

# EL PASO COUNTY LAND DEVELOPMENT CODE

## Chapter V - Section 55 Subdivision Summary Form

Date: 6/13/22

SUBDIVISION NAME:

Foursquare at Sterling Ranch

County El Paso

Type of Submittal:

Request for Exemption \_\_\_\_\_

Preliminary Plan X

Final Plat \_\_\_\_\_

SUBDIVISION LOCATION: Township 12s Range 65w Section 33 & 34 ~~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	158	13.581	37.06%
	Apartments			
	Condominiums			
	Mobile Homes			
	Commercial	N/A		
	Industrial	N/A		
	Other (specify)			
	Street (Public)		6.709	18.30%
	Walkways			

	Dedicated School Sites			
	Reserved Park Sites			
	Private Open Areas	8 Tracts	5.166	14.10%
	Easements			
	Other (specify)	Tract H Pond/Park	11.191	30.54%
	<b>TOTAL</b>		<b>36.647</b>	<b>100%</b>

\* (By map measure) 42,111 GPD (Res. use)

Estimated Water Requirements 3,178 GPD (Irr. use)  
(gallons/day).

Proposed Water Source(s) Falcon Area Water & Wastewater Authority (FAWWA)  
for Sterling Ranch Metro District 1

Estimated Sewage Disposal Requirement 27,176 GPD  
(gallons/day).

Proposed Means of Sewage Disposal Falcon Area Water & Wastewater Authority  
(FAWWA) for Sterling Ranch Metro District 1

**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.