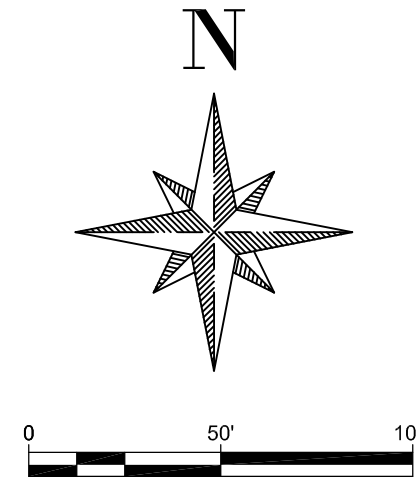


# SITE PLAN

A PART OF SECTION 26, TOWNSHIP 11 SOUTH, RANGE 64 WEST OF THE 6TH PRINCIPAL MERIDIAN  
 LOT 12, TIBORIA ESTATES FILING NO. 2, COUNTY OF EL PASO, COLORADO

## LEGEND

- PROPERTY LINE
- UTILITY EASEMENT
- × 7369.223  
XXXXXX FOUND STAKE WITH WRITING



Released for Permit  
 07/15/2022 4:13:40 PM  
 REGIONAL Building Department  
 brent ENUMERATION

**SFD221142**

**APPROVED BESQP**  
 07/27/2022 3:56:30 PM  
 Advanage  
 EPC Planning & Community Development Department

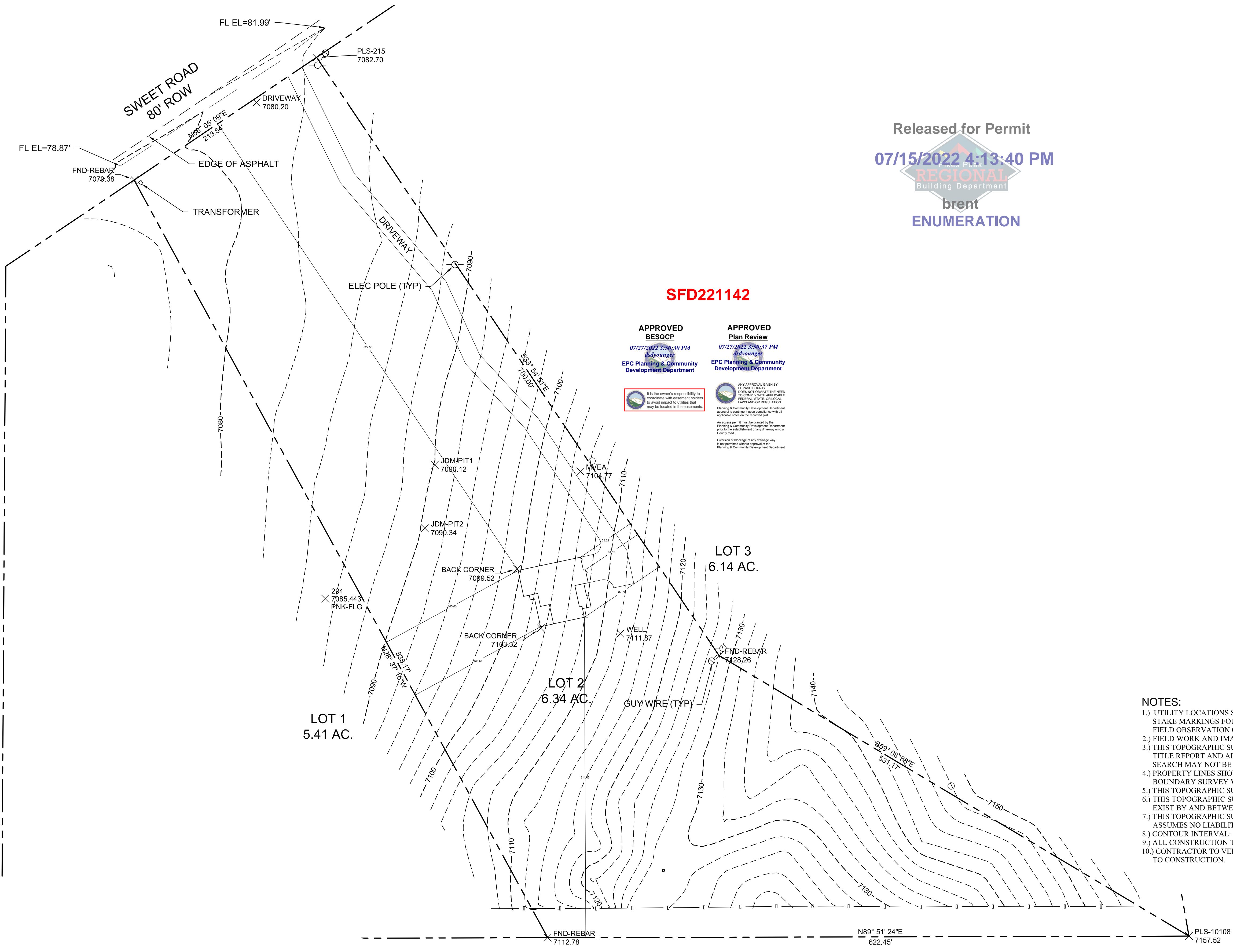
**APPROVED Plan Review**  
 07/27/2022 3:56:37 PM  
 Advanage  
 EPC Planning & Community Development Department

It is the owner's responsibility to coordinate with easement holders to avoid impact to utilities that may be located in the easements.

ANY APPROVALS GIVEN BY EL PASO COUNTY DOES NOT REMOVE THE NEED TO OBTAIN THE SERVICES FEDERAL, STATE, OR LOCAL LAWS AND REGULATIONS.

Planning & Community Development Department approval is contingent upon compliance with all applicable laws on the recorded plan.

An Access permit must be granted to the Planning & Community Development Department during the establishment of any driveway and a Division of Soakage of any drainage way is required when approval of the Planning & Community Development Department.



**Plat 5946 RR-5**

- NOTES:**
- UTILITY LOCATIONS SHOWN HEREON ARE BASED UPON ABOVE GROUND FACILITIES AND EXISTING STAKE MARKINGS FOUND ON SITE AT THE TIME OF SURVEY. UTILITIES SHOWN HEREON ARE BASED ON FIELD OBSERVATION ONLY.
  - FIELD WORK AND IMAGES AND/OR ORIGINAL DATA WAS OBTAINED ON APRIL 07, 2022.
  - THIS TOPOGRAPHIC SURVEY PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR TITLE REPORT AND ALL EASEMENTS AND ENCUMBRANCES THAT MIGHT BE DISCLOSED IN A TITLE SEARCH MAY NOT BE SHOWN.
  - PROPERTY LINES SHOWN HEREON ARE COMPILED FROM RECORD INFORMATION FOR REFERENCE ONLY. NO BOUNDARY SURVEY WAS PERFORMED BY YORK ENGINEERING.
  - THIS TOPOGRAPHIC SURVEY PLAT IS NOT PROOF OF OWNERSHIP.
  - THIS TOPOGRAPHIC SURVEY PLAT MAKES NO ASSUMPTIONS AS TO ANY UNWRITTEN RIGHTS THAT MAY EXIST BY AND BETWEEN THE ADJOINING LAND OWNERS.
  - THIS TOPOGRAPHIC SURVEY PLAT WAS PREPARED FOR GJ GARDNER HOMES. YORK ENGINEERING ASSUMES NO LIABILITY FOR REUSE OR MODIFICATION OF THIS DOCUMENT.
  - CONTOUR INTERVAL: 2'
  - ALL CONSTRUCTION TO BE DONE ACCORDING TO CITY STANDARDS AND SPECIFICATIONS
  - CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS AND LOCATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.

Structural Design and Analysis  
 7208 S. TULSON WAY #195  
 CENTENNIAL, CO 80112  
 (720) 930-5500

LOT 2 - TIBORIA ESTATES FILING NO. 2  
 BREWER RESIDENCE  
 EL PASO COUNTY, COLORADO  
 TAX SCHEDULE #4126006003  
 COUNTY OF DOUGLAS, STATE OF COLORADO

**REVISIONS**

DESIGNED BY: ALA  
 DRAWN BY: DKE  
 CHECKED BY: ALA  
 SCALE: 1" = 50'  
 DATE: 07/14/22  
 PROJECT NUMBER: NA

**SHEET 1 OF 1**


# RESIDENTIAL



2017 PPRBC

Address: 16575 SWEET RD, PEYTON

Parcel: 4126006003

Plan Track #: 165121 

Received: 14-Jul-2022 (STEPHANIEV)

## Description:

### RESIDENCE


Contractor: STRUCTURE CUSTOM BUILDS

Type of Unit:

Garage	609	
Lower Level 2	1762	
Main Level	1894	
	4265	Total Square Feet

## Required PPRBD Departments (4)

**Enumeration**

Released for Permit  
07/15/2022 4:13:51 PM  
  
brent  
ENUMERATION

**Floodplain**

(N/A) RBD GIS


**Construction**

Released for Permit  
07/26/2022 11:54:48 AM  
  
shelley  
CONSTRUCTION

**Mechanical**

## Required Outside Departments (1)

**County Zoning**

**APPROVED**  
**Plan Review**  
07/27/2022 3:51:35 PM  
  
dsdyounger  
EPC Planning & Community  
Development Department

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.