

222.4 ELEVATION C 1 STORY  
 AVERAGE FINISH GRADE = (AFG)  
 $AFG = \frac{18.7+18.5+17.9+16.0+14.7(3)}{(7)} = 16.5$   
 BUILDING HEIGHT = 17.3 + (TF - AFG) =  
 BUILDING HEIGHT = 17.3 + (19.2 - 16.5) = 20.0

Released for Permit  
 04/23/2026 9:41:36 AM  
 REGIONAL Building Department  
 amy  
 ENUMERATION

ANY APPROVAL GIVEN BY EL PASO COUNTY DOES NOT OVIATE THE NEED TO COMPLY WITH APPLICABLE FEDERAL, STATE, OR LOCAL LAWS AND/OR REGULATIONS. Planning & Community Development Department approval is contingent upon compliance with all applicable notes on the recorded plat.  
 An access permit must be granted by the Planning & Community Development Department prior to the establishment of any driveway onto a County road.  
 Division of blockage of any drainage way is not permitted without approval of the Planning & Community Development Department.

SFD26336  
 PLAT: 15418  
 ZONE: PUD

APPROVED  
 Plan Review  
 04/24/2026 9:31:59 AM  
 dsdchambers  
 EPC Planning & Community Development Department

APPROVED  
 BESQCP  
 04/24/2026 9:32:02 AM  
 dsdchambers  
 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.

SCHEDULE No. 5227201019

ANTELOPE RAVINE DRIVE  
 (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. = 15000  
 HOUSE SQ. FT. = 3502  
 COVERAGE = 23.3  
 BLDG. HEIGHT = 20.0

**PLOT PLAN**  
**LEGAL DESCRIPTION**  
 LOT 22  
 RETREAT AT TIMBERRIDGE FILING NO. 3  
 EL PASO COUNTY, COLORADO

**NOTES:**  
 1. ALL COVERED AREAS ARE INCLUDED IN LOT COVERAGE.  
 2. DECK 8'+ ABOVE GRADE ARE INCLUDED IN LOT COVERAGE.  
 3. DECK STAIRS SHOWN MAY NOT BE ACCURATE TO NUMBER OF STEPS NEEDED TO REACH GRADE.  
 4. RETAINING WALL(S) SHOWN ARE DESIGNED PER INFORMATION PROVIDED BY THE DEVELOPER. ACTUAL FIELD CONDITIONS ENCOUNTERED DURING CONSTRUCTION MAY REQUIRE MINOR MODIFICATION TO THE DESIGN.  
 5. DUE TO SITE CONDITIONS, ACTUAL RETAINING WALLS, GRADING AND SLOPES MAY VARY FROM THE APPROVED PLOT PLAN, VANTAGE HOMES RESERVES THE RIGHT TO MODIFY OR CHANGE THE PLOT PLAN WITHOUT PRIOR NOTICE.  
 6. 12" EAVES

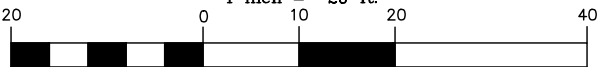
**ADDRESS**  
 10128 ANTELOPE RAVINE DRIVE

**SCALE:** ...1" = 20'

**DRAWING NAME**  
 RT3-22

**DATE**  
 04-23-26

VANTAGE HOMES  
 9540 FEDERAL DRIVE, SUITE 100  
 COLORADO SPRINGS, COLORADO 80921  
 PHONE 719-534-0984  
 FAX 719-534-0998  
 1 inch = 20 ft.



# SITE



2023 PPRBC  
2021 IECC Amended

Address: 10128 ANTELOPE RAVINE DR, COLORADO SPRINGS

Parcel: 5227201019

Plan Track #: 212429 

Received: 23-Apr-2026 (AMY)

## Description:

### RESIDENCE

Type of Unit:

Garage	1350	
Lower Level 2	2065	
Main Level	1950	
	5365	Total Square Feet

## Required PPRBD Departments (3)

**Enumeration**

**APPROVED**

**AMY**

**4/23/2026 9:41:58 AM**

**Floodplain**

**(N/A) RBD GIS**

**Construction**

**N/A**

**04/23/2026 2:11:43 PM**

**REGIONAL Building Department**

**brianb**

**CONSTRUCTION**

## Required Outside Departments (1)

**County Zoning**

**APPROVED**

**Plan Review**

**04/24/2026 9:32:23 AM**

**dsdchambers**

**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.