

RICHMOND AMERICAN HOMES

JOB#33060042
LOT 93

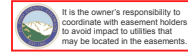
PLOT PLAN

FILE - SFD24634
ZONING - RS-6000 CAD-O
PLAT - 15196
AREA - 9559 SQ FT

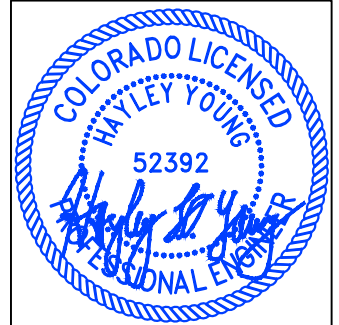
APPROVED
Plan Review
06/24/2024 1:55:07 PM
aplus
EPC Planning & Community
Development Department



APPROVED
BESQCP
06/24/2024 1:55:37 PM
aplus
EPC Planning & Community
Development Department

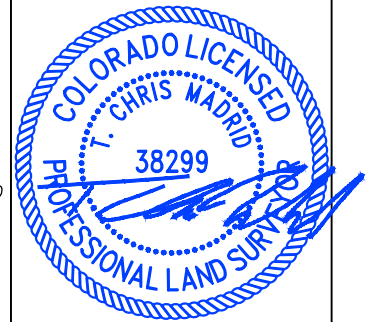


SCHEDULE NUMBER 5522403006



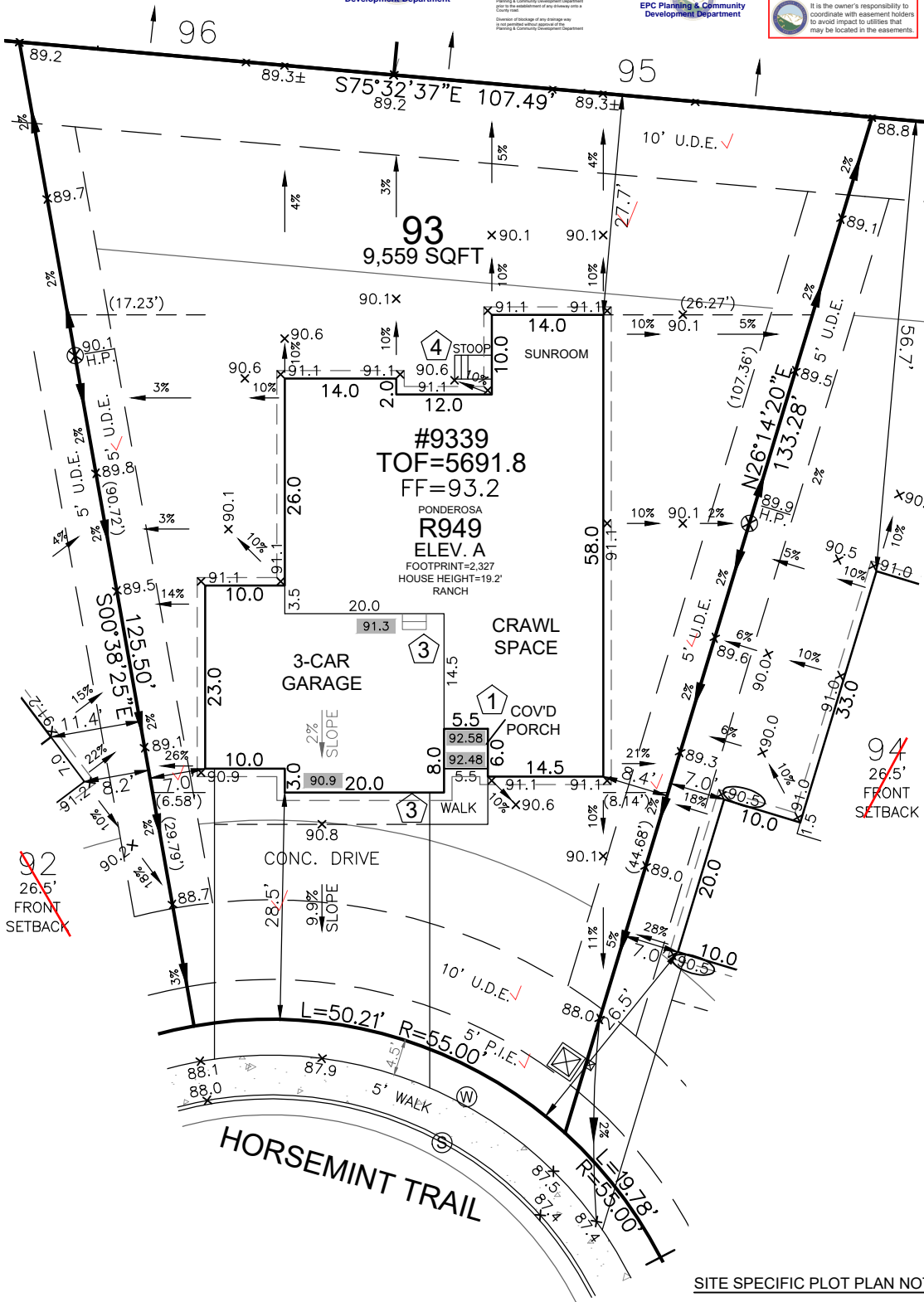
HAYLEY YOUNG, P.E.
DATE: 05.30.24

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.



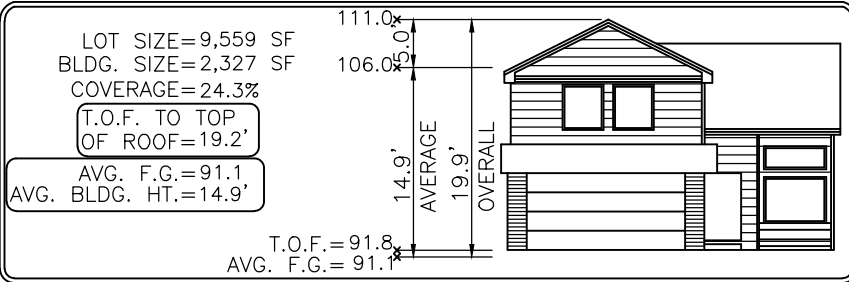
FRONT SETBACK DRIVE COVERAGE
FRONT SETBACK= 1,395 SF
DRIVE COVERAGE IN
FRONT SETBACK= 684 SF
COVERAGE=49.0 %

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 = 91.8
GARAGE SLAB = 90.9
GRADE BEAM = 15"
(91.8 - 90.9 = 00.9 * 12 = 11" + 4" = 15")
*FROST DEPTH MUST BE MAINTAINED



Released for Permit
06/19/2024 2:44:41 PM
REGIONAL
Survey Department
ENUMERATION



0 20 40
SCALE: 1"=20'

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

MODEL OPTIONS: R949-A/3-CAR/CRAWL SPACE/SUNROOM	
SUBDIVISION: THE GLEN AT WIDEFIELD FILING NO. 11	
COUNTY: EL PASO	
ADDRESS: 9339 HORSEMINT TRAIL	
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: <ul style="list-style-type: none"> • 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: 04.15.24 	

SITE



2023 PPRBC
2021 IECC Amended

Parcel: 5522403006

Address: 9339 HORSEMINT TRL, COLORADO SPRINGS

Plan Track #: 191088  Received: 19-Jun-2024 (AMY)

Description:

RESIDENCE


Type of Unit:

Garage	430	
Main Level	1525	
	1955	Total Square Feet

Required PPRBD Departments (2)

Enumeration APPROVED AMY 6/19/2024 2:45:00 PM	Floodplain (N/A) RBD GIS
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Required Outside Departments (1)

County Zoning APPROVED <u>Plan Review</u> <i>06/24/2024 1:56:20 PM</i>  EPC Planning & Community Development Department
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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.