

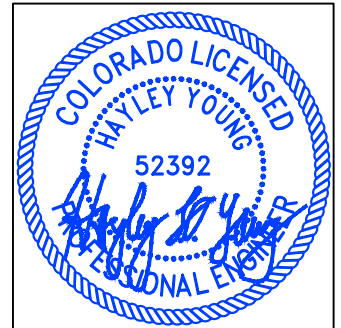
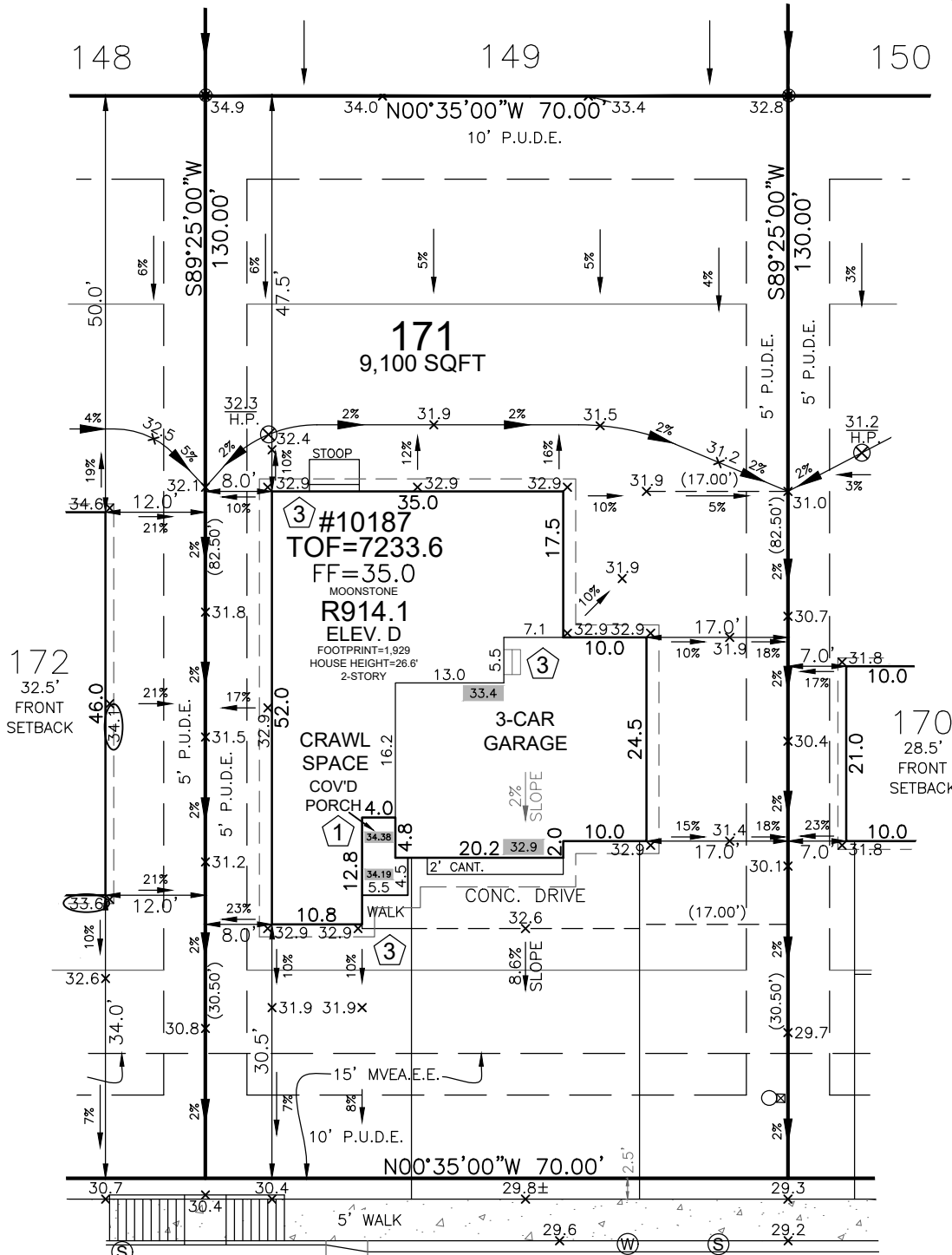
SFD24971
 PLAT 14943
 RS-6000

RICHMOND AMERICAN HOMES

JOB#33990036
 LOT 171

PLOT PLAN

SCHEDULE NUMBER 5226114034



HAYLEY YOUNG, P.E.
 DATE: 08.19.24
 I HEREBY CERTIFY ONLY THE ELEMENTS OF THIS DOCUMENT THAT FALL WITHIN THE SCOPE OF MY DUTIES AS A P.E.



T. CHRIS MADRID, P.L.S.
 DATE: 08.19.24
 I HEREBY CERTIFY ONLY THE ELEMENTS OF THIS DOCUMENT THAT FALL WITHIN THE SCOPE OF MY DUTIES AS A P.L.S.

FRONT SETBACK DRIVE COVERAGE
 FRONT SETBACK= 1,750 SF
 DRIVE COVERAGE IN
 FRONT SETBACK= 685 SF
 COVERAGE=39.2 %

LEGEND

- LOWERED FINISH GRADE:**
- (XX.X) HOUSE
 - (XX.X) PORCH
 - (XX.X) GARAGE/CRAWL SPACE
 - (XX.X) FOUNDATION STEP
 - (XX) CONCRETE
 - (X) RISER COUNT
 - (XX.XX) CONCRETE ELEVATION
 - [XX.X] GRADING PLAN ELEVATION
 - OVEREX LIMITS

It is the owner's responsibility to coordinate with easement holders to avoid impact to utilities that may be located in the easements.

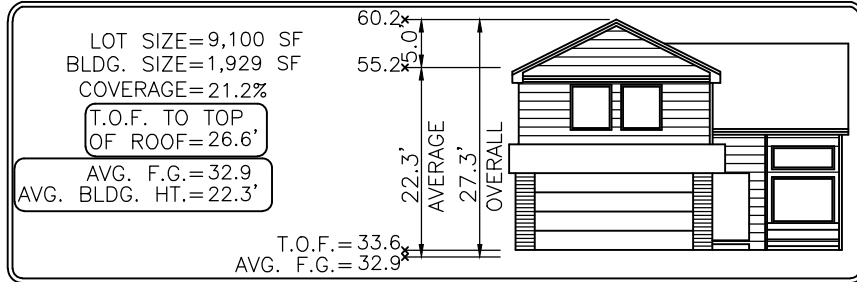
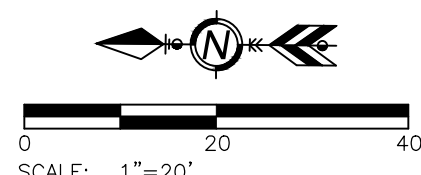
SITE SPECIFIC PLOT PLAN NOTES:
 TOF = 33.6
 GARAGE SLAB = 32.9
 GRADE BEAM = 12"
 (33.6 - 32.9 = 00.7 * 12 = 8" + 4" = 12")
 *FROST DEPTH MUST BE MAINTAINED

APPROVED Plan Review
 10/17/2024 9:25:09 AM
 dsdrangel
 EPC Planning & Community Development Department

KINGSBURY DRIVE
 50' R.O.W.

APPROVED BESQCP
 10/17/2024 9:25:23 AM
 dsdrangel
 EPC Planning & Community Development Department

Released for Permit
 10/16/2024 9:25:23 AM
 REGIONAL Building Department
 Becky A
 ENUMERATION



MODEL OPTIONS: R914.1-D/3-CAR/CRAWL SPACE

SUBDIVISION: PAINT BRUSH HILLS FILING NO. 14

COUNTY: EL PASO

ADDRESS: 10187 KINGSBURY DRIVE

MINIMUM SETBACKS:
 FRONT: 25'
 REAR: 25'
 CORNER: 15'
 SIDE: 5'

DRAWN BY: DV DATE: 08.19.24



6841 South Yosemite Street #100
 Centennial, CO 80112 USA
 Phone: (303) 850-0559
 Fax: (303) 850-0711
 E-mail: info@bjsurveying.net

- GENERAL NOTES:**
- PLOT PLAN NOT TO BE USED FOR EXCAVATION PLAN OR FOUNDATION PLAN LAYOUT.
 - PLOT PLAN SUBJECT TO APPROVAL BY ZONING/BUILDING AUTHORITY PRIOR TO STAKEOUT.
 - EASEMENTS DISPLAYED ON THIS PLOT ARE FROM THE RECORDED PLAT AND MAY NOT INCLUDE ALL EASEMENTS OF RECORD.
 - PLOT PLAN MUST BE APPROVED BY BUILDER PRIOR TO ORDERING STAKEOUT.
 - LOT CORNER ELEVATION CHECK: 05.06.24


SITE



2023 PPRBC
2021 IECC Amended

Parcel: 5226114034

Address: 10187 KINGSBURY DR, PEYTON

Plan Track #: 195229 

Received: 16-Oct-2024 (BECKYA)

Description:

RESIDENCE

Type of Unit:

Garage	688	
Main Level	1164	
Upper Level 1	1574	
	3426	Total Square Feet

Required PPRBD Departments (2)

<p>Enumeration</p> <p>APPROVED</p> <p>BECKYA</p> <p>10/16/2024 11:19:51 AM</p>	<p>Floodplain</p> <p>(N/A) RBD GIS</p>
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Required Outside Departments (1)

<p>County Zoning</p> <p>APPROVED</p> <p>Plan Review</p> <p><i>10/17/2024 9:25:41 AM</i></p> <p><i>dsdrangel</i></p> <p>EPC Planning & Community Development Department</p>
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Release of this plan does not preclude compliance with all applicable codes, ordinances and other pertinent regulations. This plan set must be present on the job site for every inspection.