

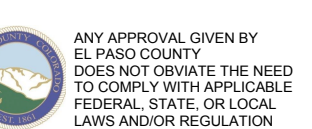
SFD26830
PLAT 15505
PUD



This parcel is in a low/moderate/high intensity fire risk area. Please reach out to the local fire district regarding recommendations for compliance with the WRC code.

APPROVED
Plan Review
10/14/2026 1:44:45 PM
dsdrangel

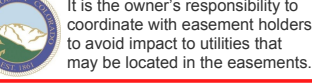
EPC Planning & Community
Development Department



ANY APPROVAL GIVEN BY EL PASO COUNTY DOES NOT ORIGINATE 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 codes on file recorded plat.

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

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



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

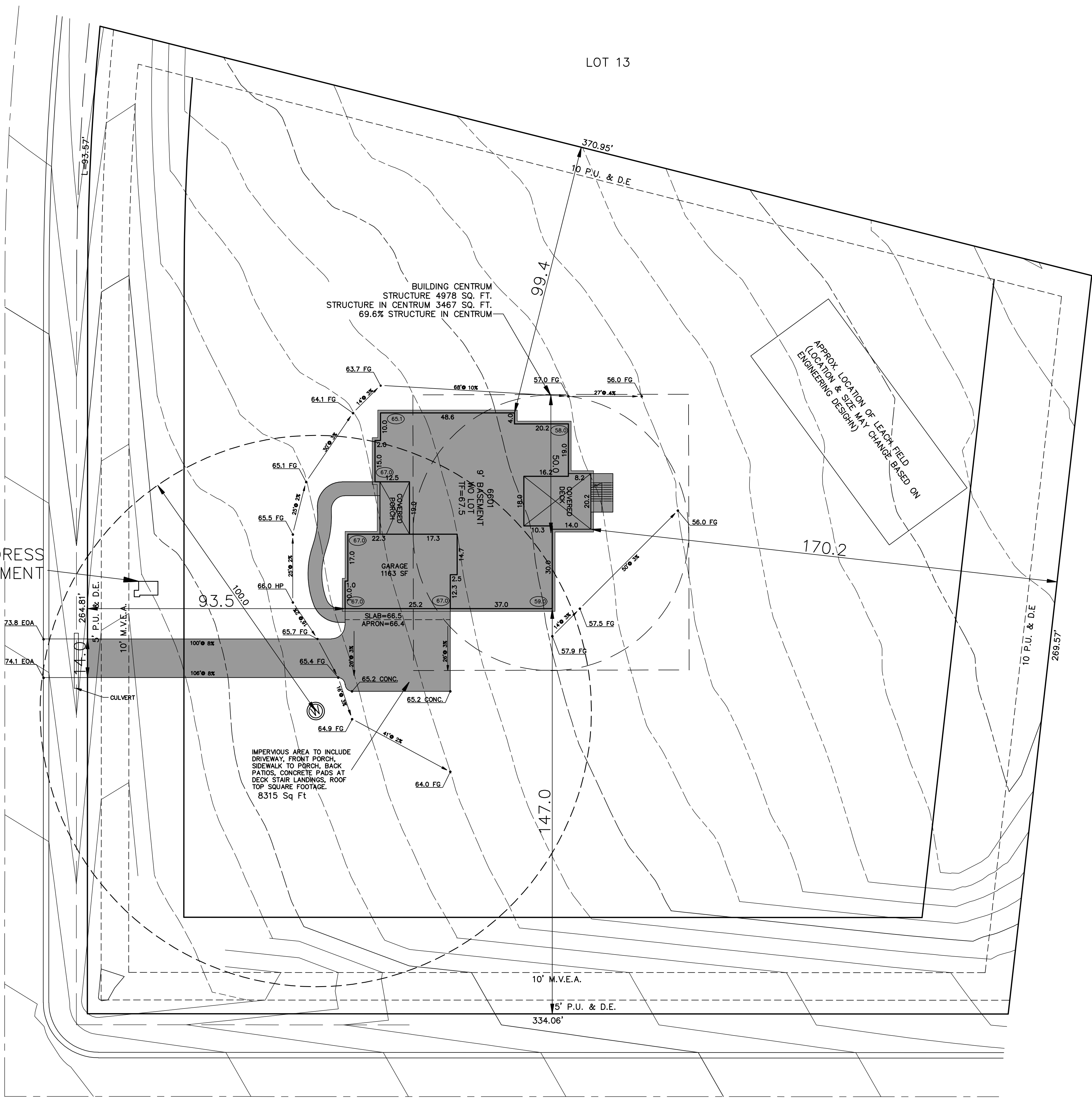


6601 1 STORY
AVERAGE FINISH GRADE = (AFG)
AFG = $\frac{42.0 + 45.1 + 55.9 + 58.0}{4} = 64.3$
BUILDING HEIGHT = $20.5 + (7' - AFG) = 23.7$
BUILDING HEIGHT = $20.5 + (67.5 - 64.3) = 23.7$

Released for Permit
10/05/2026 9:24:50 AM
Brent
ENUMERATION

LIT ADDRESS
MONUMENT

BUNKER TRAIL
(60' R.O.W.)



SCHEDULE No. 5131006013

WARNING!		SITE DATA		PLOT PLAN	
1. LOCATE UNDERGROUND UTILITIES PRIOR TO EXCAVATION. 2. THIS PLOT PLAN SHOWS IMPROVEMENTS AT GRADE ONLY. SEE FOUNDATION PLANS FOR STRUCTURAL INFORMATION.		LOT ACRES = 2.53 HOUSE SQ. FT. = 5121 COVERAGE = 4.6% BLDG. HEIGHT = 23.7 Impervious SF. = 8315 IMP COVERAGE = 7.5%		LEGAL DESCRIPTION	
				LOT 14	
				FLYING HORSE NORTH FILING NO. 4	
				EL PASO COUNTY, COLORADO	
				ADDRESS	
NOTES:		14939 BUNKER TRAIL			
1. ALL COVERED AREAS ARE INCLUDED IN LOT COVERAGE. 2. DECK 8" ABOVE GRADE ARE INCLUDED IN LOT COVERAGE. 3. DECK STAIRS SHOWN MAY NOT BE ACCURATE TO NUMBER OF STEPS NEEDED TO REACH GRADE. 4. RETAINING WALL(S) SHOWN ARE DESIGNED PER INFORMATION PROVIDED BY THE DEVELOPER. ACTUAL FIELD CONDITIONS ENCOUNTERED DURING CONSTRUCTION MAY REQUIRE MINOR MODIFICATION TO THE DESIGN. 5. DUE TO SITE CONDITIONS, ACTUAL RETAINING WALLS, GRADING AND SLOPES MAY VARY FROM THE APPROVED PLOT PLAN. VANTAGE HOMES RESERVES THE RIGHT TO MODIFY OR CHANGE THE PLOT PLAN WITHOUT PRIOR NOTICE. 6. 12" EAVES		SCALE: ...1"=20'		DRAWING NAME	DATE
		FHN4-14		09-02-26	
		DAVID WEEKLEY HOMES			
		7150 CAMPUS DRIVE, SUITE 114			
		COLORADO SPRINGS, COLORADO 80920			
		PHONE 719-453-0170			

RESIDENTIAL



2023 PPRBC
2024 IECC and CO MERSRC

Address: 14939 BUNKER TRL, COLORADO SPRINGS

Parcel: 5131006013

Plan Track #: 217436

Received: 06-Oct-2026 (NICOLASV)

Description:

RESIDENCE

Contractor: WEEKLEY HOMES LLC

Type of Unit:

Garage	1077	
Lower Level 1	3094	
Lower Level 2	346	
Main Level	3437	
	7954	Total Square Feet

Required PPRBD Departments (6)

Enumeration

Released for Permit
10/06/2026 9:26:12 AM

brent
ENUMERATION

Floodplain

(N/A) RBD GIS

Construction

Electrical Released for Permit

10/14/2026 11:25:26 AM

Daniel G
ELECTRICAL

Mechanical

Plumbing Released for Permit

10/14/2026 11:49:28 AM

shanen
PLUMBING

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.

Required Outside Departments (1)

County Zoning

APPROVED

Plan Review

10/14/2026 1:46:42 PM

dsdrangel

**EPC Planning & Community
Development Department**