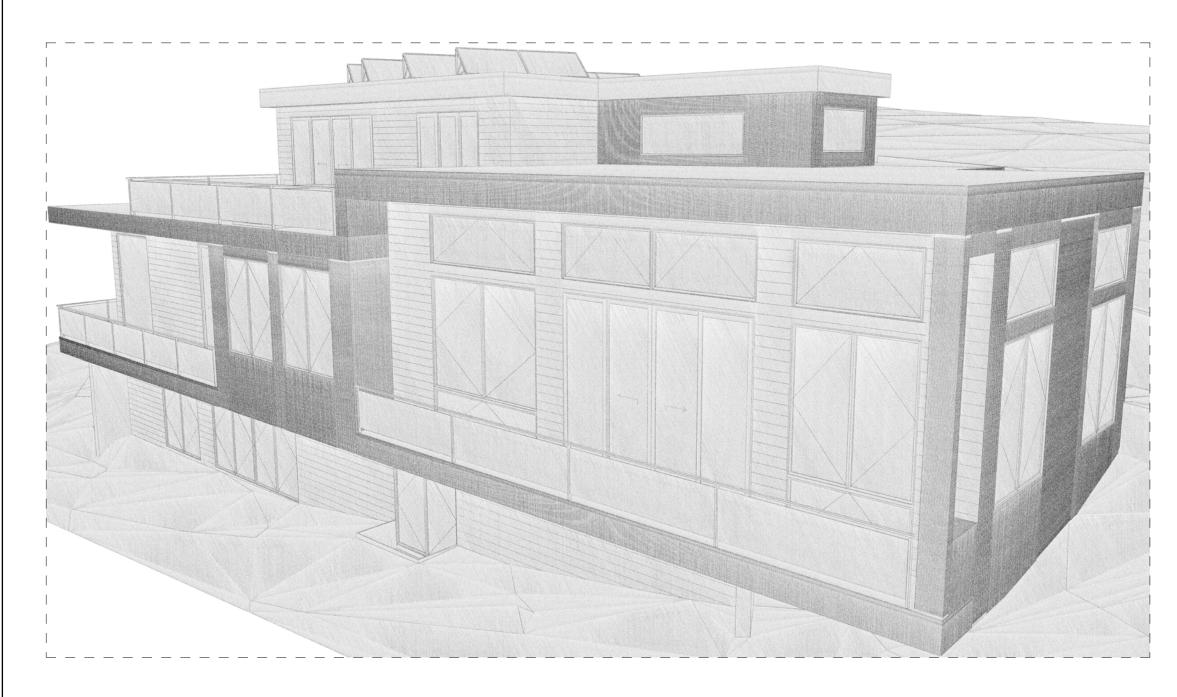
# TRENTAZ DRIVE RESIDENCE

127 TRENTAZ DRIVE ASPEN, CO 81611



# Administrative Decision No. 14-2016

- County (hereafter "Director") to reestablish an Activity Envelope.

- 7. The parcel was accepted into the White Horse Springs Water and Sanitation District to supply the 8. The Director finds this request is consistent with the requirements of the Land Use Code as follows: A. The activity envelope primarily contains slopes of less than 30%. The areas of slopes in excess of
- A. The activity envelope primarily contains slopes of less than 30%. The areas of slopes in excess of 30% and 45% qualify as minor slope anomalies pursuant to Sec. 7-20-20(c)(3) of the Land Use Code ("Code") and were created in the construction of Trentaz Drive.

  B. The parcel is located within a high wildfire hazard area and the hazard can be mitigated.

  C. The Northeast corner of the parcel is mapped within Mule Deer and Elik Winter Range. An ecological assessment done in 2007 by Colorado Wildlife Science found development would result in a small loss of EJk Winter range, but that the impacts could be kept to a minimum. Perry Will of the Colorado Division of Wildlife wrote a letter of support noting the impacts to wildlife may be
- APPROVED by the Director, subject to the following conditions, which shall run with the land and be
- The Applicant shall adhere to all material representations made in the current or prior applications in public meetings or hearings and shall consider those representations to be conditions of approval, unless amended by other conditions. Administrative Decision NoUY-2016 Page 1

WOOD STUD

BLOCKING

STEEL STUD

FRAMED WALL

BATT INSULATION

RIGID INSULATION

CONCRETE

SPRAY-FOAM INSULATION

MATERIAL LEGEND

- bmit a construction management plan for review and approval by the Planning Engineer.
- Submit a detailed revegetation plan for disturbed areas with appropriate seed mixes. Submit a tree mitigation plan if any trees with larger than 6" DBH are to be removed. . Submit an outdoor lighting plan. Obtain an access permit for the driveway, which shall be approved by the Planning Engineer and Submit a site specific drainage and erosion control plan prepared by a qualified engineer or geologist
- for review and approval by the Planning Engineer. All historic and natural drainage patterns shall be Obtain an On-Site Wastewater Treatment System ("OWTS") Construction Permit from onmental Health to construct an OWTS. The system shall be located within the approved building envelope, and must comply with the setback requirements from surface and groundwate es. A qualified professional engineer must design the system.

  n a fireplace/woodstove permit from the Community Development Department, if applicable. E. Pay the applicable road impact and housing impact fees.
- Fencing shall comply with the following, except for fencing immediately adjacent to the Wood fencing shall employ three rails or less, be the round or split rail type, shall not exceed
- 48 inches in height above ground level and 12 inches in width (top view), and shall have at Wire fencing shall consist of no more than 3 strands of smooth wire and shall not exceed 42 inches in height.

  Mesh or woven wire fences are prohibited, except when used for protection around isolated. trees or clumps of trees.

  Avoid fruit-bearing trees and shrubs in any landscaping.

  Trash/garbage shall be kept in an approved bear resistant container or enclosure during and after

Access shall be provided to the Colorado Parks and Wildlife for trapping, tagging, studying, or

SYMBOL LEGEND

(1)—— (1) GRID LINE

- - - - - MATCH LINE

REVISION

ELEVATION MARKER

SECTION MARKER

INSUL. INSULATION

MIN. MINIMUM

MOD MODULAR

MISC. MISCELLANEOUS

INTERIOR

ummingbird feeders, shall be hung away from any deek or window, and the ground suspended between 2 trees or posts. All seed feeders shall include a seed catchment pan to catch discarded seeds. Bird feeders should be removed from April The fencing shall remain in place until a Certificate of Occupancy is issued for the residence.

- The Applicant shall comply with the applicable codes and requirements of the Aspen Fire Protection installation of an approved fire sprinkler system and provision of an adequate water supply for
- 10. The Applicant shall comply with the following landscaping and wildfire defensible space mitigation ay limit a property owner's ability to comply with this section, shall incorporate landscaping with wildfire defensible space considerations as follows (note: actual vegetation manipulation to neet these conditions may not be necessary where the natural vegetation patterns have already
- 1) Brush, debris, and non-ornamental vegetation shall be removed within a minimum 10-foot Brush, debris, and non-ornamental vegetation shall be removed within a minimum 10-foot perimeter around the structure.
   Vegetation shall be reduced to break up the vertical and horizontal continuity of the fuels for a minimum of a 30-foot perimeter around the structure.
   Spacing between clumps of brush and vegetation within the 30-foot perimeters shall be a minimum of two times the height of the fuel. Maximum diameter of the clumps shall not exceed 10 feet. All measurements shall be from the edges of the crowns of the fuel.
   All branches from trees and brush within the 30-foot perimeter shall be pruned to a height of 10 feet above the ground and ladder fuels from around trees and brush shall be removed.
   Tree crown separation within the 30-foot perimeters shall have a minimum of 10 feet between the edges of the crowns.

SPOT ELEVATION

DOOR MARK

WINDOW MARK

ROOM NAME AND NUMBER

13 The crown Septiation winnin to 50-toot perintetes snain have a minimum of 16 exceeds when the edges of the crowns.

24 Alb branches that extend over the roof eaves shall be trimmed and all branches within 15 feet of the chimneys shall be removed.

25 The density of fuels within a 100-foot perimeter of the structures shall be reduced.

26 No leads onlife trees shall be planted within 10 feet of a residence.

27 No new confer trees shall be planted within 10 feet of a residence.

28 No lammable mulches shall be placed within two feet of a residence.

29 No lammable mulches shall be placed within two feet of a residence. B. Roofing Materials: Roofs shall be constructed with a Class A roof covering or a Class A assembly

Administrative Decision No. 69-2016

ROOM NAME

NON-CORROSIVE METAL

QUARRY TILE

- A floor assembly.

  All roof coverings shall have a surface that shall facilitate the natural process of clearing the All roof designs shall facilitate the natural process of clearing debris. Protrusions above the All roof designs shall facilitate the natural process of clearing debris. Protrusions above the roofline, such as parapets, shall be prohibited.
   Roofs shall be installed as required by the approved building code and shall have a minimum slope of 1:48.
   All roof designs, coverings or equivalent assemblies shall be specifically approved by the Fire Marshal prior to submittal of a building permit application.
- ) Vents shall be screened with corrosive resistant wire mesh with mesh ¼ inch maximum. ) Roofs and gutters shall be kept clear of debris. Yards shall be kept clear of all litter, slash, and flammable debris.
   All flammable materials and firewood/wood piles shall be stored of mum of 15 feet away from any structure. ) Non-saltwater swimming pools or ponds shall be accessible to Fire Department vehicles. Fences shall be kept clear of brush and debris
- structure with standard defensible space vegetation mitigation around any above-ground tank.

  Any wood enclosure around the tank shall be constructed with materials approved for 2-hour fire-resistive construction on the exterior side of the walls. 10) Each structure shall have a minimum of one 10 pound approved ABC fire extinguisher placed in 11) Addresses shall be clearly marked with 2-inch non-combustible letters and shall be visible and 12) New utility lines shall be buried within the activity envelope. growing season of the project's completion.

) Propane tanks shall be installed according to NFPA 48 standards and on a contour away from the

2. No development in excess of 30" above or below natural grade shall occur within the setbacks of the parcel, with the exception of driveways and associated retaining walls of up to 6° above or below natural grade and fencing. Landscaping in the form of berms within the setbacks shall not exceed four feet from the most restrictive grade. Any development that does not comply with these restrictions and that is located within setbacks mandated by County zoning regulations shall require a variance from the Board of Adjustment. Approval of an activity envelope within such setbacks does not settle approach of the property of

Administrative Decision No. 4 -2016
Page 5

ALL CODES REFERENCED ARE TO BE USED AS

AMENDED BY THE STATE OF COLORADO AND

-2015 INTERNATIONAL BUILDING CODE

-2015 INTERNATIONAL RESIDENTIAL CODE

-2015 INTERNATION MECHANICAL CODE

-2015 INTERNATIONAL PLUMBING CODE

-2015 INTERNATIONAL FUEL & GAS CODE

-2014 NATIONAL ELECTRICAL CODE

PITKIN COUNTY EFFICIENT BUILDING CODE

-2015 INTERNATIONAL ENERGY CONSERVATION CODE

APPLICABLE CODES

LOCAL JURISDICTION.

VICINITY MAP

PROJECT DATA

PUBLIC NOTICE PUBLISHED IN THE  $\underline{\textbf{ASPEN TIMES WEEKLY}}$  on the  $7^{th}$  day of July, 2016.

APPROVED by the Director, this 19 nd day of August, 2016.

Sunt ne & No 4 for CH Cind Housen,

### PARCEL ID NUMBER: 264335200012 ZONING: AR-10 (Agricultural/Residential-10 Acre) LOT SIZE: 12240 SQ FT BLDG USE: RESIDENTIAL

A Parcel of land situated in the NW I/4 of Section 35, Township 9 South, Range 85 West of the 6th

55'58" EA distance of 1045.87 feet to the Northeast corner of Lot 3, Block 2, as shown on the plat of

White Horse Springs Ranch Lots and Tracts recorded in Plat Book 5 at Page 66 of the Pitkin County Clerk and Recorder's Office, THE POINT OF BEGINNING, thence S 89°55'53" E along the Southerly

to a point on the Westerly right-of-way of Trentaz Drive; thence along said Westerly right-of-way along the arc of a curve to the right having a radius of 835.93 feet and a central angle of 023°1 f59", a distance of 36,94 feet (chord bears \$14901 '30" W a distance of 36,94 feet); thence continuing along said right-of-way \$15917/28" W a distance of 11.78.3 feet; thence continuing along said right-of-way along the arc of a curve to the left having a radius of 504.83 feet and a central angle of 04°24'14", a distance of 38.80 feet (chord bears \$1390521" W a distance of 38.79 feet) to a point on the Easterly boundary of said Lot 3, Block 2; thence leaving said right-of-way N 174353" W along the Easterly boundary of said Lot 3, Block 2 a distance of 4.02 feet (whence a Rebar and Cap L.S. No. illegible bears \$33°52'32" W a distance of 12.0 feet); thence continuing along said Easterly boundary N 23°31'53"W200.26 feet to THE POINT OF BEGINNING.

OCC. GROUP: CLIMATE ZONE: 7 & 8 FIRE SPRINKLERS: YES

MAXIMUM FLOOR AREA

LAND USE CATEGORY: 0100: Vacant Land-Residential Lot TOWNSHIP: T:9 RANGE: R:85 SECTION: S:35

5,750 SQ FT ALLOWABLE DECK (15% OF MAX FLOOR AREA): 862.5 SQ FT FRONT SETBACK: 30'-0" SIDE SETBACK: 10'-0"

10'-0" REAR SETBACK: 28'-0" MAXIMUM HEIGHT (PRINCIPAL STRUCTURE) (FT.):

MAXIMUM HEIGHT (ACCESSORY STRUCTURE) (FT.): 20'-0"

Subdivision: M/B MCLAIN FLATS Section: 35 Township: 9 Range: 85 A PARCEL OF LAND IN THE NW4 35-9-85 COM AT THE NW COR OF SEC 35 A GLO BRASS CAP IN PLACE TH S 31 DEG 55'58"E 1045.87 FT TO THE NE COR OF LOT 3 BLK 2 PLAT OF WHITE HORSE SPRINGS RANCH LOTS & TRACTS BK 5 PG 66 THE POB TH S 89 DEG 55'53"E ALNG THE SLY BOUNDARY OF LOT 4 BLK 2 WHITE HORSE SPRINGS RANCH LOTS & TRACTS 129.99 FT TO A PT ON THE WLY ROW OF TRENTAZ DR TH ALNG SAID WLY ROW ALNG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 835.93 FT & A CENTRAL ANGLE OF 03 DEG 31'55" 36.94 FT CHORD BEARS \$ 14 DEG 01'30"W 36.94 FT TH CONT ALNG SAID ROW S 15 DEG 17'28"W 117.83 FT TH CONT ALNG SAID ROW ALNG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 504.83 FT & A CENTRAL ANGLE OF 04 DEG 24'14" 38.80 FT CHORD BEARS \$ 13 DEG 05'21"W 38.79 FT TO A PT ON THE ELY BOUNDARY OF SAID LOT 3 BLK 2 TH LEAVING SAID ROW N 17 DEG 43'53"W ALNG THE ELY BOUNDARY OF LOT 3 BLK 2 4.02 FT WH A REBAR & CAP LS #ILLEGILBE BEARS S 33 DGE 53'32"W 1.20 FT TH CONT ALNG ELY BOUNDARY N 23 DEG 31'53"W 200.26 FT TO POB CONT 0.277 AC +/-

Parcel ID: 264335200012

CONTRACTOR

**PROJECT TEAM** 

ADAM ROTHBERG 822 BONITA DRIVE ASPEN, CO 81611

BASALT, CO 81621

MATT McWILLIAMS & KATE PAPENTHIEN MMCW@CONUNDRUMTECHNOLOGIES.COM (970) 688-5261

CONUNDRUM TECHNOLOGIES MATT McWILLIAMS & KATE PAPENTHIEN MMCW@CONUNDRUMTECHNOLOGIES.COM (970) 688-5261

SHEET INDEX

A.2.003 A.2.004

**BUILDING SECTIONS** 

INTERIOR ELEVATIONS: LOWER LEVEL INTERIOR ELEVATIONS: LOWER LEVEL INTERIOR ELEVATIONS: LOWERLEVEL INTERIOR ELEVATIONS: MAIN LEVEL INTERIOR ELEVATIONS: MAIN LEVEL INTERIOR ELEVATIONS: MAIN LEVEL INTERIOR ELEVATIONS: UPPER LEVEL INTERIOR ELEVATIONS: UPPER LEVEL

> & SHEET **SUMMARY**

1-COVER

12/10/1

COMPACTED SOIL

AWG AMERICAN WIRE GAUGE

C.A.P. CONCRETE ASBESTOS PIPE

C.D. CONSTRUCTION DOCUMENTS

BOUNDARY NAILING

# **ABBREVIATIONS**

ANCHOR BOLT ABOVE FINISHED FLOOR A.F.G. ABOVE FINISHED GRADE AIR CONDITIONING AGGREGATE BASE COURSE ACRYLONITRILE-BUTADIENE-STYRENE AHU AIR HANDLER UNIT

DISHWASHER

DIA. or Ø DIAMETER

DIM. DIMENSION

DOWN

DL DEAD LOAD

CLOSED CIRCUIT TELEVISION E EVAPORATIVE COOLER EWC ELECTRIC DRINKING COOLER

END NAILING

- DECOMPOSED GRANITE FACE OF
  - FLOOR SINK FIBERGLASS HYDRAULIC FIRE ALARM CONTROL PANEL INSIDE DIAMETER FIRE DEPARTMENT CONNECTION I.F. FDN. FOUNDATION ID IDENTIFICATION FHC FIRE HOSE CABINET IG ISOLATED GROUND
- H.B. HOSE BIBB H.M. HOLLOW METAL

IMC INTERMEDIATE METALLIC CONDUIT

DETAIL NUMBER

A-501 SHEET NUMBER

- - PLASTIC LAMINATE LAMINATED VENEER LUMBER MANUFACTURING MANUFACTURER
- R.O.W. or R/W RIGHT OF WAY TOP OF CURB TOP OF JOIST TOP OF MASONRY TOP OF WALL TUBE STEEL TELEVISION OUTLE SOLID CORE TELEPHONE THRESHOLD SMOKE DETECTOR SHUT OFF VALVE THREADED THROUGH STAINLESS STEEL SELF CLOSING TRANSFORMER UNFINISHED VOLT AMPERE SPEAKER SQ. IN. SQUARE INCHES POUNDS PER SQUARE FOOT STC. SOUND TRANSMISSION CLASS WEATHER PROOF
- THROUGH BOLT ROOF DRAIN LEADER TELEPHONE MOUNTING ROOF DRAIN OVERFLOW TOP OF ROUGH OPENING TOP OF BEAM TOP OF FOOTING
- - VINYL COMPOSITION TILE

SYMMETRICAL WROUGHT IRON

Pitkin County Parcel Report

Report Created: 11/16/2017 2:58:57 PM

**ARCHITECT** KIM RAYMOND ARCHITECTS, INC. 802 EAST COOPER AVE #4 ASPEN, CO 81611

970-925-2252 ROTHBERG DEVELOPMENT

(970) 948-0480

STRUCTURAL ENGINEER **ALBRIGHT & ASSOCIATES** 

JACK ALBRIGHT, PE 402 PARK AVE., UNIT A (970) 379-3244

CIVIL ENGINEER HIGH COUNTRY ENGINEERING, INC. LEETAL LEVRAN 1517 BLAKE AVE., SUITE 100 GLENWOOD SPRINGS, CO 81601 (970) 945-8676

MECHANICAL ENGINEER BURGGRAAF ASSOCIATES, INC MARK BURGGRAAF M.BURGGRAAF@BAI-ENG.BIZ

(970) 731-4278

LIGHTING DESIGNER CONUNDRUM TECHNOLOGIES

SOLAR CONSULTANT

1-COVER GENERAL INFORMATION

ARCHITECTURAL SITE PLAN LOWER LEVEL PLAN

A.2.002 MAIN LEVEL PLAN UPPER LEVEL PLAN ROOF PLAN FLOOR AREA SUMMARY

ROOF PLAN ON TOPO PROPOSED RREMP PLAN BUILDING GROSS FLOOR AREA

ELEVATIONS W/ GRADE ELEVATIONS W/ GRADE

BUILDING SECTIONS **BUILDING SECTIONS** ARCHITECTURAL DETAILS

ARCHITECTURAL DETAILS DOOR AND WINDOW SCHEDULES

1" ACTUAL→ NOT MEASURE ONE INCH (1" EXACTLY, THIS DRAWING WILL HAVE BEEN ENLARGED OR REDUCED, AFFECTING ALL LABELED SCALES.

Scale: AS NOTED

LL DESIGNS, IDEAS ARRANGEMENTS

AND PLANS INDICATED BY THE DRAWINGS AND SPECIFICATIONS AF THE PROPERTY AND COPYRIGHT OF KIN

Shall neither be used on any othe work nor be used by any oth

PERSON FOR ANY USE WHATSOEVE

VITHOUT WRITTEN PERMISSIO

PRECEDENCE OVER SCALE

DIMENSIONS AND SHALL BE VERIFIED A

THE SITE. ANY DIMENSION

PRIOR TO COMMENCEMENT OF WORK

SID

RE

RIVE

DATE ISSUE

7/28/17 | SCHEMATIC DESIGN

10/2/18 | PRE-SUBMITTAL SET

7/5/19 RND 2 COMMENTS

10/8/19 | CD. SET 2

LAND USE APP. SET

PERMIT SUBMITTAL SE

ROUND 1 COMMENT

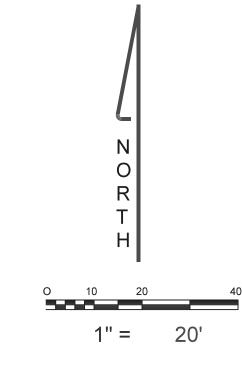
LAND USE SITE WALLS

DRIVE 1611 TY, CO

DISCREPANCY SHALL BE BROUGHT

TITLE, COVER

### IMPROVEMENT SURVEY PLAT WITH TOPOGRAPHIC INFORMATION 127 TRENTAZ DRIVE ASPEN, COLORADO



BASIS OF BEARING = A CALCULATED BEARING OF S89°55'53"E BETWEEN A FOUND REBAR AND ALU.CAP ILL AT THE N.W. PROPERTY CORNER AND A FOUND REBAR AND ALU CAP ILL FOUND AT THE N.E. PROPERTY CORNER OF LOT 12.

### LEGAL DESCRIPTION

A PARCEL OF LAND SITUATED IN THE  $NW_4^1$  OF SECTION 35, TOWNSHIP 9 SOUTH, RANGE 85 WEST OF THE 6TH P.M., COUNTY OF PITKIN, STATE OF COLORADO; SAID PARCEL BEING MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 35, A GLO BRASS CAP IN PLACE; THENCE SOUTH 31°55'58" EAST A DISTANCE OF 1045.87 FEET TO THE NORTHEAST CORNER OF LOT 3, BLOCK 2, AS SHOWN ON THE PLAT OF WHITE HORSE SPRINGSRANCH LOTS AND TRACTS RECORDED IN PLAT BOOK 5 AT PAGE 66 OF THE PITKIN COUNTY COUNTY CLERK AND RECORDER'S OFFICE, THE POINT OF BEGINNING; THENCE S 89°55'53" E ALONG THE SOUTHERLY BOUNDARY OF LOT 4, BLOCK 2 OF SAID WHITE HORSE SPRINGS RANCH LOTS AND TRACTS A DISTANCE OF 129.99 FEET TO A POINT ON THE WESTERLY R.O.W. OF TRENTAZ DTIVE; THENCE ALONG SAID R.O.W. ALONG A CURVE TO THE RIGHT HAVING A RADUIS OF 835.93 FEET, A CENTRAL ANGEL OF 02°31'55" A DISTANCE OF 36.94 FEET (CHORD BEARS S 14°01'30" W A DISTANCE OF 36.94 FEET); THENCE ALONG SAID R.O.W. S15°17'28"W A DISTANCE OF 117.83 FEET; THENCE CONTINUNING ALONG SAID R.O.W. ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 504.83 FEET AND A CENTRAL ANGEL OF 04°24'14" A DISTANCE OF 38.80 FEET (CHORD BEARS S13°05'21"W A DISTANCE OF 38.79) TO A POINT ON THE EASTERLY BOUNDARY OF SAID LOT 3 BLOCK 2; THENCE LEAVING SAID R.O.W. N17°43'53"W ALONG THE EASTERLY BOUNDARY OF SAID LOT 3 BLOCK 2, A DISTANCE OF 4.02 FEET (WHENCE A REBAR AND CAP ILLEGIBLE BEARS S33°52'32"W A DISTANCE OF 1.20 FEET); THENCE CONTINUING ALONG SAID EASTERLY BOUNDARY N23°31'53W FOR 200.26 FEET TO THE POINT OF BEGINNING CONTAINING 12,083.9 SQ FT +/-.

### Legend

INDICATES FOUND MONUMENT AS DESCRIBED INDICATES WOOD FENCE — ×——— INDICATES WIRE FENCE BETWEEN 30 % & 45% BETWEEN 15% AND 30%

### SURVEYOR'S CERTIFICATE

"I, STEVEN A. YELTON, HEREBY CERTIFY TO, TRENTAZ LLC, A COLORADO LIMITED LIABILITY COMPANY, ATTORNEYS TITLE INSURANCE AGENCY OF ASPEN, LLC AND FIRST AMERICAN TITLE INSURANCE CO., THAT I AM A PROFESSIONAL LAND SURVEYOR LICENSED UNDER THE LAWS OF THE STATE OF COLORADO; THAT THIS PLAT IS TRUE, CORRECT AND COMPLETE AS LAID OUT AND SHOWN HEREON; THAT THIS PLAT WAS MADE BY ME FROM AN ACCURATE SURVEY OF THE REAL PROPERTY PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION ON APRIL 12, 2017. THE LOCATION AND DIMENSIONS OF ALL BUILDINGS, IMPROVEMENTS, EASEMENTS, RIGHTS OF WAY IN EVIDENCE OR KNOWN TO ME AND ENCROACHMENTS BY OR ON THE REAL PROPERTY ARE ACCURATELY SHOWN, AND THAT THIS PLAT MEETS THE REQUIREMENTS OF AN IMPROVEMENT SURVEY PLAT AS SET FORTH IN C.R.S. §38-51-102(9). "

STEVEN A. YELTON PLS. # 33645 DATE: 12-04-17



LOT 4 BLOCK 2 WHITE HORSE SPRINGS RANCH FOUND: REBAR AND S89°55'53'E 129.99' ALU CAP ILL FOUND! REBAR AND BM= 8009.27'

R.O.W.~

VIEWING

FOUND: REBAR AND

ALC ILL

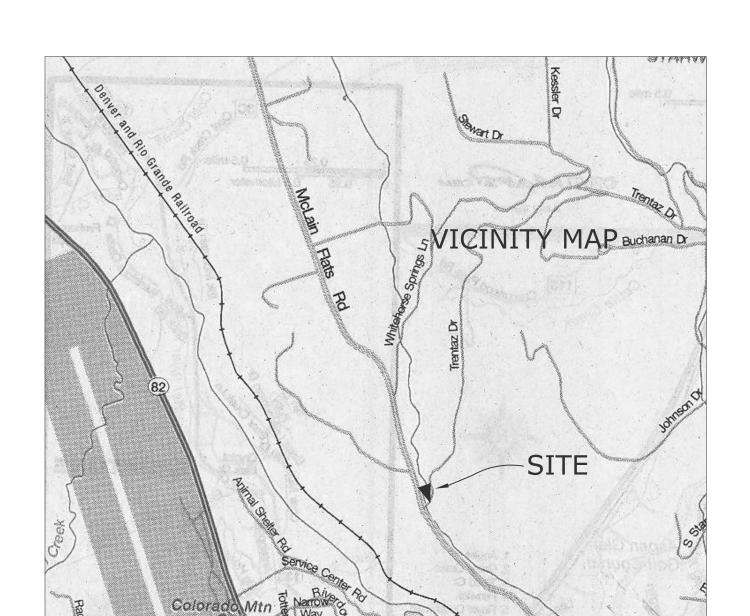
FOUND: REBAR AND YPC

LS 19596

N17°43'53"W

4.02'

\_12,079 **\$Q**\_FT



FOUND: GLO BRASS CAP NW COR SEC. 35

LOT 3 BLOCK 2

WHITE HORSE

SPRINGS RANCH

### Notes

INFORMATION FURNISHED BY FIRST AMERICAN TITLE INSURANCE CO., COMMITMENT NO.: 17003713, EFFECTIVE APRIL 7, 2017 WAS USED IN THE PREPARATION OF THIS SURVEY.

TERMS OF THE AGREEMENT WITH HOLY CROSS ENERGY (RECEPTION NO 449460) MAY AFFECT THIS PROPERTY BUT THE EXHIBT IS SHOWN OFF THE SUBJECT

NOTES AND EASEMENT SHOWN ON THE 1041 SITE PLAN PLAT (RECEPTION NO 442689 MAY AFFECT THIS PROPERTY.

UNLESS OTHERWISE SPECIFIED, ALL UTILITY EASEMENTS, AS WELL AS ALL PUBLIC AND PRIVATE RIGHTS OF WAY ARE DEDICATED TO THE PERPETUAL USE OF ALL UTILITY COMPANIES FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, REPLACING, REPAIRING AND MAINTAINING UNDERGROUND UTILITIES AND DRAINAGE FACILITIES, INCLUDING BUT NOT LIMITED TO WATER, ELECTRIC, GAS, TELEPHONE AND TELEVISION LINES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS FOR SUCH INSTALLATION, CONSTRUCTION, REPLACEMENT, REPAIR AND MAINTENANCE AS WELL AS THE RIGHT TO TRIM INTERFERING TREES AND BRUSH. IN NO EVENT SHALL THE UTILITY COMPANIES EXERCISE THE RIGHTS HEREIN GRANTED AS SO TO INTERFERE WITH THE USE OF THE RIGHT OF WAY FOR ROADWAY PURPOSES EXCEPT TO THE EXTENT REASONABLY NECESSARY TO ENJOY THE GRANT HEREBY MADE.

THIS IMPROVEMENT SURVEY PLAT WAS ACCEPTED FOR FILING IN THE OFFICE OF THE CLERK AND RECORDER OF THE COUNTY OF PITKIN, STATE OF COLORADO, AT\_\_\_\_O'CLOCK,\_\_\_M. THIS \_\_\_\_\_DAY OF \_\_\_\_\_ IN PLAT BOOK \_\_\_\_\_ AT PAGE\_\_\_\_ AS RECEPTION NUMBER \_\_\_\_

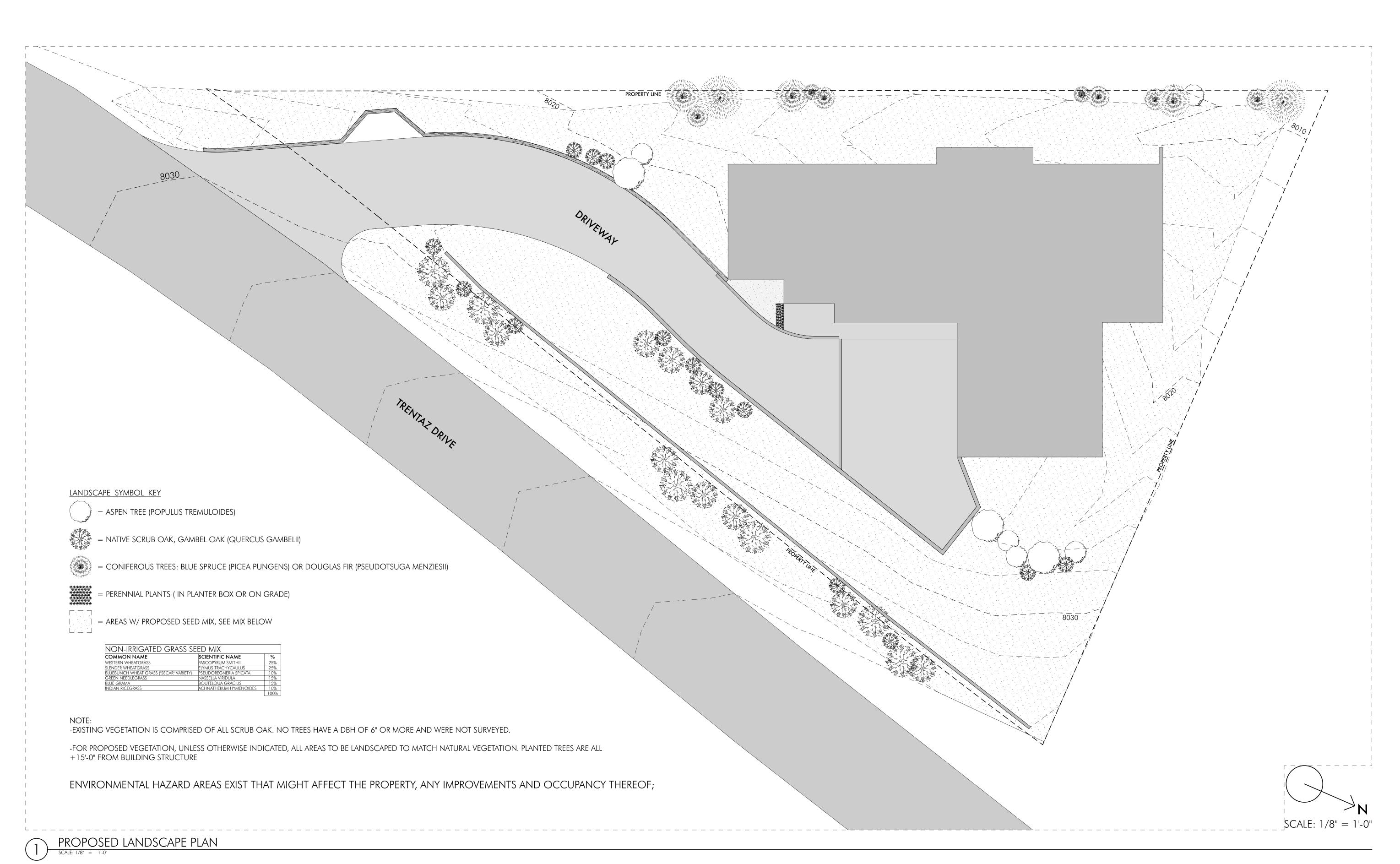
CLERK & RECORDER

NOTICE 13-80-105 C.R.S, as amended: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVERED 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.

HIRED GUN SURVEYING

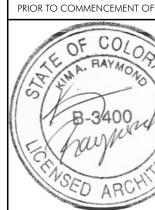
P.O. BOX 1336 BASALT, COLORADO 81621 (970)964-6105 DATE SURVEYED: 10-26-2017 DATE DRAFTED: 12-04-2017 UPDATED

DATA FILE NAME: 1005117 DRAWN BY: SY



AYMOND ARCHITECTS, INwww.kimraymondarchitects.com

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VTAZ DRIVE RESIDENC 127 TRENTAZ DRIVE ASPEN, CO 81611

DATE ISSUE

7/28/17 SCHEMATIC DESIGN

11/17/17 LAND USE APP. SET

10/2/18 PRE-SUBMITTAL SET

11/1/18 PERMIT SUBMITTAL SET

4/1/19 ROUND 1 COMMENTS

5/6/19 LAND USE SITE WALL SI

7/5/19 RND 2 COMMENTS

9/25/19 CD. SET 1

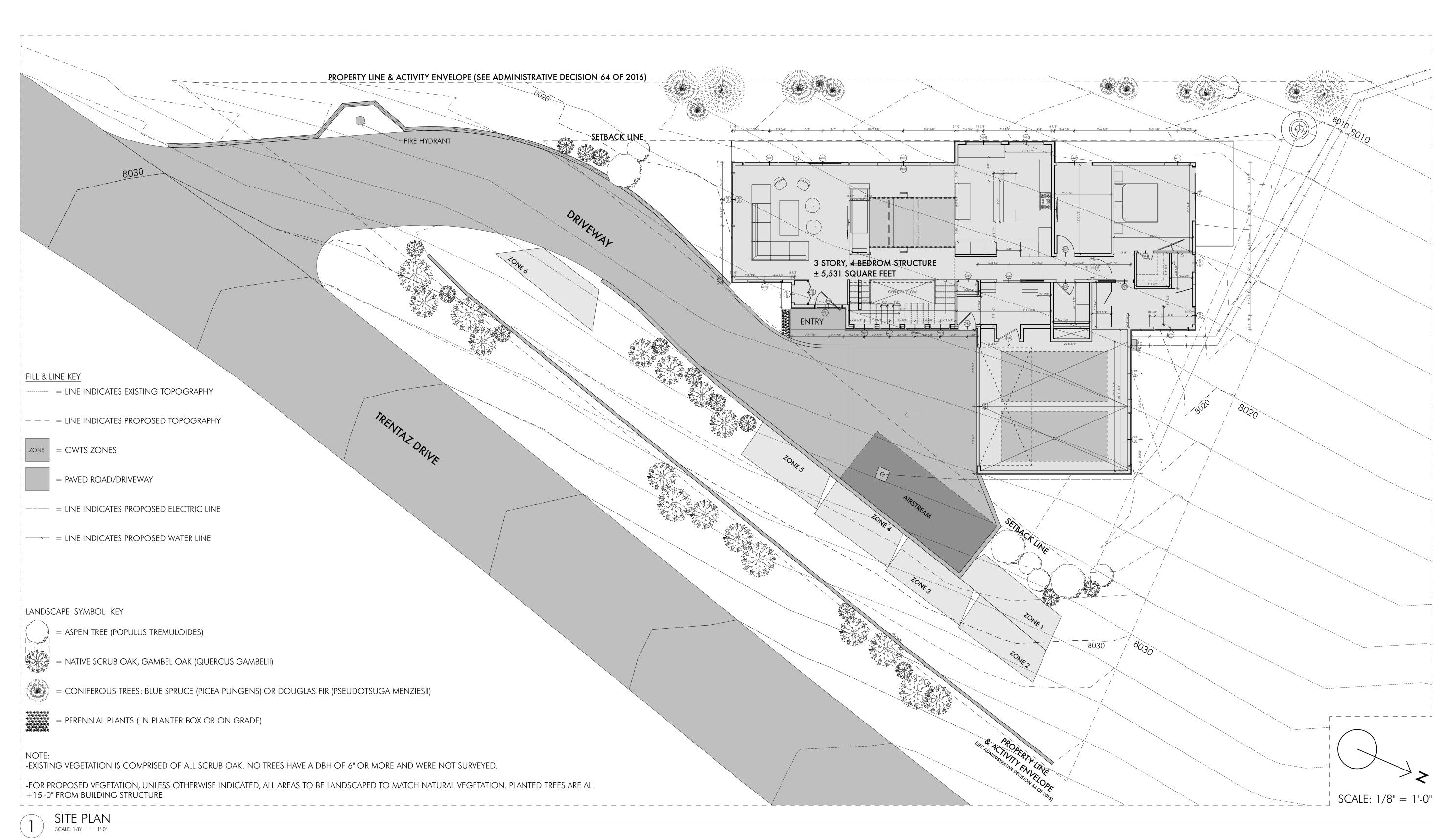
10/8/19 CD. SET 2

# Scale: AS NOTED THE ABOVE DIMENSION DO

IF THE ABOVE DIMENSION DOE NOT MEASURE ONE INCH (1") EXACTLY, THIS DRAWING WILL HAVE BEEN ENLARGED OR REDUCED, AFFECTING ALL LABELED SCALES.

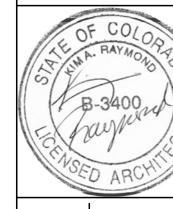
PROPOSED LANDSCAPE PLAN

L.1.001



I 300 E. HYMAN AVENUE, SUITE 1001
I www.kimraymondarchitects.com |

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I 27 TRENTAZ DRIVE RESIDENC
127 TRENTAZ DRIVE
ASPEN, CO 81611

 DATE
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 7/28/17
 SCHEMATIC DESIGN

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 7/5/19
 RND 2 COMMENTS

 9/25/19
 CD. SET 1

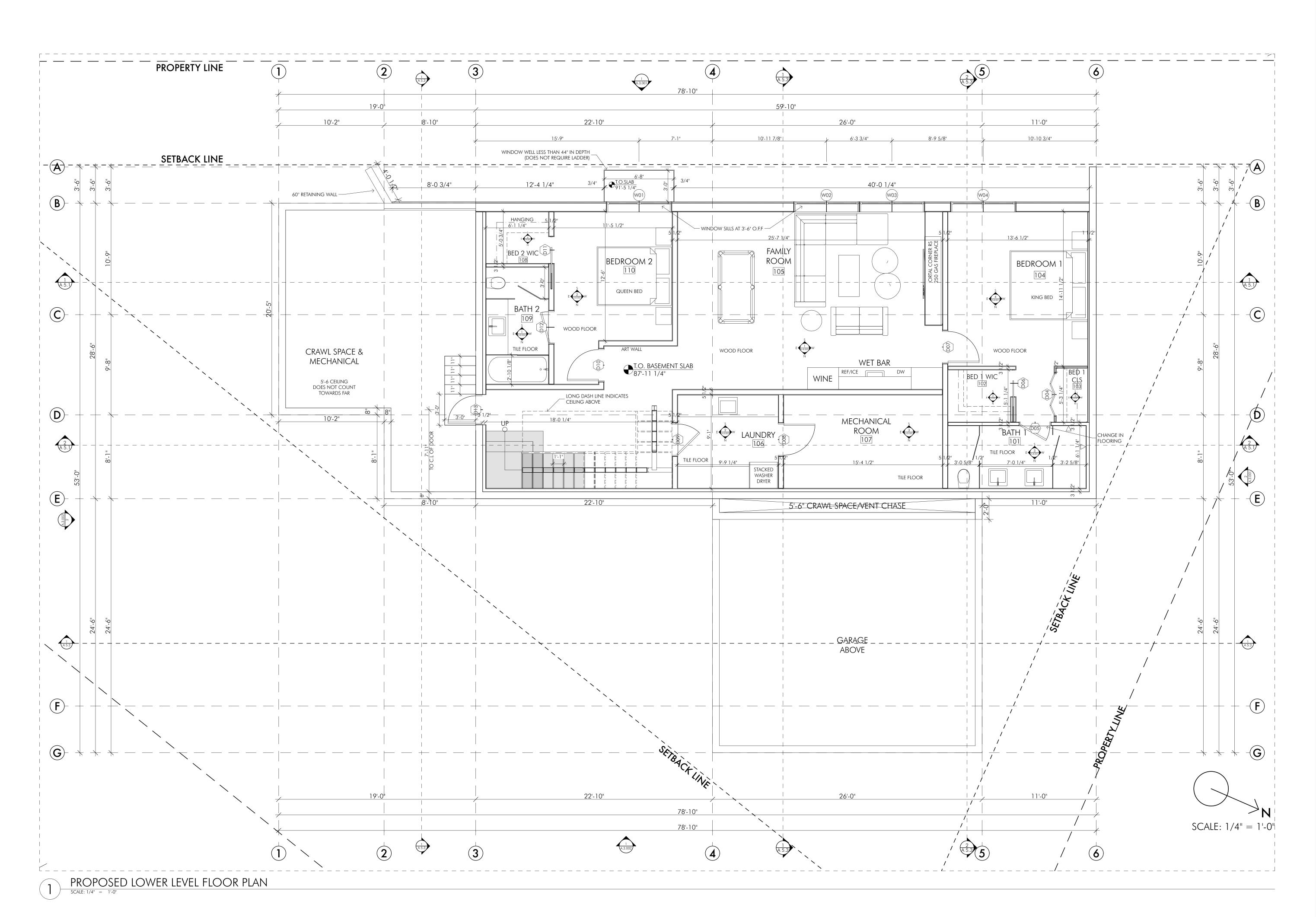
 10/8/19
 CD. SET 2

# Scale: AS NOTED - 1" ACTUAL THE ABOVE DIMENSION DO NOT MEASURE ONE INCH (1)

IF THE ABOVE DIMENSION DOES NOT MEASURE ONE INCH (1") EXACTLY, THIS DRAWING WILL HAVE BEEN ENLARGED OR REDUCED, AFFECTING ALL LABELED SCALES.

ARCHITECTURAL SITE PLAN

A.1.001



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TRENTAZ DRIVE RESIDENCE
127 TRENTAZ DRIVE
ASPEN, CO 81611

DATE ISSUE

7/28/17 SCHEMATIC DESIGN

11/17/17 LAND USE APP. SET

10/2/18 PRE-SUBMITTAL SET

11/1/18 PERMIT SUBMITTAL SET

4/1/19 ROUND 1 COMMENTS

5/6/19 LAND USE SITE WALL SET

7/5/19 RND 2 COMMENTS

9/25/19 CD. SET 1

10/8/19 CD. SET 2

Scale: AS NOTED

-1" ACTUAL→

IF THE ABOVE DIMENSION DOES

NOT MEASURE ONE INCH (1")

EXACTLY, THIS DRAWING WILL

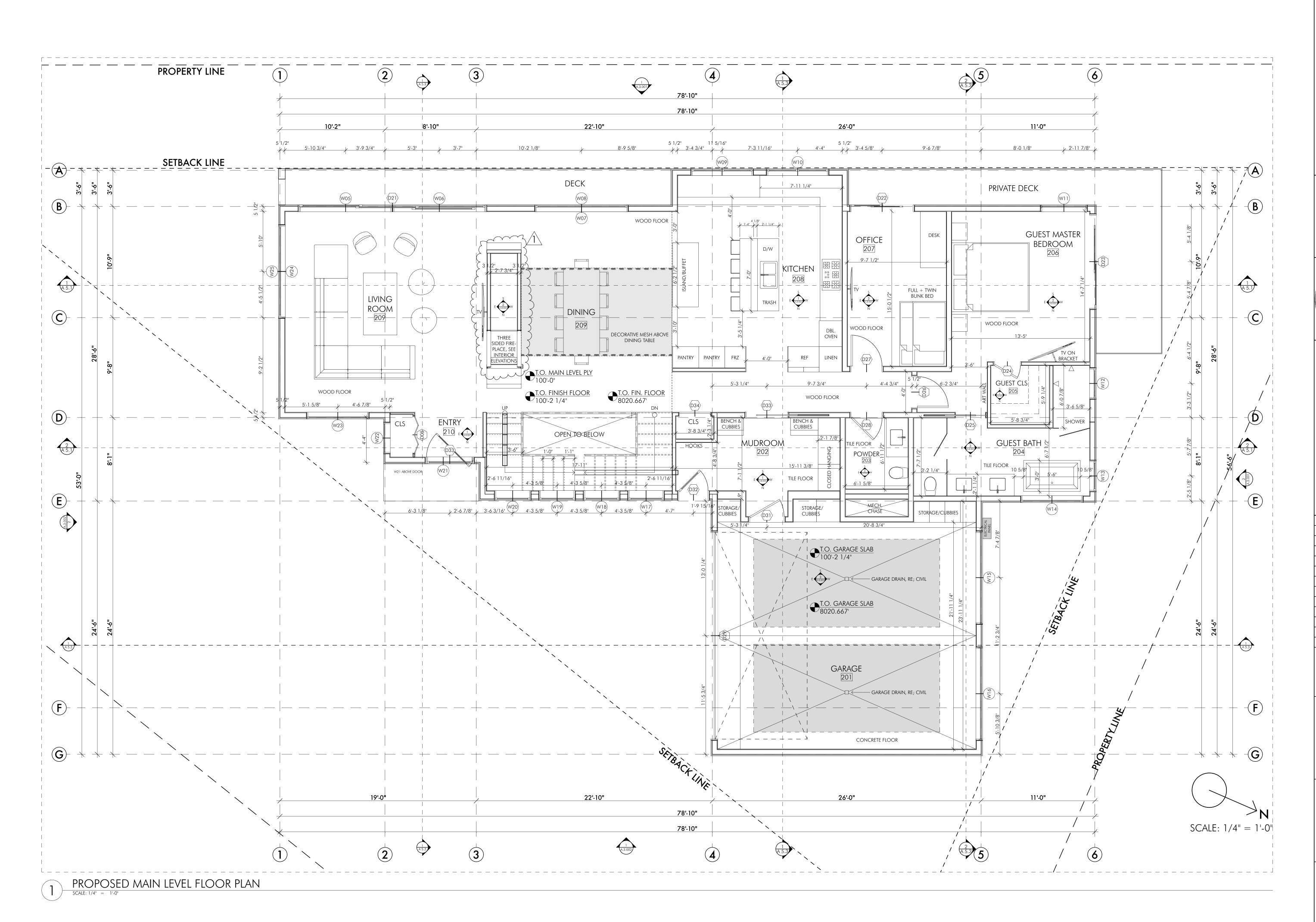
HAVE BEEN ENLARGED OR

REDUCED, AFFECTING ALL

LABELED SCALES.

LOWER LEVEL PLAN

A.2.001



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 5/6/19
 LAND USE SITE WALL SET

 7/5/19
 RND 2 COMMENTS

 9/25/19
 CD. SET 1

 10/8/19
 CD. SET 2

Scale: AS NOTED

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IF THE ABOVE DIMENSION DOES

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EXACTLY, THIS DRAWING WILL

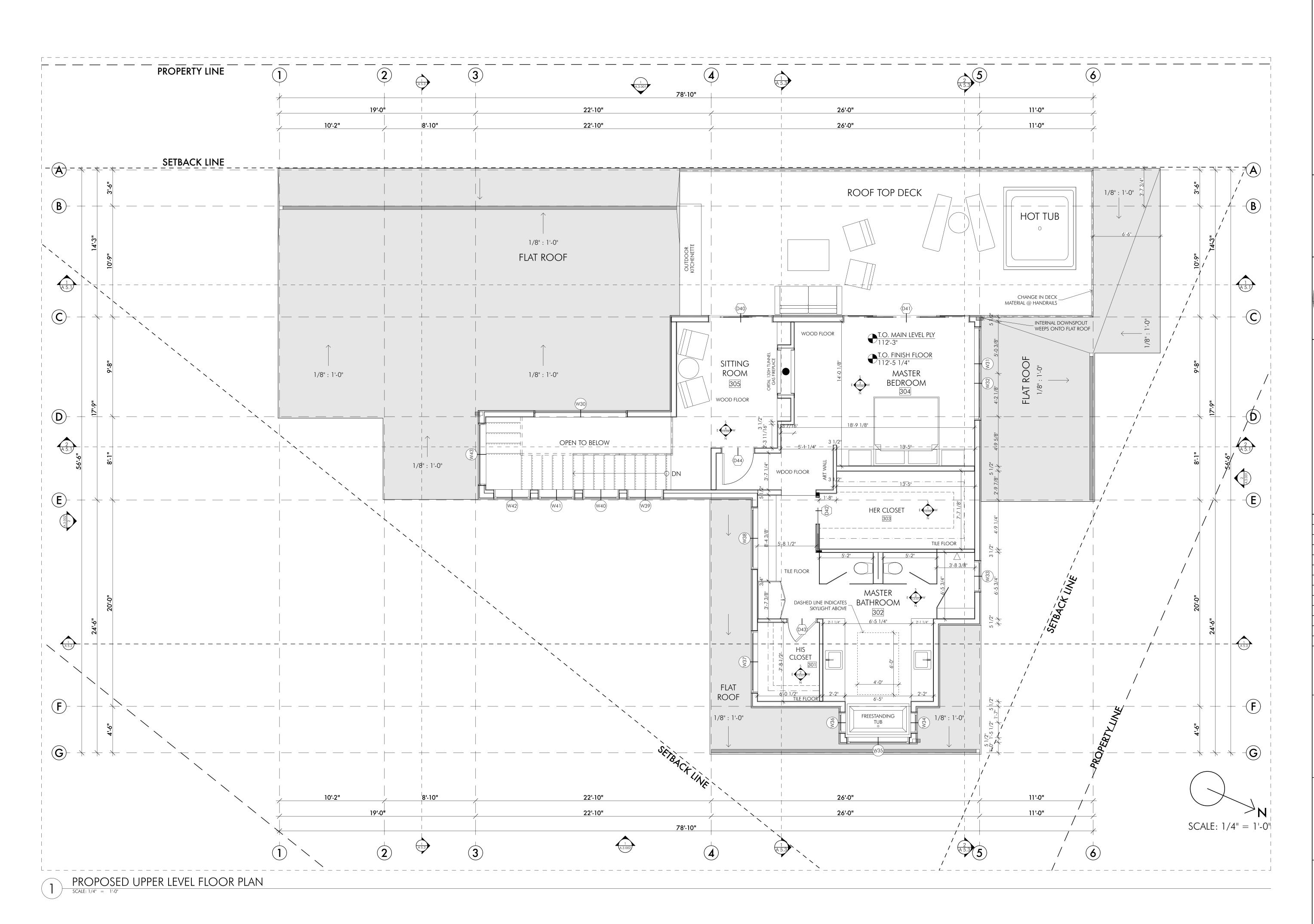
HAVE BEEN ENLARGED OR

REDUCED, AFFECTING ALL

LABELED SCALES.

MAIN LEVEL PLAN

A.2.002



A RAYMOND ARCHITECTS, INC 1 300 E. HYMAN AVENUE, SUITE 100 I 1 www.kimraymondarchitects.com I 1 970-925-2252 I

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7/5/19 RND 2 COMMENTS

9/25/19 CD. SET 1

10/8/19 CD. SET 2

Scale: AS NOTED

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IF THE ABOVE DIMENSION DOES

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EXACTLY, THIS DRAWING WILL

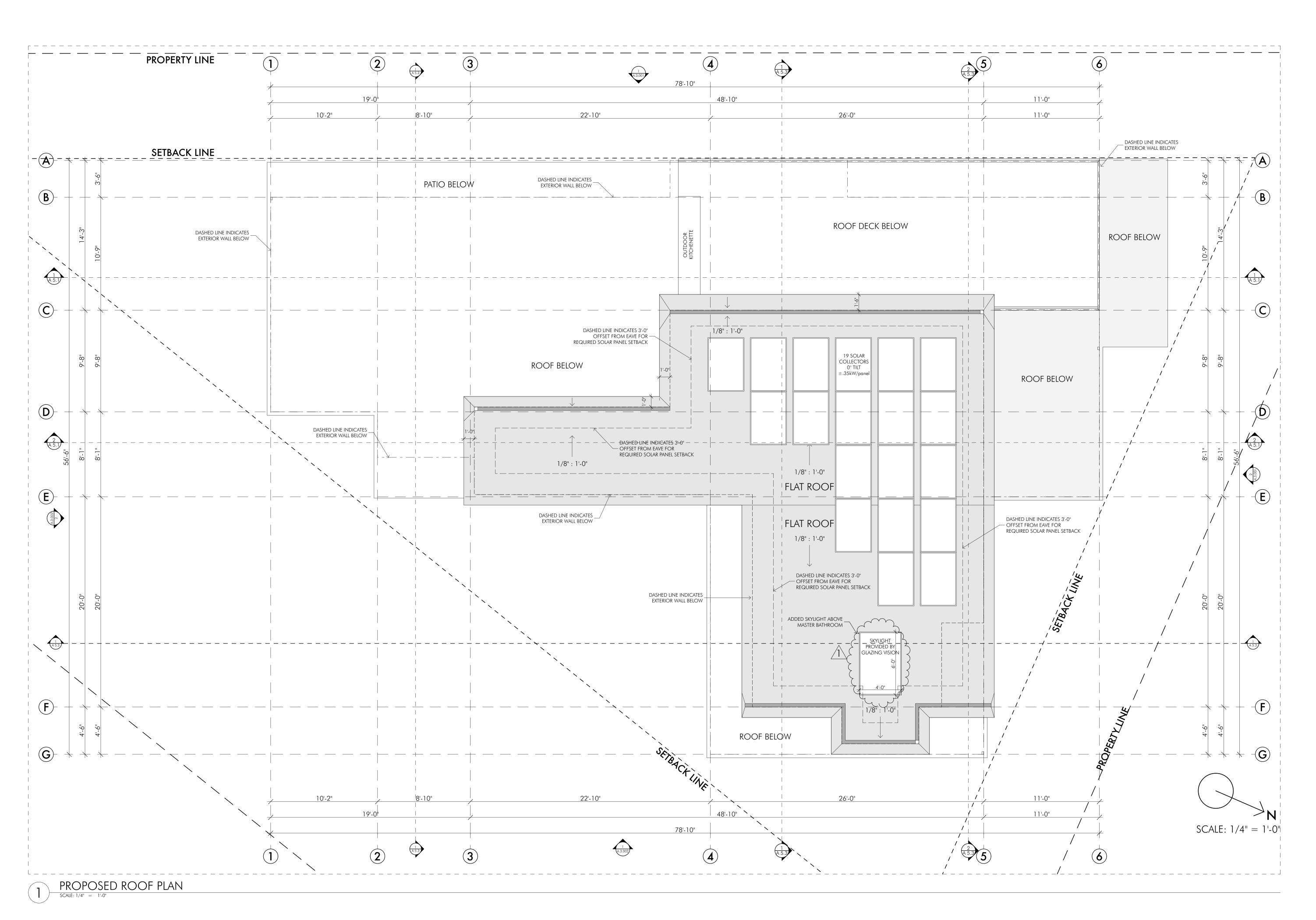
HAVE BEEN ENLARGED OR

REDUCED, AFFECTING ALL

LABELED SCALES.

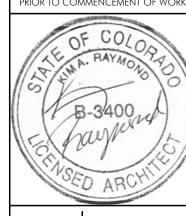
UPPER LEVEL PLAN

A.2.003



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 ROUND 1 COMMENTS

 5/6/19
 LAND USE SITE WALL SE

 7/5/19
 RND 2 COMMENTS

 9/25/19
 CD. SET 1

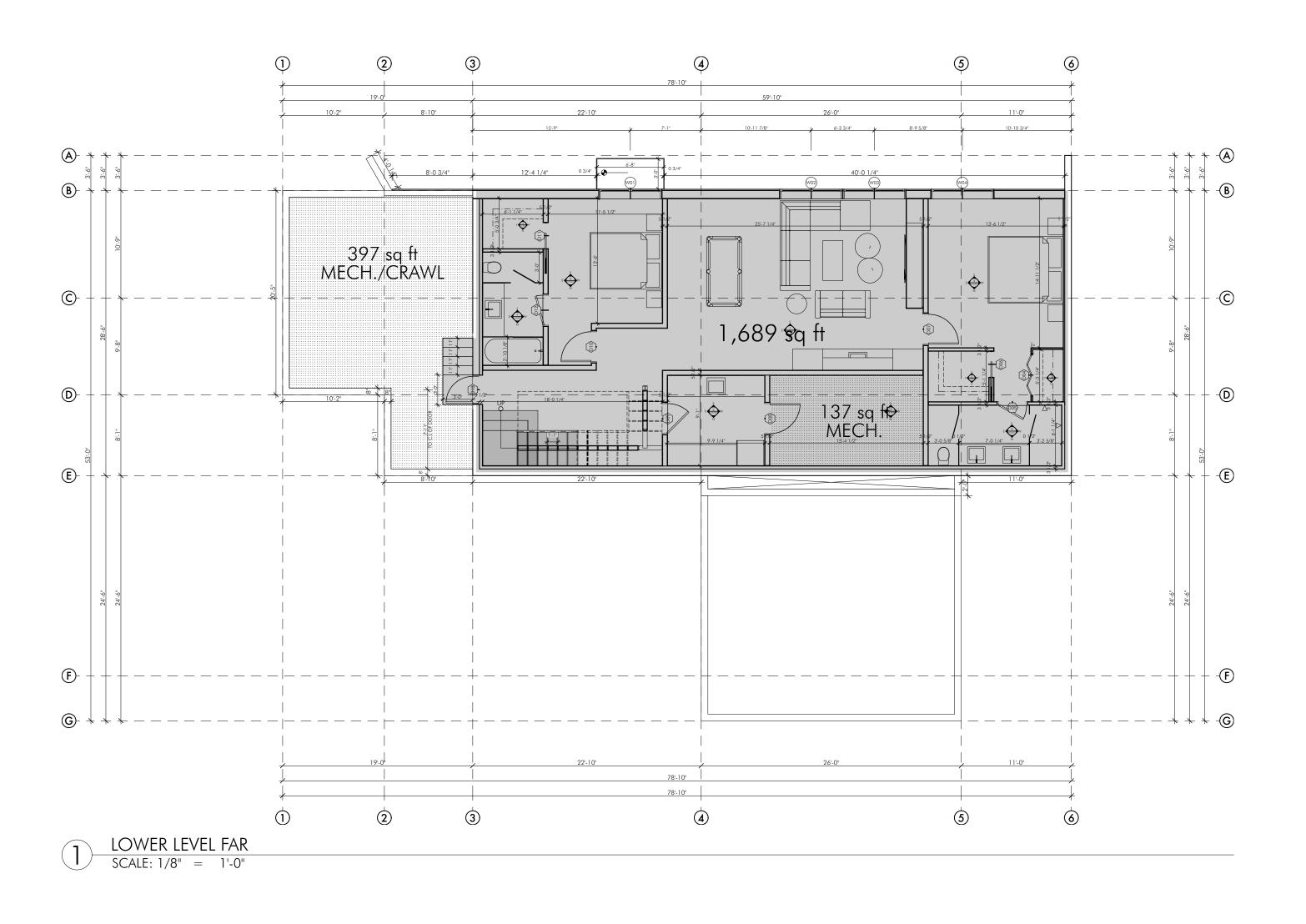
 10/8/19
 CD. SET 2

Scale: AS NOTED

-1" ACTUAL
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ROOF PLAN

A.2.004



# DECK 13139 ff DECK 198 sq ff 2,142 sq ff AMACE A

## FLOOR AREA SUMMARY

 LOWER LEVEL
 1,689 SQ. FT.

 MAIN LEVEL
 2,142 SQ. FT.

 UPPER LEVEL
 1,117 SQ. FT.

 DECK (896 SQ. FT.)
 146 SQ. FT.

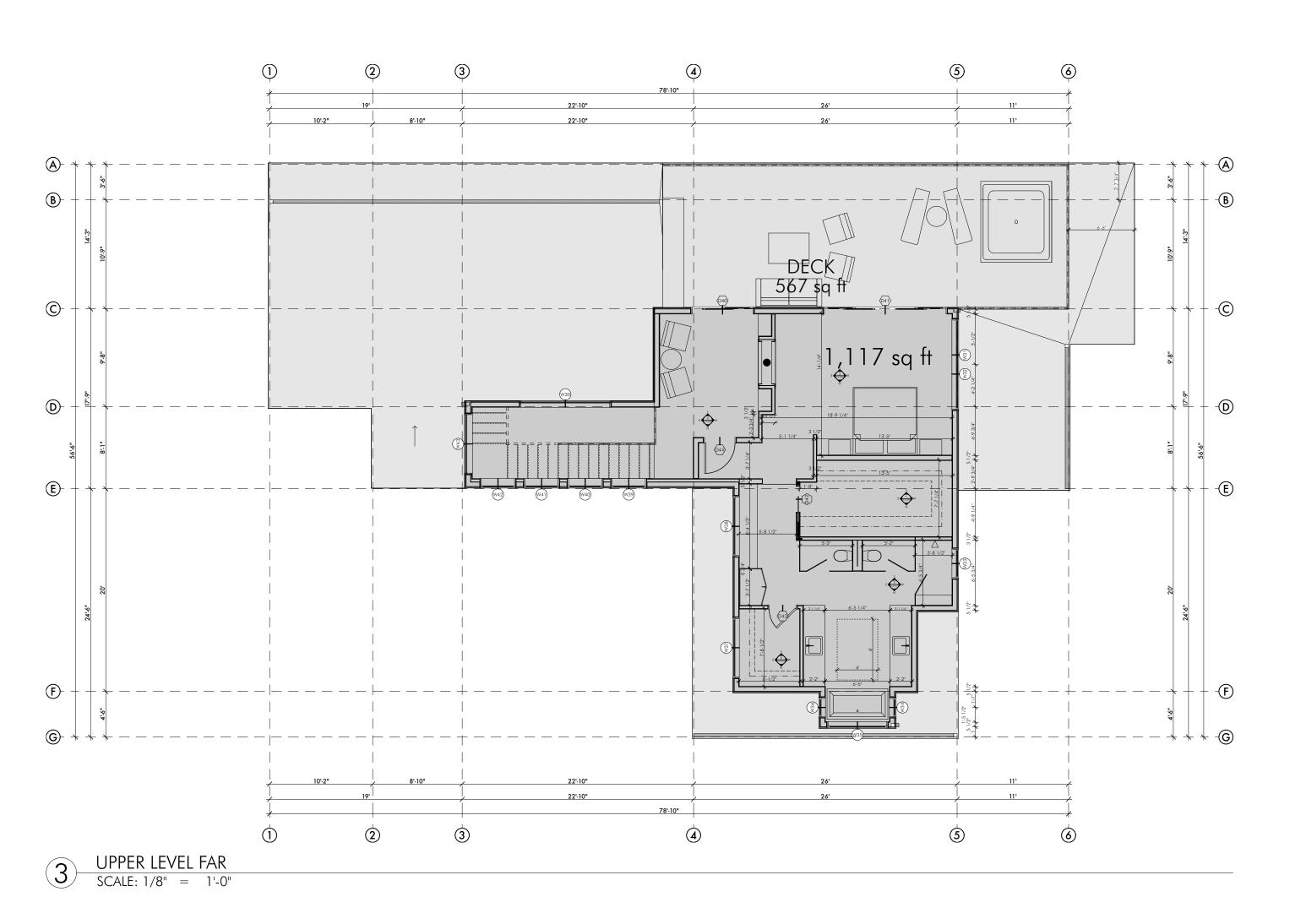
 (750 SQ. FT. IS EXEMPT)
 146 SQ. FT.

TOTAL 5,094 SQ. FT.

+ GARAGE 637 SQ. FT.

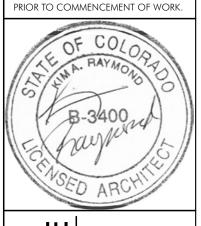
**TOTAL** 5,731 SQ. FT. (5,750 ALLOWED)

MECHANICAL SPACE 534 SQ. FT. (9.5% OF TOTAL FLOOR AREA)





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NTAZ DRIVE RESIDENCE
127 TRENTAZ DRIVE
ASPEN, CO 81611
PITKIN COUNTY, CO

I" ACTUAL—

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EXACTLY, THIS DRAWING WILL

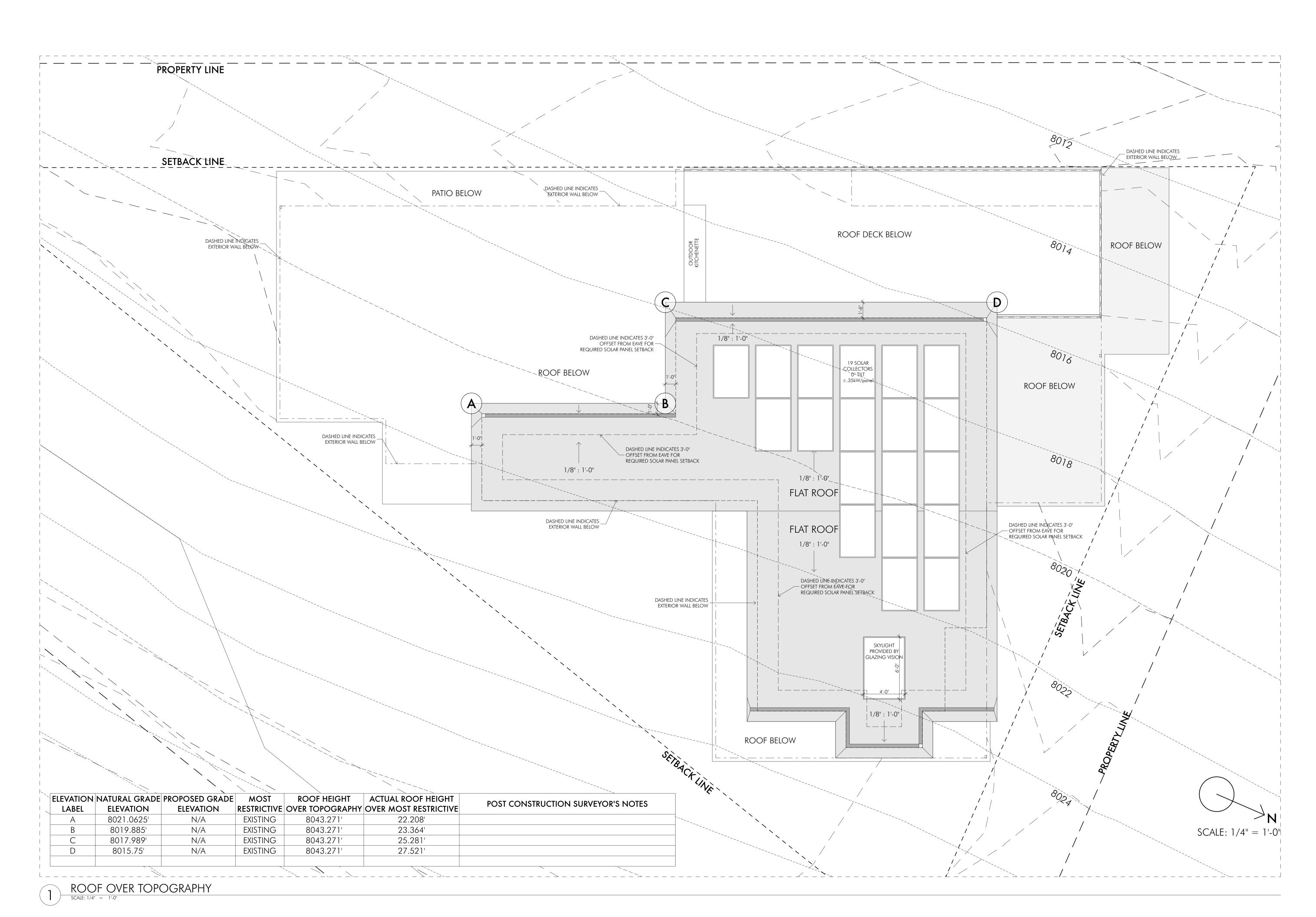
HAVE BEEN ENLARGED OR

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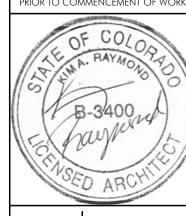
FLOOR AREA SUMMARY

A.2.005



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ENTAZ DRIVE RESIDENC
127 TRENTAZ DRIVE
ASPEN, CO 81611

DATE ISSUE

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11/1/18 PERMIT SUBMITTAL SET

4/1/19 ROUND 1 COMMENTS

5/6/19 LAND USE SITE WALL SE

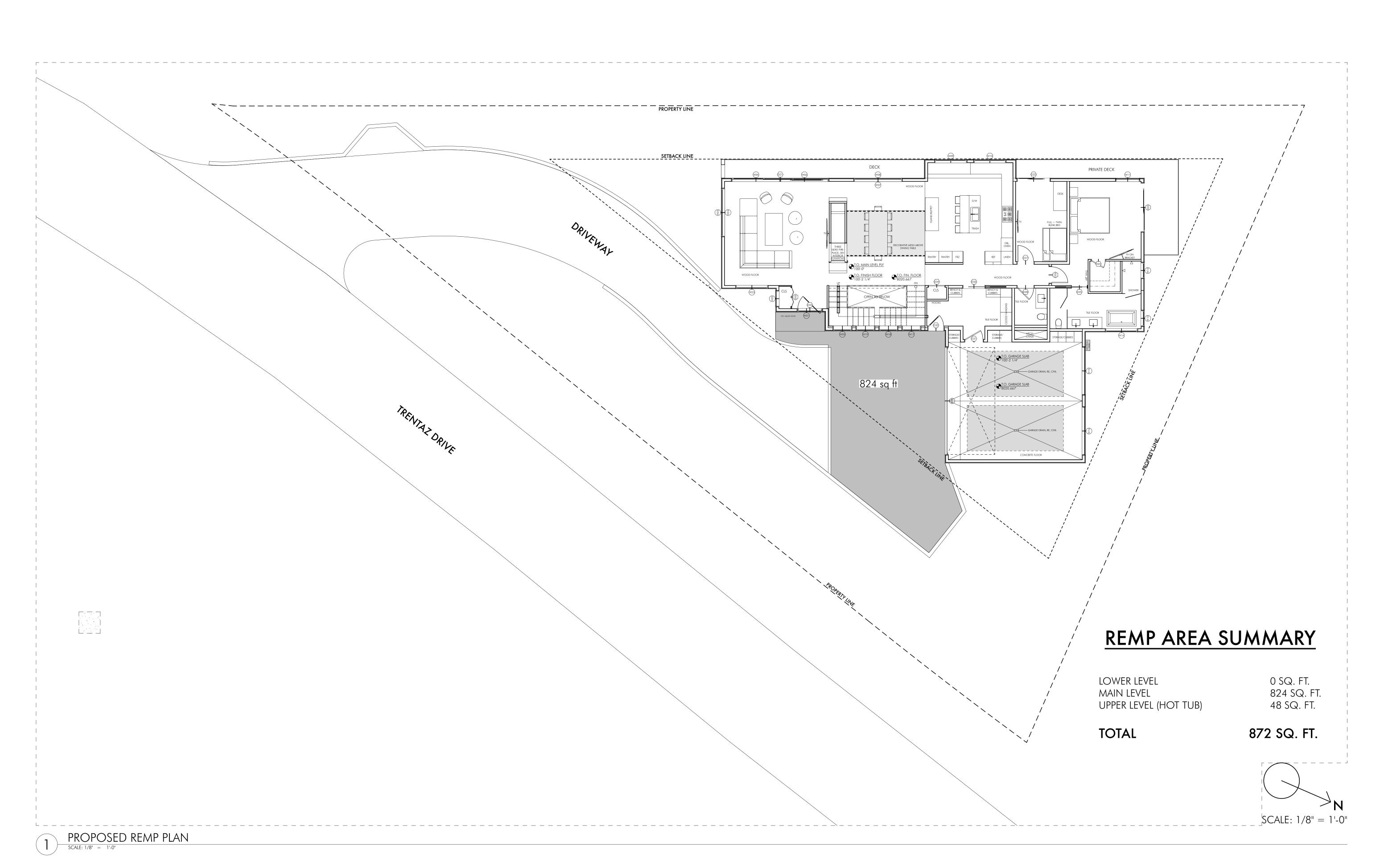
7/5/19 RND 2 COMMENTS

9/25/19 CD. SET 1

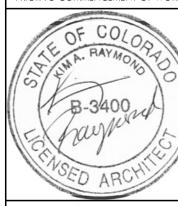
10/8/19 CD. SET 2

ROOF PLAN ON TOPO

A.2.006



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RESIDENCE

DATE ISSUE 7/28/17 SCHEMATIC DESIGN 10/2/18 | PRE-SUBMITTAL SET 4/1/19 ROUND 1 COMMENTS 5/6/19 LAND USE SITE WALL S 7/5/19 RND 2 COMMENTS 10/8/19 CD. SET 2

Scale: AS NOTED

- 1" ACTUAL
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EXACTLY, THIS DRAWING WILL

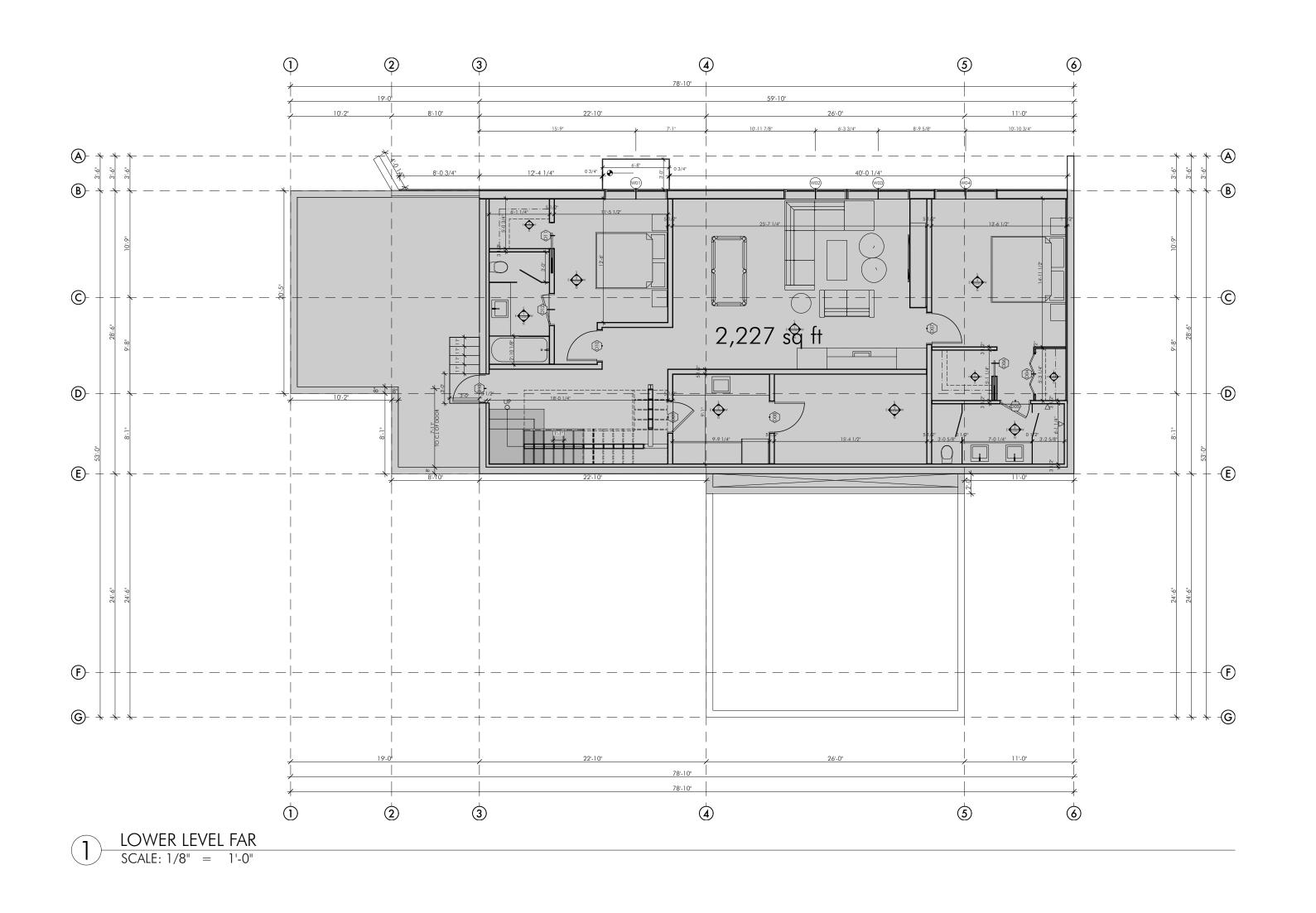
HAVE BEEN ENLARGED OR

REDUCED, AFFECTING ALL

LABELED SCALES.

**PROPOSED** REMP PLAN

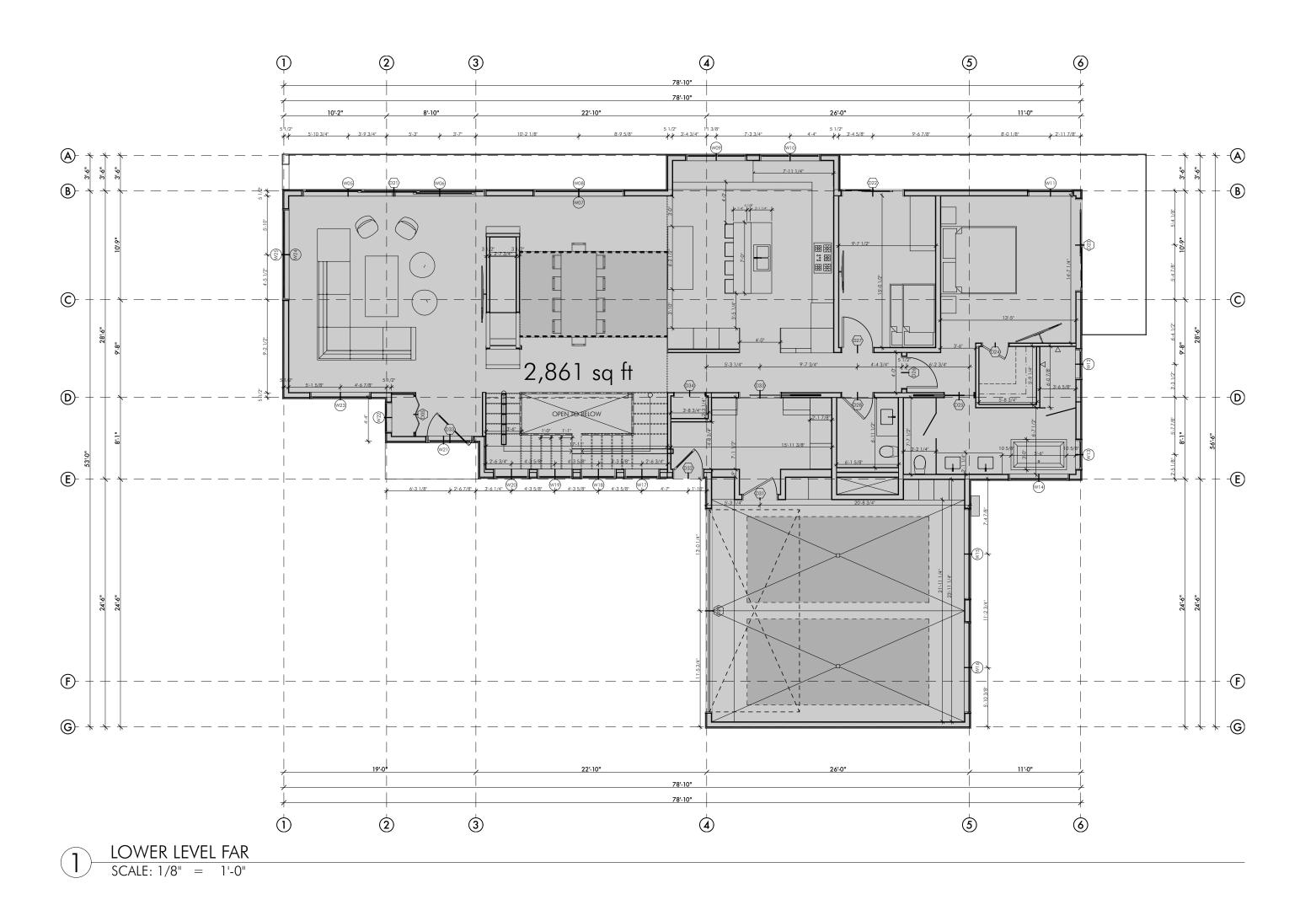
A.2.007

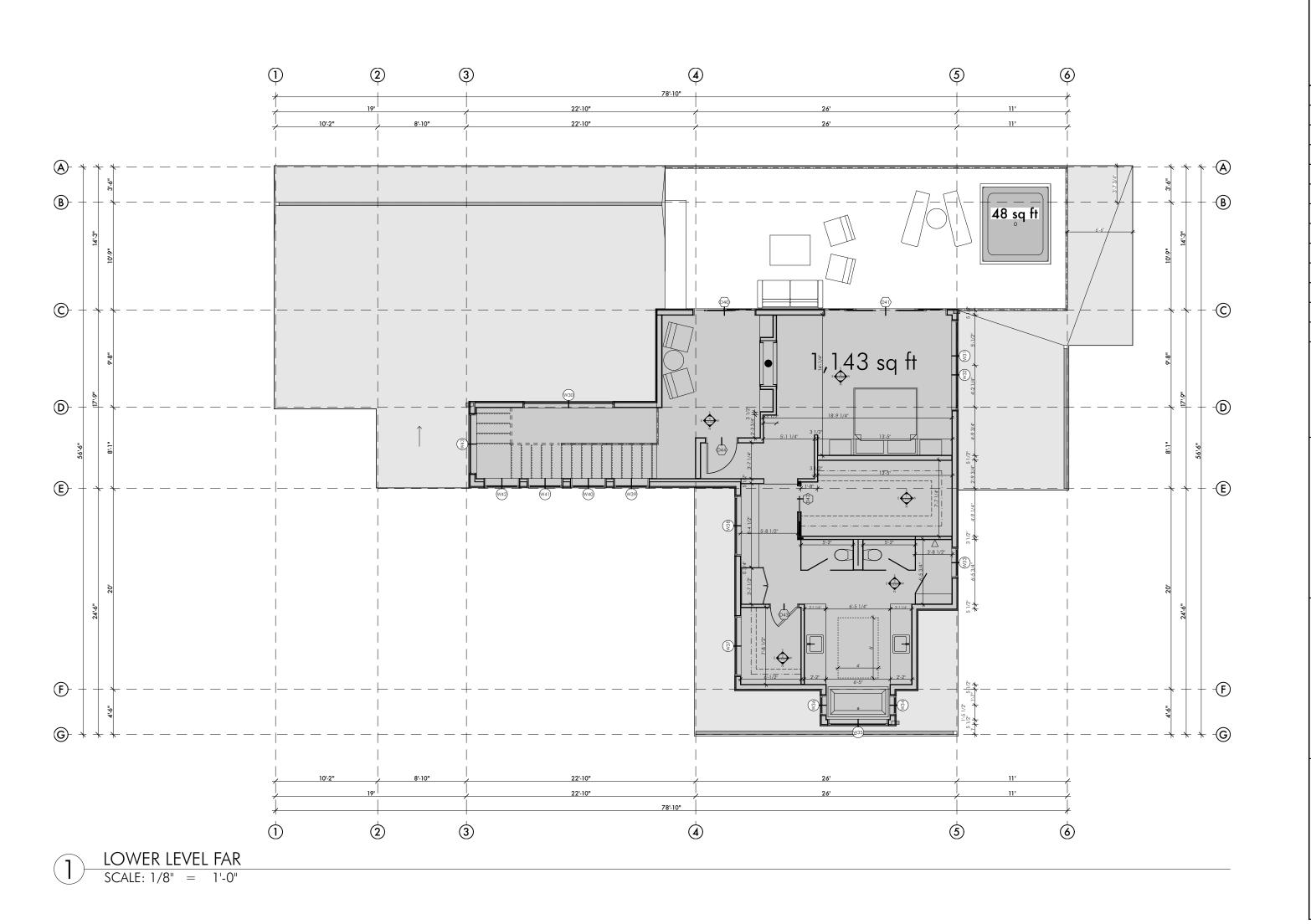


# LOWER LEVEL 2,227 SQ. FT. MAIN LEVEL 2,861 SQ. FT. UPPER LEVEL 1,143 SQ. FT. TOTAL 6,231 SQ. FT.

**BUILDING GROSS FLOOR** 

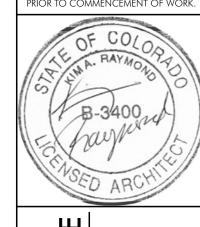
**AREA SUMMARY** 





I 300 E. HYMAN AVENUE, SUITE 100 I I www.kimraymondarchitects.com I I 300 E. HYMAN AVENUE, SUITE 100 I I www.kimraymondarchitects.com I www.kimraymondarchitects.com I I www.kimraymondarchitects.com

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DISCREPANCY SHALL BE BROUGHT TO



NTAZ DRIVE RESIDEN 127 TRENTAZ DRIVE ASPEN, CO 81611 PITKIN COUNTY, CO

DATE ISSUE

7/28/17 SCHEMATIC DESIGN

11/17/17 LAND USE APP. SET

10/2/18 PRE-SUBMITTAL SET

11/1/18 PERMIT SUBMITTAL SET

4/1/19 ROUND 1 COMMENTS

5/6/19 LAND USE SITE WALL SET

7/5/19 RND 2 COMMENTS

9/25/19 CD. SET 1

10/8/19 CD. SET 2

Scale: AS NOTED

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Scale: AS NOTED

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BUILDING GROSS FLOOR AREA

A.2.008



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ENTAZ DRIVE RESIDENCE 127 TRENTAZ DRIVE ASPEN, CO 81611 PITKIN COUNTY, CO

DATE ISSUE

7/28/17 SCHEMATIC DESIGN

11/17/17 LAND USE APP. SET

10/2/18 PRE-SUBMITTAL SET

11/1/18 PERMIT SUBMITTAL SET

4/1/19 ROUND 1 COMMENTS

5/6/19 LAND USE SITE WALL SE

7/5/19 RND 2 COMMENTS

9/25/19 CD. SET 1

10/8/19 CD. SET 2

Scale: AS NOTED

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EXACTLY, THIS DRAWING WILL

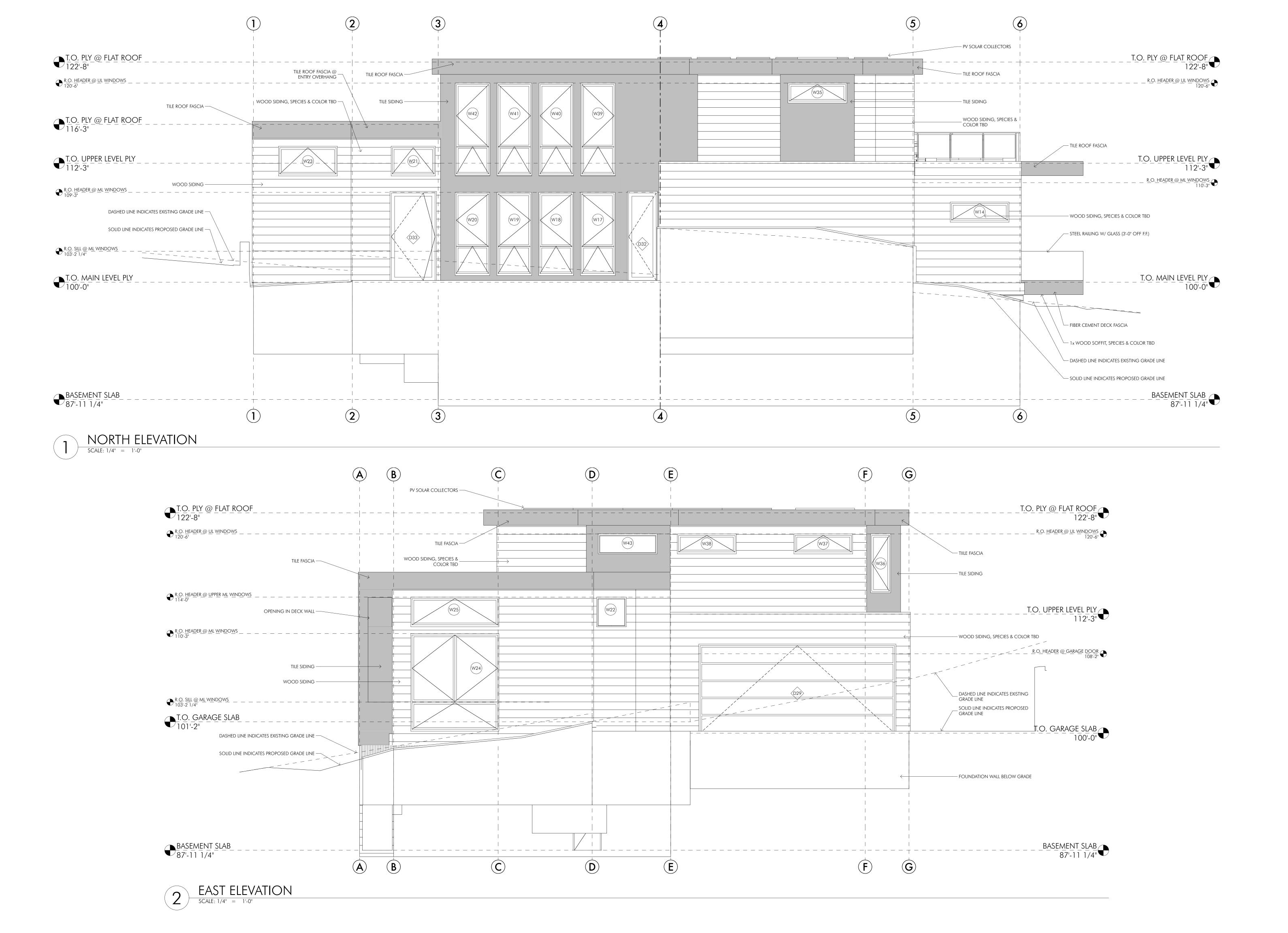
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ELEVATIONS W/ GRADE

A.3.001



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TRENTAZ DRIVE RESIDENCE
127 TRENTAZ DRIVE
ASPEN, CO 81611
PITKIN COLINITY CO

DATE ISSUE

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4/1/19 ROUND 1 COMMENTS

5/6/19 LAND USE SITE WALL SE

7/5/19 RND 2 COMMENTS

9/25/19 CD. SET 1

10/8/19 CD. SET 2

ELEVATIONS W/ GRADE

A.3.002

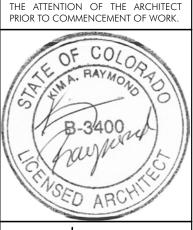




7/28/17 SCHEMATIC DESIGN ROUND 1 COMMENT LAND USE SITE WALLS



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TRE DATE ISSUE 7/28/17 SCHEMATIC DESIGN 10/2/18 | PRE-SUBMITTAL SET ROUND 1 COMMENT LAND USE SITE WALL S

10/8/19 CD. SET 2

Scale: AS NOTED

-- 1" ACTUAL->

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EXACTLY, THIS DRAWING WILL

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BUILDING **SECTIONS** 

A.4.002



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4/1/19 ROUND 1 COMMENT

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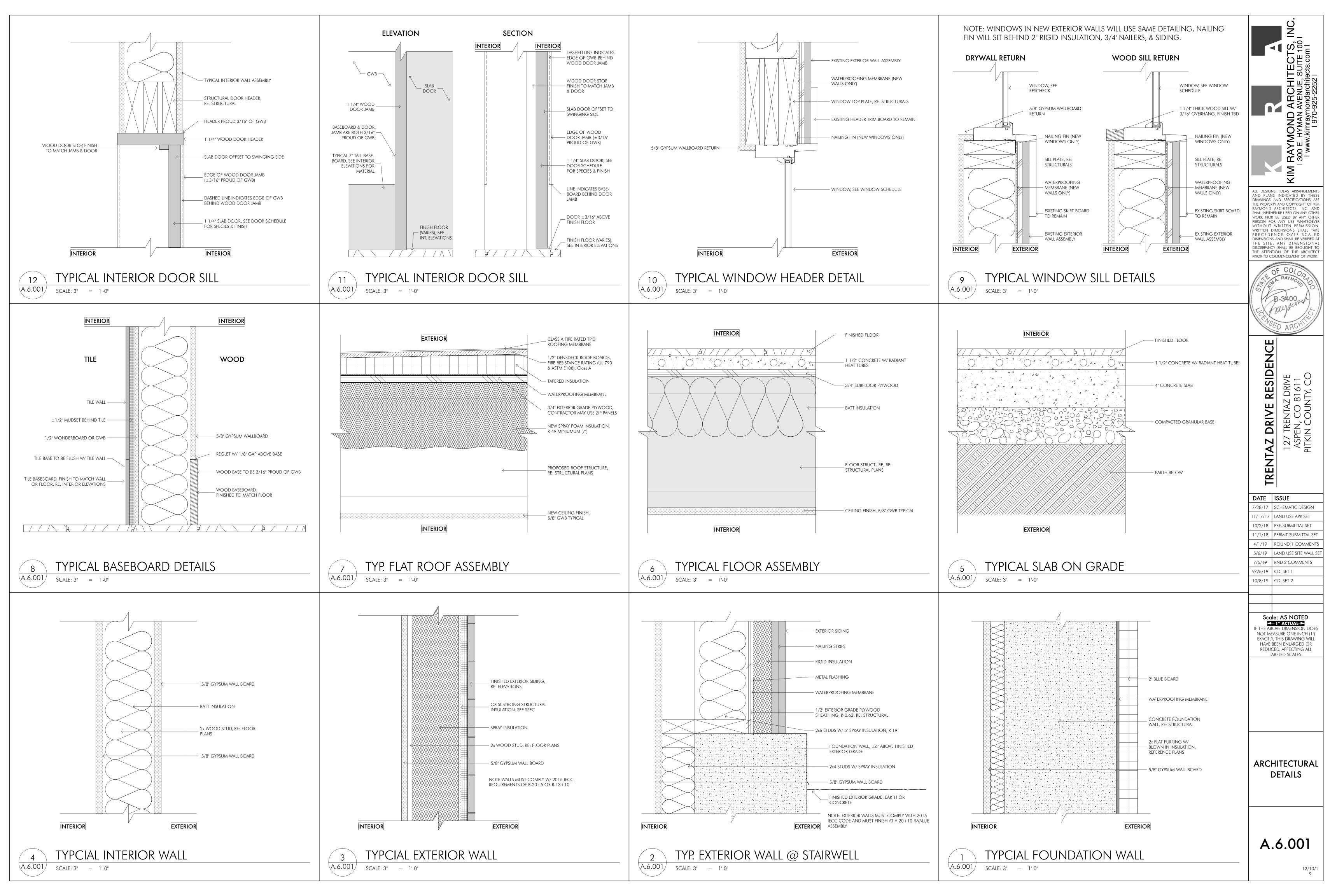
7/5/19 RND 2 COMMENTS

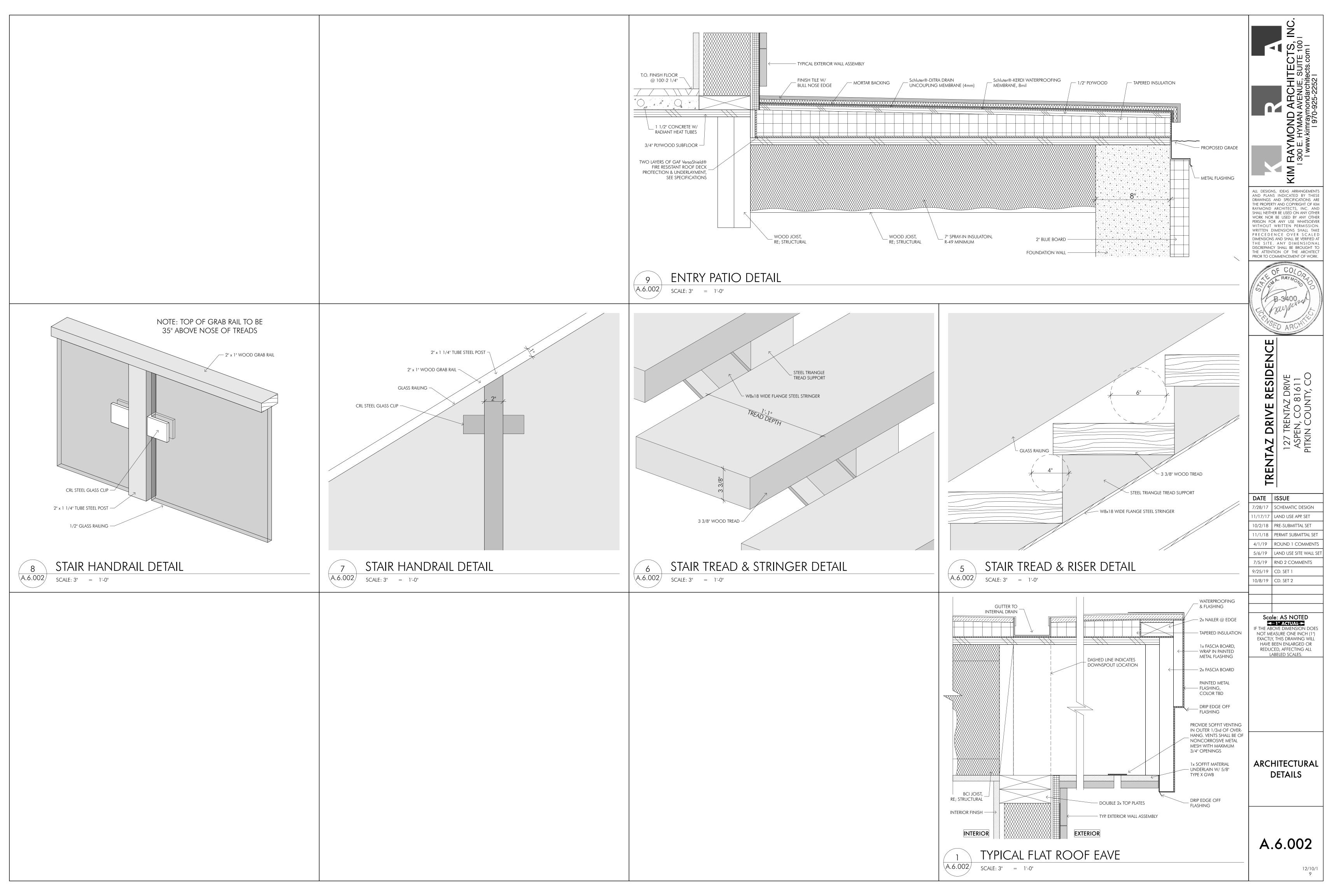
9/25/19 CD. SET 1

9/25/19 CD. SET 1 10/8/19 CD. SET 2

BUILDING SECTIONS

A.4.003





WINDO	W SCHEDULE								
	FRAME	SIZE							
MARK	WIDTH	HEIGHT	REVEAL DIMENSIONS	HEAD HEIGHT	SILL HEIGHT	GLAZING	MFR.	MODEL	NOTES
W01	6'-3"	6'-3"	6'-3 3/4"×6'-3 3/4"	9'-11 1/4"	3'-8 1/4"	DOUBLE	LOEWEN		
W02	6'-3"	6'-3"	6'-3 3/4"×6'-3 3/4"	9'-11 1/4"	3'-8 1/4"	DOUBLE	LOEWEN		
W03	6'-3"	6'-3"	6'-3 3/4"×6'-3 3/4"	9'-11 1/4"	3'-8 1/4"	DOUBLE	LOEWEN		
W04	6'-3"	6'-3"	6'-3 3/4"×6'-3 3/4"	9'-11 1/4"	3'-8 1/4"	DOUBLE	LOEWEN		
W05	9'-0"	3'-0"	9'-0 3/4"×3'-0 3/4"	14'-0"	11'-0"	DOUBLE	LOEWEN		
W06	9'-0"	3'-0"	9'-0 3/4"×3'-0 3/4"	14'-0"	11'-0"	DOUBLE	LOEWEN		
W07	9'-0"	10'-0"	9'-0 3/4"×10'-0 3/4"	10'-3"	0'-3"	DOUBLE	LOEWEN		
W08	9'-0"	3'-0"	9'-0 3/4"×3'-0 3/4"	14'-0"	11'-0"	DOUBLE	LOEWEN		
W09	6'-0"	7'-0"	6'-0 3/4"×7'-0 3/4"	10'-3"	3'-3"	DOUBLE	LOEWEN		
W10	6'-0"	7'-0"	6'-0 3/4"×7'-0 3/4"	10'-3"	3'-3"	DOUBLE	LOEWEN		
W11	4'-6"	10'-0"	4'-6 3/4"×10'-0 3/4"	10'-3"	0'-3"	DOUBLE	LOEWEN		
W12	3'-0"	5'-0"	3'-0 3/4"×5'-0 3/4"	8'-3"	3'-3"	DOUBLE	LOEWEN		
W13	3'-0"	5'-0"	3'-0 3/4"×5'-0 3/4"	8'-3"	3'-3"	DOUBLE	LOEWEN		
W14	6'-0"	2'-0"	6'-0 3/4"×2'-0 3/4"	8'-3"	6'-3"	DOUBLE	LOEWEN		
W15	9'-0"	2'-0"	9'-0 3/4"×2'-0 3/4"	8'-3"	6'-3"	DOUBLE	LOEWEN		
W16	9'-0"	2'-0"	9'-0 3/4"×2'-0 3/4"	8'-3"	6'-3"	DOUBLE	LOEWEN		
W17	3'-6"	8'-6"	3'-6 3/4"×8'-6 3/4"	9'-3"	0'-9"	DOUBLE	LOEWEN		
W18	3'-6"	8'-6"	3'-6 3/4"×8'-6 3/4"	9'-3"	0'-9"	DOUBLE	LOEWEN		
W19	3'-6"	8'-6"	3'-6 3/4"×8'-6 3/4"	9'-3"	0'-9"	DOUBLE	LOEWEN		
W20	3'-6"	8'-6"	3'-6 3/4"×8'-6 3/4"	9'-3"	0'-9"	DOUBLE	LOEWEN		
W21	4'-6"	3'-0"	4'-6 3/4"×3'-0 3/4"	14'-0"	11'-0"	DOUBLE	LOEWEN		
W22	3'-0"	3'-0"	3'-0 3/4"×3'-0 3/4"	14'-0"	11'-0"	DOUBLE	LOEWEN		
W23	6'-0"	3'-0"	6'-0 3/4"×3'-0 3/4"	14'-0"	11'-0"	DOUBLE	LOEWEN		
W24	9'-0"	10'-0"	9'-0 3/4"×10'-0 3/4"	10'-3"	0'-3"	DOUBLE	LOEWEN		
W25	9'-0"	3'-0"	9'-0 3/4"×3'-0 3/4"	14'-0"	11'-0"	DOUBLE	LOEWEN		
W30	9'-0"	2'-0"	9'-0 3/4"×2'-0 3/4"	8'-3"	6'-3"	DOUBLE	LOEWEN		
W31	9'-0"	5'-0"	9'-0 3/4"×5'-0 3/4"	8'-3"	3'-3"	DOUBLE	LOEWEN		
W32	9'-0"	2'-0"	9'-0 3/4"×2'-0 3/4"	3'-2 1/4"	1'-2 1/4"	DOUBLE	LOEWEN		
W33	3'-0"	5'-0"	3'-0 3/4"×5'-0 3/4"	8'-3"	3'-3"	DOUBLE	LOEWEN		
W34	2'-0"	5'-0"	2'-0 3/4"×5'-0 3/4"	8'-3"	3'-3"	DOUBLE	LOEWEN		
W35	6'-0"	2'-0"	6'-0 3/4"×2'-0 3/4"	8'-3"	6'-3"	DOUBLE	LOEWEN		
W36	2'-0"	6'-0"	2'-0 3/4"×6'-0 3/4"	8'-3"	2'-3"	DOUBLE	LOEWEN		
W37	6'-0"	2'-0"	6'-0 3/4"×2'-0 3/4"	8'-3"	6'-3"	DOUBLE	LOEWEN		
W38	6'-0"	2'-0"	6'-0 3/4"×2'-0 3/4"	8'-3"	6'-3"	DOUBLE	LOEWEN		
W39	3'-6"	9'-6"	3'-6 3/4"×9'-6 3/4"	20'-6"	11'-0"	DOUBLE	LOEWEN		
W40	3'-6"	9'-6"	3'-6 3/4"×9'-6 3/4"	20'-6"	11'-0"	DOUBLE	LOEWEN		
W41	3'-6"	9'-6"	3'-6 3/4"×9'-6 3/4"	20'-6"	11'-0"	DOUBLE	LOEWEN		
W42	3'-6"	9'-6"	3'-6 3/4"×9'-6 3/4"	20'-6"	11'-0"	DOUBLE	LOEWEN		
W43	6'-0"	2'-0"	6'-0 3/4"×2'-0 3/4"	8'-3"	6'-3"	DOUBLE	LOEWEN		
Х	4'-2 3/8"	1'-9 5/8"	4'-2 3/8"×1'-9 5/8"	3'-4 3/8"	1'-6 3/4"				
х	2'-6"	10'-9 1	2'-6"×10'-9 1/4"	14'-0 1/4"	3'-3"				
х	3'-6"	1'-7 3/4"	3'-6"×1'-7 3/4"	3'-3 1/4"	1'-7 1/2"				
х	3'-7 1/4"	1'-8 1/2"	3'-7 1/4"×1'-8 1/2"	3'-4 1/4"	1'-7 3/4"				

ID	WIDTH	HEIGHT	TYPE	GLAZING	HARDWARE	MFR.	LOCATION	NOTES
D04	4'-0"	8'-0"						
D05	2'-10"	8'-0"						
D05	3'-6"	8'-0"						
D06	2'-6"	8'-0"						
D07	3'-0"	8'-0"						
D08	3'-0"	8'-0"						
D09	3'-0"	8'-0"						
D10	3'-0"	8'-0"						
D11	2'-6"	8'-0"						
D12	3'-0"	8'-0"						
D13	2'-8"	8'-0"						
D21	18'-0"	10'-0"						
D22	6'-0"	10'-0"						
D23	9'-0"	10'-0"						
D24	2'-6"	8'-0"						
D25	3'-0"	8'-0"						
D26	3'-0"	8'-0"						
D27	3'-0"	8'-0"						
D28	3'-0"	8'-0"						
D29	20'-0"	9'-0"						
D31	3'-4"	8'-0"						
D32	2'-10"	9'-0"						
D33	4'-0"	8'-0"						
D33	4'-6"	9'-0"						
D34	3'-0"	8'-0"						
D40	6'-0"	8'-0"						
D41	12'-0"	8'-0"						
D42	2'-6"	8'-0"						
D43	2'-8"	8'-0"						
D44	3'-0"	8'-0"						

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TRENTAZ DRIVE RESIDENCE
127 TRENTAZ DRIVE
ASPEN, CO 81611
PITKIN COUNTY, CO

DATE ISSUE 7/28/17 SCHEMATIC DESIGN 11/17/17 LAND USE APP. SET 10/2/18 PRE-SUBMITTAL SET 11/1/18 PERMIT SUBMITTAL SET 4/1/19 ROUND 1 COMMENTS 5/6/19 LAND USE SITE WALL SE 7/5/19 RND 2 COMMENTS 9/25/19 CD. SET 1 10/8/19 CD. SET 2

Scale: AS NOTED

-1" ACTUAL->

IF THE ABOVE DIMENSION DOES

NOT MEASURE ONE INCH (1")

EXACTLY, THIS DRAWING WILL

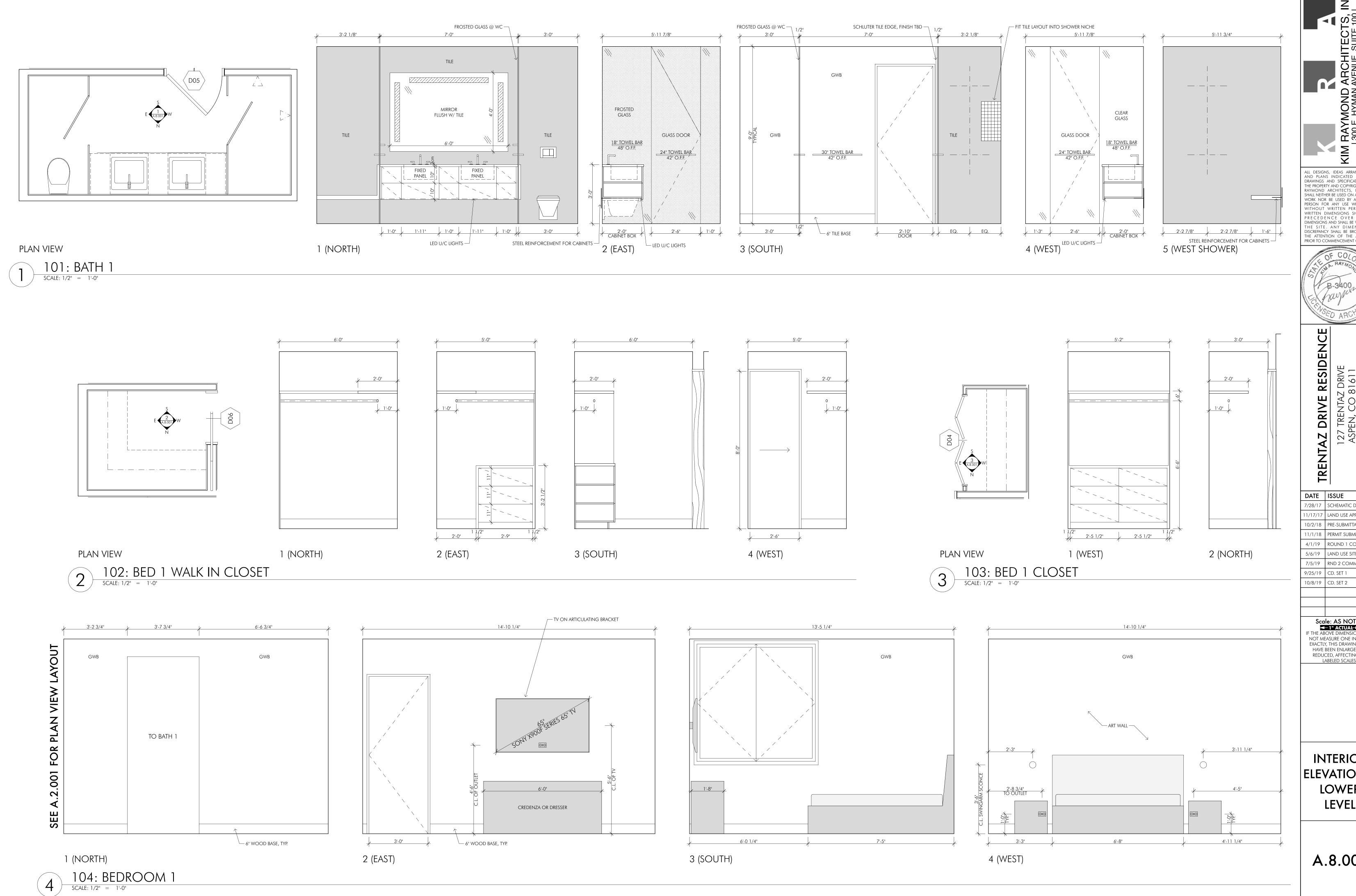
HAVE BEEN ENLARGED OR

REDUCED, AFFECTING ALL

LABELED SCALES.

SCHEDULES

A.7.001



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127 TRENTAZ DRIVE ASPEN, CO 81611 PITKIN COUNTY, CO

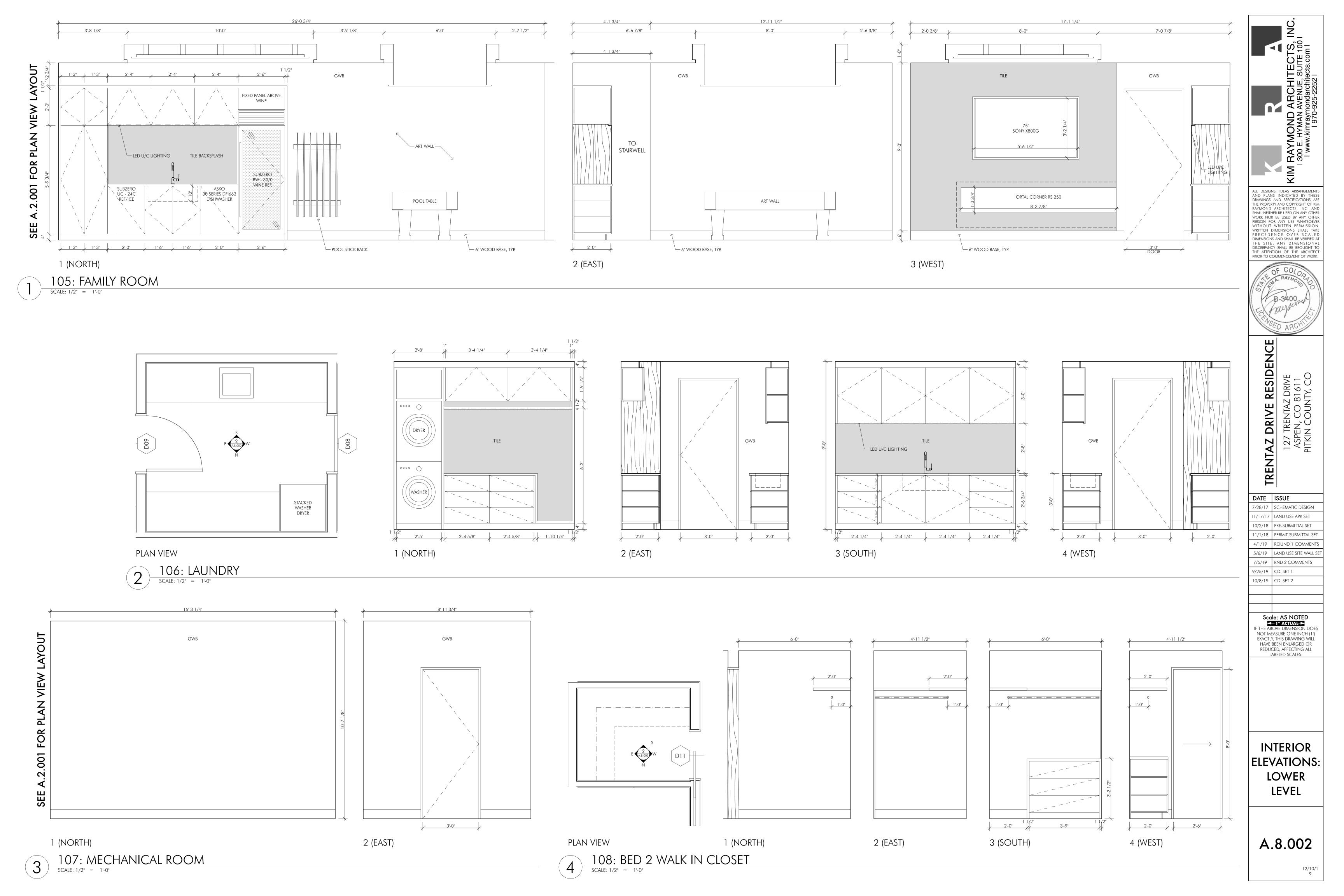
DATE ISSUE 7/28/17 | SCHEMATIC DESIGN 10/2/18 | PRE-SUBMITTAL SET 11/1/18 | PERMIT SUBMITTAL SE 4/1/19 ROUND 1 COMMENT 5/6/19 LAND USE SITE WALLS 7/5/19 | RND 2 COMMENTS

Scale: AS NOTED

NOT MEASURE ONE INCH (1")
EXACTLY, THIS DRAWING WILL
HAVE BEEN ENLARGED OR
REDUCED, AFFECTING ALL
LABELED SCALES.

**INTERIOR ELEVATIONS:** LOWER

A.8.001







KIM RAYMOND ARCHITECTS, INC.

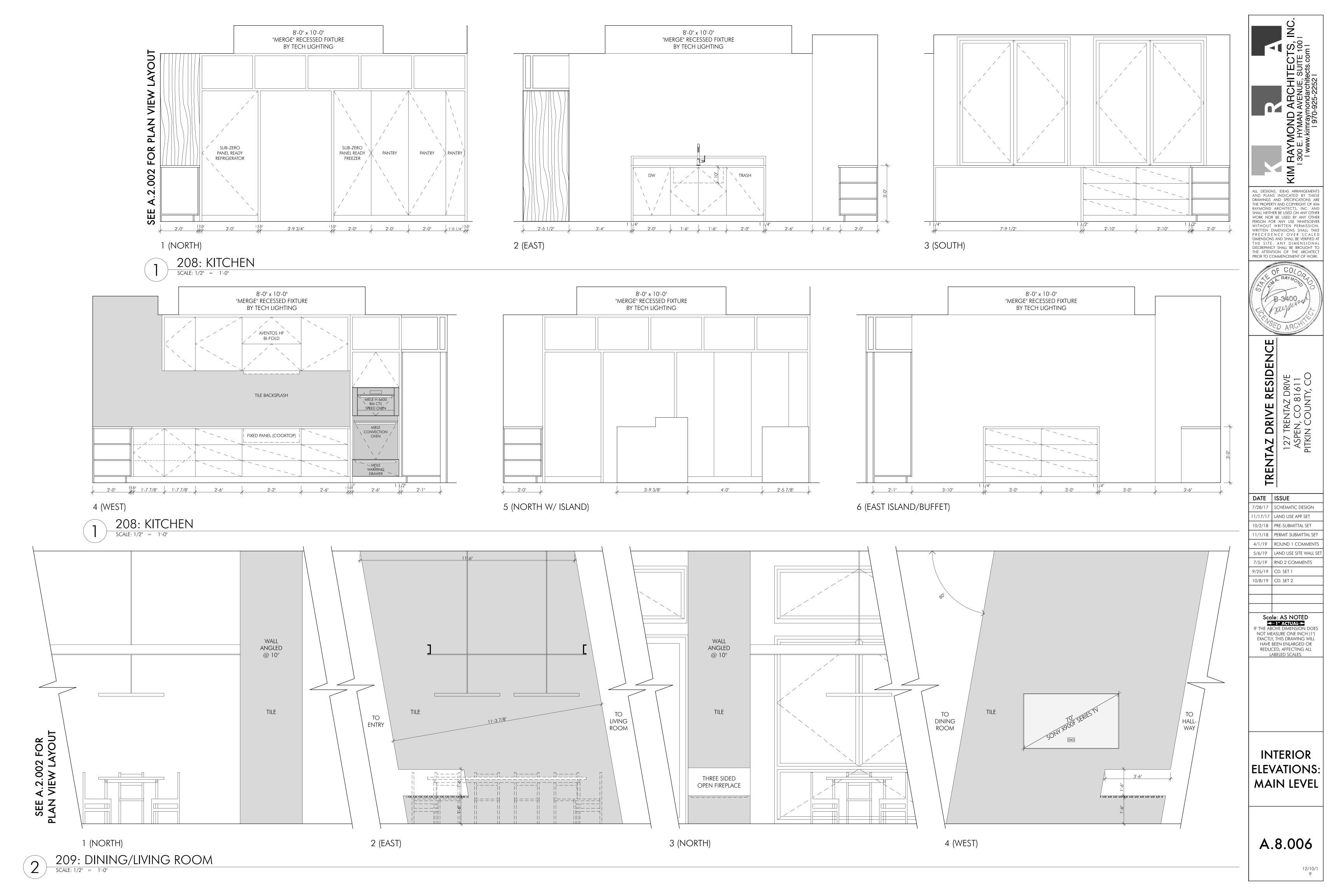
1 300 E. HYMAN AVENUE, SUITE 100 I

1 www.kimraymondarchitects.com I
1 970-925-2252 I

11/1/18 PERMIT SUBMITTAL SET ROUND 1 COMMENT LAND USE SITE WALL S

A.8.004







5 (NORTH)

LED U/C LIGHT —

302: MASTER BATHROOM

4 (WEST)

302: MASSCALE: 1/2" = 1'-0"

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RESIDENCE TRE

DATE ISSUE 7/28/17 | SCHEMATIC DESIGN /17/17 | LAND USE APP. SET 10/2/18 | PRE-SUBMITTAL SET 11/1/18 | PERMIT SUBMITTAL SE ROUND 1 COMMENT 5/6/19 LAND USE SITE WALL S 7/5/19 RND 2 COMMENTS

10/8/19 CD. SET 2

Scale: AS NOTED NOT MEASURE ONE INCH (1") EXACTLY, THIS DRAWING WILL HAVE BEEN ENLARGED OR REDUCED, AFFECTING ALL LABELED SCALES.

**INTERIOR ELEVATIONS: UPPER LEVEL** 

A.8.007

SHOWER BENCH W/ STEEL REINFORCEMENT —

WEST (SHOWER)

SOUTH (WATER CLOSETS)

