



DTJ DESIGN
 ARCHITECTURE
 PLANNING
 LANDSCAPE ARCHITECTURE
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OWNER / DEVELOPER:

BCC, LLC
 1528 SPRUCE STREET
 SUITE 260
 BOULDER, CO 80502
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 303.848.1322

SITE REVIEW DOCUMENTS FOR:

BOULDER CREEK COMMONS

5399 KEWANEE DRIVE AND 5697 S. BOULDER ROAD
 LOCATED IN THE SW ¼ OF SECTION 3 AND THE SE ¼ OF SECTION 4,
 T1S, R70W, 6TH P.M., COUNTY OF BOULDER, STATE OF COLORADO

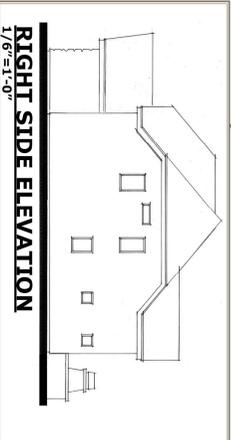
ISSUE DATE

SITE REVIEW SUBMITTAL	06-18-12
SITE REVIEW AND SUBMITTAL	11-05-12
SITE REVIEW AND SUBMITTAL	12-21-12
FINAL SUBMISSION	03-29-13

DESIGNED BY: DTJ
DRAWN BY: DTJ
CHECKED BY: DTJ
DRAWING SCALE:
 HORIZONTAL: AS SHOWN
 VERTICAL: 1/4"

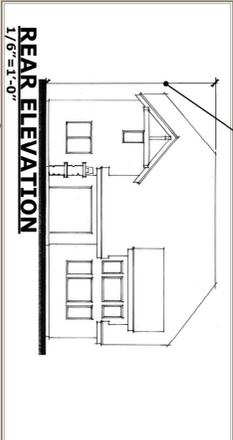
SINGLE FAMILY ARCHITECTURE
 PROJECT NO: B1006

A4

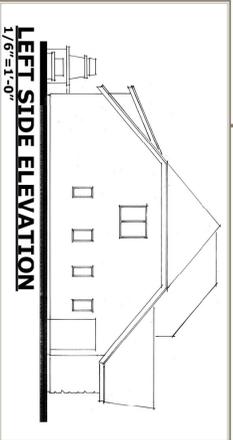


RIGHT SIDE ELEVATION
 1/6"=1'-0"

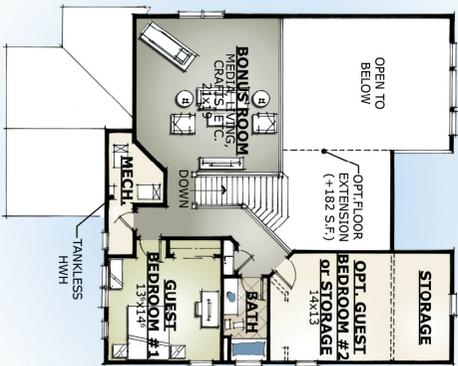
26'-6" Bldg. Ht. (Approximate)
 35' max. per City of Boulder Land Use Code & City Charter



REAR ELEVATION
 1/6"=1'-0"



LEFT SIDE ELEVATION
 1/6"=1'-0"



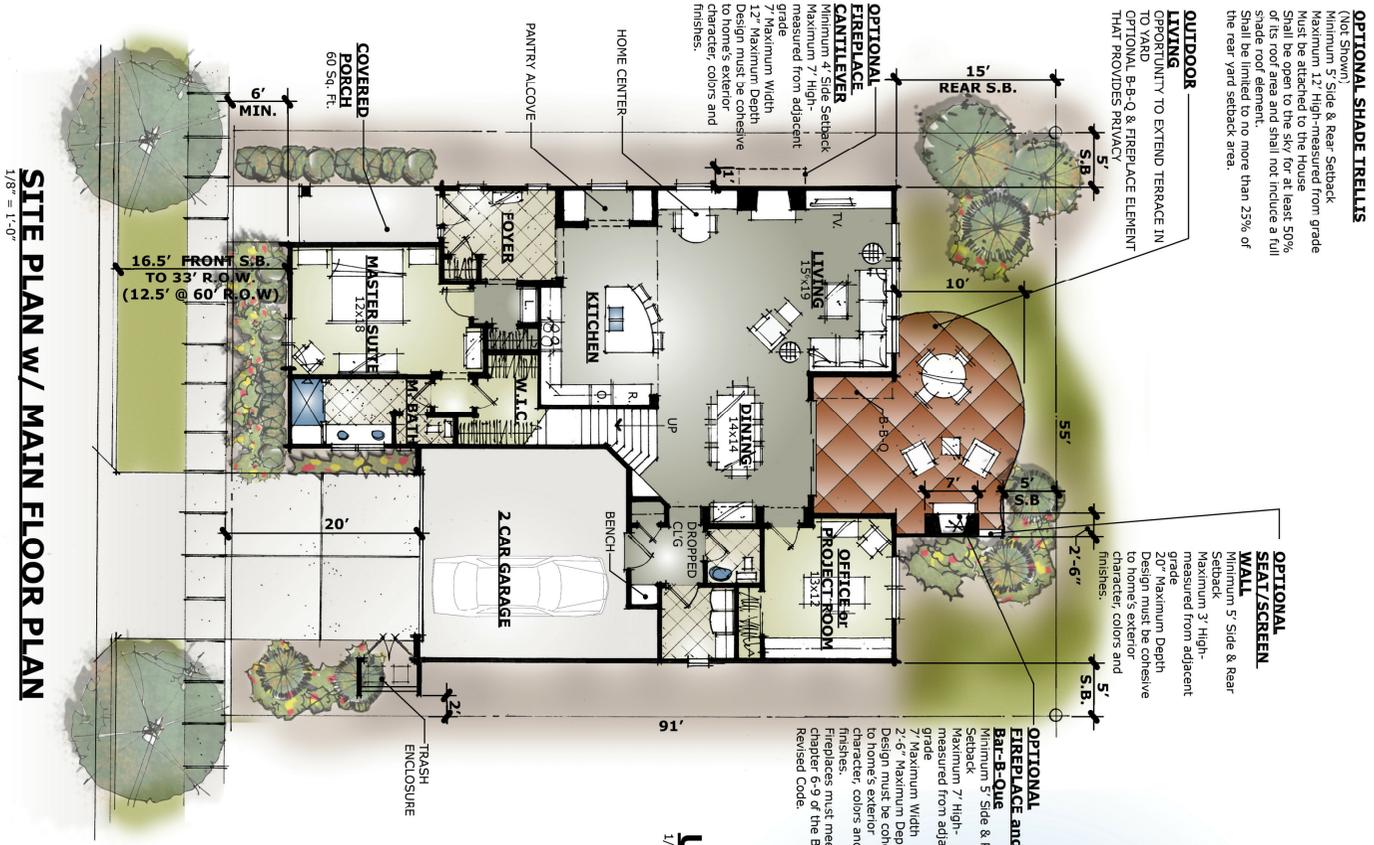
UPPER FLOOR PLAN
 1/8" = 1'-0"

Ease of Living Design features

- Covered, step-less front door and garage entries.
- Covered rear terraces which extend into yards with optional lifestyle features (built in BBQ and Fireplace).
- Main floor master bedroom suite with walk-in closet and four piece bath. Master bath includes oversized shower with bench and ease of use shower controls with anti-slip features.
- Doors to rooms are all 3' - 0" wide with hallways that are 3' - 6" wide. All doors to have lever hardware.
- Storage on main floor: pantries, linen, and general.
- Owner's entries at garage door have a drop desk.
- Wall backing installed for future installation of grab bars if life deems necessary.
- Minimum hall walks to negotiate.
- Flex spaces that provide a study or a second bedroom suite on main floor.
- Interior path lighting. Enhanced task lighting.
- Optimized outlet and switch heights.
- Pull out drawer storage in kitchens.
- Comfort height toilets.
- Laundries close to master suite.
- 4 Parking spaces. (2 in garage & 2 on apron)

Model D

45' Wide Main Level	1,765 Sq. Ft.
Garage	804 Sq. Ft.
Storage Space in Attic	415 Sq. Ft.
Total	3,352 sq. Ft.
	3,336 Sq. Ft.



SITE PLAN w/ MAIN FLOOR PLAN
 1/8" = 1'-0"

OPTIONAL SHADE TRELLIS

(Not Shown) Side & Rear Setback Maximum 12' High-measured from grade. Shall be open to the sky for at least 50% of its roof area and shall not include a full shade roof element. Shall be limited to no more than 25% of the rear yard setback area.

OPTIONAL WALL SEAT/SCREEN

Minimum 5' Side & Rear Setback. Maximum 3' High-measured from adjacent grade. 20' Maximum Depth. Design must be cohesive to home's exterior character, colors and finishes.

OPTIONAL FIREPLACE and/or BAR-B-QUE

Minimum 5' Side & Rear Setback. Maximum 7' High-measured from adjacent grade. Maximum Depth 2'-6" Maximum in Depth. Design must be cohesive to home's exterior character, colors and finishes. Fireplaces must meet Chapter 6-9 of the Boulder Revised Code.

OPTIONAL FIREPLACE CANTILEVER

Minimum 4' Side Setback. Maximum 7' High-measured from adjacent grade. Maximum width 12". Design must be cohesive to home's exterior character, colors and finishes.



BOULDER CREEK
 Life and Home
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model d

kga studio
 ARCHITECTS