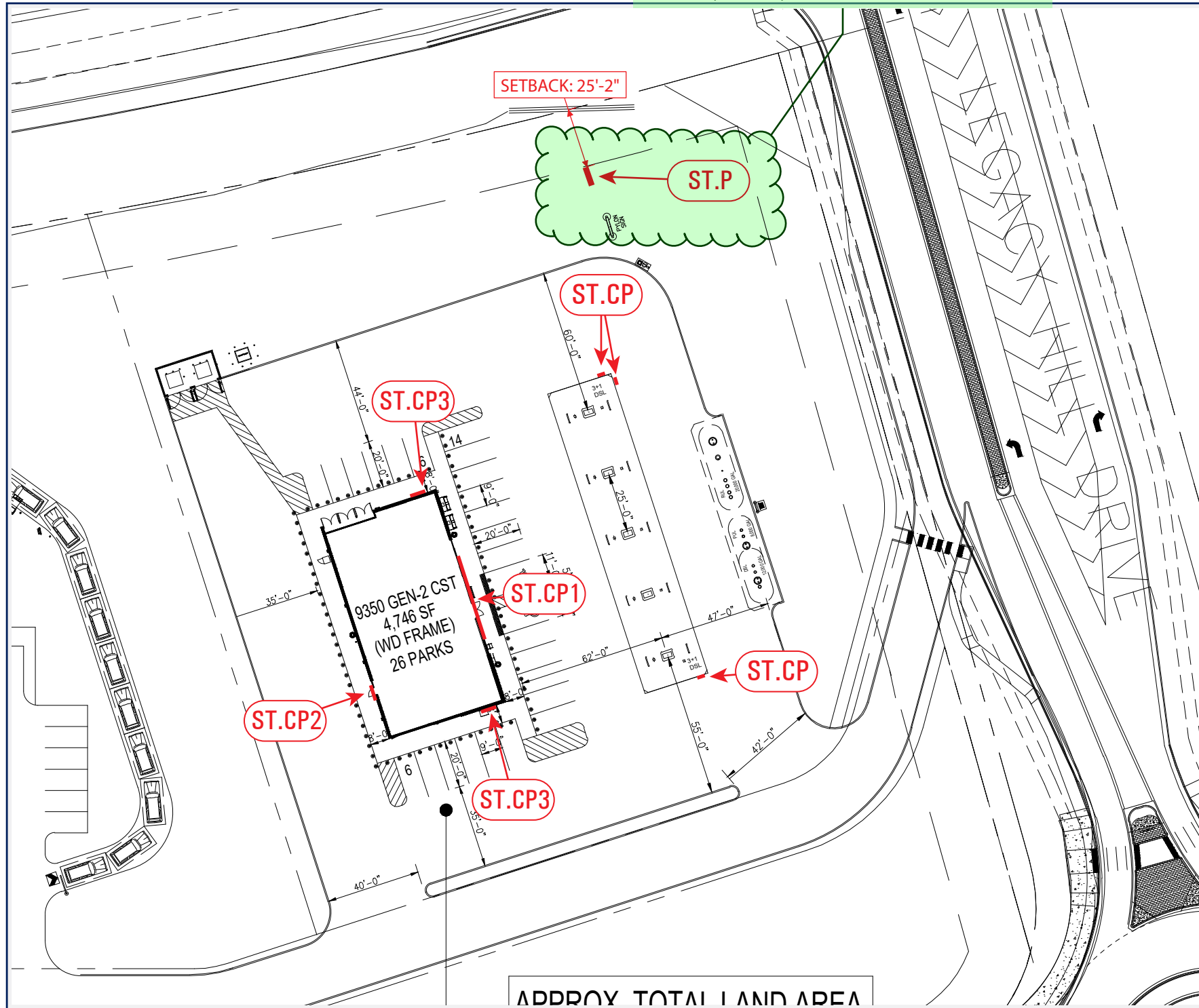
INFORMATIONAL COMMENT ONLY
This sign plan has been cursory reviewed with this Site Development Plan but will need to be submitted on its own "Sign Plan" Application via EDARP for official approval. The freestanding sign along Bradley Rd on page 2 of this set may be need to relocated based on the potential Final Plat reconfiguration of the lot.



711 #1057022 BRADLEY AND LEGACY (EL PASO CO)

SIGN LOCATION

This sign may need to be relocated if the lot changes configuration within the associated Final Plat project currently in review (SF269)



AERIAL VIEW

SIGN LOCATION

SIGN	SIGNAGE TYPE	PROPOSED	QTY	SQ/FT
ST.CL1	TRI-STRIPE / LOGO PAN CHANNEL		1	138.6 sqft
ST.CL2	DUAL ILLUMINATED PAN CHANNEL		1	21.9 sqft
ST.CL3	DUAL ILLUMINATED PAN CHANNEL		2	48.2 sqft
ST.CP	CANOPY LOGOS		3	7 sqft
ST.P	PYLON		1	49 sqft
TOTAL NUMBER OF SIGNS & SQUARE FOOTAGE :			8	326.9 sqft

El Paso County Sign Code

Freestanding Signs

- One per frontage, 500' minimum separation
- 40sf per face (+25% if along arterial road)
- Up to same height as building
- 10' minimum setback

Wall Signs

- 1.5sf per 1' of wall, per elevation
- Signs cannot break plane of roof or canopy



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303.464.0644
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CLIENT NAME:
711 #1057022

ADDRESS:
NEC OF BRADLEY RD AND LEGACY DR

CITY / STATE / ZIP:
COLORADO SPRINGS

SALES EXECUTIVE:
JOHN CURRAN

DESIGNER:
KYLE KUBERRA

ORIGINAL DATE:
06.19.25

V3 VERSION #

FINAL ART

DATE	REVISION	DESIGNER	DSGN HRS
06.19.25	ORIGINAL DESIGN	KJK	6 HR
07.15.25	UPDATED SITE MAP	KJK	45 MIN
08.06.25	UPDATED SITE MAP / CHANGED KEYSTONE SIGN TO 7FT	KJK	1 HR

CLIENT APPROVAL

Client Signature / Date:

Landlord Signature / Date:

SHEET 2 OF 10

FILE LOCATION PATH:

MONDAY.COM: 711 #1057022 Bradley and Legacy(El Paso Co)

2025 Customer Art(7-ELEVEN)711 #1057022 Bradley and Legacy(Presale Project Info)Design Concepts

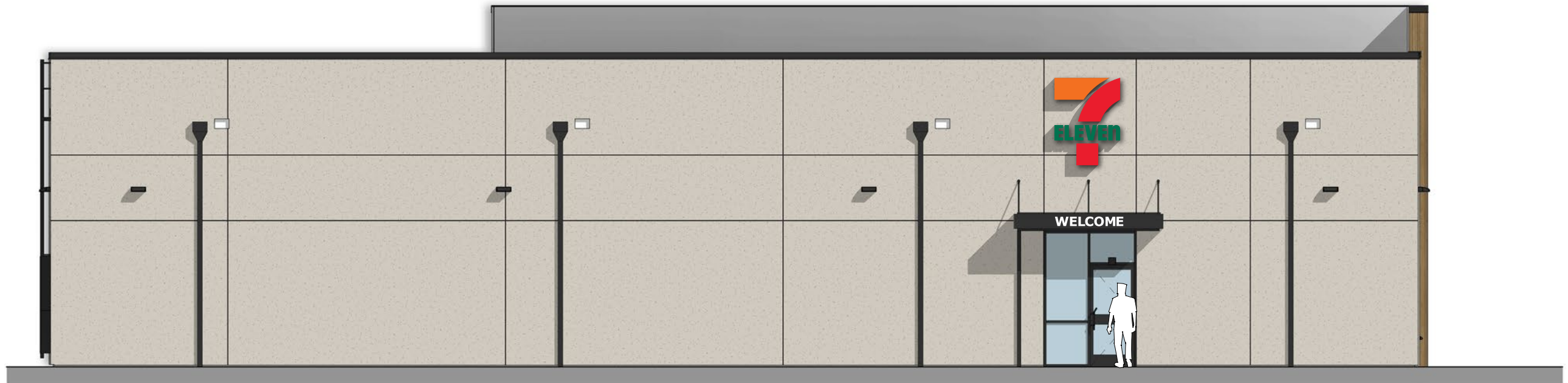
711 #1057022 BRADLEY AND LEGACY (EL PASO CO)

ELEVATION VIEW



PROPOSED - APPROXIMATE RELATIVE SCALE

EAST ELEVATION



PROPOSED - APPROXIMATE RELATIVE SCALE

WEST ELEVATION



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CLIENT NAME:
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CITY / STATE / ZIP:
COLORADO SPRINGS

SALES EXECUTIVE:
JOHN CURRAN

DESIGNER:
KYLE KUBERRA

ORIGINAL DATE:
06.19.25

V3 VERSION #

FINAL ART

DATE	REVISION	DESIGNER	DSGN HRS
06.19.25	ORIGINAL DESIGN	KJK	6 HR
07.15.25	UPDATED SITE MAP	KJK	45 MIN
08.06.25	UPDATED SITE MAP / CHANGED KEYSTONE SIGN TO 7FT KJK		1 HR

CLIENT APPROVAL

Client Signature / Date:

Landlord Signature / Date:

SHEET 3 OF 10

FILE LOCATION PATH:
MONDAY.COM: 711 #1057022 Bradley and Legacy(El Paso Co)

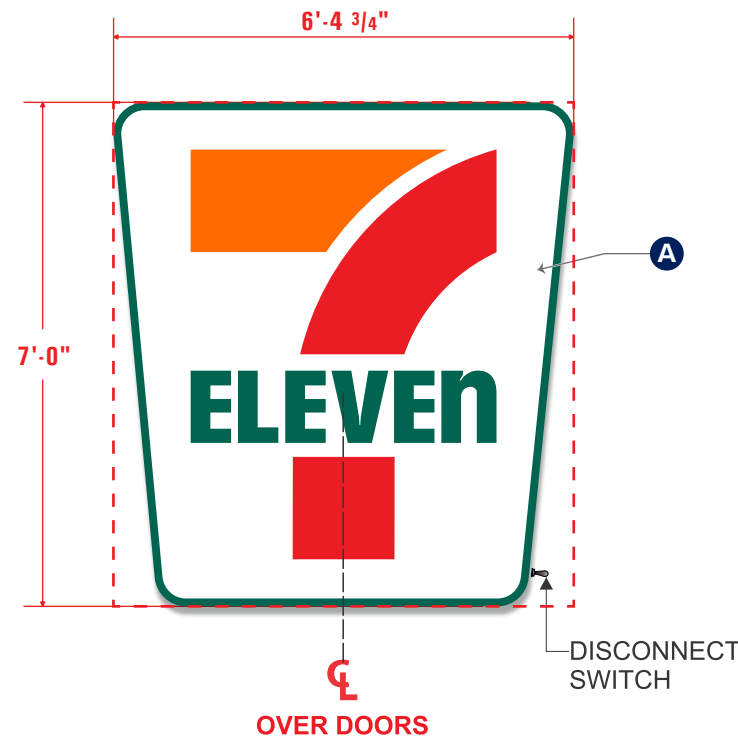
2025 Customer Art(7-ELEVEN)711 #1057022 Bradley and Legacy(Presale Project Info)Design Concepts

711 #1057022 BRADLEY AND LEGACY (EL PASO CO)

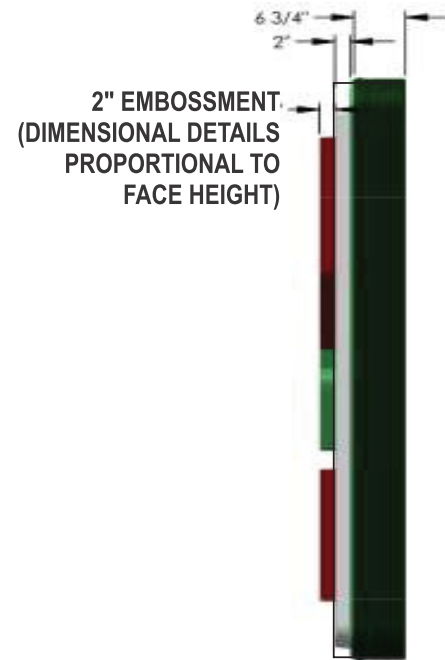
ST.CL1 - 44'-4" X 7'-0" - TRI-STRIPE BAND & LOGO

SIGN SPECIFICATIONS

A KEYSTONE WALL SIGN
CLIENT PROVIDED. BSC SIGNS TO INSTALL WITH PROPER HARDWARE AS REQD.



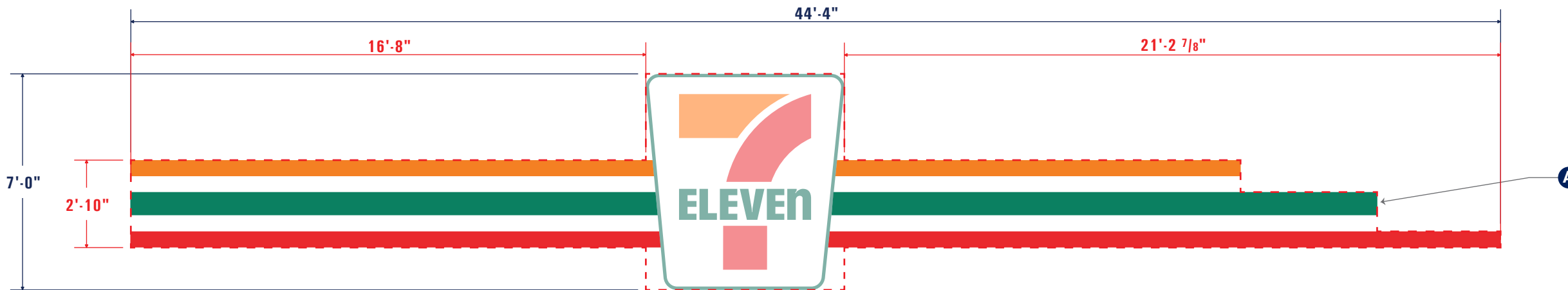
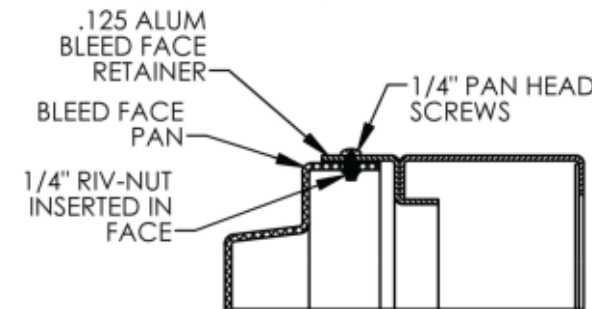
FRONT VIEW QTY (1)
SCALE: 3/8" = 1'-0" SIGN- 44.8 SQFT



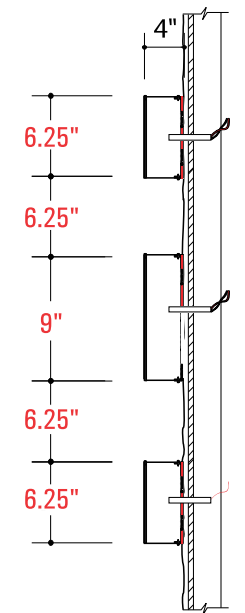
SIDE VIEW - NTS



ANGLED VIEW - NTS



FRONT VIEW QTY (1)
SCALE: 1/4" = 1'-0" SIGN- 93.8 SQFT (STRIPES ONLY)
TOTAL SQFT: 138.6



ENLARGED SIDE VIEW



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CLIENT NAME:
711 #1057022
ADDRESS:
NEC OF BRADLEY RD AND LEGACY DR
CITY / STATE / ZIP:
COLORADO SPRINGS

SALES EXECUTIVE:
JOHN CURRAN
DESIGNER:
KYLE KUBERRA
ORIGINAL DATE:
06.19.25

V3 VERSION #
FINAL ART

DATE	REVISION	DESIGNER	DSGN HRS
06.19.25	ORIGINAL DESIGN	KJK	6 HR
07.15.25	UPDATED SITE MAP	KJK	45 MIN
08.06.25	UPDATED SITE MAP / CHANGED KEYSTONE SIGN TO 7FT	KJK	1 HR

CLIENT APPROVAL

Client Signature / Date:

Landlord Signature / Date:

SHEET 4 OF 10
FILE LOCATION PATH:
MONDAY.COM: 711 #1057022 Bradley and Legacy(El Paso Co)
2025 Customer Art(7-ELEVEN)711 #1057022 Bradley and Legacy(Presale Project Info)Design Concepts

711 #1057022 BRADLEY AND LEGACY (EL PASO CO)

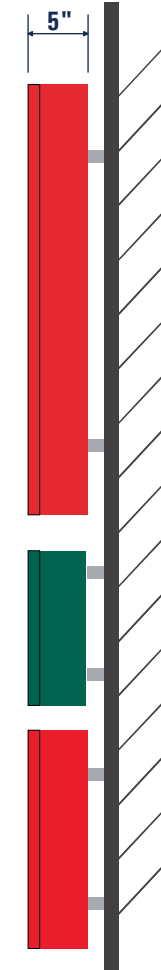
ST.CL2- 4'-6" X 6'-0" - FRONT / HALO LIT 7-11 WALL SIGN

SIGN SPECIFICATIONS

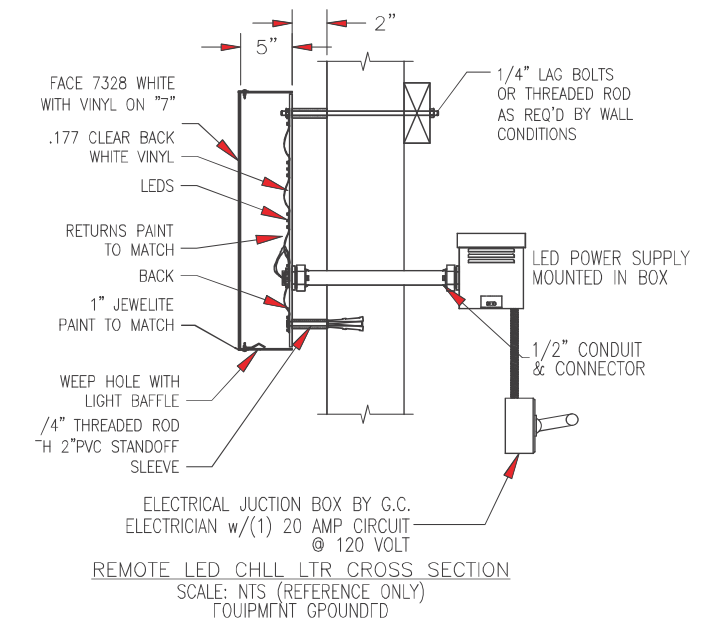
- A STACKED DUAL LIT 7-11 SIGN**
CLIENT PROVIDED. BSC SIGNS TO INSTALL WITH PROPER HARDWARE AS REQD.



FRONT VIEW **QTY (1)**
SCALE: 3/4" = 1'-0" **SIGN- 21.9 SQFT**



SIDE VIEW



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CLIENT NAME:
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 CITY / STATE / ZIP:
COLORADO SPRINGS

SALES EXECUTIVE:
JOHN CURRAN
 DESIGNER:
KYLE KUBERRA
 ORIGINAL DATE:
06.19.25

V3 **VERSION #**
FINAL ART

DATE	REVISION	DESIGNER	DSGN HRS
06.19.25	ORIGINAL DESIGN	KJK	6 HR
07.15.25	UPDATED SITE MAP	KJK	45 MIN
08.06.25	UPDATED SITE MAP / CHANGED KEYSTONE SIGN TO 7FT	KJK	1 HR

CLIENT APPROVAL

 Client Signature / Date:

 Landlord Signature / Date:

SHEET 5 OF 10
 FILE LOCATION PATH:
 MONDAY.COM: 711 #1057022 Bradley and Legacy(El Paso Co)
 2025 Customer Art(7-ELEVEN)711 #1057022 Bradley and Legacy(Presale Project Info)Design Concepts

711 #1057022 BRADLEY AND LEGACY (EL PASO CO)

ELEVATION VIEW



PROPOSED - APPROXIMATE RELATIVE SCALE

NORTH ELEVATION



PROPOSED - APPROXIMATE RELATIVE SCALE

SOUTH ELEVATION



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CLIENT NAME:
711 #1057022
 ADDRESS:
NEC OF BRADLEY RD AND LEGACY DR
 CITY / STATE / ZIP:
COLORADO SPRINGS

SALES EXECUTIVE:
JOHN CURRAN
 DESIGNER:
KYLE KUBERRA
 ORIGINAL DATE:
06.19.25

V3 VERSION #
FINAL ART

DATE	REVISION	DESIGNER	DSGN HRS
06.19.25	ORIGINAL DESIGN	KJK	6 HR
07.15.25	UPDATED SITE MAP	KJK	45 MIN
08.06.25	UPDATED SITE MAP / CHANGED KEYSTONE SIGN TO 7FT. KJK		1 HR

CLIENT APPROVAL

Client Signature / Date:

Landlord Signature / Date:

SHEET 6 OF 10

FILE LOCATION PATH:

MONDAY.COM: 711 #1057022 Bradley and Legacy(El Paso Co)

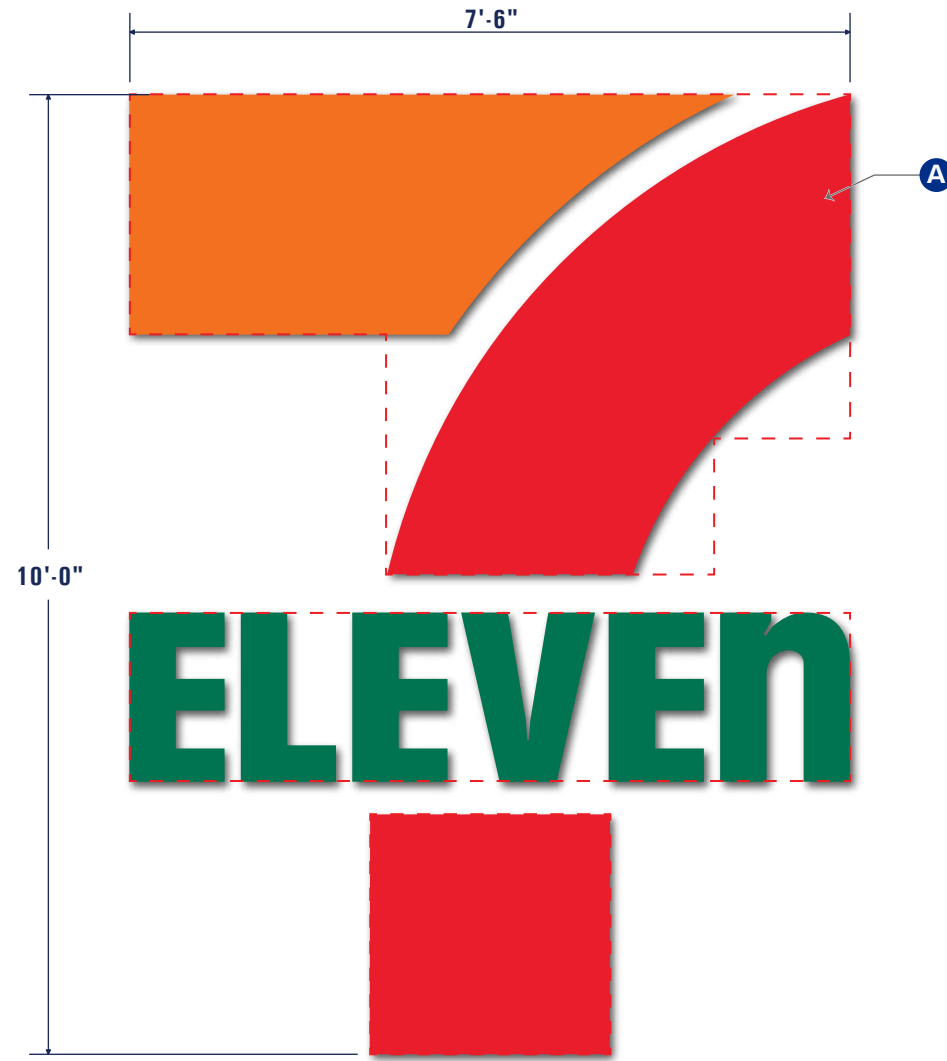
2025 Customer Art\7-ELEVEN\711 #1057022 Bradley and Legacy\Presale Project Info\Design Concepts

711 #1057022 BRADLEY AND LEGACY (EL PASO CO)

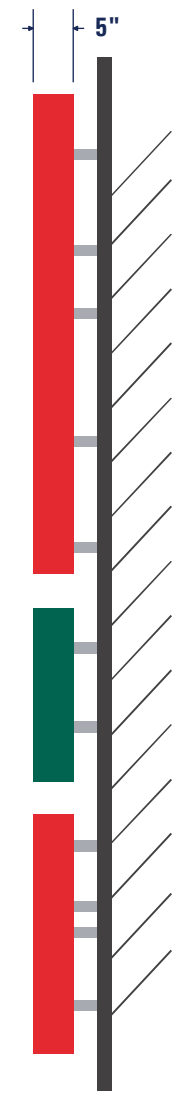
ST.CL3 - 7'-6" X 10'-0" - DUAL LIT CHANNEL LETTERS

SIGN SPECIFICATIONS

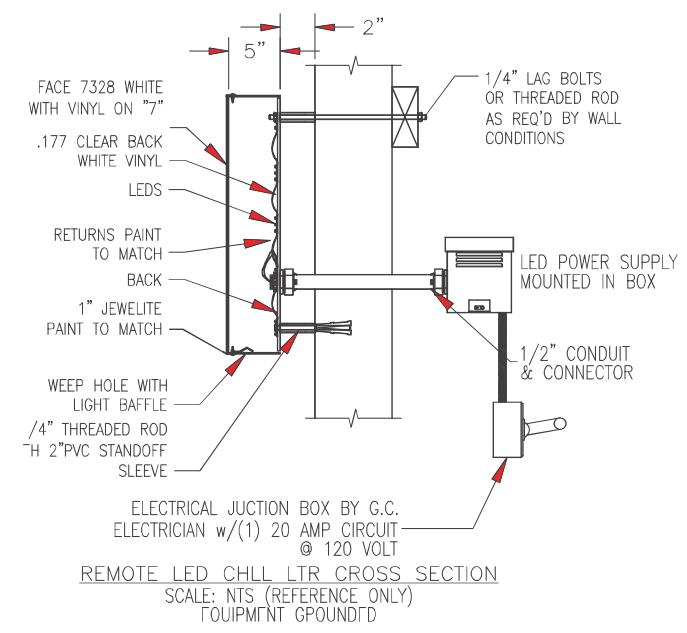
A **STACKED DUAL LIT 7-11 SIGN**
 CLIENT PROVIDED. BSC SIGNS TO INSTALL WITH
 PROPER HARDWARE AS REQD.



FRONT VIEW **QTY (2)**
SCALE: 1/2" = 1'-0" **SIGN- 48.2 SQFT**



SIDE VIEW



REMOTE LED CHLL LTR CROSS SECTION
 SCALE: NTS (REFERENCE ONLY)
 EQUIPMENT GROUND'D



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CLIENT NAME:
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COLORADO SPRINGS

SALES EXECUTIVE:
JOHN CURRAN
 DESIGNER:
KYLE KUBERRA
 ORIGINAL DATE:
06.19.25

V3 **VERSION #**
FINAL ART

DATE	REVISION	DESIGNER	DSGN HRS
06.19.25	ORIGINAL DESIGN	KJK	6 HR
07.15.25	UPDATED SITE MAP	KJK	45 MIN
08.06.25	UPDATED SITE MAP / CHANGED KEYSTONE SIGN TO 7FT	KJK	1 HR

CLIENT APPROVAL

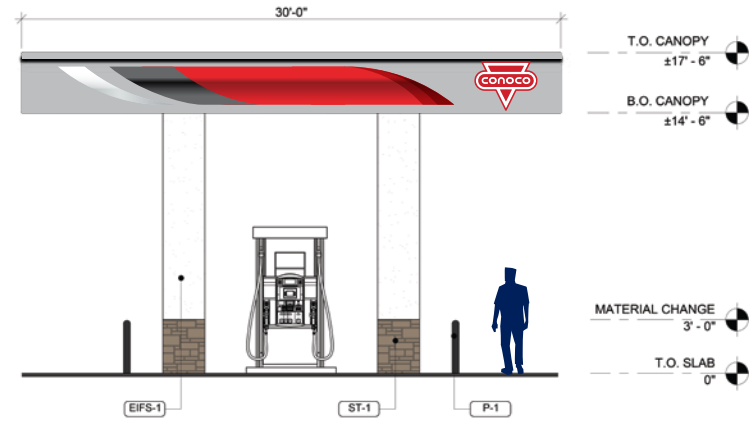
 Client Signature / Date:

 Landlord Signature / Date:

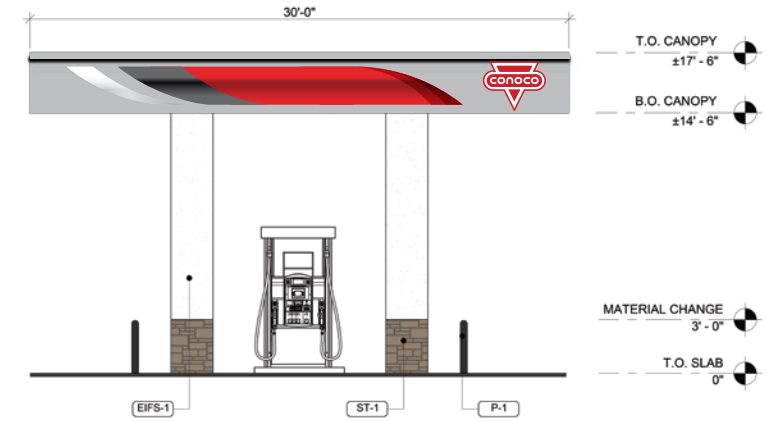
SHEET 7 OF 10
 FILE LOCATION PATH:
 MONDAY.COM: 711 #1057022 Bradley and Legacy(El Paso Co)
 2025 Customer Art(7-ELEVEN|711 #1057022 Bradley and Legacy|Presale Project Info|Design Concepts

711 #1057022 BRADLEY AND LEGACY (EL PASO CO)

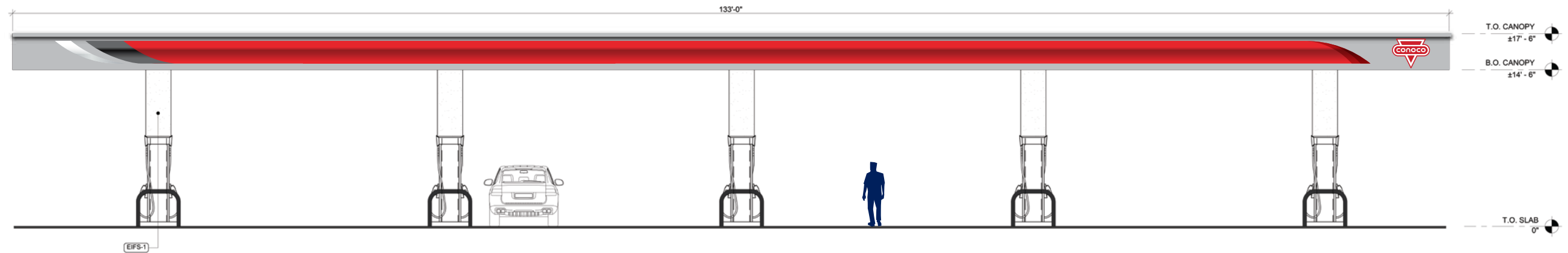
ELEVATION VIEW



PROPOSED - APPROXIMATE RELATIVE SCALE
NORTH ELEVATION



PROPOSED - APPROXIMATE RELATIVE SCALE
SOUTH ELEVATION



PROPOSED - APPROXIMATE RELATIVE SCALE
EAST ELEVATION



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SALES EXECUTIVE:
JOHN CURRAN

DESIGNER:
KYLE KUBERRA

ORIGINAL DATE:
06.19.25

V3 VERSION #

FINAL ART

DATE	REVISION	DESIGNER	DSGN HRS
06.19.25	ORIGINAL DESIGN	KJK	6 HR
07.15.25	UPDATED SITE MAP	KJK	45 MIN
08.06.25	UPDATED SITE MAP / CHANGED KEYSTONE SIGN TO 7FT KJK	KJK	1 HR

CLIENT APPROVAL

Client Signature / Date: _____

Landlord Signature / Date: _____

SHEET 8 OF 10

FILE LOCATION PATH:
MONDAY.COM: 711 #1057022 Bradley and Legacy(El Paso Co)

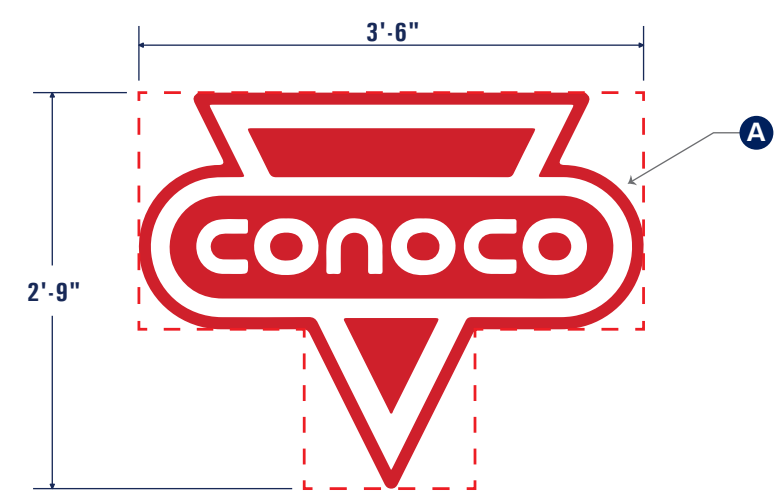
2025 Customer Art(7-ELEVEN)711 #1057022 Bradley and Legacy(Presale Project Info)Design Concepts

711 #1057022 BRADLEY AND LEGACY (EL PASO CO)

ST.CP - 3'-6" X 2'-9" - CANOPY LOGO

SIGN SPECIFICATIONS

A CANOPY SIGNS
LED ILLUMINATED CANOPY LOGO PROVIDED BY CLIENT.
BSC SIGNS TO INSTALL WITH PROPER HARDWARE AS REQD.



FRONT VIEW

SCALE: 3/4" = 1'-0"

QTY (3)

SIGN- 7 SQFT

CONOCO APEX CANOPY RULES

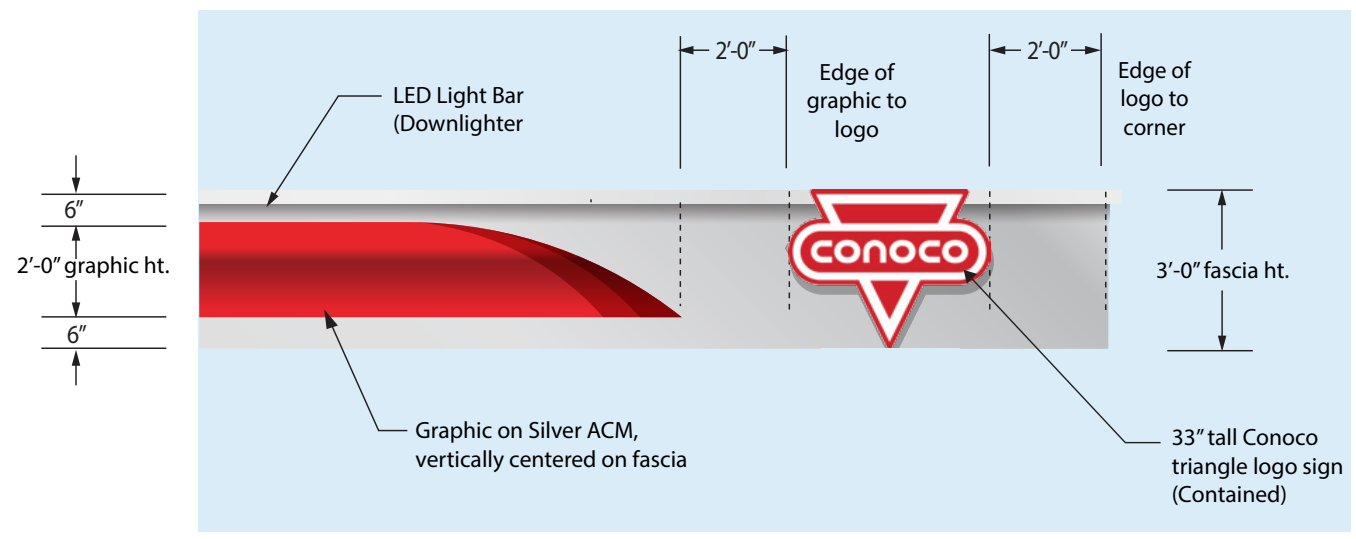
For Canopy Sides with Logos:

Long side with logo: maintain 2' from corner to logo and 2' from logo to Apex graphic; maintain 3' from non-logo corner to graphic

Short side with logo: maintain 2' from corner to logo and 1' from logo to Apex graphic; maintain 1' from non-logo corner to graphic

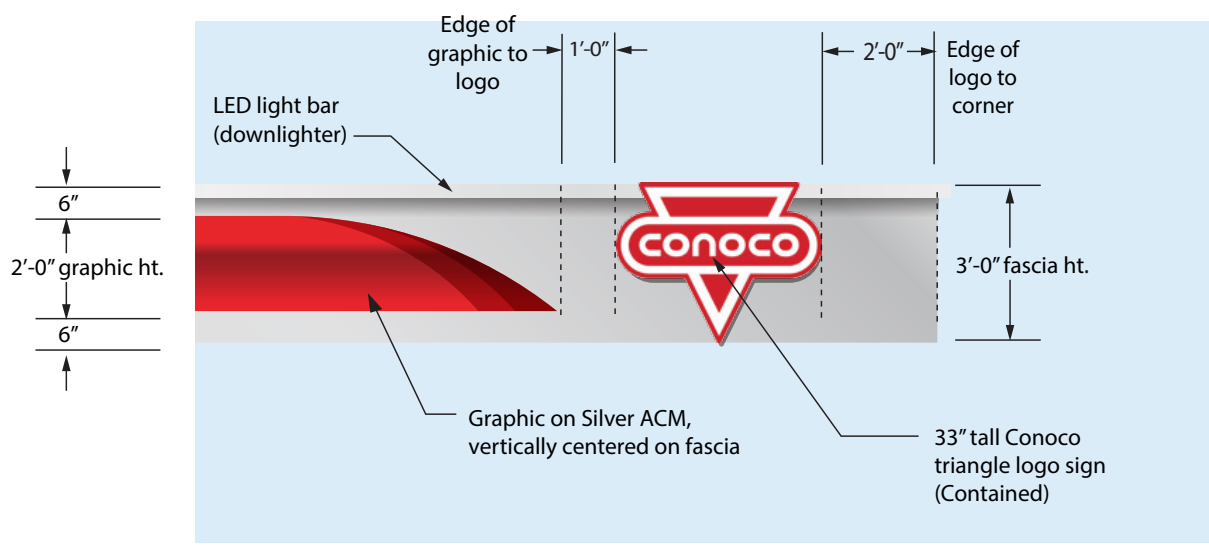
The smallest side a logo and graphic can fit on a 3' high fascia is 19'-6"

The smallest side a logo and graphic can fit on a 4' high fascia is 20'-10"



"Contained" Canopy Sign on 36" Fascia

Canopies 32' wide and above



Contained Canopy Sign on 36" Fascia

Canopies 19'-6" to 32' wide



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SALES EXECUTIVE:
JOHN CURRAN
DESIGNER:
KYLE KUBERRA
ORIGINAL DATE:
06.19.25

V3 VERSION #
FINAL ART

DATE	REVISION	DESIGNER	DSGN HRS
06.19.25	ORIGINAL DESIGN	KJK	6 HR
07.15.25	UPDATED SITE MAP	KJK	45 MIN
08.06.25	UPDATED SITE MAP / CHANGED KEYSTONE SIGN TO 7FT	KJK	1 HR

CLIENT APPROVAL

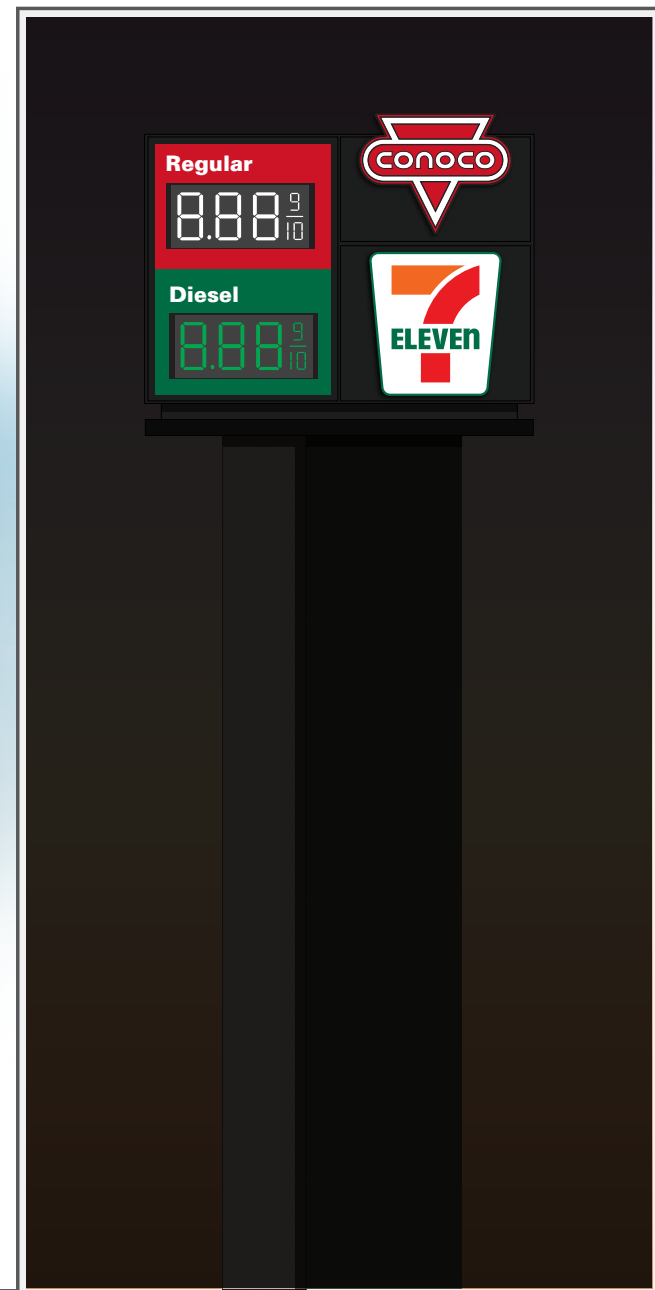
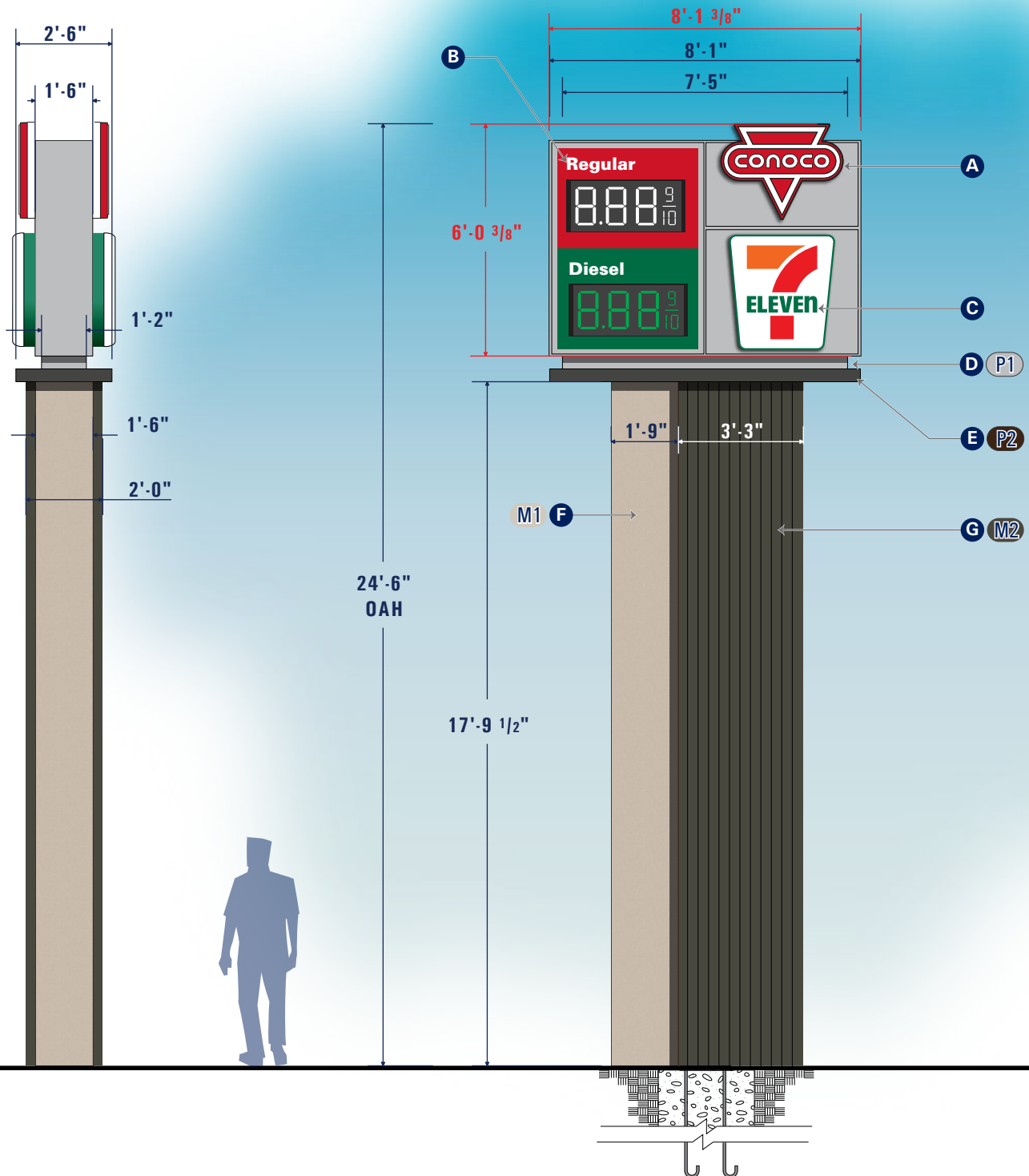
Client Signature / Date:

Landlord Signature / Date:

SHEET 9 OF 10
FILE LOCATION PATH:
MONDAY.COM: 711 #1057022 Bradley and Legacy(El Paso Co)
2025 Customer Art(7-ELEVEN)711 #1057022 Bradley and Legacy(Presale Project Info)Design Concepts

711 #1057022 BRADLEY AND LEGACY (EL PASO CO)

ST.P - 8'-1 3/8" X 24'-6" - D/S PYLON W/ GPCS



SIMULATED ILLUMINATED RENDERING

SIDE VIEW

FRONT VIEW
SCALE: 1/4" = 1'-0"

QTY (1 D/S)
SIGN- 49 SQFT

SIGN SPECIFICATIONS

- A CONOCO LOGO**
CLIENT PROVIDED. BSC TO INSTALL WITH PROPER HARDWARE AS REQD.
- B GPC CABINET**
CLIENT PROVIDED. BSC TO INSTALL WITH PROPER HARDWARE AS REQD.
- C 711 CABINET**
CLIENT PROVIDED. BSC TO INSTALL WITH PROPER HARDWARE AS REQD.
- D REVEAL**
ALUMINUM SQUARE TUBE PAINTED WITH A SATIN FINISH. ATTACHED TO DRIPCAP/ POLE COVER
- E DRIP CAP**
ALUMINUM SQUARE TUBE PAINTED WITH A SATIN FINISH. ATTACHED TO POLE COVER
- F POLE COVER**
ALUMINUM FRAMING & SKIN PAINTED WITH A STUCCO TEXTURE FINISH
***TO MATCH BLDG**
- G POLE COVER**
ALUMINUM FRAMING W/ BURISHED SLATE CORRUGATED METAL PANELLING. ATTACHED TO CENTER POLE
***TO MATCH BLDG**
- H CAISSON/STEEL SQUARE TUBES**
CONCRETE CAISSON FOR TWO 8" STEEL SQUARE TUBES PAINTED WITH SATIN FINISH. STEEL SQUARE TUBES WELDED TO A STEEL PLATE. MOUNTED INTO CAISSON WITH J-BOLTS AND VERT. REBAR REINFORCEMENT
***ESD DRAWING REQUIRED**

COLOR KEY

- P1 TITANIUM GREY**
- P2 MP DARK BRONZE**
- M1 STUCCO TO MATCH BLDG**
- M2 NICHIIHA CEDAWORD**



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CITY / STATE / ZIP:
COLORADO SPRINGS

SALES EXECUTIVE:
JOHN CURRAN

DESIGNER:
KYLE KUBERRA

ORIGINAL DATE:
06.19.25

V3 VERSION #

FINAL ART

DATE	REVISION	DESIGNER	DSGN HRS
06.19.25	ORIGINAL DESIGN	KJK	6 HR
07.15.25	UPDATED SITE MAP	KJK	45 MIN
08.06.25	UPDATED SITE MAP / CHANGED KEYSTONE SIGN TO 7FT	KJK	1 HR

CLIENT APPROVAL

Client Signature / Date: _____

Landlord Signature / Date: _____

SHEET 10 OF 10

FILE LOCATION PATH:
MONDAY.COM: 711 #1057022 Bradley and Legacy(El Paso Co)

2025 Customer Art(7-ELEVEN)711 #1057022 Bradley and Legacy(Presale Project Info)Design Concepts