

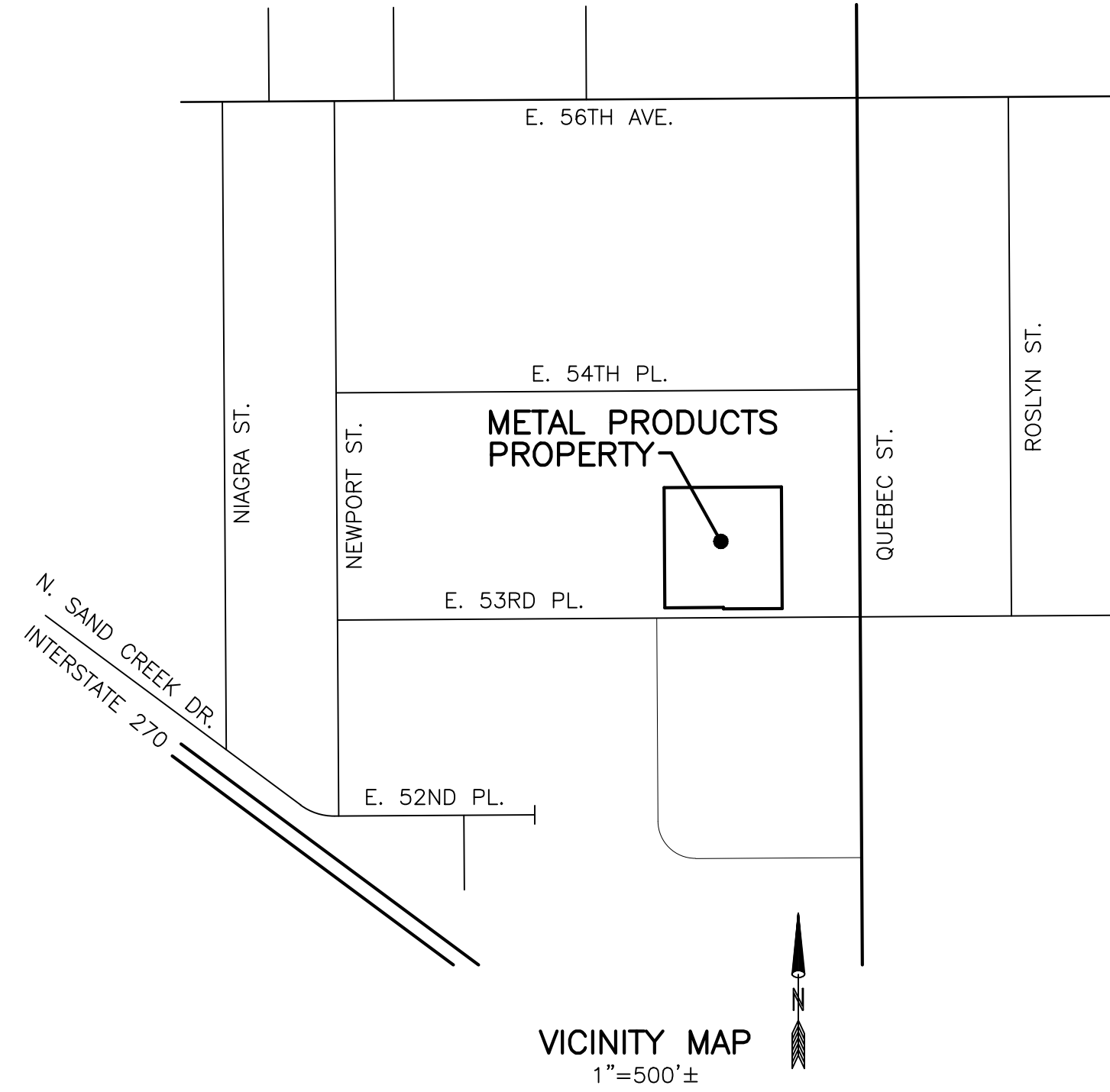
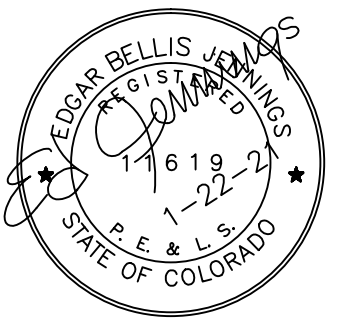
# DEVELOPMENT PLAN

FOR

7167 AND 7205 E. 53RD PLACE

LOTS 42 AND 43, KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO  
LOCATED IN THE NE1/4, SECTION 17, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.

ED JENNINGS P.E. P.L.S.  
CIVIL ENGINEER  
P.O. BOX 200662 DENVER, CO. 80220-0662  
(303)929-0833 mobile  
(303)320-1887 phone  
(303)320-1887 FAX  
edjennings@comcast.net



**SITE STATISTICS:**

TOTAL SITE AREA = 3.79 AC

**BUILDING SQUARE FOOTAGE:**

- EXISTING OFFICE/SHOWROOM = 4,143 SQ FT
- EXISTING INDUSTRIAL/STORAGE = 11,872 SQ FT
- PROPOSED PHASE 1 INDUSTRIAL/STORAGE ADDITION = 23,660 SQ FT
- PROPOSE PHASE 2 INDUSTRIAL/STORAGE ADDITION = 21,376 SQ FT

**NET AREA OF LANDSCAPING**

PUBLIC ROW  
IN 53 RD PLACE = 2,150 SQ FT

**ON-SITE**

- IN RETENTION POND EASEMENT = 11,460 SQ FT
- ADJACENT TO E. 53RD PLACE = 3,250 SQ FT
- ADJACENT TO EXISTING BUILDING = 1,020 SQ FT
- ADJACENT TO WEST, NORTH AND EAST PROPERTY LINES = 9,800 SQ FT

TOTAL LANDSCAPED AREA = 27,680 SQ FT

TOTAL BUILDING COVERAGE = 61,051 SQ FT

FLOOR AREA RATIO = 37.2%

**REQUIRED PARKING SPACE CALCULATIONS**

EXISTING OFFICE:  
4,143 SQ FT

EXISTING MANUFACTURING/WAREHOUSE:  
30% MANUFACTURING = 3,562 SQ FT  
70% WAREHOUSE = 8,310 SQ FT

PROPOSED MANUFACTURING/WAREHOUSE:  
30% MANUFACTURING = 13,511 SQ FT  
70% WAREHOUSE = 31,525 SQ FT

**REQUIRED PARKING:**

- 1/300 SQ FT FOR OFFICE
- 1/500 SQ FT FOR MANUFACTURING
- 1/1,000 SQ FT FOR FIRST 10,000 SQ FT FOR WAREHOUSE
- 1/2,000 SQ FT FOR ADDITIONAL AREA FOR WAREHOUSE

**PARKING CALCULATIONS:**

OFFICE:  
4,143/300 = 13.8 SPACES

MANUFACTURING:  
(3,562+13,511)/500 = 34.1 SPACES

WAREHOUSE:  
10,000/1,000 + (8,310+21,525)/2,000 = 10.0 + 14.9 = 24.9 SPACES

TOTAL REQUIRED PARKING SPACES = 13.8+34.1+24.9 = 72.8 SPACES (78 SPACES PROVIDED)

HANDICAP STALLS ARE 8'X19' (4 PROVIDED)

TYPICAL PARKING STALLS ARE 9'X19'

BICYCLE PARKING (5 PROVIDED)

TYPE OF BUILDING CONSTRUCTION = TYPE II

BUILDING OCCUPANCY = B, TYPE II CONSTRUCTION

CURRENT ZONING = I-2, AND C-3 (CHANGE OF C-3 ZONE TO I-2 ZONE APPLIED FOR)

ESTIMATED TOTAL NUMBER OF EMPLOYEES = 30

**DEVELOPMENT PLAN NOTES:**

A. LIGHTING: IN THE INTEREST OF COMPATIBILITY SURROUNDING LAND USES, ILLUMINATION OF ANY KIND ON PRIVATE PROPERTY SHALL BE DIRECTED AND CONTROLLED IN A MANNER SO THAT THERE SHALL BE NO DIRECT RAYS OF LIGHT WHICH EXTEND BEYOND THE BOUNDARIES OF THE PROPERTY FROM WHICH IT ORIGINATES.

B. TRASH ENCLOSURE: TRASH ENCLOSURE SHALL BE CONSTRUCTED TO A MINIMUM HEIGHT OF 6 FEET AND OF THE SAME OR COMPLEMENTARY MATERIAL AND COLOR AS THE MAIN BUILDING.

C. SCREENING: ROOF MOUNTED ELECTRICAL AND MECHANICAL EQUIPMENT SHALL BE PLACED OR SCREENED SUCH THAT THE EQUIPMENT IS NOT VISIBLE FROM ANY POINT. SUCH EQUIPMENT SHALL BE SCREENED WITH THE SAME MATERIALS AND COLORS AS THE MAIN BUILDING.

D. SIGNAGE: APPROVAL OF A SIGN PERMIT IS REQUIRED IN ADDITION TO DEVELOPMENT PLAN APPROVAL. SIGN LOCATIONS SHOWN ON THE DEVELOPMENT PLAN WILL BE REVIEWED FOR POSSIBLE CONFLICTS WITH SIGHT TRIANGLES AND EASEMENTS. THESE SIGNS WILL NOT BE APPROVED BY THE DEVELOPMENT PLAN REVIEW PROCESS OR APPROVAL OF THIS DEVELOPMENT PLAN. ALL SIGNS MUST CONFORM TO CITY STANDARDS.

E. FENCING: APPROVAL OF A FENCE PERMIT IS REQUIRED IN ADDITION TO DEVELOPMENT PLAN APPROVAL. ALL FENCES MUST CONFORM TO CITY STANDARDS.

F. DOWNSPOUTS: NO ROOF DOWNSPOUT OUTFALLS WILL BE ALLOWED TO DRAIN OVER SIDEWALKS, BIKE PATHS, OR ANY OTHER PEDESTRIAN ROUTE.

G. AMERICANS WITH DISABILITIES: THE APPLICANT HAS THE OBLIGATION TO COMPLY WITH ALL APPLICABLE REQUIREMENTS OF THE AMERICAN DISABILITIES ACT. APPROVAL OF THIS DEVELOPMENT PLAN DOES NOT CONSTITUTE COMPLIANCE WITH THIS ACT.

H. CONSTRUCTION: THE APPROVAL OF THIS DEVELOPMENT PLAN DOES NOT CONSTITUTE FINAL APPROVAL OF GRADING, DRAINAGE, UTILITY, PUBLIC IMPROVEMENTS AND BUILDING PLANS. THESE PLANS MUST BE REVIEWED AND APPROVED BY THE APPROPRIATE AGENCY PRIOR TO THE ISSUANCE OF BUILDING PERMITS.

I. UNDERGROUND UTILITIES: ALL OVERHEAD UTILITIES SERVING THIS SITE MUST BE PLACED UNDERGROUND PER THE LAND DEVELOPMENT CODE.

VICINITY MAP  
1"=500'±

**SHEET INDEX**

SHEET	DESCRIPTION	FILE NO.	LAST REVISED
1	COVER SHEET	SP1B0101.DWG	1-22-21
2	PHASE 1 & 2 SITE PLAN	SP2B0101.DWG	1-22-21
3	PHASE 2 GRADING PLAN	SP3B0101.DWG	1-22-21
4	PHASE 1 GRADING PLAN & DETAILS	SP4B0101.DWG	1-22-21
5	UTILITY PLAN	SP5B0101.DWG	1-22-21
6	CITY STANDARD DETAILS	SP6B0101.DWG	1-22-21
7	LANDSCAPE PLAN	SP7B0101.DWG	1-22-21
8	LANDSCAPE PLAN	SP8B0101.DWG	1-22-21
9	LIGHTING PLAN	SP9B0101.DWG	1-22-21
10	LIGHTING PLAN	SP10B0101.DWG	1-22-21
11	LIGHTING PLAN	SP11B0101.DWG	1-22-21
12	LIGHTING PLAN	SP12B0101.DWG	1-22-21
13	ARCHITECTURAL DETAILS	SP13B0101.DWG	1-22-21
14	ARCHITECTURAL DETAILS	SP14B0101.DWG	1-22-21
15	ARCHITECTURAL DETAILS	SP14B0101.DWG	1-22-21

ASSESSOR'S PARCEL IDENTIFICATION NUMBERS: 0182317106013 & 0182317106014

CITY STAFF CERTIFICATE:

APPROVED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT OF THE CITY OF COMMERCE CITY, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2020.

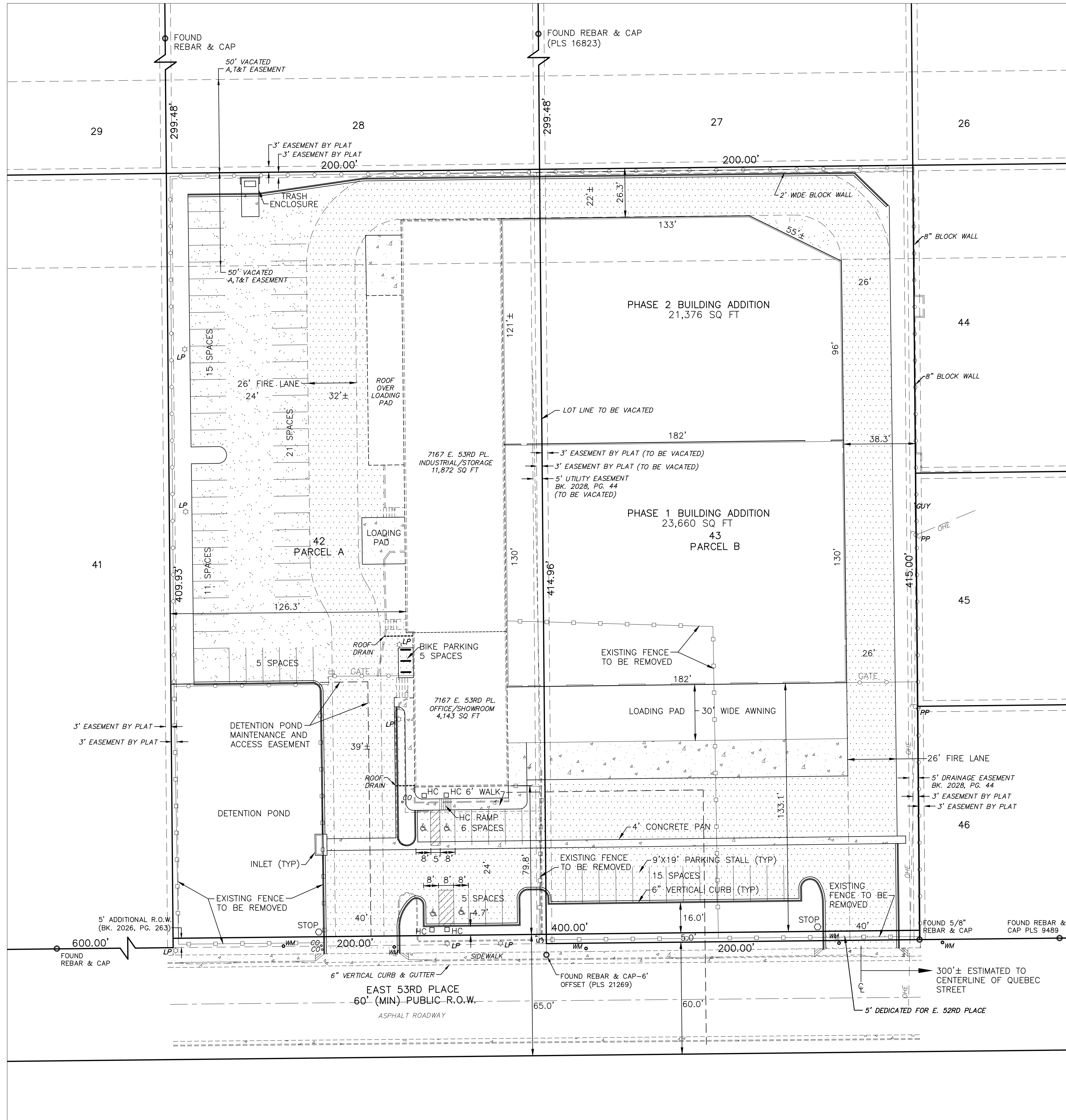
DEPARTMENT OF COMMUNITY DEVELOPMENT

Sht: 1 of 15	Lab No: 201101-00	Ver: 9-25-20	Des: EJ	Dwg: EJ	Chk: EJ
Dwg No: SP1B0101.DWG	Hor:	Date: 9-25-20	Des: EJ	Dwg: EJ	Chk: EJ

Title: COVER SHEET	Project: 7167 AND 7205 E. 53RD PLACE	Revision: 1-22-21	Date: 1-22-21
	City: COMMERCE CITY, COLORADO		
	For: METAL PRODUCTS, LLC		

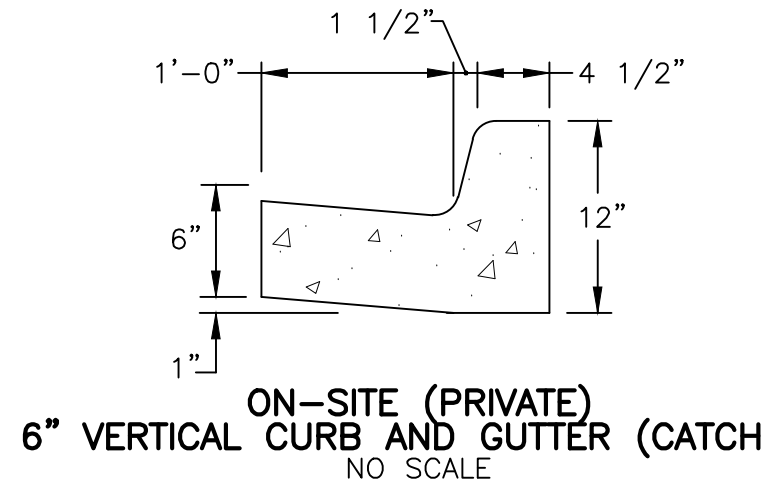
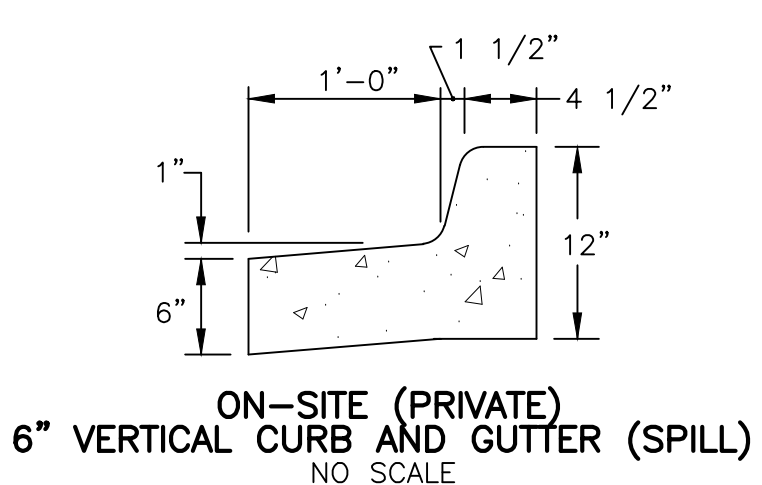
# DEVELOPMENT PLAN

FOR  
7167 AND 7205 E. 53RD PLACE  
LOTS 42 AND 43, KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO  
LOCATED IN THE NE1/4, SECTION 17, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.



**NOTES:**

- PROPERTY DESCRIPTION IS LOTS 42 AND 43 KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO. THE EXISTING EASEMENTS AND LOT LONE COMMON TO LOTS 42 AND 43 IS TO BE VACATED BY AMENDED PLAT. THE EXISTING 50 FOOT AT&T EASEMENT ALONG THE NORTH PROPERTY LINE IS TO BE VACATED BY AT&T.
- THIS PLAN IS DESIGNED TO BE ELECTRONICALLY SCALED FOR MISSING DIMENSIONS.
- EXCEPT FOR THE HANDICAP PARKING STALL, ALL PARKING STALLS ARE 9' X 19'. IN ACCORDANCE WITH ADA REQUIREMENTS, VAN ACCESSIBLE HANDICAP PARKING STALLS ARE 8' X 19' WITH THE ACCESSIBLE AISLE 8' X 19'. STANDARD HANDICAP PARKING STALLS ARE 8' X 19' WITH THE ACCESSIBLE AISLE 5' X 19'.
- LOCK BOXES TO BE INSTALLED AT THE TWO GATES IN ACCORDANCE WITH SOUTH ADAMS COUNTY FIRE DISTRICT'S REQUIREMENTS.
- THERE ARE NO NEW MONUMENT SIGNS PROPOSED FOR THIS DEVELOPMENT.
- ALL PROPOSED IMPROVEMENTS FOR BOTH PHASE 1 AND PHASE 2 CONSTRUCTION TO BE CONSTRUCTED DURING THE PHASE 1 CONSTRUCTION ACTIVITIES EXCEPT FOR THE PHASE 2 BUILDING ADDITION AND EXCEPT FOR PAVING OF THE FIRE LANE ADJACENT TO THE PHASE 2 BUILDING ADDITION. THE FIRE LANE ADJACENT TO THE PHASE 2 BUILDING ADDITION IS TO BE TEMPORARILY SURFACED WITH RECYCLE ASPHALT.



- LEGEND:**
- FH FIRE HYDRANT
  - PP PROPOSED/EXISTING FENCE
  - LP LIGHT POLE
  - WM WATER METER
  - CO CLEANOUT
  - STOP STOP SIGN
  - HC HC PARKING SIFN

- SURFACE MATERIAL LEGEND**
- RECYCLED ASPHALT
  - ASPHALT PAVEMENT
  - CONCRETE PAVEMENT

ASSESSOR'S PARCEL IDENTIFICATION NUMBERS: 0182317106013 & 0182317106014

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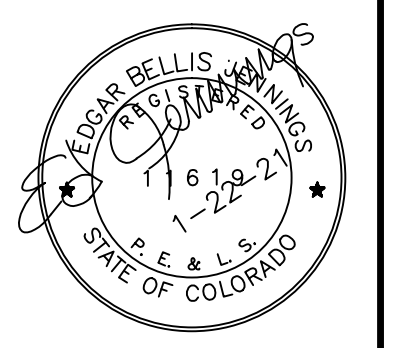
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DEPARTMENT OF COMMUNITY DEVELOPMENT

ED JENNINGS P.E., P.L.S.  
CIVIL ENGINEER  
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edjennings@comcast.net

Bar Scale  
0 30 60  
1" = 30'

**BEFORE YOU DIG**  
FOR BURIED CABLE LOCATIONS  
CALL 811  
CALL U.N.C.C. 1-800-922-1887



No.	Date	By	Revision
1	12-09-20	EJ	GENERAL
2	1-22-21	EJ	GENERAL

Sht: 2 of 15  
Job No: 20101-00  
Dwg No: SP2B0101.DWG  
Hor: 1"=30'  
Ver:  
Date: 9-14-20  
Des: EJ  
Dwg: EJ  
Chk: EJ

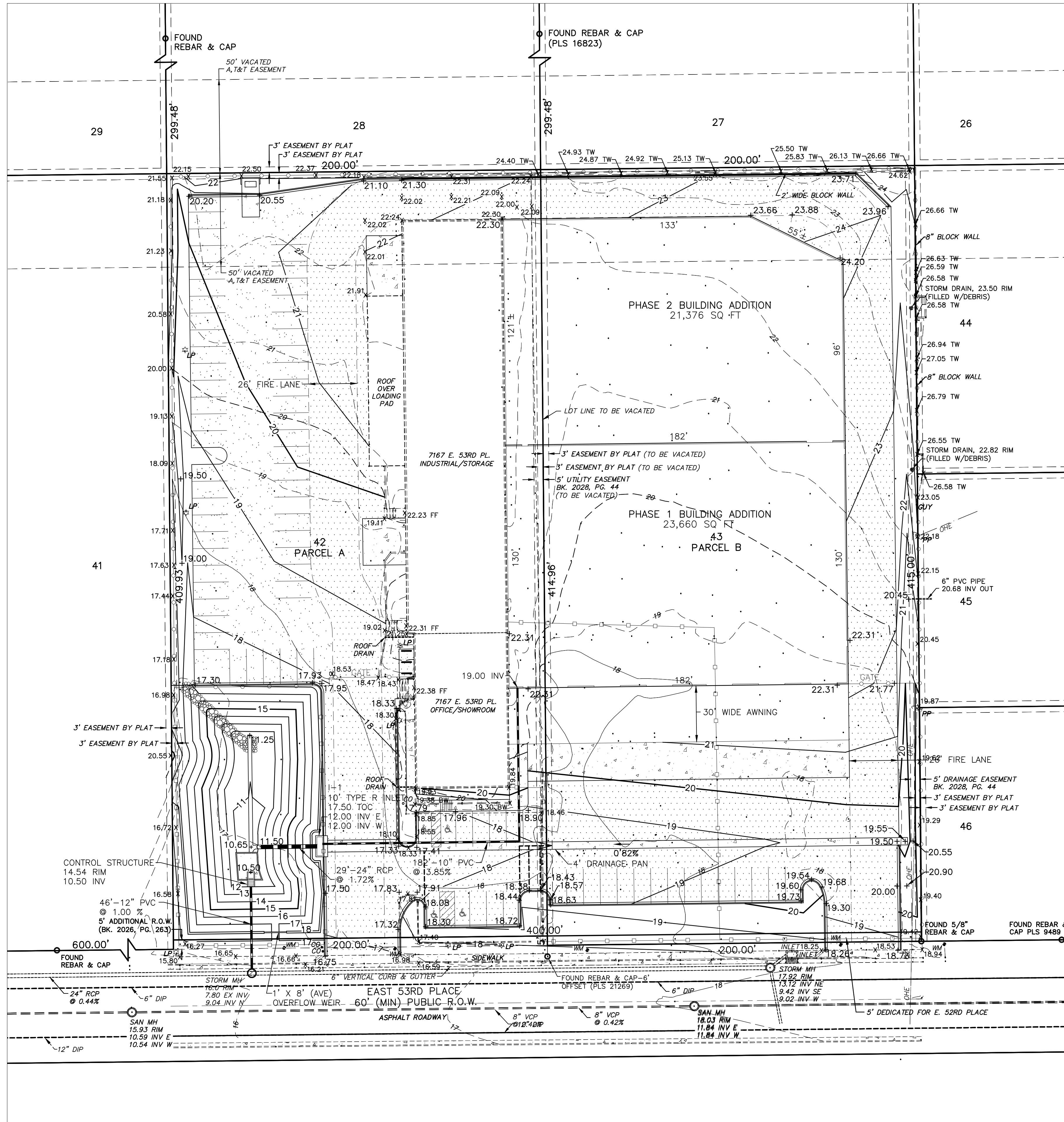
**PHASE 2 SITE PLAN**

Project: 7167 AND 7205 E. 53RD PLACE  
COMMERCE CITY, COLORADO

For: METAL PRODUCTS, LLC

# DEVELOPMENT PLAN

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LOTS 42 AND 43, KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO  
LOCATED IN THE NE1/4, SECTION 17, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.



**NOTES:**

1. BENCHMARK: NGS PRAIRIE 3. ELEVATION IS 5227.51. ADD 5,200 TO ELEVATIONS SHOWN ON THIS PLAN.
2. TEMPORARY BENCH MARK: SANITARY SEWER MANHOLE RIM SOUTH OF SOUTHWEST PROPERTY CORNER. ELEVATION IS 5215.93.
3. ALL MATERIALS AND CONSTRUCTION TO COMPLY WITH THE STANDARDS AND SPECIFICATIONS OF COMMERCE CITY.
4. THIS PLAN IS DESIGNED TO BE ELECTRONICALLY SCALED FOR MISSING DIMENSIONS.
5. LOT LINE AND EASEMENTS COMMON TO LOTS 42 AND 43 TO BE VACATED BY PLAT AMENDMENT. THE 50 FOOT AT&T EASEMENT ALONG THE NORTH PROPERTY LINE HAS BEEN VACATED BY AT&T.
6. FOR CLARITY PURPOSES, CERTAIN EXISTING IMPROVEMENTS ARE NOT SHOWN ON THIS PLAN.

**LEGEND:**

- 48 --- DRAINAGE PATH
  - - - - - EXISTING CONTOUR
  - + 25.5 --- PROPOSED SPOT ELEVATION
  - 18 --- EXISTING CONTOUR
  - x 25.5 --- EXISTING SPOT ELEVATION
  - --- PROPOSED STORM SEWER
- 
- [Symbol] SURFACE MATERIAL LEGEND
  - [Symbol] RECYCLED ASPHALT
  - [Symbol] ASPHALT PAVEMENT
  - [Symbol] CONCRETE PAVEMENT

ASSESSOR'S PARCEL IDENTIFICATION NUMBERS: 0182317106013 & 0182317106014

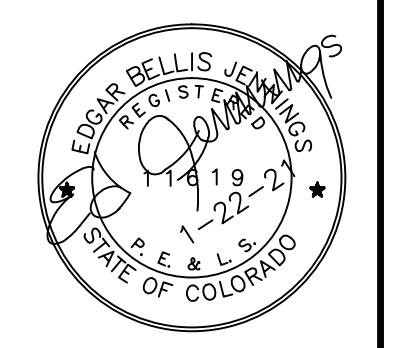
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Bar Scale  
0 30 60  
1" = 30'

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No.	Revision	Date	By
1	GENERAL	1-22-21	EJ

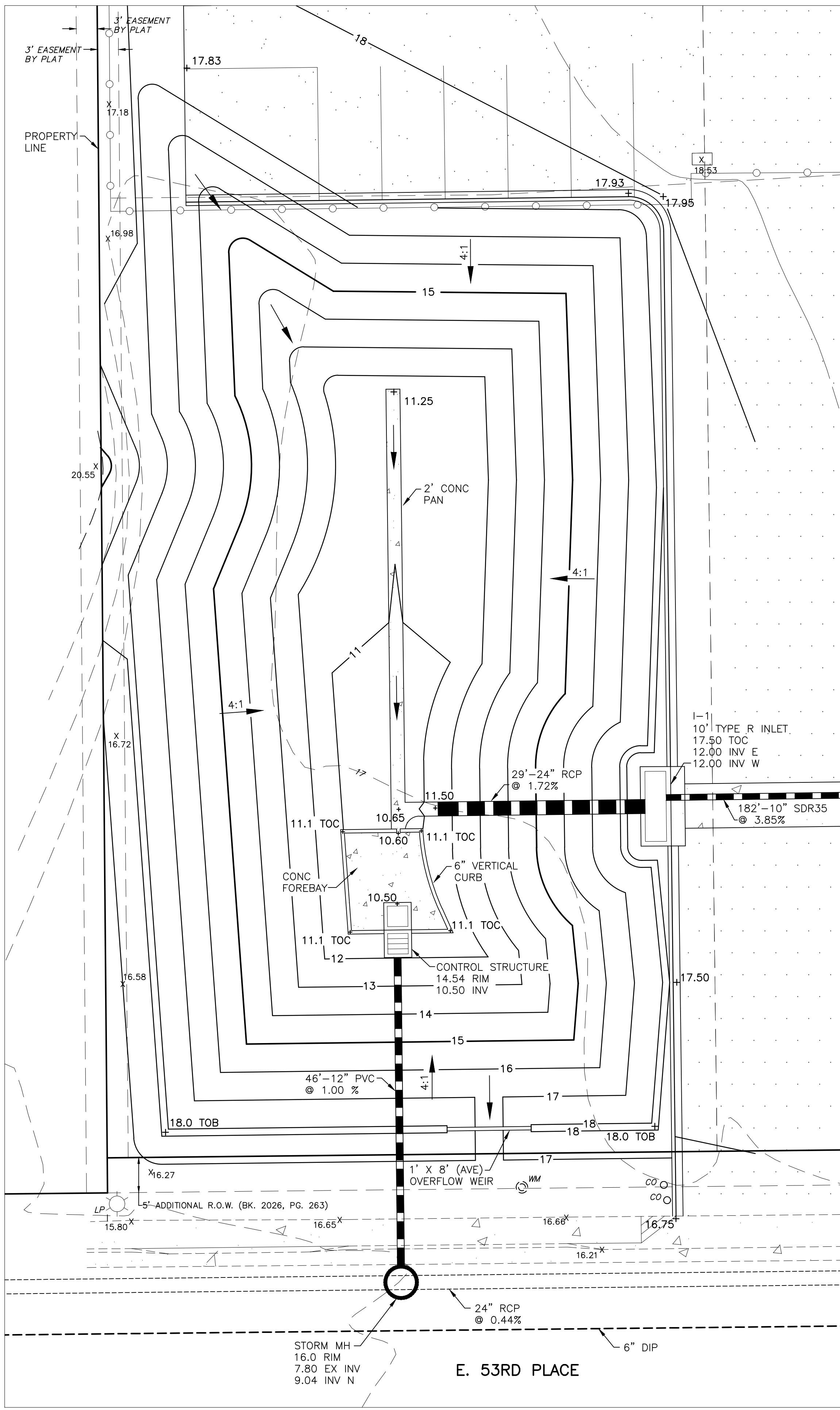
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Job No:	20101-00
Dwg No:	SP350101.DWG
Hor:	1"=30'
Ver:	
Date:	9-14-20
Dwg:	EJ
Chk:	EJ

**Title:** PHASE 2 GRADING PLAN

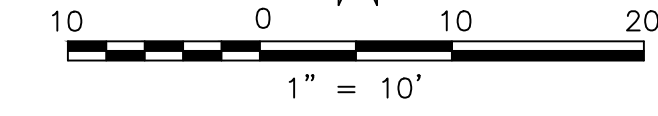
**Project:** 7167 AND 7205 E. 53RD PLACE  
COMMERCE CITY, COLORADO

**For:** METAL PRODUCTS, LLC

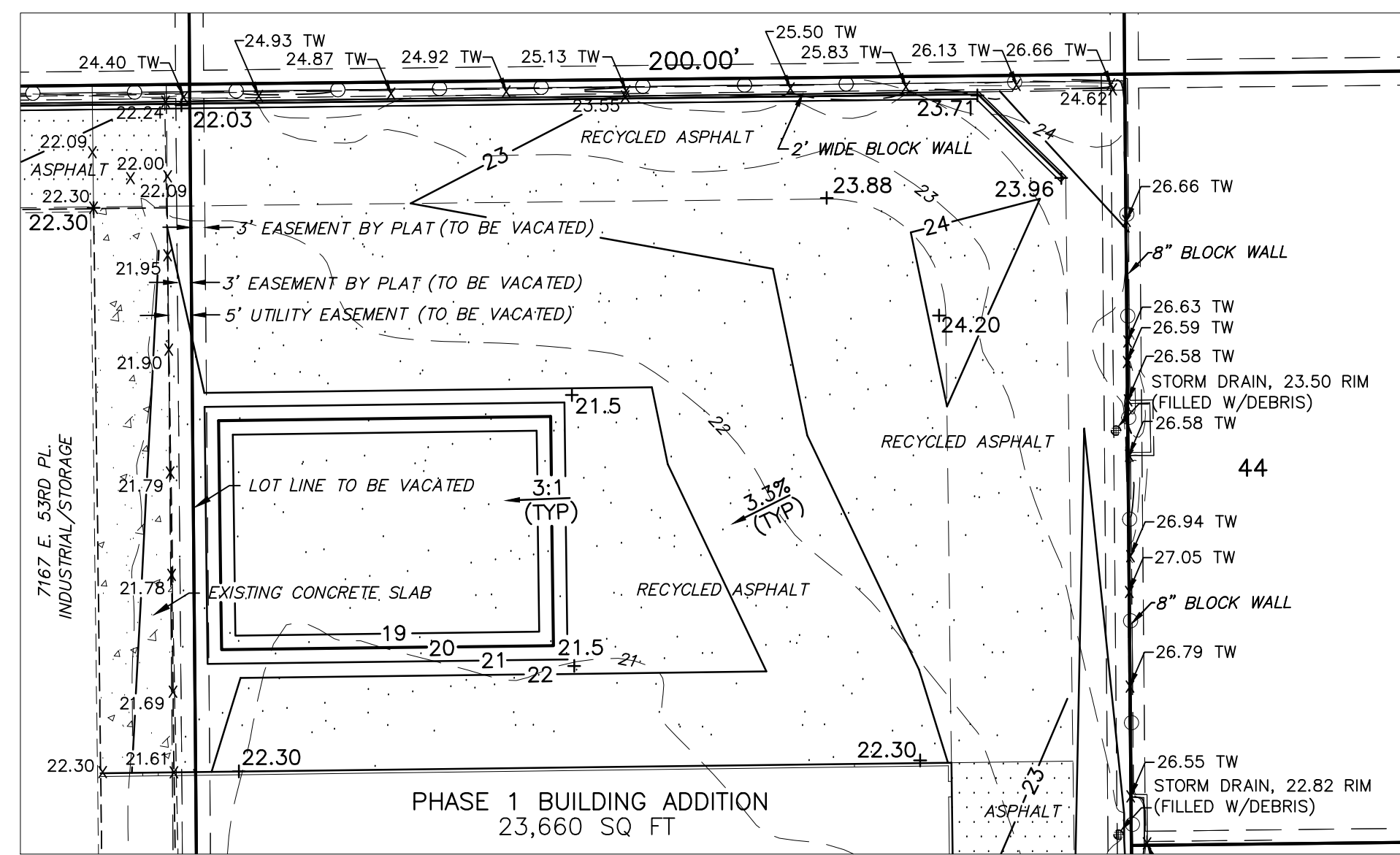




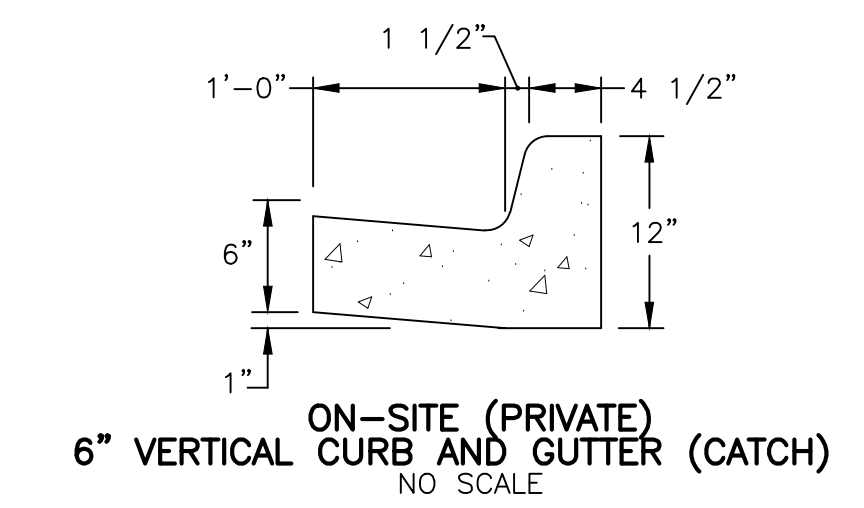
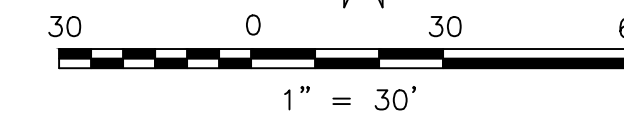
DETENTION POND DATA			
	WQ	10 YR	100 YR
VOLUME (cu ft)	5,109	9,287	30,152
MAX DEPTH (ft)	2.97	4.04	6.13
SURFACE ELEVATION	13.47	14.54	16.63
TOP OF BERM	18.0	18.0	18.0



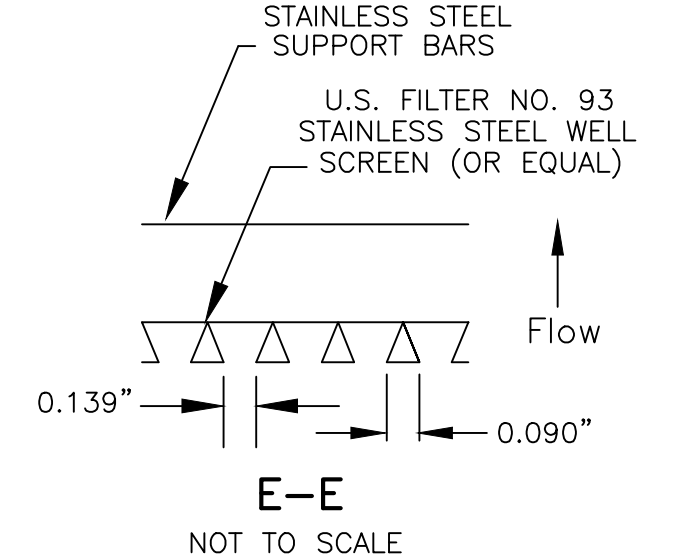
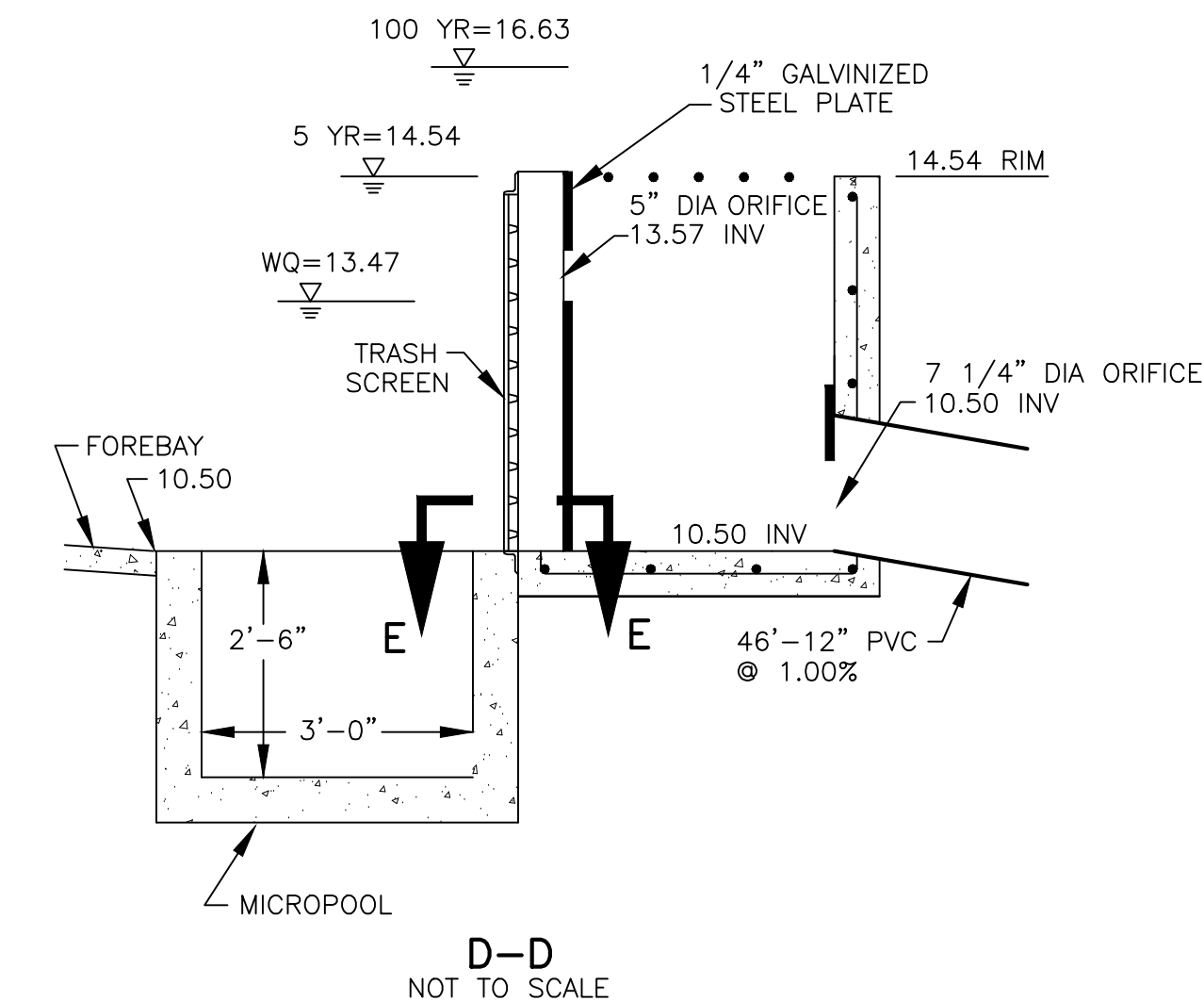
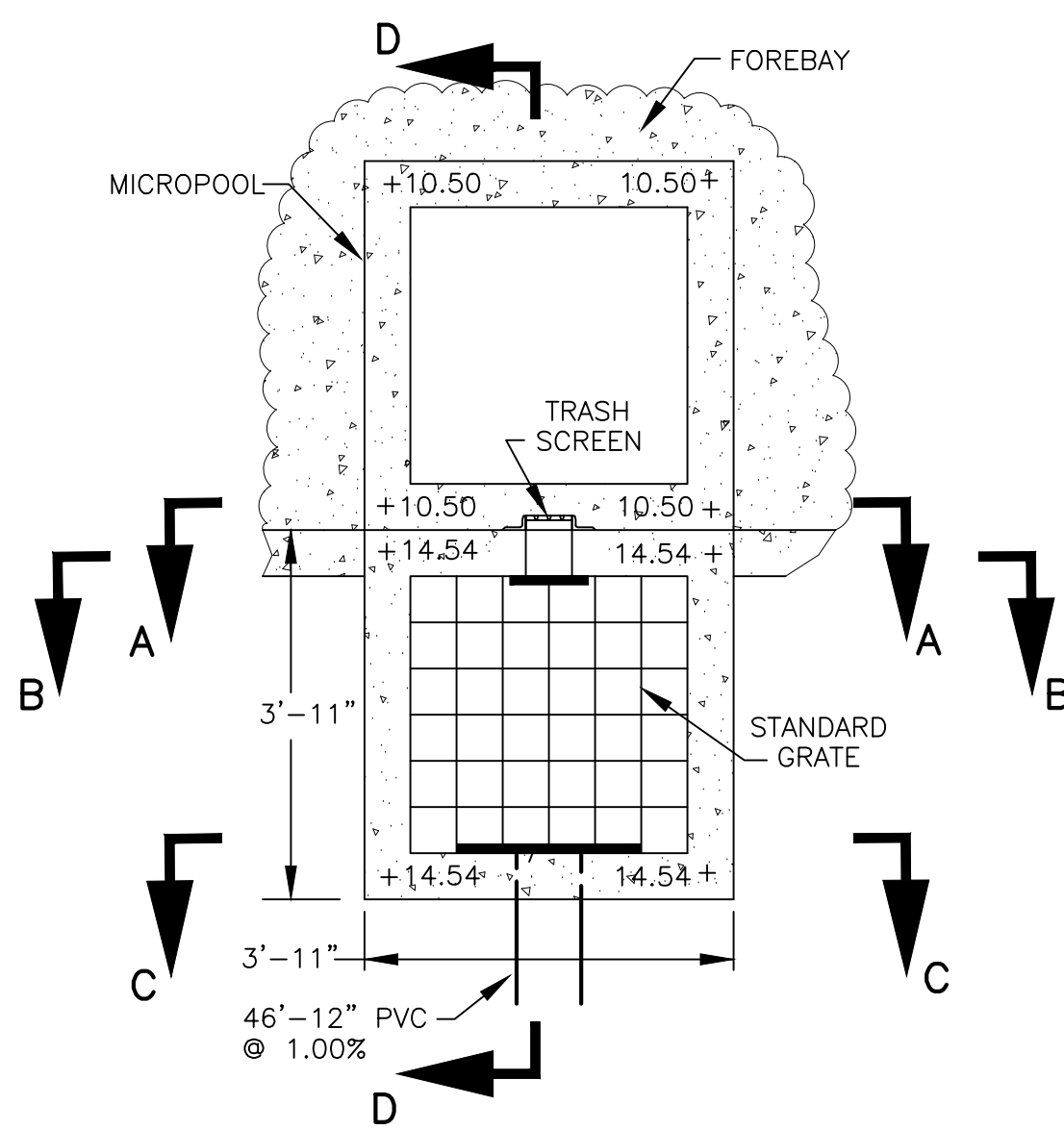
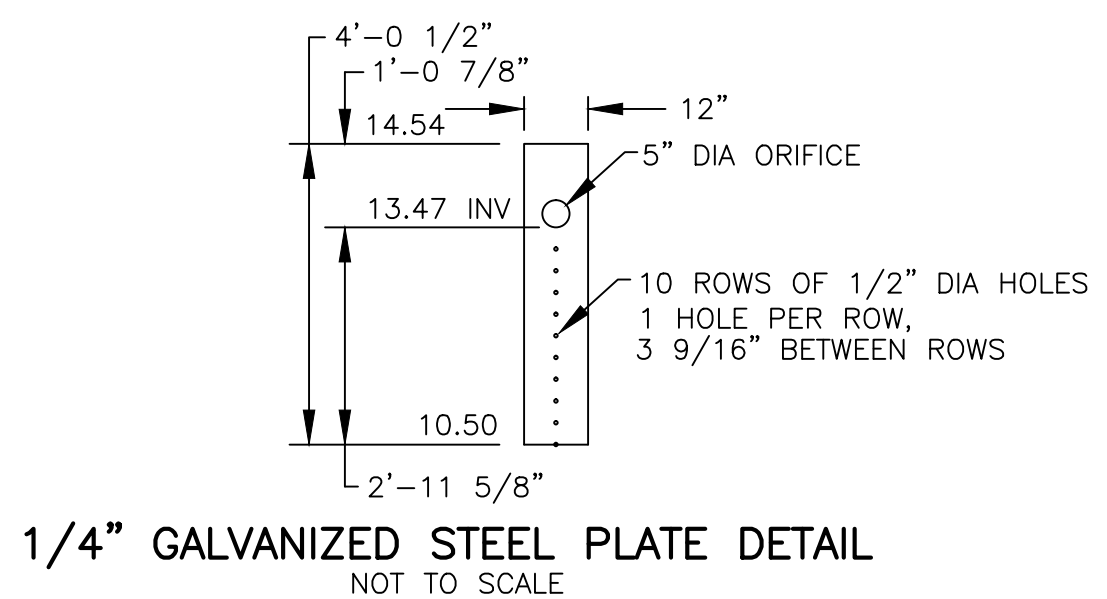
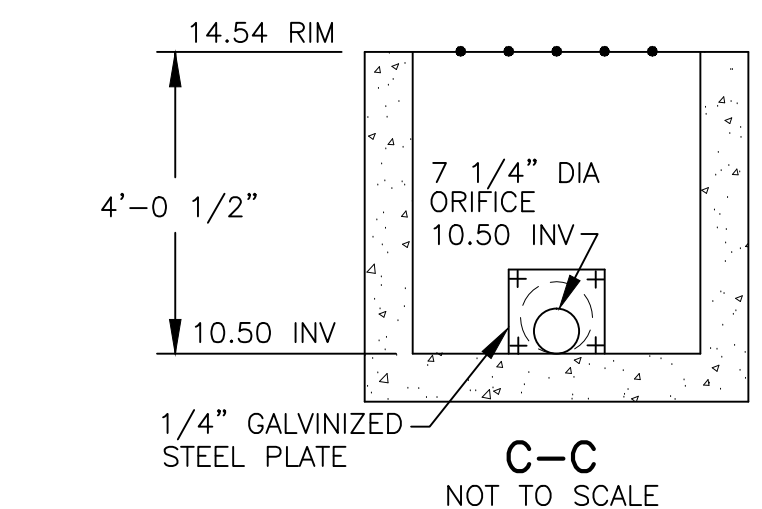
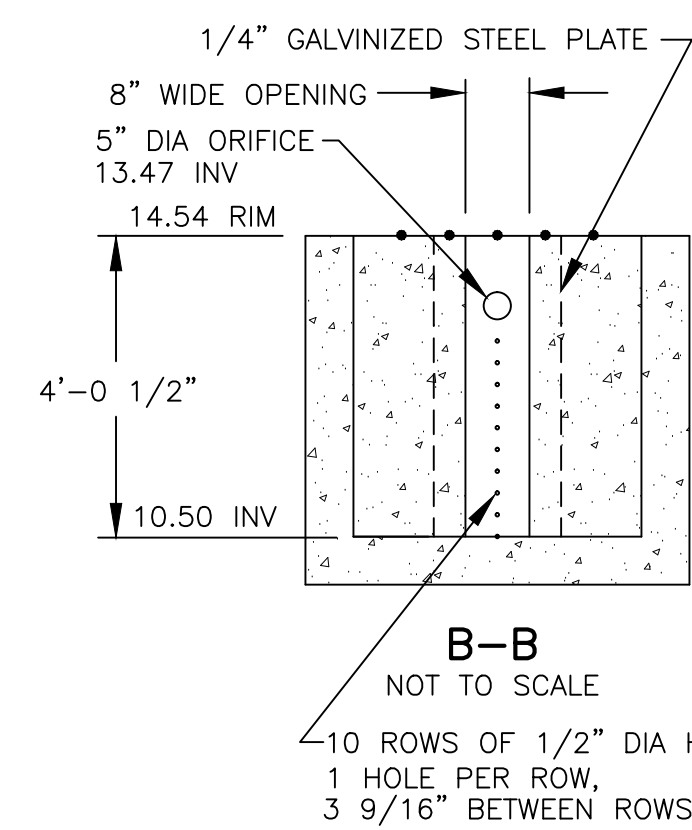
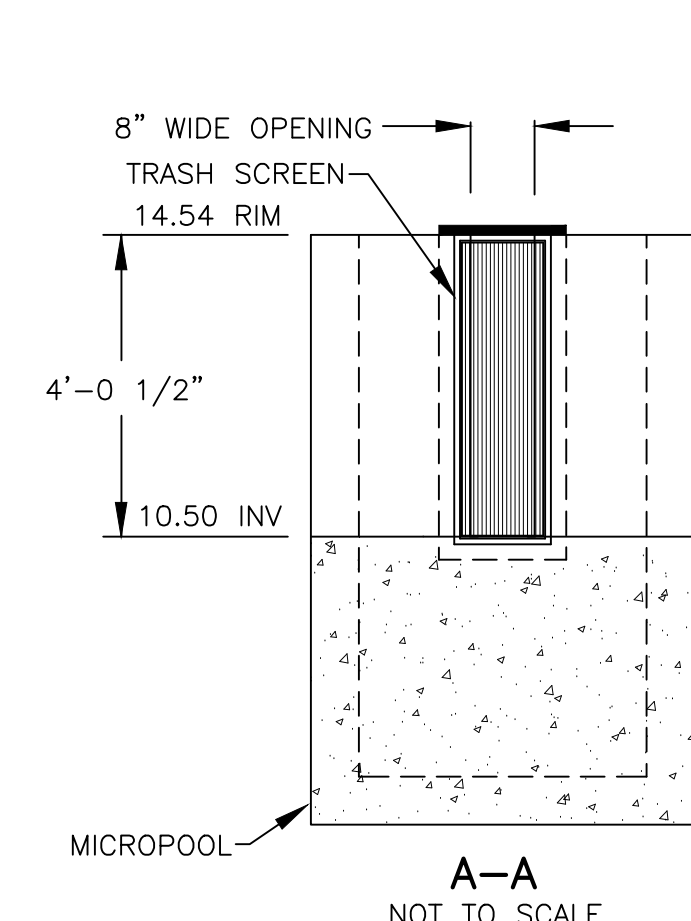
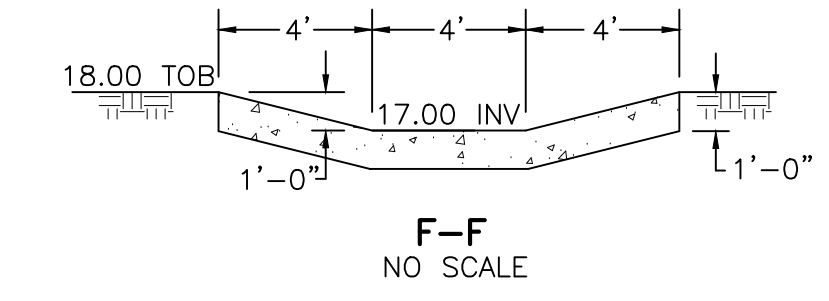
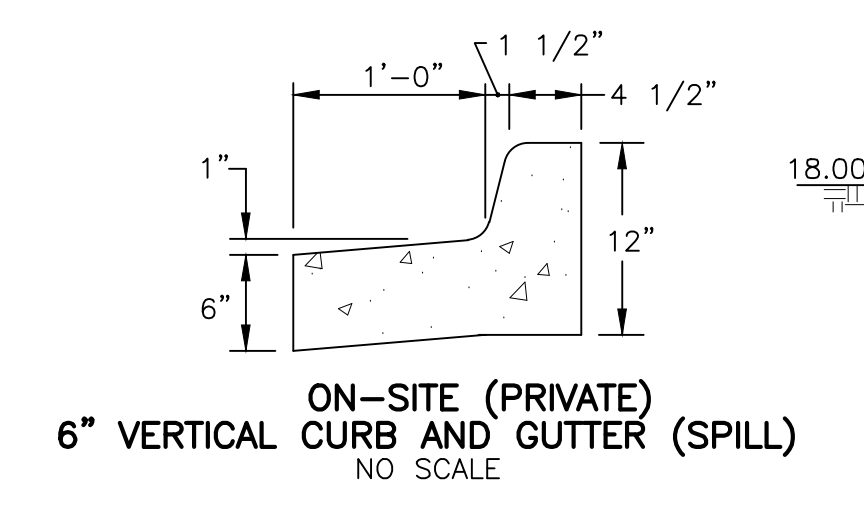
DETENTION POND DETAIL



PHASE 1 RETENTION POND DETAIL (TEMPORARY)



TEMPORARY RETENTION POND DATA	
	100 YR
VOLUME (cu ft)	8,712
MAX DEPTH (ft)	1.80
SURFACE ELEVATION	21.80
OVERFLOW ELEVATION	22.30



LEGEND:

- 48 --- DRAINAGE PATH
- - - 25.5 --- EXISTING CONTOUR
- - - 18 --- PROPOSED SPOT ELEVATION
- - - x 25.5 --- PROPOSED CONTOUR
- - - x 25.5 --- EXISTING SPOT ELEVATION
- - - x 25.5 --- PROPOSED STORM SEWER
- TOB --- TOP OF BANK
- TOC --- TOP OF CURB
- LP --- LIGHT POLE
- CO --- CLEANOUT

SURFACE MATERIAL LEGEND

- [Pattern] RECYCLED ASPHALT
- [Pattern] ASPHALT PAVEMENT
- [Pattern] CONCRETE PAVEMENT

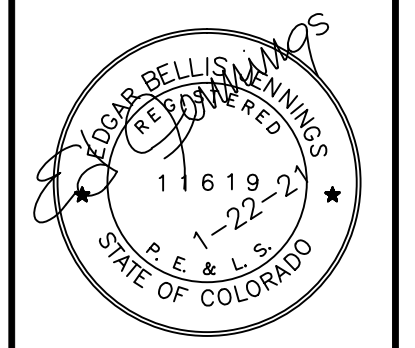
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  - ALL MATERIALS AND CONSTRUCTION TO COMPLY WITH THE STANDARDS AND SPECIFICATIONS OF COMMERCE CITY.
  - THIS PLAN IS DESIGNED TO BE ELECTRONICALLY SCALED FOR MISSING DIMENSIONS.
  - ALL DRAINAGE IMPROVEMENTS FOR PHASES 1 AND 2 TO BE CONSTRUCTED AS A PART OF PHASE 1 CONSTRUCTION

ASSESSOR'S PARCEL IDENTIFICATION NUMBERS: 0182317106013 & 0182317106014

CITY STAFF CERTIFICATE:  
APPROVED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT OF  
THE CITY OF COMMERCE CITY, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2020.  
DEPARTMENT OF COMMUNITY DEVELOPMENT

ED JENNINGS PE, P.L.S.  
CIVIL ENGINEER  
P.O. BOX 200662 DENVER, CO 80220-0662  
(303)328-1867 phone (303)328-0813 mobile  
(303)328-1867 fax edj@edwest.net E-mail

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No.	Revision	Date	By
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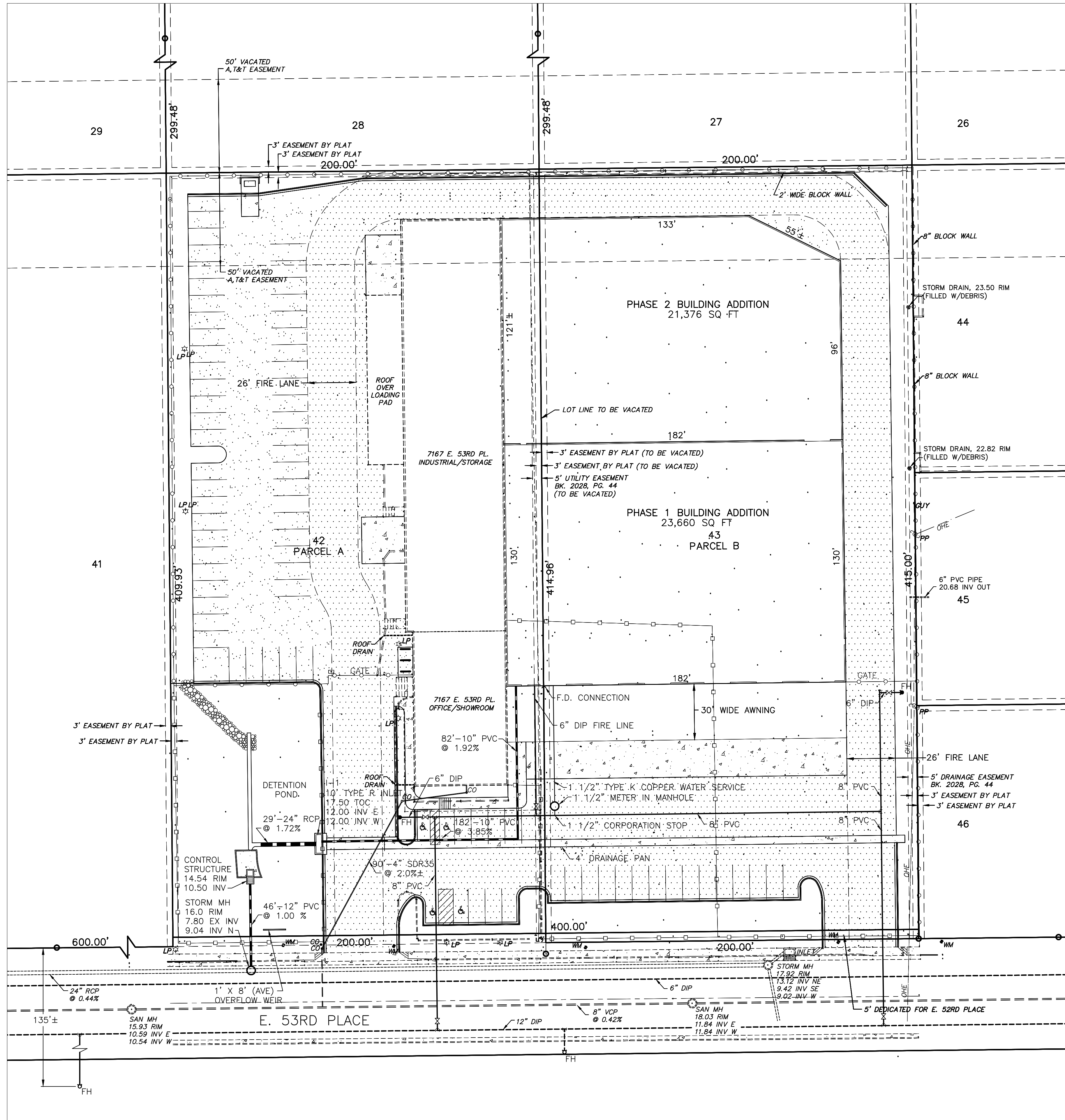
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Dwg No: SP4B0101.DWG  
Hor: 1" =  
Date: 9-10-20  
Des: EJ  
Dwg: EJ  
Chk: EJ

**PHASE 1 GRADING & DETAILS**  
Project: 7167 E. 53RD PLACE  
COMMERCE CITY, COLORADO  
For: METAL PRODUCTS, LLC



# DEVELOPMENT PLAN

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5. LOT LINE AND EASEMENTS COMMON TO LOTS 42 AND 43 TO BE VACATED BY PLAT AMENDMENT. THE 50 FOOT AT&T EASEMENT ALONG THE NORTH PROPERTY LINE HAS BEEN VACATED BY AT&T.
6. FOR CLARITY PURPOSES, CERTAIN EXISTING IMPROVEMENTS ARE NOT SHOWN ON THIS PLAN.

**PLAN COMMENTS FOR PRIVATE WATER SUPPLY AND FIRE SERVICE LINES:**

**SOUTH ADAMS COUNTY FIRE DEPARTMENT NOTES:**

1. PRIVATE FIRE SERVICE MAINS AND APPURTENANCES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH SOUTH ADAMS COUNTY WATER AND SANITATION DISTRICT AND NATIONAL FIRE PROTECTION ASSOCIATION STANDARD 24.
2. UNDERGROUND WATER SUPPLY CONTRACTORS INSTALLING PRIVATE FIRE SERVICE MAINS AND APPURTENANCES SHALL BE LICENSED WITH THE STATE OF COLORADO DIVISION OF FIRE PREVENTION AND CONTROL AS A FIRE SUPPRESSION SYSTEMS CONTRACTOR-UNDERGROUND. THE STATE OF COLORADO LICENSE SHALL BE SUBMITTED TO THE SOUTH ADAMS COUNTY FIRE DEPARTMENT.
3. PRIVATE FIRE SERVICE MAINS AND APPURTENANCES INCLUDING SPECIFICATION DATA SHEETS SHALL BE SUBMITTED TO THE SOUTH ADAMS COUNTY FIRE DEPARTMENT FOR REVIEW AND APPROVAL.
4. PRIVATE FIRE HYDRANTS SHALL BE PAINTED RED AND MARKED IN ACCORDANCE WITH NATIONAL FIRE PROTECTION ASSOCIATION STANDARD 291.
5. FIRE FLOW TESTS SHALL BE CONDUCTED IN ACCORDANCE WITH NATIONAL FIRE PROTECTION ASSOCIATION STANDARD 291 AND DOCUMENTATION PROVIDED TO THE SOUTH ADAMS COUNTY FIRE DEPARTMENT FOR FINAL APPROVAL OF THE PRIVATE WATER SUPPLY SYSTEM.
6. A THREE (3) FOOT CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF FIRE HYDRANTS.
7. INSPECTIONS AND TESTS ON PRIVATE FIRE SERVICE MAINS AND APPURTENANCES SHALL BE IN ACCORDANCE WITH SOUTH ADAMS COUNTY WATER AND SANITATION DISTRICT STANDARDS, NFPA 13 STANDARD, AND NFPA 24 STANDARD. THE SOUTH ADAMS COUNTY FIRE DEPARTMENT WILL INSPECT AND WITNESS THE INSTALLATION OF THE PRIVATE WATER MAIN, PRIVATE FIRE HYDRANTS, FIRE SERVICE LINE, THE 2-HOUR HYDROSTATIC TEST AND THE FLUSHING OF THE PIPE. THE SOUTH ADAMS COUNTY WATER AND SANITATION DISTRICT WILL CONDUCT THE INSPECTION ON THE PRIVATE WATER LINE TIE INTO THEIR SYSTEM AND THE CHLORINATION AND CLEAN WATER TESTS ON THE PRIVATE WATER MAINS AND FIRE SERVICE LINE.
8. HYDRANTS SHOULD BE CLASSIFIED IN ACCORDANCE WITH THEIR RATED CAPACITIES [AT 20 PSI RESIDUAL PRESSURE OR OTHER DESIGNATED VALUE] AS FOLLOWS:
  - (1) CLASS AA-RATED CAPACITY OF 1,500 GPM OR GREATER
  - (2) CLASS A-RATED CAPACITY OF 1,000-1,499 GPM
  - (3) CLASS B-RATED CAPACITY OF 500-999 GPM
  - (4) CLASS C-RATED CAPACITY OF LESS THAN 500 GPM
9. THE TOPS AND NOZZLE CAPS SHOULD BE PAINTED WITH THE FOLLOWING CAPACITY-INDICATING COLOR SCHEME TO PROVIDE SIMPLICITY AND CONSISTENCY WITH COLORS USED IN SIGNAL WORK FOR SAFETY, DANGER, AND INTERMEDIATE CONDITION.
  - (1) CLASS AA-LIGHT BLUE
  - (2) CLASS A-GREEN
  - (3) CLASS B-ORANGE
  - (4) CLASS C-RED
10. FOR RAPID IDENTIFICATION AT NIGHT, THE CAPACITY COLORS SHALL BE OF A REFLECTIVE-TYPE PAINT.
10. MUELLER HYDRANT DEFENDERS SECURITY DEVICES SHALL BE PLACED ON ALL PRIVATE FIRE HYDRANTS AND MASTER LOCK BREAKAWAY PADLOCKS SHALL BE INSTALLED ON THE DEFENDERS.

**LEGEND:**

- FH FIRE HYDRANT
- PP POWER POLE
- LP LIGHT POLE
- WM WATER METER
- CO CLEANOUT
- MH MANHOLE
- DIP DUCTILE IRON PIPE
- PVC PVC PIPE
- RCP RINFORCED CONCRETE PIPE
- ⊠ GATE VALVE

**SURFACE MATERIAL LEGEND**

- RECYCLED ASPHALT
- ASPHALT PAVEMENT
- CONCRETE PAVEMENT

ASSESSOR'S PARCEL IDENTIFICATION NUMBERS: 0182317106013 & 0182317106014

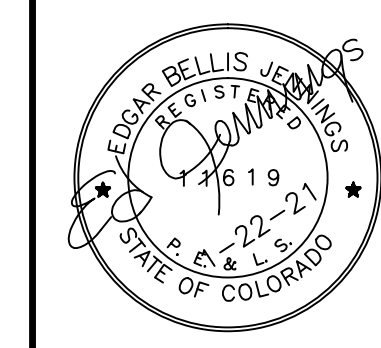
**CITY STAFF CERTIFICATE:**

APPROVED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT OF THE CITY OF COMMERCE CITY, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2020.

DEPARTMENT OF COMMUNITY DEVELOPMENT

DRAINAGE STUDIES  
WATER/SEWER SYSTEMS  
STREET PLANS  
**ED JENNINGS P.E., P.L.S.**  
CIVIL ENGINEER  
P.O. BOX 200662 DENVER, CO. 80220-0662  
(303)999-0833 mobile  
(303)999-1887 phone  
(303)999-1887 fax  
edjennings@comcast.net

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Rev.	Date	By
1	1-22-21	EJ

Rev.	Description	By
1	GENERAL	EJ

Sht:	5 of 15
Job No:	20101-00
Dwg No:	SP580101.DWG
Hor:	
Ver:	
Date:	9-14-20
Dwg:	EJ
Chk:	EJ

<b>UTILITY PLAN</b>	
Project:	7167 AND 7205 E. 53RD PLACE COMMERCE CITY, COLORADO
For:	METAL PRODUCTS, LLC

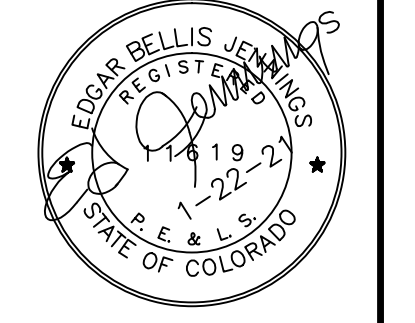
# DEVELOPMENT PLAN

FOR

7167 AND 7205 E. 53RD PLACE

LOTS 42 AND 43, KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO  
 LOCATED IN THE NE1/4, SECTION 17, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.

ED JENNINGS P.E., P.L.S.  
 CIVIL ENGINEER  
 P.O. BOX 206662 DENVER, CO. 80220-0662  
 (303)388-1887 phone  
 (303)320-1987 FAX  
 ejennings@comcast.net



No	Revision	Date	By
1	REISSUE	1-22-21	EJ

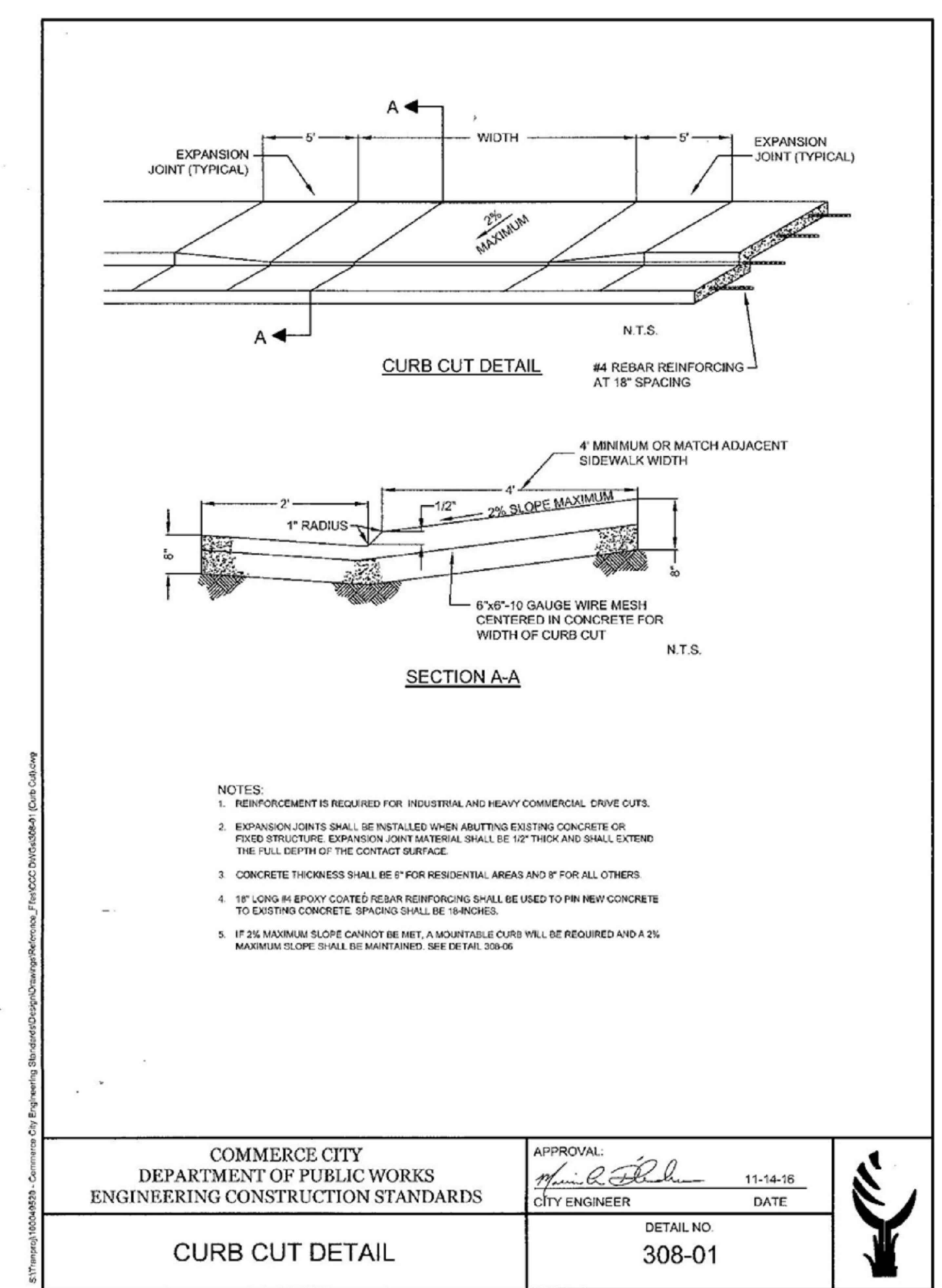
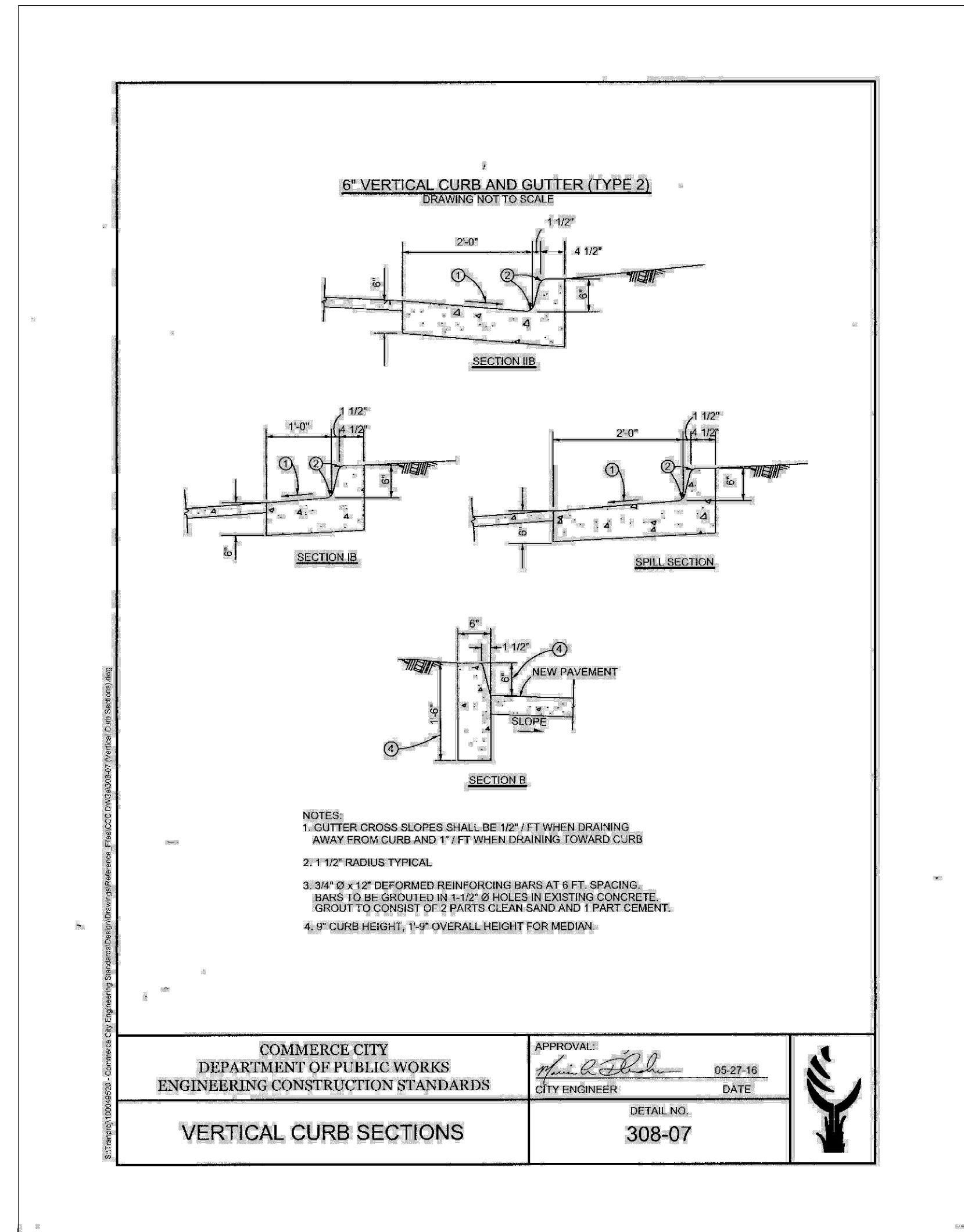
Sht: 6 of 15  
 Job No: 20101-00  
 Dwg No: SF680101.DWG  
 Ver: 9-14-20  
 Date: EJ  
 Dwg: EJ  
 Chk: EJ

**CITY STANDARD DETAILS**  
 Project: 7167 AND 7205 E. 53RD PLACE  
 COMMERCE CITY, COLORADO  
 For: METAL PRODUCTS, LLC

ASSESSOR'S PARCEL IDENTIFICATION NUMBERS: 0182317106013 & 0182317106014

CITY STAFF CERTIFICATE:  
 APPROVED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT OF  
 THE CITY OF COMMERCE CITY, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2020.

DEPARTMENT OF COMMUNITY DEVELOPMENT



COMMERCE CITY DEPARTMENT OF PUBLIC WORKS ENGINEERING CONSTRUCTION STANDARDS	APPROVAL:  CITY ENGINEER DATE: 06-27-16	
VERTICAL CURB SECTIONS	DETAIL NO. 308-07	

COMMERCE CITY DEPARTMENT OF PUBLIC WORKS ENGINEERING CONSTRUCTION STANDARDS	APPROVAL:  CITY ENGINEER DATE: 11-14-16	
CURB CUT DETAIL	DETAIL NO. 308-01	

# DEVELOPMENT PLAN

FOR

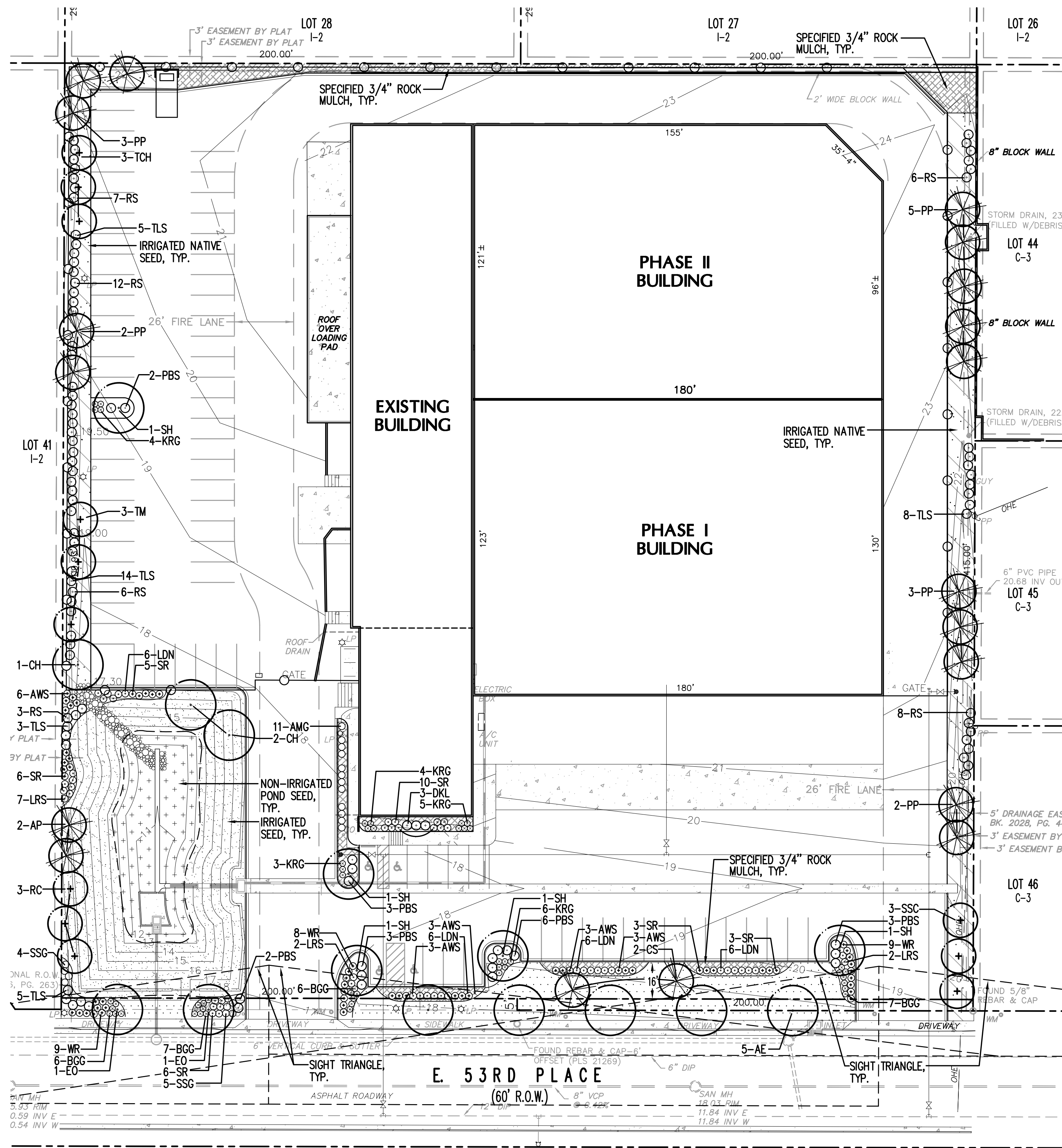
7167 AND 7205 E. 53RD PLACE

LOTS 42 AND 43, KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO

LOCATED IN THE NE<sup>1</sup>/<sub>4</sub>, SECTION 17, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.



SUBMITTAL - 09/14/2020  
SUBMITTAL - 09/25/2020  
SUBMITTAL - 01/17/2021  
SUBMITTAL - 01/22/2021



## LANDSCAPE CALCULATIONS

SITE AREA -	165,092 S.F.
LANDSCAPE AREA -	18,932 S.F.
DETENTION POND -	7,894 S.F.
TOTAL LANDSCAPE AREA -	26,826 S.F.
IRRIGATED SOD AREA*	3,195 S.F. 17%
LIVING PLANT MATERIAL*	16,818 S.F. 89%

\* Based upon LANDSCAPE AREA

TREES REQUIRED* -	16
TREES PROPOSED -	16

SHRUBS REQUIRED** -	63
SHRUBS PROPOSED -	63

\* Based upon 1 tree per 1,200 square feet of LANDSCAPE area (including parking lot trees).

\*\* Based upon 1 shrub per 300 square feet of LANDSCAPE area.

R.O.W. LANDSCAPE AREA -	1,099 S.F.
R.O.W. SOD AREA -	860 S.F. 78%
R.O.W. LENGTH -	298 L.F.
R.O.W. TREES REQUIRED -	7
R.O.W. TREES PROVIDED -	7

DETENTION POND PERIMETER LENGTH -	389 L.F.
TREES REQUIRED -	7
TREES PROPOSED -	7
SHRUBS REQUIRED -	77
SHRUBS PROPOSED -	77

EAST PERIMETER BUFFER TYPE A	415 L.F.
TREES REQUIRED -	13
TREES PROPOSED -	13
SHRUBS REQUIRED -	21
SHRUBS PROPOSED -	21

WEST PARKING BUFFER	260 L.F.
TREES REQUIRED -	9
TREES PROPOSED -	9
SHRUBS REQUIRED -	43
SHRUBS PROPOSED -	43

## LANDSCAPE LEGEND

- NEW DECIDUOUS SHADE TREE
- NEW DECIDUOUS ORNAMENTAL TREE
- NEW EVERGREEN TREE
- NEW DECIDUOUS SHRUBS
- NEW ORNAMENTAL GRASSES

## GROUNDCOVER LEGEND

- IRRIGATED SOD - Texas Hybrid "Thermal Blue"
- IRRIGATED SEED -
 

Name	%Mix
Western Wheatgrass 'Arriba'	12%
Thick Spike Wheatgrass 'Critana'	18%
Sideoats Grama	12%
Blue Grama	25%
Little Bluestem	16%
Prairie Sandreed 'Goshen'	12%
Sand Dropseed	5%
- IRRIGATED NATIVE SEED (CDOT MIX) -
 

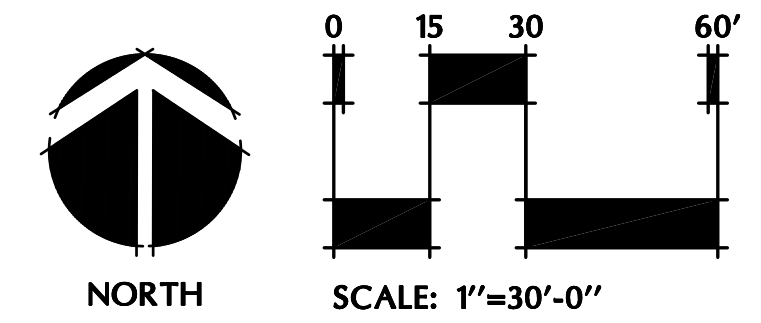
Name	%Mix
Blue Grama 'Hachita'	8%
Western Wheatgrass 'Arriba'	23%
Sideoats Grama 'Vaghn'	12%
Little Bluestem 'Pastura'	12%
Switchgrass 'Pathfinder'	15%
Slender Wheatgrass 'Pryor'	15%
Junegrass	3%
Oats (Nurse Crop)	12%
- NON-IRRIGATED POND GRASS SEED MIX'
 

NAME	%MIX
Sand Bluestem	14%
Sideoats Grama	10%
Prairie Sandreed	10%
Indian Ricegrass	10%
Switchgrass	16%
Western Wheatgrass	10%
Little Bluestem	10%
Alkali Sacaton	10%
Sand Dropseed	10%
- SPECIFIED 3/4" ROCK MULCH OVER SPECIFIED FILTER FABRIC (AT BUILDING AND PARKING ISLANDS)
- SPECIFIED 2"-4" COBBLE ROCK MULCH OVER SPECIFIED FILTER FABRIC

## WOOD MULCH NOTE

1. ALL SHRUB BEDS LOCATED IN AND NEAR ALL DETENTION PONDS SHALL BE MULCHED WITH 4" DEPTH MEDIUM WOOD BARK MULCH. DO NOT PLACE FILTER FABRIC UNDER WOOD MULCH.

REFER TO SHEET 8 FOR  
LANDSCAPE PLANT LIST,  
NOTES & DETAILS



**CITY STAFF CERTIFICATE:**  
APPROVED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT OF THE CITY OF COMMERCE CITY, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

DEPARTMENT OF COMMUNITY AND DEVELOPMENT



# DEVELOPMENT PLAN

FOR

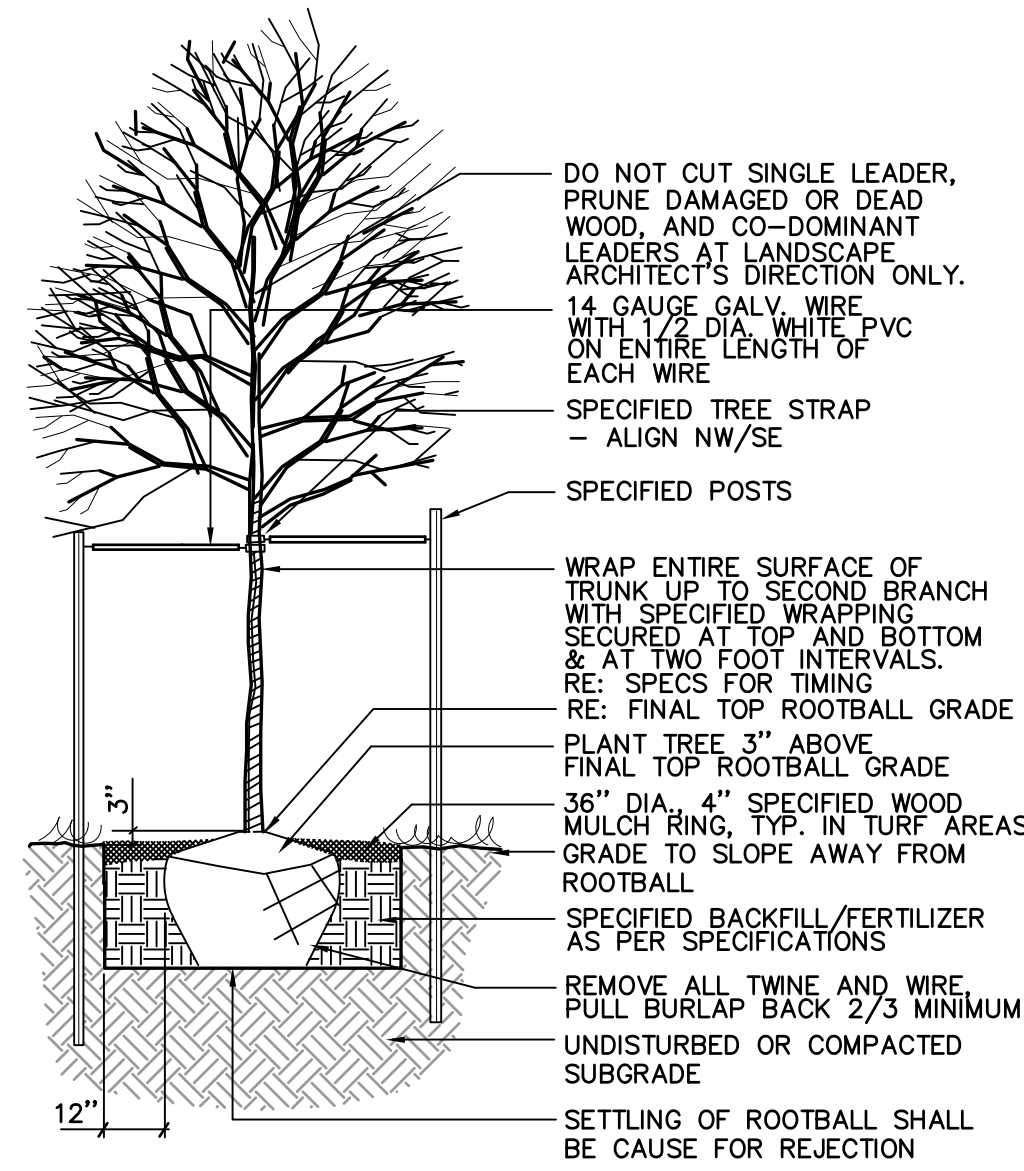
7167 AND 7205 E. 53RD PLACE

LOTS 42 AND 43, KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO

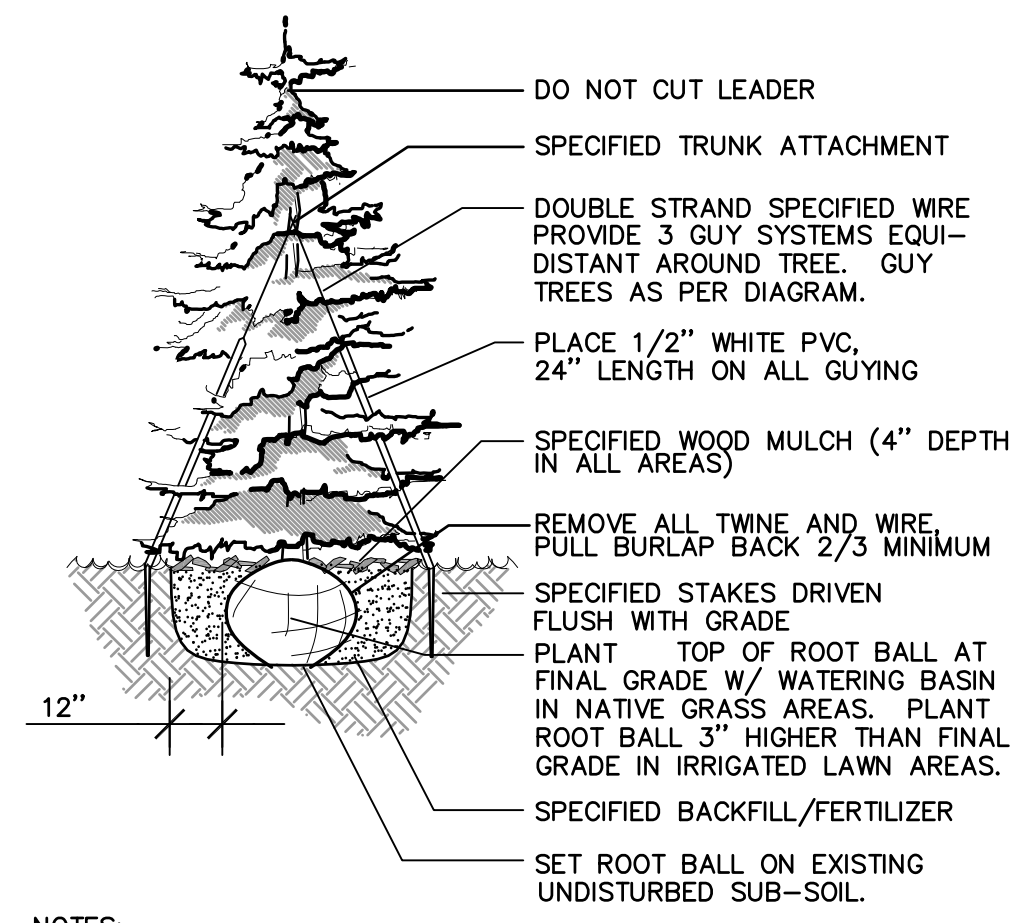
LOCATED IN THE NE<sup>1</sup>/<sub>4</sub>, SECTION 17, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.



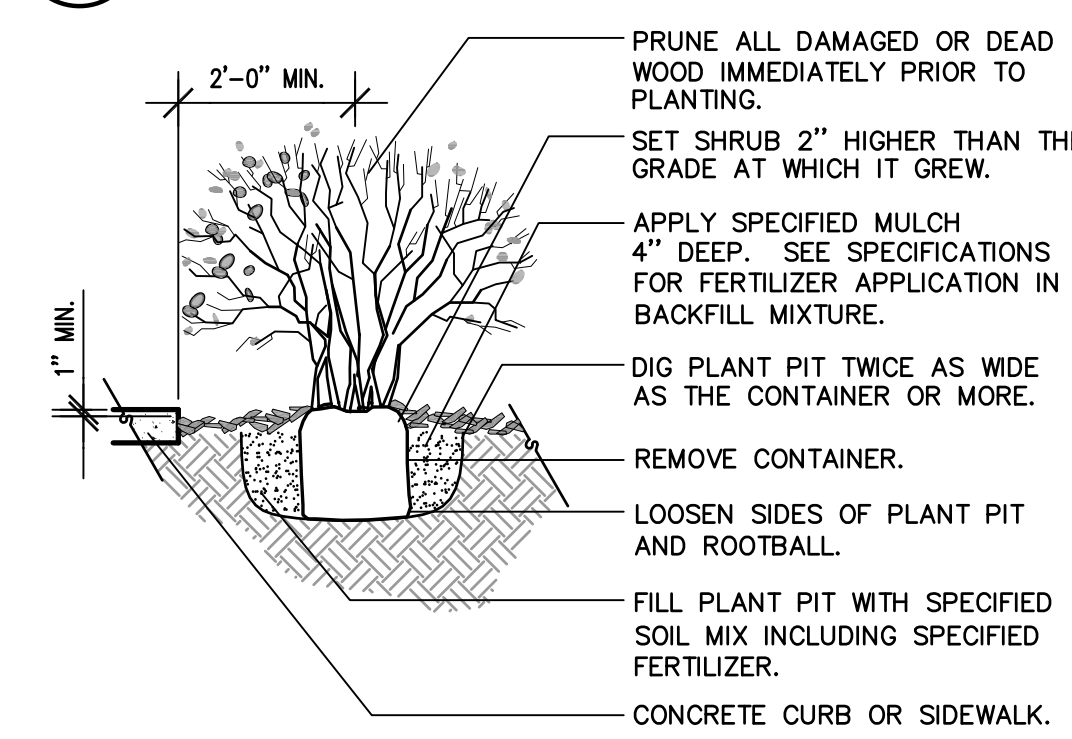
SUBMITTAL - 09/14/2020  
SUBMITTAL - 09/25/2020  
SUBMITTAL - 01/7/2021  
SUBMITTAL - 01/22/2021



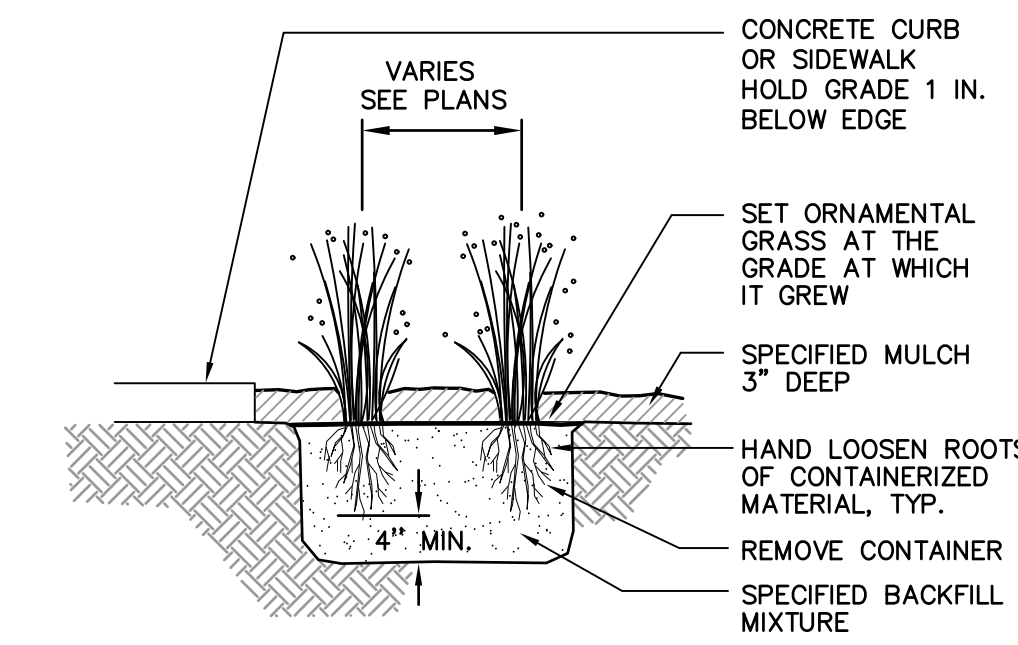
**1 DECIDUOUS TREE PLANTING** N.T.S.



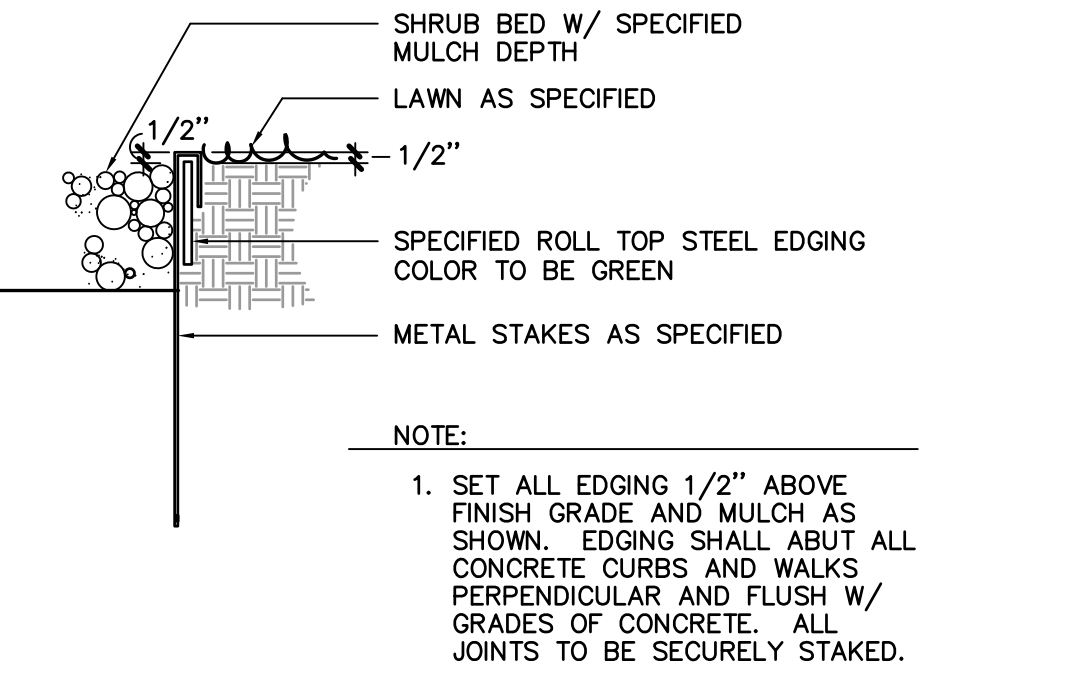
**2 EVERGREEN TREE PLANTING** N.T.S.



**3 SHRUB PLANTING DETAIL** N.T.S.



**4 ORNAMENTAL GRASS DETAIL** N.T.S.



**5 ROLL TOP STEEL EDGER DETAIL** N.T.S.

## CITY NOTES

- A. Minimum Plant Size Requirements and Soil Preparation.  
Minimum plant size requirements are 2-inch diameter (caliper) for deciduous trees, 1.5-inch diameter for ornamental trees and 6-foot height for evergreen trees. Minimum size requirements for shrubs is #5 gallon container, ornamental grasses #1 gallon container; perennials and ground cover 2 1/4 pots. Plants should be mixed approximately 50% evergreen and 50% deciduous (tree lawn areas shall be deciduous shade trees). Minimum soil preparation for planting shall be 5 cubic yards of organic soil amendment tilled to a depth of 6-inches for every 1,000sf of landscape area.
- B. Street Trees  
The Planning Division has identified specific deciduous tree species to be planted within tree lawn areas. All trees chosen for tree lawn applications must be selected from the Approved Plant List.
- C. Weed Barrier  
Porous fabric must be used in planted beds. Plastic Weed barriers are prohibited.
- D. Edging  
Plastic or fiberglass edging is favorable to metal. However, metal edging may be used provided it has a rollover top or a protective cap.
- E. Irrigation  
All landscape areas and plant materials must be watered by an automatic underground irrigation system. Irrigation system design, installation, operation, and maintenance shall conform to the requirements of the South Adams County Water and Sanitation District (SACWSD). Approval of this landscape plan does not constitute approval from the SACWSD.
- F. Non Vehicle Parking  
No vehicle parking is allowed in any landscape treatment area.
- G. Sight-line Considerations.  
Any area determined by the City Engineer to be within a sight-distance-triangle may contain plant material that, at the time of planting or at maturity, exceeds 36 inches above the gutter flow line except trees, which must be limbed to 8 feet at adequate maturity. Trees shall be planted a minimum of 10 feet from light or utility poles. All other landscape features shall not exceed 36 inches in height within sight-distance-triangles. Information on the sight-distance-triangles may be obtained from The City of Commerce City Engineering Standards.
- H. Native Grass Note  
All areas of the lot not paved or formally landscaped shall be seeded with native grasses.

## GENERAL NOTES

- 1. REFER TO THE PLANT LIST FOR MINIMUM PLANT SIZE REQUIREMENTS FOR THIS PROJECT. THE TURF AREAS, AS WELL AS SHRUB BEDS, SHALL BE ROTOTILLED WITH SPECIFIED CLASS I COMPOST AT A RATE OF 5 CUBIC YARDS PER 1,000 SQUARE FEET. THIS PREPARATION SHALL BE THOROUGHLY INCORPORATED INTO THE TOP 6" OF SOIL.
- 2. ALL STREET TREES SPECIES SHALL BE PER COMMERCE CITY'S APPROVED PLANT LIST.
- 3. PROVIDE 3/4" CRUSHED GRANITE ALONG BUILDING AT A 3" MIN. DEPTH OVER POROUS FILTER FABRIC. PROVIDE 4" DEPTH 3/4" CRUSHED GRANITE MULCH AT ALL SHRUB BEDS IN THE PARKING ISLANDS.
- 4. PROVIDE 4" DEPTH MEDIUM WOOD BARK MULCH AT ALL SHRUB BEDS LOCATED IN ALL DETENTION POUNDS. DO NOT PLACE POROUS FILTER FABRIC UNDER WOOD MULCH.
- 5. ALL SHRUB BEDS ARE TO BE CONTAINED WITH STEEL EDGER WITH PROTECTIVE CAP. NOT REQUIRED AT CURB, WALK OR BUILDING. STEEL EDGER REQUIRED BETWEEN AREAS OF ROCK AND WOOD MULCH.
- 6. 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, DEVELOPMENT PLAN, OR LANDSCAPE PLAN, INCLUDING THOSE AREAS FOUND IN THE RIGHT-OF-WAY.
- LANDSCAPING SHALL BE CONTINUOUSLY MAINTAINED INCLUDING NECESSARY WATERING, WEEDING, PRUNING, PEST CONTROL, AND AND REPLACEMENT OF DEAD OR DISEASED PLANT MATERIAL. REPLACEMENT FOR DEAD OR DISEASED SHALL BE OF THE SAME TYPE OF PLANT MATERIAL AS SET FORTH IN THE APPROVED SITE PLAN; FOR EXAMPLE, A TREE MUST REPLACE A TREE, A SHRUB MUST REPLACE A SHRUB, ETC. REPLACEMENT SHALL OCCUR IN THE NEXT PLANTING SEASON, BUT IN ANY EVENT, SUCH REPLACEMENT TIME SHALL NOT EXCEED ONE (1) YEAR.
- THIS APPROVED SITE PLAN, DEVELOPMENT PLAN, OR LANDSCAPE PLAN SHALL BE ON FILE ON THE PLANNING DEPARTMENT. ALL LANDSCAPING WILL BE INSTALLED AS DELINEATED ON THE PLAN, PRIOR TO ISSUANCE OF ANY CERTIFICATE OF OCCUPANCY.
- 7. ALL LANDSCAPE AREAS WITHIN SIGHT-DISTANCE-TRIANGLES MAY NOT CONTAIN PLANT MATERIAL THAT EXCEEDS 36" IN HEIGHT AT MATURITY ABOVE THE GUTTER FLOWLINE EXCEPT TREES WHICH MUST BE LIMBED TO 8 FT. AT ADEQUATE MATURITY.
- 8. THE DEVELOPER SHALL ENSURE THAT THE LANDSCAPE PLAN IS CLOSELY COORDINATED WITH PLANS PREPARED BY OTHER CONSULTANTS SO THAT THE PROPOSED GRADING, STORM DRAINAGE OR OTHER CONSTRUCTION DOES NOT CONFLICT WITH OR PRECLUDE THE INSTALLATION AND MAINTENANCE OF LANDSCAPE ELEMENTS AS DESIGNATED ON THE LANDSCAPE PLAN.
- 9. PRIOR TO THE COMMENCEMENT OF ANY LANDSCAPE CONSTRUCTION THE DEVELOPER OR AGENTS THEREOF ARE REQUIRED TO SCHEDULE AND ATTEND A PRE-CONSTRUCTION MEETING WITH A REPRESENTATIVE OF THE CITY OF COMMERCE CITY DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT SERVICES.
- 10. ALL LANDSCAPED AREAS WITHIN THE RIGHT-OF-WAY SHALL BE MAINTAINED IN ACCORDANCE WITH CURRENT AND FUTURE MAINTENANCE STANDARDS DEVELOPED BY THE CITY OF COMMERCE CITY DEPARTMENT OF COMMUNITY PLANNING AND DEVELOPMENT SERVICES.
- 11. TREES SHALL BE PLANTED A MINIMUM OF 10 FEET FROM INTERSECTIONS AND FIFTEEN FEET FROM LIGHT OR UTILITY POLES.
- 12. ALL LANDSCAPE MAINTENANCE ON THE PROPERTY SHALL BE THE FULL RESPONSIBILITY OF THE PROPERTY OWNER AND SHALL MEET THE CITY'S REQUIREMENTS FOR MAINTENANCE STANDARDS INCLUDING TURF CARE, FERTILIZER, IRRIGATION, LITTER CONTROL, PRUNING, DISEASE AND INSECT CONTROL, AND SNOW AND ICE REMOVAL.
- 13. IRRIGATION NOTES:
  - \* A RAIN SENSOR(S) MUST BE INSTALLED IN ALL IRRIGATION SYSTEMS.
  - \* STRIP TYPE NOZZLES MUST BE USED TO IRRIGATE TURF/ SOD WITHIN TREE LAWN AREAS.
  - \* A MAXIMUM OF 60 LBS. P.S.I. (AT HEAD) DESIGN PRESSURE IS RECOMMENDED.
  - \* ALL PLANTING BEDS FOR TREES, SHRUBS, PERENNIALS, GROUND COVERS, ETC., MUST BE DRIP-BUBBLERS/EMITTER IRRIGATION.
  - \* ROTARY SPRAY HEADS SHOULD BE USED WHEN PRACTICAL FOR ALL TURF AREAS.

## PLANT LIST

QTY.	SYM.	COMMON/ BOTANIC NAME	SIZE	COMMENTS
<b>DECIDUOUS SHADE TREES</b>				
4	SH	Shademaster Honeylocust <i>Gleditsia triacanthos var. inermis</i> 'Shademaster'	2" cal.	Specimen quality, full crown, B&B, staked
5	AE	Accolade Elm <i>Ulmus 'Accolade'</i>	2" cal.	Specimen quality, full crown, B&B, staked
2	EO	English Oak <i>Quercus robur</i>	2" cal.	Specimen quality, full crown, B&B, staked
3	CH	Chicagoland Hackberry <i>Celtis occidentalis 'Chicagoland'</i>	2" cal.	Specimen quality, full crown, B&B, staked
<b>ORNAMENTAL TREES</b>				
3	TCH	Thornless Cockspur Hawthorn <i>Crataegus crus-galli inermis</i>	6' ht.	Specimen quality, clump form, B&B, staked
3	RC	Radiant Crabapple <i>Malus sp. 'Radiant'</i>	1-1/2" cal.	Specimen quality, full crown, B&B, staked
3	TM	Tatarian Maple <i>Acer tataricum 'Hot Wings'</i>	6' ht.	Specimen quality, clump form, B&B, staked
3	SSC	Spring Snow Crabapple <i>Malus sp. 'Spring Snow'</i>	1-1/2" cal.	Specimen quality, full crown, B&B, staked
<b>EVERGREEN TREES</b>				
2	AP	Austrian Pine <i>Pinus nigra</i>	6' ht.	Specimen quality, full form, B&B, guyed
15	PP	Pinon Pine <i>Pinus cembroides edulis</i>	6' ht.	Specimen quality, full form, B&B, guyed
2	CS	Hoopsi Colorado Spruce <i>Picea pungens 'Hoopsii'</i>	6' ht.	Specimen quality, full form, B&B, guyed
<b>DECIDUOUS SHRUBS</b>				
18	AWS	Anthony Waterer Spirea <i>Spiraea 'Anthony Waterer'</i>	5 gal.	container, 5 canes min. 3' ht., plant 3' o.c.
26	WR	Winnipeg Parks Shrub <i>Rosa 'Winnipeg Parks'</i>	5 gal.	container, 5 canes min. 2' ht., plant 3' o.c.
11	LRS	Little Spire Russian Sage <i>Perovskia atriplicifolia 'Little Spire'</i>	5 gal.	container, 5 canes min. 2' ht., plant 3' o.c.
33	SR	Shrub Rose <i>Rosa 'Morden Sunrise'</i>	5 gal.	container, 5 canes min. 3' ht., plant 3' o.c.
24	LDN	Little Devil Ninebark <i>Physocarpus opulifolius 'Little devil'</i>	5 gal.	container, 5 canes min. 3' ht., plant 3' o.c.
3	DKL	Dwarf Korean Lilac <i>Syringa meyeri 'Palibin'</i>	5 gal.	container, 5 canes min. 4' ht., plant 4' o.c.
19	PBS	Pawnee Buttes Sandcherry <i>Prunus Besseyi 'Pawnee Buttes'</i>	5 gal.	container, 5 canes min. 2' ht., plant 4' o.c.
35	TLS	Three-Leaf Sumac <i>Rhus trilobata</i>	5 gal.	container, 5 canes min. 4' ht., plant 4' o.c.
42	RS	Russian Sage <i>Perovskia atriplicifolia</i>	5 gal.	container, 5 canes min. 4' ht., plant 4' o.c.
<b>PERENNIALS/ORNAMENTAL GRASSES</b>				
26	BGG	Blue Grama Grass <i>Bouteloua gracilis 'Blonde Ambition'</i>	1 gal.	container, plant 30" o.c.
22	KRG	Korean Reed Grass <i>Calamagrostis brachytricha</i>	1 gal.	container, plant 30" o.c.
9	SSG	Shenandoah Switch Grass <i>Panicum virgatum 'Shenandoah'</i>	1 gal.	container, plant 36" o.c.
11	AMG	Adagio Maiden Grass <i>Miscanthus sinensis 'Adagio'</i>	1 gal.	container, plant 36" o.c.

**CITY STAFF CERTIFICATE:**  
APPROVED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT OF THE CITY OF COMMERCE CITY, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

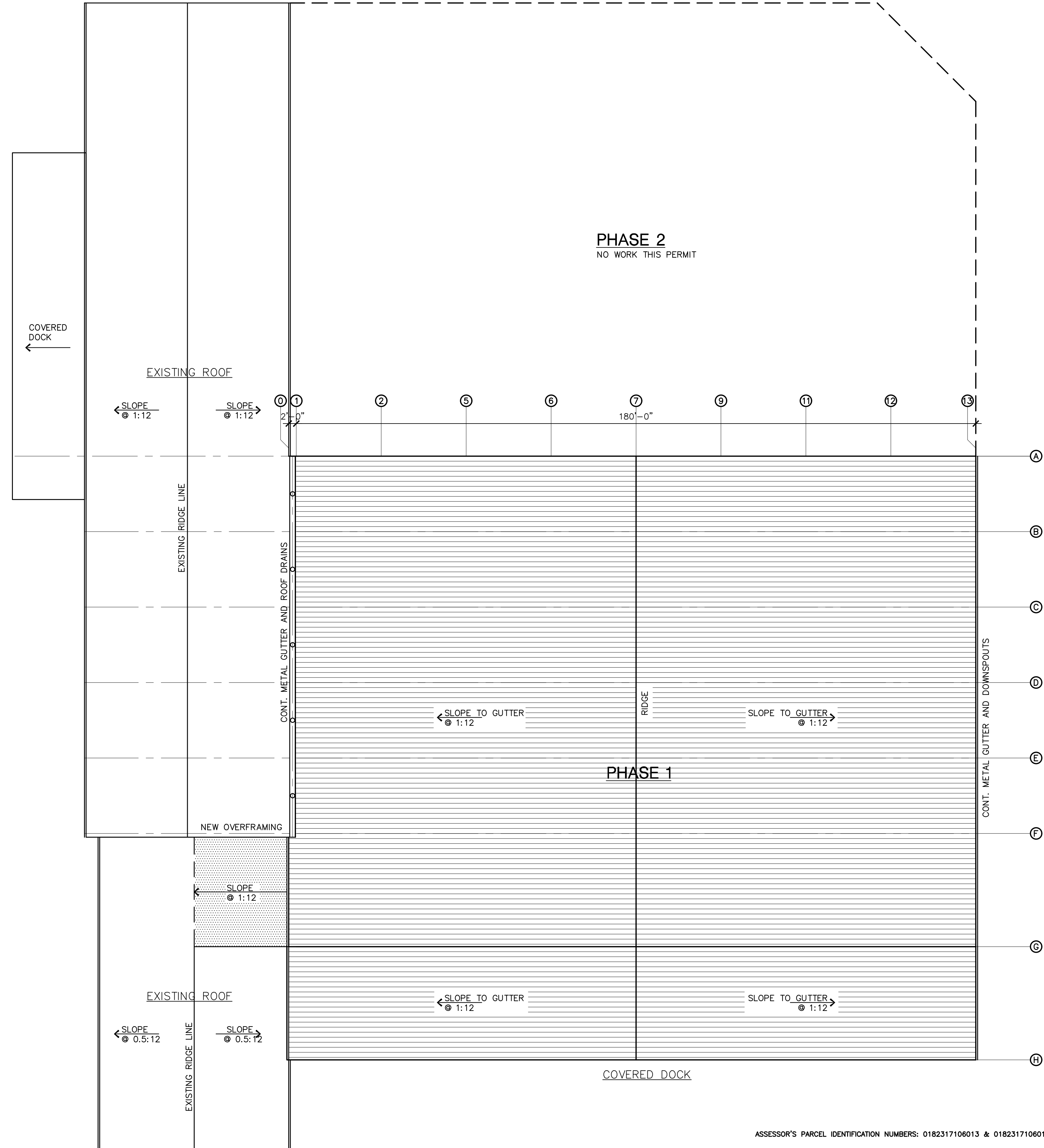
DEPARTMENT OF COMMUNITY AND DEVELOPMENT

DEVELOPMENT PLAN

FOR  
7167 AND 7205 E. 53RD PLACE  
LOTS 42 AND 43, KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO  
LOCATED IN THE NE1/4, SECTION 17, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.



105 East Moreno Avenue, Suite  
102  
Colorado Springs, Colorado  
80903  
Tele: (719) 635-2142



METAL PRODUCTS ADDITION

7205 E. 53RD PL.  
Commerce City, CO  
800022  
BUILDING ADDITION

ISSUE RECORD:

PRELIMINARY

NOT TO BE USED FOR CONSTRUCTION

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SHEET DESCRIPTION:

JOB NO. 20015

DRAWN BY: JBP

CHECKED BY: JWN

DATE OF ISSUE: 02/03/2021

SHEET NUMBER:

OVERALL BUILDING ROOF PLAN  
SCALE: 1/4" = 1'-0"  
NORTH

ASSESSOR'S PARCEL IDENTIFICATION NUMBERS: 0182317106013 & 0182317106014

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DEPARTMENT OF COMMUNITY DEVELOPMENT



DEVELOPMENT PLAN  
FOR  
7167 AND 7205 E. 53RD PLACE



METAL PRODUCTS  
7167 E. 53RD PLACE  
COMMERCE CITY,  
CO 80022

ISSUE RECORD:  
9/9/2020

EXISTING WEST ELEVATION

ASSESSOR'S PARCEL IDENTIFICATION NUMBER: 0182317106013 & 0182317106014

CITY STAFF CERTIFICATE:

APPROVED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT OF THE CITY OF  
COMMERCE CITY, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

DEPARTMENT OF COMMUNITY DEVELOPMENT

Ownership of Instruments of Service  
All reports, plans, specifications,  
computer files, field data, notes and  
other documents and instruments  
prepared by the Consultant as  
instruments of service shall remain  
the property of the Consultant. The  
Consultant shall retain all common  
law, statutory and other reserved  
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therein.

SHEET DESCRIPTION:  
EXISTING EXTERIOR  
ELEVATION

JOB NO. 20015

DRAWN BY: DDC

CHECKED BY: JWN

DATE OF ISSUE: 9/9/2020

SHEET NUMBER:





# DEVELOPMENT PLAN

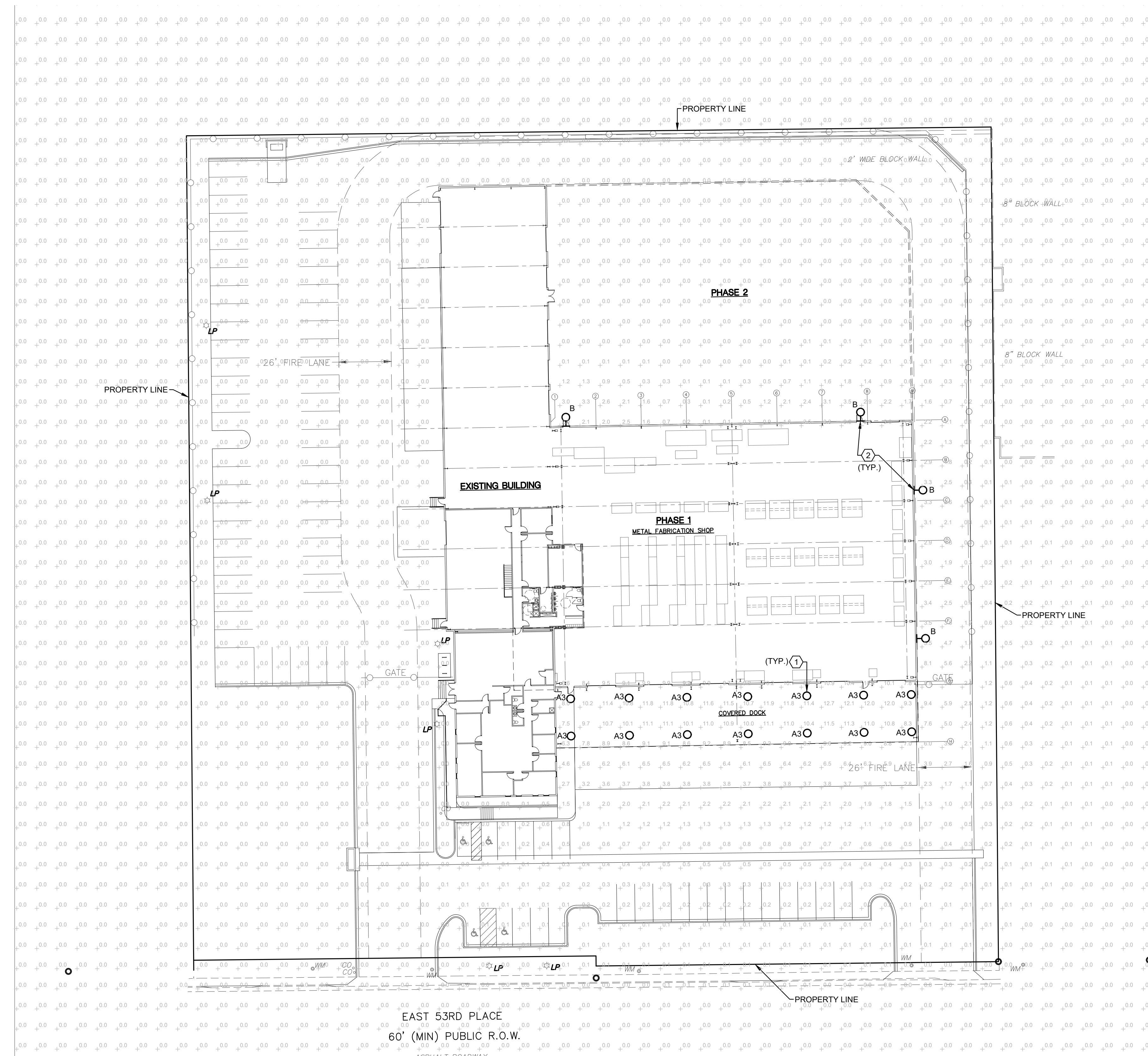
FOR  
7167 AND 7205 E. 53RD PLACE  
LOTS 42 AND 43, KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO  
LOCATED IN THE NE1/4, SECTION 17, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.

## GENERAL PHOTOMETRY NOTES

- THESE PHOTOMETRIC CALCULATIONS ARE BASED ON MANUFACTURER'S IES FILES AND 0.90 LIGHT DEPRECIATION FACTOR.
- ACTUAL ILLUMINANCE LEVELS MAY DIFFER FROM THE FOOTCANDLE LEVELS SHOWN DUE TO VARIABLE FIELD CONDITIONS, SUCH AS NEARBY EXISTING LUMINAIRES, LUMINAIRE DIRT DEPRECIATION, LANDSCAPING, AND FUTURE DEVELOPMENTS.
- THIS PLAN IS BASED ON THE INFORMATION AVAILABLE. THE LUMINAIRE LOCATIONS SHOWN MUST BE COORDINATED WITH EXISTING OR FUTURE FIELD CONDITIONS.
- ALL LUMINAIRES SHALL BE ON FROM DUSK TO DAWN, WITH FIXTURE DIMMING BY AT LEAST 30% BETWEEN MIDNIGHT AND 6:00 AM.

## KEYED NOTES

- TYPE A3 FIXTURE MOUNTING HEIGHT = +17'-0" AFG (UNDER CANOPY).
- TYPE B FIXTURES MOUNTING HEIGHT = +15'-0" AFG (WALL).



Label	QTY	Manufacturer	Catalog Number	Description	Number Lamps	Lumens per Lamp	LF	Wattage
A3	14	BATON-MCGRAW-EDISON (FORMER COOPER LIGHTING)	TT-D6-740-U-WG	TOFFER LED PARKING GARAGE LUMINAIRE 4000K, 75 CR LEDS AND WIDE DISTRIBUTION	4	3134	0.8	105.2
B	4	COOPER LIGHTING SOLUTIONS-MCGRAW-EDISON (FORMERLY BATON)	GWC-AF-01-LED-E1-72	GALLEON WALL LUMINAIRE (1) 75 CR, 4000K, 1300MA LIGHTSQUARE WITH 16 LEDS EACH AND TYPE II OPTICS	16	399	0.9	59

Statistics							
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min	
Calc Zone #3	+	0.5 fC	12.5 fC	0.0 fC	N/A	N/A	

ED JENKINS P.E., P.L.B.  
CIVIL ENGINEER  
DENVER, CO. 80220-0662  
P.O. BOX 200662  
(303)388-1887 phone  
(303)320-1887 FAX  
edjenkins@comcast.net

Bar Scale  
0 30 60  
1" = 30'  
**BEFORE YOU DIG**  
FOR BURIED CABLE LOCATIONS  
CALL U.N.C.C. 1-800-925-1887



Revision	Date	By	Issued For
01-22-2021	MP		GENERAL
09-25-2020	MP		ISSUE FOR CITY PLANNING REVIEW

Sht. 9 of 14	Job No. 20070	Dwg No. SP080101.DWG	Hr. REFER TO SHEET	Date: 9-25-20	Dwg: MPP	Chk: MPP
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Title: **E100**  
LIGHTING PLAN - PHASE 1  
Project: 7167 AND 7205 E. 53RD PLACE  
COMMERCE CITY, COLORADO  
For: METAL PRODUCTS, LLC

ASSESSOR'S PARCEL IDENTIFICATION NUMBERS: 0182317106013 & 0182317106014

CITY STAFF CERTIFICATE:  
APPROVED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT OF  
THE CITY OF COMMERCE CITY, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2020.

DEPARTMENT OF COMMUNITY DEVELOPMENT

**PLANT**  
ENGINEERING CONSULTANTS  
320 W FILLMORE SUITE 100 COLORADO SPRINGS CO 80907  
719 473 7077  
www.planteci.com

**LIGHTING PLAN - PHASE 1 PHOTOMETRY**  
SCALE: 1" = 30'-0"

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# DEVELOPMENT PLAN

FOR  
 7167 AND 7205 E. 53RD PLACE  
 LOTS 42 AND 43, KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO  
 LOCATED IN THE NE1/4, SECTION 17, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.

## GENERAL PHOTOMETRY NOTES

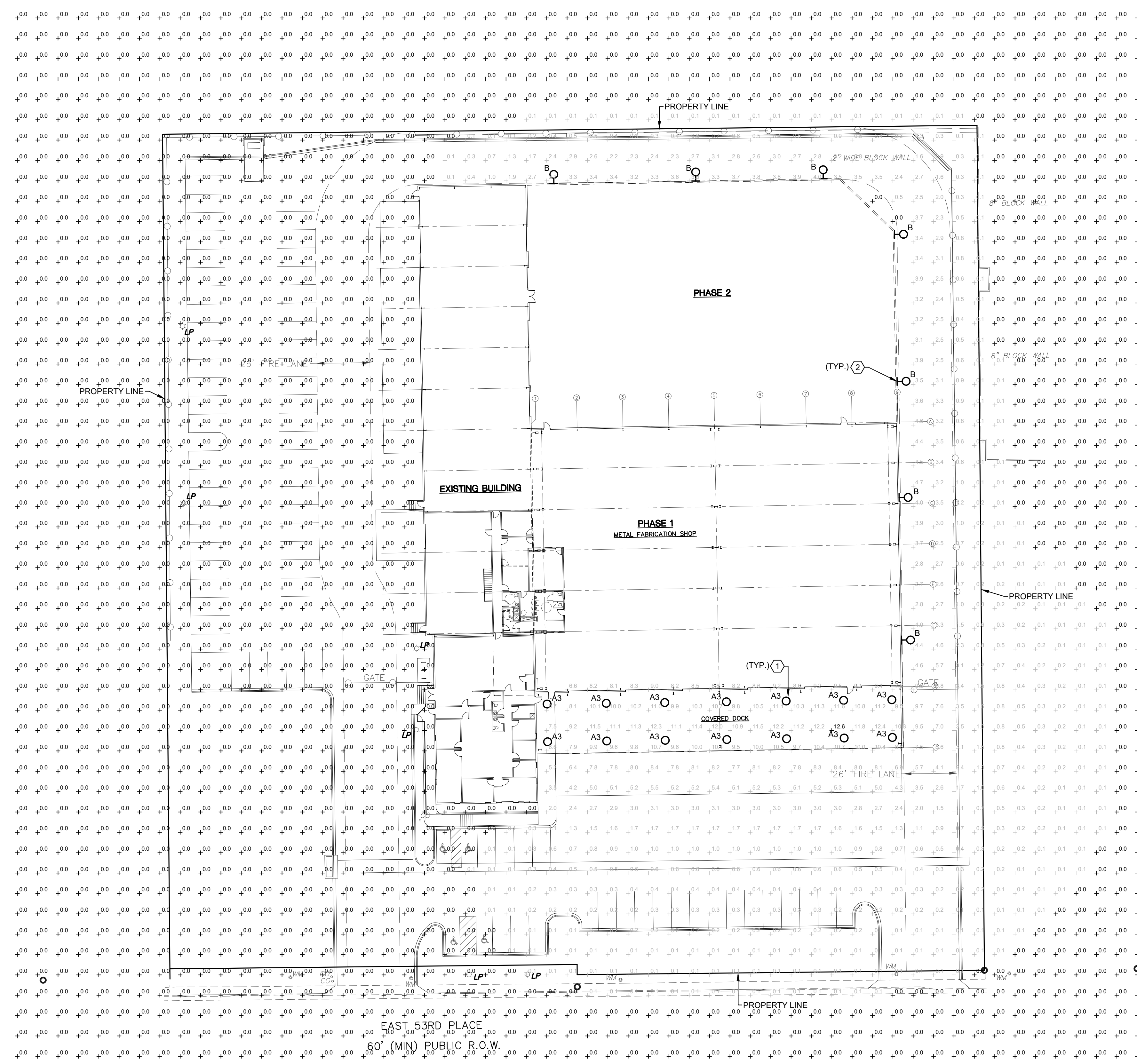
- A. THESE PHOTOMETRIC CALCULATIONS ARE BASED ON MANUFACTURER'S IES FILES AND 0.90 LIGHT DEPRECIATION FACTOR.
- B. ACTUAL ILLUMINANCE LEVELS MAY DIFFER FROM THE FOOTCANDLE LEVELS SHOWN DUE TO VARIABLE FIELD CONDITIONS, SUCH AS NEARBY EXISTING LUMINAIRES, LUMINAIRE DIRT DEPRECIATION, LANDSCAPING, AND FUTURE DEVELOPMENTS.
- C. THIS PLAN IS BASED ON THE INFORMATION AVAILABLE. THE LUMINAIRE LOCATIONS SHOWN MUST BE COORDINATED WITH EXISTING OR FUTURE FIELD CONDITIONS.
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## KEYED NOTES

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- ② TYPES B FIXTURES MOUNTING HEIGHT = +15'-0" AFG (WALL).

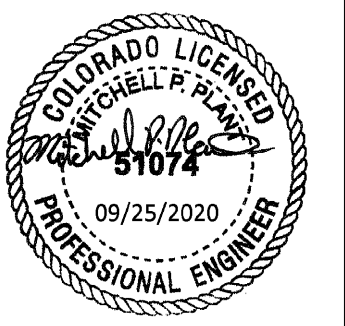
Label	QTY	Manufacturer	Catalog Number	Description	Number Lamps	Lumens per Lamp	LLF	Wattage
A3	14	EATON - MCGRAW-EDISON FORMER COOPER LIGHTING	TT-06-740-UWQ	TOPPER LED PARKING GARAGE LUMINAIRE 4000K, 70 CRI LEDS AND WIDE DISTRIBUTION	4	3134	0.9	105.2
B	7	COOPER LIGHTING SOLUTIONS - MCGRAW-EDISON FORMERLY EATON	GWCAP-01-LED-E172	GALLEON WALL LUMINAIRE (1) 70 CRI, 4000K, 1050lm LIGHTSQUARE WITH 16 LEDS EACH AND TYPE II OPTICS	16	399	0.9	99

Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
PHASE 2 CALCULATIONS	+	0.5 fc	12.6 fc	0.0 fc	N/A	N/A



DRAINAGE STUDIES  
 WATERSEWER SYSTEMS  
 STREET PLANS  
**ED JENKINS P.E., P.L.B.**  
 CIVIL ENGINEER  
 DENVER, CO. 80220-0962  
 (303)928-0833 mobile  
 (303)320-1877 phone  
 (303)320-1877 FAX  
 edjenkins@comcast.net

Bar Scale  
 0 30 60  
 1" = 30'  
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Revision	Date
MP	09-25-2020
MP	01-22-2021
MP	01-22-2021
MP	01-22-2021

Sht. 10 of 14
Job No: 20070
Dwg No: SP10B0101.DWG
Hdr. REFER TO SHEET
Ver.
Dis: MPP
Date: 9-25-20
Dwg: PP/JH
Chk: MPP

**E101**  
 LIGHTING PLAN -  
 PHASE 2  
 7167 AND 7205 E. 53RD PLACE  
 COMMERCE CITY, COLORADO  
 METAL PRODUCTS, LLC

ASSESSOR'S PARCEL IDENTIFICATION NUMBERS: 0182317106013 & 0182317106014

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DEPARTMENT OF COMMUNITY DEVELOPMENT

**PLANT**  
 ENGINEERING CONSULTANTS  
 320 W FILLMORE SUITE 100 COLORADO SPRINGS CO 80907  
 719 473 7077  
 www.planteci.com

**LIGHTING PLAN - PHASE 2 PHOTOMETRY**  
 SCALE: 1" = 30'-0"

2/4/2021 6:48:19 PM michael.g...  
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# DEVELOPMENT PLAN

FOR

7167 AND 7205 E. 53RD PLACE

LOTS 42 AND 43, KEMP SUBDIVISION, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO  
LOCATED IN THE NE1/4, SECTION 17, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE 6TH P.M.

ED JENNINGS P.E., P.L.S.  
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NO.	REVISION	DATE
01	ISSUE FOR CITY PLANNING REVIEW	09-25-2020
02	GENERAL	01-22-2021
03	MP	01-22-2021
04	MP	01-22-2021
05	MP	01-22-2021
06	MP	01-22-2021
07	MP	01-22-2021
08	MP	01-22-2021
09	MP	01-22-2021
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45	MP	01-22-2021
46	MP	01-22-2021
47	MP	01-22-2021
48	MP	01-22-2021
49	MP	01-22-2021
50	MP	01-22-2021

Issue for City Planning Review  
GENERAL  
01-22-2021

Project: 7167 AND 7205 E. 53RD PLACE  
COMMERCIAL CITY, COLORADO  
Metal Products, LLC

### McGraw-Edison

**DESCRIPTION**  
The Galleon™ Wall LED luminaire's appearance is complementary with the Galleon area and site luminaire bringing a modern architectural style to lighting applications. Flexible mounting options accommodate wall surfaces in both an upward and downward configuration. The Galleon family of LED products deliver exceptional performance with patented, high-efficiency AccuLED Optics™, providing uniform and energy conscious lighting for parking lots, building and security lighting applications.

**SPECIFICATION FEATURES**  
**Construction**  
Driver enclosure thermally isolated from optics for optimal thermal performance. Heavy wall aluminum housing die-cast with integral external heat sinks to provide superior structural rigidity and an IP66 rated housing. Overall construction passes a 1.5g vibration test to ensure mechanical integrity. **UP LIGHTING:** Specify with the UPI option for inverted mount uplight housing with additional protections to maintain IP rating.

**Optics**  
Choice of thirteen patented, high-efficiency AccuLED Optics. The optics are precisely designed to shape the distribution maximizing efficiency and application spacing. AccuLED Optics create consistent distributions with the scalability to meet customized application requirements. Offered standard in 4000K (+/- 2700K CCT) and minimum 70 CRI. Optional 3000K, 5000K and 6000K CCT. Greater than 90% lumen maintenance expected at 60,000 hours. Available in standard 1A drive current and optional 1200mA, 800mA, and 600mA drive currents.

**Electrical**  
LED drivers are mounted for ease of maintenance. 120-277V 50/60Hz, 347V or 480V 60Hz operation. 480V is compatible for use with 480V Wye systems only. Drivers are provided standard with 0-10V dimming. An optional Cooper Lighting Solutions proprietary surge protection module is available and designed to withstand 10kV of transient line surge. The Galleon Wall LED luminaire is suitable for operation in 40°C to 60°C ambient environments. For applications with ambient temperatures exceeding 40°C, specify the HA (High Ambient) option. Emergency options offer for 20°C ambient environments and occupancy sensor available.

**Warranty**  
Five-year warranty.

**Mounting**  
Gasketed and zinc plated steel mounting attachment fits directly to 4" box or wall with the Galleon Wall "Hook-N-Lock" mechanism for quick installation. Secured with two captive corrosion resistant black oxide coated allen head set screws which are concealed but accessible from bottom of fixture.

**Finish**  
Housing finished in super durable TGIC polyester powder coat paint, 2.5 mil nominal thickness for superior protection against fade and wear. Standard colors include black, bronze, grey, white, dark platinum and graphite metallic. RAL and custom color matches available. Consult the McGraw-Edison Architectural Colors brochure for the complete selection.

**WaveLinx**  
The 7-pin wireless outdoor lighting control module enables WaveLinx to control outdoor area, site and flood lighting. WaveLinx controls outdoor lighting using schedules to provide ON, OFF and dimming controls based on astronomical or time schedules based on a 7 day week.

**Dimensions**  
15-11/16" (400mm) x 6-1/2" (165mm) x 12-1/8" (308mm)

**HOOK-N-LOCK MOUNTING**

**BATTERY BACKUP AND THRU-BRANCH BACK BOX**

**CERTIFICATION DATA**  
UL/UL Listed  
LMV/LIMD Compliant  
IP66 Housing  
ISO 9001  
DesignLights Consortium® Qualified\*

**ENERGY DATA**  
Electronics LED Driver  
3.0 Power Factor  
<20% Total Harmonic Distortion  
120-277V 50/60Hz  
347V, 480V 60Hz  
40°C Max. Temperature  
60°C Max. Temperature (HA Option)  
150 8001

**SHIPPING DATA**  
Approximate Net Weight:  
27 lbs. (12.2 kg.)

**COOPER** Lighting Solutions

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June 25, 2020 1:43 PM

### GWC GALLEON WALL

**POWER AND LUMENS**

Number of Light Squares	1						2					
	600mA	800mA	1.0A	1.2A	600mA	800mA	1.0A	1.2A	600mA	800mA	1.0A	1.2A
Drive Current	600mA	800mA	1.0A	1.2A	600mA	800mA	1.0A	1.2A	600mA	800mA	1.0A	1.2A
Nominal Power (Watts)	34	44	59	67	66	86	113	129	34	44	59	67
Input Current @ 120V (A)	0.30	0.39	0.51	0.58	0.58	0.77	1.02	1.16	0.30	0.39	0.51	0.58
Input Current @ 240V (A)	0.17	0.22	0.29	0.33	0.34	0.44	0.56	0.63	0.17	0.22	0.29	0.33
Input Current @ 347V (A)	0.15	0.19	0.26	0.29	0.30	0.38	0.48	0.55	0.15	0.19	0.26	0.29
Input Current @ 480V (A)	0.14	0.17	0.23	0.25	0.28	0.36	0.42	0.48	0.14	0.17	0.23	0.25
Input Current @ 347V (mA)	0.11	0.15	0.17	0.20	0.19	0.24	0.32	0.36	0.11	0.15	0.17	0.20
Input Current @ 480V (mA)	0.08	0.11	0.14	0.15	0.15	0.18	0.24	0.30	0.08	0.11	0.14	0.15

**Optics**

Optics	4000K/5000K Lumens	4.204	5.158	6.381	7.000	8.216	10.075	12.470	13.880
T2	3000K Lumens	3.975	4.874	6.022	6.668	7.987	9.816	12.190	13.624
BUG Rating	B1-U0-G1	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2
4000K/5000K Lumens	4.204	5.158	6.381	7.000	8.216	10.075	12.470	13.880	
T3	3000K Lumens	4.051	4.959	6.100	6.746	7.970	9.710	12.077	13.502
BUG Rating	B1-U0-G1	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2
4000K/5000K Lumens	4.311	5.266	6.482	7.127	8.422	10.229	12.784	14.204	
T4FT	3000K Lumens	4.075	4.988	6.186	6.786	7.983	9.766	12.066	13.509
BUG Rating	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2
4000K/5000K Lumens	4.264	5.217	6.468	7.084	8.313	10.190	12.619	13.843	
T4W	3000K Lumens	4.023	4.933	6.105	6.698	7.860	9.639	11.931	13.088
BUG Rating	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2
4000K/5000K Lumens	4.196	5.147	6.370	6.988	8.202	10.058	12.449	13.656	
SL2	3000K Lumens	3.967	4.866	6.022	6.607	7.755	9.509	11.771	12.911
BUG Rating	B1-U0-G1	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2
4000K/5000K Lumens	4.196	5.147	6.370	6.988	8.202	10.058	12.449	13.656	
SL3	3000K Lumens	3.849	4.720	5.842	6.408	7.520	9.224	11.415	12.523
BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G3	B1-U0-G3	B1-U0-G3	B1-U0-G3
4000K/5000K Lumens	4.071	4.992	6.179	6.778	7.954	9.756	12.074	13.246	
SL4	3000K Lumens	3.849	4.720	5.842	6.408	7.520	9.224	11.415	12.523
BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G3	B1-U0-G3	B1-U0-G3	B1-U0-G3
4000K/5000K Lumens	4.420	5.420	6.709	7.358	8.637	10.591	13.108	14.380	
SN0	3000K Lumens	4.179	5.124	6.343	6.957	8.166	10.013	12.393	13.595
BUG Rating	B2-U0-G1	B2-U0-G1	B2-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G2	B3-U0-G2	B3-U0-G2
4000K/5000K Lumens	4.501	5.520	6.831	7.484	8.795	10.786	13.350	14.644	
SM0	3000K Lumens	4.256	5.219	6.458	7.085	8.319	10.190	12.627	13.845
BUG Rating	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G2	B3-U0-G2	B4-U0-G2	B4-U0-G2	B4-U0-G2
4000K/5000K Lumens	4.613	5.524	6.849	7.514	8.819	10.815	13.350	14.643	
SW0	3000K Lumens	4.268	5.232	6.475	7.104	8.339	10.234	12.658	13.883
BUG Rating	B3-U0-G1	B3-U0-G1	B3-U0-G2	B3-U0-G2	B3-U0-G2	B4-U0-G2	B4-U0-G2	B4-U0-G2	B4-U0-G2
4000K/5000K Lumens	4.384	5.295	6.504	7.134	8.374	10.268	12.709	13.941	
SLLSLR	3000K Lumens	3.960	4.867	5.904	6.527	7.697	9.531	11.659	12.833
BUG Rating	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2
4000K/5000K Lumens	4.379	5.370	6.647	7.293	8.559	10.494	12.889	14.250	
RW	3000K Lumens	4.341	5.077	6.286	6.895	8.092	9.922	12.281	13.473
BUG Rating	B2-U0-G1	B2-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G2	B3-U0-G2	B3-U0-G2

\*Nominal lumen data for 70 CRI. BUG Rating for 4000K/5000K. Refer to IES files for 3000K BUG ratings.

**COOPER** Lighting Solutions

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June 25, 2020 1:43 PM

### GWC GALLEON WALL

**OPTICAL DISTRIBUTIONS**

**Asymmetric Area Distributions**  
T2 (Type I)  
T3 (Type II)  
T4FT (Type IV Forward Throw)  
T4W (Type IV Wide)  
SL (Type V Spill Control)

**Symmetric Distributions**  
SM0 (Type V Square Narrow)  
SMQ (Type V Square Medium)  
SW0 (Type V Square Wide)

**Specialized Distributions**  
RW (Rectangular Wide Type II 180° Spill Light Eliminator Left)  
SLR (90° Spill Light Eliminator Right)

**LUMEN MAINTENANCE**

Drive Current	Ambient Temperature	TM-21 Lumen Maintenance (60,000 Hours)	Projected LP (Hours)
Up to 1A	Up to 50°C	> 95%	> 416,000
1.2A	Up to 40°C	> 90%	> 295,000

Calculated per IESNA TM-21 Data  
Projected  
Lumen Maintenance (Percent)  
Hours (Thousands)  
Up to 1A, up to 50°C  
1.2A, up to 40°C

**LUMEN MULTIPLIER**

Ambient Temperature	Lumen Multiplier
6°C	1.02
10°C	1.01
20°C	1.00
40°C	0.99
60°C	0.97

**COOPER** Lighting Solutions

TDS14017EN  
June 25, 2020 1:43 PM

### GWC GALLEON WALL

**CONTROL OPTIONS**

**0-10V**  
This fixture is offered standard with 0-10V dimming driver(s). The DIM option provides 0-10V dimming wire leads for use with a lighting control panel or other control method.

**Photocontrol (P, R and PER7)**  
Optional bottom-type photocontrol (P) and photocontrol receptacles (R and PER7) provide a flexible solution to enable "dusk-to-dawn" lighting by sensing light levels. Advanced control systems compatible with NEMA 7-pin standards can be utilized with the PER7 receptacle.

**After Hours Dim (AHD)**  
This feature allows photocontrol-enabled luminaires to achieve additional energy savings by dimming during scheduled portions of the night. The dimming profile will automatically take effect after a "dusk-to-dawn" period has been calculated from the photocontrol input. Specify the desired dimming profile for a simple, factory-shipped dimming solution requiring no external control wiring. Reference the After Hours Dim supplemental guide for additional information.

**Dimming Occupancy Sensor (MS/DIM-LXX and MS-LXX)**  
These sensors are factory installed in the luminaire housing. When the MS/DIM-LXX sensor option is selected, the occupancy sensor is connected to a dimming driver and the entire luminaire dims when there is no activity detected. When activity is detected, the luminaire returns to full light output. The MS-DIM sensor is factory preset to dim down to approximately 50 percent power with a time delay of five minutes. The MS-LXX sensor is factory preset to turn the luminaire off after five minutes of no activity. The MSK-LXX is also preset for five minutes and only controls the specified number of light engines to maintain steady output from the remaining light engines.

These occupancy sensors includes an integral photocell that can be activated with the FSIR-100 accessory for "dusk-to-dawn" control or daylight harvesting. The factory preset is OFF. The FSIR-100 is a wireless tool utilized for changing the dimming level, time delay, sensitivity and other parameters. A variety of sensor lens are available to optimize the coverage pattern for mounting heights from 8'-40'.

**COOPER** Lighting Solutions

TDS14017EN  
June 25, 2020 1:43 PM

### GWC GALLEON WALL

**ORDERING INFORMATION**

Sample Number	GWC-AF-02-LED-E1-T3-GM
Product Family	GWC-Galleon
Lamp Type	LED-Point State
Voltage	120-277V
Distribution	T2-Type II
Color	AP-Gray
Mounting Options	(BLANK)-Surface Mount

**Options (Add as Suffix)**  
2307-70 CRI / 2700K  
7000-70 CRI / 3000K  
7000-70 CRI / 5000K  
7000-70 CRI / 6000K  
600-Drive Current Factory Set to 600mA  
600-Drive Current Factory Set to 800mA  
1200-Drive Current Factory Set to 1200mA  
F-Double Fused 120, 277 or 347V. Must Specify Voltage!  
150-10V Surge Module  
DIM-10V Dimming Leads  
DALI-DALI Driver  
HA-50°C High Ambient  
CPL-Canopy Housing  
CSP-CEC-Compliant with Back Box, C50 Weather Rated, CEC compliant  
P-Photocontrol Type Photocontrol (120, 240, 347 or 277V. Must Specify Voltage)  
P-NEMA NEMA 7 Pin Photocontrol Receptacle  
PER7-NEMA 7 Pin Photocontrol Receptacle  
AHD-After Hours Dim, 5 Hours  
AHD15-After Hours Dim, 15 Hours  
AHD30-After Hours Dim, 30 Hours  
MS-LXX-Motion Sensor for On/Off Operation  
MS-DIM-Motion Sensor for Dimming Operation  
LWR-LWR-Enlightened Wireless Sensor, Wide Lens for 8'-15' Mounting Height  
LWS-LWS-Enlightened Wireless Sensor, Narrow Lens for 16'-40' Mounting Height  
LSS-Optics Rotated 90° Left  
LSS-Optics Rotated 90° Right  
MFI-Factory Installed Mesh Top  
LCA-Light Square Trim Plate Painted to Match Housing  
HSS-Factory Installed House Side Shield  
MCS-Marking and Small Terminal Block  
ZW-ZW-Wireline-enabled 4-PIN Wireless Receptacle  
ZW-SWP08WZ-Wireline Wireless Sensor, 7'-15' Mounting Height, White  
ZW-SWP08BZ-Wireline Wireless Sensor, 7'-15' Mounting Height, Bronze  
ZW-SWP12WZ-Wireline Wireless Sensor, 15'-40' Mounting Height, White  
ZW-SWP12BZ-Wireline Wireless Sensor, 15'-40' Mounting Height, Bronze

**Accessories (Order Separately)**  
CALM81616-Photocontrol Mounting Cap  
CALM81616-NEMA Photocontrol - Multi-Tap 105-285V  
CALM81623-NEMA Photocontrol - 347V  
CALM81622-NEMA Photocontrol - 480V  
MAD100-100V Circuit Module Replacement  
MAD100X-100V Circuit Module Replacement  
FSIR-Factory Installed FSIR-100 Wireless Sensor  
LWSBZ-Fused Installed House Side Shield  
FIBER-FIBER-Wireline Outdoor Control Module (7 pin)  
WYDZ-WYDZ-Wireline Wireless Sensor, 7'-15' Mounting Height, Bronze  
WYDZ-WYDZ-Wireline Wireless Sensor, 7'-15' Mounting Height, White  
WYDZ-WYDZ-Wireline Wireless Sensor, 15'-40' Mounting Height, Bronze  
WYDZ-WYDZ-Wireline Wireless Sensor, 15'-40' Mounting Height, White

**Notes:**  
1. DesignLight Consortium® Qualified. Refer to www.designlights.org Qualified Products List under Family Models for details.  
2. Standard 6000K CRI/2700K  
3. See the luminaire's LED chip options for details. 120-277V only. Not available in combination with other options in 1000mA.  
4. DesignLight Consortium® Qualified. Refer to www.designlights.org Qualified Products List under Family Models for details.  
5. DesignLight Consortium® Qualified. Refer to www.designlights.org Qualified Products List under Family Models for details.  
6. High Bay Data and Three Phase Center Grounded Delta systems.  
7. Custom color and finish options apply. Lead times apply.  
8. Custom color and finish options apply. Lead times apply.  
9. Not available with 10V surge module.  
10. Low voltage system lead length up to 15' outside fixture.  
11. Not available with 10V surge module. Not available for single light square only.  
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