

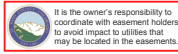
**SUPERINTENDENT NOTES**

1. MANAGER SIGNATURE
2. CURB DAMAGE
3. DIG START DATE
4. DIG FINISH DATE
5. SUPER/OPERATOR MEETING DATE
6. OPEN HOLE CALL DATE
7. FOUNDATION BRACED & WINDOW WELL INSTALLATION DATE
8. SUPER INSPECTION OF BACKFILL DATE
9. GRADE OF BACKFILL

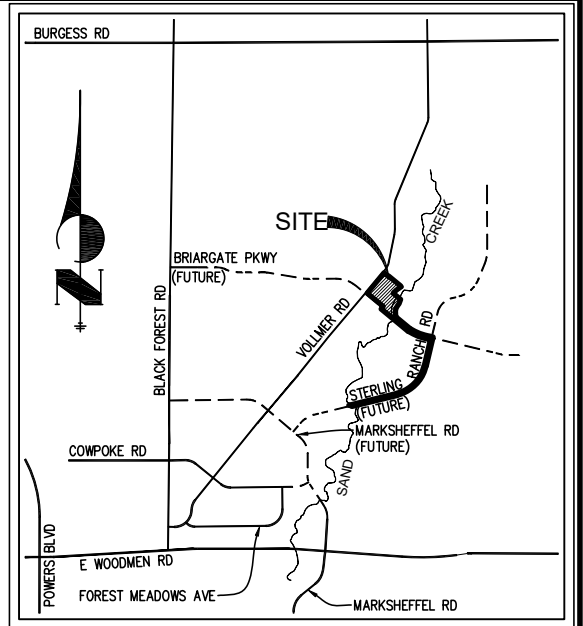
**SFD241170**

**APPROVED**  
**BESQCP**  
 12/20/2024 9:57:47 AM  
 dsdyounger  
 EPC Planning & Community Development Department

**APPROVED**  
**Plan Review**  
 12/20/2024 9:57:52 AM  
 dsdyounger  
 EPC Planning & Community Development Department

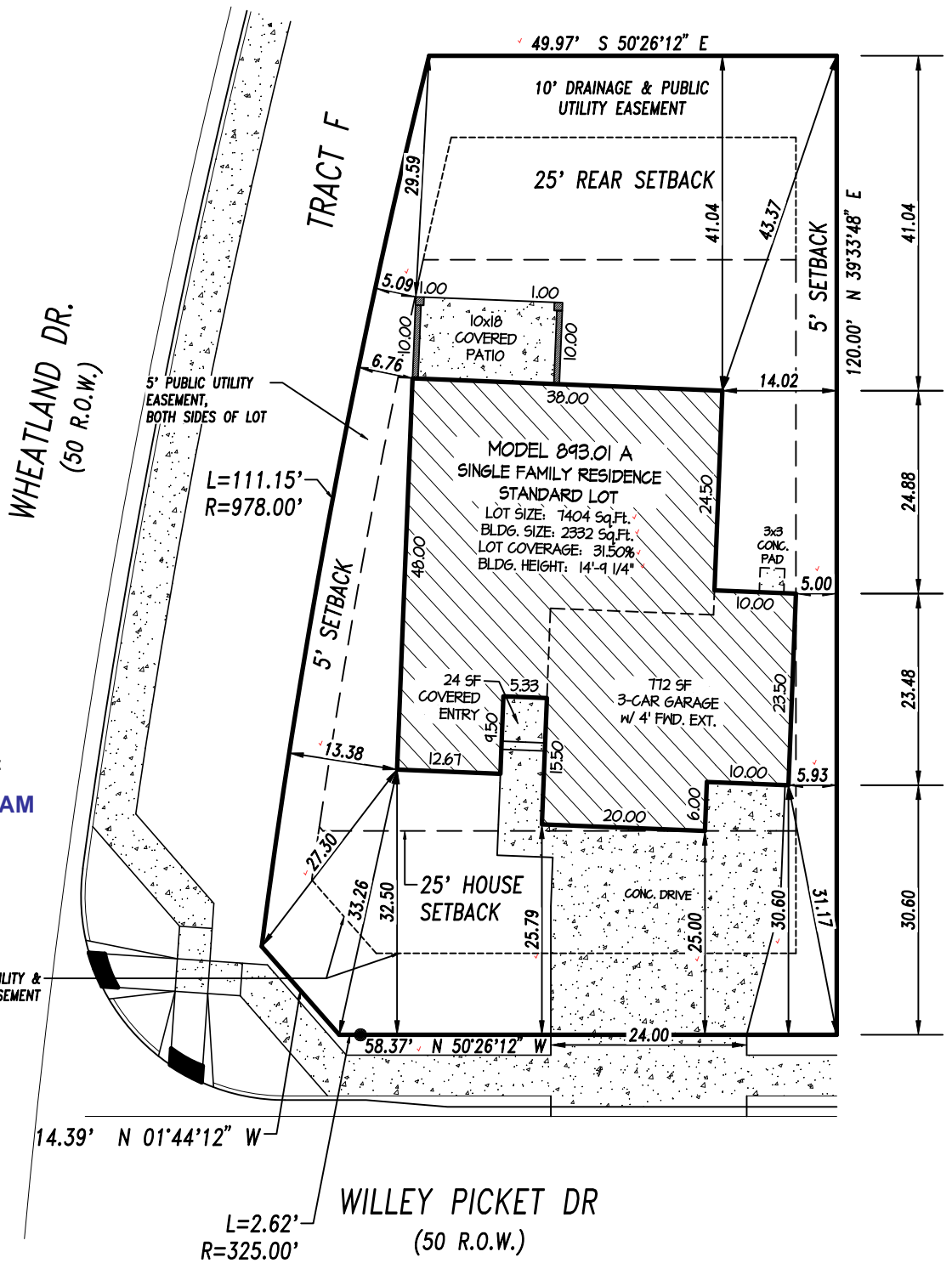


ANY APPROVAL GIVEN BY EL PASO COUNTY DOES NOT IMPLICATE THE NEED TO COMPLY WITH APPLICABLE FEDERAL, STATE OR LOCAL LAWS AND/OR REGULATION. Planning & Community Development Department approval is contingent upon compliance with all applicable notes on the recorded plat. An access permit must be granted by the Planning & Community Development Department prior to the establishment of any driveway onto a County road. Diversion of stockage of any drainage way is not permitted without approval of the Planning & Community Development Department.



**VICINITY MAP**  
 N.T.S.

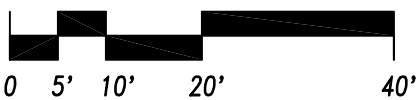
ALL AREAS COVERED BY ROOF ARE ALWAYS INCLUDED IN BUILDING SIZE.  
**45% LOT COVERAGE**



Released for Permit  
 12/19/2024 8:26:15 AM  
 REGIONAL Building Department  
 Becky A  
 ENUMERATION



SCALE 1"=20'



TAX ID #5228403011

PLAT 15218

**LEGAL DESCRIPTION**  
 ADDRESS: 8281 WILLEY PICKET DR  
 DESCRIPTION: LOT 1, FILING 2  
 HOMESTEAD NORTH AT STERLING RANCH  
 COLORADO SPRINGS, COLORADO  
 EL PASO COUNTY

**CLASSIC HOMES**

2138 Flying Horse Club Dr. Colorado Springs, Colorado 80921 (719) 542-4333

**PLOT PLAN**  
 Drawn by: NAH  
 RS-6000 12-16-2024

## ROAD IMPACT FEE PROGRAM - Credit Use Authorization Receipt

Form Valid until 12/31/2025

To use your credits to offset the Road Impact fee applied as part of the Site Plan Review process: ① Complete this form and send to [RoadFee@elpasoco.com](mailto:RoadFee@elpasoco.com) for an approval signature by a County Representative. ② The signed form will be returned to you via email. ③ Include this form with the Site Plan document package submitted for review. ④ The credits will be applied after the Site Plan Review approval and when you pay associated fees for building permits. *\*A separate form is required for each lot. \*Credits are deducted when this form is signed \*You cannot use credits without this signed form and a valid parcel and schedule number.*

*\*Site Plan document packages may be submitted either by using Regional's on-line Building Department Assistant program or by taking a paper copy of your Site Review document package to the Planning and Community Development front desk.*

12-17-2024

Date Submitted

### Owner of Credits

### Authorized Representative (if applicable)

Elite Properties of America

Company

Classic Homes

Company

Doug Stimple

Name

NICHOLAS HANSEN

Name

719-592-9333

Phone number

719-785-3316

Phone number

dstimple@classichomes.com

Email address

NHANSEN@CLASSICHOMES.COM

Email address

2138 Flying Horse Club Drive

Address

2138 Flying Horse Club Drive

Address

Colorado Springs, CO 80921

City State Zip

Colorado Springs, CO 80921

City State Zip

1-1-2025

Signature Date

  
Credit Holder Signature

### Property Information

Address: 8281 WILLEY PICKET DR

Parcel # 5228403011


Legal Description: Lot 1 Blk \_\_\_\_\_ HOMESTEAD NORTH AT STERLING RANCH FIL. NO. 2

Type of land use:  Single family dwelling  Other \_\_\_\_\_

Fee/Unit category In a PID:  Yes  No Mill Levy:  5 mills  10 mills

Credit amount to be used: \$ 1221.00 Credit Balance: \$ 196889.00

\*\*\*COUNTY USE ONLY BELOW THIS LINE\*\*\*

Credit Use Approval	Site Plan Review
Authorization tracking #EP821	Date Received <u></u>
Date Approved <u>12/17/2024</u>	Received by <u>SFD</u>
Approved by <u>TL</u>	Other _____
Credit balance before use \$ <u>198,110.00</u>	
Credit use amount per lot \$ <u>1,221.00</u>	
Credit balance after use \$ <u>196,889.00</u>	

# SITE



2023 PPRBC  
2021 IECC Amended

Parcel: 5228403011

Address: 8281 WILLEY PICKET DR, COLORADO SPRINGS

Plan Track #: 197142  Received: 19-Dec-2024 (BECKYA)

## Description:

### RESIDENCE

Type of Unit:

Garage	457	
Lower Level 2	1371	
Main Level	1368	
	3196	Total Square Feet

## Required PPRBD Departments (2)

<p><b>Enumeration</b></p> <p><b>APPROVED</b></p> <p><b>BECKYA</b></p> <p><b>12/19/2024 8:26:37 AM</b></p>	<p><b>Floodplain</b></p> <p><b>(N/A) RBD GIS</b></p>
---	--

## Required Outside Departments (1)

<p><b>County Zoning</b></p> <p><b>APPROVED</b></p> <p><b>Plan Review</b></p> <p><i>12/20/2024 9:58:41 AM</i></p> <p><i>dsdyounger</i></p> <p><b>EPC Planning &amp; Community Development Department</b></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.