



PLANNING AND ZONING COMMISSION

REGULAR MEETING AGENDA

July 19, 2018

7:00 PM

151 Grant Avenue
Firestone, CO 80520

1. **Call to Order & Roll Call**
2. **Pledge of Allegiance**
3. **Approval of Agenda**
4. **Approval of Minutes**
 - a. July 5, 2018 - Regular Meeting
5. **Public Comment *** (maximum time permitted for all Public Comment is 30 minutes)
6. **Public Hearings**
 - a. Res. PC-18-11 - Barefoot Lakes Filing 1, Replat #2 & FDP Amendment #3
 - b. Res. PC-18-12 - Barefoot Lakes Filing 2, Replat #1 & FDP Amendment
 - c. Res. PC-18-13 - Neighbors Point Filings 3 & 4
7. **Staff Reports**
8. **Commissioner Comments**
9. **Adjournment**

* Individuals that desire to address the Planning and Zoning Commission are requested to sign up at the table at the entrance to the meeting room. Each individual will be provided an opportunity to speak (limited to two minutes) during Public Comment. Maximum time permitted for all Public Comment is 30 minutes for each Public Comment noted on Agenda.

If you need special assistance in order to participate in a Planning and Zoning Commission meeting, please contact the Town Manager's Office at 303-833-3291 in advance of the meeting to make arrangements. A forty-eight-hour notice is requested.

AGENDA INFORMATION MEMORANDUM

FIRESTONE TOWN BOARD OF TRUSTEES



AIM#: 4.a.

Approval of Minutes

Meeting Date: July 19, 2018

Initiated By:

Dept: Town Clerk

AGENDA TITLE

July 5, 2018 - Regular Meeting

SUMMARY

HISTORY AND PREVIOUS BOARD ACTION

RECOMMENDATION

ALTERNATIVES

ATTACHMENTS

None

FINANCIAL CONSIDERATIONS

FIRESTONE PLANNING AND ZONING COMMISSION

RESOLUTION NO. 18-11

A RESOLUTION RECOMMENDING APPROVAL OF A FINAL PLAT FOR BAREFOOT LAKES FILING NO. 1, SECOND REPLAT AND A FINAL DEVELOPMENT PLAN FOR BAREFOOT LAKES FILING NO. 1 FDP AMENDMENT NO. 3

WHEREAS, there has been submitted to the Planning and Zoning Commission of the Town of Firestone a request for approval of a final plat for Barefoot Lakes Filing No. 1, Second Replat and a final development plan for Barefoot Lakes Filing No. 1 FDP Amendment No. 3; and

WHEREAS, all materials related to the application have been reviewed by Town Staff and found with conditions to be in compliance with Town of Firestone subdivision and zoning ordinances, Development Regulations, and related Town ordinances, regulations, and policies; and

WHEREAS, after a duly-noticed public hearing, at which evidence and testimony were entered into the record, the Planning and Zoning Commission finds the application should be approved subject to certain conditions.

NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING AND ZONING COMMISSION OF THE TOWN OF FIRESTONE, COLORADO:

Section 1. The Planning and Zoning Commission hereby recommends approval of the proposed final plat for Barefoot Lakes Filing No. 1, Second Replat and the final development plan for Barefoot Lakes Filing No. 1 FDP Amendment No. 3, subject to the conditions set forth on Exhibit A attached hereto and incorporated herein by reference.

PASSED AND ADOPTED this 19th day of July, 2018.

Chairperson

ATTEST:

Secretary

EXHIBIT A
Conditions of Approval
Barefoot Lakes Filing No. 1, Second Replat
Barefoot Lakes Filing No. 1 FDP Amendment No. 3

General – Replat and FDP

1. Provide a title commitment dated no later than thirty (30) days prior to submitting mylars for recording.
2. Revise legal descriptions on plat and FDP as directed by the Town Engineer.
3. Revise plat and FDP to address Town Engineer redlines.

Replat – Sheet 1

4. Add the Firestone street names (Ronald Reagan Boulevard and Birch Street) to the vicinity map.
5. Update the Town Approval block to reflect the year 2018 and add a line for the Town Board Resolution number.
6. In General Note number 5, complete the reference to the title commitment.

Replat – Sheet 2

7. Confirm all existing easements are shown.

FDP – Sheet 2 (Site Plan)

8. Revise building setbacks so that only the new setbacks are shown.
9. Correct the address table as shown in Town Engineer redlines.
10. In the Grading Plan, correct the block numbers to match the Filing No. 1 Second Replat.

Final Utility Plan

11. On the Filing 1 as-builts, ensure the block numbers are correct and match the block numbers on Filing No. 1 Second Replat. Label “Barefoot Lakes Filing No. 1, Second Replat Rec. # _____” where necessary.



Staff Report

Barefoot Lakes Filing No. 1 Third Final Development Plan Amendment and Second Replat

**Prepared by the
Town of Firestone for the
Planning and Zoning Commission**

July 19, 2018

Applications

This staff report is for the Barefoot Lakes Filing No. 1 Third Final Development Plan Amendment (“FDP Amendment”) and the Barefoot Lakes Filing No. 1 Second Replat (“Replat”). The applicant for the FDP Amendment and Replat is Barefoot, LLC.

Notice

Pursuant to the Town Code and Development Regulations, proper notification of the public hearings was published. Proof of notification to owners of interest and surrounding property owners and a property posting log will be provided by the applicants prior to the hearings.

Location and Process

The FDP Amendment and Replat (“Amendment Area”) encompass the same area within Filing 1. The Amendment Area is interior to the Barefoot Lakes Filing 1 development comprised of Block 2 and Block 3 of the original Barefoot Lakes Filing 1 Final Development Plan. The FDP and Final Plat are the final steps in the Firestone Development Review process prior to the building permit process.

Plan Analysis

The Amendment Area proposes the modification to Block 2 and Block 3 of the original Barefoot Lakes Filing 1 Final Development Plan by eliminating the alleys and their associated tracts within these blocks. The Amendment Area project will remain consistent with the approved Filing 1 and adjacent developments and will complement the overall PUD. The number of lots and lot lines remain the same, while the property lines are extended to the former alley tracts.

Site Analysis, Circulation and Parking

The Amendment Area remains zoned as a residential planned unit development (R-A/R-B PUD). Access and Parking remain consistent with the approved Barefoot Lakes Filing 1.

Building Height

The maximum building height for the proposed residential buildings remains 35 feet which is in accordance with Firestone development standards.

Planning and Zoning Commission and Board of Trustees Conditions and Standards for Approval

For your general reference, attached are the conditions and standards of approval for a PUD district that are stated in the Firestone Development Regulations.

Conditions and Standards for Approval

The Planning Commission and the Town Board of Trustees may approve a PUD application if it meets the intent of these Regulations and complies with the Town Code and other controlling regulations and documents, including the development standards specified herein. The Planning Commission and Town Board shall consider the following in making their decision for approval, approval with conditions, or denial of a PUD:

- A. The proposed PUD district is compatible with present development in the surrounding area, and will not have a significant, adverse effect on the surrounding area;
- B. The proposed PUD district is consistent with the public health, safety and welfare, as well as efficiency and economy in the use of land and its resources;
- C. The proposed PUD district is consistent with the overall direction, intent of Titles 16 and 17 of the Town Code, and the intent and policies of the Town's comprehensive plan and other policy documents of the Town;
- D. The proposed PUD district provides for a creative and innovative design which could not otherwise be achieved through other standard zoning districts;
- E. The exceptions from the zoning regulations requested in the proposed PUD are warranted by virtue of innovative design and amenities incorporated in the PUD district;
- F. The PUD provides adequate circulation in terms of internal street circulation system, designed for the type of traffic generated, for separate living areas, convenience, safety, access, and noise and exhaust control. Proper circulation in parking areas shall be provided in terms of safety, convenience, separation and screening. The PUD should provide for buffering from collector and arterial streets through earthen berms, landscaping, and other methods;
- G. The PUD provides functional open space in terms of practical usability and accessibility, and optimum preservation of natural features, including trees and drainage areas, recreation, views, natural stream courses, bodies of water and wetlands;
- H. To the extent practicable, the PUD provides variety in terms of housing types, housing size, densities, facilities and open space;
- I. The PUD provides for pedestrian and bicycle traffic in terms of safety, separation, convenience, access, destination and attractiveness. If possible, there shall be an internal pedestrian circulation system separate from the vehicular system such that allows access to adjacent parcels, parks, open space, or recreational facilities within the PUD as well as links to trail systems of the Town;
- J. Building types in terms of appropriateness to density, site relationship and bulk;
- K. Building design in terms of orientation, spacing, materials, color, texture, storage, signs and lighting;
- L. Landscaping of the site in terms of purpose, such as screening, types and materials used, maintenance suitability, water demands and effect on the area;
- M. Services including utilities, fire, police protection and other such services are available or can be made available to adequately serve the development;
- N. No structures in the PUD shall encroach on a floodplain except as permitted by the Town's floodplain ordinance;
- O. No occupied structure shall be located on ground showing severe subsidence potential without adequate design and study approved by the Town;
- P. Visual relief and variety of visual sitings shall be located within the PUD through building placement, shortened or interrupted street vistas, visual access to open space and other design methods;

- Q. The fiscal impacts on the Town, relative to expected service provision costs and anticipated revenue to the Town;
 - R. Compliance with the provisions of any applicable intergovernmental agreements;
 - S. The PUD incorporates a lighting plan and facilities to minimize of light drift outside the PUD in an effort to help preserve the night sky;
 - T. To the extent reasonably practicable, the PUD shall strive to incorporate “green” building standards and design guidelines for all residential and commercial development in an effort increase energy efficiency and reduce energy consumption;
 - U. To the extent reasonably practicable, the PUD shall strive to incorporate renewable energy technologies;
 - V. To the extent reasonably practicable, the PUD shall strive to incorporate best management practices in recycling, water conservation, soils preservation and sustainable development practices;
 - W. To the extent reasonably practicable, the PUD shall strive to incorporate Infrastructure design that emphasizes technology that will encourage the development of “knowledge workers” and will facilitate telecommuting.
-

Planning Commission or Board of Trustees Action

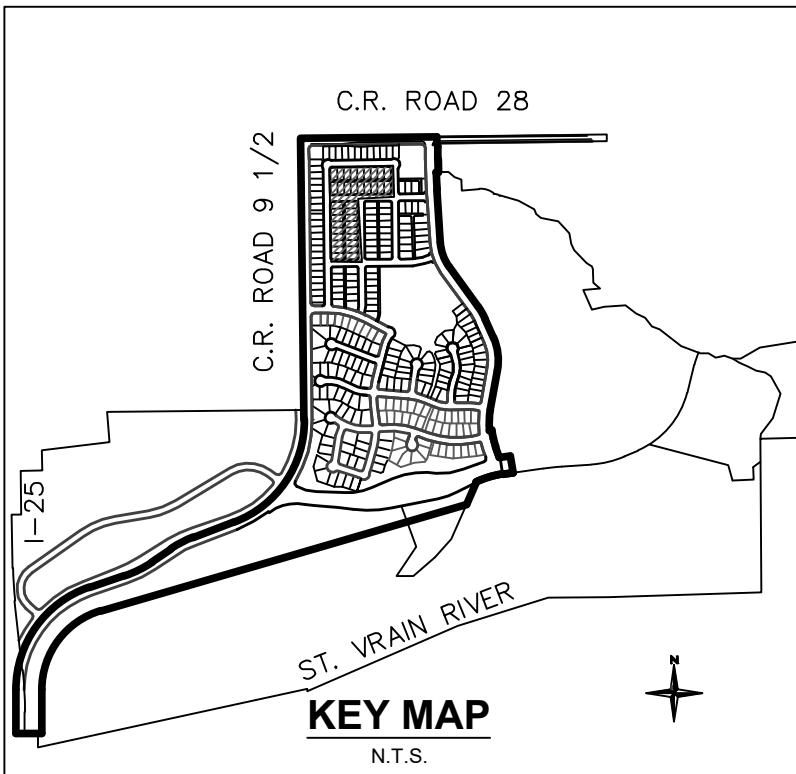
The Planning Commission Board or Board of Trustees has the following options relative to the action on applications in general. As necessary additional information relative to continuances, etc. can be provided by the Town Attorney.

- A. Make a decision and vote on the application, using the draft resolution previously prepared, as may be amended during the hearing; or
 - B. Make a decision and vote on the application, but request the Town Attorney to prepare findings of fact and conclusions for approval and adoption at the next regular meeting; or
 - C. Defer a decision and direct the Town Attorney to prepare findings of fact and conclusions to be submitted to the Board of Trustees at its next regular meeting, with final deliberation, decision and adoption of the findings of fact and conclusion at that meeting; or
 - D. Defer a decision until a date certain, as is mutually agreed upon by the Applicant and the Board of Trustees, by which time the record and all evidence can be reviewed. At that time the Board of Trustees can either adopt findings of fact and conclusions or direct the Town Attorney to prepare findings of fact and conclusions for adoption at the next regular meeting after the meeting to which the matter has been deferred.
-

RECOMMENDATION

The Town staff recommends the Planning Commission recommend approval of the application with a certain amount of conditions that will be provided in the form of a draft resolution prior to the Planning Commission public hearing.

FDP - Amendment No. 3
Barefoot Lakes Filing No. 1
Planned Unit Development
SITE PLAN
Town of Firestone
Weld County
State of Colorado
Sheet 2 of 4



FDP - AMENDMENT NO. 3
BAREFOOT LAKES FILING NO. 1
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

DW PROJECT NUMBER: 5311

**FIRESTONE
INFORMATION BLOCK**

BAREFOOT LAKES

SITE PLAN

Name of application:	Barefoot Lakes Filing No. 1
Type of Submittal:	FDP - Amendment No. 3
Filing #:	1
Phase #:	
First Submittal:	03.13.2018
Revision 1:	
Revision 2:	
Revision 3:	

Sheet 2 of 4

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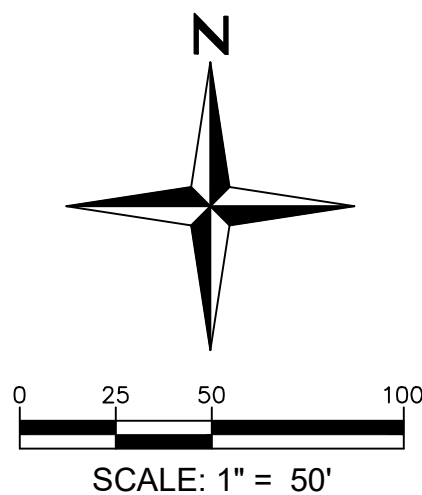
CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	CHORD INFO
C1	90°00'00"	15.00'	23.56'	N44°17'58"E, 21.21'
C2	90°00'00"	15.00'	23.56'	S45°42'02"E, 21.21'
C3	90°00'00"	15.00'	23.56'	S44°17'58"W, 21.21'
C4	90°00'00"	15.00'	23.56'	N45°42'02"W, 21.21'
C5	90°00'00"	15.00'	23.56'	N44°17'58"E, 21.21'
C6	90°00'00"	15.00'	23.56'	S45°42'02"E, 21.21'
C7	90°00'00"	15.00'	23.56'	S44°17'58"W, 21.21'
C8	90°00'00"	15.00'	23.56'	N45°42'02"W, 21.21'

LEGEND

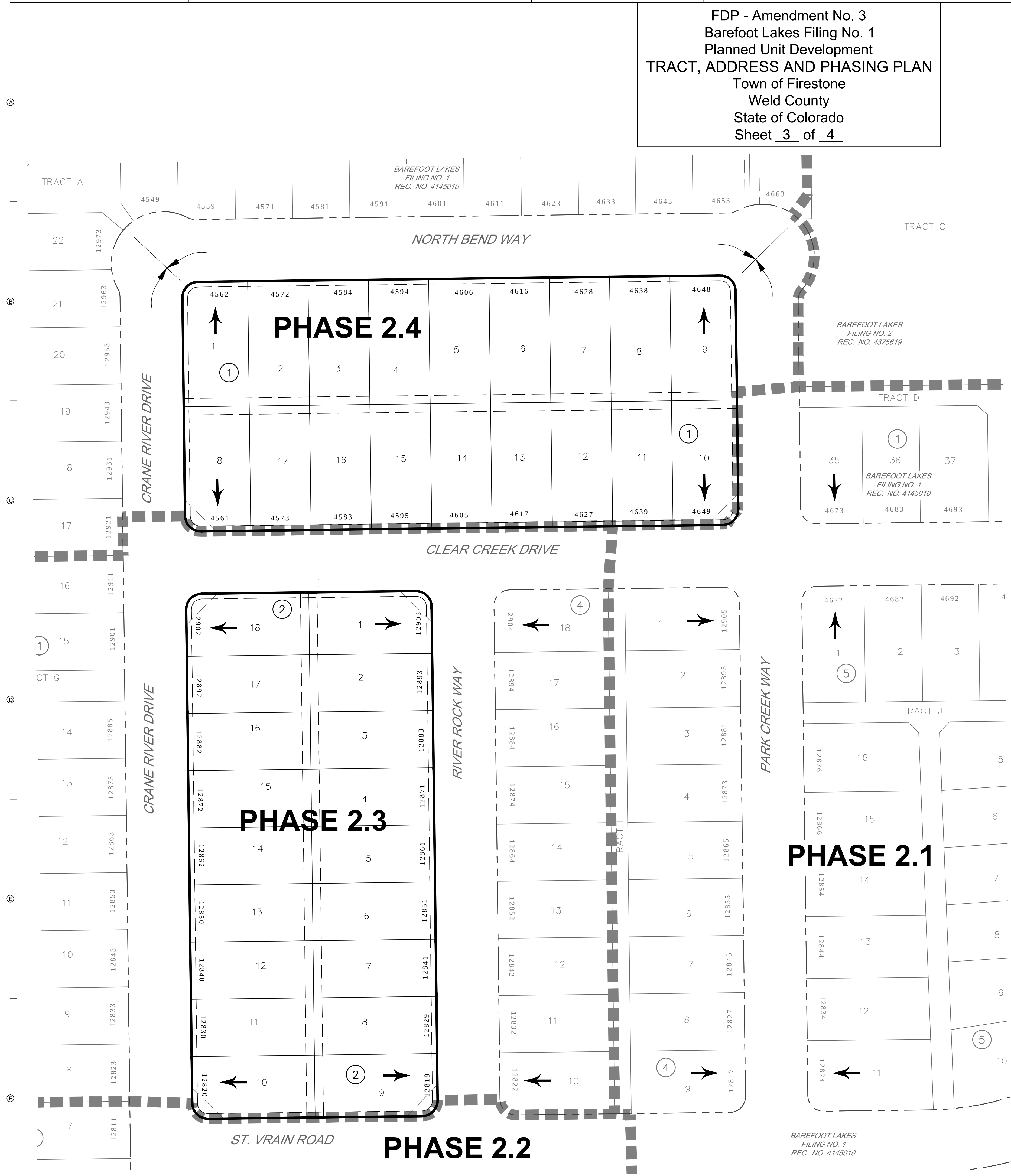
- FDP 3RD AMENDMENT
- BOUNDARY
- PROPOSED RIGHT-OF-WAY
- PROPOSED LOT LINE
- PROPOSED EASEMENT LINE
- PROPOSED BUILDING SETBACK
- PROPOSED CENTERLINE

NOTES

- REFER TO BAREFOOT LAKES FILING NO. 1 FINAL DEVELOPMENT PLAN RECORDED UNDER RECEPTION NO. 4185100 FOR BUILDING SETBACKS AND TYPICAL LOT SETBACK DIAGRAMS.
- REFER TO SHEET 3 AND FOR CORNER LOT ORIENTATION.

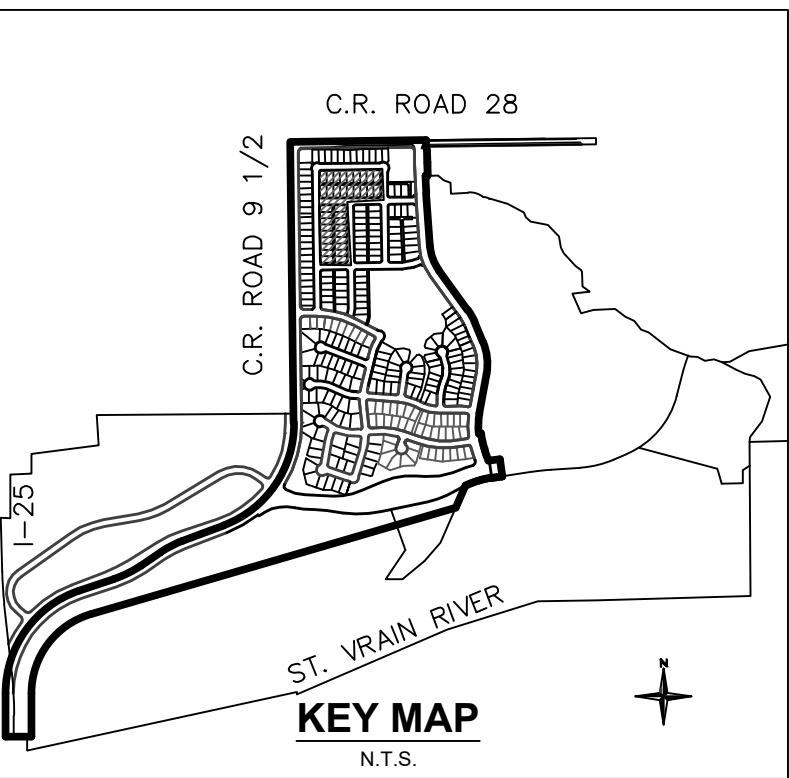


Mar 13, 2018 - 9:38am
120818001 - Barefoot Lakes/Clear Creek/Sheet Set/0301.11 BFL Filing 1/FDP/FDP Amend 3/Barefoot Lakes F1 FDP Amend 3 Address Phasing Tract.dwg



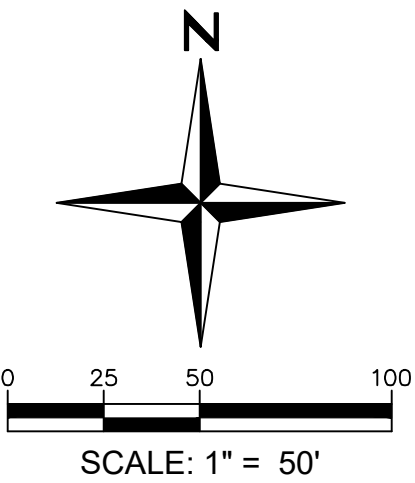
BLOCK 2 - FILING NO. 1, 2ND REPLAT		
LOT	ADDRESS	STREET NAME
1	4562	NORTH BEND WAY
2	4572	NORTH BEND WAY
3	4584	NORTH BEND WAY
4	4594	NORTH BEND WAY
5	4606	NORTH BEND WAY
6	4616	NORTH BEND WAY
7	4628	NORTH BEND WAY
8	4638	NORTH BEND WAY
9	4648	NORTH BEND WAY
10	4649	CLEAR CREEK DRIVE
11	4639	CLEAR CREEK DRIVE
12	4627	CLEAR CREEK DRIVE
13	4617	CLEAR CREEK DRIVE
14	4605	CLEAR CREEK DRIVE
15	4595	CLEAR CREEK DRIVE
16	4583	CLEAR CREEK DRIVE
17	4573	CLEAR CREEK DRIVE
18	4561	CLEAR CREEK DRIVE

BLOCK 2 - FILING NO. 1		
LOT	ADDRESS	STREET NAME
1	12903	RIVER ROCK WAY
2	12893	RIVER ROCK WAY
3	12883	RIVER ROCK WAY
4	12871	RIVER ROCK WAY
5	12861	RIVER ROCK WAY
6	12851	RIVER ROCK WAY
7	12841	RIVER ROCK WAY
8	12829	RIVER ROCK WAY
9	12819	RIVER ROCK WAY
10	12820	CRANE RIVER DRIVE
11	12830	CRANE RIVER DRIVE
12	12840	CRANE RIVER DRIVE
13	12850	CRANE RIVER DRIVE
14	12862	CRANE RIVER DRIVE
15	12872	CRANE RIVER DRIVE
16	12882	CRANE RIVER DRIVE
17	12892	CRANE RIVER DRIVE
18	12902	CRANE RIVER DRIVE



LEGEND	
	PHASE LINE
	PROPERTY LINE
15	LOT NUMBER
⑩	BLOCK NUMBER
4702	ADDRESS NUMBER
	CORNER LOT ORIENTATION
*	IRRIGATION TAP ADDRESS

NOTES	
1. PHASING IS SHOWN FOR REFERENCE ONLY AND IS NOT BEING CHANGED WITH THIS 3RD AMENDMENT.	



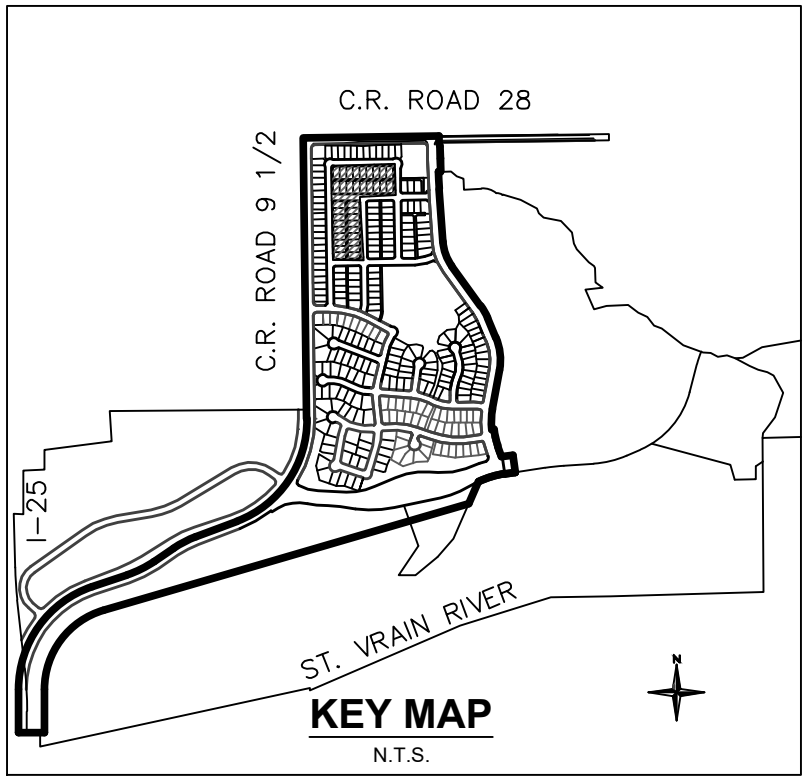
FDP - AMENDMENT NO. 3 BAREFOOT LAKES FILING NO. 1

TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

DW PROJECT NUMBER: 5311

FIRESTONE INFORMATION BLOCK	
BAREFOOT LAKES	
TRACT, ADDRESS AND PHASING PLAN	
Name of application:	Barefoot Lakes Filing No. 1
Type of Submittal:	FDP - Amendment No. 3
Filing #:	1
Phase #:	
First Submittal:	03.13.2018
Revision 1:	
Revision 2:	
Revision 3:	
Sheet <u>3</u> of <u>4</u>	

FDP - Amendment No. 3
Barefoot Lakes Filing No. 1
Planned Unit Development
GRADING AND DRAINAGE PLAN
Town of Firestone
Weld County
State of Colorado
Sheet 4 of 4



FDP - AMENDMENT NO. 3
BAREFOOT LAKES FILING NO. 1

TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

DW PROJECT NUMBER: 5311

FIRESTONE
INFORMATION BLOCK

BAREFOOT LAKES

GRADING AND
DRAINAGE PLAN

Name of application:	Barefoot Lakes Filing No. 1
Type of Submittal:	FDP - Amendment No. 3
Filing #:	1
Phase #:	
First Submittal:	03.13.2018
Revision 1:	
Revision 2:	
Revision 3:	

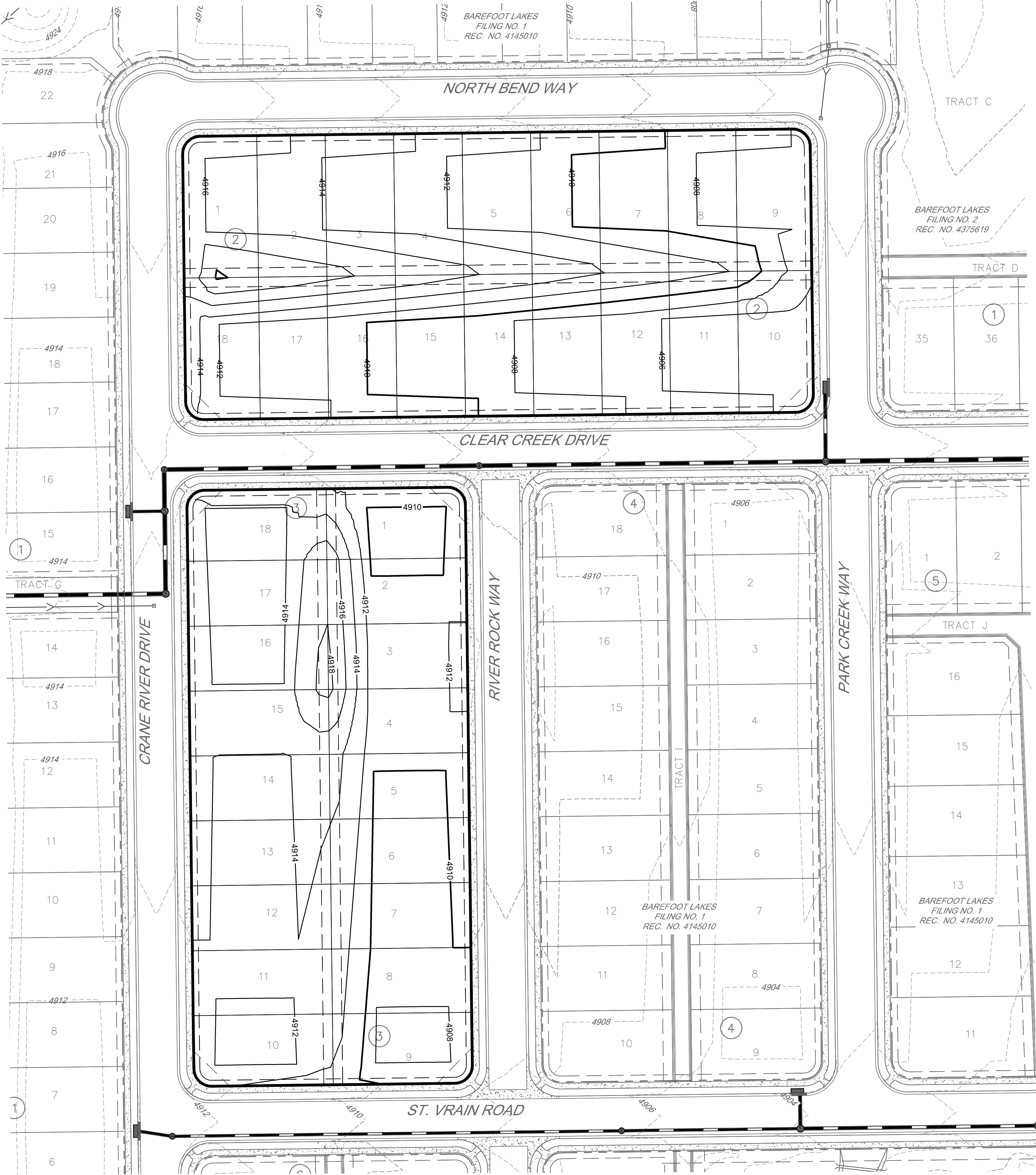
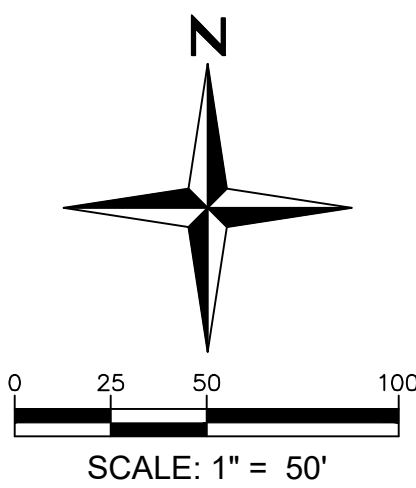
Sheet 4 of 4

LEGEND

	PROPERTY LINE
	EXISTING MINOR CONTOUR (2' INTERVAL)
	EXISTING MAJOR CONTOUR (10' INTERVAL)
	PROPOSED MINOR CONTOUR (2' INTERVAL)
	PROPOSED MAJOR CONTOUR (10' INTERVAL)
	PROPOSED STORM DRAIN LINE
	PROPOSED STORM DRAIN MANHOLE

NOTES

- 1) THE MINIMUM FIRST FLOOR TOP-OF-FOUNDATION ELEVATION FOR RESIDENTIAL LOTS SHALL BE 1.5-FT ABOVE THE FRONT PROPERTY CORNER ELEVATION AT THE HIGH SIDE OF THE LOT.
- 2) FINISH FIRST FLOOR ELEVATION FOR RESIDENTIAL LOTS SHALL BE 0 TO 15-INCHES ABOVE TOP-OF-FOUNDATION ELEVATION.



BAREFOOT LAKES FILING NO. 1, SECOND REPLAT

A REPLAT OF LOTS 1-18, BLOCK 2, LOTS 1-18, BLOCK 3, AND TRACTS F & H, BAREFOOT LAKES FILING NO. 1
LOCATED IN THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN,
TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO
SHEET 1 OF 2

CERTIFICATION OF OWNERSHIP AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT BAREFOOT LLC, A COLORADO LIMITED LIABILITY COMPANY, AND ST. VRAIN LAKES METROPOLITAN DISTRICT NO. 1, BEING THE SOLE OWNERS OF THE LAND SHOWN IN THIS PLAT AND DESCRIBED AS FOLLOWS:

LOTS 1 THROUGH 18, INCLUSIVE, BLOCK 2; LOTS 1 THROUGH 18, INCLUSIVE, BLOCK 3; AND TRACTS F, AND H, BAREFOOT LAKES FILING NO. 1, RECEPTION NO. 4145010, WELD COUNTY PUBLIC RECORDS, LYING IN THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO.

CONTAINING AN AREA OF 5.659 ACRES (246,474 SQUARE FEET), MORE OR LESS.

HAVE LAID OUT, SUBDIVIDED AND PLATTED SAID LAND AS PER DRAWING HEREON CONTAINED UNDER THE NAME AND STYLE OF **BAREFOOT LAKES FILING NO. 1, SECOND REPLAT**, A SUBDIVISION OF A PART OF THE TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO, AND BY THESE PRESENTS DO HEREBY DEDICATE TO THE TOWN OF FIRESTONE AND ALL SERVING PUBLIC UTILITIES (AND OTHER APPROPRIATE ENTITIES) THOSE PORTIONS OF SAID REAL PROPERTY WHICH ARE SO DESIGNATED AS EASEMENTS AS SHOWN HEREON.

IT IS EXPRESSLY UNDERSTOOD AND AGREED BY THE UNDERSIGNED THAT ALL EXPENSES AND COSTS INVOLVED IN CONSTRUCTING AND INSTALLING SANITARY SEWER SYSTEM WORKS AND LINES, WATER SYSTEM WORKS AND LINES, GAS SERVICE LINES, ELECTRICAL SERVICE WORKS AND LINES, LANDSCAPING, CURBS, GUTTERS, STREET PAVEMENT, SIDEWALKS, AND OTHER SUCH UTILITIES AND SERVICES SHALL BE GUARANTEED AND PAID FOR BY THE SUBDIVIDER OR ARRANGEMENTS MADE BY THE SUBDIVIDER THERE OF WHICH ARE APPROVED BY THE TOWN OF FIRESTONE, COLORADO, AND SUCH SUMS SHALL NOT BE PAID BY THE TOWN OF FIRESTONE, AND THAT ANY ITEM SO CONSTRUCTED OR INSTALLED WHEN ACCEPTED BY THE TOWN OF FIRESTONE SHALL BECOME THE SOLE PROPERTY OF SAID TOWN OF FIRESTONE, COLORADO, EXCEPT PRIVATE ROADWAYS CURBS, GUTTER AND PAVEMENT AND ITEMS OWNED BY MUNICIPALITY FRANCHISED UTILITIES, OTHER SERVING PUBLIC ENTITIES AND/OR COMCAST, WHICH WHEN CONSTRUCTED OR INSTALLED SHALL REMAIN AND/OR BECOME THE PROPERTY OF SUCH MUNICIPALITY FRANCHISED UTILITIES, OTHER SERVING PUBLIC ENTITIES, AND/OR COMCAST AND SHALL NOT BECOME THE PROPERTY OF THE TOWN OF FIRESTONE, COLORADO.

OWNER:

BAREFOOT LLC, A COLORADO LIMITED LIABILITY COMPANY
6465 GREENWOOD PLAZA BLVD, STE 700
CENTENNIAL CO 80111

BY: _____

NAME: _____

TITLE: _____

EXECUTED THIS ____ DAY OF _____, A.D., 20____

STATE OF COLORADO }
COUNTY OF _____ } SS.

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____ 20 ____

BY _____ AS _____ OF BAREFOOT LLC, A COLORADO LIMITED LIABILITY COMPANY.

MY COMMISSION EXPIRES _____

WITNESS MY HAND AND SEAL.

NOTARY PUBLIC

AND

BY: _____

NAME: _____

TITLE: _____

EXECUTED THIS ____ DAY OF _____, A.D., 20____

STATE OF COLORADO }
COUNTY OF _____ } SS.

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____ 20 ____

BY _____ AS _____ OF _____

MY COMMISSION EXPIRES _____

WITNESS MY HAND AND SEAL.

NOTARY PUBLIC

AND

ST. VRAIN LAKES METROPOLITAN DISTRICT NO. 1
6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, COLORADO 80111

BY: _____

NAME: _____

TITLE: _____

EXECUTED THIS ____ DAY OF _____, A.D., 20____

STATE OF COLORADO }
COUNTY OF _____ } SS.

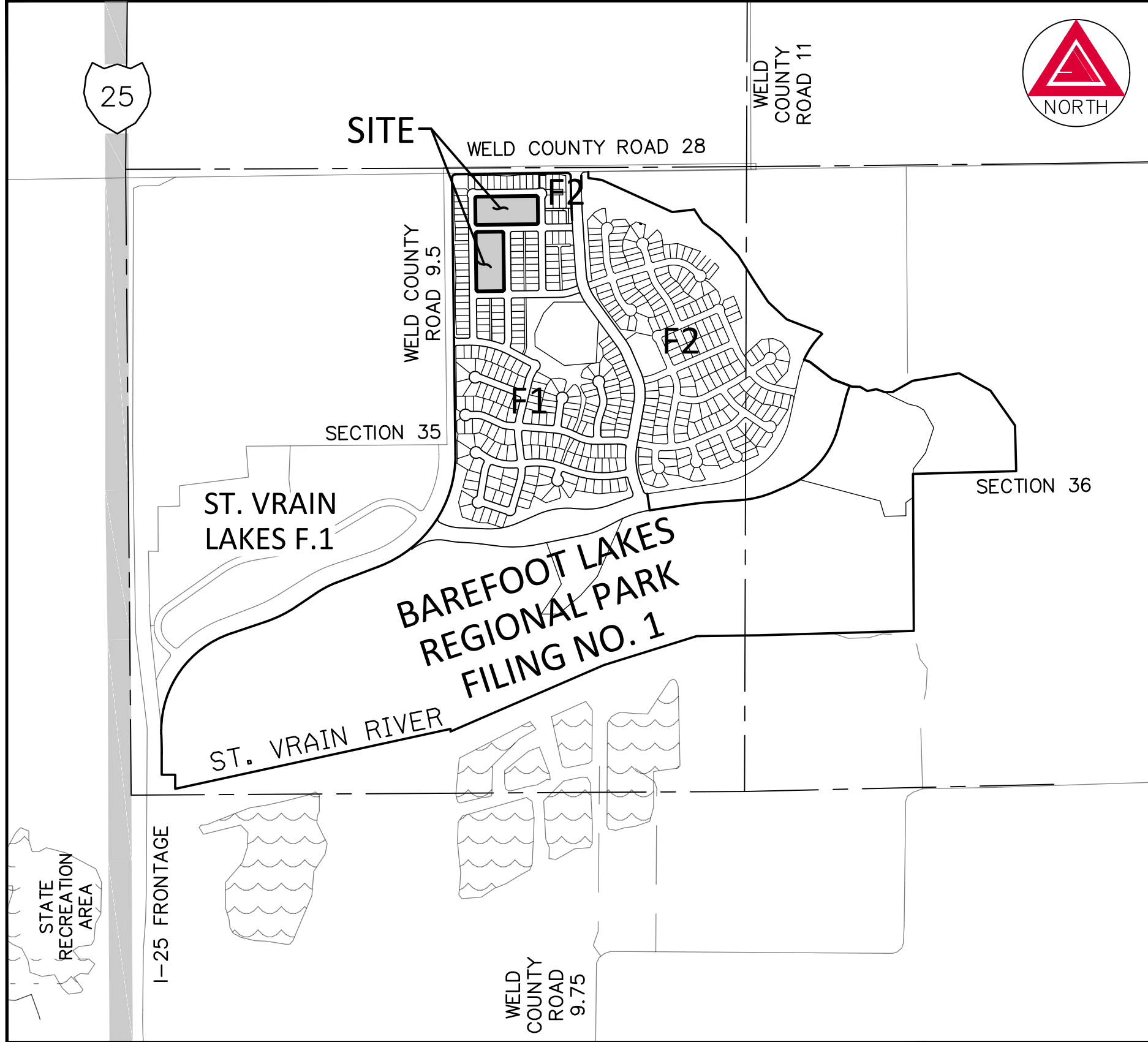
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____ 20 ____

BY _____ AS _____ OF _____

MY COMMISSION EXPIRES _____

WITNESS MY HAND AND SEAL.

NOTARY PUBLIC



VICINITY MAP
SCALE: 1" = 1000'

GENERAL NOTES

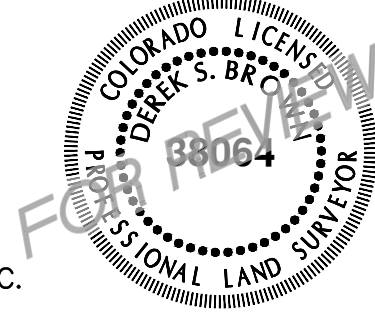
- NOTICE:** ACCORDING TO COLORADO LAW YOU **MUST** COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.
- ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND SURVEY MONUMENT OR LAND BOUNDARY MONUMENT OR ACCESSORY COMMITS A CLASS TWO (2) MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508, COLORADO REVISED STATUTE.
- DISTANCES ON THIS PLAT ARE GROUND DISTANCES EXPRESSED IN U.S. SURVEY FEET AND DECIMALS THEREOF. A U.S. SURVEY FOOT IS DEFINED AS EXACTLY 1200/3937 METERS
- BASIS OF BEARINGS:** BEARINGS ARE BASED ON THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, ASSUMED TO BEAR NORTH 00°42'02" WEST, 2676.11 FEET AND MONUMENTED AS SHOWN HEREON.
- TITLE COMMITMENT:** LAND TITLE GUARANTEE COMPANY PROPERTY INFORMATION BINDER ORDER NUMBER _____, DATED _____, 2018 AT 5:00 P.M. WAS RELIED UPON FOR RECORD INFORMATION REGARDING RIGHTS-OF-WAY, EASEMENTS AND ENCUMBRANCES. THIS SURVEY DOES NOT REPRESENT A TITLE SEARCH BY AZTEC CONSULTANTS INC. TO DETERMINE OWNERSHIP, RIGHTS-OF-WAY, EASEMENTS OR OTHER MATTERS OF PUBLIC RECORD.
- FLOODPLAIN:** THE SUBJECT PROPERTY SHOWN HEREON LIES IN FLOOD ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INSURANCE RATE MAP NUMBER 08123C1890E, PANEL 1890 OF 2250, WITH A REVISED DATE OF JANUARY 20, 2016.
- ALL PREVIOUSLY PLATTED EASEMENTS SHOWN ON THE BAREFOOT LAKES FILING NO. 1 FINAL PLAT RECORDED UNDER RECEPTION NO. 4145010 WITHIN THE BOUNDARIES OF THIS PLAT ARE HEREBY ABANDONED UNLESS OTHERWISE SHOWN OR NOTED HEREON.
- THE PLATTED PROPERTY IS SUBJECT TO THE TERMS AND CONDITIONS OF THE FOLLOWING:
 - USE BY SPECIAL REVIEW #1653 RECORDED 11/25/2009 AT RECEPTION NO. 3661820
 - SURFACE USE AGREEMENT RECORDED 08/15/2013 AT RECEPTION NO. 3956309
 - MINOR AMENDMENT, SPECIAL USE REVIEW #MUSR 13-0022 RECORDED 06/12/2014 AT RECEPTION NO. 4023035
 - AMENDMENT TO SURFACE USE AGREEMENT AND GRANT OF RIGHT-OF-WAY EASEMENT RECORDED 02/09/2015 AT RECEPTION NO. 4081971.
- A BLANKET OIL AND GAS PIPELINE RIGHT-OF-WAY AS DESCRIBED IN THAT RIGHT OF WAY CONVEYANCE RECORDED IN BOOK 1199 AT PAGE 425 OF THE RECORDS OF THE WELD COUNTY CLERK AND RECORDER'S OFFICE IS LOCATED ACROSS THE WEST HALF OF SECTION 35, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN.

SHEET INDEX

SHEET 1 - DEDICATION, APPROVALS, SUBDIVISION DATA, VICINITY MAP, LEGAL DESCRIPTION, GENERAL NOTES
SHEET 2 - TRACTS, LOTS, AND BLOCK GRAPHICS AND DETAILS

SURVEYING CERTIFICATE:

I, DEREK S. BROWN, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY REPRESENTED BY THIS PLAT WAS MADE UNDER MY PERSONAL SUPERVISION AND CHECKING. I FURTHER CERTIFY THAT THE SURVEY AND THIS PLAT COMPLY WITH ALL APPLICABLE RULES, REGULATIONS AND LAWS OF THE STATE OF COLORADO, STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS, AND TOWN OF FIRESTONE.



BY: DEREK S. BROWN, L.S. NO. 38064
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.

NOTICE: ACCORDING TO COLORADO LAW, YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

NOTICE: PER THE STATE OF COLORADO BOARD OF LICENSURE FOR ARCHITECTS, PROFESSIONAL ENGINEERS, AND PROFESSIONAL LAND SURVEYORS RULE 6.2.2 THE WORD "CERTIFY" AS USED HEREON MEANS AN EXPRESSION OF PROFESSIONAL OPINION AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EXPRESSED OR IMPLIED. THE SURVEY REPRESENTED HEREON HAS BEEN PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE AND IS BASED UPON MY KNOWLEDGE, INFORMATION AND BELIEF.

TOWN APPROVAL

THIS IS TO CERTIFY THAT THE PLAT OF BAREFOOT LAKES FILING NO. 1, SECOND REPLAT WAS APPROVED ON THIS ____ DAY OF _____, 2017 AND THAT THE MAYOR OF THE TOWN OF FIRESTONE ON BEHALF OF THE TOWN OF FIRESTONE, HEREBY ACKNOWLEDGES SAID PLAT UPON WHICH THIS CERTIFICATE IS ENDORSED FOR ALL PURPOSES INDICATED THEREON.

MAYOR _____

ATTEST: TOWN CLERK _____

OWNER:

ST. VRAIN LAKES METROPOLITAN DISTRICT NO. 1
6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, COLORADO 80111
303-790-6605
CONTACT: MARC SAVELA
MARC.SAVELA@BROOKFIELDRP.COM

OWNER:

BAREFOOT LLC
6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, COLORADO 80111
303-790-6605
CONTACT: DAVE CARRO
DAVE.CARRO@BROOKFIELDRP.COM

SURVEYOR:

AZTEC CONSULTANTS, INC.
300 EAST MINERAL AVE., SUITE 1
LITTLETON, COLORADO 80122
303-713-1898
CONTACT: DEREK BROWN
DBROWN@AZTECCONSULTANTS.COM

ENGINEER:

REDLAND
1500 WEST CANAL COURT
LITTLETON, COLORADO 80120
720-283-6783
CONTACT: FRED TAFOYA, P.E.
FTAFOYA@REDLAND.COM

DEVELOPER:

BROOKFIELD RESIDENTIAL
6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, COLORADO 80111
303-706-9451
CONTACT: DAVID CARRO
DAVID.CARRO@BROOKFIELDRP.COM

FIRESTONE INFORMATION BLOCK

Name of Application	BAREFOOT LAKES
Type of Submittal	FINAL PLAT
Filing Number	1, 2ND REPLAT
Phase Number	N/A
Preparation Date	02/19/2018
Revision Date	
Revision Date	

COVER PAGE ~ SHEET 1 of 2



300 East Mineral Ave., Suite 1
Littleton, Colorado 80122
Phone: (303) 713-1898
Fax: (303) 713-1897
www.aztecconsultants.com

AzTec Proj. No.: 54818-08

DEVELOPER
BROOKFIELD RESIDENTIAL

6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, CO 80111
(303) 706-9451

DATE OF PREPARATION:

2018-02-19

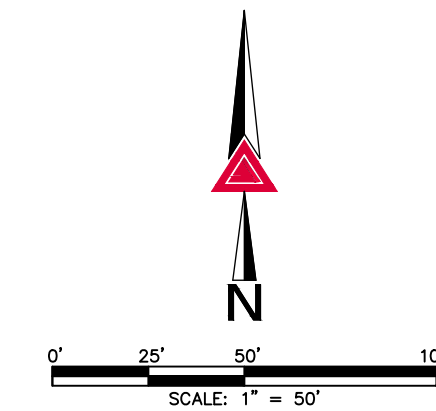
SCALE:

NA

SHEET 1 OF 2

BAREFOOT LAKES FILING NO. 1, SECOND REPLAT

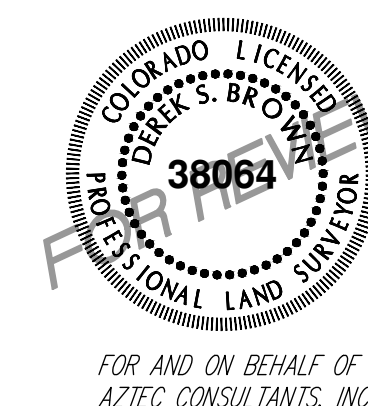
A REPLAT OF LOTS 1-18, BLOCK 2, LOTS 1-18, BLOCK 3, AND
TRACTS F & H, BAREFOOT LAKES FILING NO. 1
LOCATED IN THE NORTHEAST QUARTER OF SECTION 35,
TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE
SIXTH PRINCIPAL MERIDIAN,
TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO
SHEET 2 OF 2



LEGEND

- PUBLIC LAND CORNER AS DESCRIBED
- SET 18" NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC LS 38064"
- ROW RIGHT-OF-WAY
- U.E. UTILITY EASEMENT
- G.E. GAS EASEMENT
- SDE SIGHT DISTANCE EASEMENT (SIGHT TRIANGLE)

CURVE TABLE				
CURVE	DELTA	RADIUS	LENGTH	CHORD INFO
C1	90°00'00"	15.00'	23.56'	N44°17'58"E, 21.21'
C2	90°00'00"	15.00'	23.56'	S45°42'02"E, 21.21'
C3	90°00'00"	15.00'	23.56'	S44°17'58"W, 21.21'
C4	90°00'00"	15.00'	23.56'	N45°42'02"W, 21.21'
C5	90°00'00"	15.00'	23.56'	N44°17'58"E, 21.21'
C6	90°00'00"	15.00'	23.56'	S45°42'02"E, 21.21'
C7	90°00'00"	15.00'	23.56'	S44°17'58"W, 21.21'
C8	90°00'00"	15.00'	23.56'	N45°42'02"W, 21.21'



FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC.

FIRESTONE INFORMATION BLOCK

Name of Application	BAREFOOT LAKES
Type of Submittal	FINAL PLAT
Filing Number	1, 2ND REPLAT
Phase Number	N/A
Preparation Date	02/19/2018
Revision Date	
Revision Date	
Revision Date	

DETAIL PAGE ~ SHEET 2 of 2



AzTec Proj. No.: 54818-08

DEVELOPER
BROOKFIELD RESIDENTIAL

6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, CO 80111
(303) 706-9451

DATE OF PREPARATION: 2018-02-19

SCALE: 1" = 50'

SHEET 2 OF 2

AGENDA INFORMATION MEMORANDUM

FIRESTONE TOWN BOARD OF TRUSTEES



AIM#: 6.b.

Public Hearings

Meeting Date: July 19, 2018

Initiated By:

Dept: Town Clerk

AGENDA TITLE

Res. PC-18-12 - Barefoot Lakes Filing 2, Replat #1 & FDP Amendment

SUMMARY

HISTORY AND PREVIOUS BOARD ACTION

RECOMMENDATION

ALTERNATIVES

ATTACHMENTS

1. 99 - Barefoot Lakes Filing No. 2, 1st Replat_Final Plat
2. Barefoot F2 Replat 1 FDP Amend 1 PC res
3. Barefoot Lakes Filing 2 1st Amendment 1st Replat Staff Report 7-19-18
4. Barefoot Lakes Filing No. 2, 1st Replat_FDP

FINANCIAL CONSIDERATIONS

FINAL PLAT

BAREFOOT LAKES FILING NO. 2 1ST REPLAT

A REPLAT OF A PORTION OF BAREFOOT LAKES FILING NO. 2 WITHIN THE EAST HALF OF SECTION 35 AND THE WEST HALF OF SECTION 36, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO

SHEET 1 OF 4

CERTIFICATION OF OWNERSHIP AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT BAREFOOT LLC, A COLORADO LIMITED LIABILITY COMPANY, AND ST. VRAIN LAKES METROPOLITAN DISTRICT NO. 1, BEING THE SOLE OWNERS OF THE LAND SHOWN IN THIS PLAT AND DESCRIBED AS FOLLOWS:

TRACTS A AND B, LOTS 60–67, BLOCK 1, LOTS 1–16, BLOCK 3 AND LOTS 1–2, BLOCK 8, BAREFOOT LAKES FILING NO. 2 AS RECORDED UNDER RECEPTION NO. 4375619 OF THE RECORDS OF THE WELD COUNTY CLERK AND RECORDER'S OFFICE AND BEING LOCATED WITHIN THE NORTHEAST QUARTER OF SECTION 35 AND THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO

CONTAINING AN AREA OF 24.241 ACRES (1,055,950 SQUARE FEET), MORE OR LESS.

HAVE LAID OUT, SUBDIVIDED AND PLATTED SAID LAND AS PER DRAWING HEREON CONTAINED UNDER THE NAME AND STYLE OF **BAREFOOT LAKES FILING NO. 2, 1ST REPLAT**, A SUBDIVISION OF A PART OF THE TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO, AND BY THESE PRESENTS DO HEREBY DEDICATE TO THE TOWN OF FIRESTONE AND ALL SERVING PUBLIC UTILITIES (AND OTHER APPROPRIATE ENTITIES) THOSE PORTIONS OF SAID REAL PROPERTY WHICH ARE SO DESIGNATED AS EASEMENTS AS SHOWN HEREON.

IT IS EXPRESSLY UNDERSTOOD AND AGREED BY THE UNDERSIGNED THAT ALL EXPENSES AND COSTS INVOLVED IN CONSTRUCTING AND INSTALLING SANITARY SEWER SYSTEM WORKS AND LINES, WATER SYSTEM WORKS AND LINES, GAS SERVICE LINES, ELECTRICAL SERVICE WORKS AND LINES, LANDSCAPING, CURBS, GUTTERS, STREET PAVEMENT, SIDEWALKS, AND OTHER SUCH UTILITIES AND SERVICES SHALL BE GUARANTEED AND PAID FOR BY THE SUBDIVIDER OR ARRANGEMENTS MADE BY THE SUBDIVIDER THERE OF WHICH ARE APPROVED BY THE TOWN OF FIRESTONE, COLORADO, AND SUCH SUMS SHALL NOT BE PAID BY THE TOWN OF FIRESTONE, AND THAT ANY ITEM SO CONSTRUCTED OR INSTALLED WHEN ACCEPTED BY THE TOWN OF FIRESTONE SHALL BECOME THE SOLE PROPERTY OF SAID TOWN OF FIRESTONE, COLORADO, EXCEPT PRIVATE ROADWAYS CURBS, GUTTER AND PAVEMENT AND ITEMS OWNED BY MUNICIPALITY FRANCHISED UTILITIES, OTHER SERVING PUBLIC ENTITIES AND/OR COMCAST, WHICH WHEN CONSTRUCTED OR INSTALLED SHALL REMAIN AND/OR BECOME THE PROPERTY OF SUCH MUNICIPALITY FRANCHISED UTILITIES, OTHER SERVING PUBLIC ENTITIES, AND/OR COMCAST AND SHALL NOT BECOME THE PROPERTY OF THE TOWN OF FIRESTONE, COLORADO.

OWNER:

BAREFOOT LLC, A COLORADO LIMITED LIABILITY COMPANY
6465 GREENWOOD PLAZA BLVD., STE 700
CENTENNIAL CO 80111

BY: _____

NAME: _____

TITLE: _____

EXECUTED THIS ____ DAY OF _____, A.D., 20 ____

STATE OF COLORADO }
COUNTY OF _____ } SS.

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____, 20 ____.

BY _____ AS _____ OF **BAREFOOT LLC, A COLORADO LIMITED LIABILITY COMPANY.**

MY COMMISSION EXPIRES _____

WITNESS MY HAND AND SEAL.

NOTARY PUBLIC

AND

BY: _____

NAME: _____

TITLE: _____

EXECUTED THIS ____ DAY OF _____, A.D., 20 ____

STATE OF COLORADO }
COUNTY OF _____ } SS.

THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____, 20 ____.

BY _____ AS _____ OF _____.

MY COMMISSION EXPIRES _____

WITNESS MY HAND AND SEAL.

NOTARY PUBLIC

AND

ST. VRAIN LAKES METROPOLITAN DISTRICT NO. 1
6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, COLORADO 80111

BY: _____

NAME: _____

TITLE: _____

EXECUTED THIS ____ DAY OF _____, A.D., 20 ____

STATE OF COLORADO }
COUNTY OF _____ } SS.

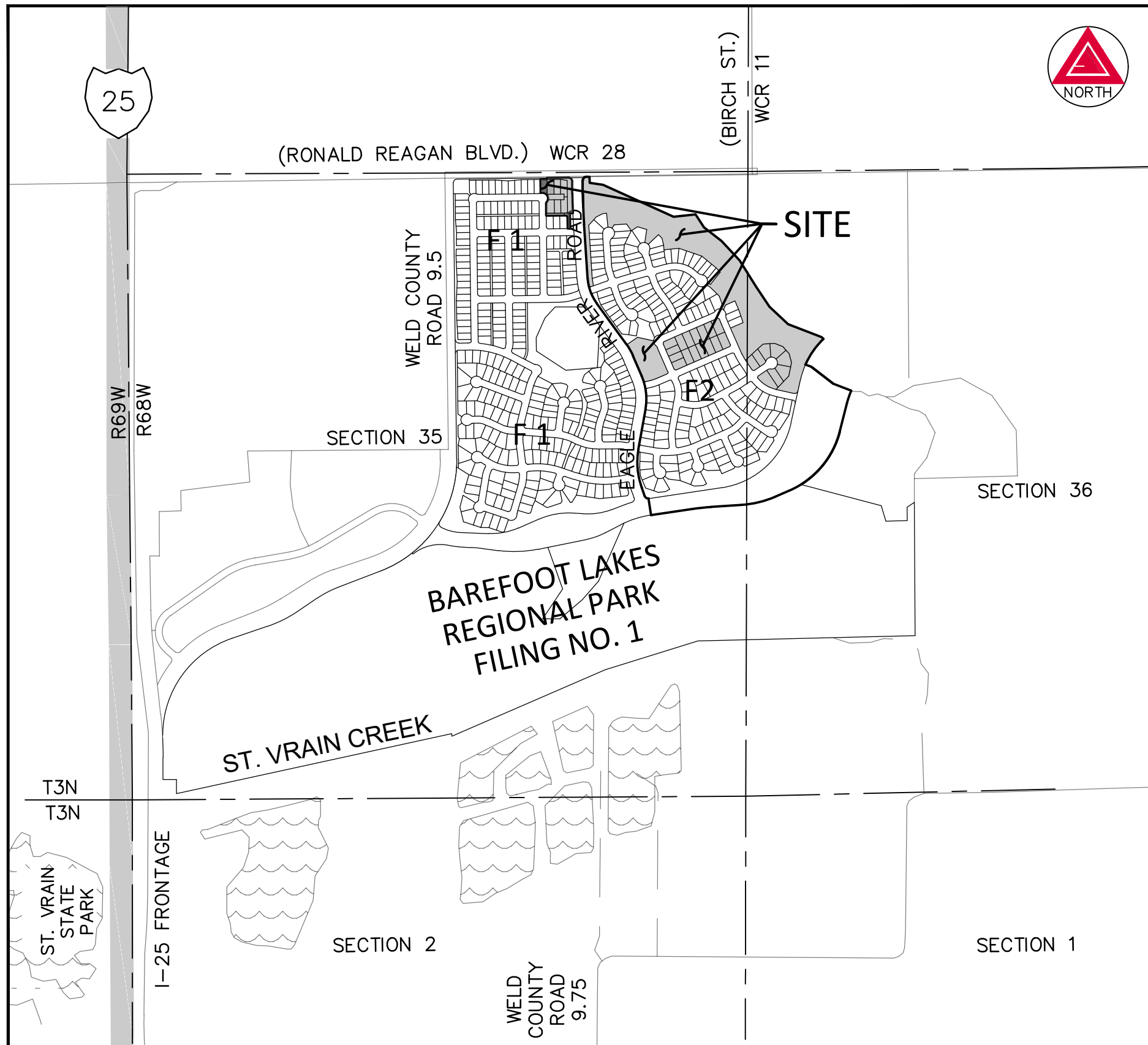
THE FOREGOING DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY OF _____, 20 ____.

BY _____ AS _____ OF _____.

MY COMMISSION EXPIRES _____

WITNESS MY HAND AND SEAL.

NOTARY PUBLIC



VICINITY MAP
SCALE: 1" = 1000'

GENERAL NOTES

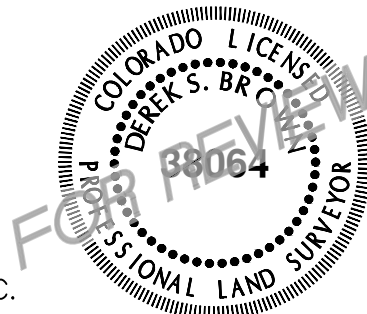
- NOTICE:** ACCORDING TO COLORADO LAW YOU **MUST** COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.
- ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND SURVEY MONUMENT OR LAND BOUNDARY MONUMENT OR ACCESSORY COMMITS A CLASS TWO (2) MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508, COLORADO REVISED STATUTE.
- DISTANCES ON THIS PLAT ARE GROUND DISTANCES EXPRESSED IN U.S. SURVEY FEET AND DECIMALS THEREOF. A U.S. SURVEY FOOT IS DEFINED AS EXACTLY 1200/3937 METERS
- BASIS OF BEARINGS:** BEARINGS ARE BASED ON THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, ASSUMED TO BEAR NORTH 00°42'02" WEST, 2676.11 FEET AND MONUMENTED AS SHOWN HEREON.
- TITLE COMMITMENT:** LAND TITLE GUARANTEE COMPANY PROPERTY INFORMATION BINDER ORDER NUMBER _____, DATED _____, 2018 AT 5:00 P.M. WAS RELIED UPON FOR RECORD INFORMATION REGARDING RIGHTS-OF-WAY, EASEMENTS AND ENCUMBRANCES. THIS SURVEY DOES NOT REPRESENT A TITLE SEARCH BY AZTEC CONSULTANTS INC. TO DETERMINE OWNERSHIP, RIGHTS-OF-WAY, EASEMENTS OR OTHER MATTERS OF PUBLIC RECORD.
- FLOODPLAIN:** THE SUBJECT PROPERTY SHOWN HEREON LIES IN FLOOD ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY, FLOOD INSURANCE RATE MAP NUMBER 08123C1890E, PANEL 1890 OF 2250, WITH A REVISED DATE OF JANUARY 20, 2016.
- ALL PREVIOUSLY PLATTED EASEMENTS SHOWN ON THE BAREFOOT LAKES FILING NO. 1 FINAL PLAT RECORDED UNDER RECEPTION NO. 4145010 WITHIN THE BOUNDARIES OF THIS PLAT ARE HEREBY ABANDONED UNLESS OTHERWISE SHOWN OR NOTED HEREON.
- THE PLATTED PROPERTY IS SUBJECT TO THE TERMS AND CONDITIONS OF THE FOLLOWING:
 - USE BY SPECIAL REVIEW #1653 RECORDED 11/25/2009 AT RECEPTION NO. 3661820
 - SURFACE USE AGREEMENT RECORDED 08/15/2013 AT RECEPTION NO. 3956309
 - MINOR AMENDMENT, SPECIAL USE REVIEW #MUSR 13-0022 RECORDED 06/12/2014 AT RECEPTION NO. 4023035
 - AMENDMENT TO SURFACE USE AGREEMENT AND GRANT OF RIGHT-OF-WAY EASEMENT RECORDED 02/09/2015 AT RECEPTION NO. 4081971.
- A BLANKET OIL AND GAS PIPELINE RIGHT-OF-WAY AS DESCRIBED IN THAT RIGHT OF WAY CONVEYANCE RECORDED IN BOOK 1199 AT PAGE 425 OF THE RECORDS OF THE WELD COUNTY CLERK AND RECORDER'S OFFICE IS LOCATED ACROSS THE WEST HALF OF SECTION 35, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN.

SHEET INDEX

- SHEET 1 — DEDICATION, APPROVALS, . VICINITY MAP, LEGAL DESCRIPTION, GENERAL NOTES
SHEET 2 — SUBDIVISION DATA, SECTION BREAKDOWN, OVERALL BOUNDARY, LARGE PARCEL GRAPHICS AND DETAILS
SHEET 3-4 — TRACTS, LOTS, BLOCKS AND RIGHTS-OF-WAY GRAPHICS AND DETAILS

SURVEYING CERTIFICATE:

I, DEREK S. BROWN, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE SURVEY REPRESENTED BY THIS PLAT WAS MADE UNDER MY PERSONAL SUPERVISION AND CHECKING. I FURTHER CERTIFY THAT THE SURVEY AND THIS PLAT COMPLY WITH ALL APPLICABLE RULES, REGULATIONS AND LAWS OF THE STATE OF COLORADO, STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS, AND TOWN OF FIRESTONE.



BY: DEREK S. BROWN, L.S. NO. 38064
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.

NOTICE: ACCORDING TO COLORADO LAW, YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

NOTICE: PER THE STATE OF COLORADO BOARD OF LICENSURE FOR ARCHITECTS, PROFESSIONAL ENGINEERS, AND PROFESSIONAL LAND SURVEYORS RULE 6.2.2 THE WORD "CERTIFY" AS USED HEREON MEANS AN EXPRESSION OF PROFESSIONAL OPINION AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EXPRESSED OR IMPLIED. THE SURVEY REPRESENTED HEREON HAS BEEN PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE AND IS BASED UPON MY KNOWLEDGE, INFORMATION AND BELIEF.

TOWN APPROVAL

THIS IS TO CERTIFY THAT THE PLAT OF **BAREFOOT LAKES FILING NO. 2, 1ST REPLAT** WAS APPROVED ON THIS ____ DAY OF _____, 2017 AND THAT THE MAYOR OF THE TOWN OF FIRESTONE ON BEHALF OF THE TOWN OF FIRESTONE, HEREBY ACKNOWLEDGES SAID PLAT UPON WHICH THIS CERTIFICATE IS ENDORSED FOR ALL PURPOSES INDICATED THEREON.

MAYOR _____

ATTEST: TOWN CLERK _____

OWNER:

ST. VRAIN LAKES METROPOLITAN DISTRICT NO. 1
6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, COLORADO 80111
303-790-6605
CONTACT: MARC SAVELA
MARC.SAVELA@BROOKFIELDGRP.COM

OWNER:

BAREFOOT LLC
6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, COLORADO 80111
303-790-6605
CONTACT: DAVE CARRO
DAVE.CARRO@BROOKFIELDGRP.COM

SURVEYOR:

AZTEC CONSULTANTS, INC.
300 EAST MINERAL AVE., SUITE 1
LITTLETON, COLORADO 80122
303-713-1898
CONTACT: DEREK BROWN
DBROWN@AZTECCONSULTANTS.COM

ENGINEER:

REDLAND
1500 WEST CANAL COURT
LITTLETON, COLORADO 80120
720-283-6783
CONTACT: FRED TAFOYA, P.E.
FTAFOYA@REDLAND.COM

DEVELOPER:

BROOKFIELD RESIDENTIAL
6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, COLORADO 80111
303-706-9451
CONTACT: DAVID CARRO
DAVID.CARRO@BROOKFIELDGRP.COM

FIRESTONE INFORMATION BLOCK

Name of Application	BAREFOOT LAKES
Type of Submittal	FINAL PLAT
Filing Number	SECOND - 1ST REPLAT
Phase Number	N/A
Preparation Date	02-19-2018
Revision Date	
Revision Date	
Revision Date	

COVER PAGE ~ SHEET 1 of 4



Drawn By: JThompson

AzTec Proj. No.: 54818-09

DEVELOPER
BROOKFIELD RESIDENTIAL

6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, COLORADO 80111
(303) 706-9451

DATE OF PREPARATION: 2018-02-19

SCALE: NA

SHEET 1 OF 4

SHEET 2 OF 4

S H E E T 2 O F 4

Drawn By: JThompson

AzTec Proj. No.: 54818-09

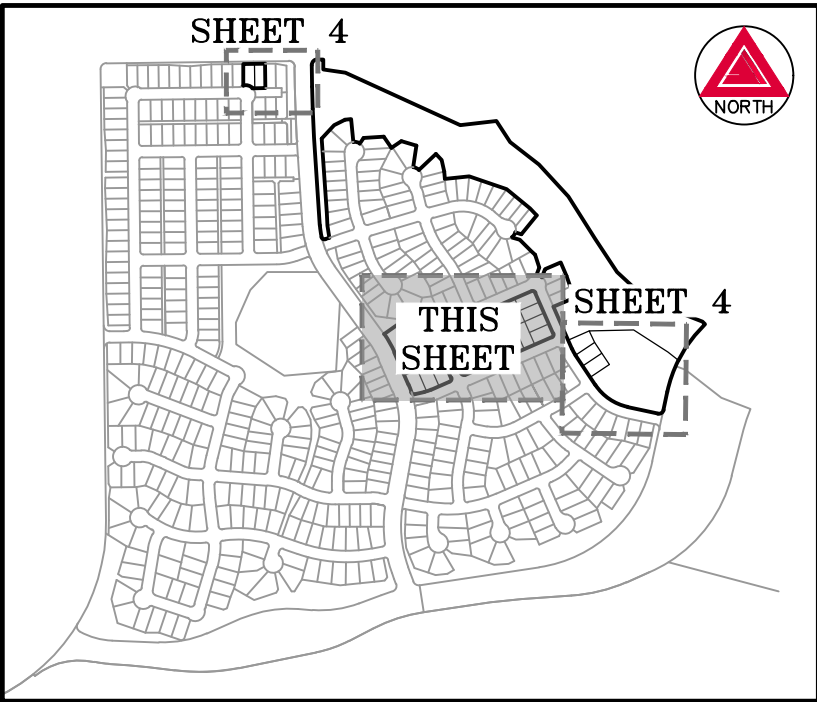
FINAL PLAT

BAREFOOT LAKES FILING NO. 2 1ST REPLAT

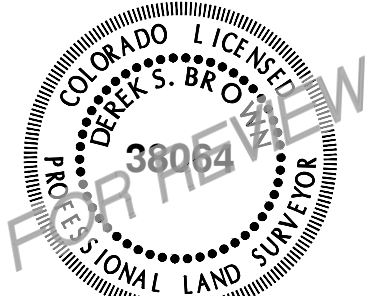
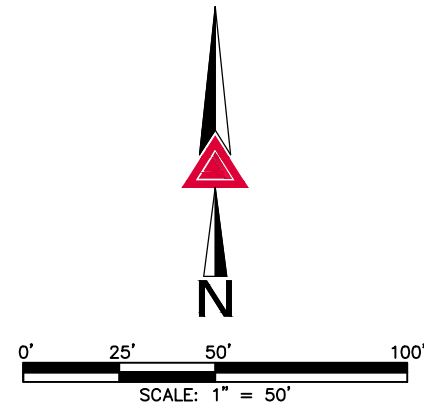
A REPLAT OF A PORTION OF BAREFOOT LAKES FILING NO. 2 WITHIN THE EAST HALF OF SECTION 35 AND THE WEST HALF OF SECTION 36, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO

SHEET 3 OF 4

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHD BRG	CHD DIST.
C25	90°00'00"	15.00'	23.56'	N21°29'13"E	21.21'
C26	90°00'00"	16.00'	25.13'	N68°30'47"W	22.63'
C27	90°00'00"	16.00'	25.13'	S21°29'13"W	22.63'
C28	90°00'00"	15.00'	23.56'	S68°30'47"E	21.21'
C29	56°42'15"	51.00'	50.47'	S25°32'17"E	48.44'
C30	18°20'41"	39.00'	12.49'	S44°43'04"E	12.43'
C31	90°00'00"	15.00'	23.56'	S21°29'13"W	21.21'
C32	6°33'03"	211.00'	24.12'	S69°45'44"W	24.11'
C33	85°02'59"	15.00'	22.27'	S61°00'01"E	20.28'
C34	4°57'07"	495.00'	42.78'	N20°57'01"W	42.77'
C35	11°36'28"	545.00'	110.41'	N29°13'49"W	110.22'



KEY MAP
SCALE: 1" = 1000'



FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC.

LEGEND	
○	SET 18" NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC PLS 38064"
●	RECOVERED NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC PLS 38064"
U.E.	UTILITY EASEMENT
G.E.	GAS EASEMENT
D.E.	DRAINAGE EASEMENT
SDE	SIGHT DISTANCE EASEMENT (SIGHT TRIANGLE)
(NR)	NON-RADIAL
ROW	RIGHT-OF-WAY

FIRESTONE INFORMATION BLOCK	
Name of Application	BAREFOOT LAKES
Type of Submittal	FINAL PLAT
Filing Number	SECOND - 1ST REPLAT
Phase Number	N/A
Preparation Date	02-19-2018
Revision Date	
Revision Date	
Revision Date	
PLAT GRAPHICS ~ SHEET 3 of 4	

 300 E. MINERAL AVE., Suite 1 Littleton, Colorado 80122 Phone: (303) 713-1898 Fax: (303) 713-1897 www.aztecconsultants.com Drawn By: JThompson	DEVELOPER BROOKFIELD RESIDENTIAL 6465 S. GREENWOOD PLAZA BLVD., SUITE 700 CENTENNIAL, COLORADO 80111 (303) 706-9451	DATE OF PREPARATION:	2018-02-19
		SCALE:	1"=50'
		SHEET 3 OF 4	

AzTec Proj. No.: 54818-09

FINAL PLAT
BAREFOOT LAKES FILING NO. 2 1ST REPLAT

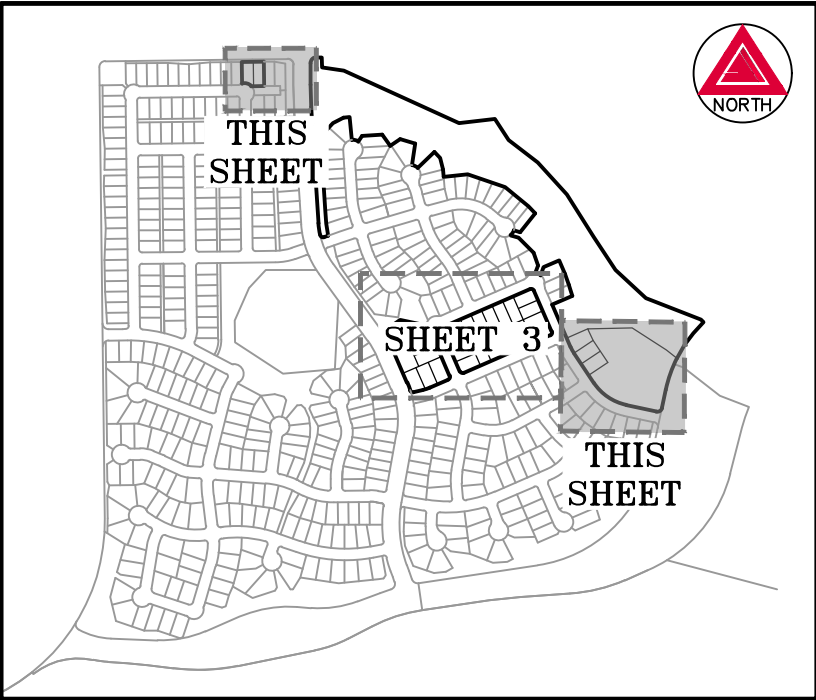
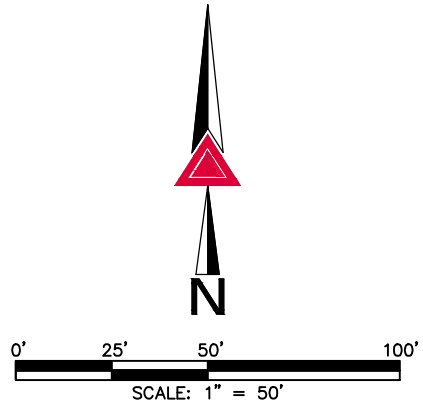
A REPLAT OF A PORTION OF BAREFOOT LAKES FILING NO. 2 WITHIN THE EAST HALF OF SECTION 35 AND THE WEST HALF OF SECTION 36, TOWNSHIP 3 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO
SHEET 4 OF 4

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHD BRG	CHD DIST.
C36	57°28'27"	50.00'	50.16'	N74°40'21"W	48.08'
C37	10°11'43"	211.00'	37.55'	N28°36'39"W	37.50'
C38	90°00'00"	25.00'	39.27'	S57°05'48"W	35.36'

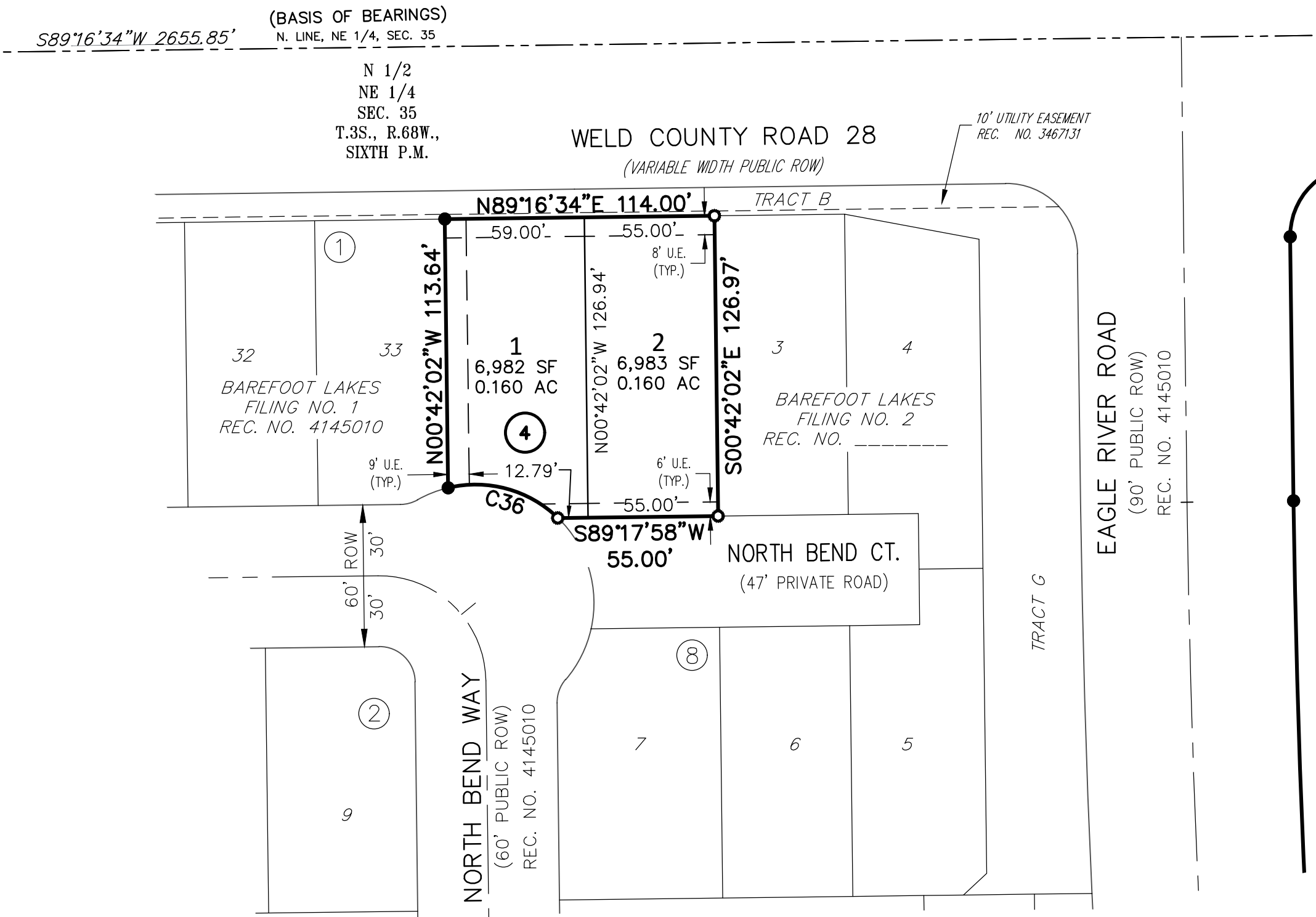
LEGEND

- SET 18" NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC PLS 38064"
- RECOVERED NO. 5 REBAR WITH 1-1/4" ORANGE PLASTIC CAP STAMPED "AZTEC PLS 38064"

U.E. UTILITY EASEMENT
G.E. GAS EASEMENT
D.E. DRAINAGE EASEMENT
SDE SIGHT DISTANCE EASEMENT (SIGHT TRIANGLE)
(NR) NON-RADIAL
ROW RIGHT-OF-WAY

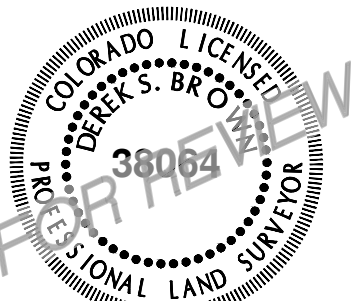


KEY MAP
SCALE: 1" = 1000'



SEE SHEET 3

SEE SHEET 2



FOR AND ON BEHALF OF
AZTEC CONSULTANTS, INC.

FIRESTONE INFORMATION BLOCK

Name of Application	BAREFOOT LAKES
Type of Submittal	FINAL PLAT
Filing Number	SECOND - 1ST REPLAT
Phase Number	N/A
Preparation Date	02-19-2018
Revision Date	
Revision Date	

PLAT GRAPHICS ~ SHEET 4 of 4



300 E. MINERAL AVE., Suite 1
Littleton, Colorado 80122
Phone: (303) 713-1898
Fax: (303) 713-1897
www.aztecconsultants.com

Drawn By: JThompson

AzTec Proj. No.: 54818-09

DEVELOPER
BROOKFIELD RESIDENTIAL

6465 S. GREENWOOD PLAZA BLVD., SUITE 700
CENTENNIAL, COLORADO 80111
(303) 706-9451

DATE OF PREPARATION: 2018-02-19

SCALE: 1"=50'

SHEET 4 OF 4

FIRESTONE PLANNING AND ZONING COMMISSION

RESOLUTION NO. 18-12

A RESOLUTION RECOMMENDING APPROVAL OF A FINAL PLAT FOR BAREFOOT LAKES FILING NO. 2 1ST REPLAT AND A FINAL DEVELOPMENT PLAN FOR BAREFOOT LAKES FILING NO. 2 FDP AMENDMENT NO. 1

WHEREAS, there has been submitted to the Planning and Zoning Commission of the Town of Firestone a request for approval of a final plat for Barefoot Lakes Filing No. 2 1st Replat and a final development plan for Barefoot Lakes Filing No. 2 FDP Amendment No. 1; and

WHEREAS, all materials related to the application have been reviewed by Town Staff and found with conditions to be in compliance with Town of Firestone subdivision and zoning ordinances, Development Regulations, and related Town ordinances, regulations, and policies; and

WHEREAS, after a duly-noticed public hearing, at which evidence and testimony were entered into the record, the Planning and Zoning Commission finds the application should be approved subject to certain conditions.

NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING AND ZONING COMMISSION OF THE TOWN OF FIRESTONE, COLORADO:

Section 1. The Planning and Zoning Commission hereby recommends approval of the proposed final plat for Barefoot Lakes Filing No. 2 1st Replat and the final development plan for Barefoot Lakes Filing No. 2 FDP Amendment No. 1, subject to the conditions set forth on Exhibit A attached hereto and incorporated herein by reference.

PASSED AND ADOPTED this 19th day of July, 2018.

Chairperson

ATTEST:

Secretary

EXHIBIT A
Conditions of Approval
Barefoot Lakes Filing No. 2 1st Replat
Barefoot Lakes Filing No. 2 FDP Amendment No. 1

General – Replat and FDP

1. On both the plat and FDP, revise Block 5, Lot 1 (the site of the new community pool facility) to be designated Tract C and update all references throughout both the plat and FDP to reflect Tract C.
2. On both the plat and FDP, revise legal description as directed by the Town Engineer.
3. Verify and revise as necessary the outer boundary curves for C1, C30, C32 and C33 on Sheet 2 of the plat, and Sheets 4-7 of the FDP.
4. Provide an updated estimate of the cost of public improvements, including the pool facility and Tract B play area, and execute an amendment to the subdivision agreement for Barefoot Lakes Filing No. 2 in a form to be approved by the Town Attorney.
5. Submit a drainage report for the pool facility improvements, for review and approval by the Town Engineer.
6. Provide a title commitment dated no later than thirty (30) days prior to submitting mylars for recording.
7. Revise plat and FDP to address redlines from the Town Engineer.

Replat – Sheet 1

8. In the General Notes, add all pertinent easement notes and the 1' side lot drainage easement note from the Filing No. 2 final plat.
9. Update the Town Approval block to reflect the year 2018 and add a line for the Town Board Resolution number.

Replat – Sheets 3-4

10. Insert the Barefoot Lakes Filing No. 2 final plat reception number (4375619) throughout.

FDP – General

11. Provide irrigation plans for the amended landscape areas of Filing 2.
12. Add a legend to applicable map sheets identifying the line types used, specifically the JW line type.
13. Revise proposed major and minor contours in all applicable legends.

FDP – Sheet 1 (Cover and Narrative)

14. Include the Architect name, address, phone number and email with the other technical consultant information.
15. Add information about the changes to Block 4 (originally Block 8), Lots 1 and 2, to the Project Narrative section.
16. Add information about the modifications to Block 1 (originally Block 1) to the Project Narrative section.
17. Add a hatch for the proposed Block 4 and hatch all of Tract A.

FDP – Sheet 2 (Project Narrative)

18. Provide the correct sheet number within the Firestone Information Block and Title Block.
19. Do not include Tract D in the density calculation within the Land Use and Density section, as that has already been calculated as part of Filing 3.
20. Provide the Park and Open Space Land Use Calculations table and the narrative regarding the Park and Open Space credits within the Parks, Trails and Open Space section.
21. Provide information regarding the amended water dedication.
22. In the Development Schedule section, provide information regarding the phasing of Filing 2, specific development schedule for the community pool facility and Tract B, development schedule for all fencing, and a plan expiration statement.
23. In the Development Schedule section, delete the first portion of the last sentence (regarding FUP submittal not coinciding with this FDP review process). Final utility plans must be submitted to the Town with the next submittal.
24. Revise “Landscape Design” to read “Signage” under the Barefoot Lakes Signage Standards heading.

25. Revise the enhanced elevation tables as directed by the Town's planning department.

26. Add the impervious area for Tract C (community pool facility) to the land use table.

27. Revise the utilities statement as directed by the Town Engineer.

FDP – Sheet 3 (Overall Site Plan)

28. Revise addresses as shown on Town Engineer redlines to keep the numbering sequential with existing and adjacent addresses.

FDP – Sheet 11 (Grading and Drainage Plan)

29. Revise all grading discrepancies between overall grading concept and fine grading (for example, contour 4870 near the pickle ball courts).

30. Show all chases and drainage devices on overall grading plan for reference information.

FDP – Sheets 12-13 (Fine Grading)

31. Provide invert elevations for all pipes, or remove for consistency.

FDP – Sheets 14-17 (Planting Plans)

32. Revise spelling on scientific name for the Cottonless Eastern Cottonwood.

33. Revise Feather Reed Grass hatch to look different than the Shortgrass Meadow Mix.

34. Revise to show no shrubs will be planted within 5' of storm, sanitary or water lines.

35. On Sheets 16 and 17, remove trees on Lake Terrace Street near the pool parking lot to preserve sightlines, as shown on Town Engineer redlines.

FDP – Sheet 19 (Fencing)

36. Correct missing key map.

FDP – Sheet 21 (Site Details)

37. Provide details related to the new community pool facility signage.



Staff Report

Barefoot Lakes Filing No. 2 First Final Development Plan Amendment and First Replat

**Prepared by the
Town of Firestone for the
Planning and Zoning Commission**

July 19, 2018

Applications

This staff report is for the Barefoot Lakes Filing No. 2 Final Development Plan First Final Development Plan Amendment ("FDP Amendment") and First Replat ("Replat"). The applicant for the FDP Amendment and Replat is Barefoot, LLC.

Notice

Pursuant to the Town Code and Development Regulations, proper notification of the public hearings was published. Proof of notification to owners of interest and surrounding property owners and a property posting log will be provided by the applicants prior to the hearings.

Location and Process

The FDP Amendment and Replat ("Amendment Area") encompass the same approximate area within Filing 2. The Amendment Area is comprised of Block 1, 3, and 8 as well as Tract A and B of the original Barefoot Lakes Filing 2 Final Development Plan. The FDP and Final Plat are the final steps in the Firestone Development Review process prior to the building permit process.

Plan Analysis

The Amendment Area proposes the removal of the Block 1 cul-de-sac and of 5 lots and the addition of 3 lots within the Tract B open space. The Amendment Area also proposes a modification of the layout of Block 3 and the addition of 2 lots and a modification to the lot sizes of Block 8, Lots 1 and 2. The Amendment Area also proposes the addition of a Community Facility building and outdoor pool adjacent to Tract A at the northeast corner of Lake Terrace Street and Barefoot Lakes Parkway. The Amendment Area project will remain consistent with the approved Filing 2 and adjacent developments and will complement the overall PUD. Furthermore, the development will comply with applicable landscape, lighting, architectural, and signage requirements.

Site Analysis, Circulation and Parking

The Amendment Area remains zoned as a residential planned unit development (R-A/R-B PUD). Access and Parking remain consistent with the approved Barefoot Lakes Filing 2 and the off-street parking lot provides adequate parking for the new Community Facility.

Building Height

The maximum building height for the proposed residential buildings remains 35 feet which is in accordance with Firestone development standards. The proposed Community Facility building height is 45 feet and is complimentary to the surrounding neighborhood.

Fiscal Impacts

The addition of the new Community Facility will be an asset to Filing 2, as well as the greater Barefoot Lakes community, especially because it is highly accessible via Barefoot Lakes Pkwy, and the various pedestrian trails to the south.

Utility and Services

Public infrastructure and utilities are generally available or will be extended to the Amendment Area by the developer at the time of the development.

Planning and Zoning Commission and Board of Trustees Conditions and Standards for Approval

For your general reference, attached are the conditions and standards of approval for a PUD district that are stated in the Firestone Development Regulations.

Conditions and Standards for Approval

The Planning Commission and the Town Board of Trustees may approve a PUD application if it meets the intent of these Regulations and complies with the Town Code and other controlling regulations and documents, including the development standards specified herein. The Planning Commission and Town Board shall consider the following in making their decision for approval, approval with conditions, or denial of a PUD:

- A. The proposed PUD district is compatible with present development in the surrounding area, and will not have a significant, adverse effect on the surrounding area;
- B. The proposed PUD district is consistent with the public health, safety and welfare, as well as efficiency and economy in the use of land and its resources;
- C. The proposed PUD district is consistent with the overall direction, intent of Titles 16 and 17 of the Town Code, and the intent and policies of the Town's comprehensive plan and other policy documents of the Town;
- D. The proposed PUD district provides for a creative and innovative design which could not otherwise be achieved through other standard zoning districts;
- E. The exceptions from the zoning regulations requested in the proposed PUD are warranted by virtue of innovative design and amenities incorporated in the PUD district;
- F. The PUD provides adequate circulation in terms of internal street circulation system, designed for the type of traffic generated, for separate living areas, convenience, safety, access, and noise and exhaust control. Proper circulation in parking areas shall be provided in terms of safety, convenience, separation and screening. The PUD should provide for buffering from collector and arterial streets through earthen berms, landscaping, and other methods;
- G. The PUD provides functional open space in terms of practical usability and accessibility, and optimum preservation of natural features, including trees and drainage areas, recreation, views, natural stream courses, bodies of water and wetlands;
- H. To the extent practicable, the PUD provides variety in terms of housing types, housing size, densities, facilities and open space;
- I. The PUD provides for pedestrian and bicycle traffic in terms of safety, separation, convenience, access, destination and attractiveness. If possible, there shall be an internal pedestrian circulation system separate from the vehicular system such that allows access to adjacent parcels, parks, open space, or recreational facilities within the PUD as well as links to trail systems of the Town;
- J. Building types in terms of appropriateness to density, site relationship and bulk;
- K. Building design in terms of orientation, spacing, materials, color, texture, storage, signs and lighting;

- L. Landscaping of the site in terms of purpose, such as screening, types and materials used, maintenance suitability, water demands and effect on the area;
- M. Services including utilities, fire, police protection and other such services are available or can be made available to adequately serve the development;
- N. No structures in the PUD shall encroach on a floodplain except as permitted by the Town's floodplain ordinance;
- O. No occupied structure shall be located on ground showing severe subsidence potential without adequate design and study approved by the Town;
- P. Visual relief and variety of visual sitings shall be located within the PUD through building placement, shortened or interrupted street vistas, visual access to open space and other design methods;
- Q. The fiscal impacts on the Town, relative to expected service provision costs and anticipated revenue to the Town;
- R. Compliance with the provisions of any applicable intergovernmental agreements;
- S. The PUD incorporates a lighting plan and facilities to minimize of light drift outside the PUD in an effort to help preserve the night sky;
- T. To the extent reasonably practicable, the PUD shall strive to incorporate "green" building standards and design guidelines for all residential and commercial development in an effort increase energy efficiency and reduce energy consumption;
- U. To the extent reasonably practicable, the PUD shall strive to incorporate renewable energy technologies;
- V. To the extent reasonably practicable, the PUD shall strive to incorporate best management practices in recycling, water conservation, soils preservation and sustainable development practices;
- W. To the extent reasonably practicable, the PUD shall strive to incorporate Infrastructure design that emphasizes technology that will encourage the development of "knowledge workers" and will facilitate telecommuting.

Planning Commission or Board of Trustees Action

The Planning Commission Board or Board of Trustees has the following options relative to the action on applications in general. As necessary additional information relative to continuances, etc. can be provided by the Town Attorney.

- A. Make a decision and vote on the application, using the draft resolution previously prepared, as may be amended during the hearing; or
- B. Make a decision and vote on the application, but request the Town Attorney to prepare findings of fact and conclusions for approval and adoption at the next regular meeting; or
- C. Defer a decision and direct the Town Attorney to prepare findings of fact and conclusions to be submitted to the Board of Trustees at its next regular meeting,

with final deliberation, decision and adoption of the findings of fact and conclusion at that meeting; or

- D. Defer a decision until a date certain, as is mutually agreed upon by the Applicant and the Board of Trustees, by which time the record and all evidence can be reviewed. At that time the Board of Trustees can either adopt findings of fact and conclusions or direct the Town Attorney to prepare findings of fact and conclusions for adoption at the next regular meeting after the meeting to which the matter has been deferred.

RECOMMENDATION

The Town staff recommends the Planning Commission recommend approval of the application with a certain amount of conditions that will be provided in the form of a draft resolution prior to the Planning Commission public hearing.

Mar 23, 2018 - 10:08am
C:\Users\jippy\appdata\local\temp\Ac\Jalan_150626dw-0311-F2A-FDP-Cover.dwg

APPROVAL BLOCK

Approved by the Town Board of Trustees of the Town of Firestone, Colorado this _____ day of _____, 20____, by Resolution No. _____.

Mayor ATTEST: Town Clerk

ACCEPTANCE BLOCK

By signing this FDP, the owners acknowledge and accept all of the requirements and intent set forth herein.

ST. VRAIN LAKES METROPOLITAN DISTRICT NO. 1

Name, Title (printed)

STATE OF COLORADO)
) SS
COUNTY OF WELD)

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by _____ as _____ of St. Vrain Lakes Metropolitan District No. 1.

Witness my hand and official seal
My commission expires _____

Notary Public

BAREFOOT LLC, A COLORADO LIMITED LIABILITY COMPANY FKA CARMA BAYSHORE LLC, A COLORADO LIMITED LIABILITY COMPANY

Name, Title (printed)

STATE OF COLORADO)
) SS
COUNTY OF WELD)

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by _____ as _____ and _____ as _____ of Barefoot LLC, a Colorado Limited Liability Company.

Witness my hand and official seal
My commission expires _____

Notary Public

AND

Name, Title (printed)

STATE OF COLORADO)
) SS
COUNTY OF WELD)

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by _____ as _____ and _____ as _____ of Barefoot LLC, a Colorado Limited Liability Company.

Witness my hand and official seal
My commission expires _____

Notary Public

OWNER / DEVELOPERS

St. Vrain Lakes Metro District 1
6465 S. Greenwood Plaza Blvd,
Suite 700
Centennial, CO 80111
Tel: (303) 790-6605
Facsimile: (303) 706-9453
Email: Marc Savela
Marc.Savela@brookfieldrp.com

Barefoot, LLC.
6465 S. Greenwood Plaza Blvd,
Suite 700
Centennial, CO 80111
Tel: (303) 790-6311
Facsimile: (303) 706-9453
Email: Dave Carro
David.Carro@brookfieldrp.com

TECHNICAL CONSULTANTS

CIVIL ENGINEER:
Redland
1500 West Canal Court
Littleton, CO 80120
Tel: (720) 283-6783
Email: Fred Tafoya
ftafoya@redland.com

LANDSCAPE ARCHITECT:
DESIGNWORKSHOP
1390 Lawrence Street
Suite100
Denver, CO 80204-2048
Tel: (303) 623-5186
Email: Jake Sippy
jsippy@designworkshop.com

FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
COVER AND NARRATIVE
Town of Firestone
Weld County
State of Colorado
Sheet 1 of 21

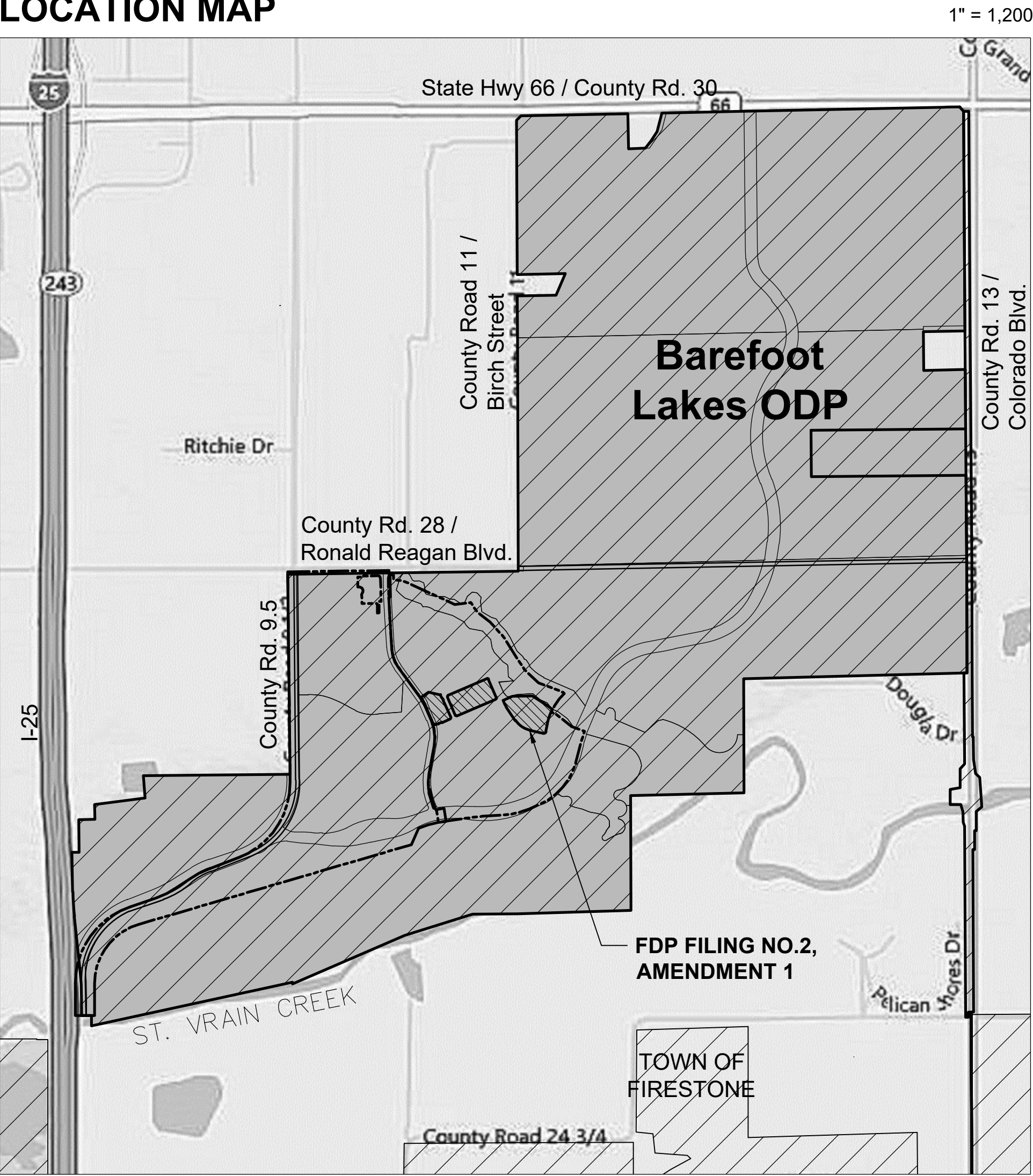
LEGAL DESCRIPTION

BAREFOOT LAKES FILING NO. 2, AMENDMENT 1 - FINAL DEVELOPMENT PLAN

BAREFOOT LAKES FILING NO. 2, 1ST REPLAT, RECORDED ON _____ AT RECEPTION NO. _____ AT THE OFFICE OF WELD COUNTY CLERK AND RECORDER.

CONTAINING AN AREA OF 24.241 ACRES (1,055,938 SQUARE FEET),
MORE OR LESS.

LOCATION MAP



FIRESTONE
TOWN LIMITS
 BAREFOOT
LAKES ODP
 FILING NO. 2,
AMEND. 1

SHEET INDEX

Sheet No.	Sheet Title
1.	Cover and Narrative
2.	Narrative Continued
3.	Overall Project Plan
4.	Tract and Address Plan
5.	Site Plan
6.	Site Plan
7.	Site Plan
8.	Tract, Utility and Phasing Plan
9.	Landscape Phasing
10.	Grading and Drainage Plan
11.	Grading and Drainage Plan
12.	Fine Grading and Drainage Plan
13.	Fine Grading and Drainage Plan
14.	Landscape - Planting Plan
15.	Landscape - Planting Plan
16.	Landscape - Planting Plan
17.	Landscape - Planting Plan
18.	Fencing Plan and Details
19.	Architecture Elevations
20.	Architecture Plan
21.	Site Details

PROJECT NARRATIVE

Project Concept

This document is an Amendment to Barefoot Lakes Filing No. 2 FDP, recorded on _____ at Rec. # _____ at the office of Weld County Clerk and Recorder.

The purpose of this First Amendment is to make adjustments that allow for a new community pool facility. Single Family lots have been reconfigured as part of this amendment in order to accommodate the land required for this new facility. After careful analysis of the overall Barefoot Lakes development, and the distribution of planned and existing amenities, this location has been selected for the new pool facility as it is centrally located to the parcels that are and will be located south of Ronald Reagan Blvd. Its location just off Barefoot Lakes Parkway makes it readily accessible to both the existing filings as well as to planned filings to the east.

Other changes include a reconfigured Tract B to accommodate the relocated lots from the new pool facility location, but the park program and play equipment remain unchanged. Three lots are included next to the pool facility on Lake Terrace Street. Lots in Block 3 are being adjusted for size (being reduced from 67' width lots to 60' width lots) which allows the creation of two new lots. Signage, lighting, grading, planting and fencing have all been adjusted to accommodate the new facility, and remain in effect unless specifically modified by this Amendment.

This FDP Amendment remains consistent with the ODP for this property, and with the recorded FDP for this Filing. Existing standards defined in the recorded FDP remain in effect unless specifically modified in this amendment.

DESIGNWORKSHOP

Landscape Architecture • Land Planning
Urban Design • Tourism Planning
*Asheville • Aspen • Austin • Denver
Salt Lake City • Lake Tahoe*

1390 Lawrence Street, Suite 100
Denver, CO 80204-2048
(303) 623-5186
Facsimile (303) 623-2260

WWW.DESIGNWORKSHOP.COM

FDP - AMENDMENT NO. 1 BAREFOOT LAKES FILING NO. 2

TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

DW PROJECT NUMBER: 5311

FIRESTONE INFORMATION BLOCK

BAREFOOT LAKES

COVER AND NARRATIVE

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3.23.2018
Revision 1:	
Revision 2:	
Revision 3:	

Sheet 1 of 21

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PROJECT NARRATIVE (CONTINUED)

Private Maintenance and Enforcement

St. Vrain Lakes Metropolitan District (SVL Metro) will serve the community of Barefoot Lakes. SVL Metro is governed by a Service Plan and has recorded Covenants, Conditions, and Restrictions with the Weld County Clerk and Recorder. SVL Metro is responsible for the maintenance of all common elements as set forth in the FDP. All private roads and alleys, trails, open spaces, and parks systems with the FDP shall be maintained by SVL Metro. Please see the Tract Use Summary table for more information on maintenance and control.

Land Use and Density

The provided density and lot size table is for this amendment only:

Density and Lot Size Information, Amendment No. 1	
Lot Size Distribution	
Min. Single Family Detached Residential Lot (sf):	6,820 sf
Max. Single Family Detached Residential Lot (sf):	9,372 sf
Mean Single Family Detached Residential Lot (sf):	7,759 sf
Density	
Gross Area (Ac.):	24,241 Ac
Gross Density (Residential Lots / Ac.):	.84 Lots/Ac
Number of Single Family Detached Residential Lots:	29
Number of Tracts:	2
Area of Tracts:	15,914 Ac
Area of Non-residential lot (Lot 1, Block 5):	3.161 Ac
Area of Single Family Detached Residential Lots:	5.166 Ac
Density (Single Family Detached Residential Lots / Ac.):	5.61 Lots/Ac

The Land-Use table below includes revised amounts for all of Filing 2, not just this amendment. Note that because Tract A borders a future filing to the east, and the purpose of the new pool facility will be to serve multiple filings beyond Filing 2, the project would like to take the 6.58 acres of parks and open space area in excess of the minimum required as credit towards future filings. A second land-use table has been provided that shows the land uses for all of Filing 2 with Amendment 1, that eliminates non open-space tracts and Tract D (as this tract is allocated in Filing 3, currently under review). The land use summary has been updated for the entire Filing 2 FDP:

FDP Land-Use Table, Filing No. 2, including Amendment No. 1			
Land Use	Square Feet	Acres	% of Total
Single Family Residential	1,649,988	37.879	43.2%
Tract A - I	1,499,680	34.428	39.2%
Nonresidential Lot (Lot 1, Block 5)	137,689	3.161	3.6%
Road ROW	533,810	12.255	14.0%
Totals*	3,821,168	87.722	100%

* See tract use summary table below for tract land uses.
Note: Within the Road ROW and Tracts, there is 55,639 sf (1.26 ac) of paving, which is less than 1% of the total area. Paved areas within residential lots is not included.

Parks and Open Space Land Use Calculations
for Filing No. 2 (incl. Amendment No. 1)

	ac	% of total
Single Family	37.879	43.2%
Road ROW	12.255	14.0%
Tract A - I	34.428	39.2%
Nonresidential Lot (Lot 1, Block 5)	3.161	3.6%
Total	87.722	100.0%

(Non open space tracts)		
Tract D (future Filing 3)	13.36	15.2%
Tract E (Private Alley)	0.152	0.2%
Tract H (Private Road)	0.071	0.1%

Subtotal Parks and Open Space Provided (Incl. Tracts A, B, C, F, G, I, Lot 1 of Block 5)		
	24,006	15.5%

Area required for drainage in Tract A	8.659	9.9%
---------------------------------------	-------	------

Total Parks and Open Space Provided (Deduct "unusable" portion of Open Space)		
	15.347	17.5%

Total Parks and Open Space Required	8.772	10.0%
Excess Parks and Open Space Provided	6.575	7.5%

FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
PROJECT NARRATIVE
Town of Firestone
Weld County
State of Colorado
Sheet 1 of 21

Parks, Trails, and Open Space

The neighborhood park located in Tract B remains and will retain the play equipment and boulder field as in the recorded FDP, just shifted to the west. We have reconfigured the turf lawn in order to accommodate new lots; this lawn is still large enough and flat enough to accommodate multiple uses. These lots are being added to offset those relocated to accommodate the new community pool facility on the open space corridor in Tract A.

The new pool facility is intended to serve an area within Barefoot Lakes beyond Filing 2, which this location on Barefoot Lakes Parkway facilitates. The building includes fitness, lockers and restrooms, as well as various multi-purpose rooms. It will serve as a community meeting facility and recreation space even when the pool is closed for the season. Additionally, outside of the pool fencing this site will include a multi-purpose court, two pickle ball courts and a large flat lawn for events.

Tract Land Use

The tract use summary has been updated for the entire Filing 2 FDP:

Tract Use Summary Table							
Tract	Area (sf)	Area (ac)	Impervious Area (sf)	% Impervious	Use	Owner	Maintained By
A*	664,953	15.27	15,136	2%	O, PA	SVLMD	SVLMD
B*	28,290	0.65	24,875	88%	P, PA	SVLMD	SVLMD
C	158,708	3.64	18,668	12%	O, PA	SVLMD	SVLMD
D	581,984	13.36	0	0%	FUTURE ROW / DEVELOPMENT	BAREFOOT LLC	BAREFOOT LLC
E	6,636	0.15	6,636	100%	PRIVATE ROAD	SVLMD	SVLMD
F	37,945	0.87	2,380	6%	O, PA	SVLMD	SVLMD
G	14,865	0.34	0	0%	O, PA	SVLMD	SVLMD
H	3,080	0.07	3,080	100%	PRIVATE ALLEY	SVLMD	SVLMD
I	3,219	0.07	0	0%	O, PA	SVLMD	SVLMD
Totals*	1,499,680	34.43	55,639	4%			

TRACT SUMMARY LEGEND

O OPEN SPACE
P PARK
PA PEDESTRIAN ACCESS

Environmental Impact Mitigation

There are no impacts to delineated wetlands in this Amendment.

Drainage

Drainage improvements for the proposed facilities consist of landscaped swales, roads, storm sewer, and water quality/detention facilities. Improvements will be phased to coincide with each anticipated development phase.

Utilities and Service Requirements

There are no changes to the utilities and services.

Parking

Access points and connections to Eagle River Road and Barefoot Lakes Parkway remain unchanged. The new pool facility is accessed off of Lake Terrace Street, and provides for 49 dedicated off-street parking spaces (including 3 accessible spaces). This amounts to 1 space per 157 square feet of building square feet, which is comparable to similar facilities in the region. Furthermore, there are approximately 129 on-street parking spaces available within 600 feet of the facility, and more than 300 on-street parking spaces within 1,000 feet (approximately a 4 minute walk) of the facility. This would provide adequate overflow parking for infrequent large events or swim meets.

Lighting

The overall lighting approach remains unchanged. The new pool facility will have some additional lighting for safety and aesthetics.

Fencing Standards

Fencing standards and details remain unchanged. The fencing plans are adjusted here for the changes to lot perimeters at the neighborhood park and adjacent to the new pool facility. A pool fence detail is added.

Architecture Design Standards

There are no revisions to the Architectural Design Standards. The Enhanced Elevation Table is revised for lots that have been added and removed. Because it is not a residence, the new pool facility is specifically designed, and the character elevations are included in this Amendment on sheets 19 and 20.

Revisions to the Enhanced Elevation Table:

Revisions to lots, per Barefoot Lakes Filing No. 2 Final Plat:

Lot No.	Enhancement Location		
	Left	Right	Rear
Block 1			
1 - 59	(Unchanged)		
60	(Lot eliminated)		
61	(Lot eliminated)		
62	(Lot eliminated)		
63	(Lot eliminated)		
64	(Lot eliminated)		
65	(Lot eliminated)		
66	(Lot eliminated)		
67	(Lot eliminated)		

Lot No.	Enhancement Location		
	Left	Right	Rear
Block 3			
1 - 16	Replaced by Block 2 in Replat		

Revisions to lots, per Barefoot Lakes Filing No. 2 Final Plat, Amendment 1:

Lot No.	Enhancement Location		
	Left	Right	Rear
Block 1			
1	X		
2			
3		X	

Lot No.	Enhancement Location		
	Left	Right	Rear
Block 3			
1	X		X
2			
3			
4			X
5			X
6		X	X

Lot No.	Enhancement Location		
	Left	Right	Rear
Block 2			
1		X	
2			
3			
4			
5			
6	X		
7			
8			
9			
10		X	
11			
12			
13			
14			
15			
16	X		
17			
18			

Landscape Design Standards

The Landscape Design Standards remain unchanged. Refer to sheets 14-17 for revised landscape planting and materials plans.

Barefoot Lakes Signage Standards

The Landscape Design Standards remain unchanged. Since the cul-de-sac at the end of Brook Creek Avenue has been removed, it will no longer need a street and stop sign at the right side of the intersection. Regulatory signage for the parking lot and a possible identity sign will be added at the new pool facility.

Development Schedule

Filing 2 construction is already underway, based on the recorded FDP and FUP. It is desired that construction of the revised park and new pool facility would commence immediately upon approval of this Amendment. It is understood that the FUP submittal may not coincide with this FDP review process, but that approval of the FDP is contingent upon review and approve of the FUP by Town Staff.

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FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

DW PROJECT NUMBER: 5311

FIRESTONE
INFORMATION BLOCK

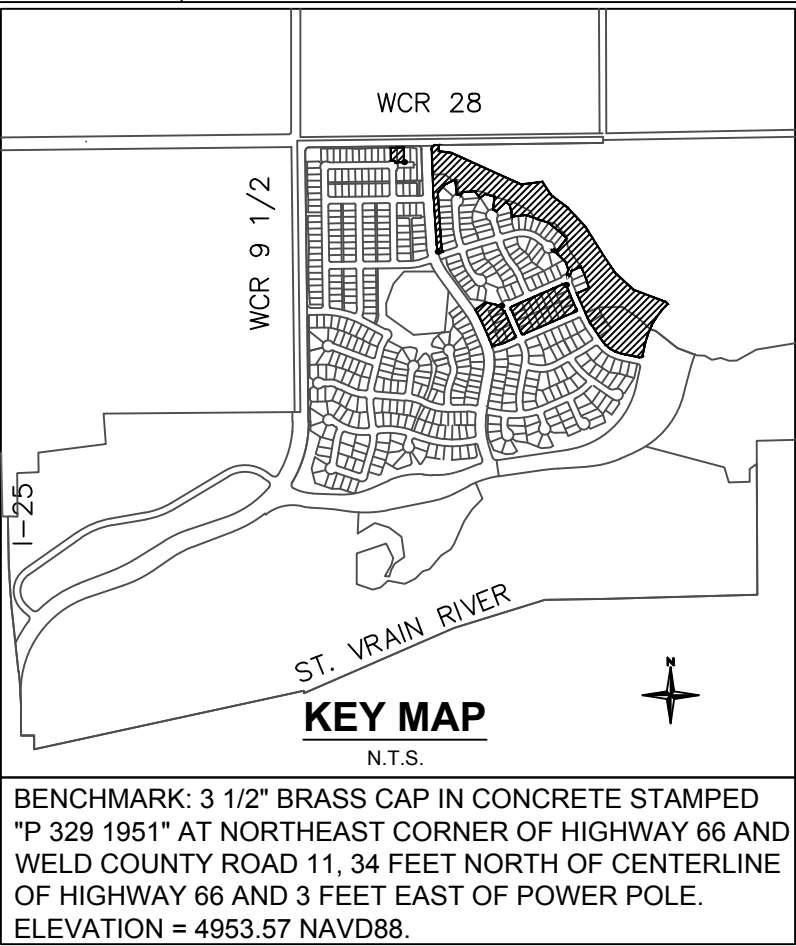
BAREFOOT LAKES

PROJECT
NARRATIVE

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3.23.2018
Revision 1:	
Revision 2:	
Revision 3:	

Sheet 1 of 21

FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
OVERALL SITE PLAN
Town of Firestone
Weld County
State of Colorado
Sheet 3 of 21



FDP - AMENDMENT NO. 1 BAREFOOT LAKES FILING NO. 2

TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

REDLAND PROJECT NUMBER: 08001.13

FIRESTONE INFORMATION BLOCK

BAREFOOT LAKES

OVERALL SITE PLAN

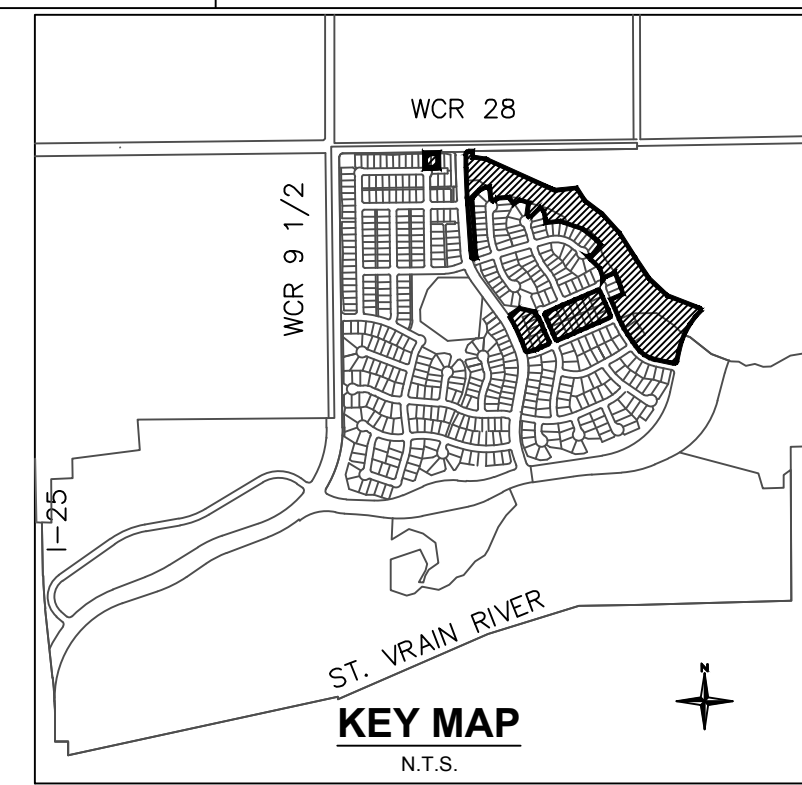
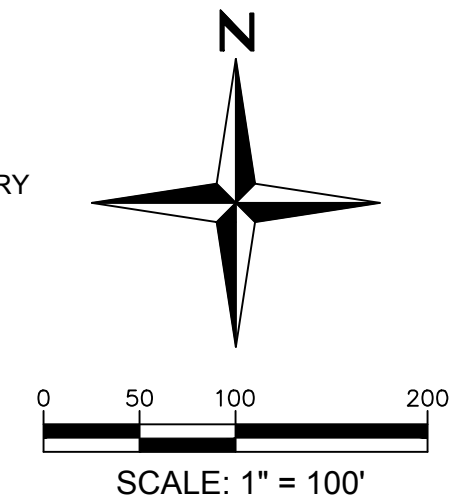
Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3/23/2018
Revision 1:	
Revision 2:	
Revision 3:	

Sheet 3 of 21

FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
TRACT & ADDRESS PLAN
Town of Firestone
Weld County
State of Colorado
Sheet 4 of 21

LEGEND

- EXISTING PROPERTY LINE
EXISTING R.O.W.
EXISTING LOT LINE
EXISTING EASEMENT
PROPOSED FILING 2 BOUNDARY
PROPOSED FDP BOUNDARY
PROPOSED R.O.W.
PROPOSED LOT LINE
LOT NUMBER
BLOCK NUMBER
ADDRESS NUMBER
CORNER LOT ORIENTATION



FDP AMENDMENT 1 ADDRESS PLAN		
BLOCK 1 - FILING NO. 2		
LOT	ADDRESS	STREET NAME
1	12756	LAKE TERRACE STREET
2	12736	LAKE TERRACE STREET
3	12716	LAKE TERRACE STREET
BLOCK 2 - FILING NO. 2		
LOT	ADDRESS	STREET NAME
1	4916	RIVER LANDING AVENUE
2	4904	RIVER LANDING AVENUE
3	4894	RIVER LANDING AVENUE
4	4884	RIVER LANDING AVENUE
5	4880	RIVER LANDING AVENUE
6	12732	CANOE STREET
7	12722	CANOE STREET
8	12712	CANOE STREET
9	12700	CANOE STREET
10	4889	OLD RIVER AVENUE
11	4901	OLD RIVER AVENUE
12	4913	OLD RIVER AVENUE
13	4923	OLD RIVER AVENUE
14	4947	OLD RIVER AVENUE
15	12745	LAKE TERRACE STREET
16	12755	LAKE TERRACE STREET
17	12765	LAKE TERRACE STREET
18	12775	LAKE TERRACE STREET
BLOCK 3 - FILING NO. 2		
LOT	ADDRESS	STREET NAME
1	12737	CANOE STREET
2	12727	CANOE STREET
3	12717	CANOE STREET
4	4877	OLD RIVER AVENUE
5	4867	OLD RIVER AVENUE
6	4857	OLD RIVER AVENUE
BLOCK 4 - FILING NO. 2		
LOT	ADDRESS	STREET NAME
1	4663	NORTH BEND COURT
2	4673	NORTH BEND COURT
BLOCK 5 - FILING NO. 2		
LOT	ADDRESS	STREET NAME
1	12636	LAKE TERRACE STREET

TRACT USE SUMMARY TABLE					
TRACT	AREA (S.F. ±)	AREA (A.C. ±)	USE	OWNER	MAINTAINED BY
A	664,953	15.265	OPEN SPACE, PA	SVLMD	SVLMD
B	28,290	0.649	PARK, PA	SVLMD	SVLMD
TOTAL	693,243	15.914			

SVLMD = ST. VRAIN LAKES METROPOLITAN DISTRICT NO. 1
TOWN = TOWN OF FIRESTONE
PA = PEDESTRIAN ACCESS

**FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2**
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

REDLAND PROJECT NUMBER: 08001.13

**FIRESTONE
INFORMATION BLOCK**

BAREFOOT LAKES

**TRACT &
ADDRESS PLAN**

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3/23/2018
Revision 1:	
Revision 2:	
Revision 3:	
Sheet	<u>4</u> of <u>21</u>

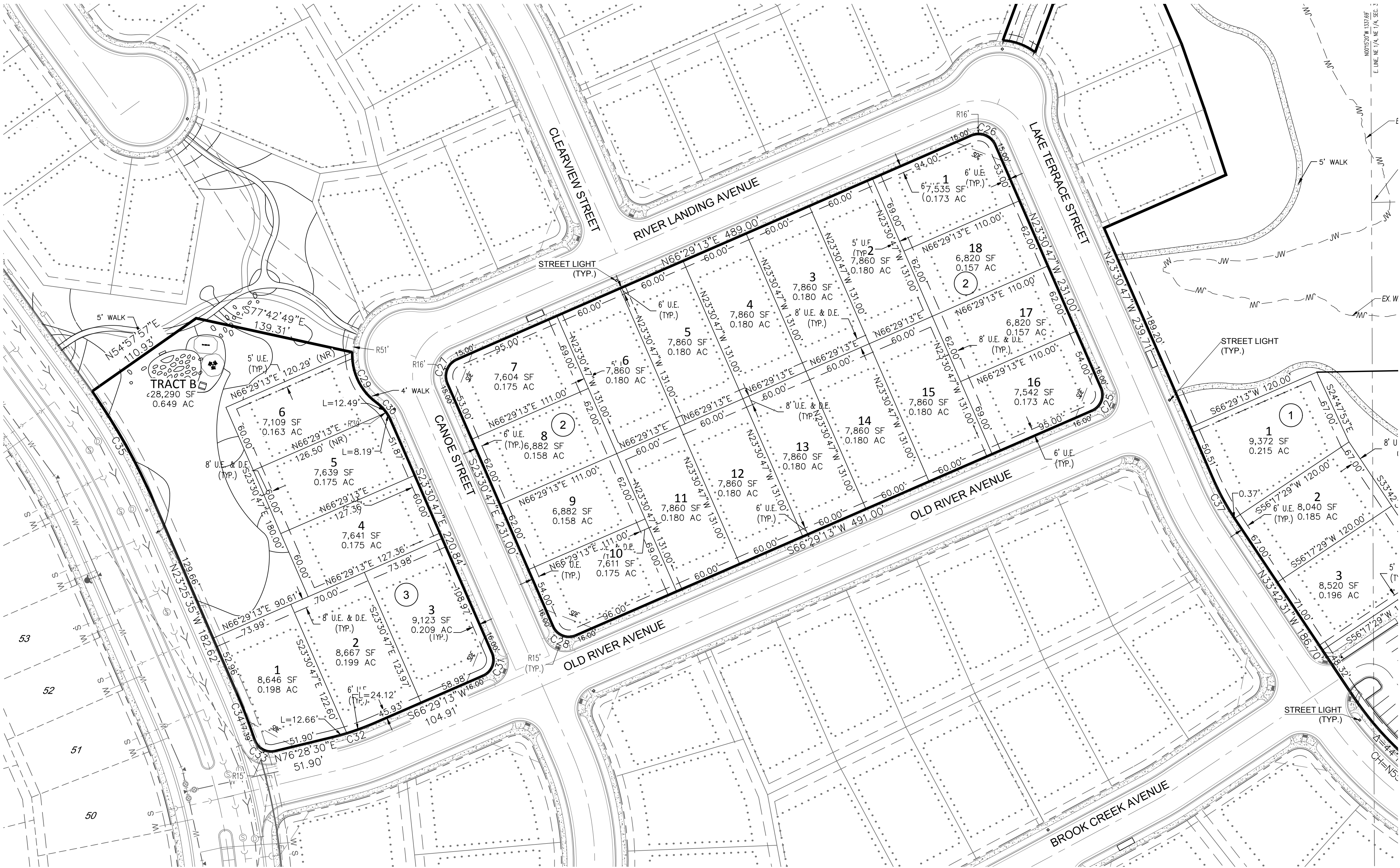
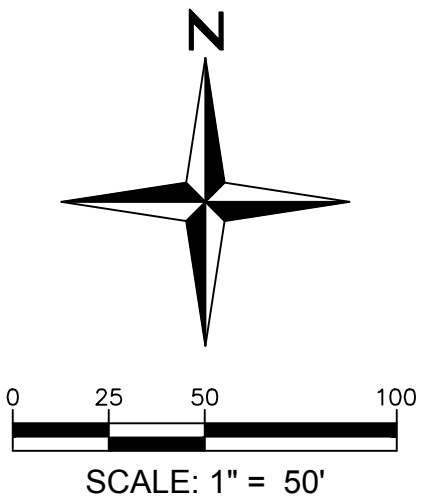
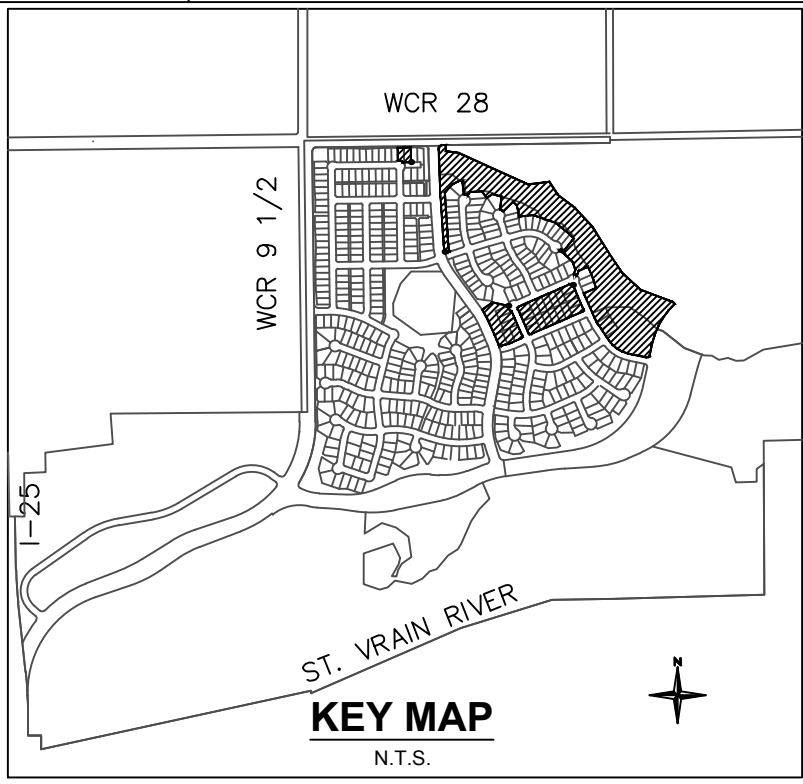
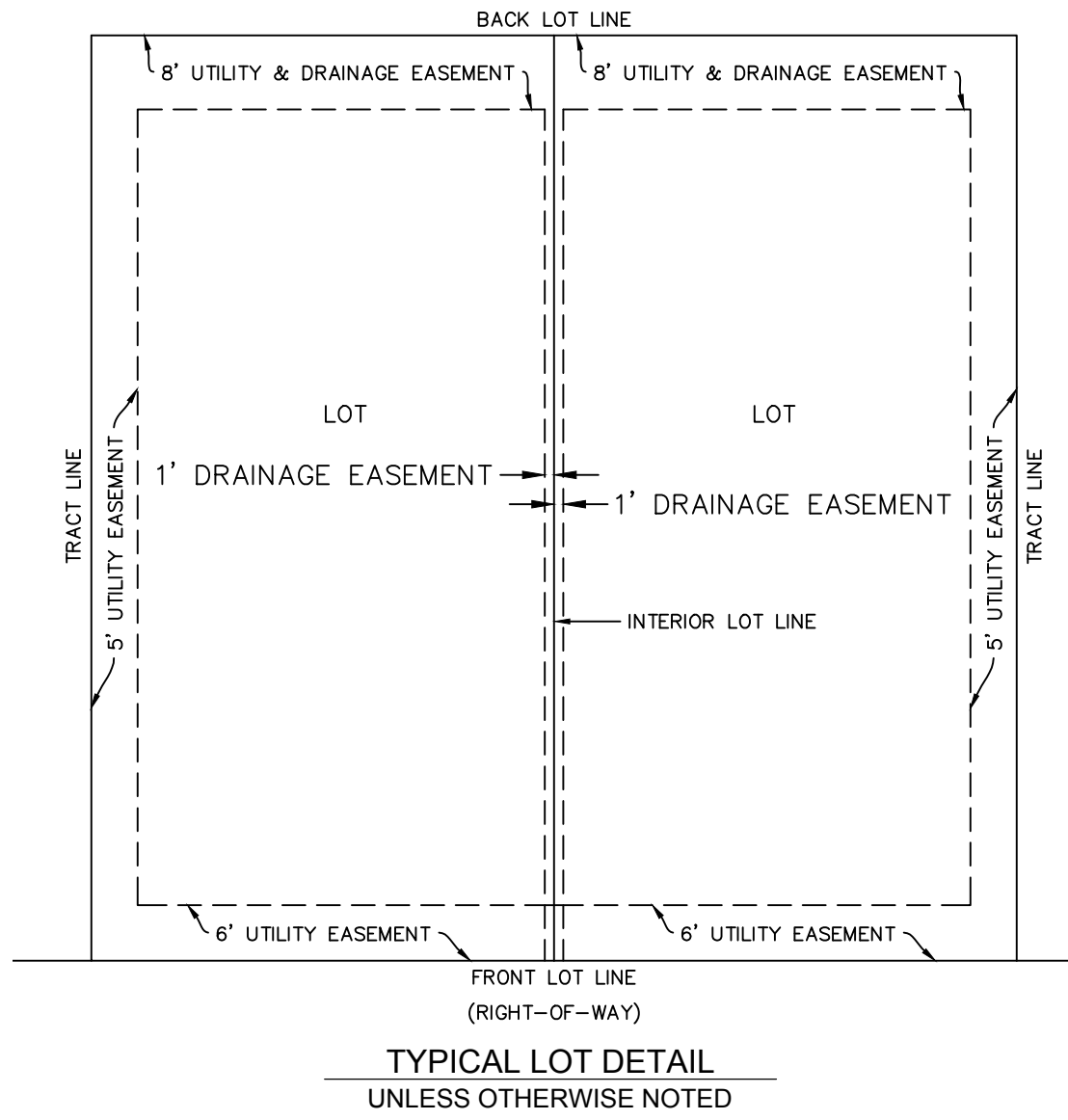
NOTES

1. REFER TO BAREFOOT LAKES FILING NO. 2 FDP SHEET 5 FOR BUILDING SETBACKS AND TYPICAL LOT SETBACK DIAGRAMS.

LEGEND

- FDP BOUNDARY
PROPOSED RIGHT-OF-WAY
PROPOSED LOT LINE
PROPOSED EASEMENT LINE
PROPOSED BUILDING SETBACK
PROPOSED CENTERLINE
PROPOSED FIRE HYDRANT
PROPOSED STREET LIGHT
LOT NUMBER
BLOCK NUMBER

FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
SITE PLAN
Town of Firestone
Weld County
State of Colorado
Sheet 5 of 21



SEE SHEET 6



FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

REDLAND PROJECT NUMBER: 08001.13

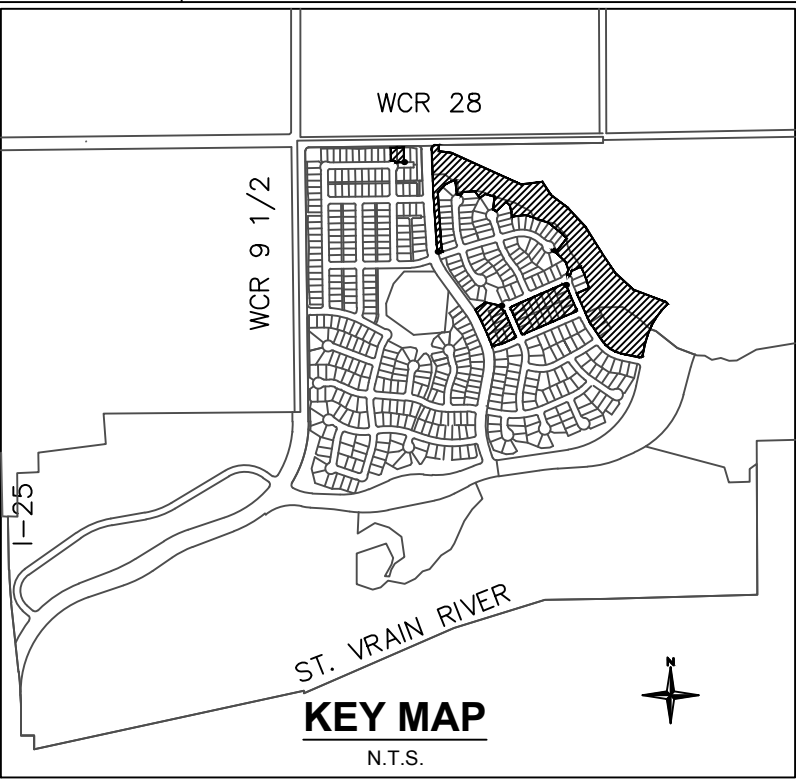
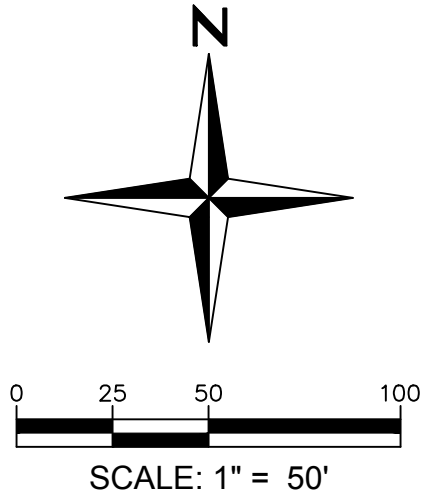
FIRESTONE
INFORMATION BLOCK

BAREFOOT LAKES

SITE PLAN

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3/23/2018
Revision 1:	
Revision 2:	
Revision 3:	
Sheet	<u>5</u> of <u>21</u>

FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
SITE PLAN
Town of Firestone
Weld County
State of Colorado
Sheet 6 of 21



FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

REDLAND PROJECT NUMBER: 08001.13

FIRESTONE
INFORMATION BLOCK

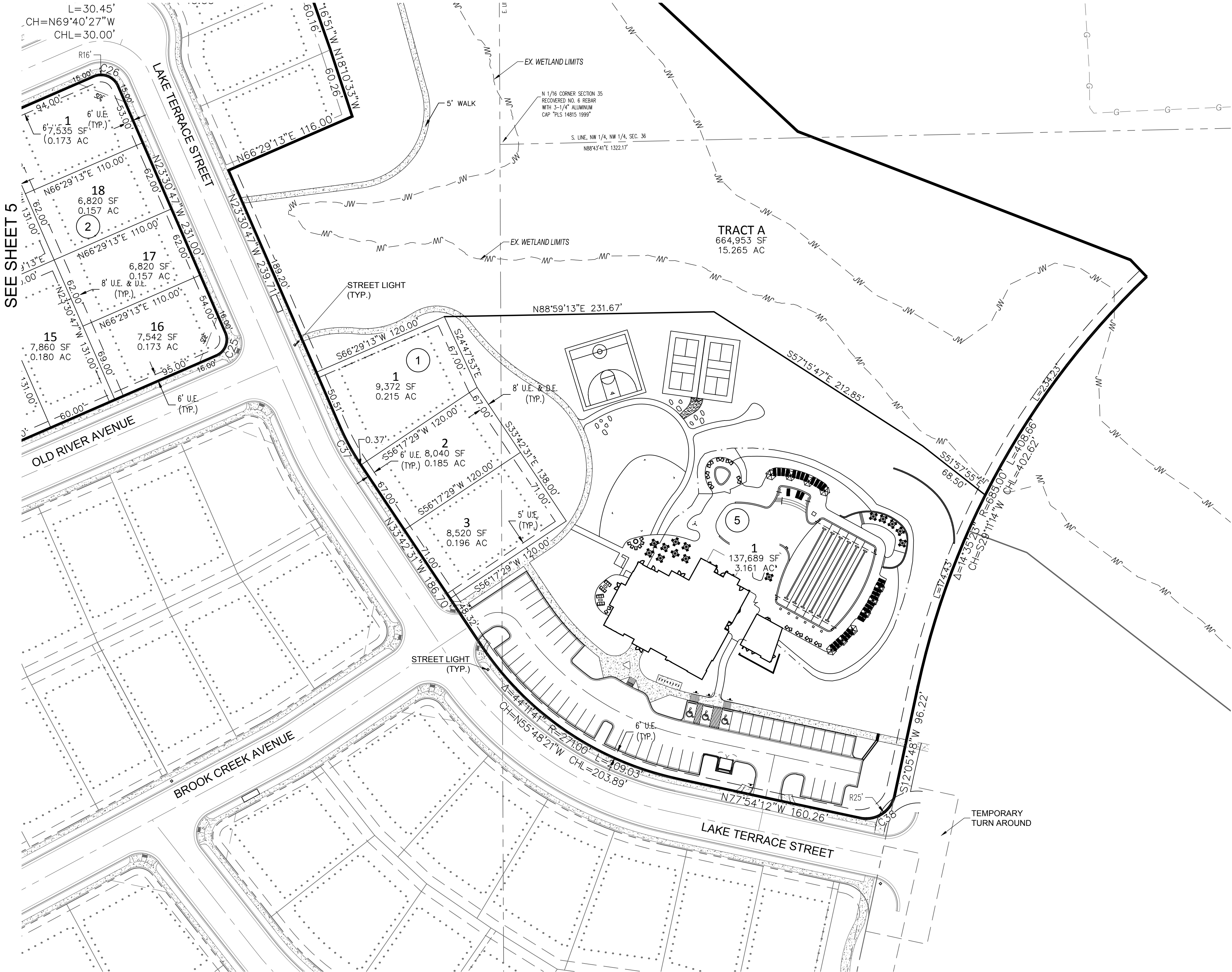
BAREFOOT LAKES

SITE PLAN

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3/23/2018
Revision 1:	
Revision 2:	
Revision 3:	
Sheet	<u>6</u> of <u>21</u>

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CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHD BRG	CHD DIST.
C36	57°28'27"	50.00'	50.16'	N74°40'21"W	48.08'
C37	10°11'43"	211.00'	37.55'	N28°36'39"W	37.50'
C38	90°00'00"	25.00'	39.27'	S57°05'48"W	35.36'



NOTES

1. REFER TO BAREFOOT LAKES FILING NO. 2 FDP SHEET 5 FOR BUILDING SETBACKS AND TYPICAL LOT SETBACK DIAGRAMS.

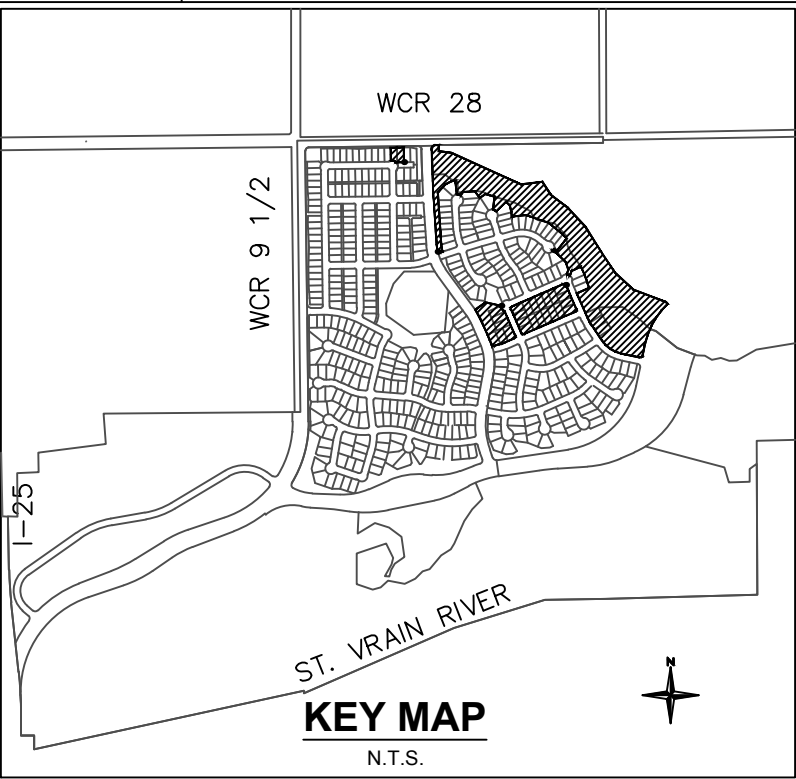
LEGEND

	FDP BOUNDARY
	PROPOSED RIGHT-OF-WAY
	PROPOSED LOT LINE
	PROPOSED EASEMENT LINE
	PROPOSED BUILDING SETBACK
	PROPOSED CENTERLINE
	PROPOSED FIRE HYDRANT
	PROPOSED STREET LIGHT
	LOT NUMBER
	BLOCK NUMBER

FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
SITE PLAN
Town of Firestone
Weld County
State of Colorado
Sheet 7 of 21

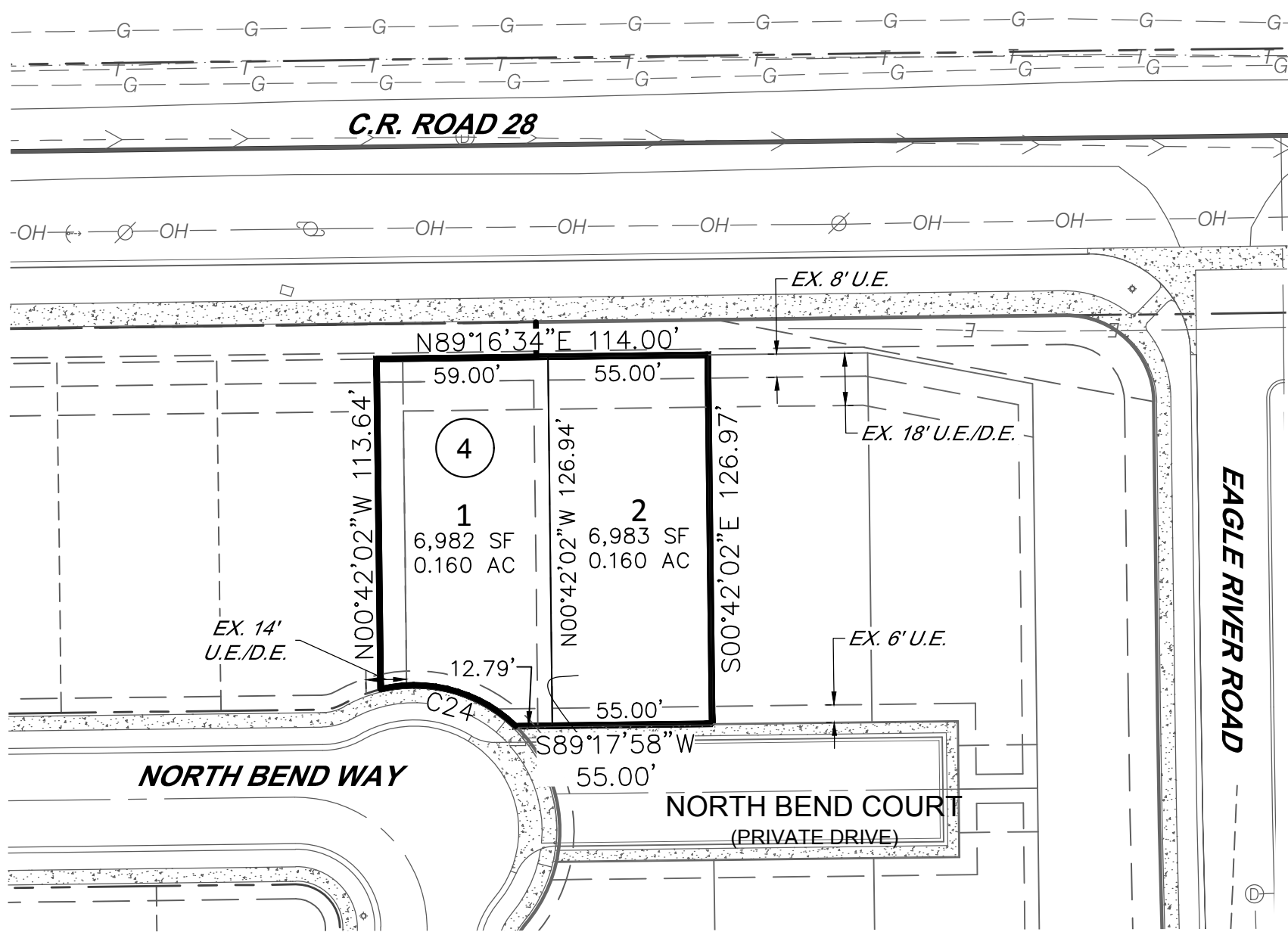
LEGEND

- FDP BOUNDARY
PROPOSED RIGHT-OF-WAY
PROPOSED LOT LINE
PROPOSED EASEMENT LINE
PROPOSED BUILDING SETBACK
PROPOSED CENTERLINE
PROPOSED FIRE HYDRANT
PROPOSED STREET LIGHT
LOT NUMBER
BLOCK NUMBER



NOTES

1. REFER TO SHEET 5 FOR BUILDING SETBACKS AND TYPICAL LOT SETBACK DIAGRAMS.



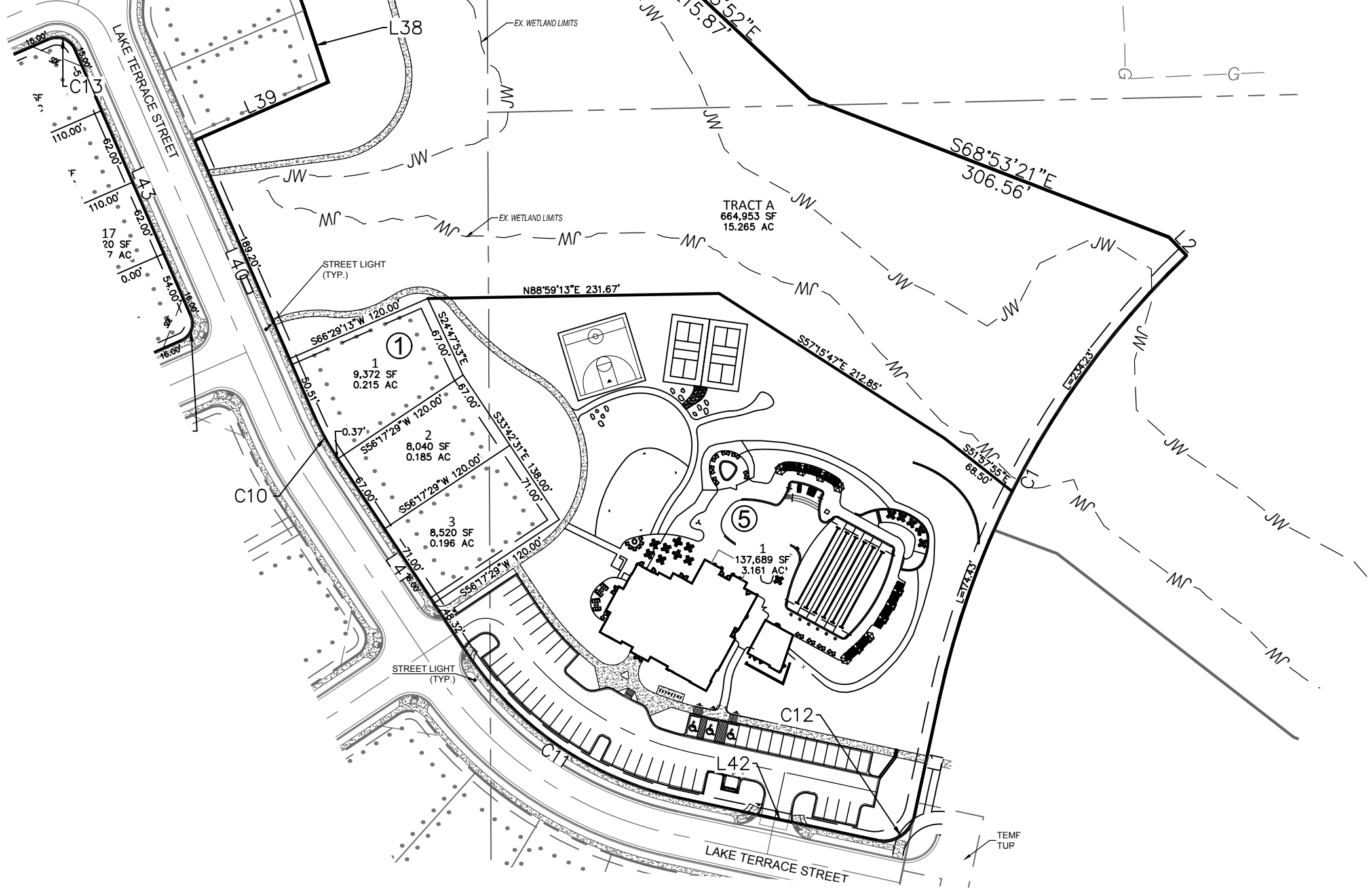
SCALE: 1" = 50'

SCALE: 1" = 100'

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHD BRG	CHD DIST.
C1	19°35'30"	685.00'	234.23'	S36°28'56"W	233.09'
C2	85°25'08"	30.00'	44.73'	N41°59'07"E	40.70'
C3	3°02'50"	4955.00'	263.52'	N02°14'51"W	263.49'
C4	8°39'23"	405.00'	61.19'	N08°05'58"W	61.13'
C5	96°28'41"	15.00'	25.26'	N60°40'00"W	22.38'
C6	39°34'18"	51.00'	35.22'	N75°48'10"W	34.53'
C7	37°52'09"	51.00'	33.71'	N62°44'48"W	33.10'
C8	23°48'30"	51.00'	21.19'	N30°05'47"E	21.04'
C9	34°12'33"	51.00'	30.45'	N69°40'27"W	30.00'
C10	10°11'43"	211.00'	37.55'	N28°36'39"W	37.50'
C11	44°11'41"	271.00'	209.03'	N55°48'21"W	203.89'
C12	90°00'00"	25.00'	39.27'	S57°05'48"W	35.36'
C24	57°28'27"	50.00'	50.16'	N74°40'21"W	48.08'

LINE TABLE		
LINE	BEARING	LENGTH
L1	S12°05'48"W	96.22'
L2	S43°43'19"E	20.00'
L3	S81°38'23"E	115.49'
L4	S00°43'40"E	51.81'
L5	N89°16'20"E	32.40'
L6	N00°43'26"W	111.66'
L7	S71°05'40"W	23.58'
L8	S09°16'20"E	63.61'
L9	S03°47'13"E	68.80'
L10	S42°33'42"W	95.07'
L11	S63°29'11"W	63.15'
L12	S84°24'40"W	31.58'
L13	N05°35'20"W	120.00'
L14	S33°58'59"W	35.23'
L15	S86°13'44"W	105.05'
L16	N35°21'09"W	70.43'
L17	S56°28'09"W	62.31'
L18	N73°31'08"W	81.75'
L19	S08°19'08"W	113.67'
L20	S46°11'17"W	121.14'
L21	N43°48'43"W	44.04'
L22	N13°01'02"W	60.66'
L23	N04°56'58"W	38.76'
L24	S83°58'26"W	126.35'
L25	N70°52'57"W	206.28'
L26	N50°59'04"W	157.51'
L27	N42°44'20"W	50.52'

LINE TABLE		
LINE	BEARING	LENGTH
L28	N39°00'56"E	132.96'
L29	S63°26'37"E	30.90'
L30	N63°26'37"W	36.35'
L31	N45°16'03"W	114.11'
L32	N19°06'32"W	70.42'
L33	N20°19'33"E	43.51'
L34	S20°19'33"W	45.33'
L35	S66°29'13"W	89.02'
L36	N23°16'57"W	77.00'
L37	N19°16'51"W	60.16'
L38	N18°10'33"W	60.26'
L39	N66°29'13"E	116.00'
L40	N23°30'47"W	189.20'
L41	N33°42'31"W	71.00'
L42	N77°54'12"W	160.26'
L51	S89°17'58"W	55.00'
L52	S00°42'02"E	126.97'
L53	N89°16'34"E	59.00'
L54	N00°42'02"W	113.64'



FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

REDLAND PROJECT NUMBER: 08001.13

FIRESTONE
INFORMATION BLOCK

BAREFOOT LAKES

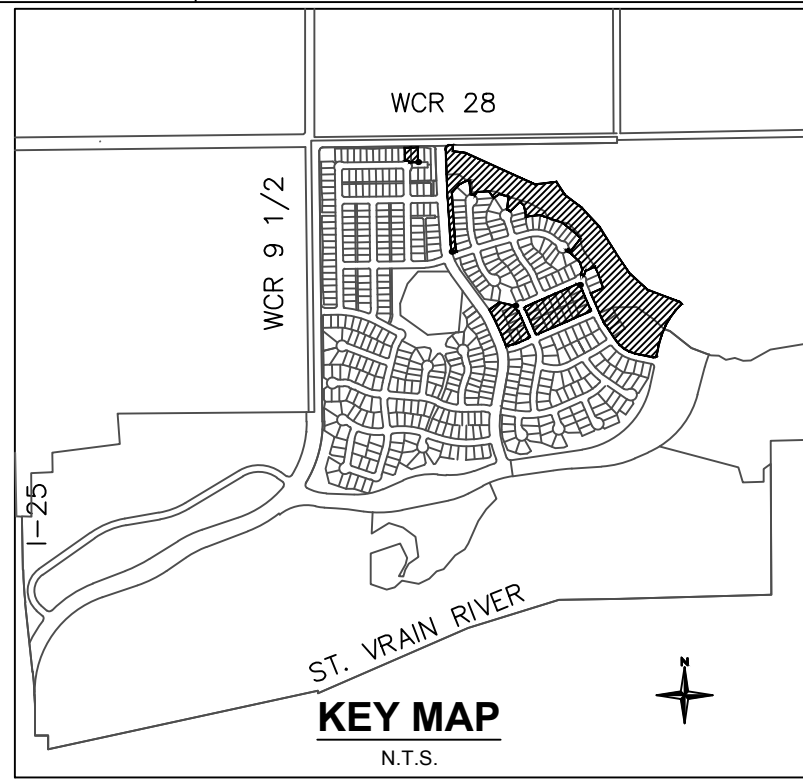
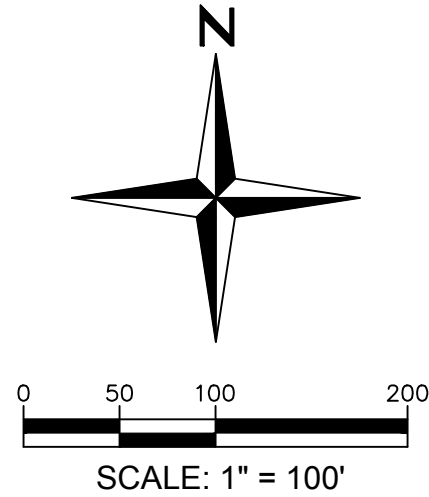
SITE PLAN

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3/23/2018
Revision 1:	
Revision 2:	
Revision 3:	
Sheet	<u>7</u> of <u>21</u>

FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
TRACT, UTILITY, AND PHASING PLAN
Town of Firestone
Weld County
State of Colorado
Sheet 8 of 21

NOTE:

1. REFER TO LANDSCAPE PHASING PLANS
PREPARED BY DESIGN WORKSHOP (THIS
SET) FOR LANDSCAPE AND TRACT TRAIL
PHASING.



TRACT USE SUMMARY TABLE					
TRACT	AREA (S.F. ±)	AREA (A.C. ±)	USE	OWNER	MAINTAINED BY
A	664,953	15.265	OPEN SPACE, PA	SVLMD	SVLMD
B	28,290	0.649	PARK, PA	SVLMD	SVLMD
TOTAL	693,243	15.914			

SVLMD = ST. VRAIN LAKES METROPOLITAN DISTRICT NO. 1
TOWN = TOWN OF FIRESTONE
PA = PEDESTRIAN ACCESS

EXISTING LEGEND

	EXISTING PROPERTY LINE
	EXISTING R.O.W.
	EXISTING LOT LINE
	EXISTING EASEMENT
	SECTION LINE
	ROAD CENTERLINE
	EDGE OF PAVEMENT
	CURB AND GUTTER
	CONCRETE
	FENCE
	RETAINING WALL
	EXISTING WATERLINE
	EXISTING RAW WATERLINE
	EXISTING SANITARY SEWER
	EXISTING STORM SEWER
	EXISTING ELECTRIC LINE
	EXISTING GAS LINE
	EXISTING TELEPHONE LINE
	EXISTING FIBER LINE
	EXISTING OVERHEAD ELECTRIC LINE
	EXISTING CABLE TELEVISION
	EXISTING IRRIGATION LINE
	EXISTING CONTOUR MAJOR
	EXISTING CONTOUR MINOR

PROPOSED LEGEND

	PROPOSED PROPERTY LINE
	PROPOSED R.O.W.
	PROPOSED LOT LINE
	PROPOSED SETBACK
	PROPOSED EASEMENT
	PROPOSED ROAD CENTERLINE
	PROPOSED CURB AND GUTTER (CATCH)
	PROPOSED SIDEWALK
	PROPOSED STORM SEWER
	PROPOSED SANITARY SEWER
	PROPOSED TRENCH DRAIN
	PROPOSED WATER LINE
	PROPOSED MANHOLE w/ DIA. (FT.)
	PROPOSED INLET
	PROPOSED FLARED END SECTION
	PROPOSED WATER BEND
	PROPOSED WATER CROSS
	PROPOSED WATER TEE
	PROPOSED WATER REDUCER
	PROPOSED WATER VALVE
	PROPOSED FIRE HYDRANT
	PROPOSED PLUG/CAP

REDLAND PROJECT NUMBER: 08001.13

FIRESTONE
INFORMATION BLOCK

BAREFOOT LAKES

TRACT, UTILITY,
AND PHASING
PLAN

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
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Sheet 8 of 21

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FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
LANDSCAPE PHASING
Town of Firestone
Weld County
State of Colorado
Sheet 9 of 21

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**FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2**
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

DW PROJECT NUMBER: 5311

**FIRESTONE
INFORMATION BLOCK**

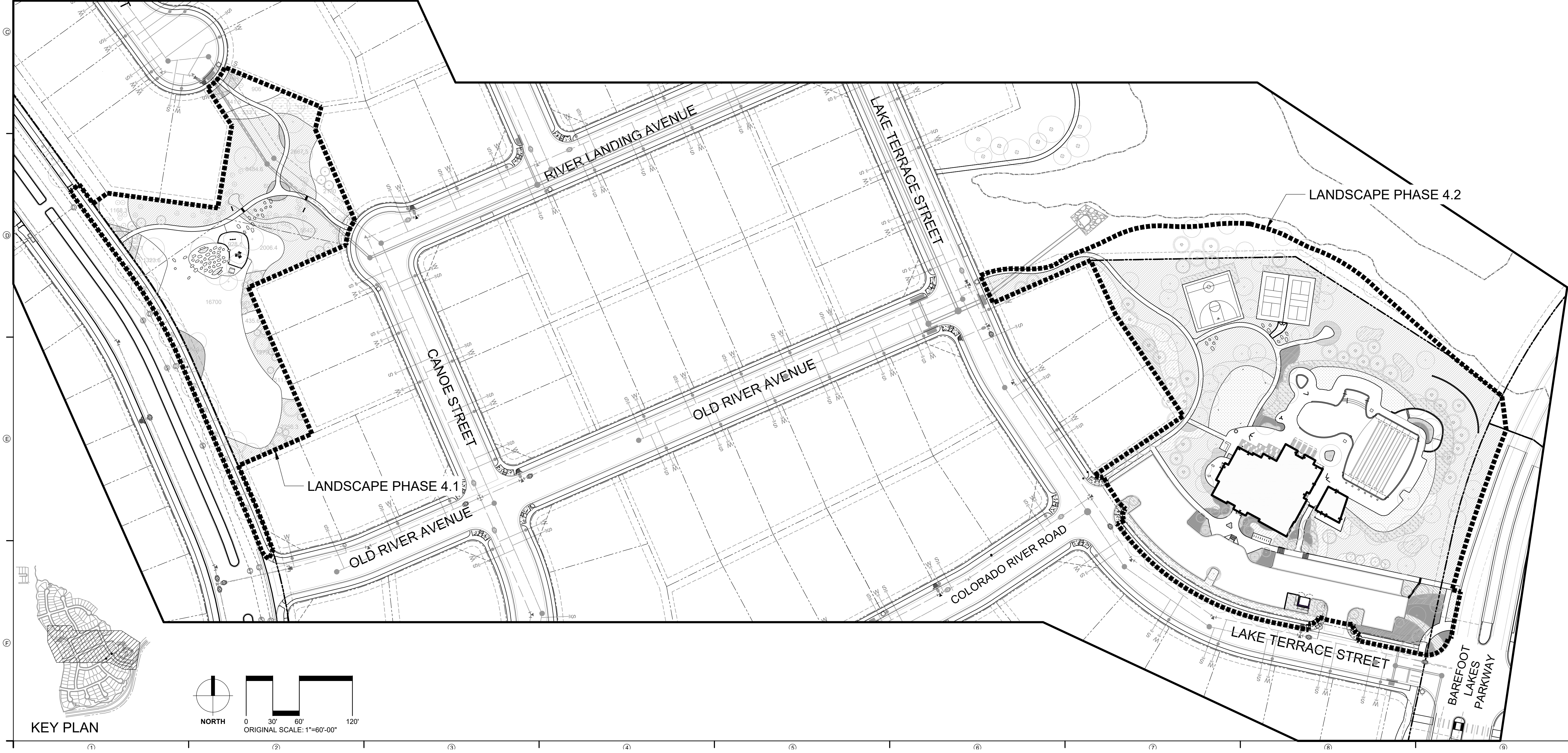
BAREFOOT LAKES

**LANDSCAPE
PHASING**

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3.23.2018
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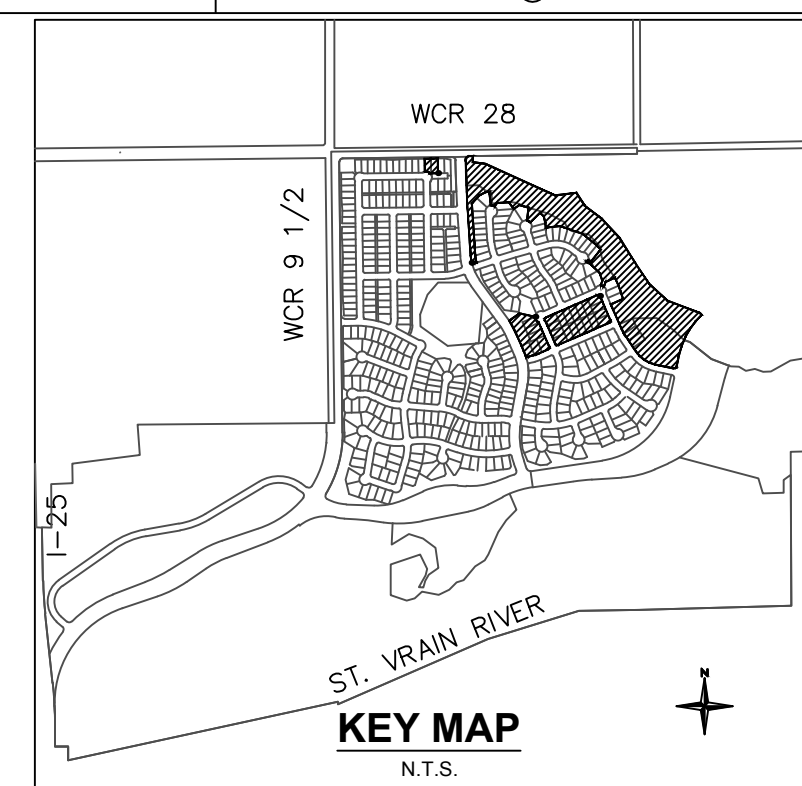
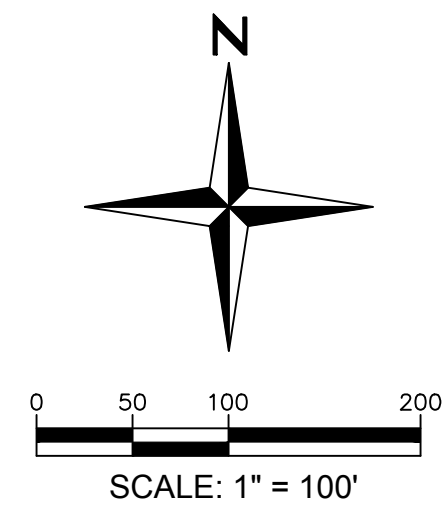
Sheet 9 of 21

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Mar 23, 2018 - 8:43am
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FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
GRADING AND DRAINAGE PLAN
Town of Firestone
Weld County
State of Colorado
Sheet 10 of 21



**FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2**

**TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO**

REDLAND PROJECT NUMBER: 08001.13

FIRESTONE INFORMATION BLOCK

BAREFOOT LAKES

GRADING AND DRAINAGE PLAN

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
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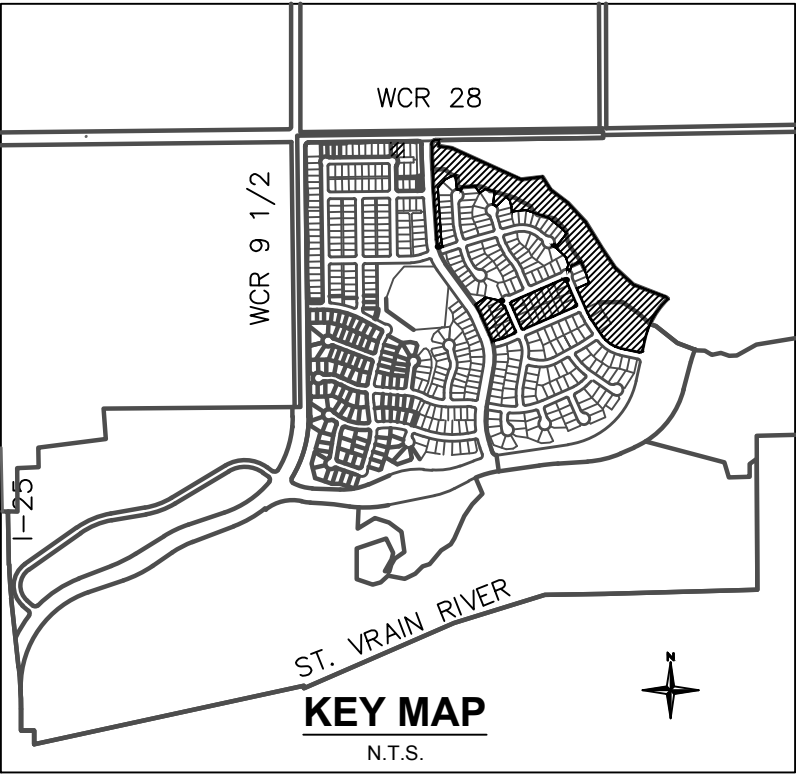
Sheet 10 of 21

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Mar 26, 2018 - 10:36am
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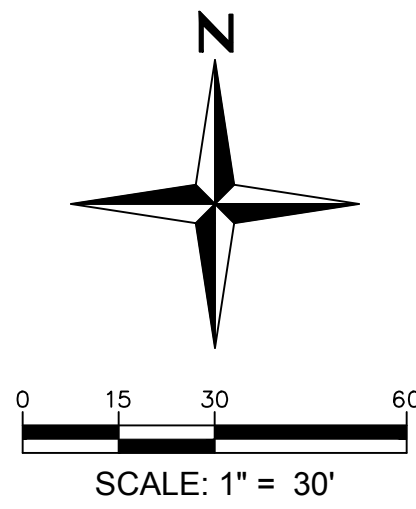
FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
GRADING AND DRAINAGE PLAN
Town of Firestone
Weld County
State of Colorado
Sheet 11 of 21



FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO



- EXISTING LEGEND**
- EXISTING PROPERTY LINE
 - EXISTING R.O.W.
 - EXISTING LOT LINE
 - EXISTING EASEMENT
 - SECTION LINE
 - ROAD CENTERLINE
 - EDGE OF PAVEMENT
 - CURB AND GUTTER
 - CONCRETE
 - FENCE
 - RETAINING WALL
 - EXISTING WATERLINE
 - EXISTING RAW WATERLINE
 - EXISTING SANITARY SEWER
 - EXISTING STORM SEWER
 - EXISTING ELECTRIC LINE
 - EXISTING GAS LINE
 - EXISTING TELEPHONE LINE
 - EXISTING FIBER LINE
 - EXISTING OVERHEAD ELECTRIC LINE
 - EXISTING CABLE TELEVISION
 - EXISTING IRRIGATION LINE
 - EXISTING CONTOUR MAJOR
 - EXISTING CONTOUR MINOR
 - EXISTING WETLAND LIMITS
- PROPOSED LEGEND**
- PROPOSED FDP BOUNDARY
 - PROPOSED R.O.W.
 - PROPOSED LOT LINE
 - PROPOSED SETBACK
 - PROPOSED EASEMENT
 - PROPOSED ROAD CENTERLINE
 - PROPOSED CURB AND GUTTER (CATCH)
 - PROPOSED SIDEWALK
 - PROPOSED STORM SEWER
 - PROPOSED SANITARY SEWER
 - PROPOSED TRENCH DRAIN
 - PROPOSED MANHOLE w/ DIA. (FT.)
 - PROPOSED INLET
 - PROPOSED FLARED END SECTION
 - PROPOSED RETAINING WALL
 - PROPOSED CONTOUR MAJOR
 - PROPOSED CONTOUR MINOR



REDLAND PROJECT NUMBER: 08001.13

FIRESTONE
INFORMATION BLOCK

BAREFOOT LAKES

GRADING AND
DRAINAGE PLAN

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3/23/2018
Revision 1:	
Revision 2:	
Revision 3:	

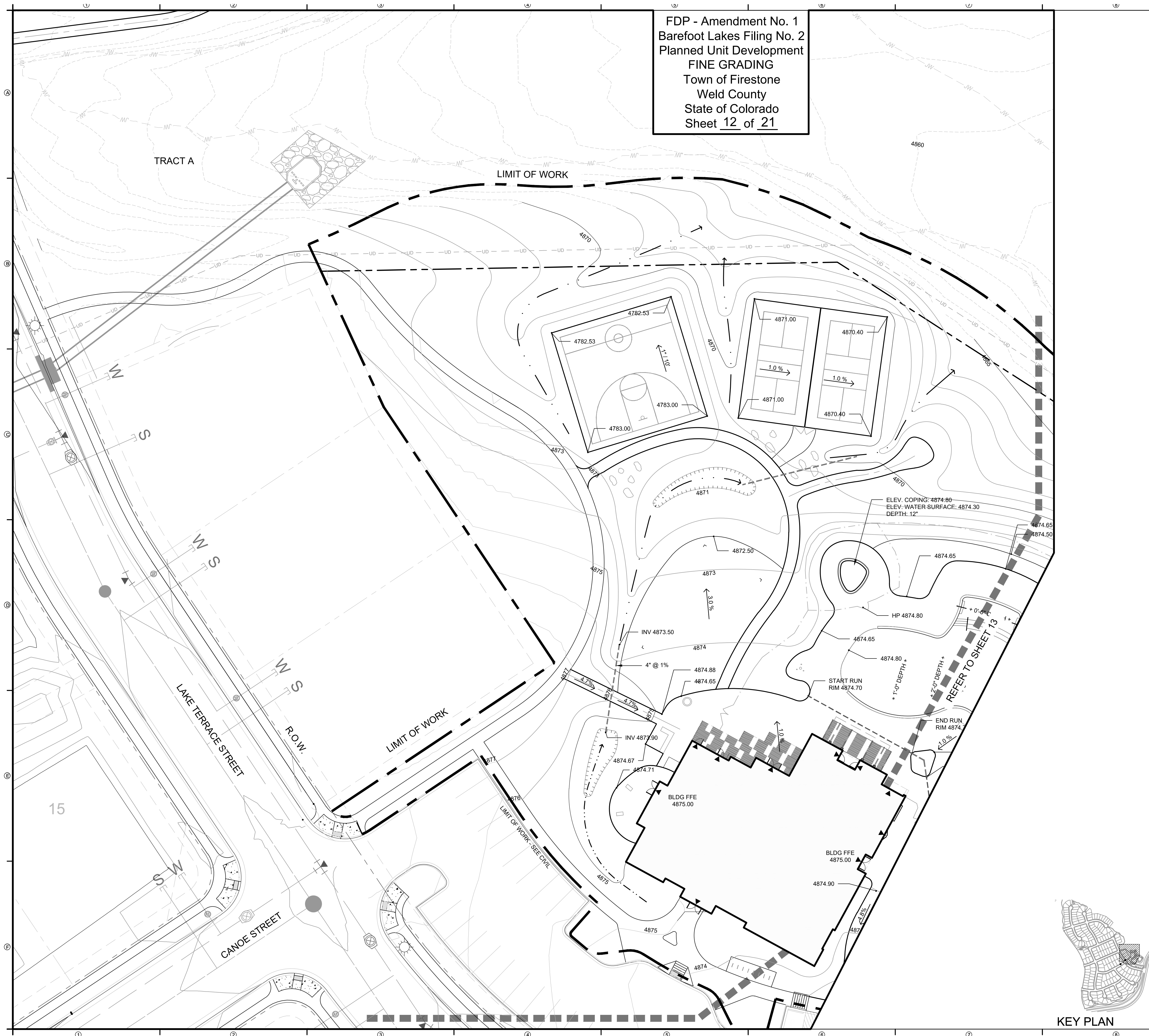
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**FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2**

OW PROJECT NUMBER: 5311

FINE GRADING

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3.23.2018
Revision 1:	
Revision 2:	
Revision 3:	
Sheet 12 of 21	



KEY PLAN



**FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2**

**TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO**

OW PROJECT NUMBER: 5311

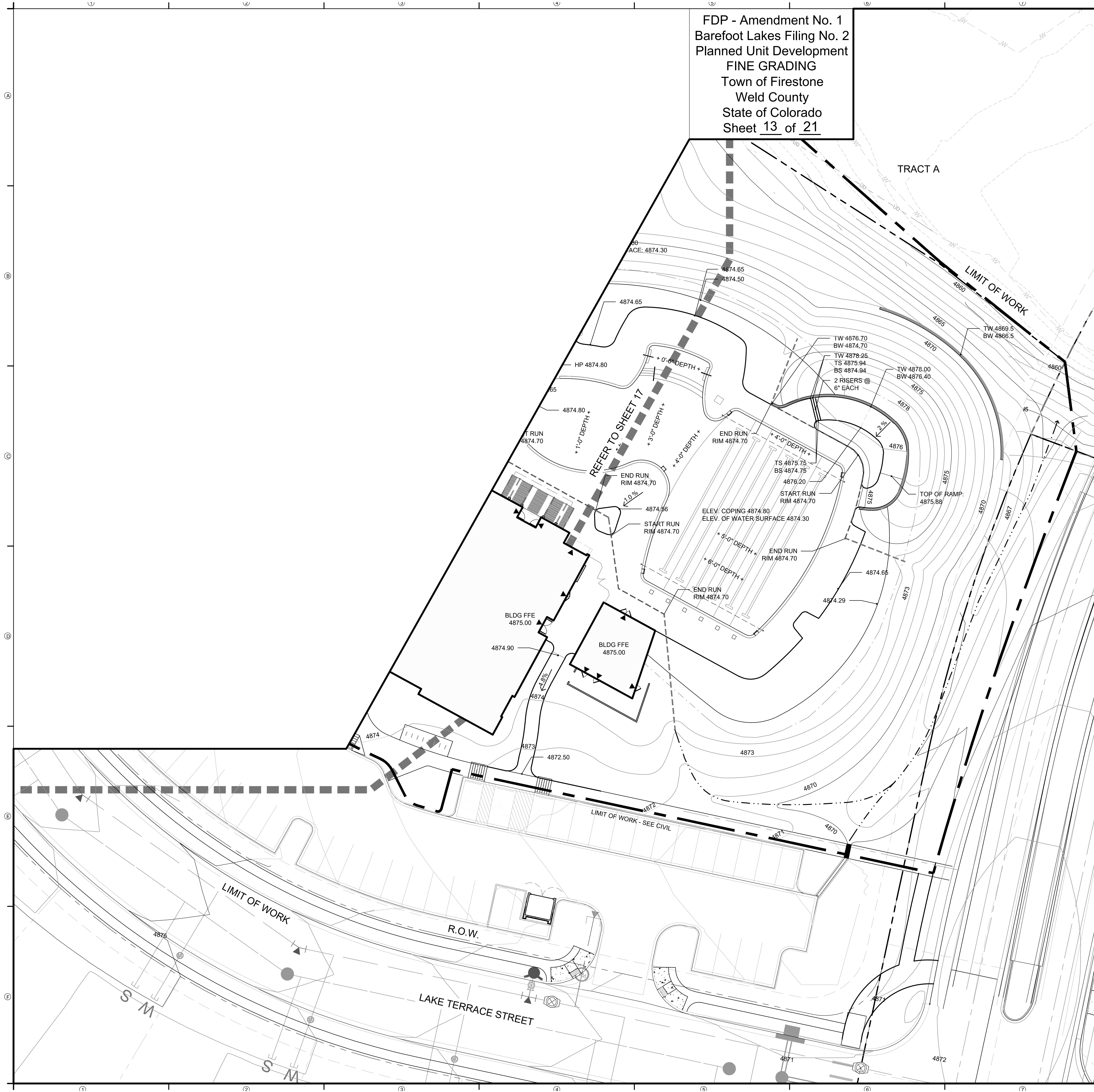
BAREFOOT LAKES

FINE GRADING

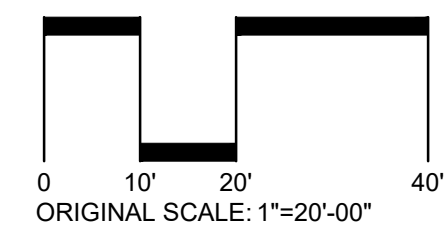
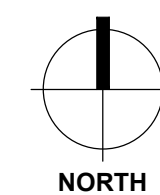
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Filing #:	2
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Submittal 1:	3.23.2018
Revision 1:	
Revision 2:	
Revision 3:	

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KEY PLAN



FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
PLANTING
Town of Firestone
Weld County
State of Colorado
Sheet 14 of 21

SITE KEYNOTES:

9.0 PLANTING AND LANDSCAPE

	DETAIL / SHEET	RELATED DETAIL(S)
9.1	Deciduous Tree Planting	1 / L.37
9.2	Deciduous Multi-Trunk Tree Planting	2 / L.37
9.3	Shrub Planting	1 / L.38
9.4	Evergreen Tree Planting	2 / L.38
9.5	Ground Cover Planting	3 / L.37
9.6	Lawn	5 / L.37
9.7	Plant Spacing	5 / L.37
9.8	Perennial Planting	4 / L.37
9.9	Clump Grass Planting	4 / L.38
9.10	Native Shrub Stand Modules	3 / L.38

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BAREFOOT LAKES FILING NO. 2
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

DW PROJECT NUMBER: 5311

FIRESTONE
INFORMATION BLOCK

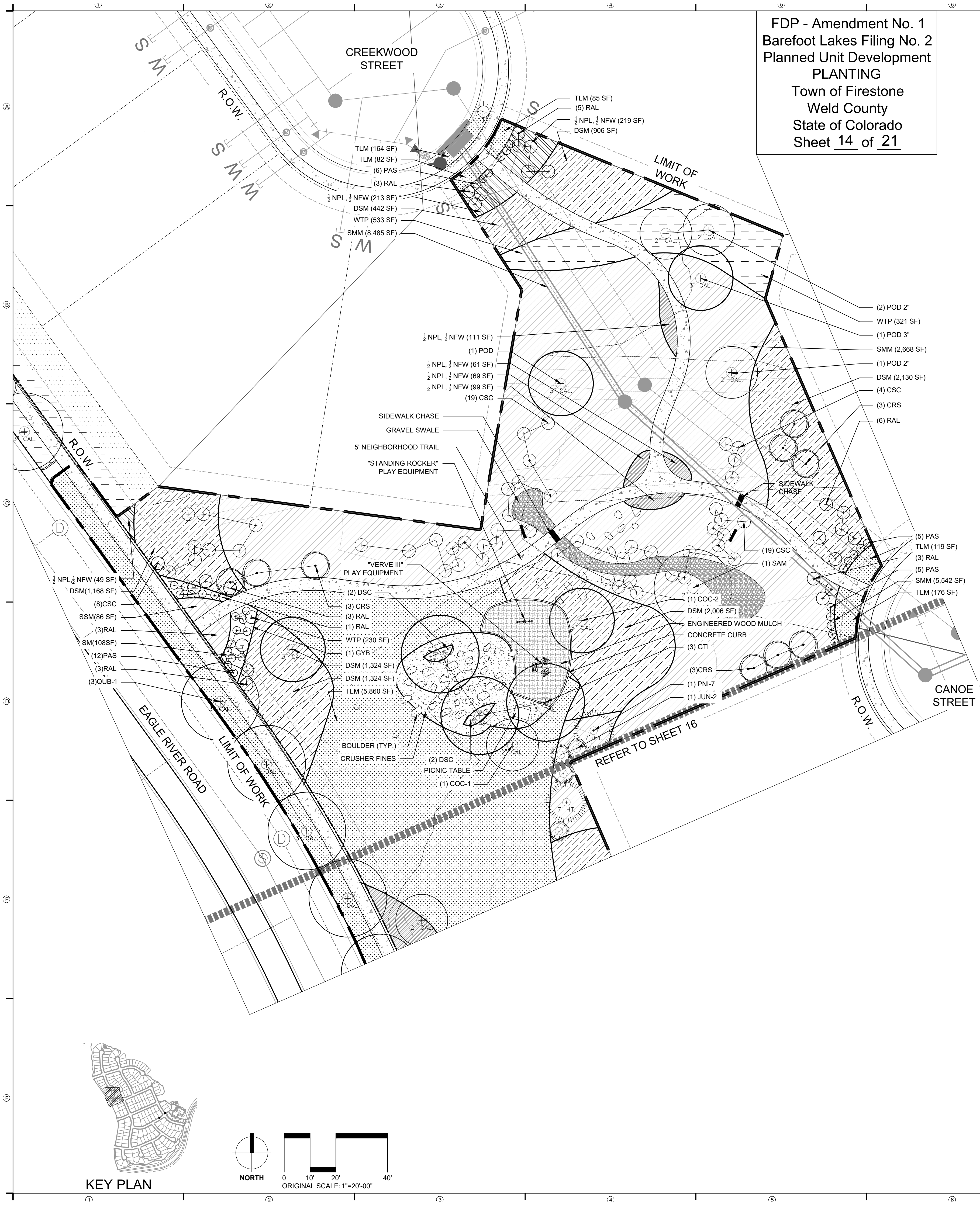
BAREFOOT LAKES

PLANTING

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3.23.2018
Revision 1:	
Revision 2:	
Revision 3:	

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Abbreviation/ Groupings	Scientific Name	Common Name	Size	Spacing	Detail	Notes
Trees						
CAT-2	<i>Catalpa speciosa</i>	Catalpa	2" CAL.			
CAT-3	<i>Catalpa speciosa</i>	Catalpa	3" CAL.			
COC-2	<i>Corylus colurna</i>	Turkish Filbert	2" CAL.			
COC-3	<i>Corylus colurna</i>	Turkish Filbert	3" CAL.			
CRS	<i>Malus 'Spring Snow'</i>	Spring Snow Crabapple	2" CAL.			
GTI	<i>Gleditsia triacanthos inermis</i>	Northern Acclaim Honeylocust	3" CAL.			
GYB-2	<i>Ginkgo biloba 'Autumn Gold'</i>	Autumn Gold Ginkgo	2" CAL.			
GYB-3	<i>Ginkgo biloba 'Autumn Gold'</i>	Autumn Gold Ginkgo	3" CAL.			
JUN-2	<i>Juniperus scopulorum 'Wichita Blue'</i>	Wichita Blue Juniper	8' HT.			
PNI-7	<i>Pinus nigra</i>	Austrian Pine	7' HT.			
PNI-8	<i>Pinus nigra</i>	Austrian Pine	8' HT.			
POD-2	<i>Populus deltoides 'Siouxland'</i>	Cottonless Eastern Cottonwood	2" CAL.			
POD-3	<i>Populus deltoides 'Siouxland'</i>	Cottonless Eastern Cottonwood	3" CAL.			
PYP	<i>Pinus edulis</i>	Pinyon Pine	8' HT.			
PYC	<i>Pyrus calleryana 'Cleveland Select'</i>	Cleveland Select Pear	2" CAL.			
UAV	<i>Ulmus american 'Valley Forge'</i>	Valley Forge Elm	3" CAL.			
SAM	<i>Salix amygdaloides</i>					

Shrubs						
DSM-1 OR DSM-2	<i>Chrysothamnus nauseosus</i>	Rubber Rabbit Brush	1 Gal	5' min	9.4	Mix: ref 1/L10-4
DSM-1 OR DSM-2	<i>Chrysothamnus nauseosus</i>	Rubber Rabbit Brush	5 Gal	5' min	9.4	Mix: ref 1/L10-4
DSM-1 OR DSM-2	<i>Atriplex canescens</i>	Four Wing Salt Bush	1 Gal	5' min	9.4	Mix: ref 1/L10-4
DSM-1 OR DSM-2	<i>Atriplex canescens</i>	Four Wing Salt Bush	5 Gal	5' min	9.4	Mix: ref 1/L10-4
DSM-1 OR DSM-2	<i>Pyspcarpus monogynus</i>	Moutain Ninebark	3 Gal	5' min	9.4	Mix: ref 1/L10-4
DSM-1 OR DSM-2	<i>Rhus trilobata</i>	Three Leaf Sumac	5 gal	4' o.c.	9.4	Mix: ref 1/L10-4
DSM-1 OR DSM-2	<i>Rhus trilobata</i>	Three Leaf Sumac	3 Gal	4' o.c.	9.4	Mix: ref 1/L10-4
DSM-1 OR DSM-2	<i>Yucca sp.</i>	Yucca	1 Gal	5' min	9.4	Mix: ref 1/L10-4
CSC	<i>Cornus sericea 'Cardinal'</i>	Red Twig Dogwood	5 Gal		9.4	Mix: ref 1/L10-5
DSC	<i>Diervilla sessilifolia 'Cool Splash'</i>	Cool Splash Dwarf Bush Honeysuckle			9.4	Mix: ref 1/L10-6
RAL	<i>Rhus aromatica 'Gro-Low'</i>	Gro-Low Fragrant Sumac	5 Gal	4' o.c.	9.4	Mix: ref 1/L10-7
JCA	<i>Juniperus communis 'Alpine Carpet'</i>	Carpet Juniper	3 Gal	4'-6'	9.4	Mix: ref 1/L10-8
GSM-1 OR GSM-2	<i>Berberis thunbergii 'Monomb'</i>	Cherry Bomb Barberry	5 Gal	Per Plan	9.4	Mix: ref 1/L10-9
GSM-1 OR GSM-2	<i>Chrysanthemum x hybridum '95-169-8'</i>	Mammoth Daisy (Chrysanthemum)	5 Gal	Per Plan	9.4	Mix: ref 1/L10-10
GSM-1 OR GSM-2	<i>Cornus sericea 'Isanti'</i>	Isanti Dogwood	5 Gal	Per Plan	9.4	Mix: ref 1/L10-11
GSM-1 OR GSM-2	<i>Diervilla sessilifolia 'Cool Splash'</i>	Cool Splash Dwarf Bush Honeysuckle	5 Gal	Per Plan	9.4	Mix: ref 1/L10-12
GSM-1 OR GSM-2	<i>Juniperus sabina 'Broadmoor'</i>	Broadmoor Juniper	5 Gal	Per Plan	9.4	Mix: ref 1/L10-13
GSM-1 OR GSM-2	<i>Prunus besseyi 'Pawnee Buttes'</i>	Pawnee Buttes Sand Cherry	5 Gal	Per Plan	9.4	Mix: ref 1/L10-14
GSM-1 OR GSM-2	<i>Spiraea x bumalda 'Denistar'</i>	Superstar Spiraea	5 Gal	Per Plan	9.4	Mix: ref 1/L10-15
GSM-1 OR GSM-2	<i>Symphoricarpos x chenault 'Hancock'</i>	Hancock Coralberry	5 Gal	Per Plan	9.4	Mix: ref 1/L10-16

Grasses
(Ornamental)

CKF	<i>Calamagrostis x acutiflora 'Karl Foerster'</i>	Feather Reed Grass	1 Gal	4' o.c.	9.7	
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Perennials

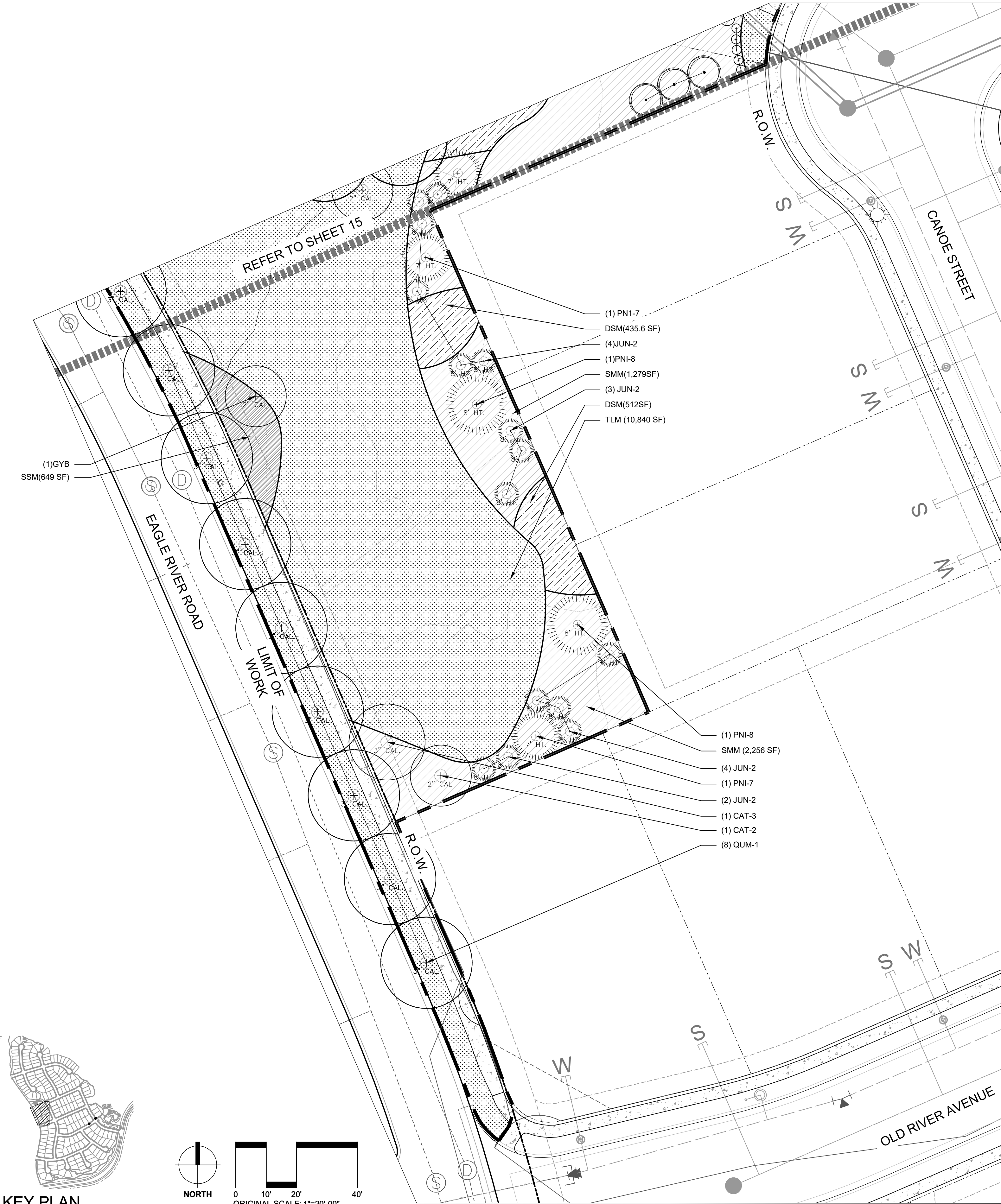
PAS	<i>Perovskia atriplicifolia</i>	Russian Sage	3 Gal	30" o.c.	9.8	Per Plan
SNC	<i>Salvia nemorosa 'Cardonna'</i>	Cardonna Salvia	1 Gal	24" o.c.	9.8	Triangular spacing
SSM	<i>Salvia sylvestris x 'Mainact'</i>	May Night Salvia	1 Gal	24" o.c.	9.8	Triangular spacing
NPL	<i>Nepeta 'Psfike'</i>	Little Trudy Catmint	F 15	18" o.c.	9.8	Qty per Flat; Triangular spacing
NFW	<i>Nepeta faassennii 'Walker's Low'</i>	Walker's Low Catmint	1 Gal	30" o.c.	9.8	Triangular spacing
ECH	<i>Echinacea purpurea</i>	Eastern Purple Coneflower	1 Gal	30" o.c.	9.8	Triangular spacing
ABF	<i>Agastache Blue Fortune</i>	Blue Fortune Hybrid Hyssop	1 Gal	24" o.c.	9.8	Triangular spacing
SNP	<i>Symphiotrichum novae-angliae 'Purple Dome'</i>	Purple Dome Aster	1 Gal	30" o.c.	9.8	Triangular spacing
SAN	<i>Salvia nemorosa</i>	Sensation Rose	1 Gal	30" o.c.	9.8	Triangular spacing

DIC	<i>Dianthus cruentus</i>	Pink				
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Seed Mixes

SMM	(Shortgrass Meadow Mix)	REF SPEC	Seed	REF SPEC	Weastern Wheat Grass, Blue Gramma, Sideoats Gramma, Green needlegrass, Buffalo Grass, ThickSpike Wheat Grass, Switchgrass
SMM at DSM 1 and 2	(Shortgrass Meadow Mix matrix for DSM areas)		Seed		Same
TLM	(Tree Lawn Mix)	REF SPEC	Seed	REF SPEC	Kentucky Bluegrass, Perennial Ryegrass, Creeping Red Fescue

FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
PLANTING
Town of Firestone
Weld County
State of Colorado
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SITE KEYNOTES:

9.0	PLANTING AND LANDSCAPE	DETAIL / SHEET	RELATED DETAIL(S)
9.1	Deciduous Tree Planting	1 / L.37	
9.2	Deciduous Multi-Trunk Tree Planting	2 / L.37	
9.3	Shrub Planting	1 / L.38	
9.4	Evergreen Tree Planting	2 / L.38	
9.5	Ground Cover Planting	3 / L.37	5 / L.37
9.6	Lawn	5 / L.38	
9.7	Plant Spacing	5 / L.37	
9.8	Perennial Planting	4 / L.37	5 / L.37
9.9	Clump Grass Planting	4 / L.38	5 / L.37
9.10	Native Shrub Stand Modules	3 / L.38	

Abbreviation/ Groupings	Scientific Name	Common Name
Trees		
CAT-2	<i>Catalpa speciosa</i>	Catalpa
CAT-3	<i>Catalpa speciosa</i>	Catalpa
COC-2	<i>Corylus colurna</i>	Turkish Filbert
COC-3	<i>Corylus colurna</i>	Turkish Filbert
CRS	<i>Malus 'Spring Snow'</i>	Spring Snow Crabapple
GTI	<i>Gleditsia triacanthos inermis</i>	Northern Acclaim Honeylocust
GYB-2	<i>Ginkgo biloba 'Autumn Gold'</i>	Autumn Gold Ginkgo
GYB-3	<i>Ginkgo biloba 'Autumn Gold'</i>	Autumn Gold Ginkgo
JUN-2	<i>Juniperus scopulorum 'Wichita Blue'</i>	Wichita Blue Juniper
PNI-7	<i>Pinus nigra</i>	Austrian Pine
PNI-8	<i>Pinus nigra</i>	Austrian Pine
POD-2	<i>Populus deltoides 'Siouxland'</i>	Cottonless Eastern Cottonwood
POD-3	<i>Populus deltoides 'Siouxland'</i>	Cottonless Eastern Cottonwood
PYP	<i>Pinus edulis</i>	Pinyon Pine
PYC	<i>Pyrus calleryana 'Cleveland Select'</i>	Cleveland Select Pear
UAV	<i>Ulmus american 'Valley Forge'</i>	Valley Forge Elm
SAM	<i>Salix amygdaloides</i>	

Shrubs		
DSM-1 OR DSM-2	<i>Chrysothamnus nauseosus</i>	Rubber Rabbit Brush
DSM-1 OR DSM-2	<i>Chrysothamnus nauseosus</i>	Rubber Rabbit Brush
DSM-1 OR DSM-2	<i>Atriplex canescens</i>	Four Wing Salt Bush
DSM-1 OR DSM-2	<i>Atriplex canescens</i>	Four Wing Salt Bush
DSM-1 OR DSM-2	<i>Pyscarpus monogynus</i>	Moutain Ninebark
DSM-1 OR DSM-2	<i>Rhus trilobata</i>	Three Leaf Sumac
DSM-1 OR DSM-2	<i>Rhus trilobata</i>	Three Leaf Sumac
DSM-1 OR DSM-2	<i>Yucca sp.</i>	Yucca
CSC	<i>Cornus sericea 'Cardinal'</i>	Red Twig Dogwood
DSC	<i>Diervilla sessilifolia 'Cool Splash'</i>	Cool Splash Dwarf Bush Honeysuckle
RAL	<i>Rhus aromatica 'Gro-Low'</i>	Gro-Low Fragrant Sumac
JCA	<i>Juniperus communis 'Alpine Carpet'</i>	Carpet Juniper
GSM-1 OR GSM-2	<i>Berberis thunbergii 'Monomb'</i>	Cherry Bomb Barberry
GSM-1 OR GSM-2	<i>Chrysanthemum x hybridum '95-169-8'</i>	Mammoth Daisy (Chrysanthemum)
GSM-1 OR GSM-2	<i>Cornus sericea 'Isanti'</i>	Isanti Dogwood
GSM-1 OR GSM-2	<i>Diervilla sessilifolia 'Cool Splash'</i>	Cool Splash Dwarf Bush Honeysuckle
GSM-1 OR GSM-2	<i>Juniperus sabina 'Broadmoor'</i>	Broadmoor Juniper
GSM-1 OR GSM-2	<i>Prunus besseyi 'Pawnee Buttes'</i>	Pawnee Buttes Sand Cherry
GSM-1 OR GSM-2	<i>Spirea x bumalda 'Denistar'</i>	Superstar Spirea
GSM-1 OR GSM-2	<i>Symphoricarpos x chenault 'Hancock'</i>	Hancock Coralberry

Grasses (Ornamental)

CKF	<i>Calamagrostis x acutiflora 'Karl Foerster'</i>	Feather Reed Grass
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Perennials

PAS	<i>Perovskia atriplicifolia</i>	Russian Sage
SNC	<i>Salvia nemorosa 'Caradonna'</i>	Cardonna Salvia
SSM	<i>Salvia sylvestris x 'Mainact'</i>	May Night Salvia
NPL	<i>Nepeta 'Psfike'</i>	Little Trudy Catmint
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SNP	<i>Symphotrichum novae-angliae 'Purple Dome'</i>	Purple Dome Aster
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DIC	<i>Dianthus cruentus</i>	Pink
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Seed Mixes

SMM	(Shortgrass Meadow Mix)	REF SPEC
SMM at DSM 1 and 2	(Shortgrass Meadow Mix matrix for DSM areas)	
TLM	(Tree Lawn Mix)	REF SPEC

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FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

DW PROJECT NUMBER: 5311

FIRESTONE
INFORMATION BLOCK

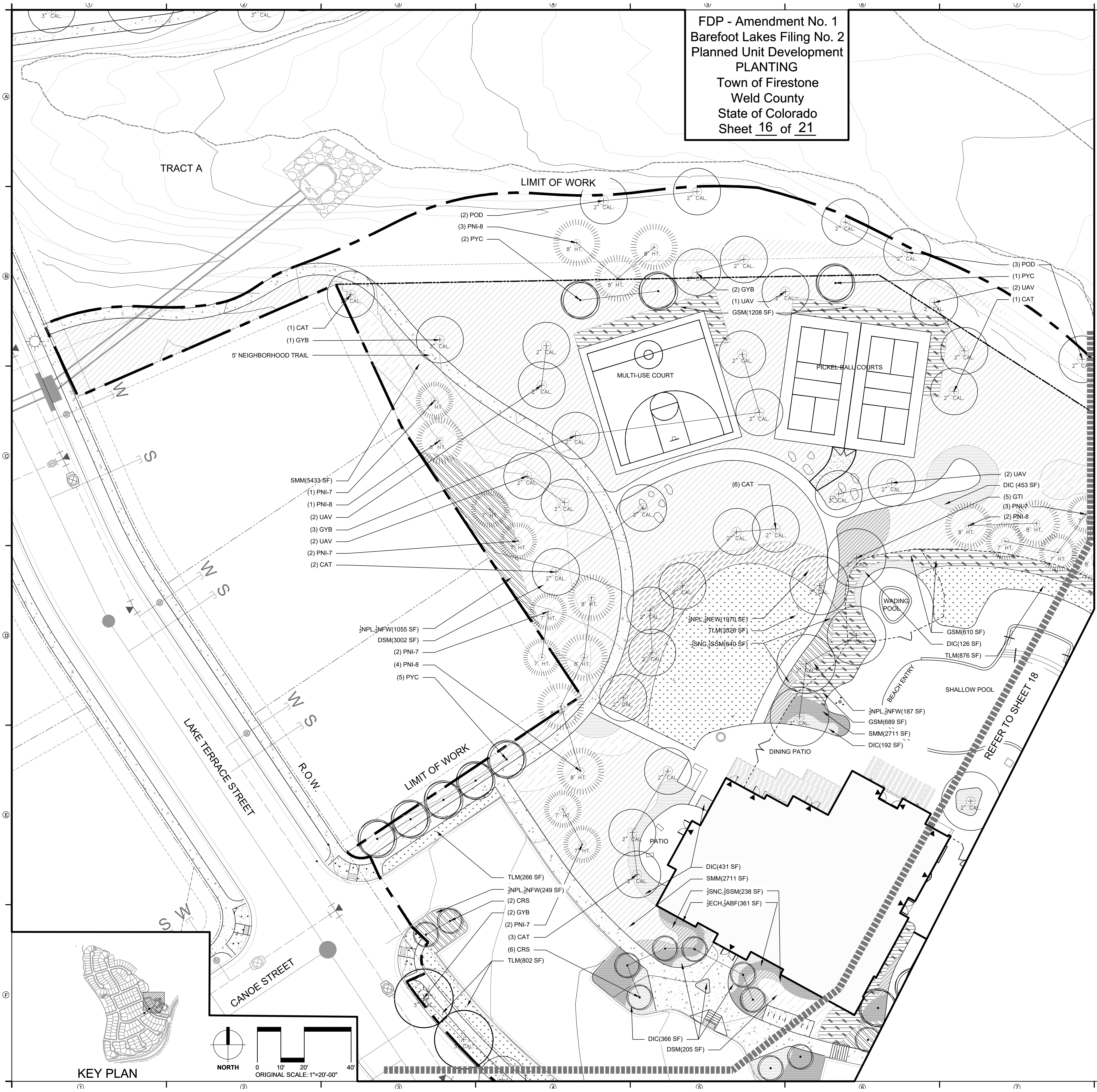
BAREFOOT LAKES

PLANTING

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3.23.2018
Revision 1:	
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FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
PLANTING
Town of Firestone
Weld County
State of Colorado
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SITE KEYNOTES:

	DETAIL / SHEET	RELATED DETAIL(S)
9.0	PLANTING AND LANDSCAPE	
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9.2	Deciduous Multi-Trunk Tree Planting	2 / L.37
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SAN	<i>Salvia nemorosa</i>	Sensation Rose

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DW PROJECT NUMBER: 5311

FIRESTONE INFORMATION BLOCK

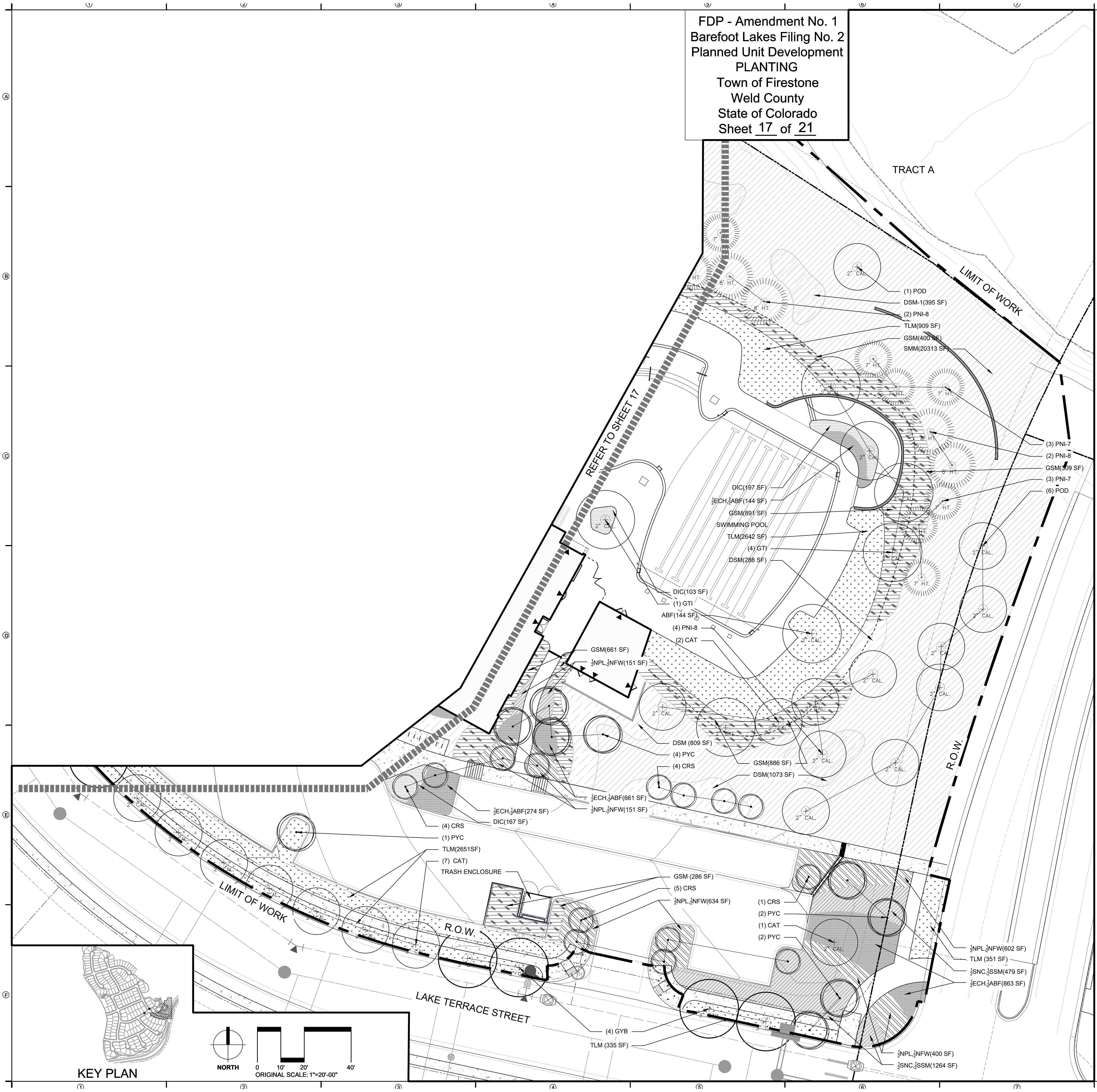
BAREFOOT LAKES

PLANTING

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Planned Unit Development
PLANTING
Town of Firestone
Weld County
State of Colorado
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SITE KEYNOTES:

9.0 PLANTING AND LANDSCAPE

DETAIL / SHEET	RELATED DETAIL(S)
9.1 Deciduous Tree Planting	1 / L.37
9.2 Deciduous Multi-Trunk Tree Planting	2 / L.37
9.3 Shrub Planting	1 / L.38
9.4 Evergreen Tree Planting	2 / L.38
9.5 Ground Cover Planting	3 / L.37
9.6 Lawn	5 / L.38
9.7 Plant Spacing	5 / L.37
9.8 Perennial Planting	4 / L.37
9.9 Clump Grass Planting	4 / L.38
9.10 Native Shrub Stand Modules	3 / L.38

Abbreviation/ Groupings	Scientific Name	Common Name
Trees		
CAT-2	<i>Catalpa speciosa</i>	Catalpa
CAT-3	<i>Catalpa speciosa</i>	Catalpa
COC-2	<i>Corylus colurna</i>	Turkish Filbert
COC-3	<i>Corylus colurna</i>	Turkish Filbert
CRS	<i>Malus 'Spring Snow'</i>	Spring Snow Crabapple
GTI	<i>Gleditsia triacanthos inermis</i>	Northern Acclaim Honeylocust
GTI	<i>Gleditsia triacanthos inermis</i>	Northern Acclaim
GYB-2	<i>Ginkgo biloba 'Autumn Gold'</i>	Autumn Gold Ginkgo
GYB-3	<i>Ginkgo biloba 'Autumn Gold'</i>	Autumn Gold Ginkgo
JUN-2	<i>Juniperus scopulorum 'Wichita Blue'</i>	Wichita Blue Juniper
PNI-7	<i>Pinus nigra</i>	Austrian Pine
PNI-8	<i>Pinus nigra</i>	Austrian Pine
POD-2	<i>Populus deltoides 'Siouxland'</i>	Cottonless Eastern Cottonwood
POD-3	<i>Populus deltoides 'Siouxland'</i>	Cottonless Eastern Cottonwood
PYP	<i>Pinus edulis</i>	Pinyon Pine
PYC	<i>Pyrus calleryana 'Cleveland Select'</i>	Cleveland Select Pear
UAV	<i>Ulmus american 'Valley Forge'</i>	Valley Forge Elm
SAM	<i>Salix amygdaloides</i>	

Shrubs		
DSM-1 OR DSM-2	<i>Chrysothamnus nauseosus</i>	Rubber Rabbit Brush
DSM-1 OR DSM-2	<i>Chrysothamnus nauseosus</i>	Rubber Rabbit Brush
DSM-1 OR DSM-2	<i>Atriplex canescens</i>	Four Wing Salt Bush
DSM-1 OR DSM-2	<i>Atriplex canescens</i>	Four Wing Salt Bush
DSM-1 OR DSM-2	<i>Pyscarpus monogynus</i>	Moutain Ninebark
DSM-1 OR DSM-2	<i>Rhus trilobata</i>	Three Leaf Sumac
DSM-1 OR DSM-2	<i>Rhus trilobata</i>	Three Leaf Sumac
DSM-1 OR DSM-2	<i>Yucca sp.</i>	Yucca
CSC	<i>Cornus sericea 'Cardinal'</i>	Red Twig Dogwood
DSC	<i>Diervilla sessilifolia 'Cool Splash'</i>	Cool Splash Dwarf Bush
DSC	<i>Diervilla sessilifolia 'Cool Splash'</i>	Honeysuckle
RAL	<i>Rhus aromatica 'Gro-Low'</i>	Gro-Low Fragrant Sumac
JCA	<i>Juniperus communis 'Alpine Carpet'</i>	Carpet Juniper
GSM-1 OR GSM-2	<i>Berberis thunbergii 'Monomb'</i>	Cherry Bomb Barberry
GSM-1 OR GSM-2	<i>Chrysanthemum x hybridum '95-169-8'</i>	Mammoth Daisy (Chrysanthemum)
GSM-1 OR GSM-2	<i>Cornus sericea 'Isanti'</i>	Isanti Dogwood
GSM-1 OR GSM-2	<i>Diervilla sessilifolia 'Cool Splash'</i>	Cool Splash Dwarf Bush
GSM-1 OR GSM-2	<i>Juniperus sabina 'Broadmoor'</i>	Broadmoor Juniper
GSM-1 OR GSM-2	<i>Prunus besseyi 'Pawnee Buttes'</i>	Pawnee Buttes Sand Cherry
GSM-1 OR GSM-2	<i>Spiraea x bumalda 'Denistar'</i>	Superstar Spiraea
GSM-1 OR GSM-2	<i>Symphoricarpos x chenault 'Hancock'</i>	Hancock Coralberry

Grasses (Ornamental)		
CKF	<i>Calamagrostis x acutiflora 'Karl Foerster'</i>	Feather Reed Grass

Perennials		
PAS	<i>Perovskia atriplicifolia</i>	Russian Sage
SNC	<i>Salvia nemorosa 'Caradonna'</i>	Cardonna Salvia
SSM	<i>Salvia sylvestris x 'Mainact'</i>	May Night Salvia
NPL	<i>Nepeta 'Psfike'</i>	Little Trudy Catmint
NFW	<i>Nepeta faassenii 'Walker's Low'</i>	Walker's Low Catmint
ECH	<i>Echinacea purpurea</i>	Eastern Purple Coneflower
ABF	<i>Agastache Blue Fortune</i>	Blue Fortune Hybrid Hyssop
SNP	<i>Symphoricarpos x chenault 'Purple Dome'</i>	Purple Dome Aster
SAN	<i>Salvia nemorosa</i>	Sensation Rose
DIC	<i>Dianthus cruentus</i>	Pink

Seed Mixes		
SMM	(Shortgrass Meadow Mix)	REF SPEC
SMM at DSM 1 and 2	(Shortgrass Meadow Mix matrix for DSM areas)	
TLM	(Tree Lawn Mix)	REF SPEC

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FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

DW PROJECT NUMBER: 5311

FIRESTONE
INFORMATION BLOCK

BAREFOOT LAKES

PLANTING

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3.23.2018
Revision 1:	
Revision 2:	
Revision 3:	
Sheet	17 of 21

FDP - Amendment No. 1
Barefoot Lakes Filing No. 2
Planned Unit Development
FENCING
Town of Firestone
Weld County
State of Colorado
Sheet 18 of 21

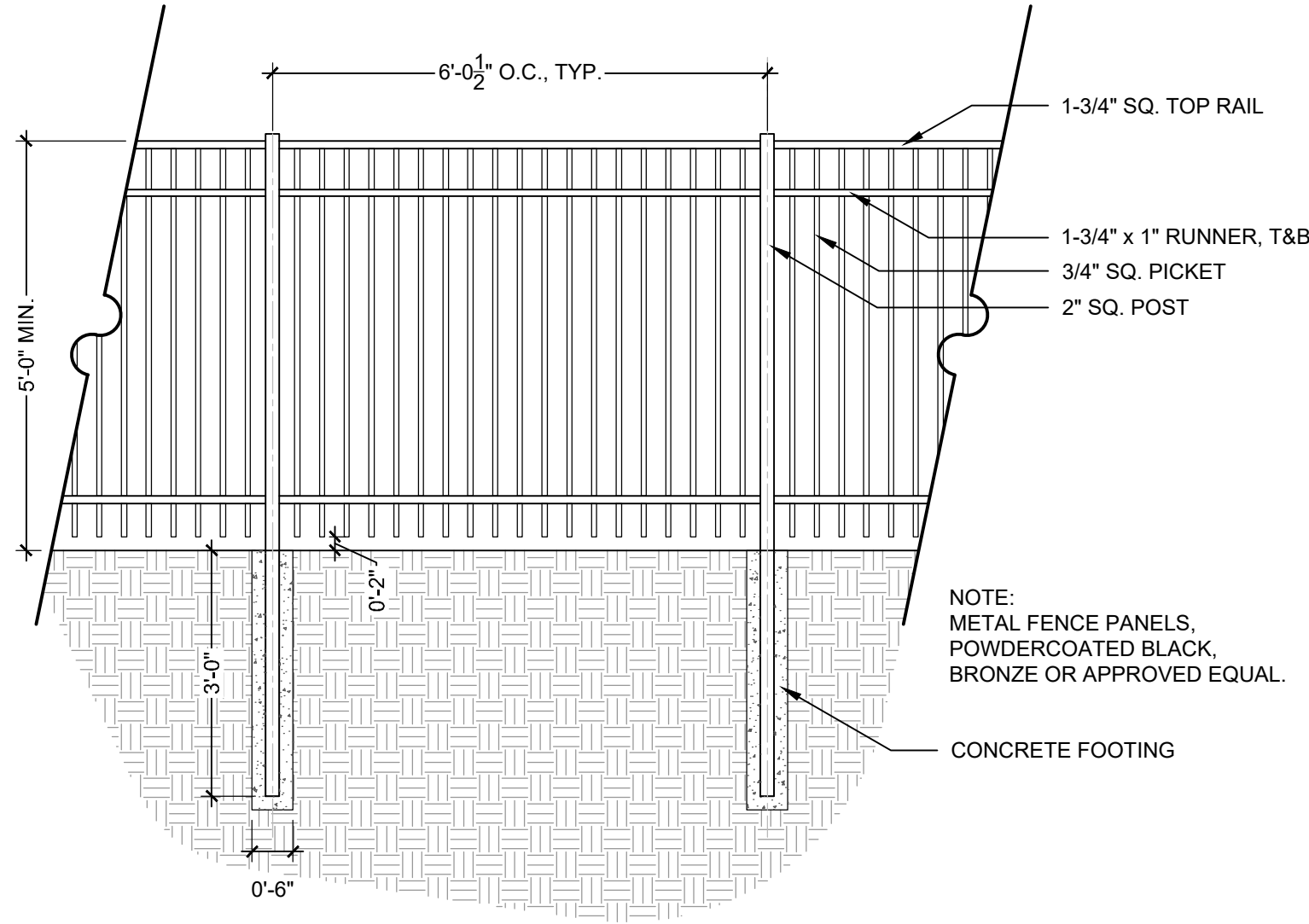
SYMBOL LEGEND

- x — x — Pool Fence 6.1
- Fence Type 1 - Open 6.2
- ✕ Fence Type 2 - Open with Cross-Tie 6.3
- Fence Type 3 - Privacy 6.4

NOTE:
1. Refer to detail at right for [6.1] Pool Fence.
2. Refer to associated details in the recorded Filing 2 FDP for the other fence types.

FENCING REFERENCE NOTES

- 1 Center Post to Lot lines
- 2 Starting from Lot lines, install fence type as indicated in 9' segments.
- 3 Locate Segments not equal to 9' as indicated. Where not possible to make up the difference in a single segment, split equally among two or three segments.
- 4 Step down at end segment as shown in Keynote 6.2.



1 POOL FENCE
SCALE: 1/2" = 1'-0"



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BAREFOOT LAKES FILING NO. 2
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

DW PROJECT NUMBER: 5311

FIRESTONE
INFORMATION BLOCK

BAREFOOT LAKES

FENCING

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3.23.2018
Revision 1:	
Revision 2:	
Revision 3:	

Sheet 18 of 21

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**FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2**

TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

FINISH LEGEND

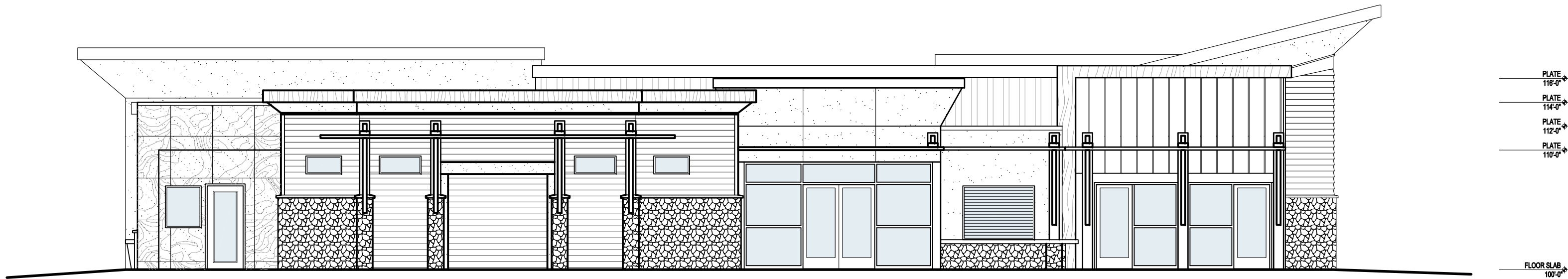
- BOARD AND BATTEN
- 8" LAP SIDING
- SMOOTH PANEL WITH REVEALS
- WOOD PANEL OR TRIM
- FIBER CEMENT PANEL
- STONE VENEER
- CORRUGATED METAL PANEL
- STOREFRONT/ GLAZING



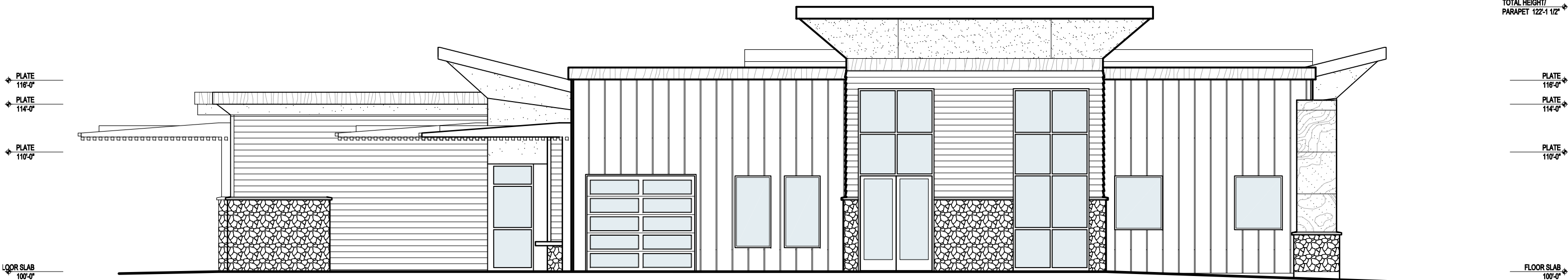
SOUTH ELEVATION



WEST ELEVATION



EAST ELEVATION



NORTH ELEVATION

**FIRESTONE
INFORMATION BLOCK**

BAREFOOT LAKES

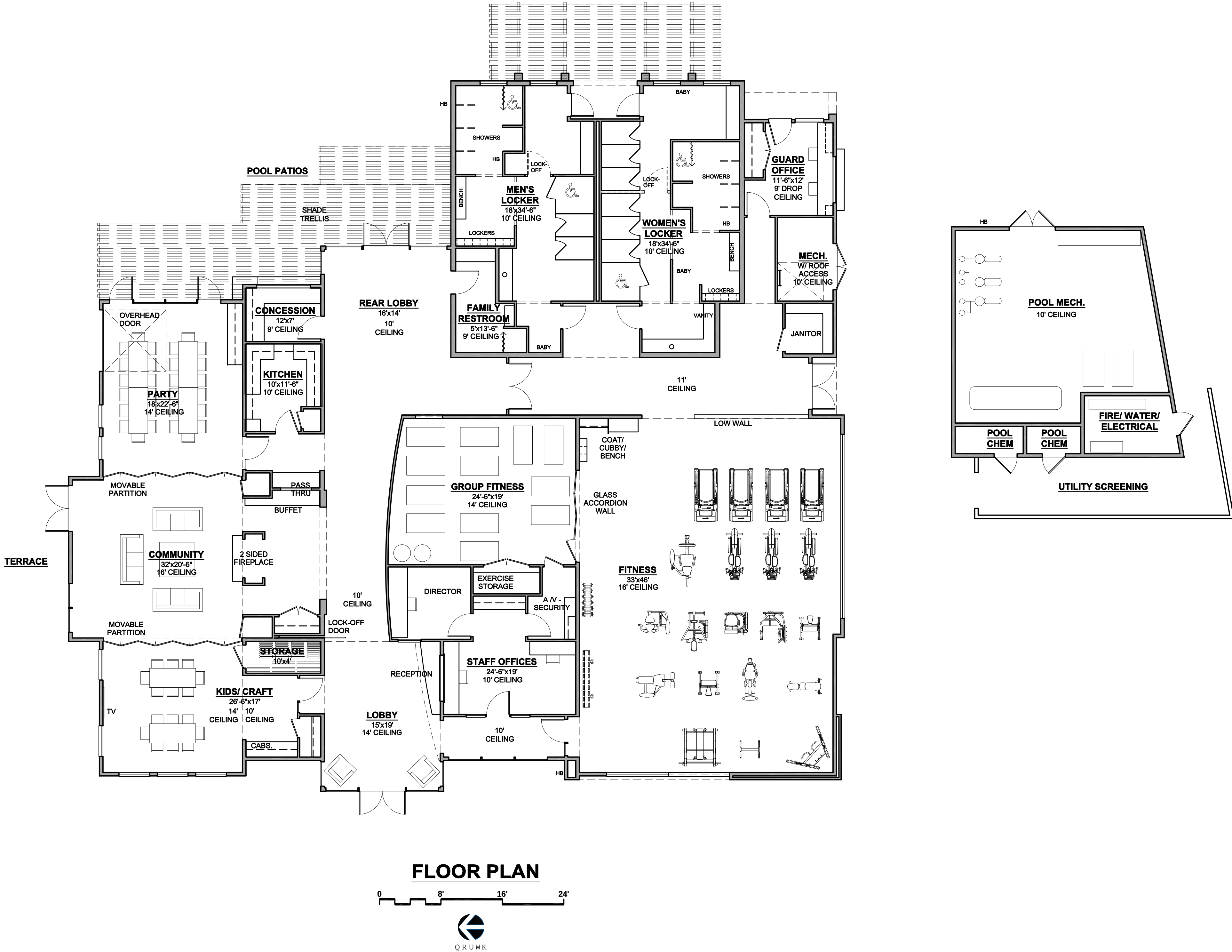
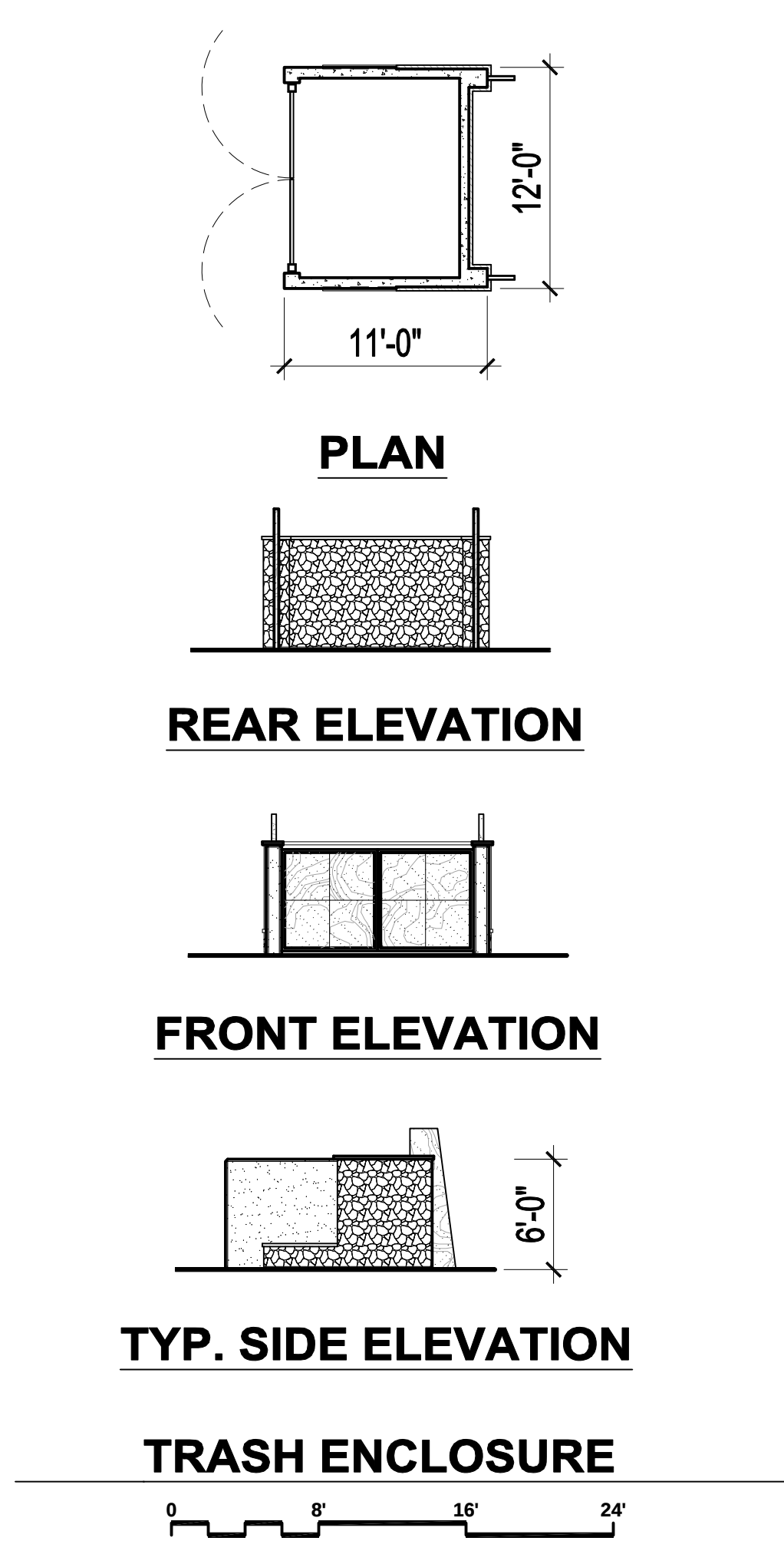
**ARCHITECTURAL
ELEVATIONS**

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3/23/2018
Revision 1:	
Revision 2:	
Revision 3:	

Sheet 19 of 21

**FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2**

TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO



Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
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Revision 3:	

FDP - AMENDMENT NO. 1
BAREFOOT LAKES FILING NO. 2
TOWN OF FIRESTONE
WELD COUNTY
STATE OF COLORADO

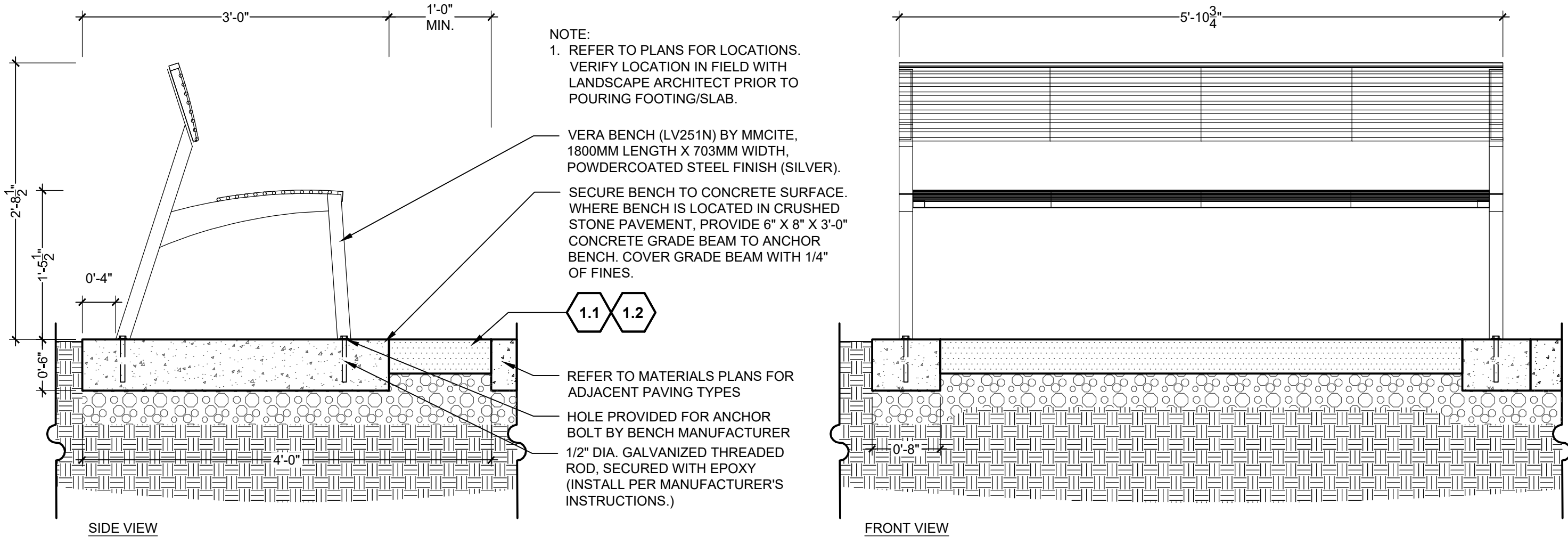
DW PROJECT NUMBER: 5311

FIRESTONE
INFORMATION BLOCK

BAREFOOT LAKES

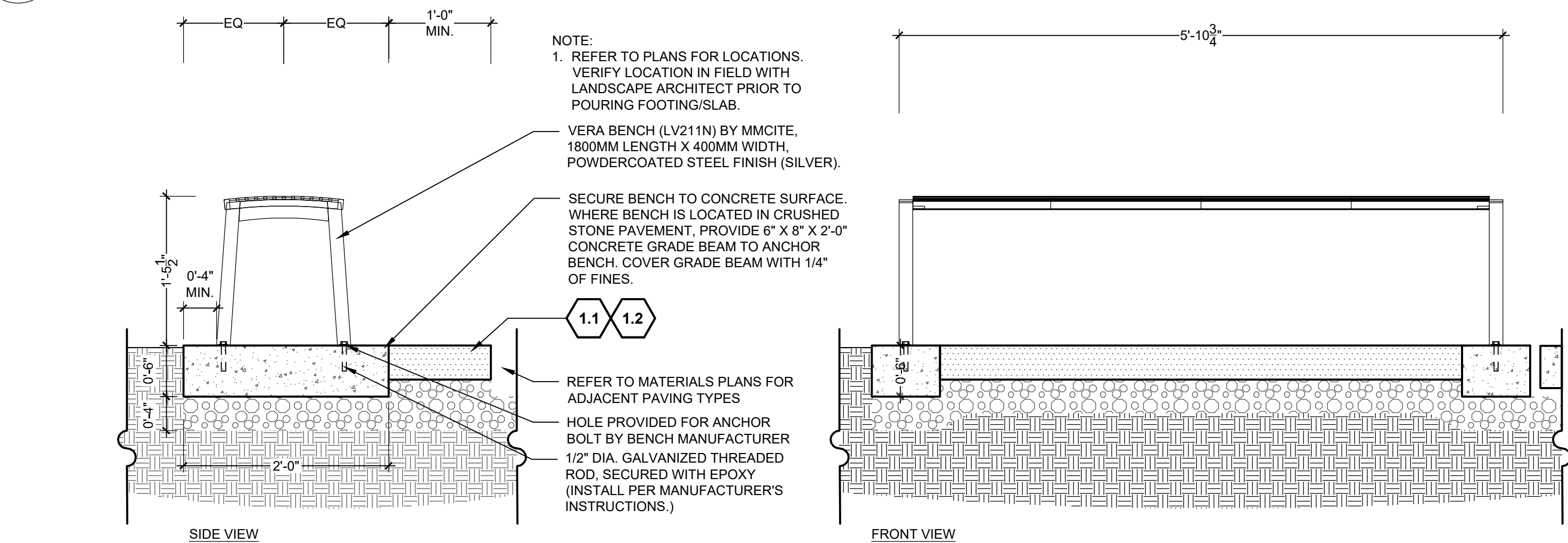
SITE DETAILS

Name of application:	Barefoot Lakes Filing No. 2
Type of Submittal:	FDP - Amendment No. 1
Filing #:	2
Phase #:	
Submittal 1:	3.23.2018
Revision 1:	
Revision 2:	
Revision 3:	
Sheet	<u>21</u> of <u>21</u>



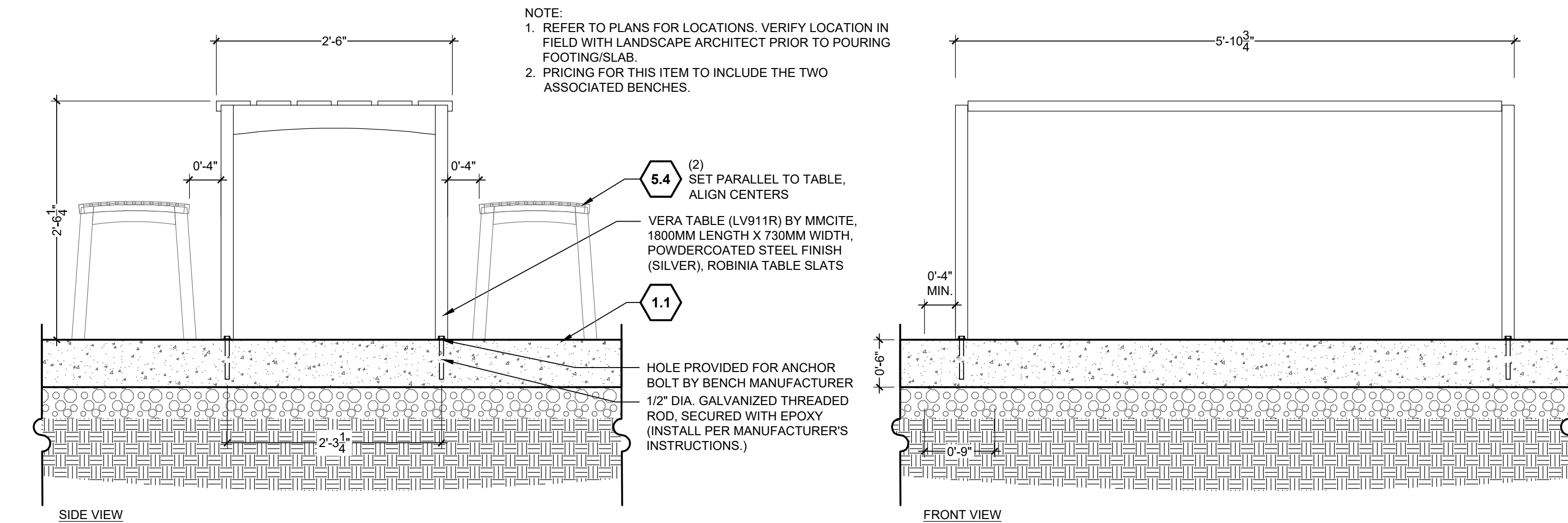
1 BENCH TYPE 1 (BACKED)

SCALE: 1" = 1'-0"



2 BENCH TYPE 1 (BACKLESS)

SCALE: 1" = 1'-0"



3 PICNIC TABLE

SCALE: 1" = 1'-0"



- NOTE:
- EQUIPMENT DETAILS:
MANUFACTURER: BURKE
MODEL: VERVE III (560-2580)
COLOR: LIME GREEN
 - ALL FITNESS AND PLAY EQUIPMENT TO BE INSTALLED PER MANUFACTURER'S DETAILED INSTRUCTIONS. PROVIDE SHOP DRAWINGS FOR FOOTINGS.
 - CONFIRM FALL ZONE CLEARANCES PRIOR TO INSTALLATION OF EQUIPMENT.
 - ALL PLAYGROUND EQUIPMENT, EXERCISE EQUIPMENT, SURFACING & STRUCTURES TO MEET THE CURRENT ASTM STANDARDS, NATIONAL RECREATION & PARK ASSOCIATION STANDARDS. ADA CODE & TOWN OF FIRESTONE BUILDING CODES.

4 PLAY EQUIPMENT - VERVE III

NTS



- NOTE:
- EQUIPMENT DETAILS:
MANUFACTURER: BURKE
MODEL: STANDING ROCKER (570-0054)
COLOR: LIME GREEN
 - ALL FITNESS AND PLAY EQUIPMENT TO BE INSTALLED PER MANUFACTURER'S DETAILED INSTRUCTIONS. PROVIDE SHOP DRAWINGS FOR FOOTINGS.
 - CONFIRM FALL ZONE CLEARANCES PRIOR TO INSTALLATION OF EQUIPMENT.
 - ALL PLAYGROUND EQUIPMENT, EXERCISE EQUIPMENT, SURFACING & STRUCTURES TO MEET THE CURRENT ASTM STANDARDS, NATIONAL RECREATION & PARK ASSOCIATION STANDARDS. ADA CODE & TOWN OF FIRESTONE BUILDING CODES.

5 PLAY EQUIPMENT - STANDING ROCKER

NTS

AGENDA INFORMATION MEMORANDUM

FIRESTONE TOWN BOARD OF TRUSTEES



AIM#: 6.c.

Public Hearings

Meeting Date: July 19, 2018

Initiated By:

Dept: Town Clerk

AGENDA TITLE

Res. PC-18-13 - Neighbors Point Filings 3 & 4

SUMMARY

HISTORY AND PREVIOUS BOARD ACTION

RECOMMENDATION

ALTERNATIVES

ATTACHMENTS

None

FINANCIAL CONSIDERATIONS