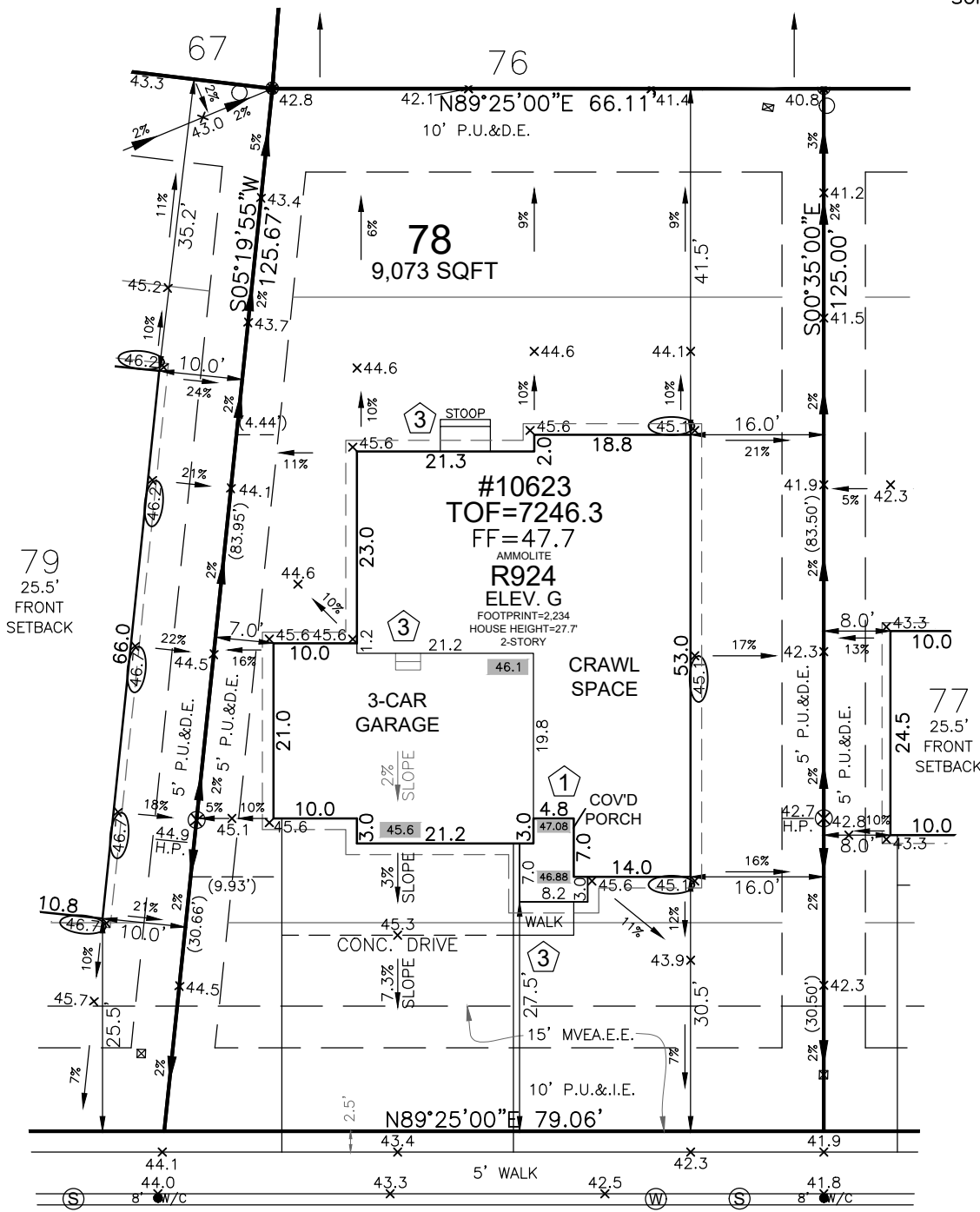


RICHMOND AMERICAN HOMES

PLOT PLAN

JOB#33990065
LOT 78

SCHEDULE NUMBER 5226112014



HAYLEY YOUNG, P.E.
DATE: 04.08.26
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: 04.08.26
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= 1,944 SF
DRIVE COVERAGE IN
FRONT SETBACK= 693 SF
COVERAGE=35.6 %

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

REVISIONS:
04.08.26 - CHANGED TO 3 CAR PER 04.07.26
ORDER - DV

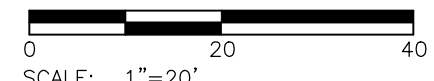
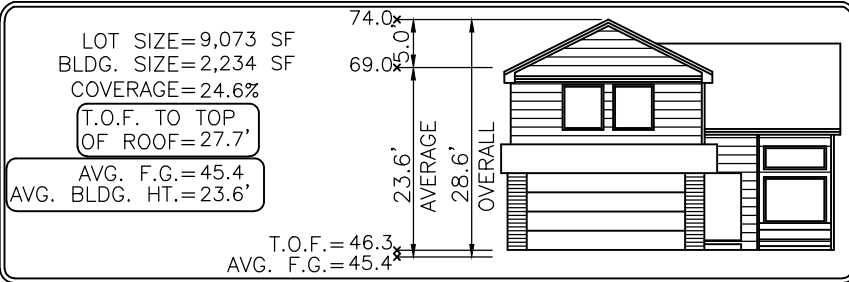
SFD2561

APPROVED
Plan Review
05/20/2026 7:44:50 AM
dsdyounger
EPC Planning & Community
Development Department

SITE SPECIFIC PLOT PLAN NOTES:
TOF = 46.3
GARAGE SLAB = 45.6
GRADE BEAM = 12"
(46.3 - 45.6 = 00.7 * 12 = 8" + 4" = 12")
*FROST DEPTH MUST BE MAINTAINED
LOWERED FINISH GRADE ALONG HOUSE



Released for Permit
05/13/2026 1:09:46 PM
REGIONAL Building Department
Becky A
ENUMERATION



MODEL OPTIONS: R924-G/3-CAR/CRAWL SPACE		SUBDIVISION: PAINT BRUSH HILLS FILING NO. 14	
COUNTY: EL PASO		04.08.26 / LEFT / NAIL TO NAIL=73.00' Front 10': N=24098.7667 E=18756.2959 Rear 10': N=24025.7705 E=18757.0391	
ADDRESS: 10623 GRACE MANOR DRIVE		GENERAL NOTES: • 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: 10.03.24	
MINIMUM SETBACKS: FRONT: 25' REAR: 25' CORNER: 15' SIDE: 5'	DRAWN BY: DV	DATE: 11.25.24	
		6841 South Yosemite Street #100 Centennial, CO 80112 USA Phone: (303) 850-0559 Fax: (303) 850-0711 E-mail: info@bjsurveying.net	

SITE



2023 PPRBC
2021 IECC Amended

Address: 10623 GRACE MANOR DR, PEYTON

Parcel: 5226112014

Plan Track #: 197708 

Received: 13-May-2026 (NICOLASV)

Description: (Splice 05/13/26)

RESIDENCE

Type of Unit:

Required PPRBD Departments (2)

Enumeration
Released for Permit
05/13/2026 1:49:51 PM

Becky A
ENUMERATION

Construction
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05/13/2026 1:40:14 PM

douge
CONSTRUCTION

Required Outside Departments (1)

County Zoning

APPROVED
Plan Review
05/20/2026 7:45:03 AM
dsdyounger
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.