

AVERAGE FINISH GRADE = (AFG)
 AFG = $\frac{(52.8)(6)}{(6)} = 52.8$
 BUILDING HEIGHT = $18.4 + (TS - AFG) =$
 BUILDING HEIGHT = $18.4 + (53.5 - 52.8) = 19.1$

SFD24479

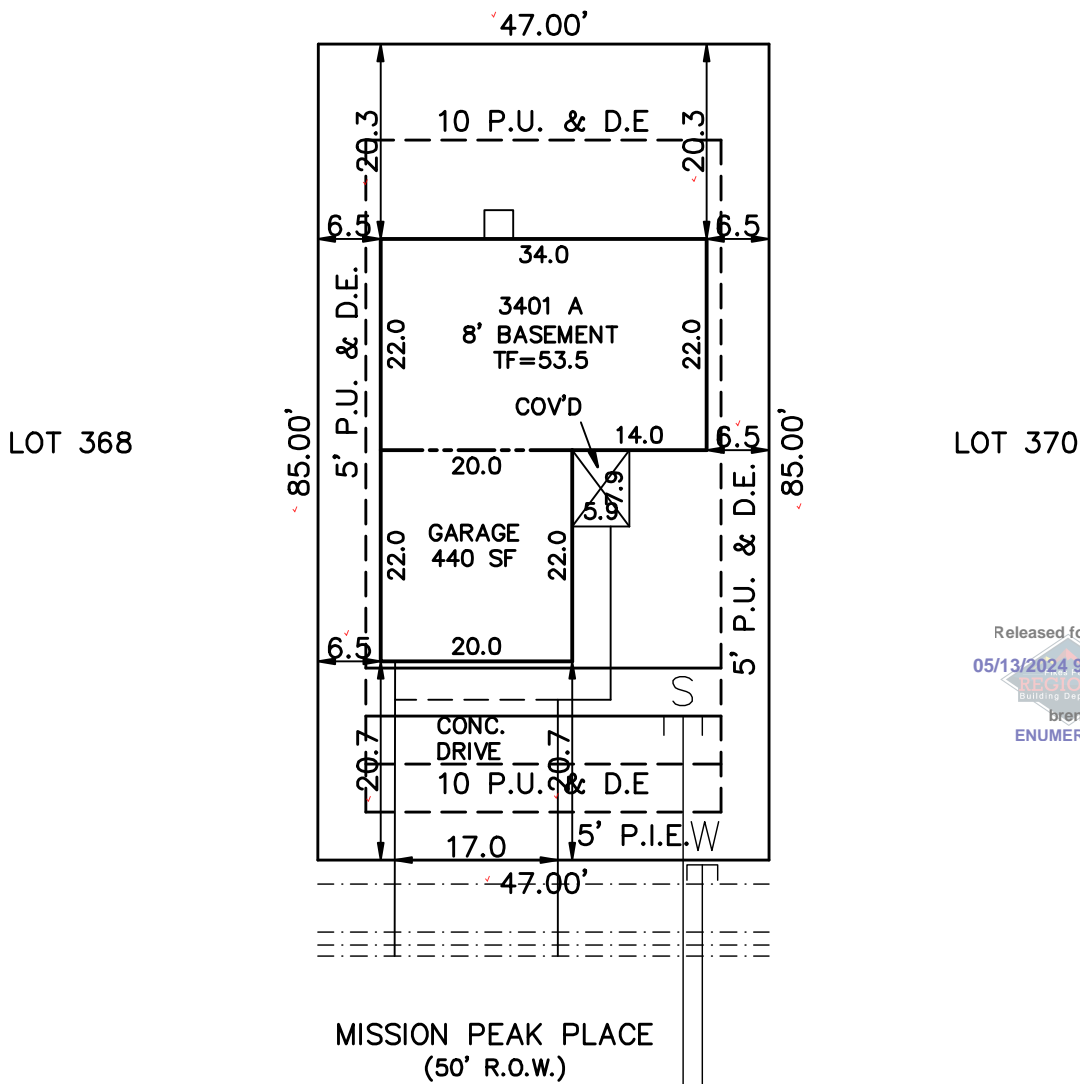
APPROVED
 BESQCP
 05/14/2024 3:21:31 PM
 dsdyounger
 EPC Planning & Community
 Development Department

APPROVED
 Plan Review
 05/14/2024 3:21:37 PM
 dsdyounger
 EPC Planning & Community
 Development Department

Released for Permit
 05/13/2024 9:24:57 AM
 REGIONAL
 Building Department
 Becky A
 ENUMERATION

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 OVIATE 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



Master parcel: 55000-00-502

Released for Permit
 05/13/2024 9:16:52 AM
 REGIONAL
 Building Department
 Brent
 ENUMERATION

SCHEDULE No. ~~5500000501~~

PUD
 PLAT 15216

WARNING! 1. LOCATE UNDERGROUND UTILITIES PRIOR TO EXCAVATION. 2. THIS PLOT PLAN SHOWS IMPROVEMENTS AT GRADE ONLY. SEE FOUNDATION PLANS FOR STRUCTURAL INFORMATION.	SITE DATA LOT SQ. FT. = 3995 ✓ HOUSE SQ. FT. = 1235 ✓ COVERAGE = 30.9% ✓ BLDG. HEIGHT = 19.1 ✓	PLOT PLAN		
	LEGAL DESCRIPTION LOT 369 ✓ THE RIDGE AT LORSON RANCH FILING NO. 1 ✓ EL PASO COUNTY, COLORADO			
TRALON HOMES 212 WAHSATCH AVE. STE 305 COLORADO SPRINGS, COLORADO 80903 PHONE 719-434-4750		ADDRESS 11843 MISSION PEAK PLACE ✓		
		SCALE: ...1"=20' DRAWN BY: TAP	TITLE CO. FILE NO. RLR1-369	DATE 04-30-24
		PROJECT NO.		

SITE



2023 PPRBC
2021 IECC Amended

Parcel: 5500000502

Address: 11843 MISSION PEAK PL, COLORADO SPRINGS

Plan Track #: 189642  Received: 13-May-2024 (BRENT)

Description:

RESIDENCE

Type of Unit:

Garage	621	
Lower Level 2	748	
Main Level	748	
Upper Level 1	695	
	2812	Total Square Feet

Required PPRBD Departments (2)

<p>Enumeration</p> <p>APPROVED</p> <p>BRENT</p> <p>5/13/2024 9:17:26 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>05/14/2024 3:22:50 PM</i></p> <p><i>dsdyounger</i></p> <p>EPC Planning & Community Development Department</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.