



2659.6 E1 ELEVATION
 AVERAGE FINISH GRADE = (AFG)
 $AFG = \frac{89.1(2) + 88.6(2)}{4} = 88.9$

BUILDING HEIGHT = 20.3 + (SLAB - AFG) =
 BUILDING HEIGHT = 20.3 + (89.6 - 88.9) = 21.0

Released for Permit

06/11/2026 2:15:08 PM

REGIONAL
 Building Department
 amy
 ENUMERATION

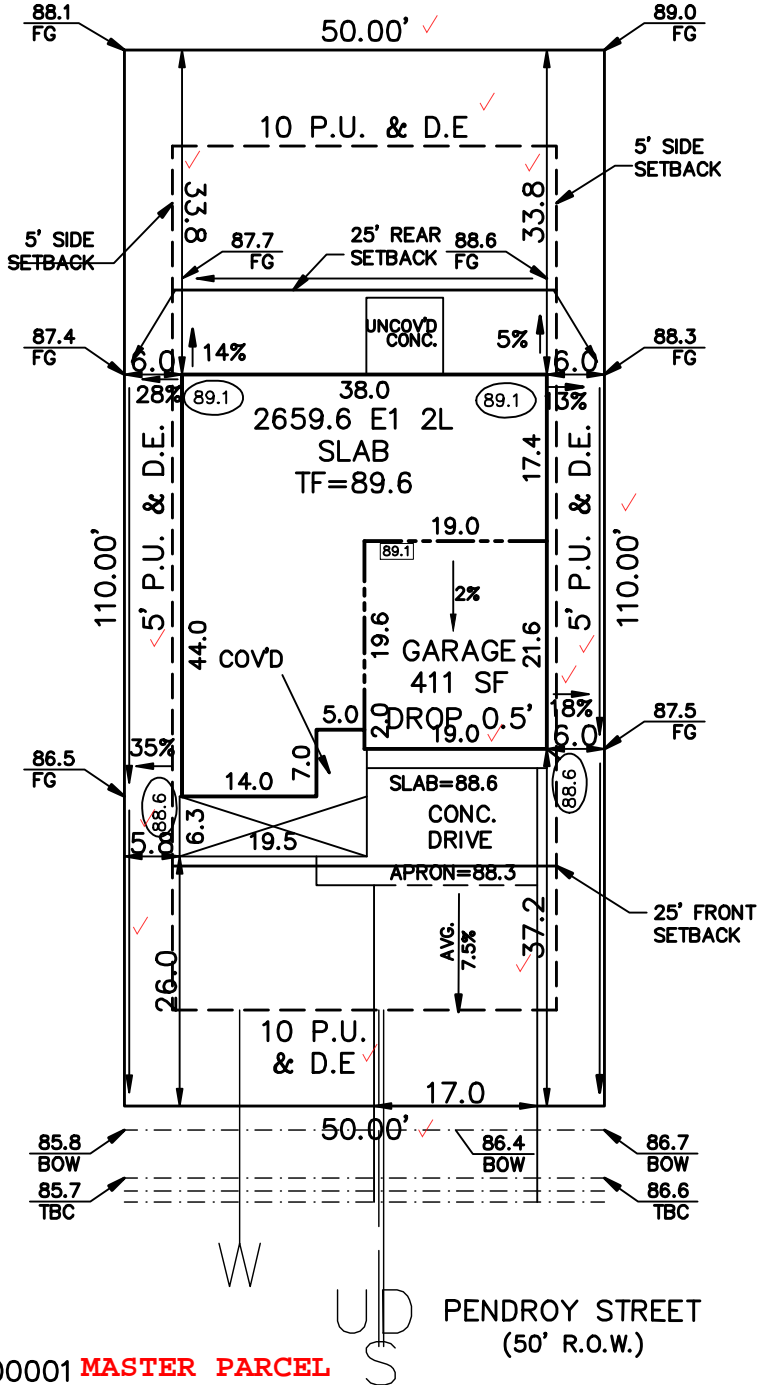


SFD26545
 PLAT-15653
 RS-6000

APPROVED
 Plan Review
 06/12/2026 3:03:24 PM
 dschills
 EPC Planning & Community
 Development Department



ANY APPROVAL GIVEN BY
 EL PASO COUNTY
 DOES NOT OVIATE 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 record plat.
 An access permit must be granted by the
 Planning & Community Development Department
 prior to the establishment of any driveway onto a
 County road.
 Direction of drainage of any drainage way
 is not permitted without approval of the
 Planning & Community Development Department



LOT 32

LOT 34

ZONING RS-5000 ✓

SCHEDULE No. 5233300001 **MASTER PARCEL**

PENDROY STREET
 (50' R.O.W.)

WARNING!

1. LOCATE UNDERGROUND UTILITIES PRIOR TO EXCAVATION.
2. THIS PLOT PLAN SHOWS IMPROVEMENTS AT GRADE ONLY. SEE FOUNDATION PLANS FOR STRUCTURAL INFORMATION

SITE DATA

LOT SQ. FT. = 5500 ✓
 HOUSE SQ. FT. = 1736 ✓
 COVERAGE = 28.7%
 BLDG. HEIGHT = 21.0
 31.5 ✓

LEGEND

○(00.0) FINISH GRADE
 □(00.0) CONC. GRADE

SCALE: ...1"=20'

DRAWN BY: TAP

FLAT WORK:

- 4" DRIVEWAY 676 SF
- 6" DRIVEWAY SF
- 4" SIDEWALK 165 SF
- 6" SIDEWALK 85 SF
- PATIO 64 SF,
- WALK 26 SF,
- PORCH 158 SF

CHALLENGER HOMES
 8605 EXPLOYER DRIVE
 COLORADO SPRINGS, COLORADO 80920

(IN FEET)
 1 inch = 20 ft.



PLOT PLAN

LEGAL DESCRIPTION

LOT 33 ✓
 STERLING RANCH FILING No.4 ✓
 COLORADO SPRINGS, EL PASO COUNTY, COLORADO ✓

ADDRESS

7858 PENDROY STREET ✓

PREPARED FOR
 CHALLENGER
 HOMES

TITLE CO. FILE NO.

DRAWING NAME
 SR4-33

DATE

06-05-26

PROJECT NO.

SITE



2023 PPRBC
2021 IECC Amended

Address: 7858 PENDROY ST, COLORADO SPRINGS

Parcel: 5233300001

Plan Track #: 214187 

Received: 11-Jun-2026 (AMY)

Description:

RESIDENCE

Type of Unit:

Garage	744	
Lower Level 2	1152	
Main Level	1148	
Upper Level 1	1511	
	4555	Total Square Feet

Required PPRBD Departments (3)

Enumeration

APPROVED

AMY

6/11/2026 2:15:50 PM

Floodplain

(N/A) RBD GIS

Construction

N/A

06/12/2026 7:42:50 AM

REGIONAL Building Department
shelley

CONSTRUCTION

Required Outside Departments (1)

County Zoning

APPROVED

Plan Review

06/12/2026 3:05:44 PM

dsdhills

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.