

Released for Permit  
05/13/2024 10:04 AM  
REGIONAL Building Department  
Becky A  
ENUMERATION



730.3 G ELEVATION 2 STORY  
AVERAGE FINISH GRADE = (AFG)  
AFG =  $\frac{02.0+01.2+00.7+00.1+99.2+98.0}{6} = 00.2$   
BUILDING HEIGHT =  $24.2 + (TF - AFG) =$   
BUILDING HEIGHT =  $24.2 + (02.4 - 00.2) = 26.4$

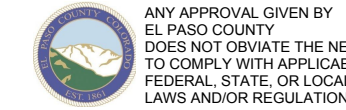
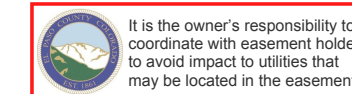
SFD24490

APPROVED  
BESQCP

05/16/2024 10:56:51 AM  
dsdyounger  
EPC Planning & Community  
Development Department

APPROVED  
Plan Review

05/16/2024 10:56:57 AM  
dsdyounger  
EPC Planning & Community  
Development Department



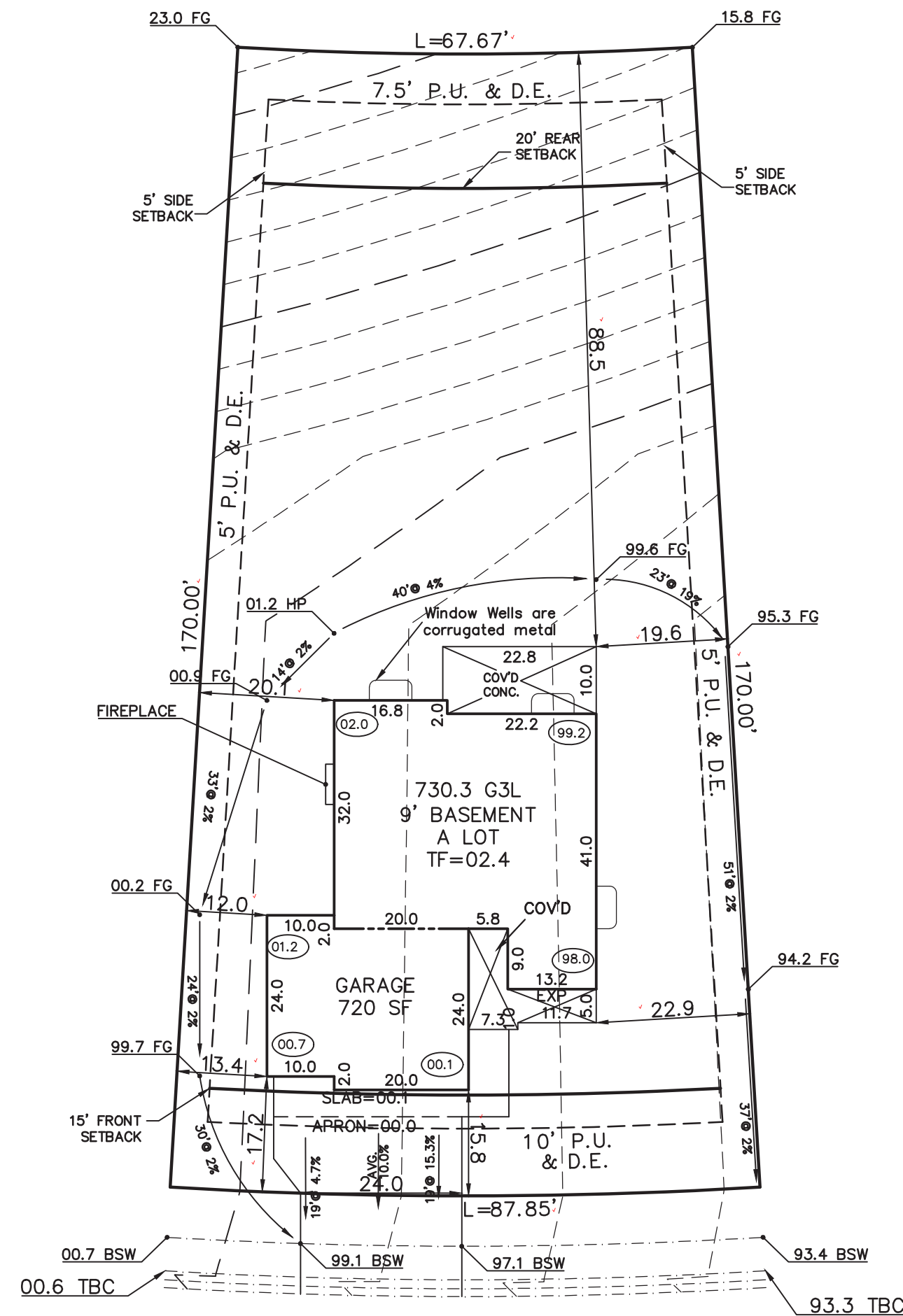
Planning & Community Development Department approval is contingent upon compliance with all applicable notes on the recorded plat.

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

LOT 77

LOT 79



PUD  
PLAT 14981

MESA TOP DRIVE  
(60' R.O.W.)

SCHEDULE No. 7129403037

<b>WARNING!</b> 1. LOCATE UNDERGROUND UTILITIES PRIOR TO EXCAVATION. 2. THIS PLOT PLAN SHOWS IMPROVEMENTS AT GRADE ONLY. SEE FOUNDATION PLANS FOR STRUCTURAL INFORMATION.	<b>SITE DATA</b> LOT SQ. FT.= 13219' HOUSE SQ. FT.= 2509' COVERAGE = 19.0% BLDG. HEIGHT = 26.4'	<b>PLOT PLAN</b>	
		<b>LEGAL DESCRIPTION</b> LOT 78 FOREST LAKES FILING NO. 7 EL PASO COUNTY, COLORADO	
<b>NOTES:</b> 1. ALL COVERED AREAS ARE INCLUDED IN LOT COVERAGE. 2. DECK 8'+ ABOVE GRADE ARE INCLUDED IN LOT COVERAGE. 3. DECK STAIRS SHOWN MAY NOT BE ACCURATE TO NUMBER OF STEPS NEEDED TO REACH GRADE. 4. RETAINING WALL(S) SHOWN ARE DESIGNED PER INFORMATION PROVIDED BY THE DEVELOPER. ACTUAL FIELD CONDITIONS ENCOUNTERED DURING CONSTRUCTION MAY REQUIRE MINOR MODIFICATION TO THE DESIGN. 5. DUE TO SITE CONDITIONS, ACTUAL RETAINING WALLS, GRADING AND SLOPES MAY VARY FROM THE APPROVED PLOT PLAN, VANTAGE HOMES RESERVES THE RIGHT TO MODIFY OR CHANGE THE PLOT PLAN WITHOUT PRIOR NOTICE. 6. 16" EAVES	<b>ADDRESS</b> 4726 MESA TOP DRIVE		<b>SCALE:</b> ...1"=20'
	<b>DRAWING NAME</b> FL7-78		<b>DATE</b> 05-10-24
	<b>VANTAGE HOMES</b> 9540 FEDERAL DRIVE, SUITE 100 COLORADO SPRINGS, COLORADO 80921 PHONE 719-534-0984 FAX 719-534-0998		

# SITE



2023 PPRBC  
2021 IECC Amended

Parcel: 7129403037

Address: 4726 MESA TOP DR, MONUMENT

Plan Track #: 189651 

Received: 13-May-2024 (BECKYA)

## Description:

### RESIDENCE

Type of Unit:

Garage	720	
Lower Level 2	1400	
Main Level	1400	
Upper Level 1	1486	
	5006	Total Square Feet

## Required PPRBD Departments (2)

<b>Enumeration</b>  <b>APPROVED</b>  <b>BECKYA</b>  <b>5/13/2024 9:44:19 AM</b>	<b>Floodplain</b>  <b>(N/A) RBD GIS</b>
---	---

## Required Outside Departments (1)

<b>County Zoning</b>  <b>APPROVED</b> <u>Plan Review</u> <i>05/16/2024 10:57:45 AM</i> <i>dsdyounger</i> <b>EPC Planning &amp; Community Development Department</b>
---

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.