

City of Aurora  
Building Codes Division  
15151 E Alameda Pkwy  
Aurora, CO 80012  
(303) 739-7420



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# Notice

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17 United States Code  
Section 106.**



# Building Permit Application

Permit Center ~15151 E Alameda Pkwy ~ Aurora, CO 80012~ (303) 739-7420

Project Address: X 12051 E Mississippi Blvd Unit # \_\_\_\_\_ Zip code: X 80012  
Project Name: \_\_\_\_\_  
Contractor Company Name: X TSC Construction Phone: 303-748-3637 Fax: 303-948-7473  
Contact Person: X Tom Schnabel Email: X tsccompanies@msn.com  
Phone: 303-748-3637 Fax: 303-948-7473

Online Services now offers email updates of correction items found during plan review as well as email updates for all inspections during the construction phase of your project. If you are interested in receiving these emails please provide your email address. NOTE: Set your email filter to accept emails from "AmandaSystem".

Plan Corrections - Email address: \_\_\_\_\_

Inspection Corrections - Email address: \_\_\_\_\_

Architect and/or Engineer Contact information for correction items: \_\_\_\_\_

Architect or Engineer name: \_\_\_\_\_

Email: \_\_\_\_\_

Phone # \_\_\_\_\_

Fax: \_\_\_\_\_

Owner: (Required for CO) only: \_\_\_\_\_

Owner address: \_\_\_\_\_

Valuation / FDA: X \$ 3900 ok R.L.

Email: \_\_\_\_\_

Materials Cost: X \$ 1900

FDA = Fee Determination Assessment. (Also known as the value of project) has no relationship to the construction costs for the building which can vary greatly. Rather, The assessment is used only to determine the appropriate level of fees to fund our code compliance activities.

Architect or Engineer Name: \_\_\_\_\_

Email: \_\_\_\_\_

**DESCRIBE THE WORK YOU WILL BE DOING:** X Fence Enclosure / Cover w/ fence

I declare under penalty that this application has been examined by me and that the statements made herein are made in good faith pursuant to City of Aurora tax and licensing regulations; and to the best of my knowledge and belief are true, correct and complete.

Print Name: X Tom Schnabel Signature: X Tom Schnabel Date: X May 31 2013

BOARD OF APPEALS - Contractor's Appeals and Standards Board. Applicants have the right to have the board hear appeals of orders, decisions or determinations made by the building official relative to the application and interpretation of the building code. Any application for appeal to the board shall be based on a claim that the true intent of the code or the rules legally adopted there under have been incorrectly interpreted, the provisions of the building code do not fully apply or an equally good or better form of construction is proposed.

**Sprinkler & Alarm permits must be brought in as separate submittals. "FDA" is NOT included in main permit.**

◆◆◆ THIS SPACE FOR OFFICE USE ONLY ◆◆◆

Fee Determination Assessment: \$ \_\_\_\_\_

Pre approval Planning Initial 5/3/12  
Mylan change for required

Change of occupancy/use: Y ☐ N ☐

## REVIEWS

## INSPECTIONS

- |  |  |
|--|--|
| <input checked="" type="checkbox"/> Structural | <input checked="" type="checkbox"/> Structural |
| <input type="checkbox"/> Mechanical            | <input type="checkbox"/> Mechanical            |
| <input type="checkbox"/> Plumbing              | <input type="checkbox"/> Plumbing              |
| <input type="checkbox"/> Electrical            | <input type="checkbox"/> Electrical            |
| <input type="checkbox"/> Fire Life Safety      | <input type="checkbox"/> Life Safety           |
| <input type="checkbox"/> Bldg Life Safety      | <input type="checkbox"/> Gate/Haz.             |

Intake Date: 5-3-13 PE Initial \_\_\_\_\_

Balance Due: \_\_\_\_\_

Exterior changes? ☐ Yes ☐ No

Homeowner verified ☐ Yes

Permit Type: LT

Mid roof / Ave Bldg Height: \_\_\_\_\_

Parent Permit RSN: \_\_\_\_\_

Plans Examiner: RL

Subtype: Com Misc.

RSN: 713457

Plans Picked up by: \_\_\_\_\_

Company name: \_\_\_\_\_

Phone number: \_\_\_\_\_



**City of Aurora**  
**Building Division**  
**15151 E. Alameda Parkway, Ste. 2500**  
**Aurora, CO 80012**  
**Phone: 303-739-7420**

Concerning Expansive Soils:

Address of Proposed Construction: 12051 E Mississippi Ave

Proposed Construction Project: Walgreens Tote Enclosure

Project Permit Number: 13-657638-LT

As the ~~home~~owner of the aforementioned project, I have been made aware of the fact that City records indicate the existence of expansive soils on this property. The proposed structure is to be founded on something other than an engineered foundation. I am aware of the potential for future movement of the proposed structure and the possible damage that may be caused as a result of such movement. I hereby accept this as a reasonable risk and do not wish to use an engineered foundation to support the proposed structure.

Homeowner Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Store # 4301

12051 E MISSISSIPPI  
Aurora Co.

Gate Enclosure

4x4 or 6" Round  
Steel post

40"

12'

6'

Beam (2) 2x10's

metal roof with 1/2" Ply wood

2x6 steel studs  
2x6 wood @ 2'-0" o.c.  
or steel equivalent

2x6 steel studs

1x6x6" Pickets

40"  
Gate

6'

Min pier size  
= 11"  $\phi$  or 9" x 9"

Min pier size = 9"  $\phi$  or 8" x 8"

2' hole  
+ concrete

36" deep

8" diameter

Min pier size  
= 8"  $\phi$  or 7" x 7"

STRUCTURAL PLAN REVIEW IS LIMITED TO A  
GENERAL SURVEY FOR CODE COMPLIANCE.  
NO REVIEW IS IMPLIED NOR WAS UNDER-  
TAKEN TO VERIFY STRUCTURAL ADEQUACY.

13-657638-

John L.  
CITY OF AURORA  
BUILDING DIVISION  
APPROVED AS NOTED  
DATE 5/15/13

Failure to follow the approved plans  
may result in a 2 hour minimum fee  
to review the field changes for code  
compliance.

Field inspection consultation is  
available upon request. Call 303-  
739-7420 to request a  
consultation.

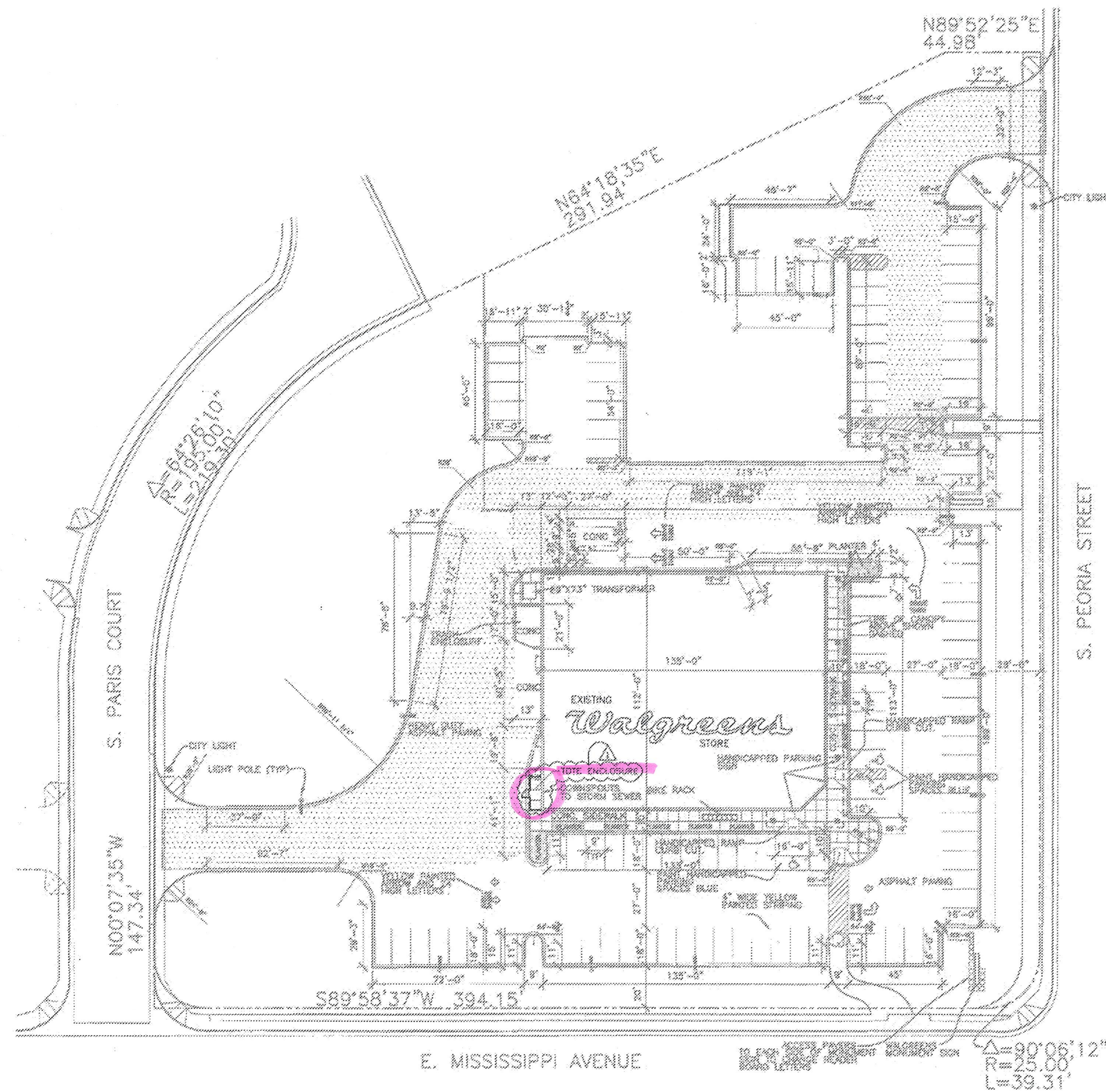
Code violations that are found during  
inspection are required to be corrected.  
Permit issuance does not grant approval of  
a code violation 2009 IBC 105.4

This plan is reviewed to IBC but  
the existing building is NOT  
converted to IBC. The  
construction type listed is UBC,  
Occupancy Group is IBC.

City of Aurora Plan Review  
Occ. Type: U  
Const. Type: II-B  
Square Footage: 72  
Code: 09 IBC

City of Aurora Plan Review  
Project: Walgreen's Gate Enclosure  
Contractor: JSC Construction  
Address: 12051 E. Mississippi Ave  
RSN: 713457  
Permit Number: 13-657638-47  
Date: 5/15/13





# LEGAL DESCRIPTION:

A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 4 SOUTH, RANGE 87 WEST OF THE SIXTH PRINCIPAL MERIDIAN, IN THE CITY OF AURORA, ARAPAHOE COUNTY, COLORADO, DESCRIBED AS FOLLOWS:

BASIC OF BEARING:  
THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 4 SOUTH, RANGE 87 WEST OF THE SIXTH PRINCIPAL MERIDIAN, ARAPAHOE COUNTY, COLORADO, BEING MONUMENTED AT THE SOUTH END BY A 3-1/2" CITY OF AURORA BRASS CAP IN A RANGE BOX AND AT THE NORTH END BY A 3-1/2" CITY OF AURORA BRASS CAP IN A RANGE BOX, SAID LINE IS ASSUMED TO BEAR NORTH 00 DEG. 07 MINUTES, 35 SECONDS WEST, HAVING A DISTANCE OF 2845.03 FEET.

COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 4 SOUTH, RANGE 87 WEST OF THE SIXTH PRINCIPAL MERIDIAN, IN THE CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, THENCE N00°07'35"W ON THE EAST LINE OF SECTION 14, A DISTANCE OF 85.00 FEET; THENCE S89°58'37"W, A DISTANCE OF 88.05 FEET TO THE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED, SAID POINT BEING THE MOST WESTERLY CORNER OF THE TRACT OF LAND DESCRIBED IN BOOK 3985 AT PAGE 457, RECORDS OF ARAPAHOE COUNTY, COLORADO, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE CONTINUE S89°58'37"W ON THE NORTHERLY LINE OF THE PARCEL OF LAND DESCRIBED IN BOOK 1804 AT PAGE 9 OF THE SAID RECORDS AND ON THE NORTHERLY RIGHT-OF-WAY OF MISSISSIPPI AVENUE A DISTANCE OF 394.15 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF SOUTH PARIS COURT; THENCE ALONG THE EASTERLY LINE OF SOUTH PARIS COURT, THE FOLLOWING TWO (2) COURSES:

1. N00°07'35"W, A DISTANCE OF 147.34 FEET TO A POINT OF CURVE;
2. ON THE ARC OF A CURVE TO THE RIGHT, HAVING A DELTA OF 84°26'10", A RADIUS OF 185.00 FEET, A DISTANCE OF 219.30 FEET TO A POINT OF TANGENT; THENCE N86°18'35"E, A DISTANCE OF 291.94 FEET; THENCE N89°52'25"E, A DISTANCE OF 44.88 FEET TO THE NORTHWESTERLY CORNER OF THE TRACT OF LAND DESCRIBED IN BOOK 4424 AT PAGE 455 OF THE SAID RECORDS; THENCE ON THE WESTERLY RIGHT-OF-WAY OF SOUTH PEORIA STREET AND ON THE WESTERLY LINE OF THE TRACTS DESCRIBED IN BOOK 4424 AT PAGE 455 AND IN BOOK 3985 AT PAGE 457, THE FOLLOWING TWO (2) COURSES:

1. S00°07'35"E, A DISTANCE OF 424.94 FEET TO A POINT OF CURVE;
2. ON THE ARC OF A CURVE TO THE RIGHT, HAVING A DELTA OF 80°08'12", A RADIUS OF 25.00 FEET, A DISTANCE OF 38.31 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 3.496 ACRES (152,284 SQUARE FEET).

**Walgreens**  
FACILITIES PLANNING AND DESIGN  
108 WILMOT ROAD DEERFIELD, IL  
847-940-2500 60015-4818

## PROJECT TYPE

DRAWINGS SPECIFICATIONS BY:  
☒ WALGREENS  
☐ LANDLORD'S CONSULTANT  
ALL CONSTRUCTION WORK, UNLESS NOTED OTHERWISE BY:  
☒ WALGREENS CONTRACTOR  
☐ LANDLORD'S CONTRACTOR (TURNKEY CONSTRUCTION)

STORE	BUILDING
NEW <input type="checkbox"/>	NEW <input type="checkbox"/>
REMODELING <input checked="" type="checkbox"/>	EXISTING <input checked="" type="checkbox"/>
RELOCATION <input type="checkbox"/>	NEW SHELL ONLY <input type="checkbox"/>
OTHERS <input type="checkbox"/>	

NO.	DATE	BY	DESCRIPTION	EXAM.
1	6-25-05	RY	NEW CHAIN-LINK TOTE ENCLOSURE	

## REVISIONS

### CERTIFICATION AND SEAL

I HEREBY CERTIFY THAT THIS PLAN AND SPECIFICATION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED ARCHITECT OR ENGINEER UNDER THE LAWS OF THE STATE OF COLORADO AS SHOWN BY MY HAND AND SEAL.

STORE NUMBER 04307  
PROJECT NAME  
**WALGREENS STORE**  
12051 E. MISSISSIPPI BLVD.  
AURORA, COLORADO

DRAWING TITLE  
**SITE PLAN**

CADD PLOT: PLOT04307.DWG	SCALE: 1"=50'-0"	DRAWING NO. <b>A0.1</b>
VOID PLOT:	DRAWN BY: ST	
SUPERSEDES PLAN DATED:	DATE: 6/28/05	
	REVIEWED BY:	UP DWG.