

EL PASO COUNTY LAND DEVELOPMENT CODE

Chapter V - Section 55 Subdivision Summary Form

Date: 12/12/23

SUBDIVISION NAME:

PrairieRidge Filing No. 1 Preliminary Plan

County El Paso

Type of Submittal:

Request for Exemption _____
 Preliminary Plan X
 Final Plat _____

SUBDIVISION LOCATION: Township 12s Range 65w Section 28, 33 ~~34~~

OWNER(S) NAME

Classic SRJ Land, LLC ADDRESS
2138 Flying Horse Club Dr.
Colo. Spgs. CO 80921

SUBDIVIDER(S) NAME

Same as above
 ADDRESS _____

Type of Subdivision	Number of Dwelling Units	Area (Acres)	% of Total Area*
Single Family	217	67.92	62.38%
Apartments			
Condominiums			
Mobile Homes			
Commercial	N/A		
Industrial	N/A		
Other (specify)			
Street		22.43	20.60%
Walkways			

6 Rural Lots
211 Urban Lots

	Dedicated School Sites			
	Reserved Park Sites		8.65	7.94%
	Private Open Areas		3.66	3.36%
	Easements			
	Other (specify) Detention Pond		6.23	5.72%
	TOTAL		108.89	100.00%

* (By map measure)

Estimated Water Requirements 69,107 GPD
(gallons/day).

Proposed Water Source(s) Individual wells (lots 54-56, 69-71) 6 Rural Lots
FAWWA (remaining lots) 211 Urban Lots

Estimated Sewage Disposal Requirement 36,292 GPD
(gallons/day).

Proposed Means of Sewage Disposal Individual septic (lots 54-56, 69-71) 6 Rural Lots
FAWWA (remaining lots) 211 Urban Lots

ACTION:

Planning Commission Recommendation
Approval _____ Date _____
Disapproval _____
Remarks: _____

Board of County Commissioners
Approval _____ Date _____
Disapproval _____
Exemption under C.R.S. 30-28-101 (10) (d) _____
Remarks (if exemption, state reason): _____

Note: This form is required by C.R.S. 30-28-136 (4), but is not a part of the regulations of El Paso County, Colorado.