

LEGEND

- PROPERTY LINE.....
- ROW.....
- EASEMENT.....
- STOP SIGN.....
- SANITARY SERVICE LINE.....
- WATER SERVICE LINE.....
- NUMBER OF PARKING STALLS.....
- HANDICAP PARKING.....
- TRAFFIC FLOW DIRECTION.....
- ADA ACCESSIBLE ROUTE TO PUBLIC ROW.....

ABBREVIATION

- C&G CURB AND GUTTER
- EOA EDGE OF ASPHALT
- EX EXISTING
- MH MANHOLE
- PED PEDESTRIAN
- PP PROPOSED
- STM STORM
- SW SIDEWALK
- TELE TELEPHONE
- TYP TYPICAL

PREPARED BY:

DREXEL, BARRELL & CO.
 Engineers • Surveyors
 101 SAWATCH ST., SUITE 100
 COLORADO SPGS, COLORADO 80903
 CONTACT: TIM D. MCCONNELL, P.E.
 (719)260-0887
 COLORADO SPRINGS • LAFAYETTE

CLIENT:
LAND FIRST, INC
 1378 PROMONTORY BLUFF VIEW
 COLORADO SPRINGS, CO 80921

DEVELOPMENT PLANS FOR:
BENT GRASS PLAZA
 BENT GRASS MARKET VIEW
 EL PASO COUNTY, COLORADO

ISSUE	DATE
INITIAL ISSUE	10/06/2023
RESUBMITTAL	11/17/2023

DESIGNED BY:	CGH
DRAWN BY:	SDM
CHECKED BY:	KGV
FILE NAME:	21814-02USP

PREPARED UNDER MY DIRECT SUPERVISION FOR AND ON BEHALF OF DREXEL, BARRELL & CO.

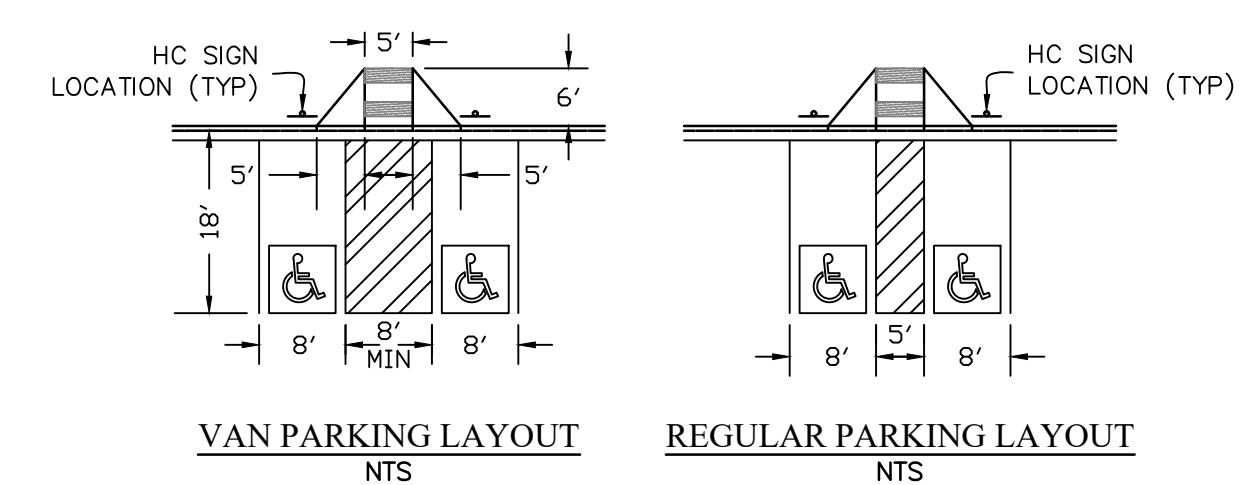
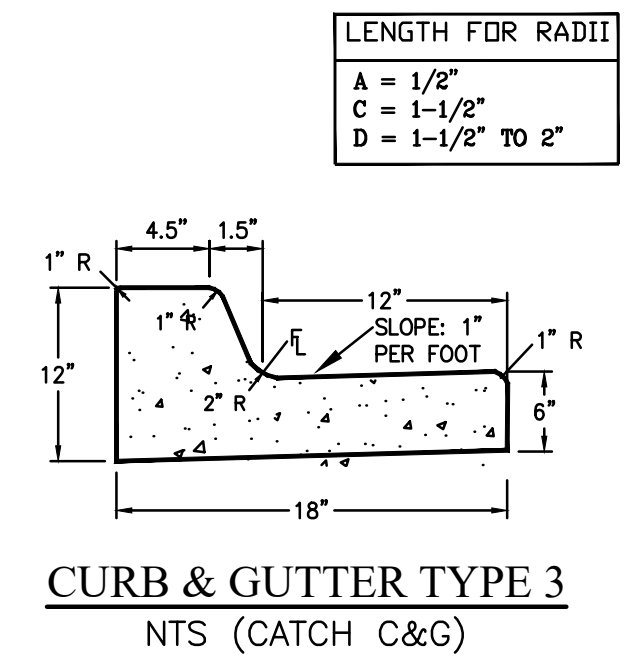
DRAWING SCALE:
 HORIZONTAL: 1"=30'
 VERTICAL: N/A

UTILITY & SITE PLAN

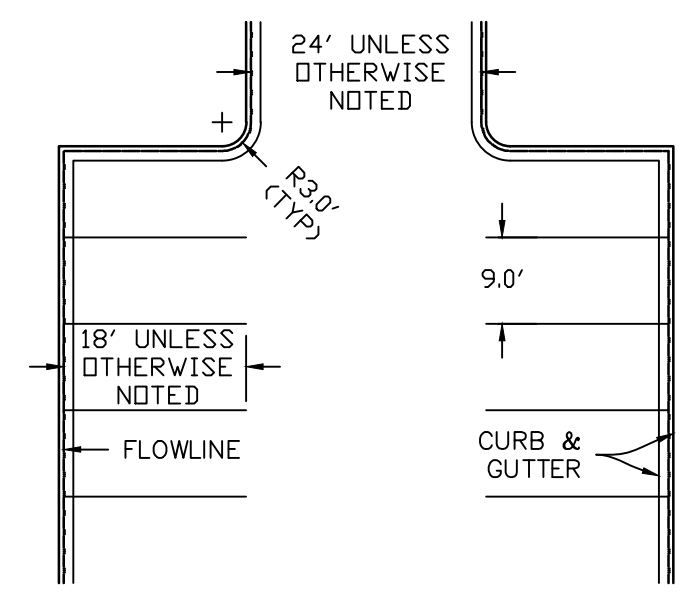
PROJECT NO. 21814-00CSCV
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USP

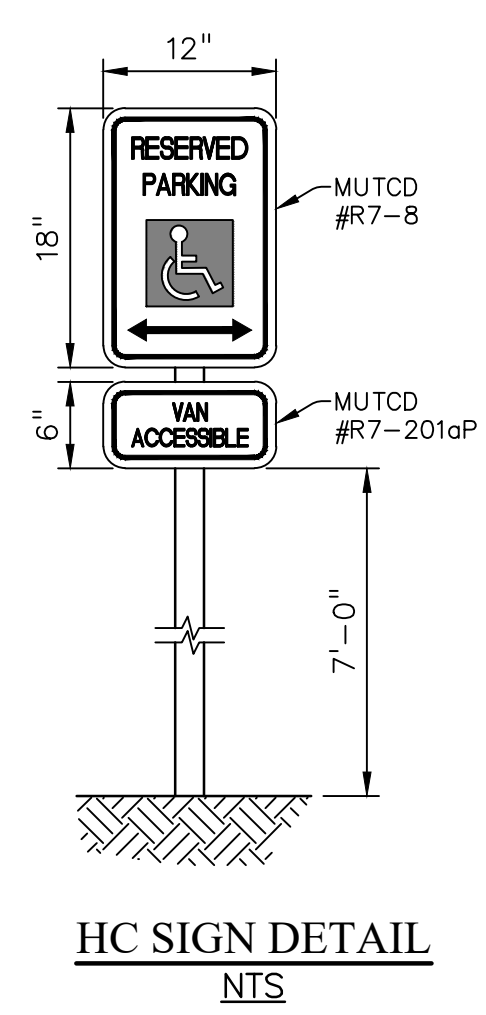
SHEET: OF



TYPICAL HANDICAP PARKING LAYOUT
 NTS



TYPICAL PARKING LAYOUT
 NTS



HC SIGN DETAIL
 NTS