

SITE PLAN

13990 BLACK FOREST ROAD

LOT 5, BLOCK 1, APACHE WOODS SUBDIVISION

EL PASO COUNTY, COLORADO

Released for Permit
03/22/2021 1:25:12 PM



SFD21513
PLAT 1855
ZONE RR-5 BOA91034
BOARD OF ADJUSTMENT LOT AREA
VARIANCE OF 2.67 ACRES
WHERE 5 ACRES REQUIRED
REF FILES: BOA-85-049; P-87-008

APPROVED
Plan Review
03/23/2021 3:22:42 PM
ddarchuleta
EPC Planning & Community
Development Department

APPROVED
BESQCP
03/23/2021 3:27:52 PM
ddarchuleta
EPC Planning & Community
Development Department

ANY APPROVAL GIVEN BY EL PASO COUNTY DOES NOT ORVATE THE NEED TO COMPLY WITH APPLICABLE FEDERAL, STATE, OR LOCAL LAWS AND/OR REGULATION.

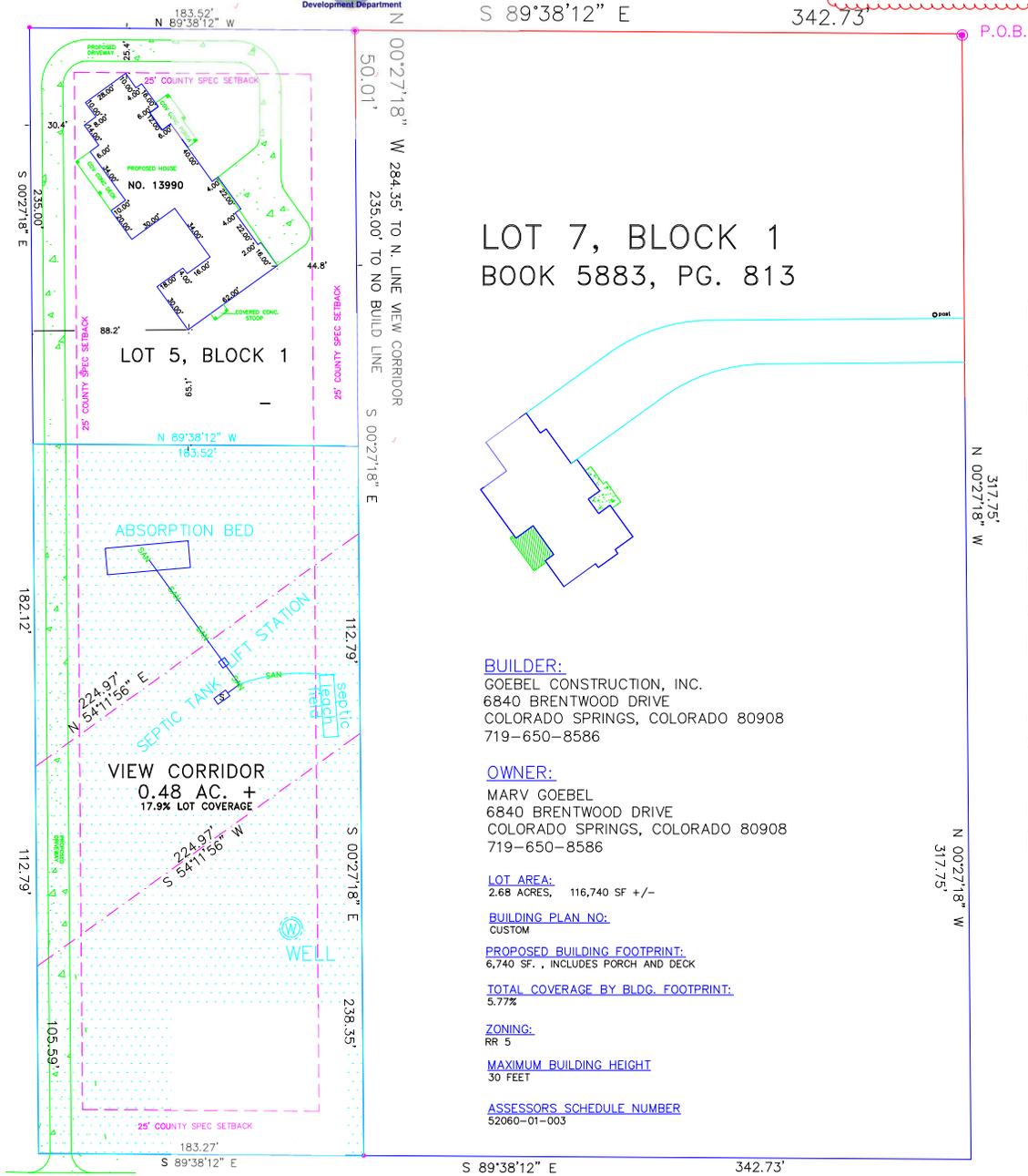
Planning & Community Development Department approval is contingent upon compliance with all applicable notes on the recorded plat.

An access permit must be granted by the Planning & Community Development Department prior to the establishment of any driveway onto a County road.

Division of blockage of any drainage way is not permitted without approval of the 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.

PRIOR TO APPROVAL OF PERMIT THE ADDRESS WILL BE CHANGED BACK TO 6720 JICARILLA DRIVE. ACCESS FROM BLACK FOREST ROAD IS NOT ALLOWED.



BUILDER:
GOEBEL CONSTRUCTION, INC.
6840 BRENTWOOD DRIVE
COLORADO SPRINGS, COLORADO 80908
719-650-8586

OWNER:
MARV GOEBEL
6840 BRENTWOOD DRIVE
COLORADO SPRINGS, COLORADO 80908
719-650-8586

LOT AREA:
2.68 ACRES, 116,740 SF +/-

BUILDING PLAN NO.:
CUSTOM

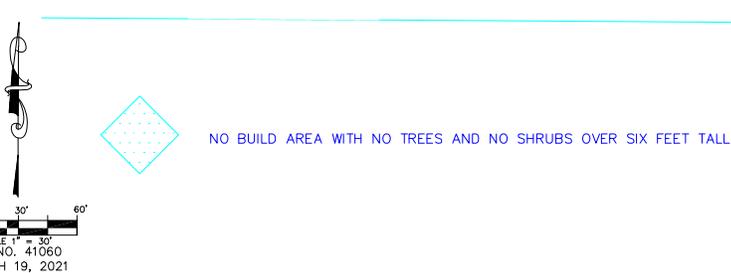
PROPOSED BUILDING FOOTPRINT:
6,740 SF. , INCLUDES PORCH AND DECK

TOTAL COVERAGE BY BLDG. FOOTPRINT:
5.77%

ZONING:
RR 5

MAXIMUM BUILDING HEIGHT:
30 FEET

ASSESSORS SCHEDULE NUMBER:
52060-01-003



RESIDENTIAL

2017 PPRBC

13990 BLACK FOREST ROAD

Address: ~~6720 JICARILLA DR~~, COLORADO SPRINGS



Parcel: 5206001003

Plan Track #: 140675 Received: 02-Feb-2021 (BECKYA)

Description: **RESIDENCE** Required PPRBD Departments (4)

Contractor: GOEBEL CONSTRUCTION, INC

Type of Unit:

Garage	1668
Lower Level 2	3498
Main Level	4420

9586 Total Square Feet

PRIOR TO APPROVAL OF

PERMIT THE ADDRESS

WILL BE CHANGED BACK TO

6720 JICARILLA

DRIVE.

ACCESS FROM BLACK

FOREST

ROAD IS NOT ALLOWED.

Enumeration

Floodplain

Released for Permit

02/28/2021 1:59:48 PM



Becky A

ENUMERATION

(N/A) RBD GIS

Construction

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02/16/2021 7:35:47 AM



torrippen

MECHANICAL

Required Outside Departments (2)

County Zoning

Health Dept.

APPROVED

Plan Review

03/23/2021 3:29:38 PM



EPC Planning & Community Development Department

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03/22/2021 1:27:42 PM



amy
ENUMERATION

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.