

SFD26506

APPROVED  
Plan Review

06/04/2026 8:22:04 AM  
dsdyounger

EPC Planning & Community  
Development Department



1891.1 ELEVATION (B-FARMHOUSE)  
AVERAGE FINISH GRADE = (AFG)  
AFG = (98.78(2)+97.75+98.32+98.08)(5) = 98.34  
BUILDING HEIGHT = 21.4+ (TF - AFG) =  
BUILDING HEIGHT = 21.4 + (99.45-98.34) = 22.45

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 CREATE 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.

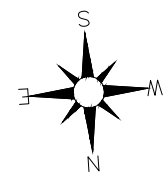
Division of blockage of any drainage way is not permitted without approval of the Planning & Community Development Department

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

LOT 55

LOT 53

LANCELEAF DRIVE  
(ROW 50')



SCALE: 1"=20'

Released for Permit  
06/03/2026 2:41:14 PM  
REGIONAL  
CONSTRUCTION

Released for Permit  
06/01/2026 1:27:36 PM  
REGIONAL  
Building Department  
amy  
ENUMERATION

SITE & GRADING PLAN

LEGEND:

- SWALE:
- PROPERTY LINE:
- SETBACK:
- EASEMENT:
- DRAINAGE DIRECTION:
- ELECTRIC PEDESTAL:
- RISER:

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

- P.U.E.:  
FRONT - 15'  
FRONT P.I.E. - 5'  
SIDE - 5'  
REAR - 10'

PLAT 15518

ELEVATIONS TABLE

TOP OF FOUNDATION	99.45
MAX FINISHED GRADE ELEV @ FOUNDATION WALL	98.78
MAIN FLOOR FINISHED FLOOR	100.63
DRIVEWAY SLOPE	10/3%
FRONT GARAGE FLOOR	98.32
GARAGE FLOOR AT ENTRY DOOR	98.77
GRADE BEAM ELEVATION	97.99

SITE DATA

TAX SCHEDULE #: 55223-07-078 ✓  
ZONING **RS-6000**  
BUILDING HEIGHT: 22.45 ✓

HOUSE AND DRIVEWAY COVERAGE

LOT SQ. FT.: 9607 ✓      SETBACK SQ. FT.: 1428  
HOUSE SQ. FT.: 2597 ✓      DRIVE SQ. FT.: 684  
COVERAGE: 27% ✓      COVERAGE: 48%

PROVIDED FOR:

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

LEGAL DESCRIPTION

LOT 54 THE GLEN AT WIDEFIELD FILING NO. 12 ✓  
9125 LANCELEAF DRIVE ✓  
COLORADO SPRINGS, COLORADO  
EL PASO COUNTY  
PLAN-ELEV: 1891.1 (B-FARMHOUSE)



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

# SITE



2023 PPRBC  
2021 IECC Amended

Address: 9125 LANCELEAF DR, COLORADO SPRINGS

Parcel: 5522307078

Plan Track #: 213763 

Received: 01-Jun-2026 (AMY)

## Description:

### RESIDENCE

Type of Unit:

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

## Required PPRBD Departments (3)

**Enumeration**

**APPROVED**

**AMY**

**6/1/2026 1:27:59 PM**

**Floodplain**

**(N/A) RBD GIS**

**Construction  
Released for Permit**

**06/03/2026 2:41:17 PM**



**justinl**

**CONSTRUCTION**


## Required Outside Departments (1)

**County Zoning**

**APPROVED**

**Plan Review**

*06/04/2026 8:23:00 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.