



PLOT PLAN
(THIS IS NOT A PROPERTY SURVEY)
11409 WHISTLING DUCK WAY

ADD24192
PLAT 14880
PUD

SCALE : 1" = 20'



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

APPROVED
Plan Review

04/25/2024 9:45:14 AM
dsdrangel

EPC Planning & Community
Development Department



ANY APPROVAL GIVEN BY EL PASO COUNTY DOES NOT OBTAIN 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 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.

Diversion of blockage of any drainage way is not permitted without approval of the Planning & Community Development Department.

Not Required
BESQCP

04/25/2024 9:45:24 AM
dsdrangel

EPC Planning & Community
Development Department



└─ New deck 160 sq ft
No cover
Ht 4'

PUD
PLAT 14880

EASEMENTS AS RECORDED IN PLAT RECORDS AND ARE FOR PUBLIC UTILITIES, PUBLIC IMPROVEMENTS, & DRAINAGE PURPOSES
Job# 220101

Top of Foundation = 2.5' ABOVE CURB / 2501-ELEV C / B LOT

SETBACKS: FRONT=15'/20' SIDES=5'/10' REAR=15' ZONED: PUD DATE: 4/4/22 REV:	ADDRESS: 11409 WHISTLING DUCK WAY ✓ COLORADO SPRINGS, CO TAX ID# 5513407001 ✓ LEGAL DESCRIPTION: LOT 177 ✓ THE HILLS AT LORSON RANCH FILING NO. 1, EL PASO COUNTY, CO	LOT AREA: 4,620 SF ✓ HOUSE W/PORCH PRINT: 1,250 SF ✓ COVERAGE: 27.1% ✓
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TRALON HOMES

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Colorado Springs, Colorado, CO 80903
(719)434-4750 FAX (719)434-3418

RESIDENTIAL



2023 PPRBC
IECC: N/A

Address: 11409 WHISTLING DUCK WAY, COLORADO SPRINGS

Parcel: 5513407001

Plan Track #: 188857 

Received: 23-Apr-2024 (QUINTONW)

Description:

DECK - NEW

Contractor: T. ANTHONY CONSTRUCTION LLC

Type of Unit:

Required PPRBD Departments (2)

Floodplain

(N/A) RBD GIS

Construction

Released for Permit
04/25/2024 8:28:41 AM




REGIONAL
Building Department
dapm
CONSTRUCTION

Required Outside Departments (1)

County Zoning

APPROVED
Plan Review

04/25/2024 9:45:43 AM



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.