

Detention Pond Information

1. Pond is an excavated, unlined earthen pond from a low point of 5567.5' up to a high point of 5570.2'.
2. The maximum area of the surface area of the pond at elevation 5570.2' is 15,132 sf.
3. The maximum depth is 2.7 feet in the landscape area.
4. The pond does not require retaining walls.
5. The inlet is a pre-cast concrete structure. The pond does not require headwalls or retaining walls.
6. Pond re-vegetation shall consist of native grasses with shrubs as noted on the landscape plan and shall comply with Aurora Roadway Specifications Manual, Chapter 45 requirements.
7. Brick sign wall will have opening in foundation to allow water drainage to the detention pond.

Standard Notes -

1. *Soil preparation will be applied to all landscape areas at the rate of 4 cubic yards per thousand square feet. The material will be composted organic material such as that available from A-1 Organics of Golden, CO or similar. The material will evenly applied and incorporated into the top 4-6 inches of the area to be landscaped.*

2. *Free standing light fixtures are illustrated on the plans. Pedestrian light fixtures are designed to compliment the proposed building elevations and enhance the pedestrian scale and character of the exterior spaces surrounding the buildings. Larger, parking light fixtures are designed to provide a safe level of illumination for parking areas, drives and walkways.*

3. *Pedestrian walks and outdoor patios are proposed to be constructed of grey, cast-in-place concrete with a medium broomed finish. Parking lots are proposed to be constructed of asphalt pavement with grey, cast-in-place curbs and gutters.*

4. *"All utility easements shall remain unobstructed and fully accessible along their entire length for maintenance equipment entry."*

5. *"The developer, his successors and assigns, shall be responsible for installation, maintenance and replacement of all landscaping materials shown or indicated on the approved site plan or landscape plan on file in the planning department. All landscaping will be installed as delineated on the plan, prior to issuance of certificates of occupancy."*

6. *"All landscaped areas and plant material, except for non-irrigated native, restorative, and dry land grass areas that comply with requirements found in Sec. 146-1429, must be watered by an automatic underground irrigation system. Irrigation system design, installation, operation, and maintenance shall conform to requirements found in the City of Aurora Irrigation Ordinance."*

Non-residential Building Elevation Landscaping Information:

Elevation (direction facing)	Elevation length	Tree Equivalent required (1 tree equivalent per 40 linear feet)	Trees provided	Shrubs provided (10 shrubs per tree equivalent) / Total TE provided
Bldg A North	125 LF60	3.12	3 trees	6 pltrs w/ annual flowers; 108 - 4" pots
Bldg A West	LF65	1.5	2 trees	8 pltrs w/ annual flowers; 144 - 4" pots
Bldg B Southwest	LF	1.625	2 existing trees	6 pltrs w/ annual flowers; 136 - 4" pots

Table of Street Frontage, Street Perimeter Buffer, and Non-Street Frontage Buffer Landscape Requirements:

Buffer Description/ Length/Adj. Land Use	Standard Buffer Width** /Buffer Width Provided	Buffer Reduction Features	# Trees Required	# Shrubs Required	# Trees Provided	# Shrubs Provided
Street Frontage (Tree Lawn) / Linear ft. Iliff 320 LF Parker 390 LF	10ft./ 5ft. 10ft./ 0ft.	Xeriscape Tree Preservation Utility Easmts.	54 Trees	0	23 Trees	360 Shrubs
Street Perimeter Buffer / Linear ft. Iliff 320 LF Parker 390 LF	20ft./ 0ft. 20ft./ 30ft.	Xeriscape Shrub Hedge Tree Preservation	(Combined)	(Combined)	(Combined)	(Tree Equiv. 36) (Combined)
Non-street Frontage Buffer / Linear ft. 120 LF Off-Site 170 LF On-Site	East PL. 10ft./ 10ft.-40ft.	Off-Site Buffer Shrub Hedge	7	25	5	64

PLANT SCHEDULE:

KEY	QTY.	COMMON NAME	BOTANICAL NAME	SIZE	REMARKS	H2O USE
TREES						
ABA	4	AUTUMN BLAZE ASH	FRAXINUS AMERICANA "AUTUMN BLAZE"	2 1/2" CAL.	B&B	X
EA	4	EMPIRE ASH	FRAXINUS AMERICANA "EMPIRE"	2 1/2" CAL.	B&B	X
MA	3	MANCANA ASH	FRAXINUS MANSHURICA "MANCANA"	2 1/2" CAL.	B&B	X
SWO	7	SWAMP WHITE OAK	QUERCUS BICOLOR	2 1/2" CAL.	B&B	XX
SHRUBS						
BCV	33	BAILEY COMPACT VIBURNUM	VIBURNUM TRILOBUM "BAILEY COMPACT"	5 GAL.	CONT.	X
FS	49	FROBEL SPIRAEA	SPIRAEA "FROEBEL"	5 GAL.	CONT.	X
GLS	6	GROLOW SUMAC	RHUS AROMATICA "GROLOW"	5 GAL.	CONT.	XXX
LDP	43	LOW DENSE PRIVET	LIGUSTRUM VULGARE "LOW DENSE"	5 GAL.	CONT.	XXX
CP	366	CHEYENNE PRIVET	LIGUSTRUM VULGARE "CHEYENNE"	5 GAL.	CONT.	XXX
PERENNIALS / GROUNDCOVERS						
HFG	367	HAMELYN FOUNTAIN GRASS	PENNISETUM "HAMELYN"	1 GAL.	CONT.	X
KFG	21	KARL FOERSTER GRASS	CALAMAGROSTIS "KARL FOERSTER"	1 GAL.	CONT.	X
PPF	39	PRAIRIE FIRE PENSTEMON	PENSTEMON "PRARIE FIRE"	1 GAL.	CONT.	XXX
PPP	71	PIKES PEAK PENSTEMON	PENSTEMON MEXICALE "PIKES PEAK PURPLE"	1 GAL.	CONT.	XXX
RRP	90	RED ROCKS PENSTEMON	PENSTEMON MEXICALE "RED ROCKS"	1 GAL.	CONT.	XXX
TURF						
TURF		DROUGHT TOLERANT TURF	BLEND OF XERIC TURF VARIETIES		SOD	X

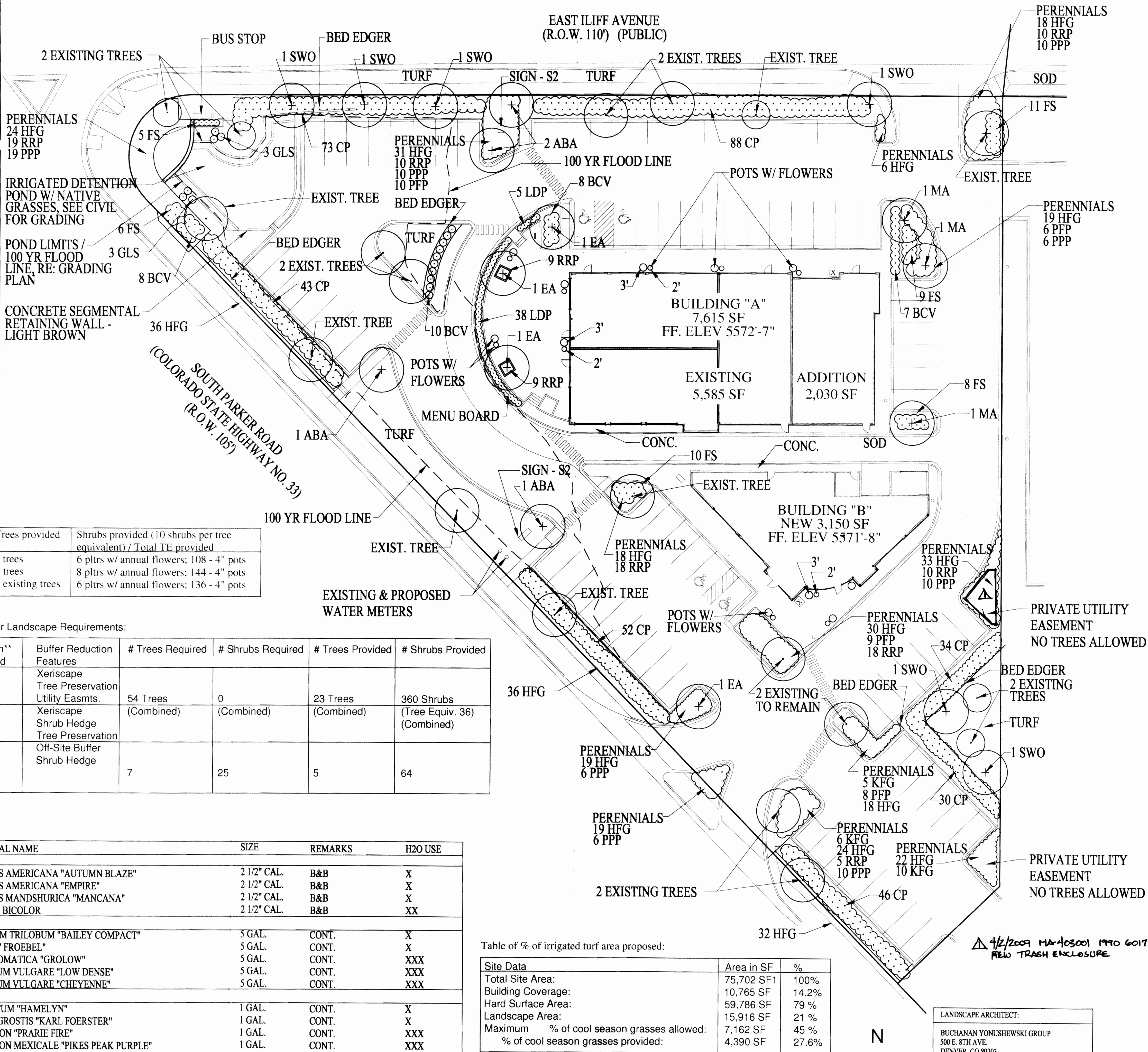


Table of % of irrigated turf area proposed:

Site Data	Area in SF	%
Total Site Area:	75,702 SF1	100%
Building Coverage:	10,765 SF	14.2%
Hard Surface Area:	59,786 SF	79 %
Landscape Area:	15,916 SF	21 %
Maximum % of cool season grasses allowed:	7,162 SF	45 %
% of cool season grasses provided:	4,390 SF	27.6%

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AURORA, CO

DATE: 04.12.07
DRAWN BY: DM / RP
CHECKED BY: 26011.00
PROJ. NO: PLANNING
ISSUED FOR: APPLICATION

LANDSCAPE PLAN

L1.01