



Becky A  
ENUMERATION



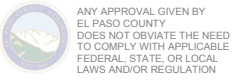
AVERAGE FINISH GRADE = (AFG)  
 $AFG = (82.8 / 5) = 82.8$   
 BUILDING HEIGHT =  $21.5 + (TS - AFG) =$   
 BUILDING HEIGHT =  $21.5 + (83.5 - 82.8) = 22.2$

SFD22811  
PLAT 14712  
PUD

APPROVED  
Plan Review

05/23/2022 2:53:11 PM  
dsdrangel

EPC Planning & Community  
Development Department



ANY APPROVAL GIVEN BY  
EL PASO COUNTY  
DOES NOT OBVIATE THE NEED  
TO COMPLY WITH APPLICABLE  
FEDERAL, STATE, OR LOCAL  
LAWS AND/OR REGULATION

Planning & Community Development Department  
approval is contingent upon compliance with all  
applicable notes on the recorded plat.

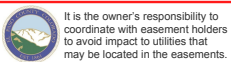
An access permit must be granted by the  
Planning & Community Development Department  
prior to the establishment of any driveway onto a  
County road.

Diversion of blockage of any drainage way  
is not permitted without approval of the  
Planning & Community Development Department

APPROVED  
BESQCP

05/23/2022 2:53:21 PM  
dsdrangel

EPC Planning & Community  
Development Department



LOT 250

LOT 252

ROLLING PEAKS DRIVE  
(60' R.O.W.)

<b>SITE DATA</b> LOT SQ. FT.= 12104 HOUSE SQ. FT.= 1592 COVERAGE = 13.2% BLDG. HEIGHT = 22.2	<b>SCALE: ...1"=20'</b> DRAWN BY: TAP
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SCHEDULE No. 4220306028

**WARNING!**

1. LOCATE UNDERGROUND UTILITIES PRIOR TO EXCAVATION.
2. THIS PLOT PLAN SHOWS IMPROVEMENTS AT GRADE ONLY. SEE FOUNDATION PLANS FOR STRUCTURAL INFORMATION

**PLOT PLAN**

**LEGAL DESCRIPTION**

LOT 251  
Rolling Hills Ranch Filing No. 1 at Meridian Ranch  
EL PASO COUNTY, COLORADO

**ADDRESS**

10895 ROLLING PEAKS DRIVE

PREPARED FOR  
REUNION  
HOMES

TITLE CO. FILE NO.

DATE

05-13-22

DRAWING NAME

PROJECT NO.

RH1-251

Century Communities  
9475 BRIAR VILLAGE POINT, STE 125  
COLORADO SPRINGS, COLORADO 8020

# Invoice

## Woodmen Road Metropolitan District

c/o Walker Schooler District Managers  
614 N. Tejon Street  
Colorado Springs, CO 80903

**PAID**  
05/12/2022

Date	Invoice #
5/12/2022	994

Bill To
Century Communities Colorado, LLC 8390 E. Crescent Parkway Ste 650 Greenwood Village, CO 80111 United States

Due Date
5/12/2022

Description	Qty	Rate	Amount
LOT 245 - 10886 Rolling Peaks Drive - Rolling Hills Ranch Fil No 1 at Meridian Ranch	1	550.00	550.00
LOT 246 - 10894 Rolling Peaks Drive - Rolling Hills Ranch Fil No 1 at Meridian Ranch	1	550.00	550.00
LOT 247 - 10902 Rolling Peaks Drive - Rolling Hills Ranch Fil No 1 at Meridian Ranch	1	550.00	550.00
LOT 248 - 10910 Rolling Peaks Drive - Rolling Hills Ranch Fil No 1 at Meridian Ranch	1	550.00	550.00
LOT 249 - 10918 Rolling Peaks Drive - Rolling Hills Ranch Fil No 1 at Meridian Ranch	1	550.00	550.00
LOT 250 - 10911 Rolling Peaks Drive - Rolling Hills Ranch Fil No 1 at Meridian Ranch	1	550.00	550.00
LOT 251 - 10895 Rolling Peaks Drive - Rolling Hills Ranch Fil No 1 at Meridian Ranch	1	550.00	550.00
LOT 252 - 10887 Rolling Peaks Drive - Rolling Hills Ranch Fil No 1 at Meridian Ranch	1	550.00	550.00
LOT 253 - 10879 Rolling Peaks Drive - Rolling Hills Ranch Fil No 1 at Meridian Ranch	1	550.00	550.00
LOT 254 - 10871 Rolling Peaks Drive - Rolling Hills Ranch Fil No 1 at Meridian Ranch	1	550.00	550.00
<b>Total</b>			\$5,500.00

Phone #	E-mail
(719) 447-1777	sue.g@wsdistricts.co

# SITE



2017 PPRBC

Address: 10895 ROLLING PEAKS DR, PEYTON

Parcel: 4220306028

Plan Track #: 162274 

Received: 17-May-2022 (BECKYA)

## Description:

### RESIDENCE

Type of Unit:


Garage	400	
Lower Level 2	867	
Main Level	959	
Upper Level 1	1278	
	3504	Total Square Feet

## Required PPRBD Departments (2)

**Enumeration**  
Released for Permit  
05/17/2022 11:18:08 AM  
  
Becky A  
**ENUMERATION**

**Floodplain**  
  
(N/A) RBD GIS

## Required Outside Departments (1)

**County Zoning**  
**APPROVED**  
Plan Review  
05/23/2022 2:53:36 PM  
  
EPC Planning & Community  
Development Department

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.