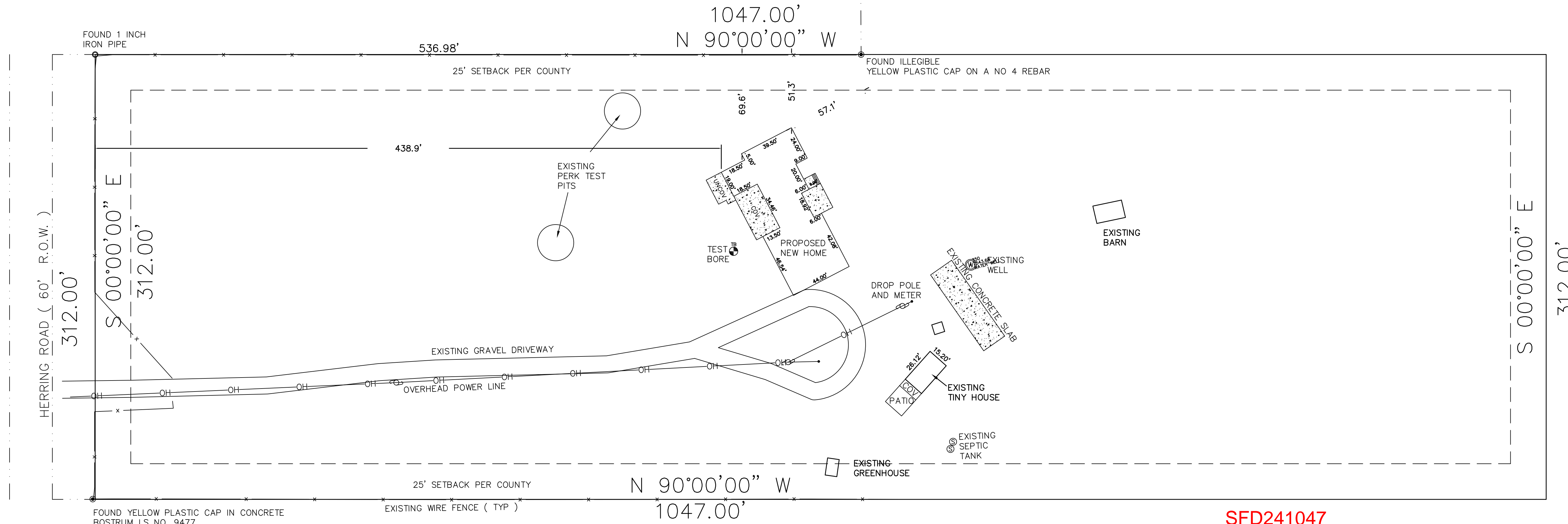


plot plan

13385 HERRING ROAD EL PASO COUNTY, COLORADO



SFD241047

APPROVED
BESQCP
11/12/2024 3:01:32 PM
dsyounger
EPC Planning & Community
Development Department

APPROVED
Plan Review
11/12/2024 3:01:47 PM
dsyounger
EPC 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.

ANY APPROVAL GIVEN BY EL PASO COUNTY DOES NOT WAIVE 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 plan. An access permit must be granted by the Planning & Community Development Department prior to the establishment of any driveway onto a County road. Division of Storage of any drainage way is not permitted without approval of the Planning & Community Development Department.

Released for Permit
11/01/2024 11:25:56 AM
Becky A
ENUMERATION

BUILDER:
S. C. SCOTT
1345 DERBY PLACE
COLORADO SPRINGS, COLORADO 80921
719-481-6345

CD=June 26, 1967. Book
2186 Page 258

OWNER:
DON AND STACY ONNEN
13385 HERRING ROAD
COLORADO SPRINGS, COLORADO 80908
623-694-1988

LEGAL DESCRIPTION:

A TRACT OF LAND LYING WITHIN THE NW ONE QUARTER OF SECTION 9, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS;
BEGINNING AT THE NW CORNER OF SAID SECTION 9; THENCE SOUTHERLY ALONG THE WEST LINE OF SAID SECTION 9, A DISTANCE OF 416 FEET TO THE POINT OF BEGINNING;
THENCE CONTINUING ALONG SAID WEST LINE, A DISTANCE OF 312 FEET;
THENCE EASTERLY AND AT RIGHT ANGLES, A DISTANCE OF 1047 FEET;
THENCE NORTHERLY AND AT RIGHT ANGLES, A DISTANCE OF 312 FEET;
THENCE WESTERLY TO THE POINT OF BEGINNING;
EXCEPT THE WESTERLY 30 FEET THEREOF. EL PASO COUNTY, COLORADO.

LOT AREA:
7.28 acres or 317,304 square feet,+/-

BUILDING PLAN NO.:
CUSTOM

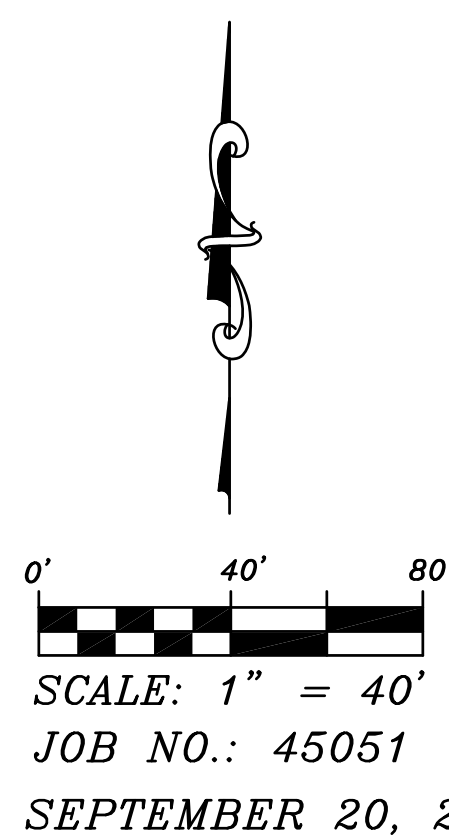
PROPOSED HOUSE FOOTPRINT:
5,524 SF. , INCLUDES TERRACES AND PORCH

TOTAL COVERAGE BY HOUSE FOOTPRINT:
1.74%

ZONING:
RR-5

MAXIMUM BUILDING HEIGHT
30 FEET

ASSESSORS SCHEDULE NUMBER
52090-00-027



RESIDENTIAL



2023 PPRBC
2021 IECC

Address: 13385 HERRING RD, COLORADO SPRINGS

Parcel: 5209000027

Plan Track #: 195755 

Received: 01-Nov-2024 (BRIANNAM)

Description:




RESIDENCE

Contractor: SC SCOTT CONSTRUCTION CONSULTING, INC.

Type of Unit:

Garage	1278	
Main Level	2941	
Upper Level 3	65	
	4284	Total Square Feet

Required PPRBD Departments (6)

<p>Enumeration</p> <p>Released for Permit</p> <p>11/01/2024 11:26:34 AM</p>  <p>Becky A</p> <p>ENUMERATION</p>	<p>Floodplain</p> <p>(N/A) RBD GIS</p>
<p>Construction</p>	<p>Electrical</p>
<p>Mechanical</p> <p>Released for Permit</p> <p>11/05/2024 2:06:27 PM</p>  <p>trevorh</p> <p>MECHANICAL</p>	<p>Plumbing</p> <p>Released for Permit</p> <p>11/04/2024 1:55:54 PM</p>  <p>shanen</p> <p>PLUMBING</p>

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 (2)

County Zoning
APPROVED
Plan Review
11/12/2024 3:08:13 PM
dsdyounger
EPC Planning & Community
Development Department

EPC Health Dept
APPROVED
11/11/2024 3:30:17 PM
El Paso County, CO
heamcgarvy
Public Health
Health Department