



AVERAGE FINISH GRADE = (AFG)
 AFG = $(82.8 \times 5) / 5 = 82.8$
 BUILDING HEIGHT = $17.0 + (TS - AFG) =$
 BUILDING HEIGHT = $17.0 + (83.5 - 82.8) = 17.7$

SFD22816

APPROVED
 BESQCP
 05/17/2022 4:26:53 PM
 dsyounger
 EPC Planning & Community
 Development Department

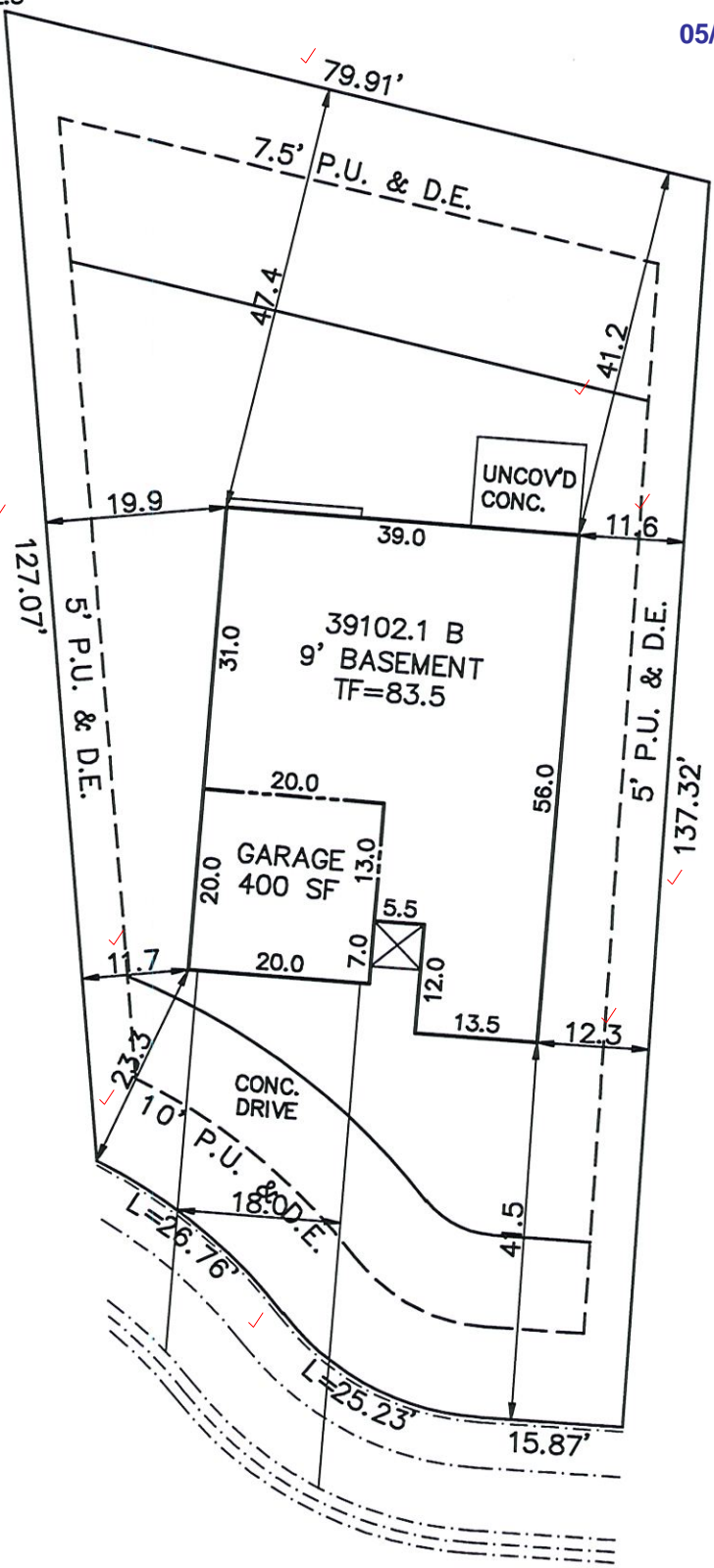
APPROVED
 Plan Review
 05/17/2022 4:26:59 PM
 dsyounger
 EPC Planning & Community
 Development Department

It is the owner's responsibility to coordinate with assessment holders to avoid impact to utilities that may be located in the easements.

ANY APPROVAL GIVEN BY EL PASO COUNTY DOES NOT OBVIATE 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 rules 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 discharge of any drainage way is not permitted without approval of the Planning & Community Development Department.



Released for Permit
 05/17/2022 12:39:19 PM
 REGIONAL Building Department
 Becky A
 ENUMERATION



LOT 251

LOT 253

ROLLING PEAKS DRIVE
 (60' R.O.W.)

PUD
 PLAT 14712
 SCHEDULE No. 4220306029

SITE DATA
 LOT SQ. FT. = 9209 ✓
 HOUSE SQ. FT. = 2060 ✓
 COVERAGE = 22.4% ✓
 BLDG. HEIGHT = 17.7 ✓

SCALE: ...1"=20'
 DRAWN BY: TAP

WARNING!
 1. LOCATE UNDERGROUND UTILITIES PRIOR TO EXCAVATION.
 2. THIS PLOT PLAN SHOWS IMPROVEMENTS AT GRADE ONLY. SEE FOUNDATION PLANS FOR STRUCTURAL INFORMATION

PLOT PLAN
LEGAL DESCRIPTION
 LOT 252 ✓
 Rolling Hills Ranch Filing No. 1 at Meridian Ranch ✓
 EL PASO COUNTY, COLORADO

Century Communities
 9475 BRIAR VILLAGE POINT, STE 125
 COLORADO SPRINGS, COLORADO 8020

ADDRESS
 10887 ROLLING PEAKS DRIVE ✓

PREPARED FOR REUNION HOMES	TITLE CO. FILE NO.	DATE 05-01-22
	DRAWING NAME RH1-252	PROJECT NO.

SITE



2017 PPRBC

Address: 10887 ROLLING PEAKS DR, PEYTON

Parcel: 4220306029

Plan Track #: 162283 

Received: 17-May-2022 (BECKYA)

Description:

RESIDENCE

Type of Unit:

Garage	396	
Lower Level 2	1490	
Main Level	1637	
	3523	Total Square Feet

Required PPRBD Departments (2)

<p>Enumeration</p> <p>APPROVED</p> <p>BECKYA</p> <p>5/17/2022 12:39:31 PM</p>	<p>Floodplain</p> <p>(N/A) RBD GIS</p>
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Required Outside Departments (1)

<p>County Zoning</p> <p>APPROVED</p> <p>Plan Review</p> <p><i>05/17/2022 4:27:52 PM</i></p> <p><i>dsdyounger</i></p> <p>EPC Planning & Community Development Department</p>

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.