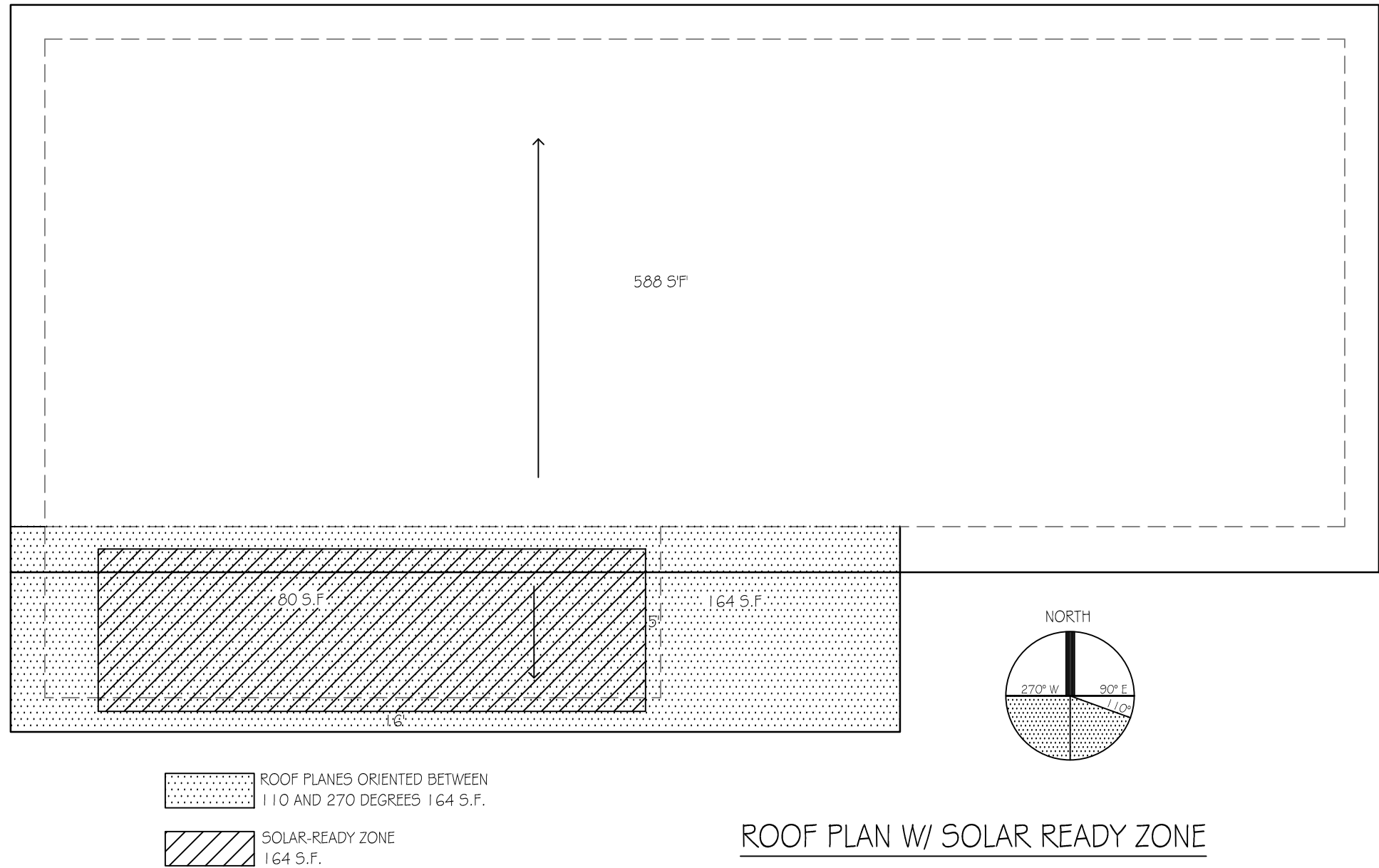


Released for Permit
07/16/2026 9:18:34 AM
REGIONAL
brent
ENUMERATION



NOTE: Solar ready zones would not be required.

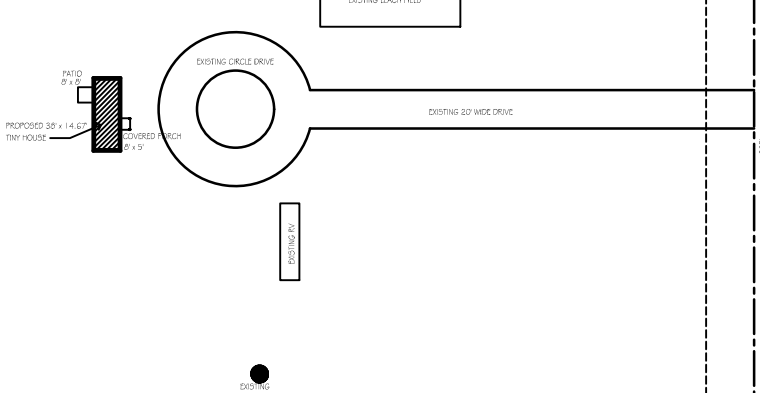
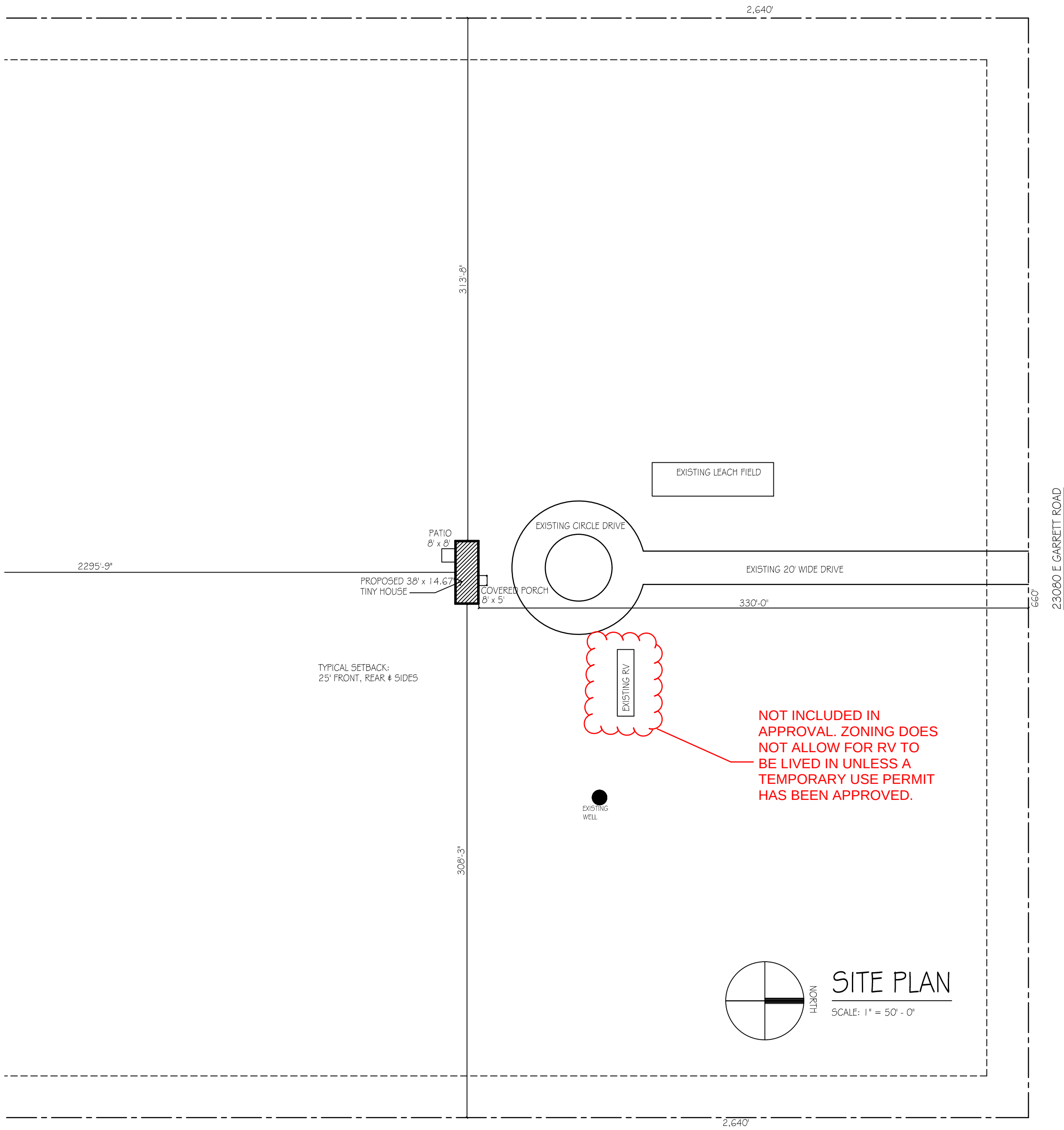
SFD26774

APPROVED
Plan Review
09/08/2026 9:21:56 AM
dsdyounger
EPC Planning & Community
Development Department

This parcel is in a **low/moderate** high intensity fire risk area. Please reach out to the local fire district regarding recommendations for compliance with the WRC code.

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

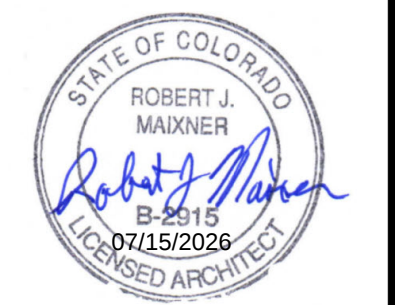


ZONE: A-35
23080 E GARRETT ROAD
V2E25W4 SEC. 13-13-63
DATE:
CALHAN
COUNTY OF EL PASO
COLORADO
FOOT PRINT AREA = 541 SQ. FT.
PARCEL SIZE: (40 AC) 1,742,400 SQ. FT.
LOT COVERAGE = 0.03%
AVERAGE HEIGHT = 20'-0"
SCHEDULE NO: 33000 00 626

REVISIONS	BY
06 / 16 / 2026	
06 / 24 / 2026	

High Plains Home
Steve Nester
719-332-0725
Mike & Lisa Hutchin House
23080 E Garrett Road
Calhan, Colorado 80808

RJM Designs
Robert J. Maxner, Architect
(719) 660-6183 maxarctec@aol.com



SQUARE FOOTAGE
Floor Plan 632 SF

INDEX
SP Site Plan
A1 Solar Ready Plan
A1 Floor Plan
S1 Elevations and Section
S1 Foundation & Roof Framing Plans
P1 Plumbing Plan
E1 Electrical Plan

OWNER
RJM
CREATED
RJM
DATE
01 / 27 / 2026
SHEET NO.
26-108

SP

RESIDENTIAL



2023 PPRBC
2021 IECC and CO MERSRC

Address: 23080 E GARRETT RD, CALHAN

Parcel: 3300000626

Plan Track #: 215186

Received: 16-Jul-2026 (NICOLASV)

Description:

RESIDENCE

Contractor:

Type of Unit:

Main Level	623	
	623	Total Square Feet

Required PPRBD Departments (6)

Enumeration

Released for Permit
07/16/2026 9:18:42 AM

brent
ENUMERATION

Floodplain

(N/A) RBD GIS

Construction

Released for Permit
09/04/2026 11:08:42 AM

shelley
CONSTRUCTION

Electrical Released for Permit

09/04/2026 3:02:09 PM

Daniel G
ELECTRICAL

Mechanical

Released for Permit
09/04/2026 2:48:54 PM

Quintonw
MECHANICAL

Plumbing

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.

Required Outside Departments (1)

County Zoning

APPROVED
Plan Review

09/08/2026 9:24:27 AM

dsdyounger

EPC Planning & Community
Development Department