

**Chapter V - Section 55
Subdivision Summary Form**

Date: September 7, 2023

Type of Submittal:

SUBDIVISION NAME:

Request for Exemption _____

Preliminary Plan X _____

Final Plat _____

FALCON HIGHLANDS

County: **EL PASO COUNTY**

SUB. LOCATION: Township: 13 S Range: 65 W Section: Portion of Sections 12

OWNER(S) NAME: CHALLENGER COMMUNITIES LLC.

ADDRESS: 8605 Explorer Dr. STE. 250 Colorado Springs, CO 80920

SUBDIVIDER(S) NAME Same as Owner

	Type of Subdivision	Number of Dwelling Units	Area (Acres)	% of Total Amended Area*
	Single Family Residential.	1.0-2.99 DU/AC	12.7	10.1%
	Single Family Residential.	3.0-5.99 DU/AC	46.7	37.2%
	Proposed Open Space		36.5	29.1%
	Proposed Park		3.4	2.7%
	Existing Detention		6.4	5.1%
	Proposed ROW		19.9	15.8%
	TOTAL		125.6	100.0%

* (By map measure)

Estimated Water Requirements 101,772 for 378 Units/ 13,391 for 50 Units (gallons/day).

Proposed Water Source(s) Falcon Highlands Water District

Estimated Sewage Disposal Requirement 8,600 for 50 Units (gallons/day).

Proposed Means of Sewage Disposal Woodmen Hills Metro District

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.