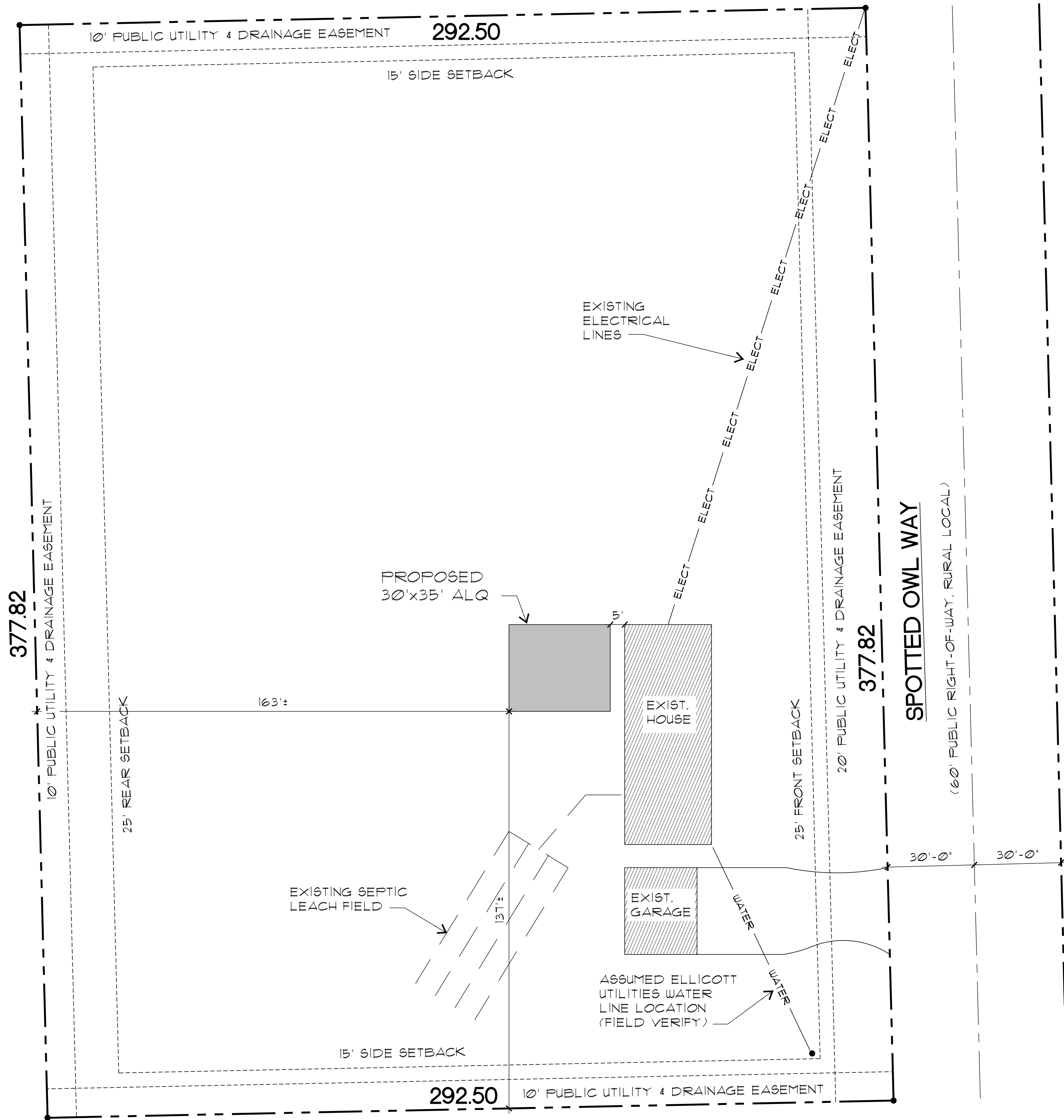
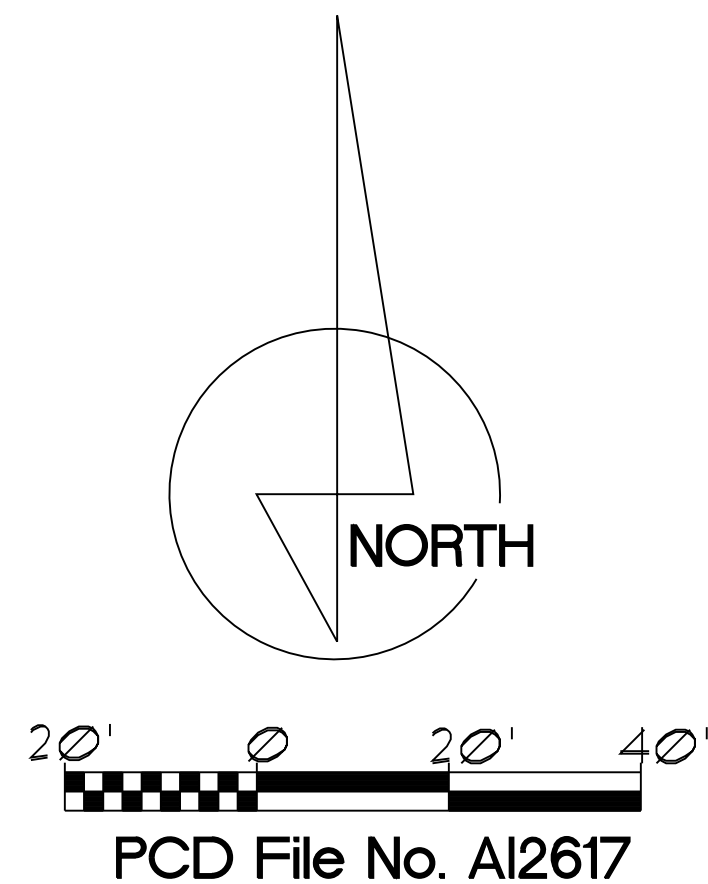




SITE PLAN

SCALE: 1" = 20'-0"



TAX SCHEDULE No.:
3410004008

PROPERTY OWNER:
JENNIFER SMITH

ADDRESS:
1170 SPOTTED OWL WAY
CALHAN, CO
80808-1923

ZONE:
RR-2.5

LEGAL DESCRIPTION:
LOT 18 VIEWPOINT ESTATES

LOT SIZE:
2.54 ACRES

SETBACKS:
FRONT = 25'-0"
SIDE = 15'-0"
REAR = 25'-0"

BUILDING FOOTPRINTS:
EXIST. HOUSE = 2,280 SQ. FT.
EXIST. GARAGE = 720 SQ. FT.
PROPOSED ALQ = 1,050 SQ. FT.
TOTAL BLDG. SQ. FT. = 4,050

LOT COVERAGE:
MAX. LOT COVERAGE = NA
(MAX) BUILDING HEIGHT = 30'

3rd Dimension Graphics liability concerning anything presented on these drawings is limited to correction of the drawings and nothing more. All construction, craftsmanship and/or installation is the sole responsibility of the owner / contractor.

DRAWINGS PREPARED BY:

3RD Dimension
UNIQUE PERSPECTIVES
4720 Settlers Ranch Rd * Colo. Sggs. CO. 80908 * (719) 590-1234

CONTRACTOR:

Mark Gutierrez
719-725-1814
mark@guidicebuilds.com

GUIDICE BUILDS

CLIENT:

Site Plan
1170 Spotted Owl Way
Calhan, CO
80808

DRAWN BY:

Brett A. Stilla

DATE:

7-12-26

JOB NO:

2026-89

SHEET:

1

OF

1