

EL PASO COUNTY LAND DEVELOPMENT CODE

Chapter V - Section 55 Subdivision Summary Form

Date: 12/14/2021

SUBDIVISION NAME:

Winsome Filing No. 3

County El Paso County

Type of Submittal:

Request for Exemption _____

Preliminary Plan _____

Final Plat _____

SUBDIVISION LOCATION: Township 11S Range 65W Section 13 1/4
SE

OWNER(S) NAME

WINSOME, LLC

ADDRESS

1864 WOODMOOR DRIVE, SUITE 100

MONUMENT, CO 80132

SUBDIVIDER(S) NAME

ADDRESS _____

	Type of Subdivision	Number of Dwelling Units	Area (Acres)	% of Total Area*
	Single Family	38	218.1	62.4%
	Apartments			
	Condominiums			
	Mobile Homes			
	Commercial	N/A		
	Industrial	N/A		
	Other (specify)	3 TRACTS (OPEN SPACE, DRAINAGE)	124.9	35.7%
	Street	2	6.5	1.9%
	Walkways			

	Dedicated School Sites			
	Reserved Park Sites			
	Private Open Areas			
	Easements			
	Other (specify)			
	TOTAL		349.5	

* (By map measure)

Estimated Water Requirements 535.66 gal/day /lot * 38 lots = 20,355 gal/day
(gallons/day).

Proposed Water Source(s)

New wells from Upper Dawson Aquifer

Estimated Sewage Disposal Requirement 241.05 gal/day /lot * 38 lots=9,160 gal/day
(gallons/day).

Proposed Means of Sewage Disposal

On-site septic systems

ACTION:

Planning Commission Recommendation

Approval _____ Date _____

Disapproval _____

Remarks: _____

Board of County Commissioners

Approval _____ Date _____

Disapproval _____

Exemption under C.R.S. 30-28-101 (10) (d) _____

Remarks (if exemption, state reason): _____

Note: This form is required by C.R.S. 30-28-136 (4), but is not a part of the regulations of El Paso County, Colorado.