

RICHMOND AMERICAN HOMES

PLOT PLAN

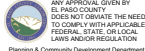
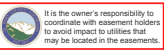
JOB#33060045
LOT 96

SFD24627

SCHEDULE NUMBER 5522403009

APPROVED BESQCP
06/21/2024 10:32:06 AM
dsdyounger
EPC Planning & Community Development Department

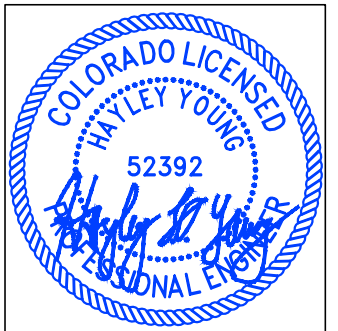
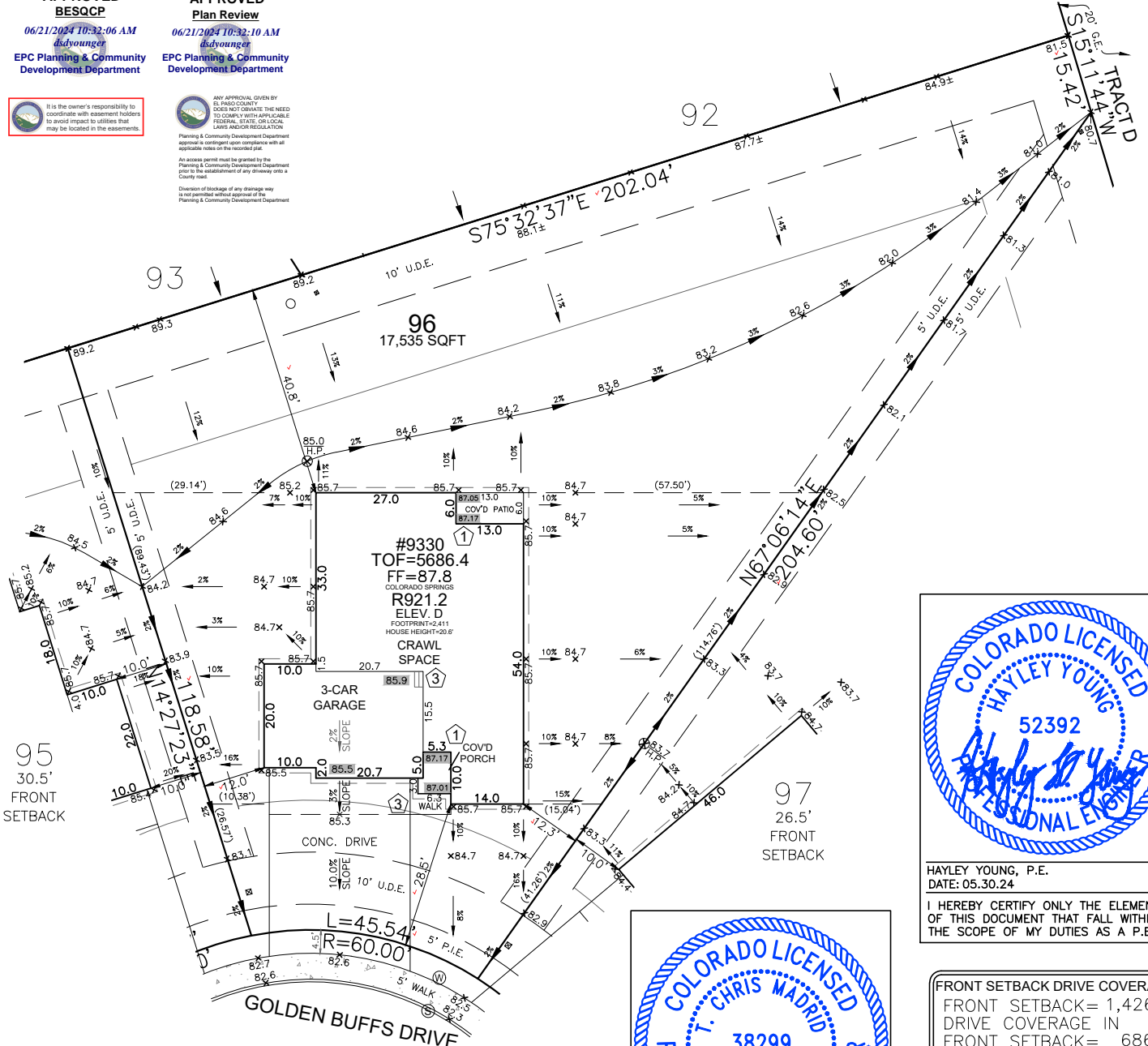
APPROVED Plan Review
06/21/2024 10:32:10 AM
dsdyounger
EPC Planning & Community Development Department



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 rules 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.

Discussion of blockage of any drainage way is not permitted without approval of the Planning & Community Development Department.



HAYLEY YOUNG, P.E.
DATE: 05.30.24

I HEREBY CERTIFY ONLY THE ELEMENTS OF THIS DOCUMENT THAT FALL WITHIN THE SCOPE OF MY DUTIES AS A P.E.



T. CHRIS MADRID, P.L.S.
DATE: 05.30.24

I HEREBY CERTIFY ONLY THE ELEMENTS OF THIS DOCUMENT THAT FALL WITHIN THE SCOPE OF MY DUTIES AS A P.L.S.

FRONT SETBACK DRIVE COVERAGE
FRONT SETBACK= 1,426 SF
DRIVE COVERAGE IN
FRONT SETBACK= 686 SF
COVERAGE=48.1 %

LEGEND

- LOWERED FINISH GRADE:**
- (XX.X) HOUSE
 - (XX.X) PORCH
 - (XX.X) GARAGE/CRAWL SPACE
 - (XX.X) FOUNDATION STEP
 - (XX) CONCRETE
 - (X) RISER COUNT
 - (XX.XX) CONCRETE ELEVATION
 - ([XX.X]) GRADING PLAN ELEVATION
 - OVEREX LIMITS

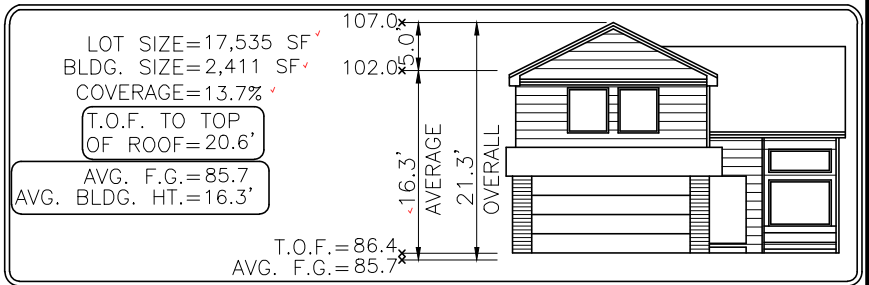
SITE SPECIFIC PLOT PLAN NOTES:

TOF = 86.4
GARAGE SLAB = 85.5
GRADE BEAM = 15"
(86.4 - 85.5 = 00.9 * 12 = 11" + 4" = 15")
*FROST DEPTH MUST BE MAINTAINED

Released for Permit
06/19/2024 11:39:42 AM
BRENT ENUMERATION



0 30 60
SCALE: 1"=30'



Elevation view of building is an illustrative tool only to indicate the calculation for the average building height.

MODEL OPTIONS: R921.2-D/3-CAR/CRAWL SPACE

SUBDIVISION: THE GLEN AT WIDEFIELD FILING NO. 11'

COUNTY: EL PASO

ADDRESS: 9330 GOLDEN BUFFS DRIVE

MINIMUM SETBACKS:

FRONT: 25'
REAR: 25'
CORNER: 15'
SIDE: 5'

DRAWN BY: AL

DATE: 05.30.24



6841 South Yosemite Street #100
Centennial, CO 80112 USA
Phone: (303) 850-0559
Fax: (303) 850-0711
E-mail: info@bjsurvey.net

GENERAL NOTES:

- PLOT PLAN NOT TO BE USED FOR EXCAVATION PLAN OR FOUNDATION PLAN LAYOUT.
- PLOT PLAN SUBJECT TO APPROVAL BY ZONING/BUILDING AUTHORITY PRIOR TO STAKEOUT.
- EASEMENTS DISPLAYED ON THIS PLOT ARE FROM THE RECORDED PLAT AND MAY NOT INCLUDE ALL EASEMENTS OF RECORD.
- PLOT PLAN MUST BE APPROVED BY BUILDER PRIOR TO ORDERING STAKEOUT.
- LOT CORNER ELEVATION CHECK: 03.20.24

SITE



2023 PPRBC
2021 IECC Amended

Parcel: 5522403009

Address: 9330 GOLDEN BUFFS DR, COLORADO SPRINGS

Plan Track #: 191068  Received: 19-Jun-2024 (BRENT)

Description:

RESIDENCE

Type of Unit:

Garage	417	
Main Level	1747	
	2164	Total Square Feet

Required PPRBD Departments (2)

Enumeration	Floodplain
APPROVED BRENT 6/19/2024 11:40:09 AM	(N/A) RBD GIS

Required Outside Departments (1)

<p>County Zoning</p> <p>APPROVED</p> <p>Plan Review</p> <p>06/21/2024 10:32:51 AM</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.