

LAND USE KEY

- LR LOW RESIDENTIAL
- GR GENERAL RESIDENTIAL
- CAC COMMUNITY ACTIVITY CENTER
- CC COMMERCIAL CENTER
- NDC NEW/DEVELOPING CORRIDOR
- MRC MATURE REDEVELOPMENT CORRIDOR
- EC EMPLOYMENT CENTER
- RC REGIONAL CENTER
- MI MAJOR INSTITUTIONAL
- COS CANDIDATE OPEN SPACE
- EP EXISTING PARKLAND & OPEN SPACE
- GCC GOLF COURSE OR CEMETERY

**COLORADO COLLEGE- LONG RANGE DEVELOPMENT PLAN
AMENDMENT TO THE MASTER PLAN
2008**

- EXISTING COLLEGE BUILDINGS
- EXISTING CAMPUS PROPERTY
- ZONING BOUNDARY
- 100 YEAR FLOODPLAIN
- 500 YEAR FLOODPLAIN

ZONING KEY

- R-1-9 SINGLE FAMILY RESIDENTIAL - 9,000 SQ. FT.
- R-1-6 SINGLE FAMILY RESIDENTIAL - 6,000 SQ. FT.
- R-2 TWO FAMILY RESIDENTIAL
- R-4 EIGHT FAMILY RESIDENTIAL
- R-5 MULTIFAMILY RESIDENTIAL
- OR OFFICE RESIDENTIAL
- PBC PLANNED BUSINESS CENTER
- C-5 INTERMEDIATE BUSINESS
- SU SPECIAL USE
- /cr ZONE SUBJECT TO CONDITIONS OF RECORD
- PK PUBLIC PARK



studioINSITE, LLC
3457 Ringsby Court, Unit 223
Denver, CO 80216
P 303.433.7100
F 303.433.4301
www.studio-insite.com

**COLORADO COLLEGE-
LONG RANGE DEVELOPMENT
PLAN- AMENDMENT TO THE
MASTER PLAN**

Colorado Springs, Colorado

Colorado College
14 E. Cache La Poudre
Colorado Springs, Colorado 80903

Campus Planner

studioINSITE
3457 Ringsby Court, Unit 223
Denver, CO 80216
Phone: 303-433-7100
Fax: 303-433-4301
dru@studio-insite.com

ADDITIONAL PLANNING COMMISSION AND CITY COUNCIL REVIEW AND APPROVAL IS NEEDED PRIOR TO ANY PHYSICAL CHANGES TO PUBLIC IMPROVEMENTS, INCLUDING CASCADE AVENUE, BEING IMPLEMENTED.

**COLORADO COLLEGE-
 LONG RANGE DEVELOPMENT
 PLAN- AMENDMENT TO THE
 MASTER PLAN**

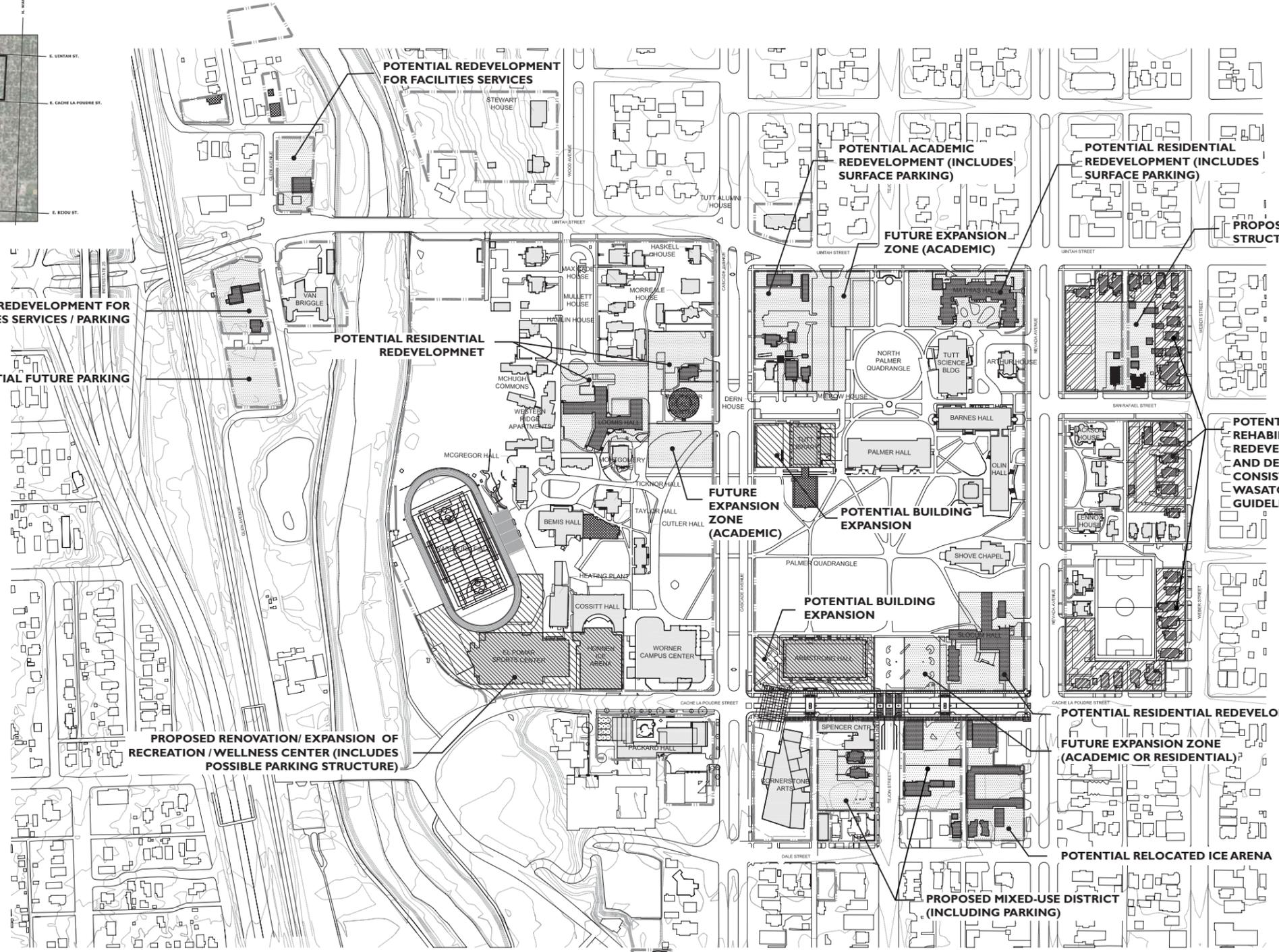
Colorado Springs, Colorado

Colorado College
 14 E. Cache La Poudre
 Colorado Springs, Colorado 80903

Campus Planner
 studioINSITE
 3457 Ringsby Court, Unit 223
 Denver, CO 80216
 Phone: 303-433-7100
 Fax: 303-433-4301
 dtrubee@studio-insite.com



POTENTIAL REDEVELOPMENT FOR
 FACILITIES SERVICES / PARKING
 POTENTIAL FUTURE PARKING



**COLORADO COLLEGE- LONG RANGE DEVELOPMENT PLAN
 AMENDMENT TO THE MASTER PLAN
 2008**

PROPOSED FUTURE CAMPUS LAND USE

PLANNING LAND USE	LRDP LAND USE	ACREAGE
EDUCATIONAL / INSTITUTIONAL	CAMPUS LIFE	10.16
EDUCATIONAL / INSTITUTIONAL	ACADEMIC / CLASSROOM	13.26
RESIDENTIAL	RESIDENTIAL	26.59
EDUCATIONAL / INSTITUTIONAL	ADMINISTRATION / CAMPUS SUPPORT	1.55
COMMERCIAL / MIXED USE	MIXED USE / RETAIL	1.49
EDUCATIONAL / INSTITUTIONAL	FACILITIES PLANT	1.88
OPEN SPACE	FUTURE EXPANSION OPPORTUNITY ZONES PLAY FIELDS QUADRANGLES CORRIDORS	27.28
EDUCATIONAL / INSTITUTIONAL	PARKING	6.57

- EXISTING COLLEGE BUILDINGS
- EXISTING CAMPUS PROPERTY
- STRUCTURES TO BE REMOVED TO RECAPTURE OPEN SPACE
- RENOVATION / EXPANSION POTENTIAL
- REHABILITATION / REDEVELOPMENT POTENTIAL (CONSISTENT USE / DENSITY)
- REHABILITATION / REDEVELOPMENT POTENTIAL (CHANGE OF USE / DENSITY)

ADDITIONAL PLANNING COMMISSION AND CITY COUNCIL REVIEW AND APPROVAL IS NEEDED PRIOR TO ANY PHYSICAL CHANGES TO PUBLIC IMPROVEMENTS, INCLUDING CASCADE AVENUE, BEING IMPLEMENTED.

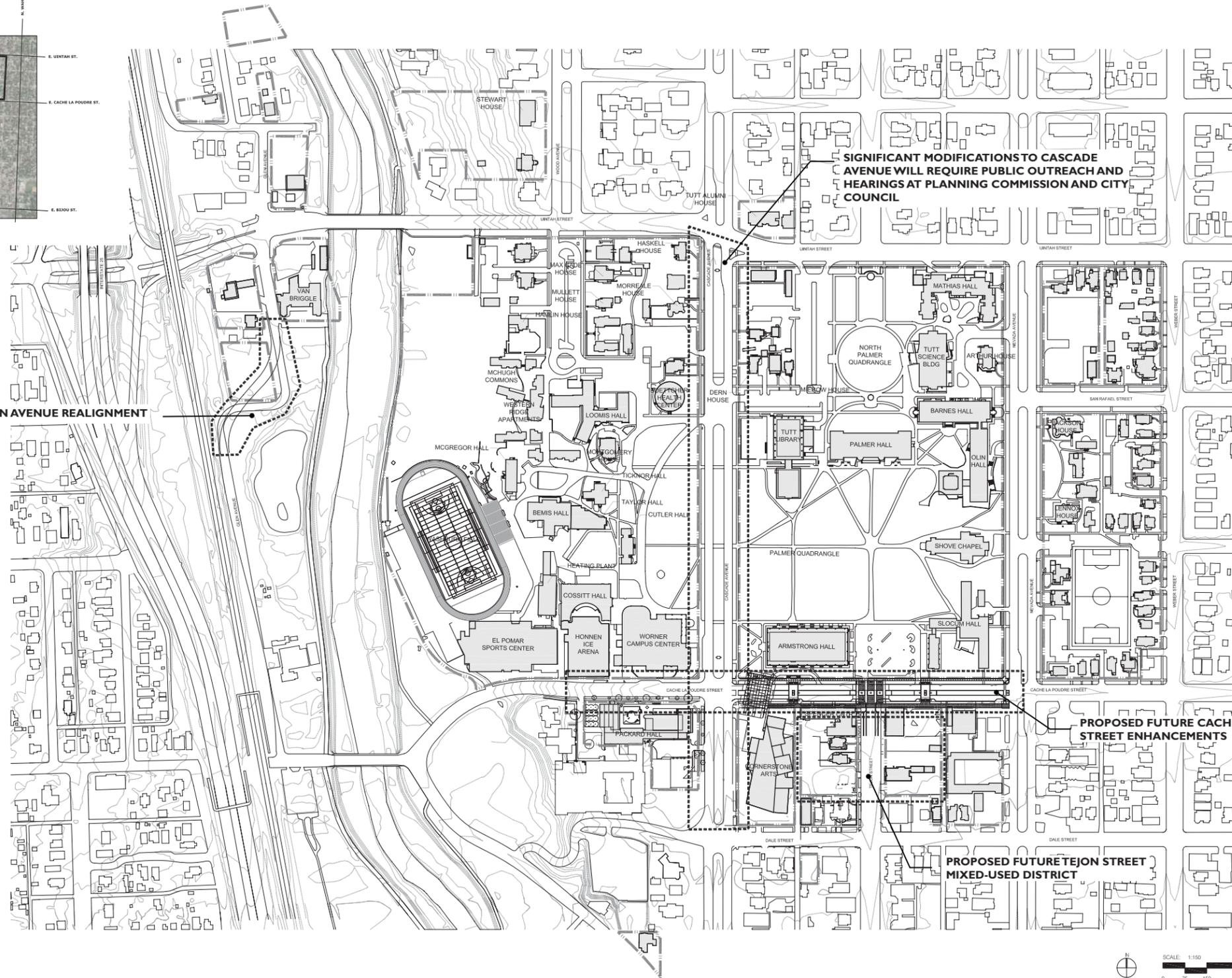


PROPOSED GLEN AVENUE REALIGNMENT

SIGNIFICANT MODIFICATIONS TO CASCADE AVENUE WILL REQUIRE PUBLIC OUTREACH AND HEARINGS AT PLANNING COMMISSION AND CITY COUNCIL

PROPOSED FUTURE CACHE LA POUDE STREET ENHANCEMENTS

PROPOSED FUTURE TEJON STREET MIXED-USED DISTRICT



COLORADO COLLEGE- LONG RANGE DEVELOPMENT PLAN AMENDMENT TO THE MASTER PLAN 2008

EXISTING BUILDINGS

EXISTING CAMPUS PROPERTY

COLORADO COLLEGE- LONG RANGE DEVELOPMENT PLAN- AMENDMENT TO THE MASTER PLAN

Colorado Springs, Colorado

Colorado College
14 E. Cache La Poudre
Colorado Springs, Colorado 80903

Campus Planner

studioINSITE
3457 Ringsby Court, Unit 223
Denver, CO 80216
Phone: 303-433-7100
Fax: 303-433-4301
dru@studio-insite.com