

Applicant did not provide evidence to show that the recommendation below has been followed: As in other filings of The Glen at Wildfield East, each individual lot is to be investigated by the lot owner's Geotechnical Engineer of Record for final foundation parameters and recommendations.



1891.1 ELEVATION (A CRAFTSMAN)
 AVERAGE FINISH GRADE = (AFG)
 $AFG = (93.8 \times 4) + 93.3 / 5 = 93.7$
 BUILDING HEIGHT = 16.4 + (TF - AFG) =
 BUILDING HEIGHT = 16.4 + (94.5 - 93.7) = 17.4

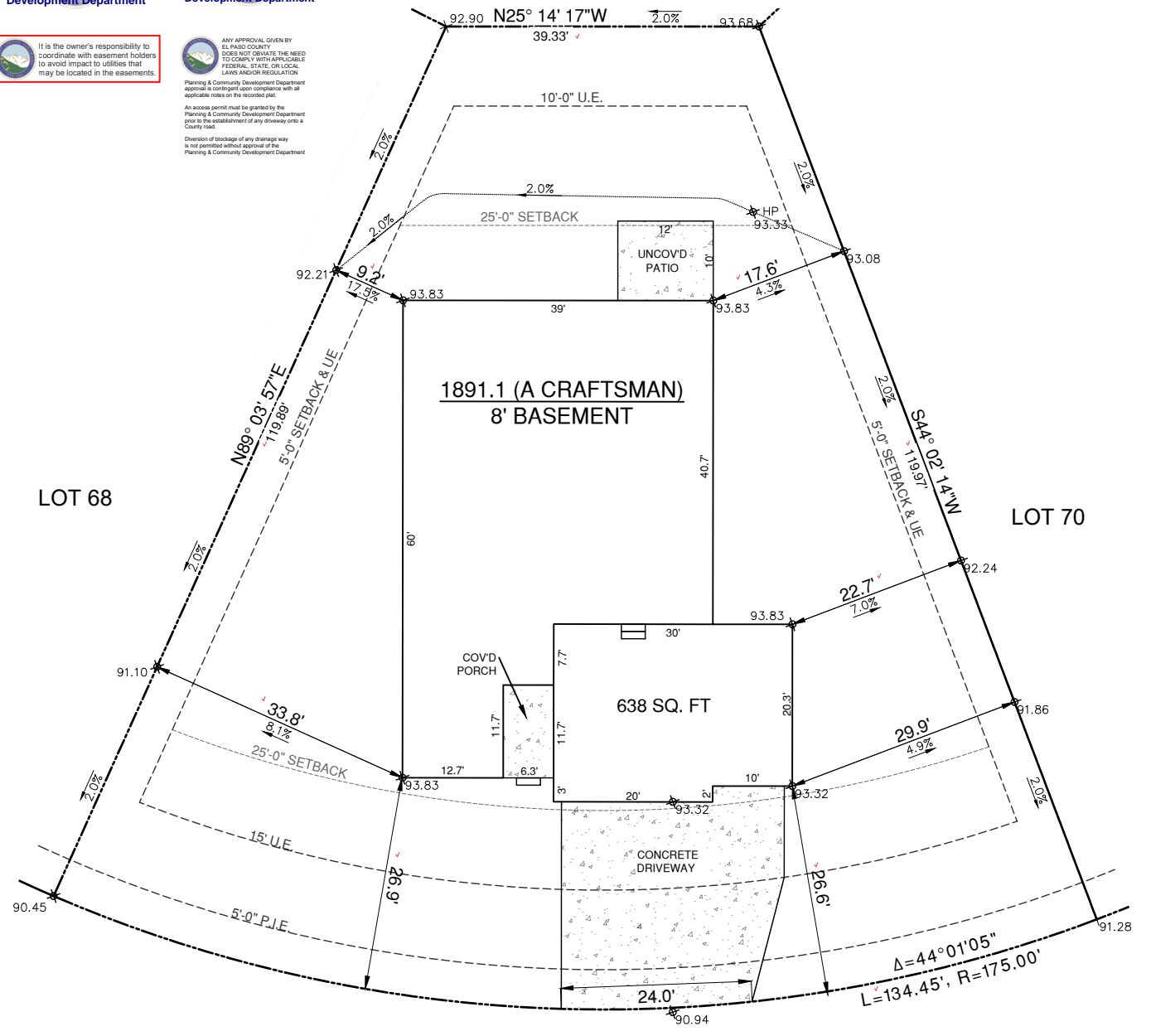
SFD241001

APPROVED
BESQCP
 10/22/2024 3:56:31 PM
 dsdyounger
 EPC Planning & Community
 Development Department

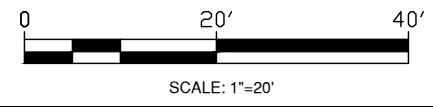
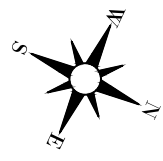
APPROVED
Plan Review
 10/22/2024 3:56:39 PM
 dsdyounger
 EPC Planning & Community
 Development Department

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

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



Released for Permit
 10/22/2024 2:16:18 PM
 REGIONAL Building Department
 Army
 ENUMERATION



GOLDEN BUFFS DRIVE
 (ROW 50')

SITE & GRADING PLAN

LEGEND:
 SWALE:
 PROPERTY LINE: ————
 SETBACK: - - - - -
 EASEMENT: - - - - -
 DRAINAGE DIRECTION: ————>
 ELECTRIC PEDESTAL: [Symbol]
 RISER: [Symbol]

SETBACK:
 FRONT - 25'
 SIDE - 5'
 REAR - 25'
 CORNER SIDE - 15'

P.U.E.:
 FRONT - 10'
 FRONT P.I.E. - 5'
 SIDE - 5'
 REAR - 10'

ELEVATIONS TABLE

TOP OF FOUNDATION	94.50
MAX FINISHED GRADE ELEV @ FOUNDATION WALL	93.83
MAIN FLOOR FINISHED FLOOR	95.68
DRIVEWAY SLOPE	9.0%
FRONT GARAGE FLOOR	93.32
GARAGE FLOOR AT ENTRY DOOR	93.76
GRADE BEAM ELEVATION	92.82

SITE DATA

TAX SCHEDULE #: 55224-02-016 ✓
RS-6000 CAD-O
 BUILDING HEIGHT: 17.4' ✓

HOUSE AND DRIVEWAY COVERAGE

LOT SQ. FT.: 10567 ✓ SETBACK SQ. FT.: 3100
 HOUSE SQ. FT.: 2603 ✓ DRIVE SQ. FT.: 660
 COVERAGE: 25% ✓ COVERAGE: 21%

PROVIDED FOR:

ASPEN VIEW HOMES
 ASPEN VIEW HOMES
 555 MIDDLE CREEK PKWY STE. 380
 COLORADO SPRINGS, CO
 719-659-0859

LEGAL DESCRIPTION

LOT 69 THE GLEN AT WILDFIELD FILING NO. 11 ✓
 9235 GOLDEN BUFFS DRIVE ✓
 COLORADO SPRINGS, COLORADO
 EL PASO COUNTY
 PLAN-ELEV: 1891.1 (A-CRAFTSMAN)

York Engineering
 7208 S. TUCSON WAY #225
 CENTENNIAL, CO 80112
 720-990-5900

SITE



2023 PPRBC
2021 IECC Amended

Parcel: 5522402016

Address: 9235 GOLDEN BUFFS DR, COLORADO SPRINGS

Plan Track #: 195414 

Received: 22-Oct-2024 (AMY)

Description:

RESIDENCE

Type of Unit:

Garage	638	
Lower Level 2	1767	
Main Level	1891	
	4296	Total Square Feet

Required PPRBD Departments (2)

<p>Enumeration</p> <p>APPROVED</p> <p>AMY</p> <p>10/22/2024 2:16:42 PM</p>	<p>Floodplain</p> <p>(N/A) RBD GIS</p>
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Required Outside Departments (1)

<p>County Zoning</p> <p>APPROVED</p> <p>Plan Review</p> <p><i>10/22/2024 3:58:11 PM</i></p> <p><i>dsdyounger</i></p> <p>EPC Planning & Community Development Department</p>

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.