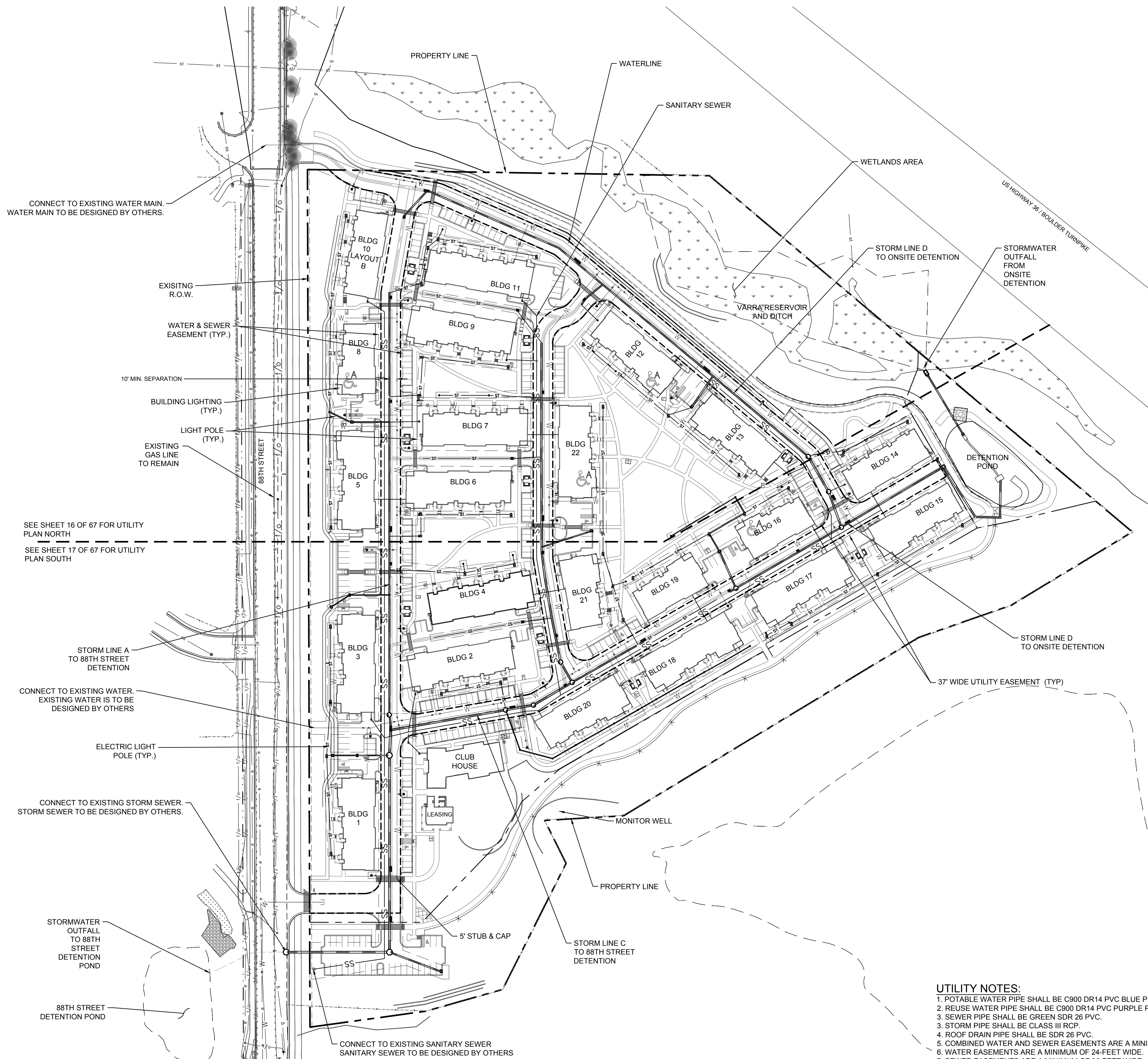


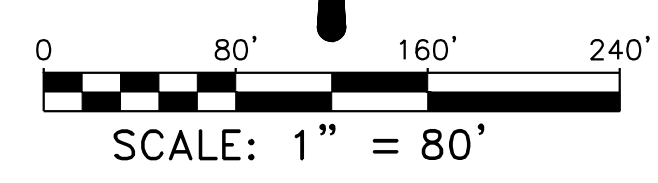
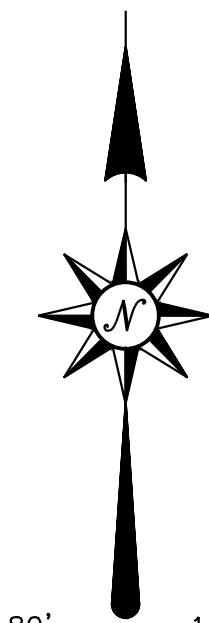
**FINAL PLAT SITE PLAN FOR
PARQ at ROCK CREEK**
BEING LOT 1, BLOCK 1, AND TRACTS A, B AND C, OF "ROCK CREEK RANCH FILING NO. 25"
LOCATED IN THE NORTHWEST QUARTER OF SECTION 29 TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF SUPERIOR, COUNTY OF BOULDER, STATE OF COLORADO



LEGEND

- PROPERTY LINE
- EDGE OF RESERVOIR
- UTILITY EASEMENT
- PROPOSED CURB
- PROPOSED FLOW LINE
- PROPOSED PAN/LIP
- EXISTING CURB TO REMAIN
- EXISTING FLOW LINE TO REMAIN
- EXISTING PAN/LIP TO REMAIN
- PROPOSED WALL
- PROPOSED ADA PARKING STRIPING SYMBOL *
- EXISTING FENCE
- PROPOSED SANITARY SEWER
- PROPOSED STORM SEWER
- PROPOSED STORM SERVICE LINE
- PROPOSED WATERLINE
- EXISTING SANITARY SEWER
- EXISTING STORM SEWER
- EXISTING WATERLINE
- EXISTING GAS LINE
- EXISTING (UNDERGROUND) ELECTRIC LINE
- EXISTING FIBER OPTIC/COMMUNICATIONS LINE
- EXISTING/PROPOSED FIRE HYDRANT *
- PROPOSED WATER METER*
- EXISTING WATER VALVE*
- EXISTING/PROPOSED STORM MANHOLE *
- EXISTING/PROPOSED STORM INLET *
- PROPOSED STORM FLARED END SECTION *
- EXISTING/PROPOSED SANITARY MANHOLE *
- EXISTING/PROPOSED CLEAN OUT *
- PROPOSED TRANSFORMER *
- PROPOSED LIGHT POLE*
- PROPOSED BUILDING LIGHTING*
- WETLANDS AREA
- PROPOSED ASPHALT PAVEMENT
- PROPOSED CONCRETE PAVEMENT

* SYMBOLS MAY NOT BE TO SCALE FOR BETTER GRAPHICAL REPRESENTATION.



- UTILITY NOTES:**
1. POTABLE WATER PIPE SHALL BE C900 DR14 PVC BLUE PIPE.
 2. REUSE WATER PIPE SHALL BE C900 DR14 PVC PURPLE PIPE.
 3. SEWER PIPE SHALL BE GREEN SDR 26 PVC.
 3. STORM PIPE SHALL BE CLASS III RCP.
 4. ROOF DRAIN PIPE SHALL BE SDR 26 PVC.
 5. COMBINED WATER AND SEWER EASEMENTS ARE A MINIMUM OF 30-FOOT WIDE.
 6. WATER EASEMENTS ARE A MINIMUM OF 24-FOOT WIDE.
 7. SEWER EASEMENTS ARE A MINIMUM OF 30-FOOT WIDE.
 8. POTABLE WATER LINES MUST HAVE AT LEAST 10-FOET OF SEPARATION FROM SANITARY AND STORM SEWERS AS WELL AS REUSE WATER LINES, AS MEASURED FROM THE OUTSIDE OF THE PIPES.

NO.	REVISION	BY	DATE
1	TOWN 1ST REVIEW COMMENTS	SA	08/10/18
2	TOWN 2ND REVIEW COMMENTS	SA	05/06/19
3	RESPONSE TO TOWN REVIEW (RD 3)	JF	08/23/19
4	RESPONSE TO TOWN REVIEW (RD 4)	JF	3/11/2020

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PREPARED FOR: STEELWAVE ACQUISITIONS
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FOSTER CITY, CA 94404

FINAL PLAT SITE PLAN

R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: TS [Dsgn'd By: SA
Reviewed By: CAHM
SHEET NAME:

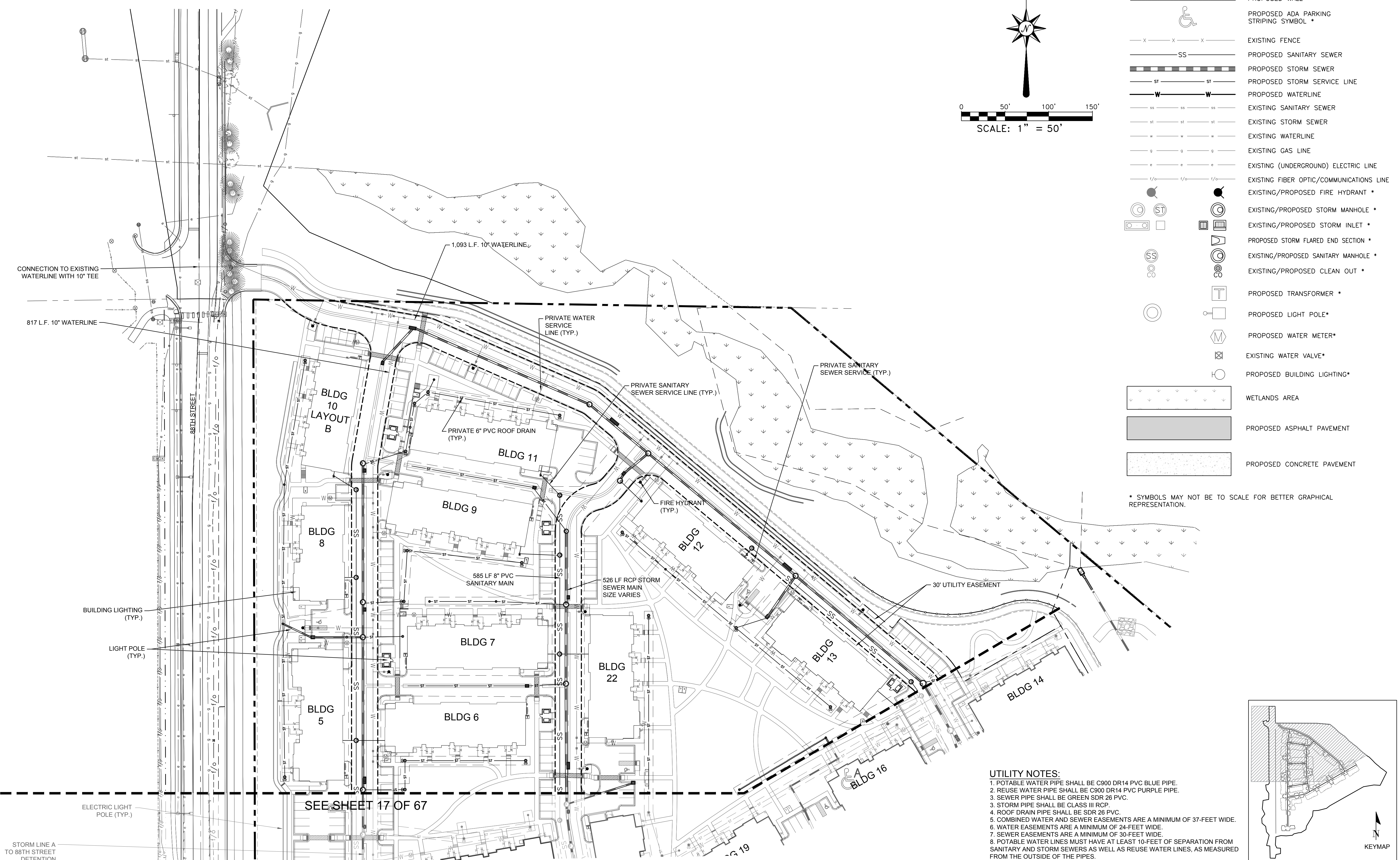
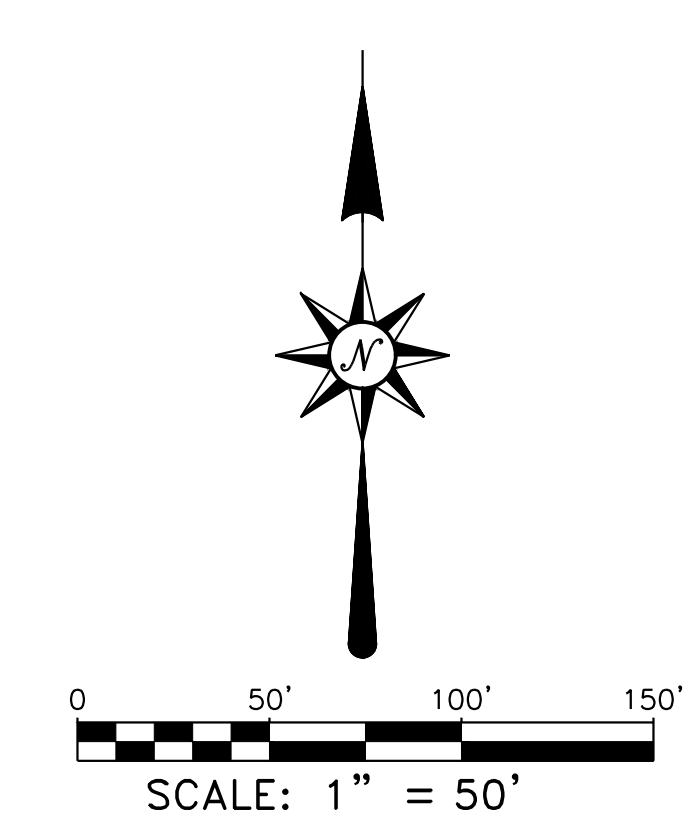
**OVERALL
UTILITY PLAN**

No. **15 OF 67**

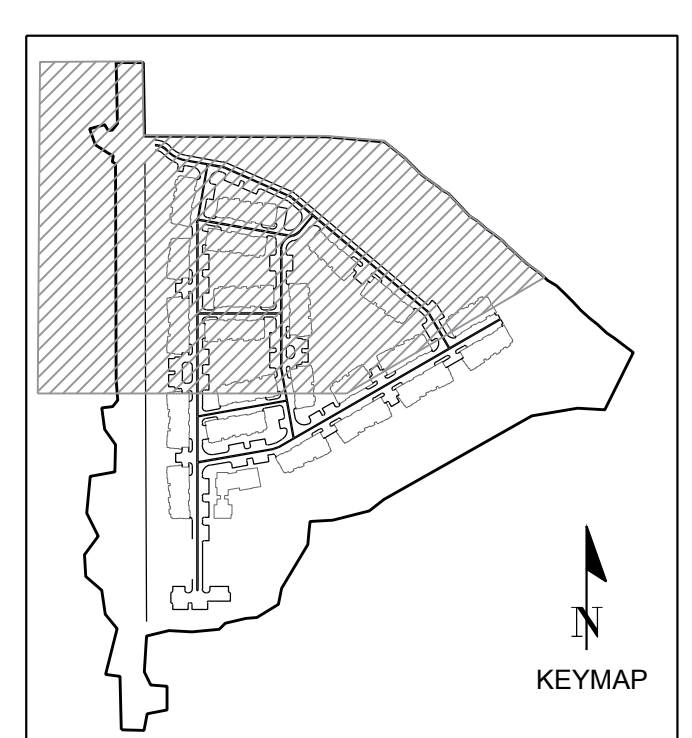
FINAL PLAT SITE PLAN

**FINAL PLAT SITE PLAN FOR
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BEING LOT 1, BLOCK 1, AND TRACTS A, B AND C, OF "ROCK CREEK RANCH FILING NO. 25"
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LEGEND	
	PROPERTY LINE
	EDGE OF RESERVOIR
	UTILITY EASEMENT
	PROPOSED CURB
	PROPOSED FLOW LINE
	PROPOSED PAN/LIP
	EXISTING CURB TO REMAIN
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	PROPOSED ADA PARKING STRIPING SYMBOL *
	EXISTING FENCE
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	PROPOSED STORM SEWER
	PROPOSED STORM SERVICE LINE
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	EXISTING SANITARY SEWER
	EXISTING STORM SEWER
	EXISTING WATERLINE
	EXISTING GAS LINE
	EXISTING (UNDERGROUND) ELECTRIC LINE
	EXISTING FIBER OPTIC/COMMUNICATIONS LINE
	EXISTING/PROPOSED FIRE HYDRANT *
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	EXISTING/PROPOSED STORM INLET *
	PROPOSED STORM FLARED END SECTION *
	EXISTING/PROPOSED SANITARY MANHOLE *
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	PROPOSED TRANSFORMER *
	PROPOSED LIGHT POLE*
	PROPOSED WATER METER*
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	PROPOSED BUILDING LIGHTING*
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	PROPOSED ASPHALT PAVEMENT
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4	RESPONSE TO TOWN REVIEW (RD 4)	3/11/2020

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FOSTER CITY, CA 94404

FINAL PLAT SITE PLAN
R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: TS [Dsgn'd By: SA
Reviewed By: CAHM
SHEET NAME:
UTILITY PLAN NORTH
No. **16 OF 67**

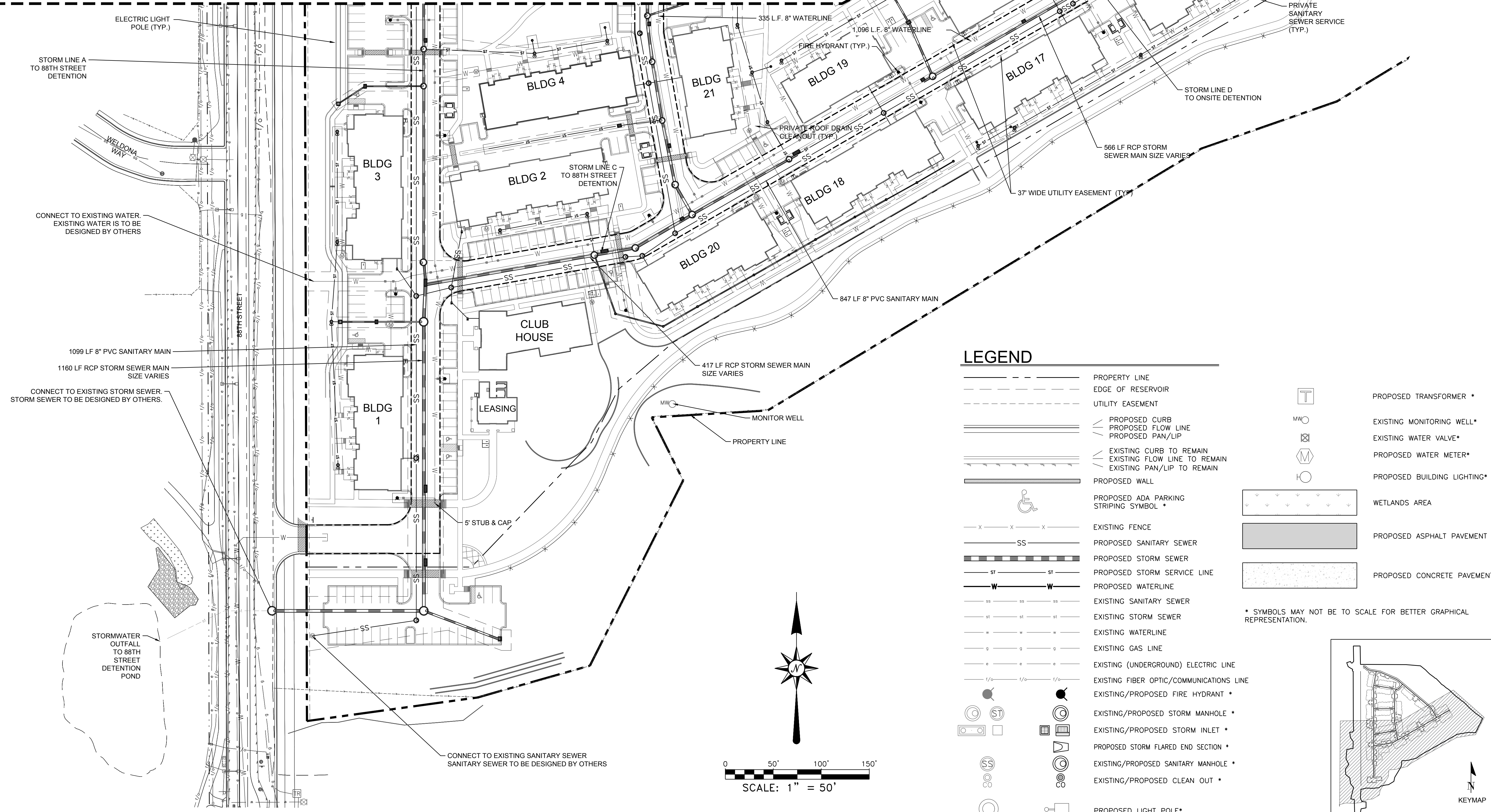
FINAL PLAT SITE PLAN

**FINAL PLAT SITE PLAN FOR
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UTILITY NOTES:

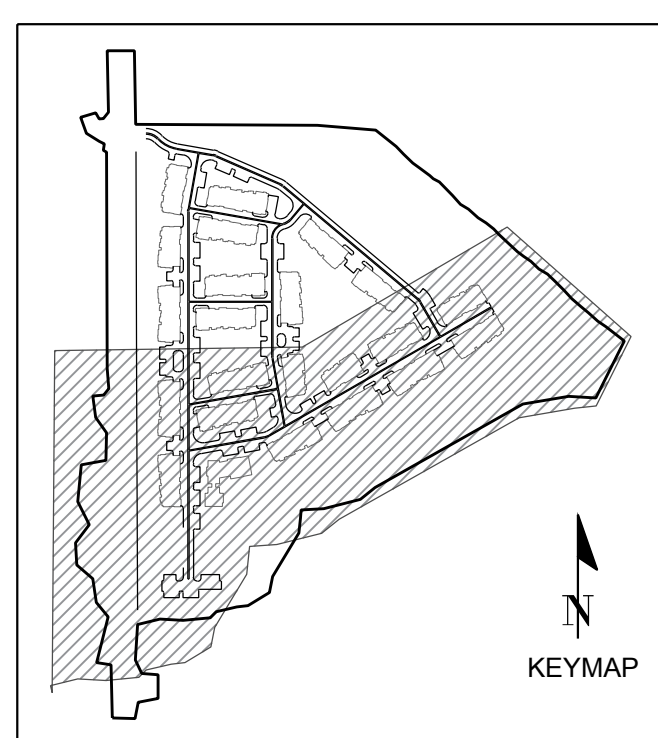
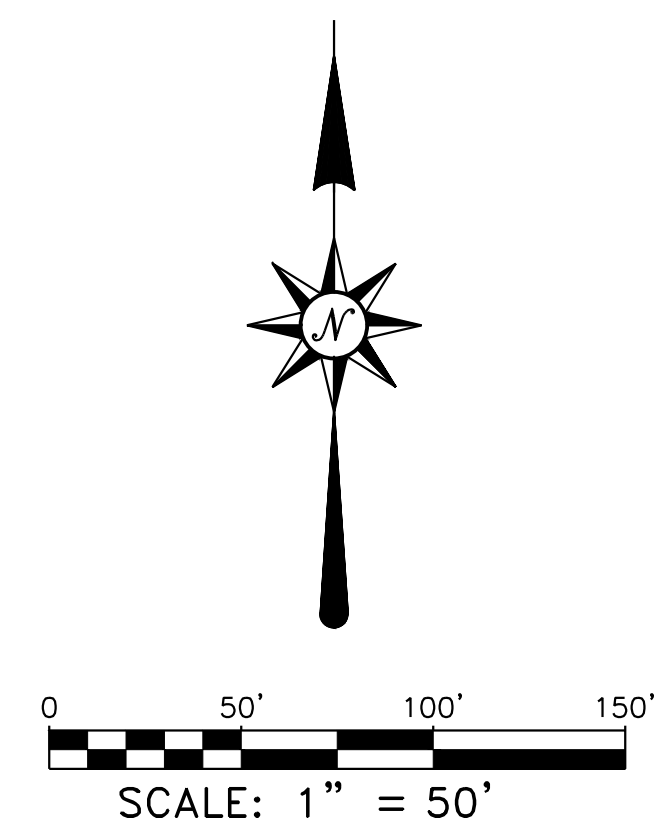
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SEE SHEET 16 OF 67



LEGEND

- | | | | |
|--|--|--|------------------------------|
| | PROPERTY LINE | | PROPOSED TRANSFORMER * |
| | EDGE OF RESERVOIR | | EXISTING MONITORING WELL * |
| | UTILITY EASEMENT | | EXISTING WATER VALVE * |
| | PROPOSED CURB | | PROPOSED WATER METER * |
| | PROPOSED FLOW LINE | | PROPOSED BUILDING LIGHTING * |
| | PROPOSED PAN/LIP | | WETLANDS AREA |
| | EXISTING CURB TO REMAIN | | PROPOSED ASPHALT PAVEMENT |
| | EXISTING FLOW LINE TO REMAIN | | PROPOSED CONCRETE PAVEMENT |
| | EXISTING PAN/LIP TO REMAIN | | |
| | PROPOSED WALL | | |
| | PROPOSED ADA PARKING STRIPING SYMBOL * | | |
| | EXISTING FENCE | | |
| | PROPOSED SANITARY SEWER | | |
| | PROPOSED STORM SEWER | | |
| | PROPOSED STORM SERVICE LINE | | |
| | PROPOSED WATERLINE | | |
| | EXISTING SANITARY SEWER | | |
| | EXISTING STORM SEWER | | |
| | EXISTING WATERLINE | | |
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| | EXISTING FIBER OPTIC/COMMUNICATIONS LINE | | |
| | EXISTING/PROPOSED FIRE HYDRANT * | | |
| | EXISTING/PROPOSED STORM MANHOLE * | | |
| | EXISTING/PROPOSED STORM INLET * | | |
| | PROPOSED STORM FLARED END SECTION * | | |
| | EXISTING/PROPOSED SANITARY MANHOLE * | | |
| | EXISTING/PROPOSED CLEAN OUT * | | |
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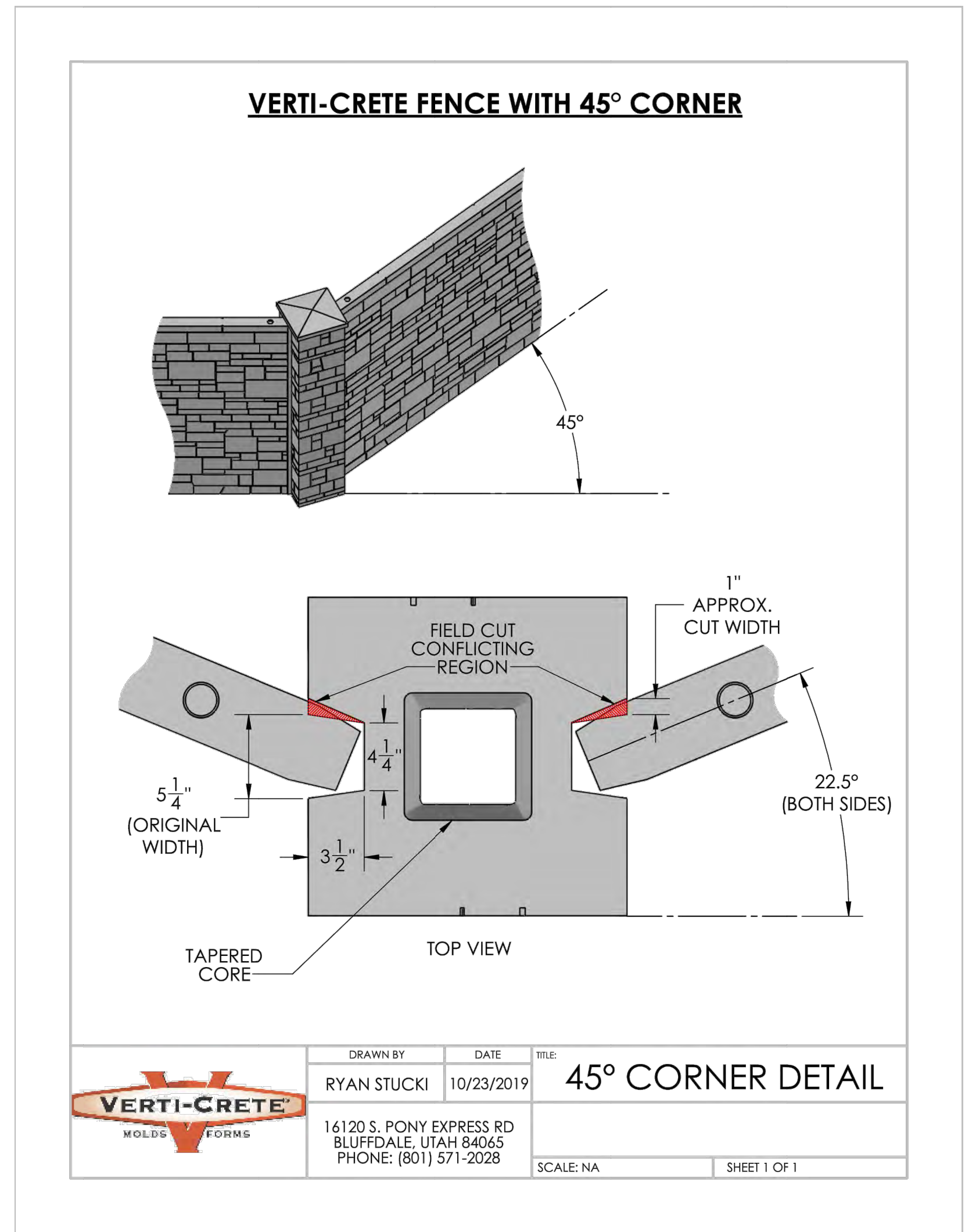
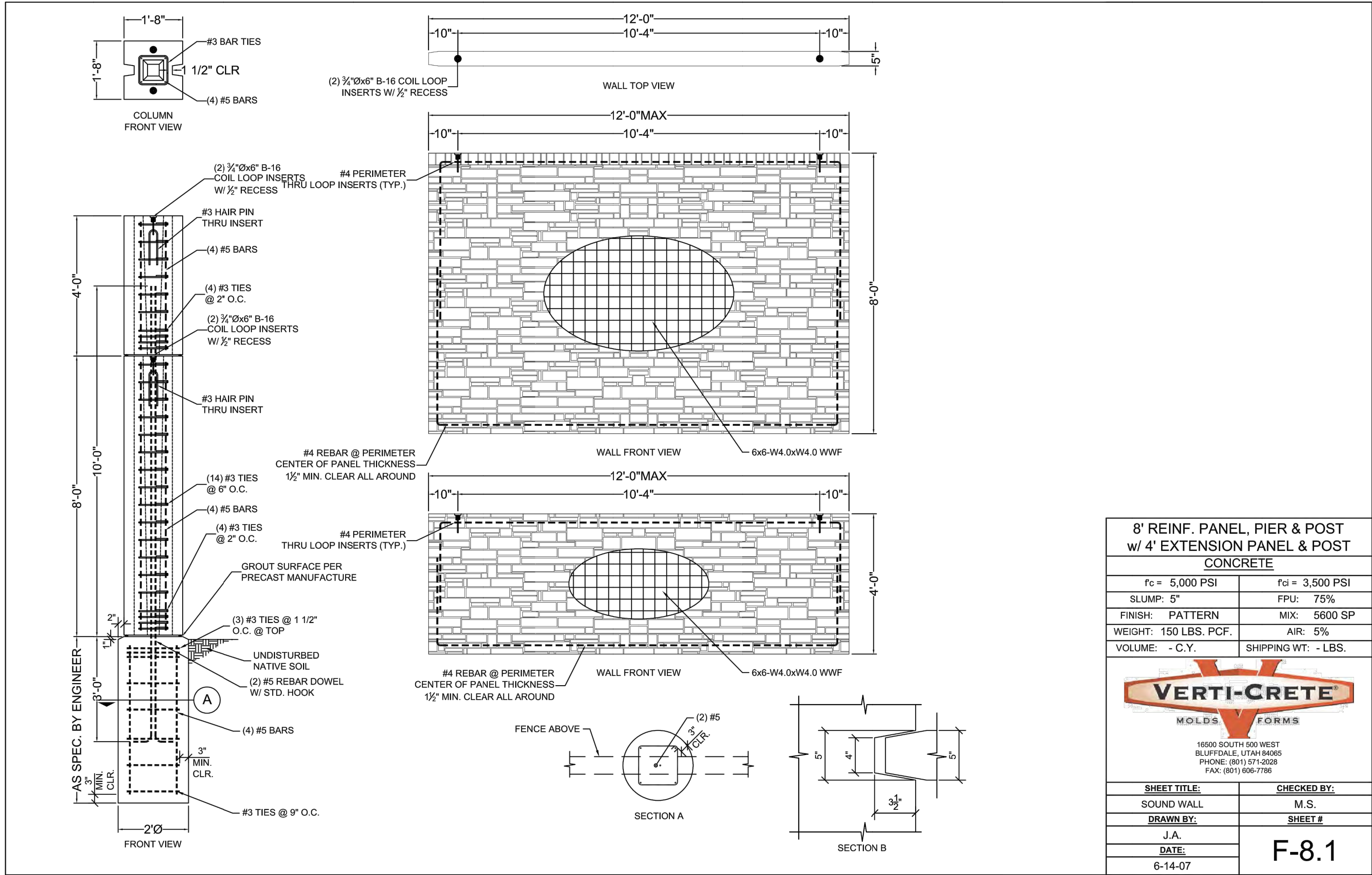
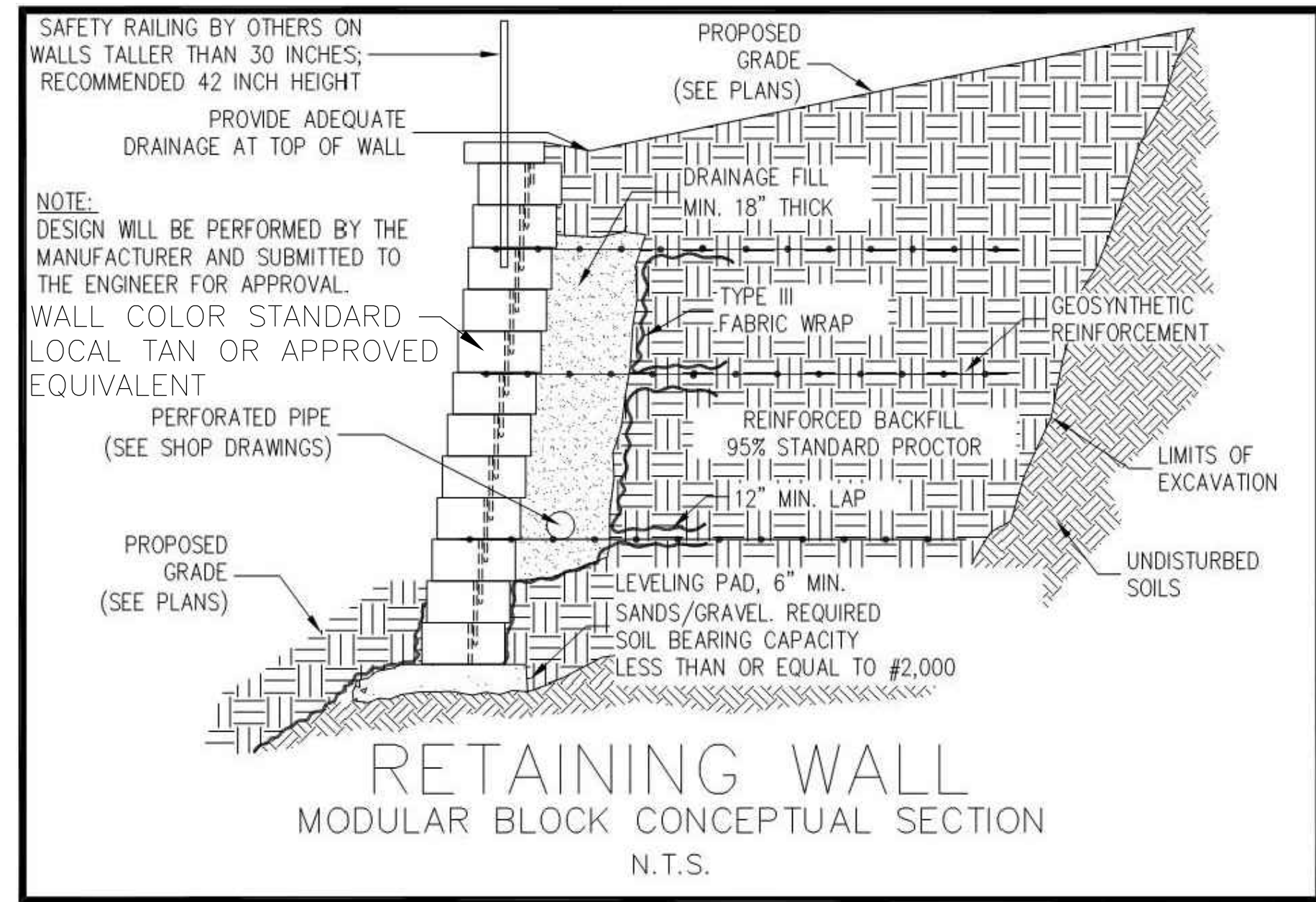
FINAL PLAT SITE PLAN
R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: TS [Dsgn'd By: SA
Reviewed By: CAHM
SHEET NAME:

UTILITY PLAN SOUTH

FINAL PLAT SITE PLAN

**FINAL PLAT SITE PLAN FOR
PARQ at ROCK CREEK**
BEING LOT 1, BLOCK 1, AND TRACTS A, B AND C, OF "ROCK CREEK RANCH FILING NO. 25"
LOCATED IN THE NORTHWEST QUARTER OF SECTION 29 TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
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ONLY ONE SOUND WALL LOCATED ON SITE, ALL OTHER WALLS ARE RETAINING WALLS. LOCATION OF WALLS CAN BE FOUND ON SHEET 3.



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4	RESPONSE TO TOWN REVIEW (RD 4)	JF	2/24/2020

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FINAL PLAT SITE PLAN
R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: TS [Dsgn'd By: SA
Reviewed By: CAHM
SHEET NAME:

RETAINING & SOUND WALL DETAILS

LAYOUT A		
FLOOR 1 AREA	5,566 SF	
FLOOR 2 AREA	4,343 SF	
FLOOR 3 AREA	2,902 SF	
TOTAL AREA	12,811 SF	
NUMBER OF LAYOUTS ON SITE	4	
NUMBER OF UNITS/LAYOUT	6	
TOTAL UNITS IN LAYOUT A	24	
	#/LAYOUT	SIZE
UNIT 3A (1,412 SF)	1	3 BD / 2 BA
UNIT 3B (1,520 SF)	2	3 BD / 3 BA
UNIT 3C (1611 SF)	1	3 BD / 2 BA
UNIT 3E (1,801 SF)	2	3 BD / 3.5 BA

TOTAL MATERIAL TAKEOFFS		
MASONRY	17.22%	
HORIZONTAL SIDING	52.59%	
SHINGLES	30.19%	
LEFT SIDE MATERIAL TAKEOFFS		
MASONRY	21.26%	
HORIZONTAL SIDING	42.40%	
SHINGLES	36.34%	

FRONT MATERIAL TAKEOFFS		
MASONRY	35.62%	
HORIZONTAL SIDING	30.65%	
SHINGLES	33.73%	

**FINAL PLAT SITE PLAN FOR
PARQ AT ROCK CREEK**
7500 SOUTH 88TH STREET
BEING LOT 1, BLOCK 1, AND TRACTS A, B AND C, OF "ROCK CREEK RANCH FILING NO. 25"
LOCATED IN THE NORTHWEST QUARTER OF SECTION 29
TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
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LAYOUT A, BUILDINGS 8, 16, 19 & 21 - LEFT SIDE ELEVATION

SCALE: 1/8" = 1'-0"

2



LAYOUT A, BUILDINGS 8, 16, 19 & 21 - FRONT ELEVATION

SCALE: 1/8" = 1'-0"

1

FINISH MATERIAL LEGEND

MATERIAL PALETTE 1

- MASONRY - STONE 1 (BROWN)
- HORIZONTAL LAP SIDING - COLOR 1 (OFF WHITE)
- HORIZONTAL LAP SIDING - COLOR 2 (DARK BROWN)
- SHINGLES - COLOR 1 (DARK BLUE)
- TRIM/FASCIA/PANEL/COLUMN/GARAGE DOOR - COLOR 1 (OFF WHITE)
- ASPHALT ROOF SHINGLES - COLOR 1 (BROWN)

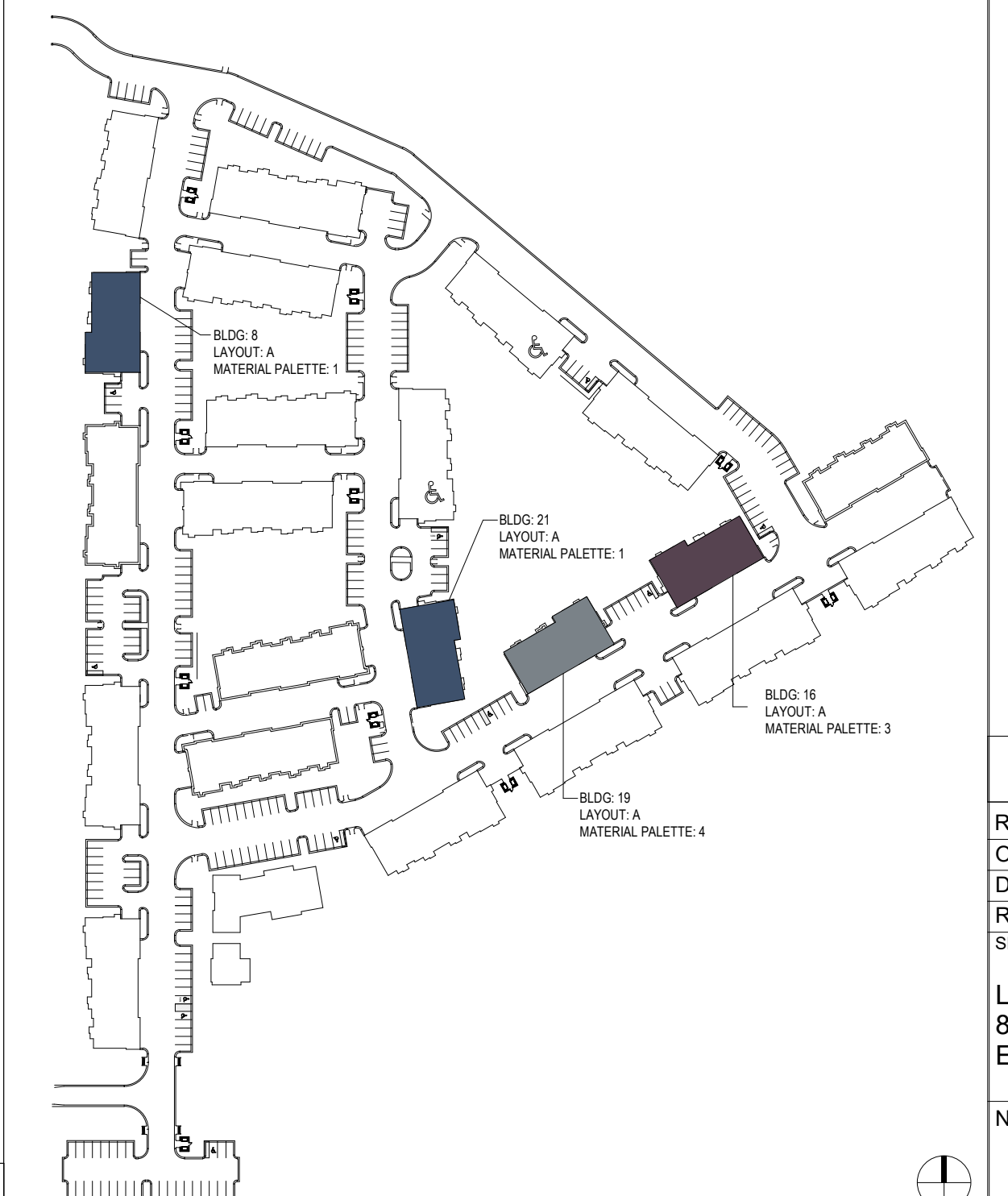
ELEVATION NOTES

- A. ROOF MOUNTED CONDENSERS, AS ALLOWED BY CODE, WILL BE SCREENED FROM VIEW BY BUILDING WALLS.
- B. GROUND MOUNTED CONDENSERS, AS ALLOWED BY CODE, WILL BE SCREENED FROM VIEW BY PLANT MATERIAL.
- C. MATERIAL PALETTE EXHIBITED ON ELEVATIONS IS AN EXAMPLE. REFER TO THE KEY PLAN ON THIS SHEET FOR ADDITIONAL MATERIAL PALETTES THAT APPLY TO THIS BUILDING LAYOUT IN VARIOUS LOCATIONS ON SITE. REFER TO MATERIAL BOARDS (SHEETS 31-35) FOR MATERIAL PALETTES AND MATERIAL PALETTE KEY MAP.
- D. TRASH ENCLOSURE MATERIAL TO MATCH LANDSCAPE WALLS 3'-0" TALL AND SHORTER
- E. LOCATIONS OF VENTS, SIGNAGE, AND LIGHTS SUBJECT TO CHANGE BASED ON FURTHER DESIGN DEVELOPMENT AND COORDINATION.
- F. UNIT SEPARATION IS SHOWN WITH THE FOLLOWING GRAPHIC:

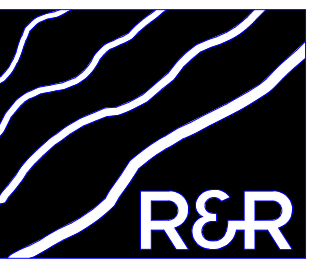
KEYNOTES

- 1 MASONRY. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 2 FIBER CEMENT HORIZONTAL LAP SIDING. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 3 FIBER CEMENT SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 4 FIBER CEMENT TRIM/FASCIA BOARD (PAINT TO MATCH BUILDING SIDING COLOR)
- 5 MASONRY CAP. SEE MATERIAL BOARDS
- 7 ASPHALT ROOF SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 8 METAL HANDRAIL/RAILING
- 9 WINDOW
- 10 STOREFRONT (CLUBHOUSE ONLY)
- 11 BUILDING ENTRY. SEE MATERIAL BOARDS FOR COLOR
- 12 BALCONY DOOR
- 13 FIRE PLACE (CLUBHOUSE ONLY)
- 14 OVERHEAD GARAGE DOOR, PAINTED METAL W/ TRANSOM WINDOWS. SEE MATERIAL BOARDS FOR COLOR
- 15 COLUMN. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 16 EXTERIOR WALL MOUNT LIGHT; SEE ELEVATION NOTE E FOR MORE INFO
- 17 UTILITY/STORAGE CLOSETS/POOL RESTROOMS. AT RESIDENTIAL BUILDINGS PAINT TO MATCH ADJACENT ELEVATION. AT CLUBHOUSE, WOOD
- 18 GASELECTRIC/TELECOM EQUIPMENT (PAINT TO MATCH ADJACENT ELEVATION)
- 19 CONDENSER UNITS. SEE ELEVATION NOTE A & B & PLAN SHEETS FOR MORE INFO
- 20 EXTERIOR VENTS (PAINT TO MATCH ADJACENT ELEVATION); SEE ELEVATION NOTE E FOR MORE INFO
- 21 BUILDING ADDRESS SIGNAGE WITH LIGHT PACK. SEE ELEVATION NOTE E FOR MORE INFO
- 22 METAL TRASH ENCLOSURE GATE, COLOR: BLACK
- 23 PLANTING BETWEEN GARAGE DOORS. SEE LANDSCAPE SHEETS FOR DETAILS

SITE KEY PLAN FOR LAYOUT LOCATION



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FINAL PLAT SITE PLAN

R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: RK | Dsgn'd By: RK
Reviewed By: JW
SHEET NAME:

LAYOUT A, BUILDINGS
8, 16, 19 & 21 -
ELEVATIONS

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FLOOR 2 AREA	4,343 SF	
FLOOR 3 AREA	2,902 SF	
TOTAL AREA	12,811 SF	
NUMBER OF LAYOUTS ON SITE	4	
NUMBER OF UNITS/LAYOUT	6	
TOTAL UNITS IN LAYOUT A	24	
	#/LAYOUT	SIZE
UNIT 3A (1,412 SF)	1	3 BD / 2 BA
UNIT 3B (1,520 SF)	2	3 BD / 3 BA
UNIT 3C (1611 SF)	1	3 BD / 2 BA
UNIT 3E (1,801 SF)	2	3 BD / 3.5 BA

TOTAL MATERIAL TAKEOFFS

MASONRY	17.22%
HORIZONTAL SIDING	52.59%
SHINGLES	30.19%

RIGHT SIDE MATERIAL TAKEOFFS

MASONRY	9.50%
HORIZONTAL SIDING	82.00%
SHINGLES	8.50%

REAR MATERIAL TAKEOFFS

MASONRY	2.94%
HORIZONTAL SIDING	53.35%
SHINGLES	43.71%

**FINAL PLAT SITE PLAN FOR
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LAYOUT A, BUILDINGS 8, 16, 19 & 21 - RIGHT SIDE ELEVATION SCALE: 1/8" = 1'-0" **2**



LAYOUT A, BUILDINGS 8, 16, 19 & 21 - REAR ELEVATION SCALE: 1/8" = 1'-0" **1**

FINISH MATERIAL LEGEND

MATERIAL PALETTE 1

	MASONRY - STONE 1 (BROWN)
	HORIZONTAL LAP SIDING - COLOR 1 (OFF WHITE)
	HORIZONTAL LAP SIDING - COLOR 2 (DARK BROWN)
	SHINGLES - COLOR 1 (DARK BLUE)
	TRIM/FASCIA/PANEL/COLUMN/GARAGE DOOR - COLOR 1 (OFF WHITE)
	ASPHALT ROOF SHINGLES - COLOR 1 (BROWN)

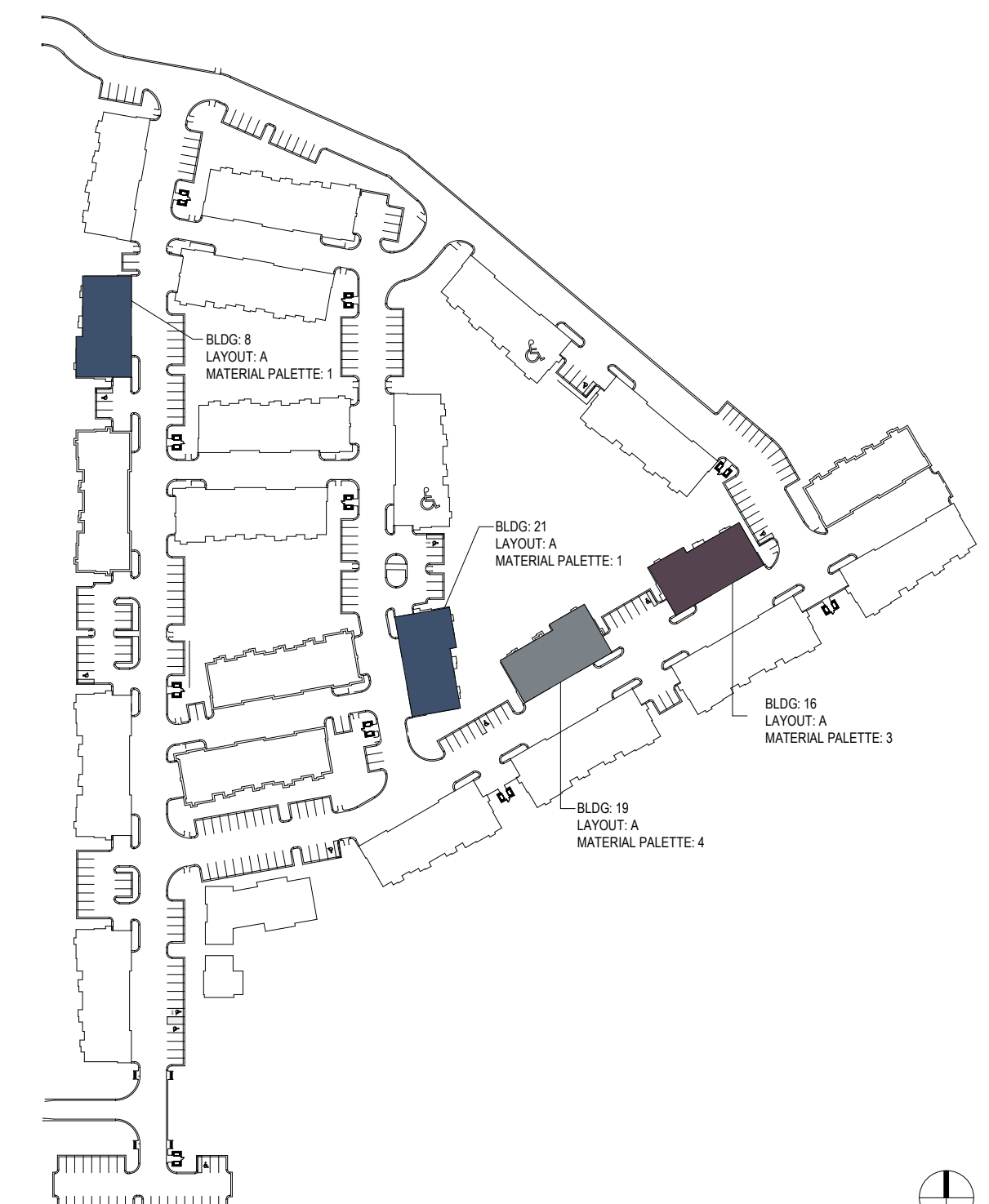
ELEVATION NOTES

- A. ROOF MOUNTED CONDENSERS, AS ALLOWED BY CODE, WILL BE SCREENED FROM VIEW BY BUILDING WALLS.
- B. GROUND MOUNTED CONDENSERS, AS ALLOWED BY CODE, WILL BE SCREENED FROM VIEW BY PLANT MATERIAL.
- C. MATERIAL PALETTE EXHIBITED ON ELEVATIONS IS AN EXAMPLE. REFER TO THE KEY PLAN ON THIS SHEET FOR ADDITIONAL MATERIAL PALETTES THAT APPLY TO THIS BUILDING LAYOUT IN VARIOUS LOCATIONS ON SITE. REFER TO MATERIAL BOARDS (SHEETS 31-35) FOR MATERIAL PALETTES AND MATERIAL PALETTE KEY MAP.
- D. TRASH ENCLOSURE MATERIAL TO MATCH LANDSCAPE WALLS 3'-0" TALL AND SHORTER
- E. LOCATIONS OF VENTS, SIGNAGE, AND LIGHTS SUBJECT TO CHANGE BASED ON FURTHER DESIGN DEVELOPMENT AND COORDINATION.
- F. UNIT SEPARATION IS SHOWN WITH THE FOLLOWING GRAPHIC:

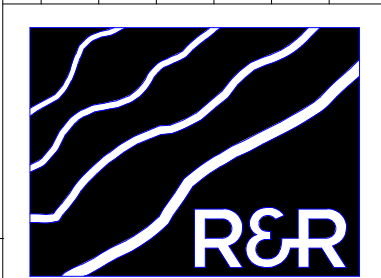
KEYNOTES

- 1 MASONRY. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 2 FIBER CEMENT HORIZONTAL LAP SIDING. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 3 FIBER CEMENT SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 4 FIBER CEMENT TRIM/FASCIA BOARD (PAINT TO MATCH BUILDING SIDING COLOR)
- 5 MASONRY CAP. SEE MATERIAL BOARDS
- 7 ASPHALT ROOF SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 8 METAL HANDRAIL/RAILING
- 9 WINDOW
- 10 STOREFRONT (CLUBHOUSE ONLY)
- 11 BUILDING ENTRY. SEE MATERIAL BOARDS FOR COLOR
- 12 BALCONY DOOR
- 13 FIRE PLACE (CLUBHOUSE ONLY)
- 14 OVERHEAD GARAGE DOOR, PAINTED METAL W/ TRANSOM WINDOWS. SEE MATERIAL BOARDS FOR COLOR
- 15 COLUMN. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 16 EXTERIOR WALL MOUNT LIGHT; SEE ELEVATION NOTE E FOR MORE INFO
- 17 UTILITY/STORAGE CLOSETS/POOL RESTROOMS, AT RESIDENTIAL BUILDINGS PAINT TO MATCH ADJACENT ELEVATION, AT CLUBHOUSE, WOOD
- 18 GASELECTRIC/TELECOM EQUIPMENT (PAINT TO MATCH ADJACENT ELEVATION)
- 19 CONDENSER UNITS; SEE ELEVATION NOTE A & B & PLAN SHEETS FOR MORE INFO
- 20 EXTERIOR VENTS (PAINT TO MATCH ADJACENT ELEVATION); SEE ELEVATION NOTE E FOR MORE INFO
- 21 BUILDING ADDRESS SIGNAGE WITH LIGHT PACK; SEE ELEVATION NOTE E FOR MORE INFO
- 22 METAL TRASH ENCLOSURE GATE, COLOR: BLACK
- 23 PLANTING BETWEEN GARAGE DOORS. SEE LANDSCAPE SHEETS FOR DETAILS

SITE KEY PLAN FOR LAYOUT LOCATION



NO.	REVISION	BY	DATE
1	TOWN 1ST REVIEW COMMENTS	SA	08/10/18
2	TOWN 2ND REVIEW COMMENTS	SA	05/06/18
3	RESPONSE TO TOWN REVIEW (RD 3)	JF	09/05/19
4	RESPONSE TO TOWN REVIEW (RD 4)	JW	03/11/20



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ktgy
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NORRIS DESIGN
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PARQ AT ROCK CREEK
SITE ADDRESS: 7500 SOUTH 88TH STREET
SUPERIOR, COLORADO 80027
PREPARED FOR: STEELWAVE ACQUISITIONS
4000 E. THIRD AVE., SUITE 500
FOSTER CITY, CA 94404

FINAL PLAT SITE PLAN
R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: RK | Dsgn'd By: RK
Reviewed By: JW
SHEET NAME:

LAYOUT A, BUILDINGS
8, 16, 19 & 21 -
ELEVATIONS

LAYOUT B		
FLOOR 1 AREA	6,321 SF	
FLOOR 2 AREA	5,541 SF	
FLOOR 3 AREA	5,816 SF	
TOTAL AREA	17,677 SF	
NUMBER OF LAYOUTS ON SITE	2	
NUMBER OF UNITS/LAYOUT	8	
TOTAL UNITS IN LAYOUT B	16	
	#/LAYOUT	SIZE
UNIT 3B (1,520 SF)	4	3 BD / 3 BA
UNIT 3E (1,801 SF)	4	3 BD / 3.5 BA

MATERIAL TAKEOFFS	
MASONRY	18.18%
HORIZONTAL SIDING	35.41%
SHINGLES	46.41%

LEFT SIDE MATERIAL TAKEOFFS	
MASONRY	11.17%
HORIZONTAL SIDING	19.87%
SHINGLES	68.96%

FRONT MATERIAL TAKEOFFS	
MASONRY	39.63%
HORIZONTAL SIDING	22.34%
SHINGLES	38.04%

FINAL PLAT SITE PLAN FOR PARQ AT ROCK CREEK

7500 SOUTH 88TH STREET
BEING LOT 1, BLOCK 1, AND TRACTS A, B AND C, OF "ROCK CREEK RANCH FILING NO. 25"
LOCATED IN THE NORTHWEST QUARTER OF SECTION 29
TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF SUPERIOR, COUNTY OF BOULDER, STATE OF COLORADO



LAYOUT B, BUILDING 10 & 14 - LEFT SIDE ELEVATION

SCALE: 1/8" = 1'-0" 2



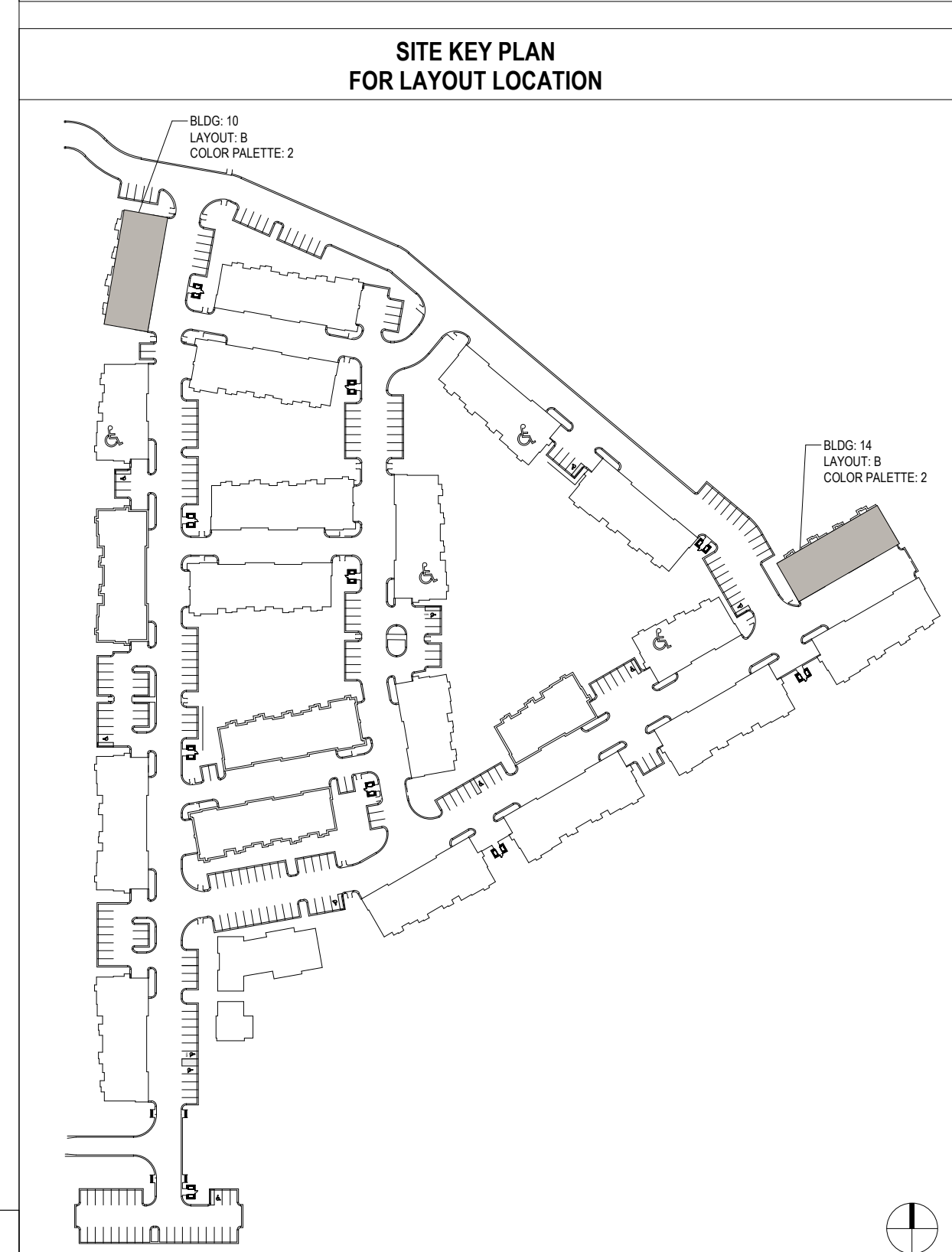
LAYOUT B, BUILDING 10 & 14 - FRONT ELEVATION

SCALE: 1/8" = 1'-0" 1

FINISH MATERIAL LEGEND	
MATERIAL PALETTE 2	
	MASONRY - BRICK 1 (RED-BROWN)
	HORIZONTAL LAP SIDING - COLOR 1 (OFF WHITE)
	HORIZONTAL LAP SIDING - COLOR 3 (RED-BROWN)
	SHINGLES - COLOR 2 (LIGHT BROWN)
	TRIM/FASCIA/PANEL/COLUMN - COLOR 2 (DARK BROWN)
	ASPHALT ROOF SHINGLES - COLOR 1 (BROWN)

- ### ELEVATION NOTES
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 - FIBER CEMENT TRIM/FASCIA BOARD (PAINT TO MATCH BUILDING SIDING COLOR)
 - MASONRY CAP. SEE MATERIAL BOARDS
 - ASPHALT ROOF SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
 - METAL HANDRAIL/RAILING
 - WINDOW
 - STOREFRONT (CLUBHOUSE ONLY)
 - BUILDING ENTRY. SEE MATERIAL BOARDS FOR COLOR
 - BALCONY DOOR
 - FIRE PLACE (CLUBHOUSE ONLY)
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 - GAS/ELECTRIC/TELECOM EQUIPMENT (PAINT TO MATCH ADJACENT ELEVATION)
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FINAL PLAT SITE PLAN
R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: RK | Dsgn'd By: RK
Reviewed By: JW
SHEET NAME:
LAYOUT B, BUILDING
10 & 14 - ELEVATIONS
No. 21 OF 67

FINAL PLAT SITE PLAN FOR PARQ AT ROCK CREEK

7500 SOUTH 88TH STREET
BEING LOT 1, BLOCK 1, AND TRACTS A, B AND C, OF "ROCK CREEK RANCH FILING NO. 25"
LOCATED IN THE NORTHWEST QUARTER OF SECTION 29
TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
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LAYOUT B

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TOTAL AREA	17,677 SF

NUMBER OF LAYOUTS ON SITE	2
NUMBER OF UNITS/LAYOUT	8
TOTAL UNITS IN LAYOUT B	16

	#/LAYOUT	SIZE
UNIT 3B (1,520 SF)	4	3 BD / 3 BA
UNIT 3E (1,801 SF)	4	3 BD / 3.5 BA

MATERIAL TAKEOFFS

MASONRY	18.18%
HORIZONTAL SIDING	35.41%
SHINGLES	46.41%

RIGHT SIDE MATERIAL TAKEOFFS

MASONRY	10.82%
HORIZONTAL SIDING	23.69%
SHINGLES	65.49%



LAYOUT B, BUILDING 10 & 14 - RIGHT SIDE ELEVATION

SCALE: 1/8" = 1'-0"

2

REAR MATERIAL TAKEOFFS

MASONRY	2.82%
HORIZONTAL SIDING	65.48%
SHINGLES	31.70%



LAYOUT B, BUILDING 10 & 14 - REAR ELEVATION

SCALE: 1/8" = 1'-0"

1

FINISH MATERIAL LEGEND

MATERIAL PALETTE 2

	MASONRY - BRICK 1 (RED-BROWN)
	HORIZONTAL LAP SIDING - COLOR 1 (OFF WHITE)
	HORIZONTAL LAP SIDING - COLOR 3 (RED-BROWN)
	SHINGLES - COLOR 2 (LIGHT BROWN)
	TRIM/FASCIA/PANEL/COLUMN - COLOR 2 (DARK BROWN)
	ASPHALT ROOF SHINGLES - COLOR 1 (BROWN)

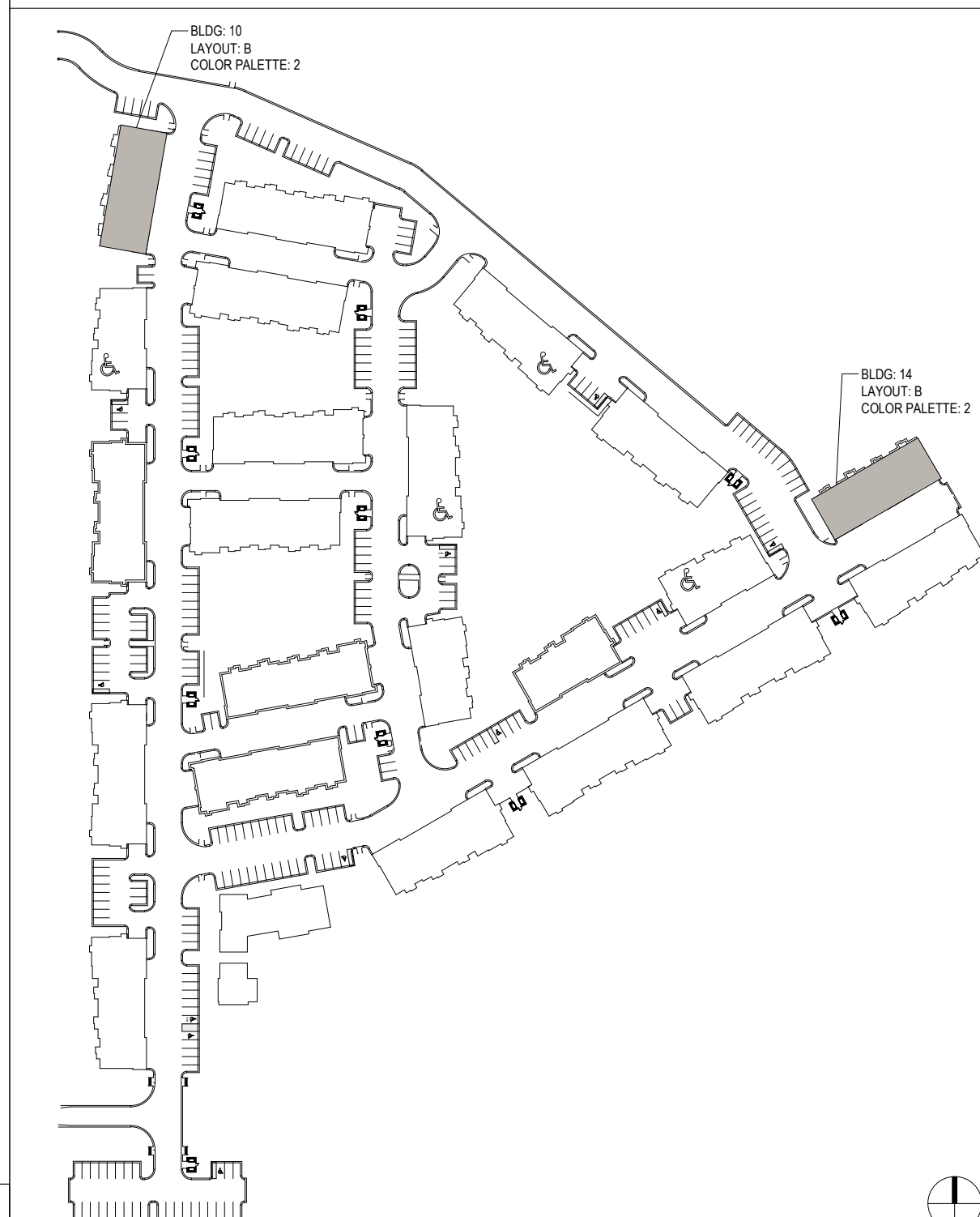
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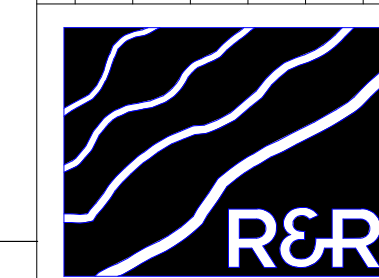
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SITE KEY PLAN FOR LAYOUT LOCATION



NO.	REVISION	BY	DATE
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FINAL PLAT SITE PLAN
R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: RK | Dsgn'd By: RK
Reviewed By: JW
SHEET NAME:

LAYOUT B, BUILDING 10 & 14 - ELEVATIONS

FINAL PLAT SITE PLAN FOR PARQ AT ROCK CREEK

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 BEING LOT 1, BLOCK 1, AND TRACTS A, B AND C, OF "ROCK CREEK RANCH FILING NO. 25"
 LOCATED IN THE NORTHWEST QUARTER OF SECTION 29
 TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
 TOWN OF SUPERIOR, COUNTY OF BOULDER, STATE OF COLORADO

LAYOUT C

FLOOR 1 AREA	7,155 SF
FLOOR 2 AREA	5,712 SF
FLOOR 3 AREA	4,349 SF
TOTAL AREA	17,215 SF

NUMBER OF LAYOUTS ON SITE	6
NUMBER OF UNITS/LAYOUT	8
TOTAL UNITS IN LAYOUT C	48

	#/LAYOUT	SIZE
UNIT 3A (1,412 SF)	1	3 BD / 2 BA
UNIT 3B (1,520 SF)	3	3 BD / 3 BA
UNIT 3C (1,611 SF)	1	3 BD / 2 BA
UNIT 3E (1,801 SF)	3	3 BD / 3.5 BA

MATERIAL TAKEOFFS

MASONRY	19.66%
HORIZONTAL SIDING	38.53%
SHINGLES	41.81%

LEFT SIDE MATERIAL TAKEOFFS

MASONRY	20.62%
HORIZONTAL SIDING	44.60%
SHINGLES	34.77%



LAYOUT C, BUILDINGS 1, 12, 13, 15, 20 & 22 - LEFT SIDE ELEVATION

SCALE: 1/8" = 1'-0" 2

FRONT MATERIAL TAKEOFFS

MASONRY	40.69%
HORIZONTAL SIDING	22.20%
SHINGLES	37.11%



LAYOUT C, BUILDINGS 1, 12, 13, 15, 20 & 22 - FRONT ELEVATION

SCALE: 1/8" = 1'-0" 1

FINISH MATERIAL LEGEND

MATERIAL PALETTE 3

- MASONRY - STONE 2 (BUFF)
- HORIZONTAL LAP SIDING - COLOR 1 (OFF WHITE)
- HORIZONTAL LAP SIDING - COLOR 4 (LIGHT BROWN)
- SHINGLES - COLOR 3 (DARK PURPLE)
- TRIM/FASCIA/PANEL/COLUMN - COLOR 2 (DARK BROWN)
- ASPHALT ROOF SHINGLES - COLOR 1 (BROWN)

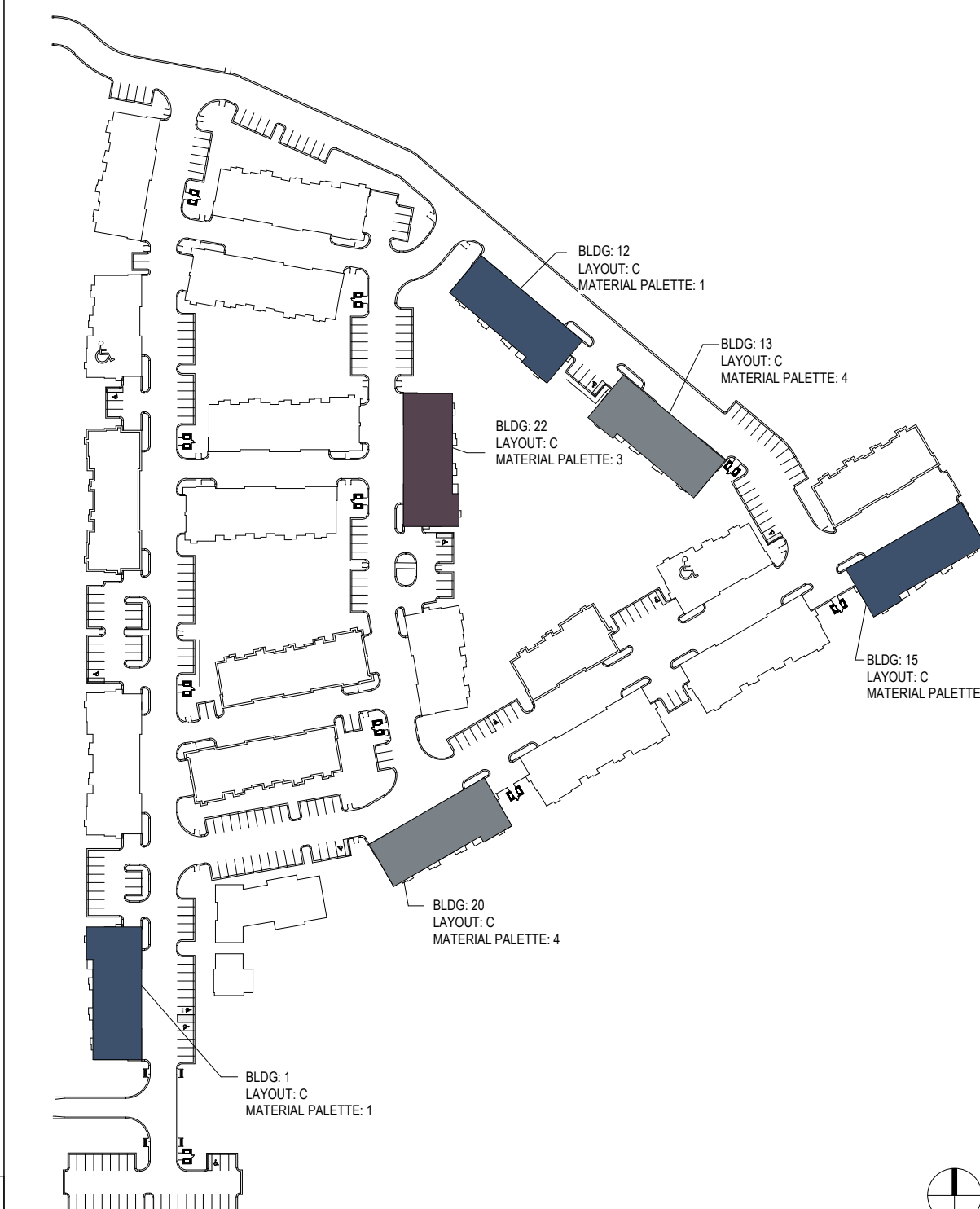
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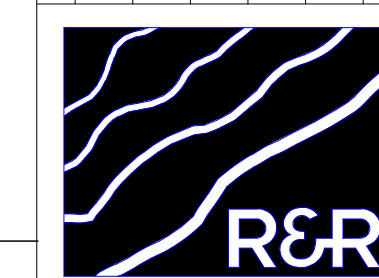
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 SHEET NAME:

LAYOUT C,
 BUILDINGS 1, 12, 13,
 15, 20 & 22 -
 ELEVATIONS
 No.

LAYOUT C		
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MATERIAL TAKEOFFS		
MASONRY	19.66%	
HORIZONTAL SIDING	38.53%	
SHINGLES	41.81%	
RIGHT SIDE MATERIAL TAKEOFFS		
MASONRY	11.11%	
HORIZONTAL SIDING	25.53%	
SHINGLES	63.36%	

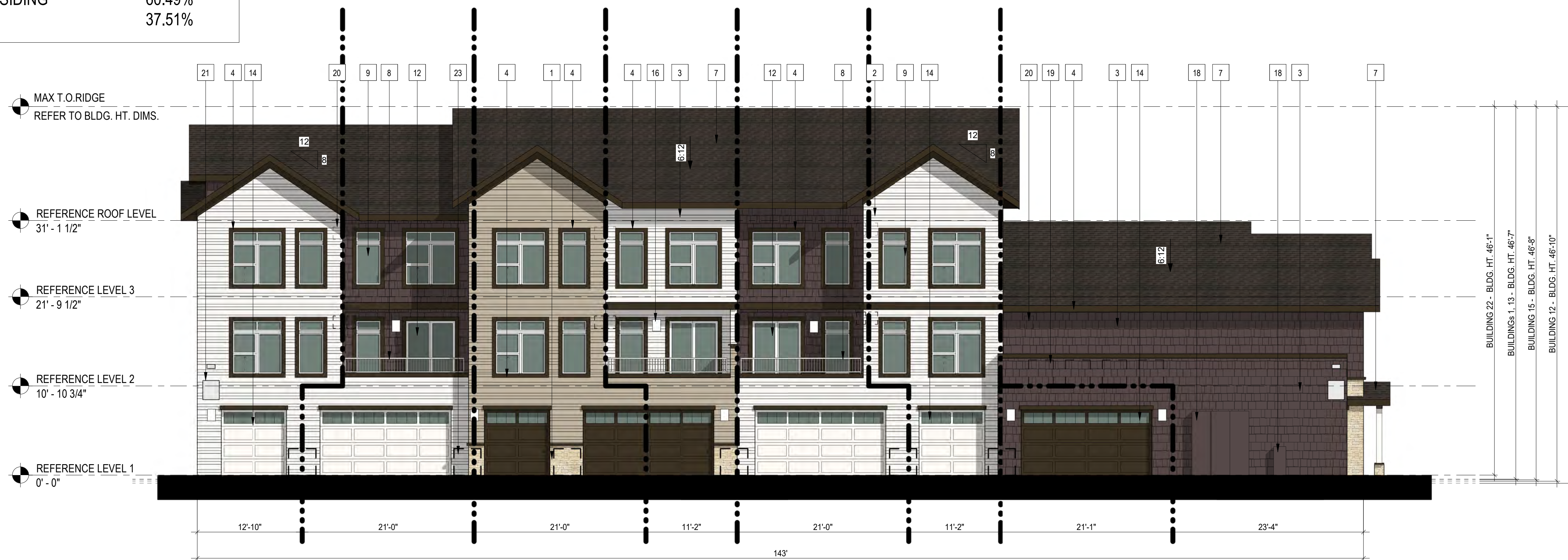
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LAYOUT C, BUILDINGS 1, 12, 13, 15, 20 & 22 - RIGHT SIDE ELEVATION

SCALE: 1/8" = 1'-0" **2**

REAR MATERIAL TAKEOFFS		
MASONRY	2.00%	
HORIZONTAL SIDING	60.49%	
SHINGLES	37.51%	



LAYOUT C, BUILDINGS 1, 12, 13, 15, 20 & 22 - REAR ELEVATION

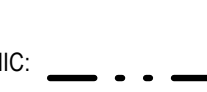
SCALE: 1/8" = 1'-0" **1**

FINISH MATERIAL LEGEND

MATERIAL PALETTE 3

-  MASONRY - STONE 2 (BUFF)
-  HORIZONTAL LAP SIDING - COLOR 1 (OFF WHITE)
-  HORIZONTAL LAP SIDING - COLOR 4 (LIGHT BROWN)
-  SHINGLES - COLOR 3 (DARK PURPLE)
-  TRIM/FASCIA/PANEL/COLUMN - COLOR 2 (DARK BROWN)
-  ASPHALT ROOF SHINGLES - COLOR 1 (BROWN)

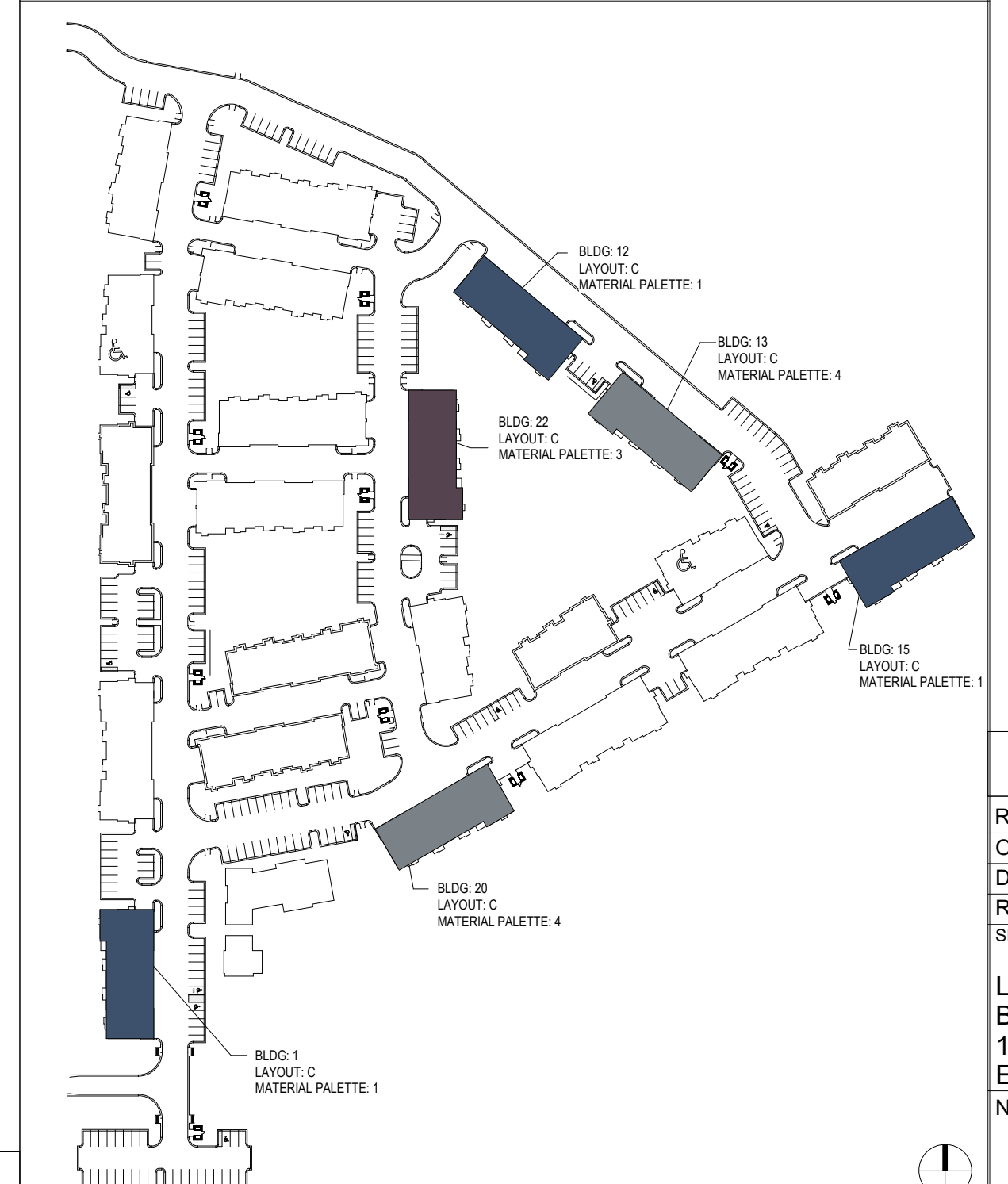
ELEVATION NOTES

- A. ROOF MOUNTED CONDENSERS, AS ALLOWED BY CODE, WILL BE SCREENED FROM VIEW BY BUILDING WALLS.
- B. GROUND MOUNTED CONDENSERS, AS ALLOWED BY CODE, WILL BE SCREENED FROM VIEW BY PLANT MATERIAL.
- C. MATERIAL PALETTE EXHIBITED ON ELEVATIONS IS AN EXAMPLE. REFER TO THE KEY PLAN ON THIS SHEET FOR ADDITIONAL MATERIAL PALETTES THAT APPLY TO THIS BUILDING LAYOUT IN VARIOUS LOCATIONS ON SITE. REFER TO MATERIAL BOARDS (SHEETS 31-35) FOR MATERIAL PALETTES AND MATERIAL PALLETTE KEY MAP.
- D. TRASH ENCLOSURE MATERIAL TO MATCH LANDSCAPE WALLS 3'-0" TALL AND SHORTER
- E. LOCATIONS OF VENTS, SIGNAGE, AND LIGHTS SUBJECT TO CHANGE BASED ON FURTHER DESIGN DEVELOPMENT AND COORDINATION.
- F. UNIT SEPARATION IS SHOWN WITH THE FOLLOWING GRAPHIC: 

KEYNOTES

- 1 MASONRY. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 2 FIBER CEMENT HORIZONTAL LAP SIDING. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 3 FIBER CEMENT SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 4 FIBER CEMENT TRIM/FASCIA BOARD (PAINT TO MATCH BUILDING SIDING COLOR)
- 5 MASONRY CAP. SEE MATERIAL BOARDS
- 7 ASPHALT ROOF SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 8 METAL HANDRAIL/RAILING
- 9 WINDOW
- 10 STOREFRONT (CLUBHOUSE ONLY)
- 11 BUILDING ENTRY. SEE MATERIAL BOARDS FOR COLOR
- 12 BALCONY DOOR
- 13 FIRE PLACE (CLUBHOUSE ONLY)
- 14 OVERHEAD GARAGE DOOR, PAINTED METAL W/ TRANSOM WINDOWS. SEE MATERIAL BOARDS FOR COLOR
- 15 COLUMN. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 16 EXTERIOR WALL MOUNT LIGHT; SEE ELEVATION NOTE E FOR MORE INFO
- 17 UTILITY/STORAGE CLOSETS/POOL RESTROOMS. AT RESIDENTIAL BUILDINGS PAINT TO MATCH ADJACENT ELEVATION. AT CLUBHOUSE, WOOD
- 18 GASELECTRIC/TELECOM EQUIPMENT (PAINT TO MATCH ADJACENT ELEVATION)
- 19 CONDENSER UNITS. SEE ELEVATION NOTE A & B & PLAN SHEETS FOR MORE INFO
- 20 EXTERIOR VENTS (PAINT TO MATCH ADJACENT ELEVATION); SEE ELEVATION NOTE E FOR MORE INFO
- 21 BUILDING ADDRESS SIGNAGE WITH LIGHT PACK. SEE ELEVATION NOTE E FOR MORE INFO
- 22 METAL TRASH ENCLOSURE GATE, COLOR: BLACK
- 23 PLANTING BETWEEN GARAGE DOORS. SEE LANDSCAPE SHEETS FOR DETAILS

**SITE KEY PLAN
FOR LAYOUT LOCATION**



REVISION	NO.	DATE	BY
TOWN 1ST REVIEW COMMENTS	1	08/10/18	SA
TOWN 2ND REVIEW COMMENTS	2	05/06/18	SA
RESPONSE TO TOWN REVIEW (RD 3)	3	09/05/19	JF
RESPONSE TO TOWN REVIEW (RD 4)	4	03/11/20	JW



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SUPERIOR, COLORADO 80027
PREPARED FOR: STEELWAVE ACQUISITIONS
4000 E. THIRD AVE., SUITE 500
FOSTER CITY, CA 94404

FINAL PLAT SITE PLAN

R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: RK | Dsgn'd By: RK
Reviewed By: JW
SHEET NAME:

LAYOUT C,
BUILDINGS 1, 12, 13,
15, 20 & 22 -
ELEVATIONS
No.

**FINAL PLAT SITE PLAN FOR
PARQ AT ROCK CREEK**
7500 SOUTH 88TH STREET
BEING LOT 1, BLOCK 1, AND TRACTS A, B AND C, OF "ROCK CREEK RANCH FILING NO. 25"
LOCATED IN THE NORTHWEST QUARTER OF SECTION 29
TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF SUPERIOR, COUNTY OF BOULDER, STATE OF COLORADO

LAYOUT D

FLOOR 1 AREA	7,959 SF
FLOOR 2 AREA	5,847 SF
FLOOR 3 AREA	2,890 SF
TOTAL AREA	16,695 SF

NUMBER OF LAYOUTS ON SITE	4
NUMBER OF UNITS/LAYOUT	8
TOTAL UNITS IN LAYOUT D	32

	#/LAYOUT	SIZE
UNIT 3A (1,412 SF)	2	3 BD / 2 BA
UNIT 3B (1,520 SF)	2	3 BD / 3 BA
UNIT 3C (1,611 SF)	2	3 BD / 2 BA
UNIT 3E (1,801 SF)	2	3 BD / 3.5 BA

MATERIAL TAKEOFFS

MASONRY	21.16%
HORIZONTAL SIDING	34.71%
SHINGLES	43.13%

LEFT SIDE MATERIAL TAKEOFFS

MASONRY	21.73%
HORIZONTAL SIDING	41.25%
SHINGLES	37.03%



LAYOUT D, BUILDINGS 3, 5, 17 & 18 - LEFT SIDE ELEVATION

SCALE: 1/8" = 1'-0" 2

FRONT MATERIAL TAKEOFFS

MASONRY	42.25%
HORIZONTAL SIDING	20.49%
SHINGLES	37.26%



LAYOUT D, BUILDINGS 3, 5, 17 & 18 - FRONT ELEVATION

SCALE: 1/8" = 1'-0" 1

FINISH MATERIAL LEGEND

MATERIAL PALETTE 3

- MASONRY - STONE 2 (BUFF)
- HORIZONTAL LAP SIDING - COLOR 1 (OFF WHITE)
- HORIZONTAL LAP SIDING - COLOR 4 (LIGHT BROWN)
- SHINGLES - COLOR 3 (DARK PURPLE)
- TRIM/FASCIA/PANEL/COLUMN - COLOR 2 (DARK BROWN)
- ASPHALT ROOF SHINGLES - COLOR 1 (BROWN)

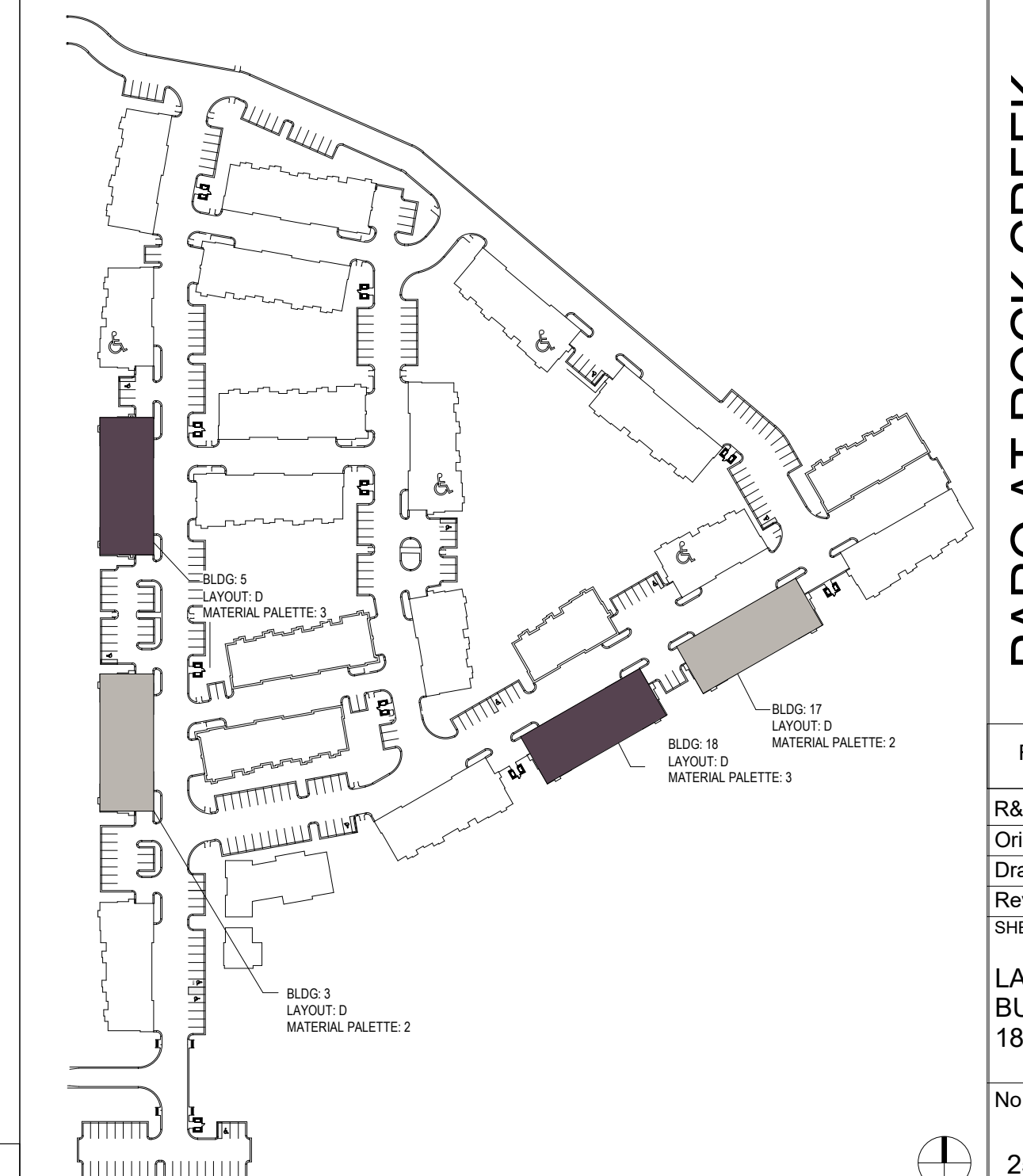
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KEYNOTES

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- 3 FIBER CEMENT SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 4 FIBER CEMENT TRIM/FASCIA BOARD (PAINT TO MATCH BUILDING SIDING COLOR)
- 5 MASONRY CAP. SEE MATERIAL BOARDS
- 7 ASPHALT ROOF SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
- 8 METAL HANDRAIL/RAILING
- 9 WINDOW
- 10 STOREFRONT (CLUBHOUSE ONLY)
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- 13 FIRE PLACE (CLUBHOUSE ONLY)
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- 15 COLUMN. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
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SITE KEY PLAN FOR LAYOUT LOCATION



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TOWN 2ND REVIEW COMMENTS	2	SA	05/06/18
RESPONSE TO TOWN REVIEW (RD 3)	3	JF	09/05/19
RESPONSE TO TOWN REVIEW (RD 4)	4	JW	03/11/20



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FINAL PLAT SITE PLAN

R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: RJK Dsgn'd By: RJK
Reviewed By: JW
SHEET NAME:

LAYOUT D,
BUILDINGS 3, 5, 17 &
18 - ELEVATIONS

No. 25 OF 67

LAYOUT D		
FLOOR 1 AREA	7,959 SF	
FLOOR 2 AREA	5,847 SF	
FLOOR 3 AREA	2,890 SF	
TOTAL AREA	16,695 SF	
NUMBER OF LAYOUTS ON SITE	4	
NUMBER OF UNITS/LAYOUT	8	
TOTAL UNITS IN LAYOUT D	32	
	#/LAYOUT	SIZE
UNIT 3A (1,412 SF)	2	3 BD / 2 BA
UNIT 3B (1,520 SF)	2	3 BD / 3 BA
UNIT 3C (1,611 SF)	2	3 BD / 2 BA
UNIT 3E (1,801 SF)	2	3 BD / 3.5 BA

MATERIAL TAKEOFFS	
MASONRY	22.16%
HORIZONTAL SIDING	34.71%
SHINGLES	43.13%

RIGHT SIDE MATERIAL TAKEOFFS	
MASONRY	20.69%
HORIZONTAL SIDING	42.61%
SHINGLES	36.44%

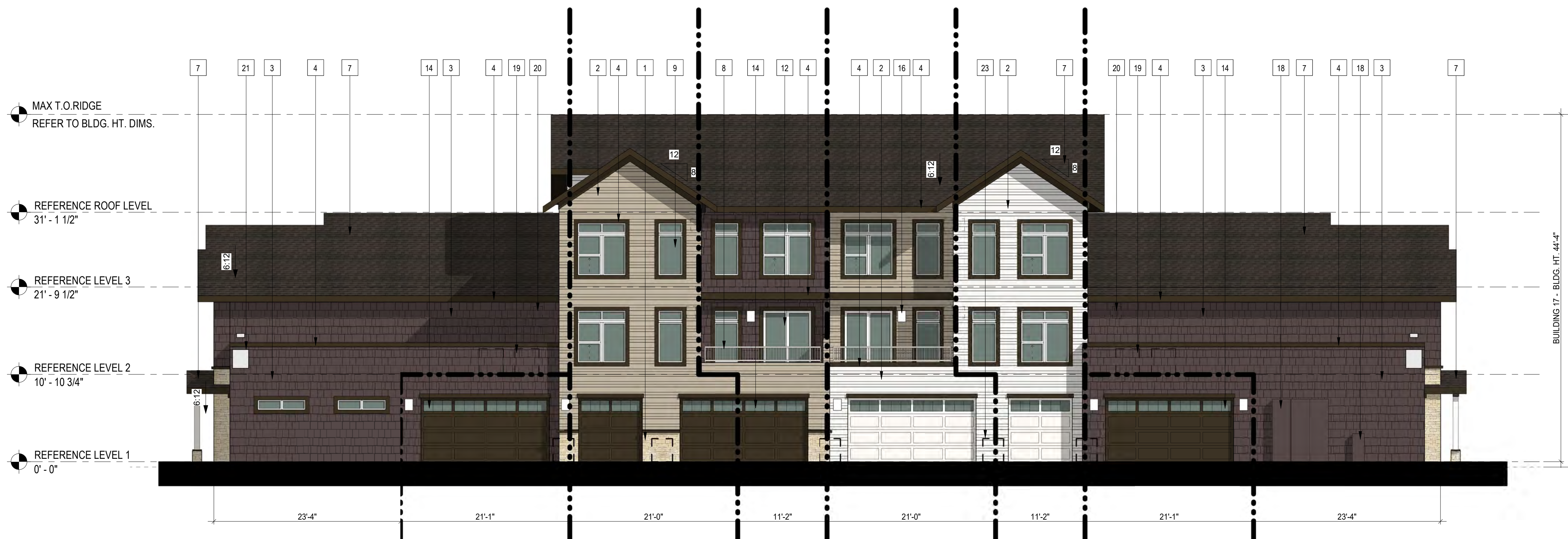
REAR MATERIAL TAKEOFFS	
MASONRY	2.96%
HORIZONTAL SIDING	40.48%
SHINGLES	56.56%

**FINAL PLAT SITE PLAN FOR
PARQ AT ROCK CREEK**
7500 SOUTH 88TH STREET
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LOCATED IN THE NORTHWEST QUARTER OF SECTION 29
TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF SUPERIOR, COUNTY OF BOULDER, STATE OF COLORADO



LAYOUT D, BUILDINGS 3, 5, 17 & 18 - RIGHT SIDE ELEVATION

SCALE: 1/8" = 1'-0" **2**



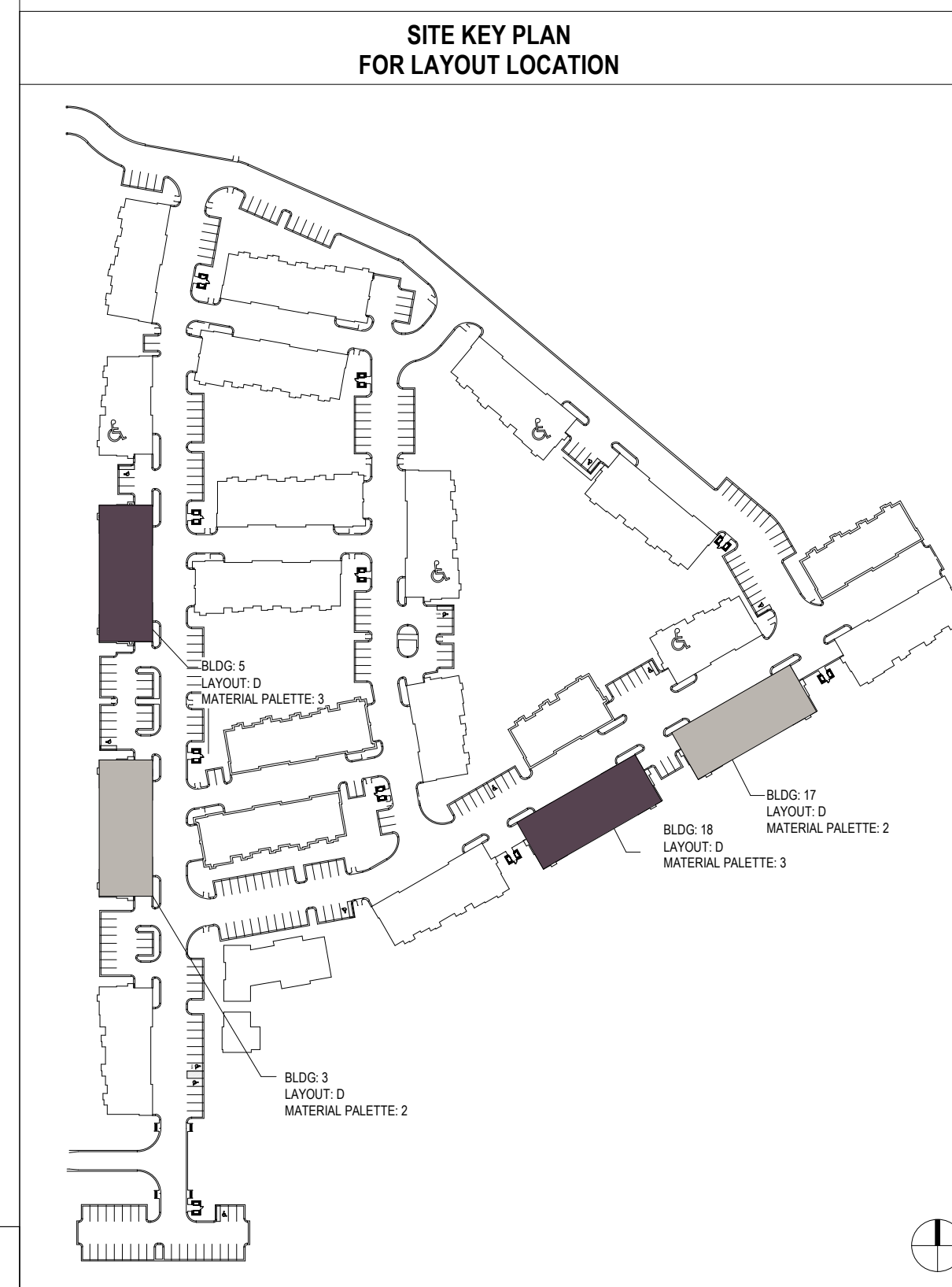
LAYOUT D, BUILDINGS 3, 5, 17 & 18 - REAR ELEVATION

SCALE: 1/8" = 1'-0" **1**

FINISH MATERIAL LEGEND	
MATERIAL PALETTE 3	
	MASONRY - STONE 2 (BUFF)
	HORIZONTAL LAP SIDING - COLOR 1 (OFF WHITE)
	HORIZONTAL LAP SIDING - COLOR 4 (LIGHT BROWN)
	SHINGLES - COLOR 3 (DARK PURPLE)
	TRIM/FASCIA/PANEL/COLUMN - COLOR 2 (DARK BROWN)
	ASPHALT ROOF SHINGLES - COLOR 1 (BROWN)

- ELEVATION NOTES**
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FINAL PLAT SITE PLAN
R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: RK | Dsgn'd By: RK
Reviewed By: JW
SHEET NAME:
LAYOUT D, BUILDINGS 3, 5, 17 & 18 - ELEVATIONS
No. 26 OF 67

**FINAL PLAT SITE PLAN FOR
PARQ AT ROCK CREEK**
7500 SOUTH 88TH STREET
BEING LOT 1, BLOCK 1, AND TRACTS A, B AND C, OF "ROCK CREEK RANCH FILING NO. 25"
LOCATED IN THE NORTHWEST QUARTER OF SECTION 29
TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF SUPERIOR, COUNTY OF BOULDER, STATE OF COLORADO

LAYOUT E

FLOOR 1 AREA	7,933 SF
FLOOR 2 AREA	7,187 SF
FLOOR 3 AREA	7,564 SF
TOTAL AREA	22,684 SF

NUMBER OF LAYOUTS ON SITE	6
NUMBER OF UNITS/LAYOUT	10
TOTAL UNITS IN LAYOUT E	60

	#/LAYOUT	SIZE
UNIT 3B (1,520 SF)	4	3 BD / 3 BA
UNIT 3D (1,748 SF)	2	3 BD / 2.5 BA
UNIT 3E (1,801 SF)	4	3 BD / 3.5 BA

MATERIAL TAKEOFFS

MASONRY	14.50%
HORIZONTAL SIDING	52.43%
SHINGLES	33.07%

LEFT SIDE MATERIAL TAKEOFFS

MASONRY	3.55%
HORIZONTAL SIDING	61.68%
SHINGLES	34.77%



LAYOUT E, BUILDINGS 2, 4, 6, 7, 9 & 11 - LEFT SIDE ELEVATION

SCALE: 1/8" = 1'-0" 2

FRONT MATERIAL TAKEOFFS

MASONRY	30.45%
HORIZONTAL SIDING	25.35%
SHINGLES	44.20%



LAYOUT E, BUILDINGS 2, 4, 6, 7, 9 & 11 - FRONT ELEVATION

SCALE: 1/8" = 1'-0" 1

FINISH MATERIAL LEGEND

MATERIAL PALETTE 4

- MASONRY - BRICK 2 (BLACK)
- HORIZONTAL LAP SIDING - COLOR 1 (OFF WHITE)
- HORIZONTAL LAP SIDING - COLOR 5 (BLACK)
- SHINGLES - COLOR 4 (GREY)
- TRIM/FASCIA/PANEL/COLUMN - COLOR 1 (OFF WHITE)
- ASPHALT ROOF SHINGLES - COLOR 1 (BROWN)

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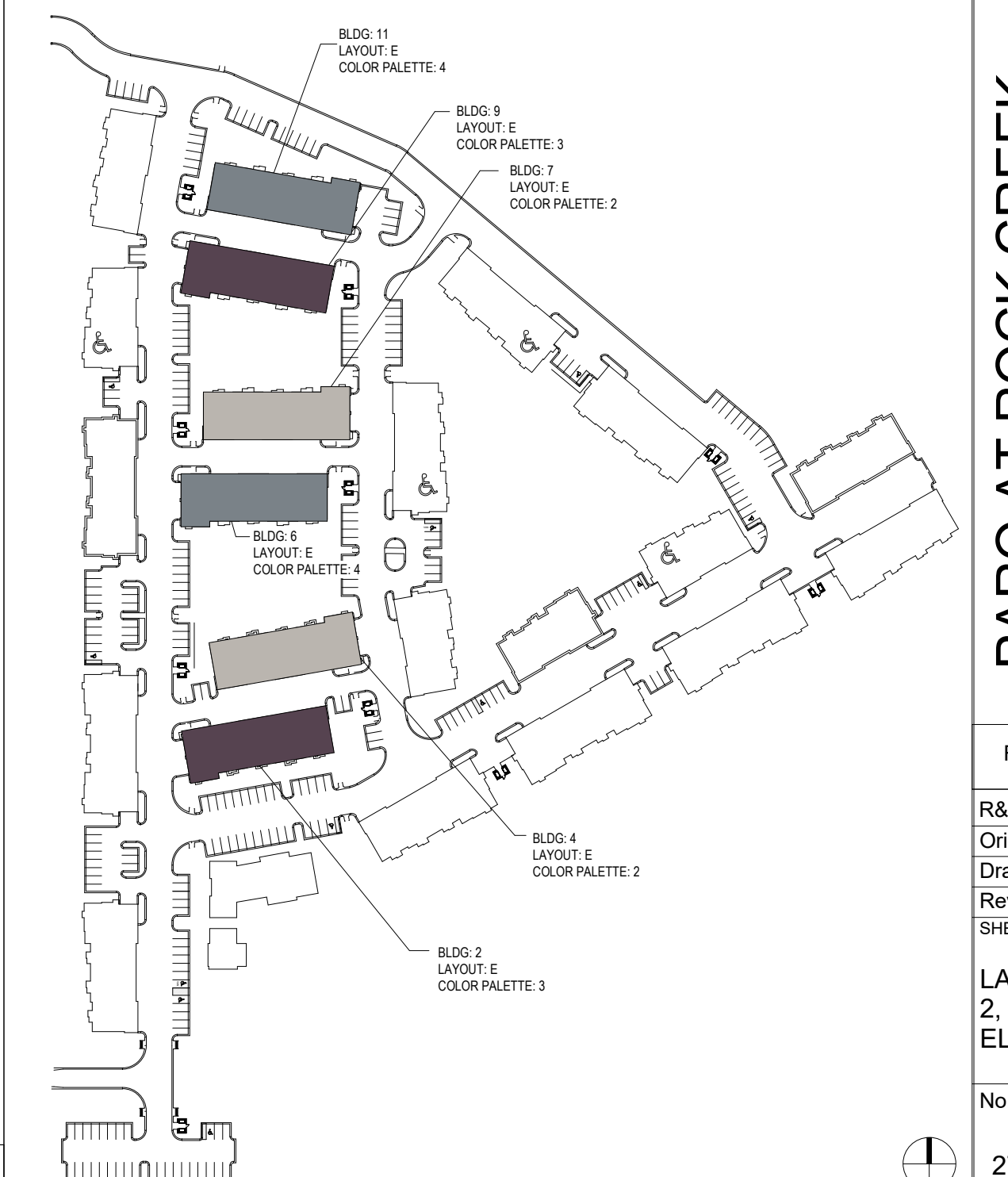
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SITE KEY PLAN FOR LAYOUT LOCATION



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FINAL PLAT SITE PLAN

R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: RK [Dsgn'd By: RK
Reviewed By: JW
SHEET NAME:

LAYOUT E, BUILDINGS
2, 4, 6, 7, 9 & 11 -
ELEVATIONS

LAYOUT E		
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FLOOR 3 AREA	7,564 SF	
TOTAL AREA	22,684 SF	
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NUMBER OF UNITS/LAYOUT	10	
TOTAL UNITS IN LAYOUT E	60	
	#/LAYOUT	SIZE
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MATERIAL TAKEOFFS		
MASONRY	14.50%	
HORIZONTAL SIDING	52.43%	
SHINGLES	33.07%	
RIGHT SIDE MATERIAL TAKEOFFS		
MASONRY	6.83%	
HORIZONTAL SIDING	78.49%	
SHINGLES	14.68%	

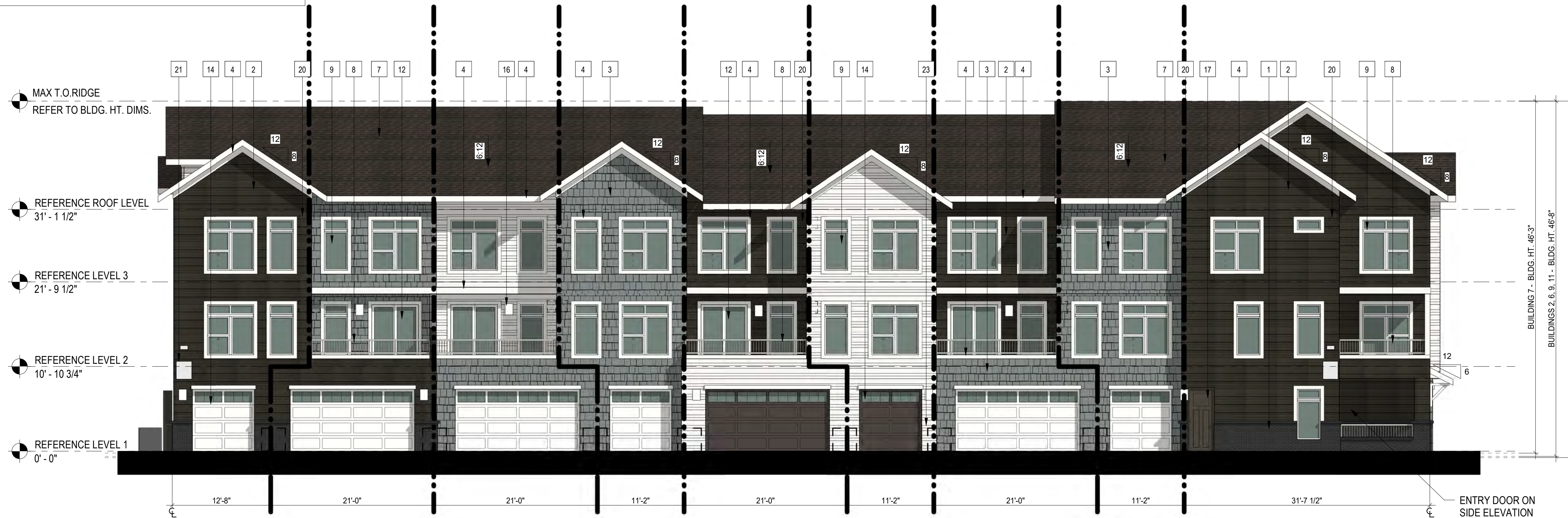
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PARQ AT ROCK CREEK**
7500 SOUTH 88TH STREET
BEING LOT 1, BLOCK 1, AND TRACTS A, B AND C, OF "ROCK CREEK RANCH FILING NO. 25"
LOCATED IN THE NORTHWEST QUARTER OF SECTION 29
TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF SUPERIOR, COUNTY OF BOULDER, STATE OF COLORADO



LAYOUT E, BUILDINGS 2, 4, 6, 7, 9 & 11 - RIGHT SIDE ELEVATION

SCALE: 1/8" = 1'-0" **2**

FRONT MATERIAL TAKEOFFS		
MASONRY	0.00%	
HORIZONTAL SIDING	70.76%	
SHINGLES	29.24%	



LAYOUT E, BUILDINGS 2, 4, 6, 7, 9 & 11 - REAR ELEVATION

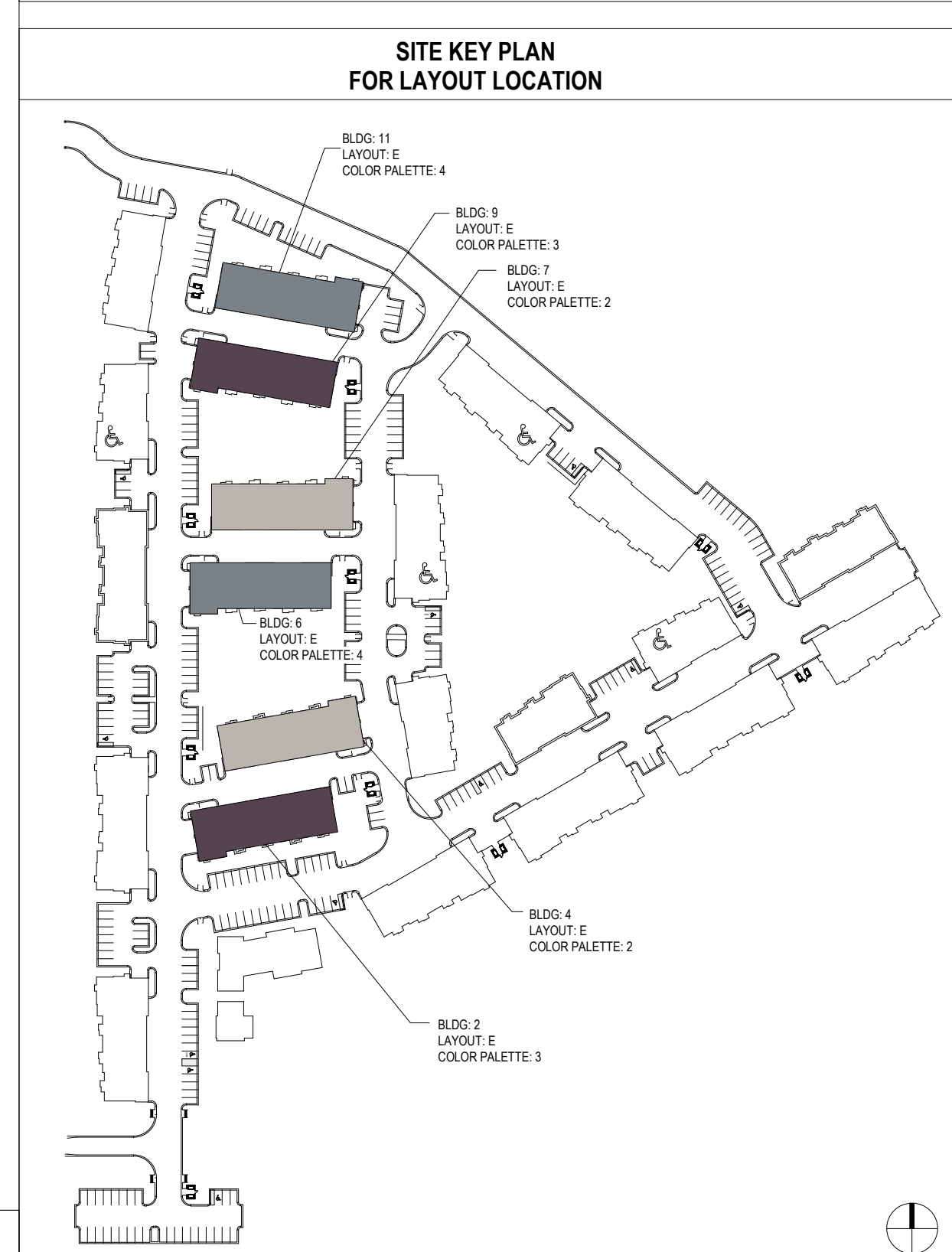
SCALE: 1/8" = 1'-0" **1**

FINISH MATERIAL LEGEND	
MATERIAL PALETTE 4	
	MASONRY - BRICK 2 (BLACK)
	HORIZONTAL LAP SIDING - COLOR 1 (OFF WHITE)
	HORIZONTAL LAP SIDING - COLOR 5 (BLACK)
	SHINGLES - COLOR 4 (GREY)
	TRIM/FASCIA/PANEL/COLUMN - COLOR 1 (OFF WHITE)
	ASPHALT ROOF SHINGLES - COLOR 1 (BROWN)

* MATERIAL PALETTE EXHIBITED ON ELEVATIONS IS AN EXAMPLE. REFER TO THE KEY PLAN ON THIS SHEET FOR ADDITIONAL MATERIAL PALETTES THAT APPLY TO THIS BUILDING LAYOUT IN VARIOUS LOCATIONS ON SITE.

- ### ELEVATION NOTES
- ROOF MOUNTED CONDENSERS, AS ALLOWED BY CODE, WILL BE SCREENED FROM VIEW BY BUILDING WALLS.
 - GROUND MOUNTED CONDENSERS, AS ALLOWED BY CODE, WILL BE SCREENED FROM VIEW BY PLANT MATERIAL.
 - MATERIAL PALETTE EXHIBITED ON ELEVATIONS IS AN EXAMPLE. REFER TO THE KEY PLAN ON THIS SHEET FOR ADDITIONAL MATERIAL PALETTES THAT APPLY TO THIS BUILDING LAYOUT IN VARIOUS LOCATIONS ON SITE. REFER TO MATERIAL BOARDS (SHEETS 31-35) FOR MATERIAL PALETTES AND MATERIAL PALLETTE KEY MAP.
 - TRASH ENCLOSURE MATERIAL TO MATCH LANDSCAPE WALLS 3'-0" TALL AND SHORTER
 - LOCATIONS OF VENTS, SIGNAGE, AND LIGHTS SUBJECT TO CHANGE BASED ON FURTHER DESIGN DEVELOPMENT AND COORDINATION.
 - UNIT SEPARATION IS SHOWN WITH THE FOLLOWING GRAPHIC:

- ### KEYNOTES
- MASONRY. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
 - FIBER CEMENT HORIZONTAL LAP SIDING. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
 - FIBER CEMENT SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
 - FIBER CEMENT TRIM/FASCIA BOARD (PAINT TO MATCH BUILDING SIDING COLOR)
 - MASONRY CAP. SEE MATERIAL BOARDS
 - ASPHALT ROOF SHINGLES. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
 - METAL HANDRAIL/RAILING
 - WINDOW
 - STOREFRONT (CLUBHOUSE ONLY)
 - BUILDING ENTRY. SEE MATERIAL BOARDS FOR COLOR
 - BALCONY DOOR
 - FIRE PLACE (CLUBHOUSE ONLY)
 - OVERHEAD GARAGE DOOR, PAINTED METAL W/ TRANSOM WINDOWS. SEE MATERIAL BOARDS FOR COLOR
 - COLUMN. SEE FINISH MATERIAL LEGEND AND MATERIAL BOARDS
 - EXTERIOR WALL MOUNT LIGHT; SEE ELEVATION NOTE E FOR MORE INFO
 - UTILITY/STORAGE CLOSETS/POOL RESTROOMS. AT RESIDENTIAL BUILDINGS PAINT TO MATCH ADJACENT ELEVATION. AT CLUBHOUSE, WOOD
 - GASELECTRIC/TELECOM EQUIPMENT (PAINT TO MATCH ADJACENT ELEVATION)
 - CONDENSER UNITS. SEE ELEVATION NOTE A & B & PLAN SHEETS FOR MORE INFO
 - EXTERIOR VENTS (PAINT TO MATCH ADJACENT ELEVATION); SEE ELEVATION NOTE E FOR MORE INFO
 - BUILDING ADDRESS SIGNAGE WITH LIGHT PACK; SEE ELEVATION NOTE E FOR MORE INFO
 - METAL TRASH ENCLOSURE GATE, COLOR: BLACK
 - PLANTING BETWEEN GARAGE DOORS. SEE LANDSCAPE SHEETS FOR DETAILS



REVISION	NO.	BY	DATE
TOWN 1ST REVIEW COMMENTS	1	SA	08/10/18
TOWN 2ND REVIEW COMMENTS	2	SA	05/06/18
RESPONSE TO TOWN REVIEW (RD 3)	3	JF	09/05/19
RESPONSE TO TOWN REVIEW (RD 4)	4	JW	03/11/20

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PARQ AT ROCK CREEK
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PREPARED FOR: STEELWAVE ACQUISITIONS
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FOSTER CITY, CA 94404

FINAL PLAT SITE PLAN
R&R Project No. SW17186
Original Plan Date: 1/19/18
Drawn By: RK | Dsgn'd By: RK
Reviewed By: JW
SHEET NAME:
LAYOUT E, BUILDINGS 2, 4, 6, 7, 9 & 11 - ELEVATIONS
No. 28 OF 67