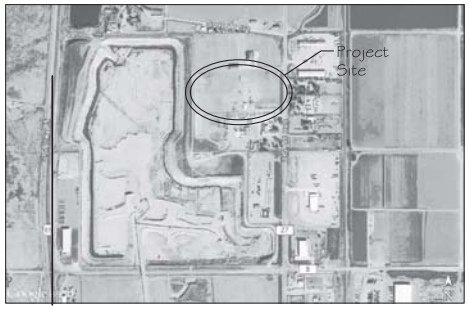
Shop & Office

Site Plan Review



Architect:

Kelly Deitman
Halcyon Design LLC
PO Box 30
Frederick, CO 80516

Civil Engineer:

Eric Wernsman
Wernsman Engineering
1011 42nd Street
Evans, CO 80620

Project Information

2012 International Building Code
2012 Mechanical Code
2012 Plumbing Code
2012 Fuel Gas Code
2006 Energy Conservation Code
2011 National Electrical Code
2012 International Fire Code

Jurisdiction: City of Fort Lupton
Parcel No. 147118401002 & 147118401003
Lot Area: 5 Acres each parcel, 10 acres total

Zoning: I-1 Light Industrial
Setbacks: 10' Rear, 0' Side, 25' Front
Offstreet Parking:
- 1 space per employee, maximum per shift
- Min. of one off-street loading space, 12' x 50'
- Parking Spaces 9' x 19' with 25' wide (2-way) aisle
- Oversized Spaces 10' x 20', min. 40% of spaces
- Accessible Parking Space 13' x 20'
- Bicycle parking min. 2% of vehicle parking spaces

Building Height: 28' +/-
Building Area: 10,780 s.f.

Water District: Central Colorado Water (CCW)
Central Colorado Water Subdistrict (CCS)
Northern Colorado Water (NCW)
Fire District: Fort Lupton Fire

Land Use Areas

North Parcel
(future phase TBD)

Land Use	Area	% of Lot
Building Footprint	3200 s.f.	1%
Asphalt Paving	11,826 s.f.	6%
Concrete Walk	N/A	N/A
Total Impervious	15,026 s.f.	7%
Lot Size	217,800 s.f.	100%
Pervious Area	202,774 s.f.	93%

South Parcel

Land Use	Area	% of Lot
Building Footprint	10,907 s.f.	5%
Asphalt Paving	11,192 s.f.	5%
Concrete Walk	3,725 s.f.	2%
Total Impervious	25,824 s.f.	12%
Lot Size	217,800 s.f.	100%
Pervious Area	191,976 s.f.	88%

Sheet Index

SP1 Title Sheet and Project Info.
SP2 Site Plan and Details
SP3 Building Elevations

C2 Utility Plan
C3 Basin Plan
C4 Grading Plan
C5 Erosion Control Plan
C6 Details
C7 Details
C8 Details

L1 Landscaping Plan

E0.1 Electrical Legend & Notes
E0.2 Luminaires
E0.3 Lighting Plan
E0.4 Photometric Plan

PROPERTY DESCRIPTION

A parcel of land in the City of Fort Lupton, Colorado, located in the NE4 of SE4 of Section 18, T1, R66 of the 6th P.M. and more particularly described as follows: Lot 2 of the Yarbrough Acres Minor Subdivision.

OWNER'S APPROVAL

Know All Men By These Presents, that _____, being the sole owner of the land described herein, and _____ are all of the mortgagees and holders of liens upon the property, and each and all hereby consent to this plat and join the conveyance and dedication of all streets, roads, alleys, easements, public ways and places shown hereon.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this ___ day of _____, 2016.

_____

STATE OF COLORADO,)
) ss
COUNTY OF WELD)

The foregoing instrument was acknowledged before me by _____ on this ___ day of _____, 2016. Witness my hand and seal.

My commission expires _____.

_____
Notary Public

CITY ENGINEER'S APPROVAL

Approved this ___ day of _____, 2016.

_____
City Engineer

CITY WATER AND SEWER DEPARTMENT APPROVAL

Approved this ___ day of _____, 2016.

_____
Director of Public Works

CITY ADMINISTATOR'S APPROVAL

Approved this ___ day of _____, 2016.

_____
City Administrator

PLANNING COMMISSION RECOMMENDATION

Recommended this ___ day of _____, 2016, by Resolution No. _____.

_____
Chairperson, Fort Lupton
Planning Commission

MAYOR'S CERTIFICATE

This is to certify that a plat of the above-described property was approved by _____ No. ____ _____ of the City of Fort Lupton passed and adopted on the ___ day of _____, A.D., 2016 and that the Mayor of the City of Fort Lupton, as authorized by said _____ on behalf of the City of Fort Lupton, hereby acknowledges and adopts the said plat upon which this certificate is endorsed for all purposes indicated thereon.

_____
Mayor

Attest:

_____
City Clerk
(Seal)

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ALL CONSTRUCTION SHALL CONFORM TO CURRENT INTERNATIONAL BUILDING CODE AND ALL OTHER APPLICABLE CODES

DO NOT SCALE DRAWINGS FOR DIMENSIONS

Dave's Earthworks Inc. Shop & Office
Site Plan Review
3355 County Rd 27
Fort Lupton, Colorado 80621

Halcyon Design LLC
PO Box 30
Frederick, CO 80530
303.906.2617

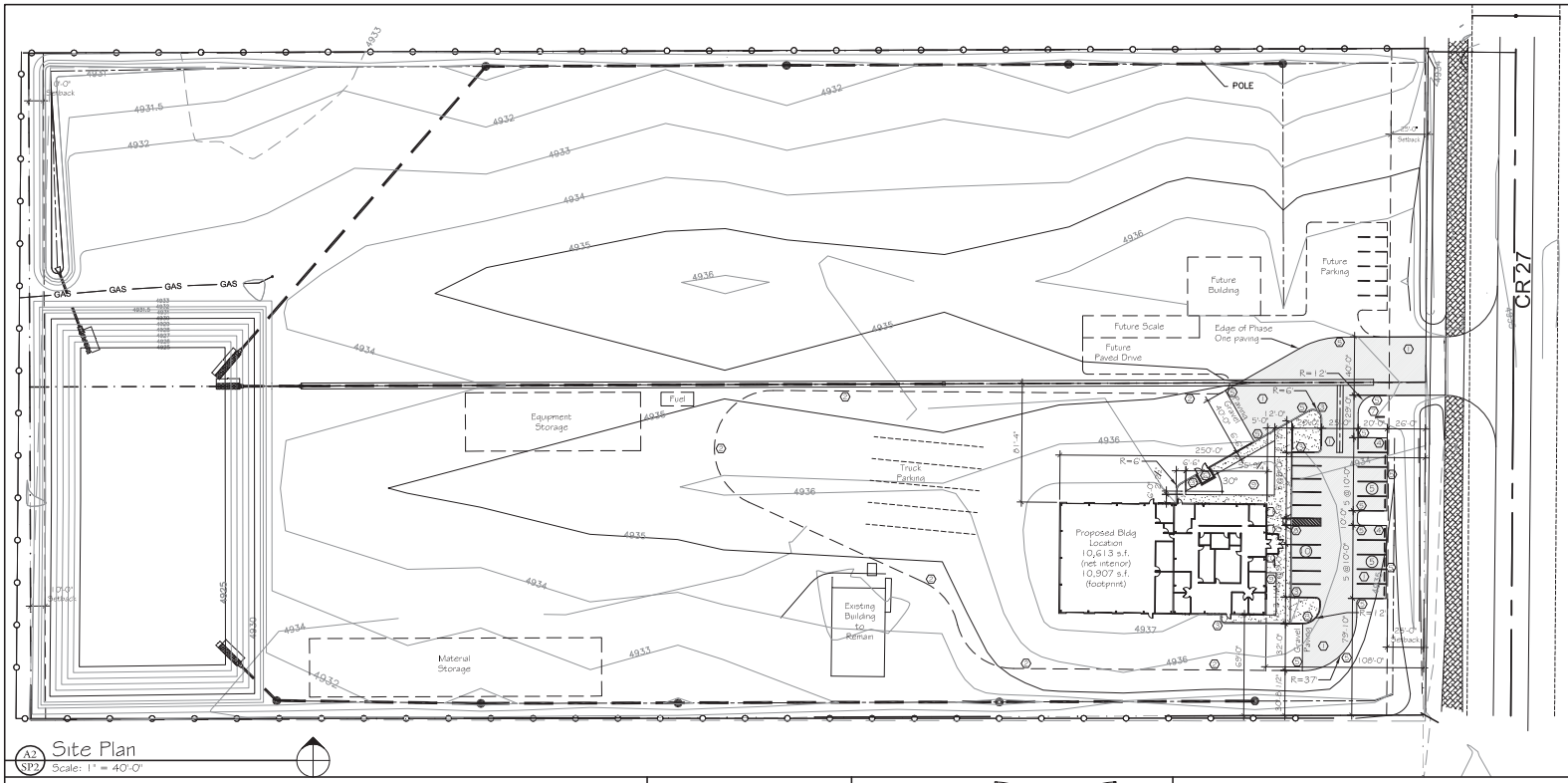
DATE
8.31.16

REVISIONS

SHEET TITLE
Cover Sheet & Project Info.

SHEET NUMBER
SP1

Project No. 1607



A2 SP2 Site Plan
Scale: 1" = 40'-0"

Site Legend

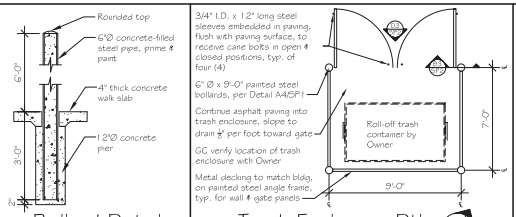
- Property Line
- Setback Line
- Existing Contours
- New Contours
- Existing Water Line
- New Water Service
- Existing Sanitary Sewer Line
- New Sanitary Sewer Service
- New Telephone Service
- New Electrical Service
- Transformer (existing)
- Existing Gas Line
- New Gas Service

General Notes

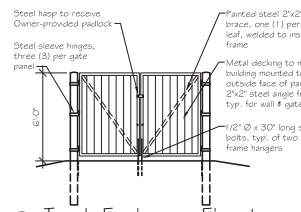
1. This project consists of work on two separate parcels to include Parcel #1471118401003 and Parcel #1471118401002 also known as 3355 County Rd 37. Parcels will remain separate - no minor subdivision process is intended for this phase of the project.
2. See Civil Drawings for grading, drainage, and horizontal control.
3. See Landscaping Drawings for planting and irrigation information.
4. Building dimensions are to the outside face of foundation.
5. Proposed structure is approximately 28' +/- high from finished floor height to highest roof fascia.
6. The proposed office and shop building will have ten full-time employees.
7. Concrete curb radius shall be 3'-0" to outside face of curb, unless noted otherwise on plan.

Plan Key Notes

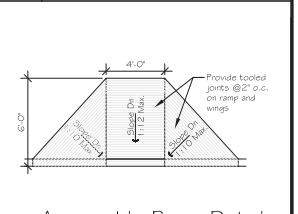
1. Asphalt paving per Geotechnical Report.
2. Approximate edge of gravel paving, verify with Owner.
3. 6" Concrete curb per Civil.
4. 6' Wide concrete wheel stops in locations shown.
5. Edge of asphalt paving.
6. Trash enclosure per Details, this Sheet.
7. Monument sign per Details, this Sheet.
8. Accessible curb ramp per Detail E3/SP2.
9. Planter bed per Landscape Plans.
10. Bicycle Rack.
11. Accessible parking signage per Detail C4/SP2.



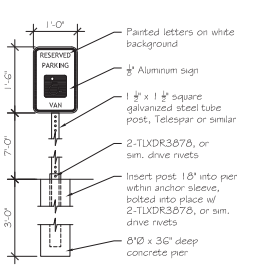
B3 SP2 Bollard Detail
Scale: 1/2" = 1'-0"



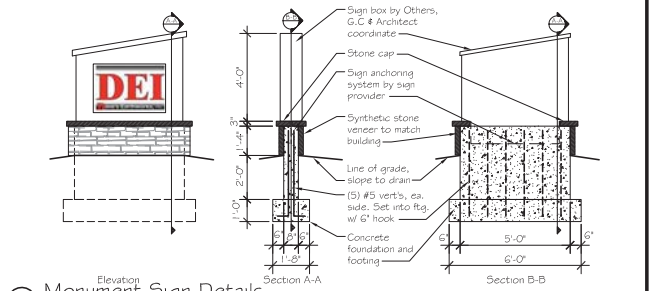
D3 SP2 Trash Enclosure Elevation
Scale: 1/4" = 1'-0"



E3 SP2 Accessible Ramp Detail
Scale: 1/4" = 1'-0"



C4 SP2 Accessible Parking Sign
Scale: 3/4" = 1'-0"



D4 SP2 Monument Sign Details
Scale: 3/8" = 1'-0"

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Dave's Earthworks Inc. Shop & Office
Site Plan Review
3355 County Rd 27
Fort Lupton, Colorado 80621

Halcyon Design LLC
PO Box 30
Fredenck, CO 80530
303.906.2617

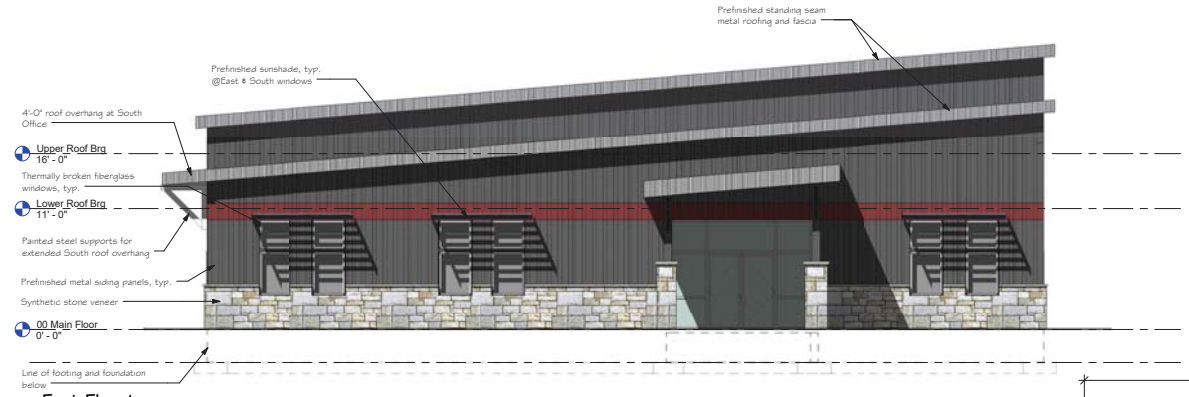
DATE
8.31.16

REVISIONS

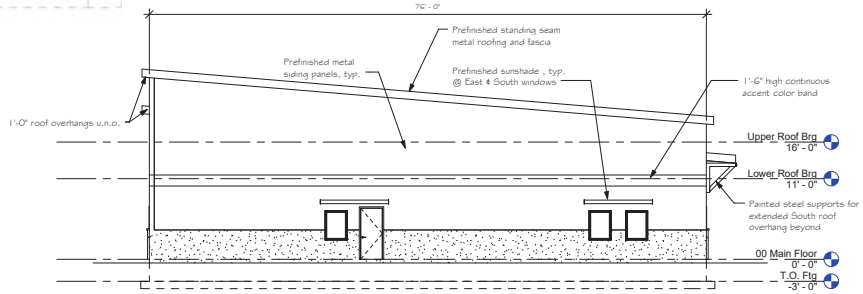
SHEET TITLE
Site Plan Map

SHEET NUMBER
SP2

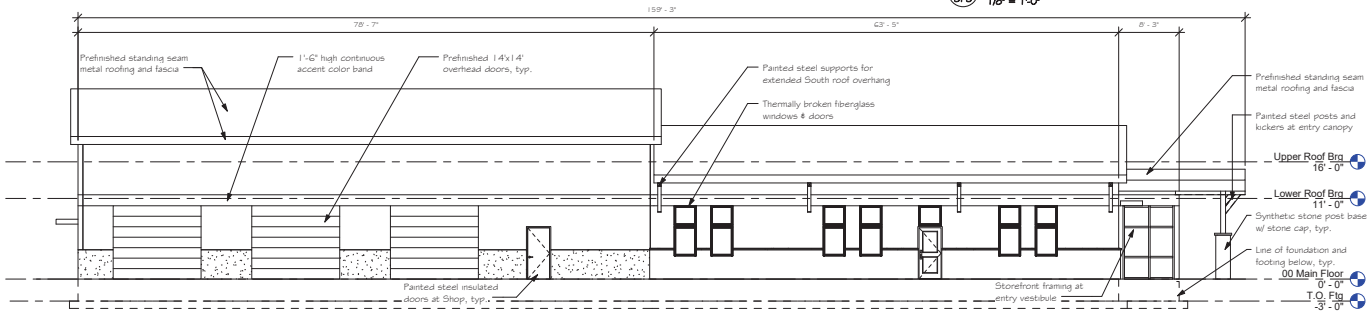
Project No. 1607



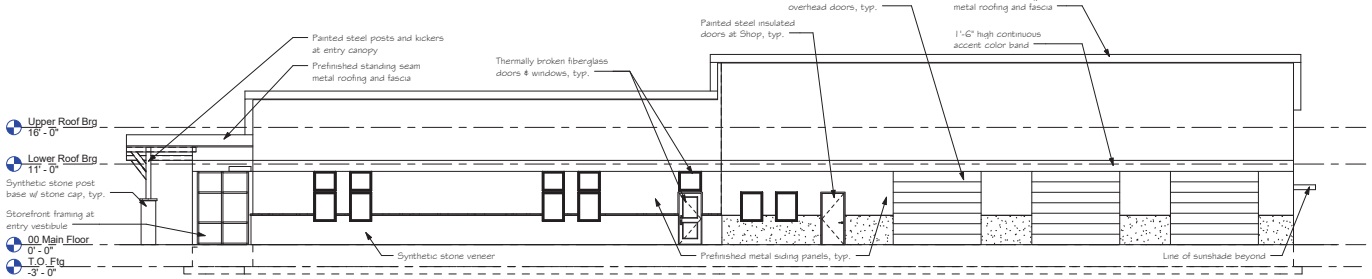
A1 SP3 East Elevation
3/16" = 1'-0"



C2 SP3 West Elevation
1/8" = 1'-0"



A3 SP3 South Elevation
1/8" = 1'-0"



A4 SP3 North Elevation
1/8" = 1'-0"

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Dave's Earthworks Inc. Shop & Office
Weld County Parcel No. 147118401002 & 147118401003
Fort Lupton, Colorado 80621

Halcyon Design LLC
PO Box 30
Fredenck, CO 80530
303.906.2617

DATE
8.31.16

REVISIONS

SHEET TITLE
Building Elevations

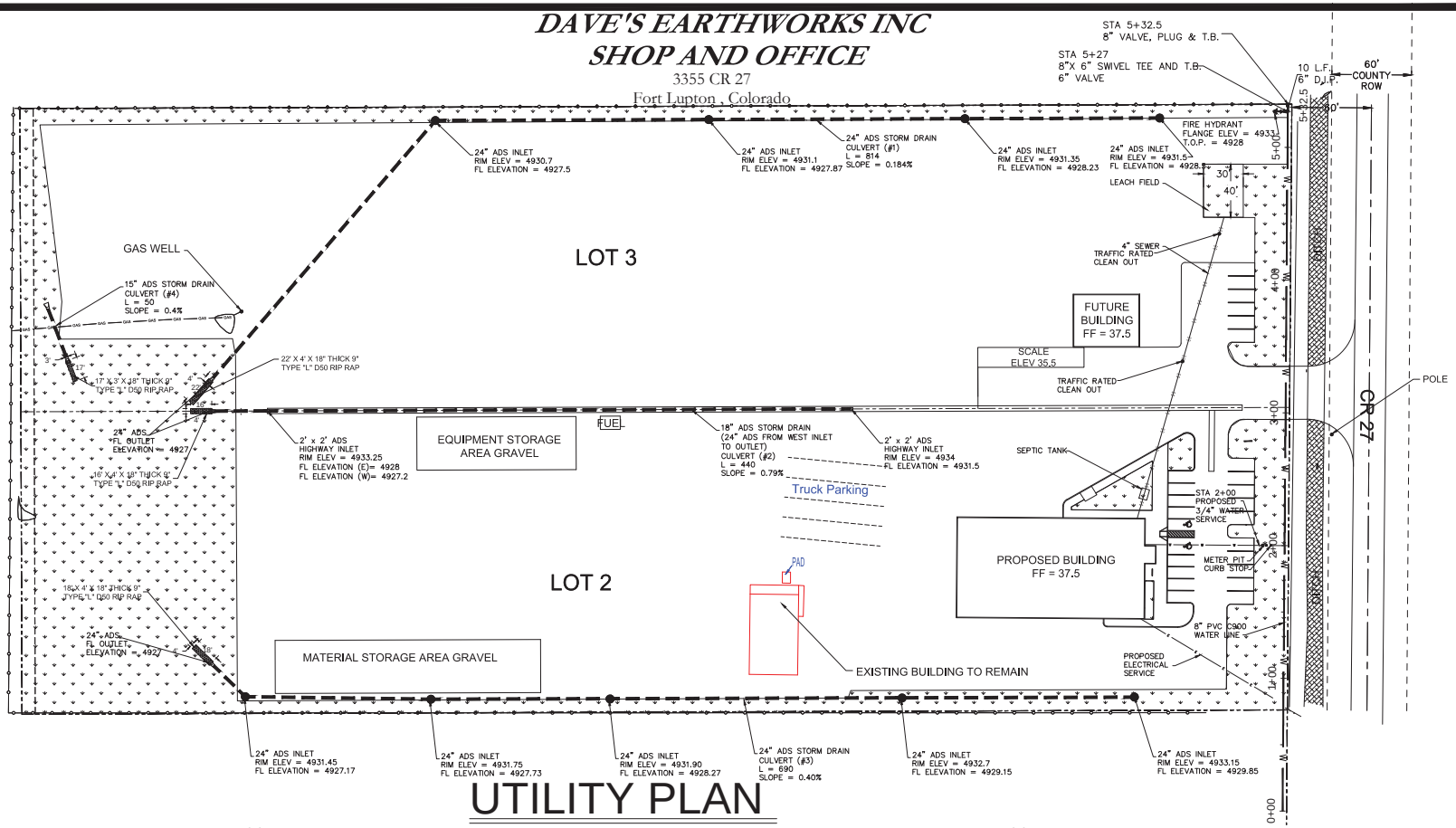
SHEET NUMBER
SP3

Project No. 1607

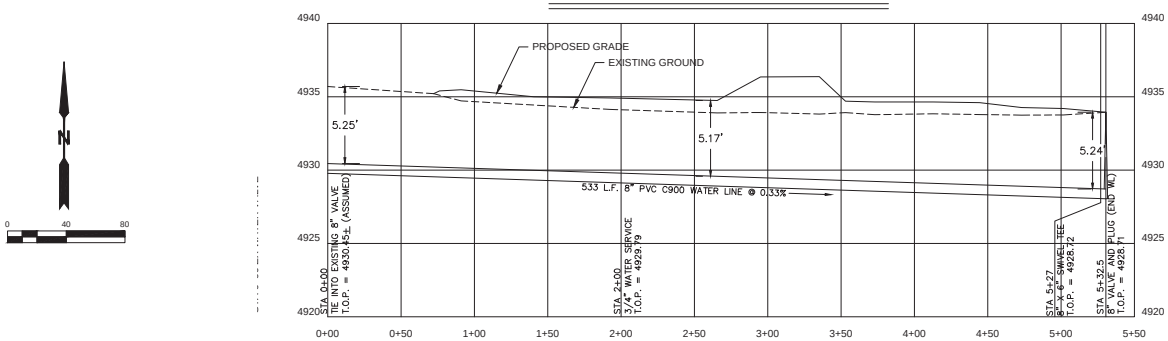
DAVE'S EARTHWORKS INC
SHOP AND OFFICE

3355 CR 27

Fort Lupton , Colorado



UTILITY PLAN



WATER LINE PROFILE

1 " = 40 ' HORIZONTALLY
1 " = 4' VERTICALLY

N

0 40 80

DRAWN FOR
DAVE HUNT
P.O. Box 322
Brighton, CO 80601

DAVES
EARTHWORKS INC
3355 CR 27
FORT LUPTON COLORADO

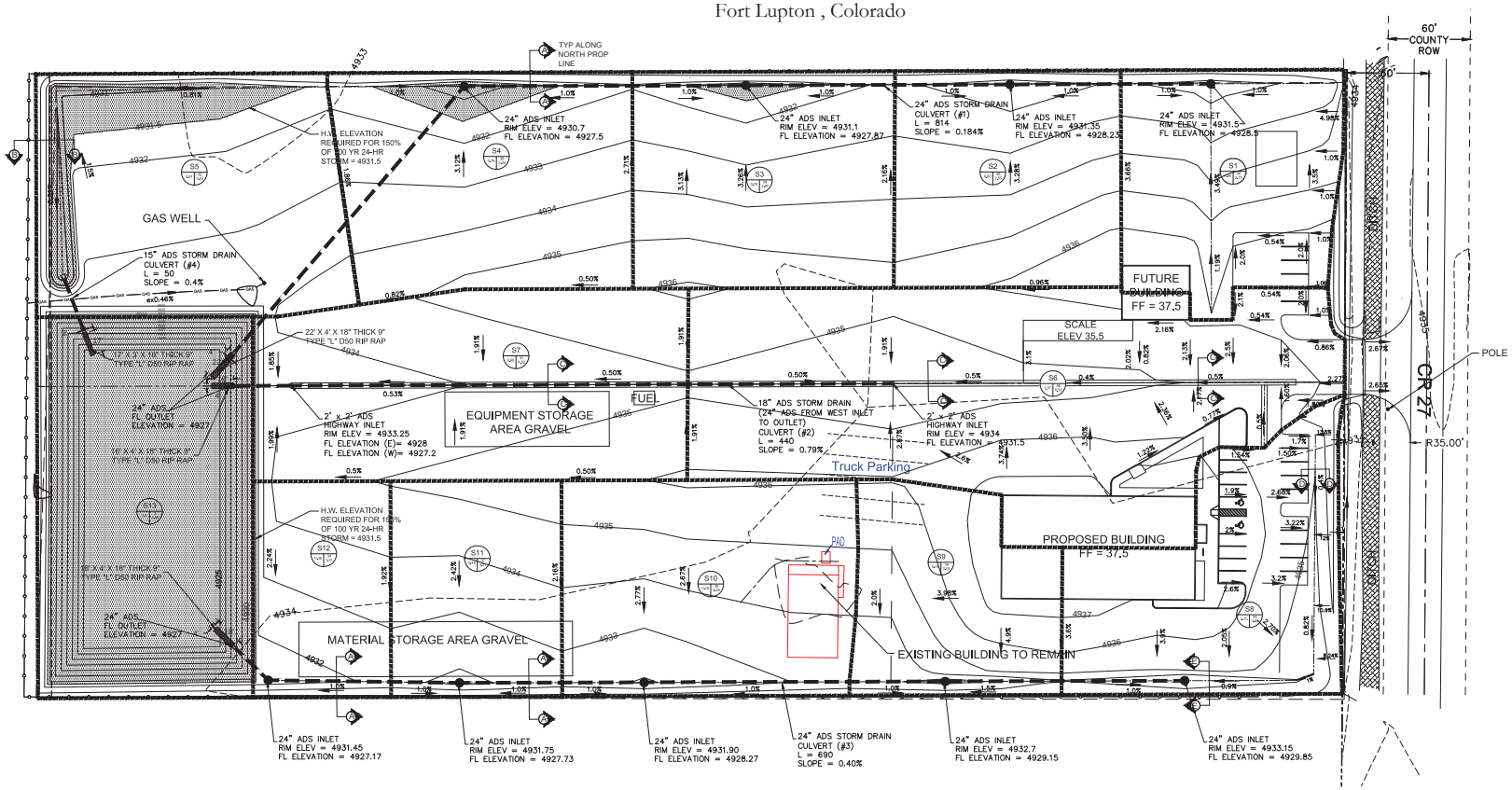
WEITNSMAN ENGINEERING
STEVE WEITNSMAN
1011 42nd STREET
EVANS, CO 80620
(970) 353-4453

DRAWN
CHECKED
DATE 8/31/2016
SCALE 1" = 40'
PROJECT #
SHEET C2
OF OF SHEETS

DAVE'S EARTHWORKS INC
SHOP AND OFFICE

3355 CR 27

Fort Lupton , Colorado



DRAINAGE LEGEND

SUB-BASIN BOUNDARY

0.5% DIRECTION OF FLOW

A = Basin Designation

B = Area in Acres

C = % Imperviousness

D = Q(100) cfs

BASIN	AREA (AC)	C(100)	XIMP	Q(100)CFS
ENTIRE SITE	10.01	0.58	38	37.65
S1	0.60	0.58	40	2.75
S2	0.60	0.58	38	2.55
S3	0.70	0.58	38	2.97
S4	0.79	0.58	38	3.34
S5	0.91	0.57	32	3.63
S6	1.57	0.62	56	6.92
S7	0.98	0.58	41	4.02
S8	0.70	0.62	55	3.09
S9	0.49	0.58	39	2.05
S10	0.78	0.58	38	3.28
S11	0.45	0.58	37	1.91
S12	0.36	0.57	34	1.51
S13	1.01	0.51	3	5.36

NOTE ALL VALUES SHOWN ARE FOR 100-YR EVENT

PROPOSED BASINS

SCALE 1" = 40'

N

0 40 80

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DAVE HUNT
P.O. Box 322
Brighton, CO 80601

DAVES
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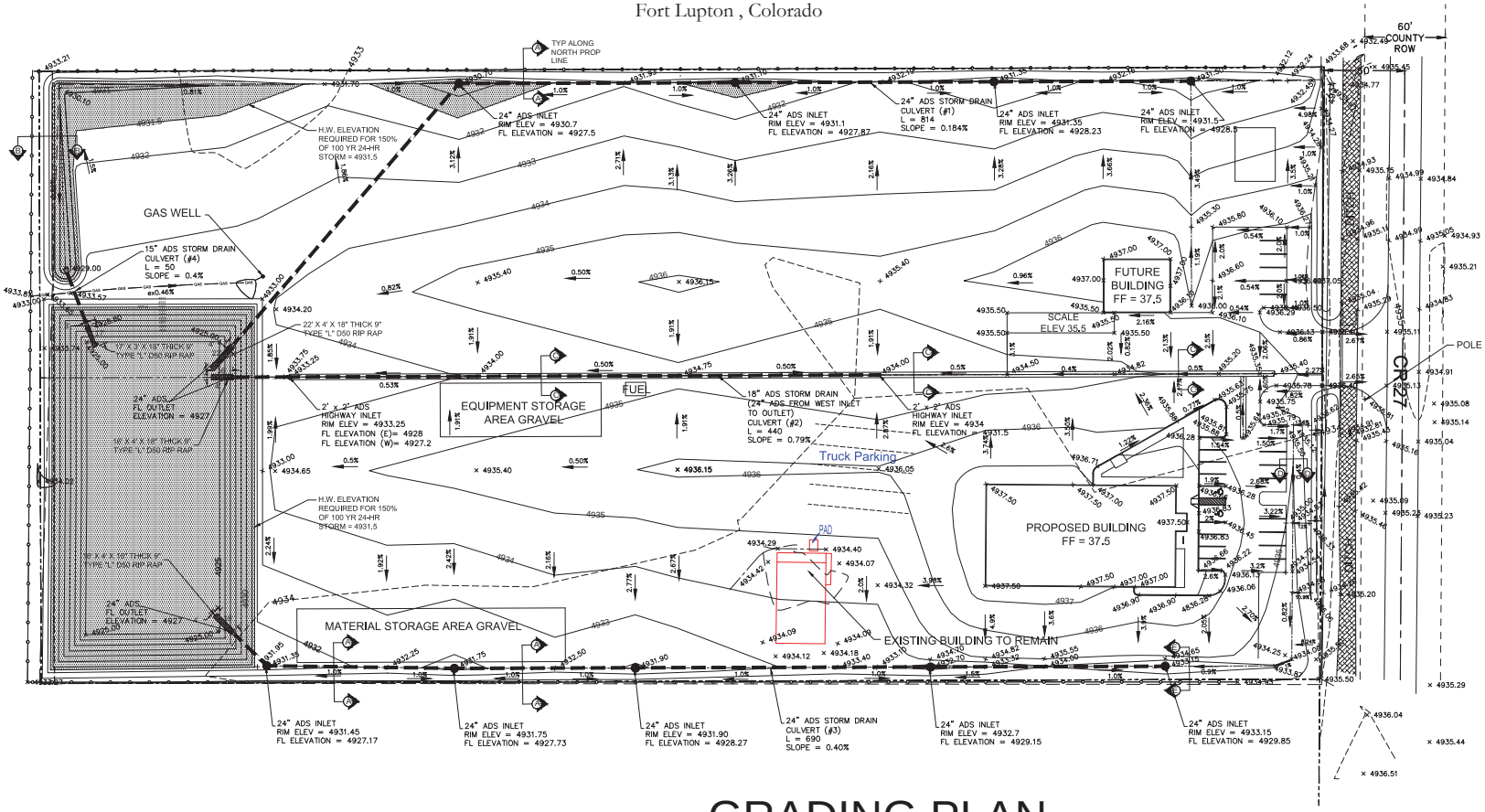
3355 CR 27
FORT LUPTON COLORADO

WEITNSMAN ENGINEERING
STEVE WEITNSMAN
1011 42nd STREET
EVANS, CO 80620
(970) 353-4463

DRAWN
CHECKED
DATE 8/31/2016
SCALE 1" = 40'
PROJECT #
SHEET C3
OF OF SHEETS

DAVE'S EARTHWORKS INC
SHOP AND OFFICE

3355 CR 27
Fort Lupton , Colorado



GRADING PLAN

LEGEND:

- PROPERTY LINE
- EDGE OF BUILDING
- EDGE OF EASEMENT
- SWALE CENTERLINE
- EXISTING GRADE CONTOUR
- FINISHED GRADE CONTOUR
- CULVERT

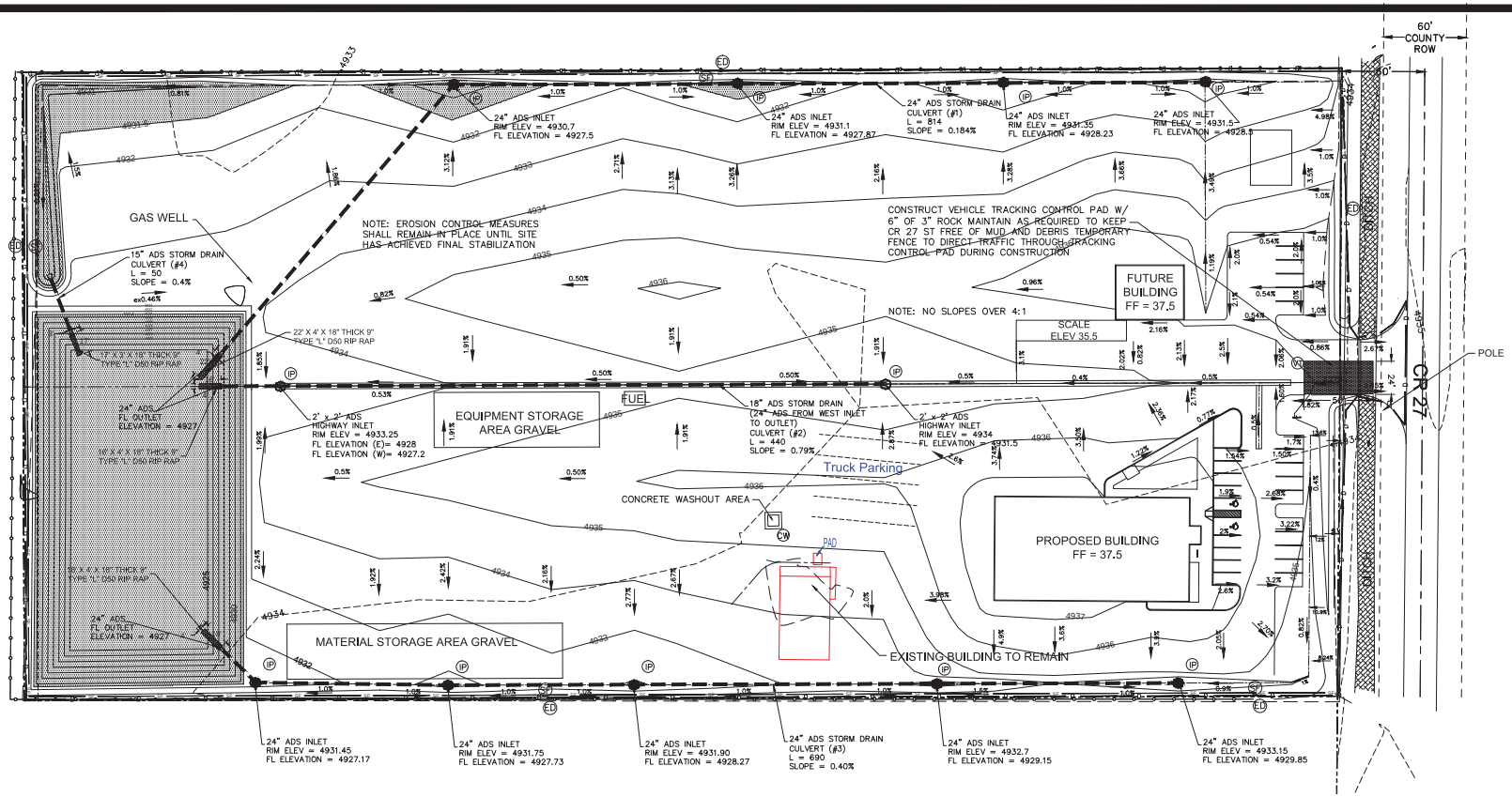
0 40 80

DRAWN FOR
DAVE HUNT
P.O. Box 322
Brighton, CO 80601

DAVES
EARTHWORKS INC
3355 CR 27
FORT LUPTON COLORADO

WEITNSMAN ENGINEERING
STEVE WEITNSMAN
1011 42nd STREET
EVANS, CO 80620
(970) 353-4463

DRAWN
CHECKED
DATE 8/31/2016
SCALE 1" = 40'
PROJECT #
SHEET C4
OF OF SHEETS



EROSION CONTROL PLAN

KEY	TITLE	SYMBOL/ LINEWORK
SF	SILT FENCE	— SF — SF — SF — SF
ED	EXTENT OF DISTRUBANCE	— ED — ED —
VT	VEHICLE TRACKING PAD	
CW	CONCRETE WASHOUT AREA	
IP	INLET PROTECTION	

0 40 80

SITE MAINTENANCE NOTES:

1. REGULAR INSPECTION OF ALL DRAINAGE PATHS SHOULD BE SCHEDULED TO ENSURE PROPER FUNCTIONING OF THE DRAINAGE SYSTEM.

2. AFTER EACH RAIN EVENT SITE SHALL BE CHECKED TO ENSURE EROSION HAS NOT OCCURED AND/ OR CORRECT ANY ISSUES IF REQUIRED.

3. SNOW SHOULD BE PILED IN SUCH A MANNER AS TO NOT CAUSE PLUGGING OR MALFUNCTION OF DRAINAGE SYSTEM.

4. RE-SEED AS NECESSARY TO MAINTAIN GROUNDCOVER TO ELIMINATE SOIL EROSION

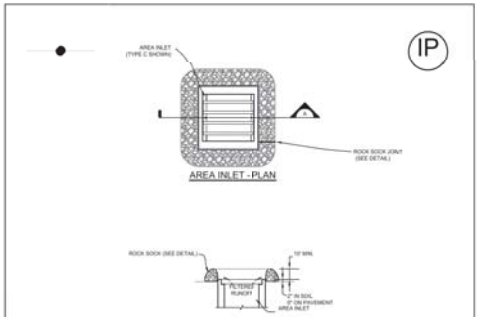
5. FORT LUPTON SHALL NOT BE RESPONSIBLE FOR MAINTENANCE OF ON-SITE DETENTION AREAS

DRAWN FOR
DAVE HUNT
P.O. Box 322
Brighton, CO 80601

DAVES
EARTHWORKS INC
3255 CR 27
FORT LUPTON COLORADO

WEITNSMAN ENGINEERING
STEVE WEITNSMAN
1011 42nd STREET
EVANS, CO 80620
(970) 353-4453

DRAWN
CHECKED
DATE 8/31/2016
SCALE 1" = 40'
PROJECT #
SHEET C5
OF OF SHEETS



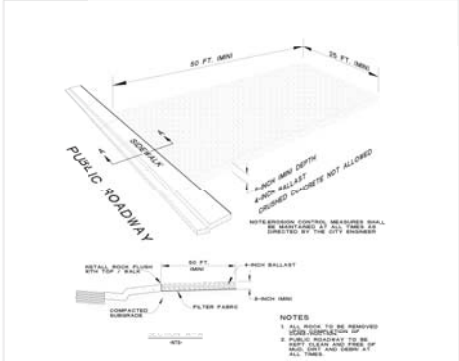
INLET PROTECTION INSTALLATION NOTES

1. INLET PROTECTION AFTER INLET CONSTRUCTION OF AFTER-PAVEMENT SHALLBE INSTALLED WITHIN 48 HOUR AFTER INLET CONSTRUCTION OR PAVING IS COMPLETED.
2. STRAW WATTLES/SEDIMENT CONTROL LOGS MAY BE USED IN PLACE OF ROCKSOCKS FOR INLETS IN PERVIOUS AREAS. INSTALL PER SEDIMENT CONTROL LOG DETAIL.

INLET PROTECTION MAINTENANCE NOTES

1. THE SWMP MANAGER SHALL INSPECT INLET PROTECTION WEEKLY, DURING AND AFTER ANY STORM EVENT AND MAKE REPAIRS OR CLEAN OUT AS NECESSARY. INSPECT MORE FREQUENTLY DURING WINTER CONDITIONS DUE TO FREEZE/THAW PROBLEMS. REPAIRS AS NEEDED.
2. SEDIMENT ACCUMULATED UPSTREAM OF INLET PROTECTION SHALL BE REMOVED WHEN THE SEDIMENT DEPTH UPSTREAM OF ROCK SOPM IS WITHIN 2-1/2 INCHES OF THE CREST.
3. INLET PROTECTION IS TO REMAIN IN PLACE UNTIL THE UPSTREAM DISTURBED AREA IS STABILIZED AND GRASS COVER IS APPROVED, UNLESS THE CITY APPROVES EARLIER REMOVAL OF INLET PROTECTION IN STREETS.
4. WHEN INLET PROTECTION AT AREA INLETS IS REMOVED, THE DISTURBED AREA SHALL BE COVERED WITH TOP SOIL, DRILL SEEDED AND CRIMP MULCHED, OR OTHERWISE STABILIZED IN A MANNER APPROVED BY THE CITY

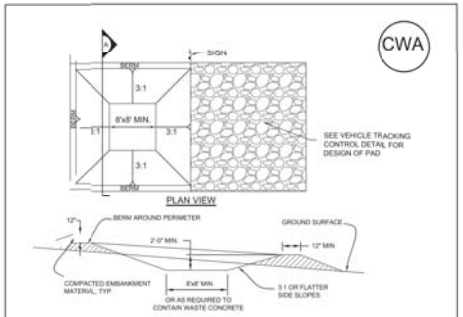
DESIGN STANDARDS	STANDARD DRAWING
AREA INLET PROTECTION USING GRAVEL FILTER	EC 7
	DATE: 8/15/14



NOTES

1. ALL ROCK TO BE REMOVED UPON COMPLETION OF WORK.
2. PUBLIC ROADWAY TO BE KEPT CLEAN AND FREE OF MUD, DIRT AND DEBRIS AT ALL TIMES.

DESIGN STANDARDS	STANDARD DRAWING
VEHICLE TRACKING PAD	EC 8
	DATE: 8/15/14



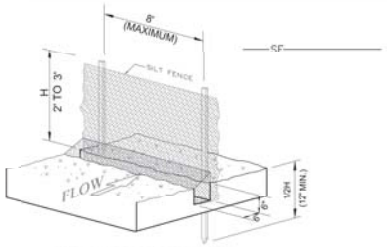
CONCRETE WASHOUT AREA INSTALLATION NOTES

1. SEE PLAN VIEW FOR LOCATIONS OF CONCRETE WASHOUT AREA.
2. THE CONCRETE WASHOUT AREA SHALL BE INSTALLED PRIOR TO ANY CONCRETE PLACEMENT ON SITE.
3. VEHICLE TRACKING CONTROL IS REQUIRED AT THE ACCESS POINT.
4. SIGNS SHALL BE PLACED AT THE CONSTRUCTION ENTRANCE, AT THE WASHOUT AREA, AND ELSEWHERE AS NECESSARY TO CLEARLY INDICATE THE LOCATION OF THE CONCRETE WASHOUT ARE TO OPERATORS OF CONCRETE TRCUYKS AND PUMP RIGS.

CONCRETE WASHOUT AREA MAINTENANCE NOTES

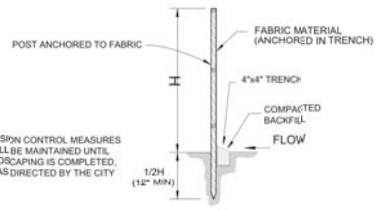
1. THE CONCRETE WASHOUT AREA SHALL BE REPAIRED AND ENLARGED OR CLEANED OUT AS NECESSARY TO MAINTAIN CAPACITY FOR WASTED CONCRETE.
2. AT THE END OF CONSTRUCTION, ALL CONCRETE SHALL BE REMOVED FROM THE SITE AND DISPOSED OF AT AND APPROVED WASTE SITE.
3. WHEN THE CONCRETE WASHOUT AREA IS REMOVED, COVER THE DISTURBED AREA WITH TOP SOIL, DRILL SEED AND CRIMP MULCH, OR OTHERWISE STABILIZE IN A MANNER APPROVED BY THE CITY.
4. INSPECT WEEKLY, DURING AND AFTER ANY STORM EVENT.
5. PORTABLE ROLLOFF TYPE OF CONCRETE WASHOUT FACILITIES WILL ALSO BE ALLOWED.

DESIGN STANDARDS	STANDARD DRAWING
CONCRETE WASHOUT AREA	EC 9
	DATE: 8/15/14



SILT FENCE INSTALLATION

-NTS-

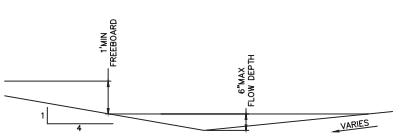


NOTE: EROSION CONTROL MEASURES SHALL BE MAINTAINED UNTIL LANDSCAPING IS COMPLETED, OR AS DIRECTED BY THE CITY

SECTION

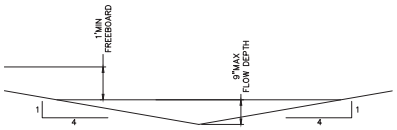
-NTS-

DESIGN STANDARDS	STANDARD DRAWING
SILT FENCE	EC 15
	DATE: 8/15/14



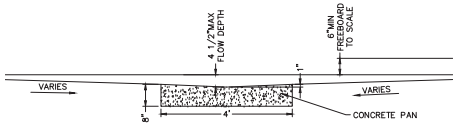
SWALE SEC A-A

CHANNEL SLOPE = 0.8% MIN



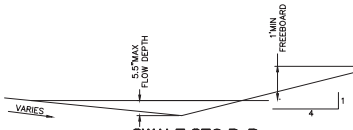
SWALE SEC B-B

CHANNEL SLOPE = 0.8%



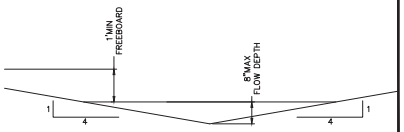
SWALE SEC C-C

CHANNEL SLOPE = 0.5%



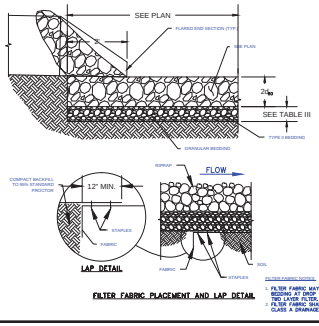
SWALE SEC D-D

CHANNEL SLOPE = 0.4% MIN



SWALE SEC E-E

CHANNEL SLOPE = 0.9%



FILTER FABRIC PLACEMENT AND LAP DETAIL

FILTER FABRIC NOTES:

1. FILTER FABRIC MAY BE USED IN COMBINATION WITH TYPE II BEDDING ON DROP STRUCTURES AS AN ALTERNATIVE TO A TWO LAYER FILTER.
2. FILTER FABRIC SHALL CONFORM TO CDOT SPECIFICATIONS FOR CLASS A DRAINAGE GEOTEXTILES - SECTION 712.

TABLE I
CLASSIFICATION AND GRADATION OF ORDINARY RIPRAP

RIPRAP DESIGNATION	% SMALLER THAN GIVEN SIZE BY WEIGHT	INTERMEDIATE ROCK DIMENSIONS (INCHES)	d_{50} (INCHES)*
TYPE VL	70–100	12	
	50–70	9	6**
	35–50	6	
	2–10	3	
TYPE L	70–100	15	
	50–70	12	9**
	35–50	9	
	2–10	3	
TYPE M	70–100	21	
	50–70	18	12
	35–50	12	
	2–10	4	
TYPE H	70–100	30	
	50–70	24	18
	35–50	18	
	2–10	6	
TYPE VH	70–100	42	
	50–70	33	24
	35–50	24	
	2–10	9	

* d_{50} = MEAN PARTICAL SIZE (INTERMEDIATE DIMENSION) BY WEIGHT. VH, H, M, L AND L RIPRAP WITH 30% (BY VOLUME) TOPSOIL AND BURY IT WITH 6-INCHES OF TOP SOIL, ALL VIBRATION COMPACTED, AND REVEGETATED.

GENERAL NOTES:

1. FOR CHANNEL APPLICATIONS REFER TO THE MAJOR DRAINAGE CHAPTER OF THE URBAN STORM DRAINAGE CRITERIA MANUAL, VOLUME 1, FOR RIPRAP SIZING.
2. FOR CLVERTS/TOWN SEWER OUTLET APPLICATIONS REFER TO THE HYDRAULIC STRUCTURES CHAPTER OF THE URBAN STORM DRAINAGE CRITERIA MANUAL, VOLUME 2, FOR RIPRAP SIZE, RIPRAP DEPTH, BASIN LENGTH, AND BASIN WIDTH.

TABLE II
GRADATION FOR GRANULAR BEDDING

U.S. STANDARD SIEVE SIZE	PERCENT WEIGHT BY PASSING SQUARE-MESH SIEVES	
	TYPE I CDOT SECT. 703.01	TYPE II CDOT SECT. 703.08 CLASS A
3 INCHES	-----	90–100
1 1/2 INCHES	-----	-----
3/4 INCHES	-----	20–90
3/8 INCHES	100	-----
#4	95–100	0–20
#16	45–80	-----
#50	10–30	-----
#100	2–10	-----
#200	0–3	0–3

TABLE III
THICKNESS REQUIREMENTS FOR GRANULAR BEDDING

U.S. STANDARD SIEVE SIZE	PERCENT WEIGHT BY PASSING SQUARE-MESH SIEVES		
	FINE-GRAINED SOILS*	COURSE-GRAINED SOILS**	
	TYPE I	TYPE II	TYPE II
VL(d_{50} = 6IN.), L(d_{50} = 9 IN.)	4	4	6
M(d_{50} = 12 IN.)	4	4	6
H(d_{50} = 18 IN.)	4	6	6
VH(d_{50} = 24 IN.)	4	6	6

* ANY SUBSTITUTE ONE 12-INCH LAYER OF TYPE II BEDDING. THE SUBSTITUTE OF ONE LAYER OF TYPE II BEDDING SHALL NOT BE PERMITTED AT DROP STRUCTURES. THE USE OF A COMBINATION OF FILTER FABRIC AND TYPE II BEDDING AT DROP STRUCTURES IS ACCEPTABLE.

** FIFTY PERCENT OR MORE BY WEIGHT RETAINED ON THE #40 SIEVE.

RIPRAP INSTALLATION

STORMWATER CONSTRUCTION DRAWINGS

DRAWN FOR
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Brighton, CO 80601

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3255 CR 27
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DATE 8/31/2016
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PROJECT #
SHEET C6
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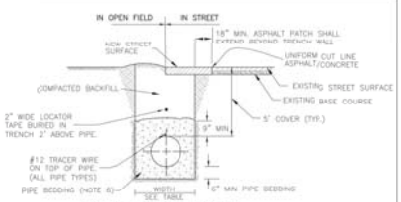


TYPICAL TRENCH SECTION

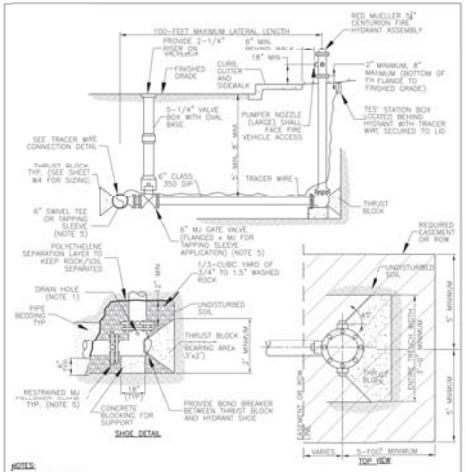
TRENCH WIDTH

PIPE DIAMETER	MINIMUM WIDTH	MAXIMUM WIDTH
4"	1'-4"	2'-4"
6"	1'-8"	2'-8"
8"	1'-8"	2'-8"
12"	2'-0"	3'-0"
16"	2'-4"	3'-4"
20"	2'-8"	3'-8"
24"	4'-0"	5'-0"

NOTES:

1. TRENCHES 5 FT DEEP OR GREATER REQUIRE A "PROTECTIVE SYSTEM" AS DEFINED BY OSHA. TRENCHES 20 FT DEEP OR GREATER REQUIRE THAT THE PROTECTIVE SYSTEM BE DESIGN BY A REGISTERED PROFESSIONAL ENGINEER.
2. OSHA'S STANDARDS REQUIRE THAT TRENCHES BE INSPECTED DAILY AND AS CONDITIONS CHANGE BY A "COMPETENT PERSON" (AS DEFINED BY OSHA) PRIOR TO WORKER ENTRY TO ENSURE ELIMINATION OF EXCAVATION HAZARDS. FOR ADDITIONAL INFORMATION REGARDING OSHA REQUIREMENTS CALL 1-800-321-OSHA.
3. MINIMUM COVER OVER PIPE TO BE BELOW OFFICIAL STREET GRADE.
4. FOR PIPE BEDDING REQUIREMENTS REFER TO CHAPTER 9 OF THE STANDARDS AND SPECIFICATIONS.
5. PIPE BEDDING SHALL BE PLACED AGAINST UNDISTURBED SOIL IN THE TRENCH BOTTOM, HOWEVER, WHERE ADVERSE SOIL IS ENCOUNTERED IN THE TRENCH BOTTOM, SOIL SHALL BE REMOVED AND TRENCH STABILIZATION MATERIAL SHALL BE PLACED IN ACCORDANCE WITH THE RECOMMENDATIONS OF A GEOTECHNICAL ENGINEER.

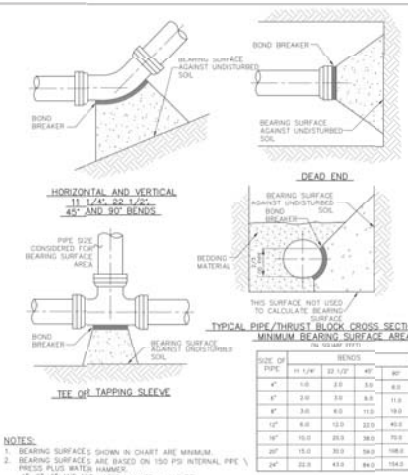
DESIGN STANDARDS	STANDARD DRAWING
TYPICAL TRENCH SECTION PIPE PROTECTION	W1
	DATE: 8/15/14



NOTES:

1. ALL FITTINGS, DI PIPE, AND HYDRANT BARREL SHALL BE POLYETHYLENE WRAPPED PER AWWA C-105. PROVIDE PERFORATION AT HYDRANT DRAIN HOLES.
2. PRIOR TO PUTTING INTO SERVICE THE FOLLOWING SHALL BE PERFORMED: NOZZLE THREADS SHALL BE GREASED, OIL RESERVOIR SHALL BE FILLED, AND HYDRANTS SHALL BE BRUSH PAINTED FIRE ENGINE RED (#7407).
3. THE ENTIRE PIPING ASSEMBLY (HYDRANT SHOE TO CONNECTION AT MAIN) SHALL BE FULLY RESTRAINED.

DESIGN STANDARDS	STANDARD DRAWING
FIRE HYDRANT INSTALLATION DETAIL	W2
	DATE: 8/15/14



MINIMUM BEARING SURFACE AREA
(SQ. SQUARE FEET)

SIZE OF PIPE	BENDS 11 1/4°	22 1/2°	45°	90°	TEE OR DEAD END
4"	1.0	2.0	3.0	6.0	4.0
6"	2.0	3.0	6.0	11.0	8.0
8"	3.0	6.0	11.0	19.0	14.0
12"	6.0	12.0	22.0	40.0	29.0
16"	10.0	20.0	38.0	70.0	50.0
20"	15.0	30.0	59.0	108.0	80.0
24"	22.0	43.0	84.0	154.0	110.0

NOTES:

1. BEARING SURFACES SHOWN IN CHART ARE MINIMUM.
2. BEARING SURFACES ARE BASED ON 150 PSI INTERNAL PIPE \ PRESS PLUS WATER HAMMER.
   4", 6", 8" AND 12" WATER HAMMER = 110 PSI
   16", 20" AND 24" WATER HAMMER = 70 PSI
3. BEARING SURFACE CALCULATIONS ARE BASED ON 800 PSF SOIL BEARING CAPACITY.
4. ALL DUCTILE IRON AND CAST IRON PIPE AND FITTINGS SHALL BE WRAPPED IN POLYETHYLENE AND SECURELY TAPED PRIOR TO PLACING TRUST BLOCKS.
5. NO COMPACTION SHALL BE ALLOWED ABOVE THRUST BLOCKS FOR A MINIMUM OF 24 HOURS AFTER PLACEMENT. CONCRETE MUST CURE A MIN. OF 48 HOURS PRIOR TO FILLING LINES.

DESIGN STANDARDS	STANDARD DRAWING
CONCRETE THRUST BLOCKS - BEARING SURFACES AND INSTALLATION	W3
	DATE: 8/15/14

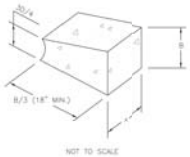
MINIMUM DIMENSIONS FOR THRUST BLOCKS

FITTING SIZE	TEES & PLUGS A	TEES & PLUGS B	90° BEND A	90° BEND B	45° BENDS & WYES A	45° BENDS & WYES B
4"	1'-7"	1'-2"	1'-9"	1'-6"	1'-8"	0'-10"
6"	2'-0"	1'-11"	2'-5"	2'-2"	1'-10"	1'-7"
8"	2'-8"	2'-6"	3'-2"	3'-0"	2'-5"	2'-1"
10"	3'-4"	3'-2"	4'-0"	3'-10"	3'-0"	2'-9"
12"	4'-0"	3'-10"	4'-8"	4'-6"	3'-8"	3'-3"
14"	5'-5"	5'-10"	6'-8"	4'-11"	4'-9"	3'-5"
20"	5'-0"	5'-0"	6'-0"	6'-0"	5'-0"	4'-0"
24"	6'-0"	6'-0"	7'-0"	7'-0"	5'-0"	5'-0"
30"	7'-6"	7'-6"	8'-0"	8'-0"	6'-3"	6'-3"

FITTING SIZE	REDUCERS & 22 1/2° BENDS A	REDUCERS & 22 1/2° BENDS B	11 1/4° BENDS A	11 1/4° BENDS B
4"	1'-7"	0'-6"	0'-6"	0'-6"
6"	1'-9"	0'-10"	1'-0"	0'-6"
8"	1'-9"	1'-4"	1'-0"	1'-0"
10"	2'-2"	1'-11"	1'-6"	1'-0"
12"	2'-7"	2'-3"	2'-0"	1'-0"
14"	3'-5"	2'-8"	2'-0"	1'-6"
20"	3'-6"	3'-0"	3'-0"	2'-0"
24"	4'-6"	3'-0"	3'-0"	3'-0"
30"	4'-9"	4'-6"	3'-3"	3'-3"

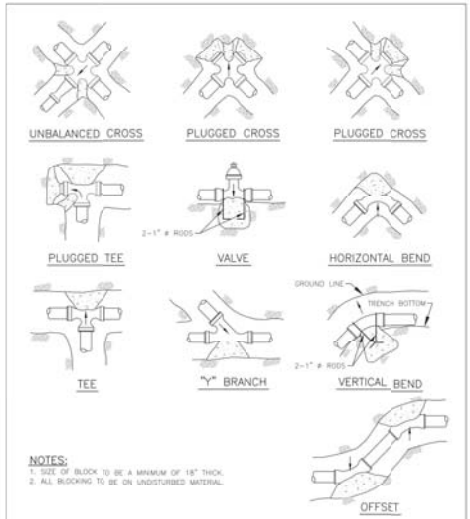
GENERAL NOTES:

1. BEARING SURFACE AREAS SHOWN IN CHART ARE MINIMUM.
2. BASED ON 150 P.S.I. INTERNAL PIPE PRESSURE.
3. SOIL BEARING CAPACITY = 2000 LB./SQ. FT.
4. ALL FITTINGS TO BE WRAPPED WITH POLYETHYLENE (MINIMUM 8 MIL).



NOT TO SCALE

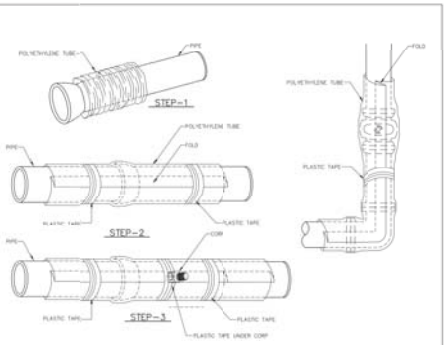
DESIGN STANDARDS	STANDARD DRAWING
TYPICAL TRENCH BLOCK DIMENSIONS	W4
	DATE: 8/15/14



NOTES:

1. SIZE OF BLOCK TO BE A MINIMUM OF 18" THICK.
2. ALL BLOCKING TO BE ON UNDISTURBED MATERIAL.

DESIGN STANDARDS	STANDARD DRAWING
CONCRETE THRUST BLOCK FOR UNBALANCED SURFACES	W5
	DATE: 8/15/14



FIELD INSTALLATION-POLYETHYLENE WRAP

STEP-1 PLACE TUBE OF POLYETHYLENE MATERIAL AROUND PIPE PRIOR TO LOWERING PIPE INTO TRENCH.

STEP-2 PULL THE TUBE OVER THE LENGTH OF THE PIPE. TAPE TUBE TO PIPE AT JOINT. FOLD MATERIAL AROUND THE ADJACENT SPIGOT END AND WRAP WITH TAPE TO HOLD THE PLASTIC TUBE IN PLACE.

STEP-3 OVERLAP FIRST TUBE WITH ADJACENT TUBE AND SECURE WITH PLASTIC ADHESIVE TAPE. THE POLYETHYLENE TUBE MATERIAL COVERING THE PIPE SHALL BE LOOSE. EXCESS MATERIAL SHALL BE NEATLY DRAWN UP AROUND THE PIPE BARREL, FOLDED ON TOP OF THE PIPE AND TAPED IN PLACE.

NOTE: POLYETHYLENE SHALL BE MINIMUM 8-MIL THICKNESS

DESIGN STANDARDS	STANDARD DRAWING
POLYETHYLENE WRAP	W6
	DATE: 8/15/14

DRAWN FOR
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Brighton, CO 80601

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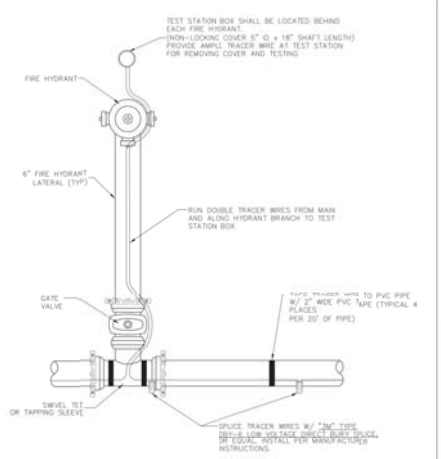
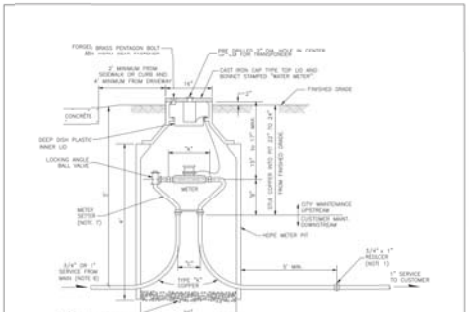


DESIGN STANDARDS	STANDARD DRAWING
TRACER WIRE	W7
	DATE: 8/15/14



METER SIZE	A	B	C
3/4"	5"	8"	5"
1"	10-3/4"	10"	8"

NOTES:

1. UPSIZING OF SERVICE PIPES AFTER THE METER REQUIRES THE APPROVAL OF THE BUILDING DEPARTMENT. FOR SERVICE PIPES UPSIZED FROM 3/4" TO 1", A REDUCER SHALL BE INSTALLED AS SHOWN ON THIS DETAIL.
2. ONLY COMPRESSION FITTINGS WILL BE ALLOWED ON COPPER SERVICE PIPES. FOR APPROVED MANUFACTURERS AND PART NUMBERS OF FITTINGS, REFER TO CHAPTER 2 OF THE CITY STANDARDS.
3. THIS DETAIL IS NOT INTENDED FOR INSTALLATION IN STREETS, DRIVEWAYS, OR CONCRETE AREAS.
4. METER PIT SHALL BE LOCATED IN A SOD OR MULCH AREA WITH A 10' MIN. WIDTH UTILITY EASEMENT. NO TREES, SHRUBS, OR STRUCTURES SHALL BE LOCATED IN THE EASEMENT.
5. SERVICE LINES TO THE METER PIT SHALL BE INSTALLED PERPENDICULAR TO THE WATER MAIN.
6. FOR 3/4" RESIDENTIAL METER INSTALLATIONS, NEWLY INSTALLED SERVICE LINES FROM MAIN SHALL BE 1". (EXISTING 3/4" SERVICE LINES MUST BE REVIEWED AND APPROVED FOR CONFORMANCE WITH RESIDENTIAL FIRE SPRINKLER SYSTEM REQUIREMENTS.
7. PROPER METER SETTERS SHALL BE INSTALLED TO ACCOMMODATE SERVICE LINE SIZES FROM MAIN AND TO CUSTOMER. REFER TO "METER EXCLUSIVE OF THE CITY WATER SYSTEM STANDARDS FOR ACCEPTABLE METER MODEL NUMBERS.

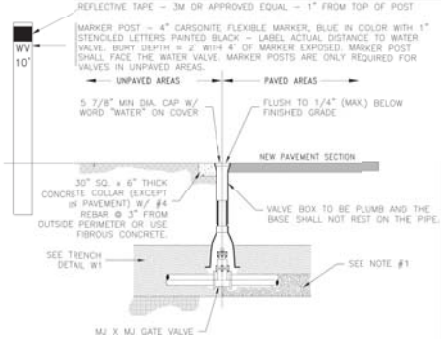
DESIGN STANDARDS	STANDARD DRAWING
3/4" & 1" DOMESTIC METER SETS	W8
	DATE: 8/15/14

GENERAL NOTES

1. NOT FOR INSTALLATION IN ROADWAYS, DRIVEWAYS, PARKING AREAS, SIDEWALKS, OR CONCRETE. EDGE OF METER PIT LID SHALL NOT BE CLOSER THAN 4' FROM EDGE OF DRIVEWAY.
2. IF SURFACE IS NOT TO OFFICIAL GRADE WHEN THE METER IS INSTALLED, THE OWNER MUST RAISE OR LOWER THE PIT, METER SETTER AND ALL OTHER APPURTENANCES TO THE FINAL APPROVED GRADE.
3. METER SHALL BE SET WITHIN PUBLIC R.O.W OR PUBLIC EASEMENT.
4. NO CONCRETE FLOOR TO BE LAID IN METER PIT.
5. METER PIT SHALL BE CONSTRUCTED OF MODIFIED HI-DENSITY POLYETHELENE.
6. ADJUSTMENT RINGS SHALL BE 2", 3", 4" OR 6" N HEIGHT AND SHALL BE INSERTED ABOVE THE POLYETHYLENE METER PIT.
7. FOR WATER SERVICE LINES 1" AND LARGER: IF THE METER PIT IS NOT INSTALLED WITHIN THE PUBLIC R.O.W. THEN A CURB STOP AND BOX SHALL BE INSTALLED WITHIN THE PUBLIC R.O.W.

(PAGE 2 OF 2)

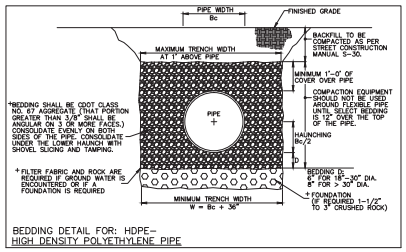
DESIGN STANDARDS	STANDARD DRAWING
3/4" & 1" METER NOTES	W9
	DATE: 8/15/14



NOTES:

1. CARE SHALL BE TAKEN WHEN INSTALLING VALVES TO ASSURE PROPER SUPPORT OF THE VALVE. THE CITY ENGINEER MAY REQUIRE 3/4" CRUSHED ROCK TO BE INSTALLED UNDER THE VALVE TO PROVIDE PROPER SUPPORT.
2. VALVES SHALL NOT BE PLACED IN CONCRETE SIDEWALKS, CROSS PANS, GUTTERS, OR OTHER DRAINAGE WAYS.
3. OPERATING NUTS OR EXTENSIONS SHALL NOT BE SET CLOSER THAN TWO (2) FEET FROM FINAL GRADE. IF THE OPERATING NUT IS DEEPER THAN FIVE (5) FEET FROM FINAL GRADE, PROVIDE A 1 1/4" EXTENSION SHAFT W/ CENTERING RING. OPERATOR EXTENSIONS SHALL BE CONNECTED TO THE VALVE OPERATOR NUT USING A PIN. THE EXTENSION SHAFT SHALL INCLUDE A 1/4" THICK TRASH RING LOCATED 6" BELOW THE NON-RISING PORTION OF THE VALVE BOX. THE DIAMETER OF THE TRASH RING SHALL BE 1/8" LESS THAN THE INSIDE DIAMETER OF THE VALVE BOX.
4. GATE VALVE SHALL BE POLYETHYLENE WRAPPED (8 MIL).
5. CONCRETE COLLARS & MARKER POSTS ARE REQUIRED WHEN VALVE IS LOCATED IN AN UNPAVED AREA.
6. VALVE BOXES ARE TO BE BROUGHT UP TO GRADE AT THE TIME OF PAVEMENT PLACEMENT OR OVERLAY. VALVE BOX ADJUSTING RINGS ARE NOT ALLOWED.

DESIGN STANDARDS	STANDARD DRAWING
VALVE BOX	W1
	DATE: 8/15/14



BEDDING DETAIL FOR: HDPE–
HIGH DENSITY POLYETHYLENE PIPE

DRAWN FOR
DAVE HUNT
P.O. Box 322
Brighton, CO 80601

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1011 42nd STREET
EVANS, CO 80620
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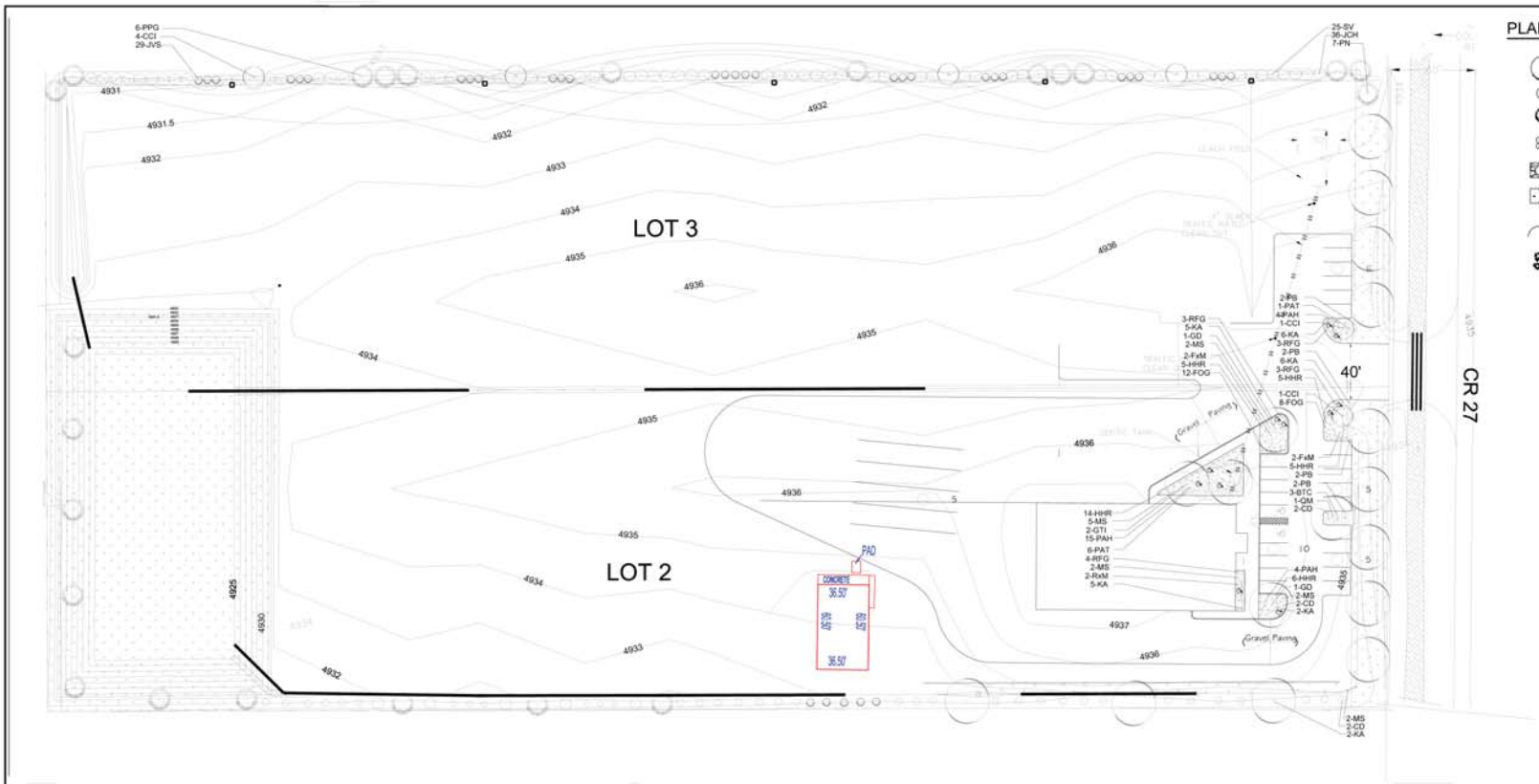


PLANT LEGEND

- DECIDUOUS CANOPY TREES
- ORNAMENTAL TREES
- EVERGREEN TREES
- DECIDUOUS AND/OR EVERGREEN SHRUBS
- 3/4" ROCK MULCH
- WARM SEASON MIXED GRASS PRAIRIE NATIVE SEED
- STEEL EDGER
- BOULDERS

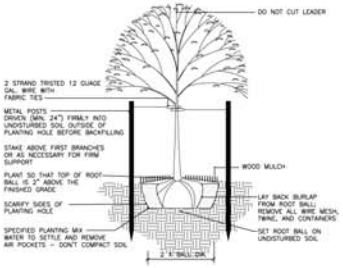
PLANT NOTES

1. ALL PLANT MATERIAL SHALL MEET SPECIFICATIONS OF THE AMERICAN ASSOCIATION OF NURSERYMEN (AAN) FOR NUMBER ONE GRADE. ALL TREES SHALL BE BALLED AND BURLAPPED OR EQUIVALENT.
2. NO PLANT MATERIAL WITH MATURE GROWTH GREATER THAN THREE FEET (3') IN HEIGHT SHALL BE PLANTED WITHIN WATER AND SEWER EASEMENTS.
3. NO SHRUBS SHALL BE PLANTED WITHIN FIVE FEET (5) RADIUS OR TREES WITHIN TEN FEET (10' OF WATER METERS, FIRE HYDRANTS, OR SANITARY SEWER MANHOLES.
4. DEVELOPER SHALL ENSURE THAT THE LANDSCAPE PLAN IS COORDINATED WITH THE PLANS DONE BY OTHER CONSULTANTS SO THAT THE PROPOSED GRADING, STORM DRAINAGE, OR OTHER CONSTRUCTION DOES NOT CONFLICT NOR PRECLUDE INSTALLATION AND MAINTENANCE OF LANDSCAPE ELEMENTS ON THIS PLAN.
5. ALL LANDSCAPE AREAS WITHIN THE SITE SHALL BE IRRIGATED WITH AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM. AN IRRIGATION PLAN WILL BE REQUIRED PRIOR TO ISSUANCE OF A BUILDING PERMIT.
6. ALL TURF AREAS TO BE IRRIGATED WITH AN AUTOMATIC POP-UP IRRIGATION SYSTEM. ALL SHRUB BEDS AND TREES ARE TO BE IRRIGATED WITH AN AUTOMATIC IRRIGATION (TRICKLE) IRRIGATION SYSTEM, OR ACCEPTABLE ALTERNATIVE. THE IRRIGATION SYSTEM IS TO BE ADJUSTED TO MEET THE WATER REQUIREMENTS OF THE INDIVIDUAL PLANT MATERIAL.
7. ALL SHRUB BEDS TO BE MULCHED 3" DEEP WITH 3/4" RIVER ROCK PLACED ON WEED BARRIER FABRIC.
8. EDGING BETWEEN GRASS AND SHRUB BEDS SHALL BE 3/16" X 4" STEEL SET LEVEL WITH TOP OF GRADE.
9. **SHORT GRASS PRAIRIE NATIVE SEED MIXTURE. THIS MIXTURE IS TO BE USED BETWEEN OCTOBER 15th AND March 30th ONLY AT A RATE OF 30.75 PLS LBS/ACRE**
10. TOPSOIL TO THE MAXIMUM EXTENT FEASIBLE. TOPSOIL THAT IS REMOVED DURING CONSTRUCTION ACTIVITY SHALL BE CONSERVED FOR LATER USE.
11. SOIL AMENDMENTS. PRIOR TO INSTALLATION OF PLANT MATERIALS, AREAS THAT HAVE BEEN COMPACTED OR DISTURBED BY CONSTRUCTION ACTIVITY SHALL BE THOROUGHLY LOOSENED. ORGANIC AMENDMENTS SUCH AS COMPOST, PEAT, OR AGED MANURE SHALL BE THOROUGHLY INCORPORATED.

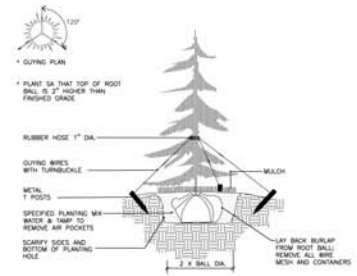
PLANT LIST

KEY	BOTANICAL NAME	COMMON NAME	SIZE	NOTES	QTY
	DECIDUOUS TREES				
CO	Celtis occidentalis	Western Hackberry	2" cal	B+B	4
QM	Quercus Macrocarpa	Bur Oak	2" cal	B+B	4
AFA	Acer x freemanii 'Autumn Blaze'	Autumn Sabre Maple	2" cal	B+B	1
CS	Catalpa speciosa	Western Catalpa	2" cal	B+B	3
GTI	Gleditsia triacanthos inermis 'Imperial'	Imperial Locust	2" cal	B+B	2
GD	Gymnocladus dioicus	Kentucky Coffeetree	2" cal	B+B	2
GTS	Gleditsia triacanthos inermis 'Shademaster'	Shademaster Locust	2" cal	B+B	5
	ORNAMENTAL TREES				
CCI	Crataegus crus-galli inermis	Thornless Cockspur Hawthorne	1.5" cal	B+B	4
PCC	Pyrus calleryanna 'Chanticleer'	Chanticleer Pear	1.5" cal	B+B	7
	EVERGREEN TREES				
PN	Pinus nigra	Austrian Pine	6' ht	B+B	16
PPG	Picea pungens glauca	Colorado Blue Spruce	6 gal	B+B	9
JV	Juniperus virginiana 'Skyrocket'	Skyrocket Juniper	5 gal	6'o.c.	54
	EVERGREEN SHRUBS				
JBBR	Juniperus sexina 'Broadmoor'	Broadmoor Juniper	5 gal	6' o.c.	13
JCH	Juniperus chinensis 'Hetzeri'	Hetzeri Juniper	5 gal	6' o.c.	36
	DECIDUOUS SHRUBS				
RT	Rhus trilobata	Three-leaf Sumac	5 gal	3' o.c.	9
PAT	Perovskia atriplicifolia	Russian Sage	5 gal	4' o.c.	7
PB	Prunus besseyi	Western Sandcherry	5 gal	3' o.c.	10
RwM	Rosa x Meidiland White	White Meidland Rose	5 gal	4' o.c.	2
SPN	Salix purpurea nana	Dwarf Artic Willow	5 gal	3' o.c.	7
BTC	Chrysothamnus nauseosus	Rabbitbrush	5 gal	3' o.c.	3
SV	Syringa vulgaris	Albert Holden Lilac	5 gal	3' o.c.	30
CD	Cotoneaster dividatus	Spreading Cotoneaster	5 gal	5' o.c.	4
FxM	Forsythia x 'Meadowlark'	Meadowlark Forsythia	5 gal	7' o.c.	4
	PERENNIALS AND ORNAMENTAL GRASSES				
KA	Calamagrostis x acutiflora 'Karl Foerester'	Karl Foreester Grass	1 gal	24" o.c.	59
MS	Miscanthus sinensis 'Morning Light'	Morning Lights Fountain Grass	2 gal	4' o.c.	11
PAH	Pennisetum alopecuroides 'Hameln'	Dwarf Fountain Grass	1 gal	18" o.c.	22
HHR	Hemerocallis 'Happy Returns'	Dwarf Yellow Daylily	2 gal	18' o.c.	35
RFG	Rudbeckia fulgida 'Goldsturm'	Black-eyed Susan	1 gal	18" o.c.	19
FOG	Festuca ovina glauca	Blue Fescue	1 gal	18' o.c.	20

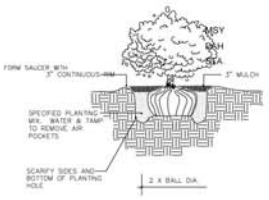
NOTE: SHORT GRASS PRAIRIE NATIVE SEED MIXTURE. THIS MIXTURE IS TO BE USED BETWEEN OCTOBER 15th AND March 30th ONLY AT A RATE OF 30.75 PLS LBS/ACRE



A TREE PLANTING - IRRIGATED AREAS
NOT TO SCALE



B CONIFER TREE PLANTING - GUY WIRES
NOT TO SCALE



C SHRUB PLANTING
NOT TO SCALE

Planscapes
Planning/Landscape/Architecture

NORTH

0 20 40 80
SCALE: 1" = 40'

ENGINEER

Eric Wernaman
Wernaman Engineering
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LANDSCAPE ARCHITECT

ROB MOLLOY
980 NORWAY MAPLE DRIVE
LOVELAND, CO
970-988-5301

DAVE'S EARTHWORKS INC.
PRELIMINARY PLAN
FORT LUPTON, COLORADO

LANDSCAPE PLAN

DATE	06/08/2016
JOB NO.	
DRAWN	RM
CHECKED	
REVISED	04/27/2016
	05/31/2016

L1

GENERAL CONSTRUCTION NOTES:

1. THE ELECTRICAL CONTRACTOR SHALL VERIFY THAT ALL ELECTRICAL ITEMS TO REMAIN OR BE RELOCATED AND REUSED ARE IN WORKING ORDER PRIOR TO ANY DEMOLITION WORK. IF THE EXISTING MATERIAL IS FOUND TO BE INOPERABLE, CONTRACTOR SHALL INFORM THE OWNER. ONCE ANY DEMOLITION WORK HAS BEGUN, ANY INOPERABLE OR DAMAGED MATERIAL SHALL BE REPAIRED OR REPLACED AT THE CONTRACTOR'S EXPENSE.
2. VERIFICATION OF EXISTING CONDITIONS. "INASMUCH AS THE REMODELING AND/OR REHABILITATION OF THE EXISTING BUILDING REQUIRES THAT CERTAIN ASSUMPTIONS BE MADE REGARDING EXISTING CONDITIONS, AND BECAUSE SOME OF THESE ASSUMPTIONS MAY NOT BE VERIFIABLE WITHOUT DESTROYING OTHERWISE ADEQUATE OR SERVICEABLE PORTIONS OF THE BUILDING, THE GENERAL CONTRACTOR AGREES THAT, EXCEPT FOR NEGLIGENCE ON THAT PART OF THE DESIGN PROFESSIONAL THE CONTRACTOR WILL HOLD HARMLESS, INDEMNIFY AND DEFEND THE DESIGN PROFESSIONAL FROM AND AGAINST ANY AND ALL CLAIMS ARISING OUT OF THE PROFESSIONAL SERVICES PROVIDED."
3. ANY ELECTRICAL ITEMS SHOWN OR NOT SHOWN ON THE PLANS, OR WHERE CIRCUITS IN EXISTING WALLS ARE REMOVED BY DEMOLITION, SHALL UPON COMPLETION OF REMODEL WORK BE LEFT IN WORKING CONDITION.
4. ALL PHASES OF THE ELECTRICAL WORK SHALL BE COORDINATED WITH THE ARCHITECT. WORK SHALL BE DONE IN A FASHION TO CAUSE AS LITTLE INCONVENIENCE AS POSSIBLE TO THE OWNER.
5. ELECTRICAL DEVICES NOTED TO BE REMOVED SHALL BE REMOVED BACK TO A POINT WHERE EXISTING CONDUIT CAN BE ABANDONED IN CONCEALED SPACES. REMOVE ALL WIRING FROM ABANDONED CONDUIT. ALL BOXES TO BE REMOVED SHALL BE TAKEN OUT OF WALLS AND HAVE HOLES REFINISHED TO MATCH WALL FINISH.
6. ELECTRICAL CONTRACTOR SHALL NOT DEFACE ANY AREAS OF THE BUILDING WHERE REMODELING IS NOT BEING DONE.
7. RACEWAYS: ALL CONDUIT SHALL BE CONCEALED WHEREVER POSSIBLE. CONDUIT SHALL NOT BE EXPOSED IN FINISHED AREAS (EXCLUDES MECHANICAL ROOMS, STORAGE CLOSETS, AND SIMILAR AREAS). EXPOSED RACEWAYS SHALL BE SURFACE RACEWAYS PER SPECIFICATIONS.
8. ROUTING OF EXISTING CONCEALED CONDUIT NOT KNOWN. LOCATION DETERMINED BY ELECTRICAL CONTRACTOR. ELECTRICAL CONTRACTOR SHALL RECIRCUIT AS NOTED UTILIZING ANY EXISTING CONDUIT. HE SHALL REMOVE EXISTING WIRE AND REPULL NEW. ALL NEW CONDUIT ADDED SHALL BE CONCEALED WHEREVER POSSIBLE.
9. SURFACE RACEWAY: WHEREVER CONCEALED CONDUIT IN FINISHED AREAS IS NOT POSSIBLE, ELECTRICAL CONTRACTOR SHALL INSTALL SURFACE MOUNTED RACEWAYS EQUAL TO WIREMOLD. RUN SURFACE RACEWAYS IN CORNER OF WALL AND CEILING. ALL RACEWAYS THAT ARE EXPOSED SHALL BE APPROVED BY ARCHITECT PRIOR TO ROUGH-IN.
10. TERMINATING AND SPLICING: MAKE ALL JOINTS AND SPLICES IN BRANCH CIRCUIT WIRING WITH APPROVED SOLDERLESS TOOL APPLIED OR TWIST-ON CONNECTORS, IN THE VARIOUS BOXES, GUTTERS, AND SIMILAR LOCATIONS, BUT NOT IN RACEWAYS. LEAVE SUFFICIENT SLACK TO PERMIT TWO (2) OR MORE SPLICES OR JOINTS TO BE REMADE IN CASE OF FAULT.
11. NM (ROMEX CABLE) WILL NOT BE ALLOWED ON THIS PROJECT.
12. ELECTRICAL CONTRACTOR SHALL RECEIVE, FROM SYSTEM SUPPLIERS, ALL WIRING DIAGRAMS FOR ALL EQUIPMENT, PRIOR TO ANY ROUGH-IN, TO ASSURE PROPER ELECTRICAL CHARACTERISTICS ARE PROVIDED. ELECTRICAL CONTRACTOR SHALL PROVIDE ARCHITECT WRITTEN NOTIFICATION PRIOR TO ROUGH-IN, THAT ALL WIRING DIAGRAMS HAVE BEEN RECEIVED AND REVIEWED FOR CORRECTNESS. ANY INCORRECT WIRING OR DEVICES INSTALLED BY ELECTRICAL CONTRACTOR WITHOUT WIRING DIAGRAMS SHALL BE CORRECTED AT ELECTRICAL CONTRACTOR'S EXPENSE.
13. ELECTRICAL CONTRACTOR SHALL RECEIVE, FROM MECHANICAL CONTRACTOR, ALL WIRING DIAGRAMS AND SHOP DRAWINGS FOR ALL MECHANICAL EQUIPMENT, PRIOR TO ANY ROUGH-IN, TO ASSURE PROPER ELECTRICAL CHARACTERISTICS, VOLTAGE, PHASE, HORSEPOWER, AMPERE, KILOWATTS AND ETC. ARE PROVIDED. ELECTRICAL CONTRACTOR SHALL PROVIDE ARCHITECT WRITTEN NOTIFICATION PRIOR TO ANY ROUGH-IN, THAT ALL WIRING DIAGRAMS AND SHOP DRAWINGS HAVE BEEN RECEIVED AND REVIEWED FOR CORRECTNESS. ANY INCORRECT WIRING OR DEVICES INSTALLED BY ELECTRICAL CONTRACTOR WITHOUT WIRING DIAGRAMS SHALL BE CORRECTED AT ELECTRICAL CONTRACTOR'S EXPENSE.
14. ALL EXISTING AND NEW SMOKE DETECTORS IN OR NEAR AREAS BEING REMODELED SHALL BE BAGGED OR REMOVED. IF REMOVED, STORE IN A SEALED BAG UNTIL ALL REMODELING WORK IS COMPLETE. IF SMOKE DETECTORS ARE NOT BAGGED OR REMOVED THEY SHALL BE REPLACED WITH NEW DETECTORS AT CONTRACTOR'S EXPENSE WHEN THE PROJECT IS COMPLETED.
15. EXACT ELECTRICAL DEMOLITION REQUIREMENTS NOT SHOWN ON THE DRAWINGS. ELECTRICAL CONTRACTOR SHALL VISIT THE SITE PRIOR TO BIDDING TO DETERMINE EXACT DEMOLITION WORK TO BE DONE AND SHALL INCLUDE ALL DEMOLITION COSTS IN THEIR BID.
16. ELECTRICAL CONTRACTOR SHALL VERIFY ELECTRICAL DEVICE LOCATIONS IN ALL CASE WORK WITH ARCHITECTURAL CASE WORK DETAILS PRIOR TO ANY ROUGH-IN.
17. ELECTRICAL CONTRACTOR SHALL VERIFY FINAL LOCATIONS OF ALL SINKS WITH PLUMBING CONTRACTOR PRIOR TO ROUGH-IN. ANY ELECTRICAL DEVICES LOCATED ABOVE COUNTER AND BEHIND FINAL SINK LOCATIONS SHALL BE SHIFTED A MINIMUM OF 6" TO EITHER SIDE OF SINK. ANY ELECTRICAL DEVICES LEFT BEHIND SINK AT TIME OF FINAL ELECTRICAL OBSERVATION SHALL BE RELOCATED AT ELECTRICAL CONTRACTOR'S EXPENSE.
18. ALL NEW ELECTRICAL ITEMS SHOWN ON EXISTING WALLS AND CEILINGS SHALL BE FLUSH MOUNTED UNLESS NOTED OTHERWISE. CUT AND PATCH EXISTING WALLS AND CEILINGS TO CONCEAL ALL MOUNTING BOXES AND CONDUITS.
19. FIRE ALARM SHALL BE APPROVED BY LOCAL AUTHORITY HAVING JURISDICTION PRIOR TO ROUGH-IN. ANY MODIFICATIONS OR ADDITIONS REQUIRED BY THE LOCAL AUTHORITY HAVING JURISDICTION SHALL BE INCLUDED IN ELECTRICAL CONTRACTOR'S BASE CONSTRUCTION COST.
20. RELOCATIONS: OWNER RESERVES THE RIGHT TO RELOCATE ANY ELECTRICAL DEVICE, UP TO A DISTANCE OF 12'-0", BEFORE INSTALLATION WITHOUT EXTRA CHARGE FROM ELECTRICAL CONTRACTOR.
21. ELECTRICAL DRAWINGS ARE DIAGRAMMATIC ONLY. EXACT LOCATION OF ALL SYSTEMS AND EQUIPMENT SHALL BE FIELD VERIFIED AND COORDINATED WITH OTHER TRADES PRIOR TO ANY INSTALLATION. WHERE EXACT LOCATIONS ARE NECESSARY, THEY ARE DIMENSIONED ON THESE DRAWINGS. WHERE THERE IS A QUESTION OF ADEQUATE CLEARANCE OR COORDINATION BETWEEN TRADES, THIS CONTRACTOR SHALL PREPARE SHOP DRAWINGS FOR ENGINEER'S REVIEW. ON ALL SPECIAL SYSTEMS REQUIRING DRAWINGS BY LICENSED INSTALLATION CONTRACTORS, SUCH AS FIRE PROTECTION, SUCH DRAWINGS SHALL BE SUBMITTED WITHIN 30 DAYS AFTER AWARD OF CONTRACT.
22. CALL UTILITY COMPANIES (POWER, GAS, WATER, SEWER, TELEPHONE, CABLE TV, ETC.) IN ADVANCE BEFORE TRENCHING FOR THE MARKING OF THEIR UNDERGROUND UTILITIES. ALSO CONTRACTOR SHALL LOCATE ALL ON-SITE UTILITIES SUCH AS SECONDARY SERVICE FEEDERS, UNDERGROUND ELECTRICAL BRANCH CIRCUITS, SPRINKLER LINES, ETC. PRIOR TO TRENCHING. ANY CUT OR DAMAGED UNDERGROUND UTILITIES SHALL BE REPAIRED OR REPLACED AT CONTRACTOR'S EXPENSE.
23. EMT CONDUIT FITTINGS: DRY LOCATIONS ALL EMT COUPLERS AND CONNECTORS SHALL BE STEEL SET SCREW TYPE. DIE CAST FITTINGS SHALL NOT BE USED ON THIS PROJECT. DAMP/WET LOCATIONS, USE STEEL COMPRESSION GLAND TYPE COUPLER AND CONNECTORS.
24. ACCESS PANELS REQUIRED BY THE ELECTRICAL CONTRACTOR SHALL BE PROVIDED BY THE ELECTRICAL CONTRACTOR, THEN TURNED OVER TO THE APPROPRIATE TRADE FOR INSTALLATION. SEE ARCHITECTURAL SPECIFICATION SECTION DIVISION 8.
25. BID CONTRACTOR, THEN TURNED OVER TO THE APPROPRIATE TRADE FOR INSTALLATION. SEE ARCHITECTURAL SPECIFICATION SECTION DIVISION 8.
26. ELECTRICAL CONTRACTOR IS RESPONSIBLE TO COORDINATE WITH THE GENERAL CONTRACTOR TO OBTAIN ACTUAL ROOM NAMES AND NUMBERS, DESIGNATED BY THE OWNER/ARCHITECT AT THE COMPLETION OF THE PROJECT. ACTUAL ROOM NAMES AND NUMBERS SHALL BE USED ON ALL PANEL SCHEDULES, COMPUTER PROGRAMMING, GRAPHIC PLAQUES, SOUND SYSTEMS, TELEPHONE SYSTEM, INTERCOMS, FIRE ALARMS, SECURITY SYSTEMS, CATV SYSTEMS AND SIMILAR.
27. CONTRACTOR SHALL NOT FASTEN, ATTACH OR HANG ANY MATERIAL FROM THE ROOF DECK. ALL CONDUITS, JUNCTION BOXES, FIXTURES, DEVICES AND EQUIPMENT SHALL BE HUNG FROM THE STRUCTURAL STEEL FRAME AND SHALL BE PLACED WITH A MINIMUM OF 1" CLEARANCE BELOW THE ROOF DECK. WIRING AND CONDUITS SHALL NOT BE PLACED WITHIN THE RIBS OF THE ROOF DECK. CONTRACTOR SHALL NOT LOOSEN, REMOVE OR CUT ANY ROOFING SYSTEM FASTENERS PROTRUDING THROUGH THE ROOF DECK.

ELECTRICAL LEGEND

SYMBOL	DESCRIPTION
	MAIN DISTRIBUTION BOARD
	PANELBOARD
M	ELECTRIC SERVICE METER
CT	CURRENT TRANSFORMER
	CONCEALED CIRCUIT
	UNDERGROUND/FLOOR CIRCUIT
	EXPOSED CIRCUIT
WM	WIREMOLD (SURFACE RACEWAY)
PM	PLUGMOLD (SURFACE RACEWAY)
P – 1,3,5	HOMERUN TO PANELBOARD (ONE ARROW / CIRCUIT, PANEL AND CIRCUIT #'S SHOWN)
	CONDUIT TURNS UP
	CONDUIT TURNS DOWN
J	JUNCTION BOX
	MOTOR (REFER TO MOTOR SCHEDULE)
	SAFETY DISCONNECT SWITCH (REFER TO MOTOR SCHEDULE)
	RECEPTACLE – DUPLEX
	RECEPTACLE – DUPLEX WITH ISOLATED GROUND
	RECEPTACLE – DUPLEX WITH GFCI PROTECTION
	RECEPTACLE – DUPLEX SPLIT WIRE
	RECEPTACLE – QUADRAPLEX (DOUBLE DUPLEX)
	RECEPTACLE – SPECIAL PURPOSE – SINGLE PHASE
	RECEPTACLE – SPECIAL PURPOSE – THREE PHASE
	RECEPTACLE – SINGLE OUTLET –
	RECEPTACLE – RANGE
	RECEPTACLE – DUPLEX – FLOOR MOUNTED
	RECEPTACLE – QUADRAPLEX – FLOOR MOUNTED
	RECEPTACLE – SINGLE – CEILING MOUNTED
	RECEPTACLE – DUPLEX – CEILING MOUNTED
	RECEPTACLE – QUADRAPLEX – CEILING MOUNTED
S/T	COMBINATION SWITCH/RECEPTACLE
XX	MISCELLANEOUS ELECTRICAL DEVICE DM – MOTORIZED DAMPER HH – HANDHOLE MH – MANHOLE PP – PUSHPLATE RC – RELAY CABINET TC – TIME CLOCK
XXX	MISCELLANEOUS ELECTRICAL DEVICE EPO – EMERGENCY POWER OFF POD – POWER OPERATED DOOR VFD – VARIABLE FREQUENCY DRIVE
XXXX	MULTI-SERVICE BOXES AND RACEWAYS CHARACTERS DESCRIBE MOUNTING LOCATION, ACCESS, SERVICE DEVICE/COVER FITTING AS INDICATED BELOW. REFER TO MULTI-SERVICE BOX SCHEDULE FOR SPECIFIC REQUIREMENTS, CONDUIT, AND DEVICE CONFIGURATIONS. X––– LOCATION –X––ACCESS F–FLOORBOX C–CONCEALED P–POKE–THRU E–EXPOSED R–RAISED FLOOR S–STAGE T–TABLE U–UNDERFLOOR DUCT W–WALL ––X– SERVICE COVER / DEVICE FITTING B–BLANK F–FLUSH R–REGRESSED S–SEMI FLUSH T–TOMBSTONE W–WHIP ––––X SEQUENTIAL NUMBER 1,2,3,ETC – REFER TO MULTI-SERVICE BOX SCHEDULE

SYMBOL	DESCRIPTION
	SURFACE MOUNT 1x4 LUMINAIRE
	SURFACE MOUNT 2x4 LUMINAIRE
	SURFACE MOUNT 2x4 LUMINAIRE – UN-SWITCHED (NIGHT-LIGHT)
	SURFACE MOUNT ROUND LUMINAIRE
	SURFACE MOUNT STRIP LUMINAIRE
	WALL MOUNT STRIP LUMINAIRE
	RECESSED 2x4 LUMINAIRE
	RECESSED 2x4 LUMINAIRE – UN-SWITCHED (NIGHT-LIGHT)
	RECESSED 2x4 LUMINAIRE WITH EMERGENCY BATTERY BACK-UP
	RECESSED 2x2 LUMINAIRE
	RECESSED 2x2 LUMINAIRE WITH EMERGENCY BATTERY BACK-UP
	RECESSED ROUND LUMINAIRE
	RECESSED ROUND LUMINAIRE WITH EMERGENCY BATTERY BACK-UP
	PENDANT LUMINAIRE
	WALL MOUNTED LUMINAIRE
	POLE MOUNTED LUMINAIRE
	WALL MOUNTED EMERGENCY BATTERY BACK-UP
	CEILING MOUNTED EMERGENCY BATTERY BACK-UP
	EXIT SIGN WITH DIRECTIONAL ARROWS HATCH INDICATES ILLUMINATED FACES, ARROWS INDICATE DIRECTIONS
F	SWITCH (TOGGLE UNLESS NOTED): x – SWITCH GROUP "x" to – THERMAL OVERLOAD 2 – 2 POLE p – PILOT LIGHT 3 – 3–WAY k – KEYED 4 – 4–WAY t – TIMER D – DIMMER F – FUSTAT OS – OCCUPANCY SENSOR VS – VACANCY SENSOR FC – CEILING FAN CONTROL V – VARIABLE SPEED
	ROMAN NUMERAL (I,II,III, etc) INDICATES QUANTITY OF GANGED DEVICES UNDER COMMON FACEPLATE
OS	OCCUPANCY SENSOR – CEILING
VS	VACANCY SENSOR – CEILING
DS	DAYLIGHT SENSOR – CEILING
VS	OCCUPANCY SENSOR – WALL MOUNTED

SYMBOL	DESCRIPTION
	DATA OUTLET
	TELEPHONE OUTLET
	COMBINATION DATA / TELEPHONE OUTLET
	TELEVISION OUTLET
XX	MISCELLANEOUS SYSTEMS DEVICE DB – DOORBELL CH – CHIME CK – CARD READER / KEYPAD CR – CARD READER DA – DURESS ALARM DC – DOOR CONTACT DE – DELAYED EGRESS EL – ELECTRIC LOCK ES – ELECTRIC STRIKE IC – INTERCOM CALL STATION KP – KEYPAD MD – MOTION DETECTOR ML – MAGNETIC LOCK RX – REQUEST TO EXIT
S	WALL MOUNTED FIRE ALARM STROBE
S	WALL MOUNTED FIRE ALARM SPEAKER STROBE
S	WALL MOUNTED FIRE ALARM HORN STROBE
	WALL MOUNTED FIRE ALARM SPEAKER
	WALL MOUNTED FIRE ALARM HORN
S	DASHED OUTLINE – CEILING MOUNTED DEVICE
XX	MISCELLANEOUS FIRE ALARM DEVICE F– MANUAL PULL STATION FJ – FIREFIGHTER PHONE JACK H – HEAT DETECTOR S – SMOKE DETECTOR D – DUCT SMOKE DETECTOR DT – SMOKE DETECTOR TEST STATION SH – SMOKE VENTING HATCH RELEASE DH – DOOR HOLD OPEN RELEASE FR – FAN SHUT DOWN RELAY PS – PRESSURE SWITCH FS – FLOW SWITCH TS – TAMPER SWITCH RR – CONTROL / MONITORING RELAY
XXX	MISCELLANEOUS FIRE ALARM DEVICE ARA – AREA OF RESCUE ASSISTANCE NAC – NOTIFICATION EXTENDER PANEL FAP – REMOTE ANNUNCIATOR PANEL FCB – FIRE PHONE CABINET FCP – FIRE ALARM CONTROL PANEL FAC – TERMINAL CABINET

FIXTURE TYPE SYMBOL
SWITCH LETTER / MULTI-GANG NUMERAL
FIXTURE TYPE (SEE SCHEDULE)
CIRCUIT NUMBER

NOTE: NOT ALL SYMBOLS OR ABBREVIATIONS ON THIS LEGEND ARE NECESSARILY USED ON THIS PROJECT.

GENERAL ELECTRICAL ABBREVIATIONS

AC – ABOVE COUNTER
AFF – ABOVE FINISHED FLOOR
AFG – ABOVE FINISHED GRADE
BFC – BELOW FINISHED CEILING
BAS – BUILDING AUTOMATION SYSTEM
BLDG – BUILDING
BMS – BUILDING MANAGEMENT SYSTEM
BOF – BOTTOM OF FIXTURE
COF – COFFEE MAKER
CKT – CIRCUIT
CLG – CEILING
CO – CONDUIT ONLY
CWA – COORDINATE WITH ARCHITECT
CWM – COORDINATE WITH EQ SUPPLIER
DW – DISHWASHER
EF – EXHAUST FAN
EHD – ELECTRIC HAND DRYER
EM – EMERGENCY
EMS – ENERGY MANAGEMENT SYSTEM
EP – EXPLOSION PROOF
EWC – ELECTRIC WATER COOLER
EX – EXISTING
FRZ – FREEZER
FA – FIRE ALARM
FCP – FIRE ALARM CONTROL PANEL
GD – GARBAGE DISPOSAL
GND – GROUND
GFI – GROUND FAULT CIRCUIT INTERRUPTER
GFCI – GROUND FAULT CIRCUIT INTERRUPTER
HZL – HAZARDOUS LOCATION
IHW – INSTANT HOT WATER DISPENSER
JB – JUNCTION BOX
LGT(S) – LIGHT(S)
LV – LOW VOLTAGE
MAX – MAXIMUM
MGMT – MANAGEMENT
MIN – MINIMUM
MOP – MOTOR OPERATED PARITITION
MW – MICROWAVE
NC – NORMALLY CLOSED
NL – NIGHT LIGHT
NO – NORMALLY OPEN.
OVN – OVEN
PRJ – CEILING MOUNTED PROJECTOR
PS – ELECTRIC PROJECTOR SCREEN
PB – PULLBOX
RCPT(S) – RECEPTACLE(S)
RNG – RANGE
ST – SHUNT TRIP
SPD – SURGE PROTECTIVE DEVICE
REF – REFRIGERATOR
TV – TELEVISION
UNO – UNLESS NOTED OTHERWISE
UVR – UNDER-VOLTAGE RELEASE
UH – UNIT HEATER
VFD – VARIABLE FREQUENCY DRIVE
XFMR – TRANSFORMER
WP – WEATHERPROOF

ELECTRICAL DRAWING INDEX

DRAWING NUMBER	DRAWING TITLE	ISSUE DATE – DESCRIPTION: 09-20-2016 – ISSUE FOR PERMIT
E0.1	ELECTRICAL LEGEND AND NOTES	●
E0.2	LUMINAIRES	●
E0.3	LIGHTING PLAN	●
E0.4	PHOTOMETRIC PLAN	●

KEY:
● FULL SHEET ISSUE.
Ⓟ PARTIAL SHEET ISSUE (SKETCH).

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BUILDING CODE DATA

DISCIPLINE	CODE	EDITION
GENERAL	INTERNATIONAL BUILDING CODE	2012
HVAC / MECHANICAL	INTERNATIONAL MECHANICAL CODE	2012
PLUMBING	INTERNATIONAL PLUMBING CODE	2012
ELECTRICAL	NATIONAL ELECTRIC CODE	2011
FIRE PROTECTION	INTERNATIONAL FIRE CODE	2012
	NFPA STANDARDS	CURRENT
FUEL	INTERNATIONAL FUEL GAS CODE	2012
ENERGY	INTERNATIONAL ENERGY CONSERVATION CODE	2012
ACCESSIBILITY	INTERNATIONAL BUILDING CODE / ANSI	2012
LOCAL AMMENDMENTS	CITY OF FORT LUPTON	2012

NOTES:
A. ALL WORK PERFORMED SHALL COMPLY WITH THE REQUIREMENTS OF THE LISTED CODES, LOCAL CODE AMENDMENTS, AND REFERENCED STANDARDS AS ENFORCED BY THE AUTHORITY HAVING JURISDICTION (AHJ).
B. ALL WORK SUBJECT TO INSPECTION BY THE AHJ AT THE PROJECT SITE FOR COMPLIANCE.

ELECTRICAL SPECIFICATIONS:

1. PROVIDE ALL EQUIPMENT AND SERVICES NECESSARY FOR COMPLETE SYSTEM.
2. EQUIPMENT AND MATERIALS SHALL BE UL-LISTED FOR THE USE INTENDED.
3. SUPPORT CONDUIT AND EQUIPMENT FROM THE STRUCTURE TO PREVENT SAGGING, POCKETING, AND VIBRATION.
4. FIRE-CAULK ALL PIPING PASSING THROUGH FIRE-RATED ASSEMBLIES.
5. PROVIDE COMPLETE SYSTEMS OF CONDUCTORS AND RACEWAYS USING CONDUIT AND/OR CABLE ASSEMBLIES APPROPRIATE TO THE FUNCTION AND LOCATION AND APPROVED PER NEC REQUIREMENTS. CONDUCTORS MUST BE DERATED PER CODE.
6. PROVIDE A COMPLETE GROUNDING SYSTEM PER NEC, SECTION 250.
7. RACEWAYS MAY BE THE FOLLOWING (SUBJECT TO NEC REQUIREMENTS):
   ELECTRICAL METALLIC TUBING, GALVANIZED.
   POLYVINYL CHLORIDE CONDUIT, SCHEDULE 40.
8. CABLE ASSEMBLIES MAY BETHE FOLLOWING (SUBJECT TO NEC REQUIREMENTS):
   METALCLAD CABLE.
9. PROVIDE GALVANIZED STEEL JUNCTION AND OUTLET BOXES, EXCEPT AS INDICATED OTHERWISE. PROVIDE WEATHER-PROOF TYPE CAST BOXES WITH GASKET AND CAST COVERPLATE FOR WET LOCATIONS. THROUGH THE WALL BOXES ARE NOT PERMITTED.
10. POWER CONDUCTORS SHALL BE COPPER, (STRANDED FOR NO. 8 AWG AND LARGER), WITH THE FOLLOWING INSULATION STANDARDS: THHN, THWN, XHHW (90C). THE CONDUCTORS SHALL BE APPLIED USING THE 75C RATING. ALUMINUM CONDUCTORS MAY BE SUBSTITUTED USING THE THE SAME CAPACITY OF THE COPPER CONDUCTORS SPECIFIED.
11. PROVIDE SPECIFICATION GRADE, IVORY COLORED DEVICES THROUGHOUT, UNLESS NOTED OTHERWISE ON THE PLANS. DEVICES SHALL BE HUBBELL. PLATES SHALL BE IVORY PLASTIC, WITH MATCHING SCREWS, UNLESS NOTED OTHERWISE. PROVIDE BLANK COVERPLATES FOR UNUSED OUTLETS. COVERPLATES FOR MULTI-GANG BOXES SHALL BE SIZED FOR THE BOX T COVERS.
12. BRANCH CIRCUITS SHALL USE MINIMUM NO. 12 AWG WIRING. CONTROL WIRING MINIMUM NO. 14 AWG. FOR DISTANCES EXCEEDING 75' FROM THE PANEL, PROVIDE MIN. 10 AWG.
13. DO NOT INSTALL EXPOSED CONDUIT UNLESS APPROVED BY THE ARCHITECT.
14. RUN ALL CONDUIT PARALLEL AND PERPENDICULAR TO BUILDING LINES.
15. USE FLEXIBLE METALLIC CONDUIT FOR CONNECTIONS TO MOTORS, FIXTURES, OR OTHER EQUIPMENT WHERE VIBRATION IS PRESENT. PROVIDE SEALTITE FMC IN WET AREAS.
16. PROVIDE GROUND WIRE IN NON-METALLIC CONDUIT AND FLEXIBLE CONDUIT. GROUND WIRES SHALL BE INCREASED IN SIZE WHERE CIRCUIT WIRING IS INCREASED FOR VOLTAGE DROP.
17. PROVIDE A TYPED PANEL SCHEDULE FOR EACH PANEL, INSERTED IN A PLASTIC SLEEVE.

KEYPLAN

NOTICE: DUTY OF COOPERATION Release of these plans contemplates further coordination among the owner, his contractor(s), the architect and engineers. Design and construction are complex. Although the architect and his consultants have performed their services with due care and diligence, they cannot guarantee perfection. Communication is imperfect, and every contingency cannot be anticipated. Any ambiguity or discrepancy discovered by the use of these plans shall be reported immediately to the architect. Failure to notify the architect compounds misunderstanding and increases construction costs. A failure to cooperate by a notice to the architect shall relieve the architect/engineer from responsibility for all consequences. Changes made from the plans without consent of the architect are unauthorized, and shall relieve the architect/engineer of responsibility for all consequences caused by such changes.

SEAL:

COLORADO REGISTERED PROFESSIONAL ENGINEER #8202 9/20/16

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REVISIONS

DATE	DESCRIPTION	NO.
09/20/2016	ISSUE FOR PERMIT	0

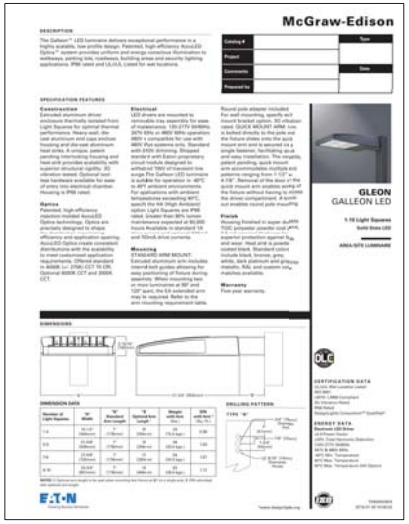
PROJECT NAME: DAVE'S EARTHWORKS INC
OWNER: DAVE HUNT
ADDRESS: DENVER AVE FORT LUPTON CO

SHEET TITLE: ELECTRICAL LEGEND AND NOTES

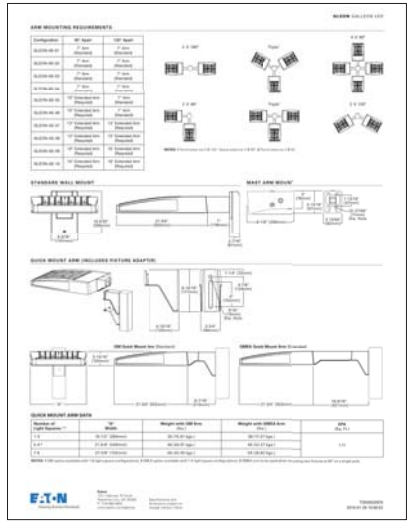
DRAWN BY: AW
CHECKED BY: KC
PROJECT NO: 16049
DATE: 09/20/2016

E0.1

DATE: 9/19/2016 11:40 AM



B' FIXTURE – NEW
POLE MOUNTED FIXTURE



B' FIXTURE – NEW
POLE MOUNTED FIXTURE

'A' FIXTURE – EXISTING
POLE MOUNTED FIXTURE

D' FIXTURE – NEW
WALL MOUNTED FIXTURE

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PROJECT TITLE:
PROJECT NAME: DAVE'S EARTHWORKS INC
OWNER: DAVE HUNT
ADDRESS: DENVER AVE
FORT LUPTON CO

SHEET TITLE: LUMINAIRES

DRAWN BY: AW
CHECKED BY: KC
PROJECT NO: 16049
DATE: 09/20/2016

E.02

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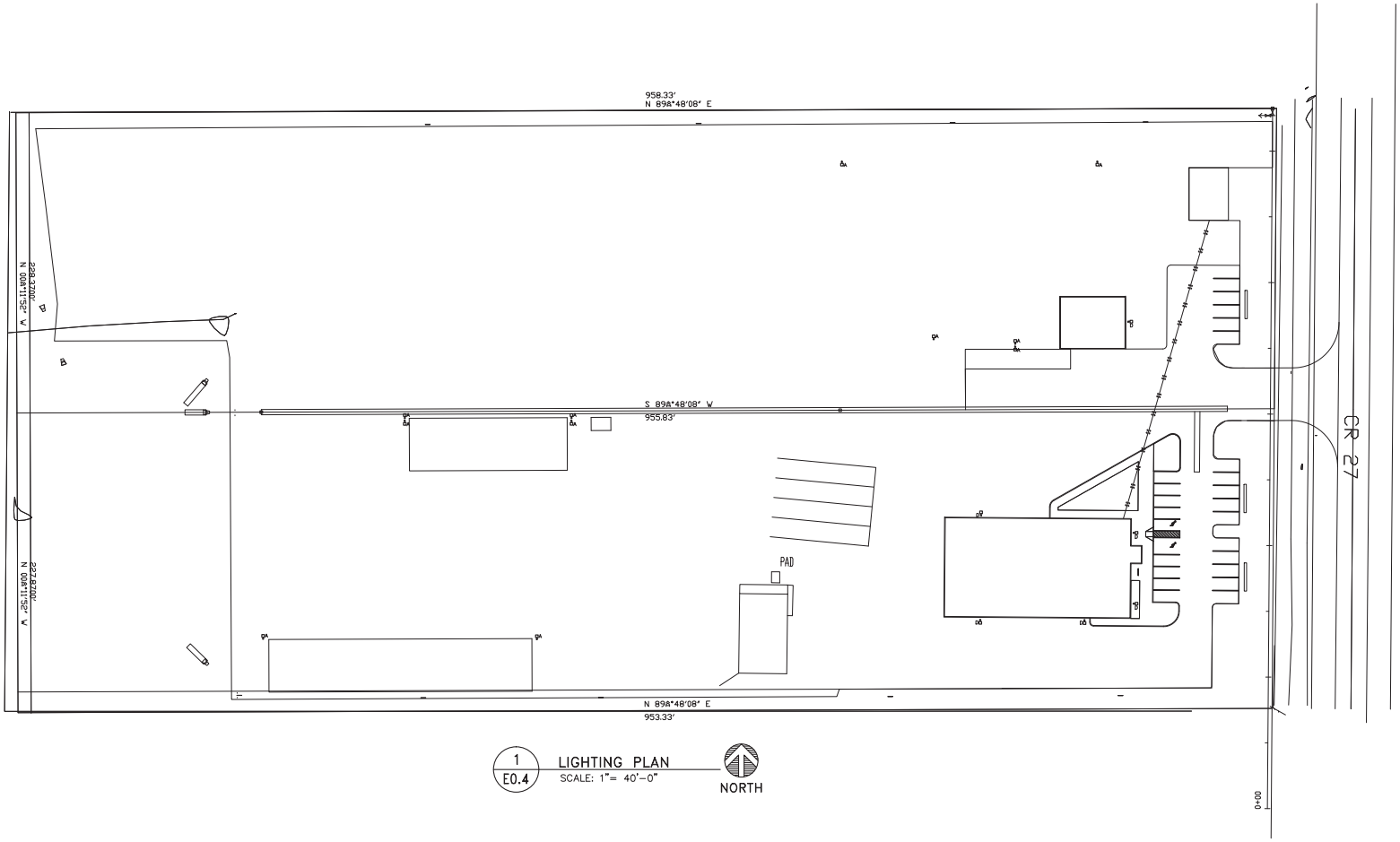

1 / E0.4 LIGHTING PLAN
SCALE: 1"= 40'-0"

NORTH

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DATE	DESCRIPTION	NO.
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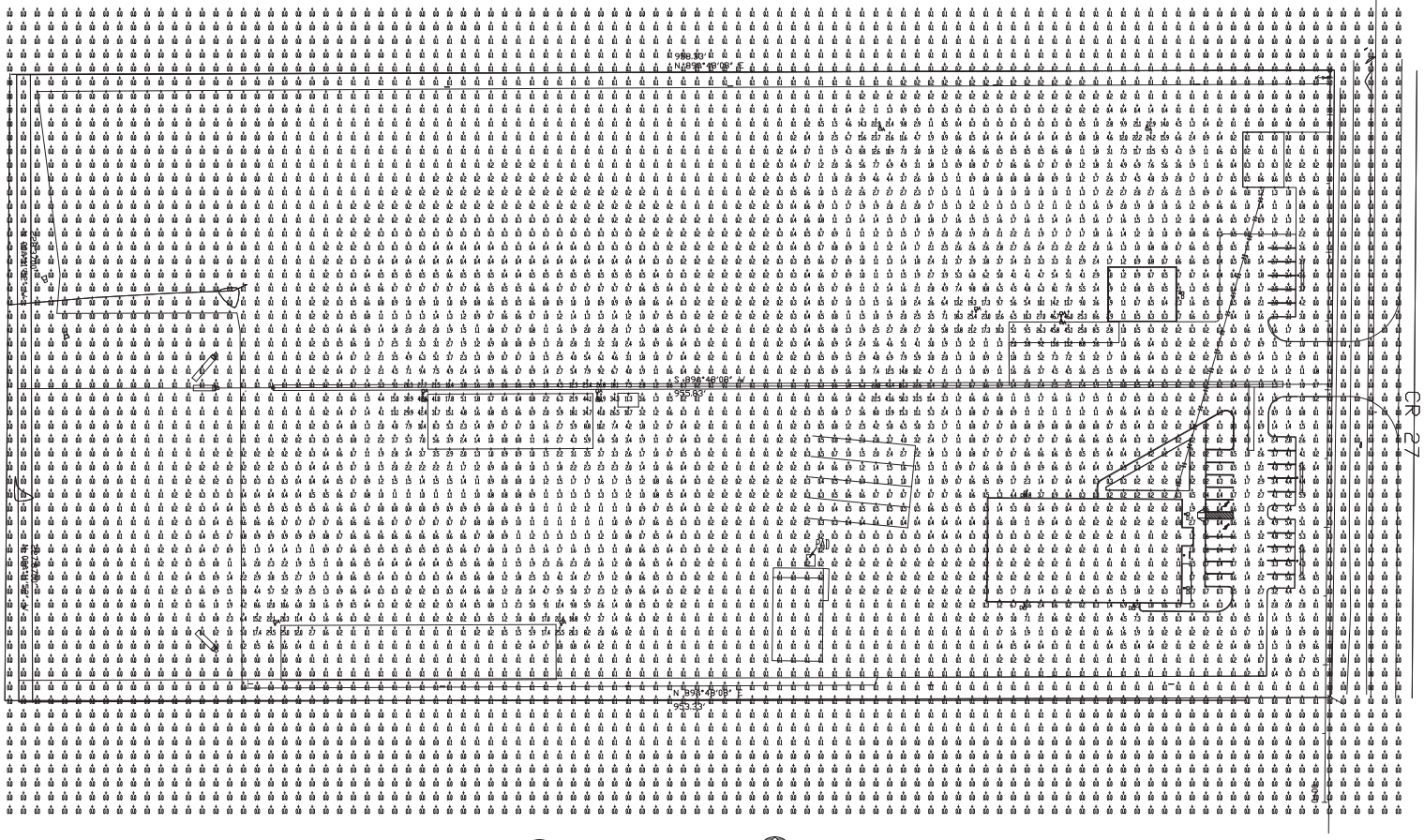
PROJECT TITLE:
PROJECT NAME: DAVE'S EARTHWORKS INC
OWNER: DAVE HUNT
ADDRESS: DENVER AVE
FORT LUPTON CO

SHEET TITLE: LIGHTING PLAN

DRAWN BY: AW
CHECKED BY: KC
PROJECT NO: 16049
DATE: 09/20/2016

E.03

DATE: 9/19/2016 1:52 PM



1
E0.4

PHOTOMETRIC PLAN
SCALE: 1"= 40'-0"

NORTH

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PROJECT TITLE:
PROJECT NAME: DAVE'S EARTHWORKS INC
OWNER: DAVE HUNT
ADDRESS: DENVER AVE
FORT LUPTON CO

SHEET TITLE: PHOTOMETRIC PLAN

DRAWN BY: AW
CHECKED BY: KC
PROJECT NO: 16049
DATE: 09/20/2016

E.04

DATE: 9/19/2016 1:39 PM