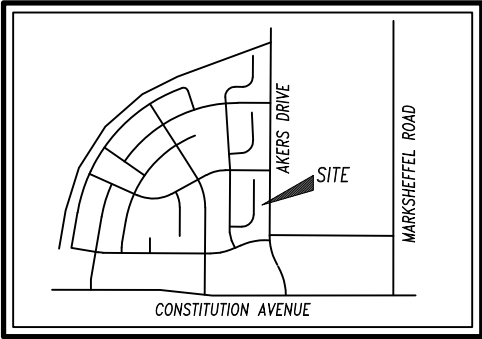


1 FT. TALLER FOUNDATION (9' NOMINAL)

SUPERINTENDENT NOTES

- 1. MANAGER SIGNATURE
- 2. CURB DAMAGE
- 3. DIG START DATE
- 4. DIG FINISH DATE
- 5. SUPER/OPERATOR MEETING DATE
- 6. OPEN HOLE CALL DATE
- 7. FOUNDATION BRACED & WINDOW WELL INSTALLATION DATE
- 8. SUPER INSPECTION OF BACKFILL DATE
- 9. GRADE OF BACKFILL



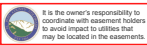
SFD2290

APPROVED  
BESQCP  
01/14/2022 12:36:09 PM  
EPC Planning & Community  
Development Department

APPROVED  
Plan Review  
01/14/2022 12:36:15 PM  
EPC Planning & Community  
Development Department

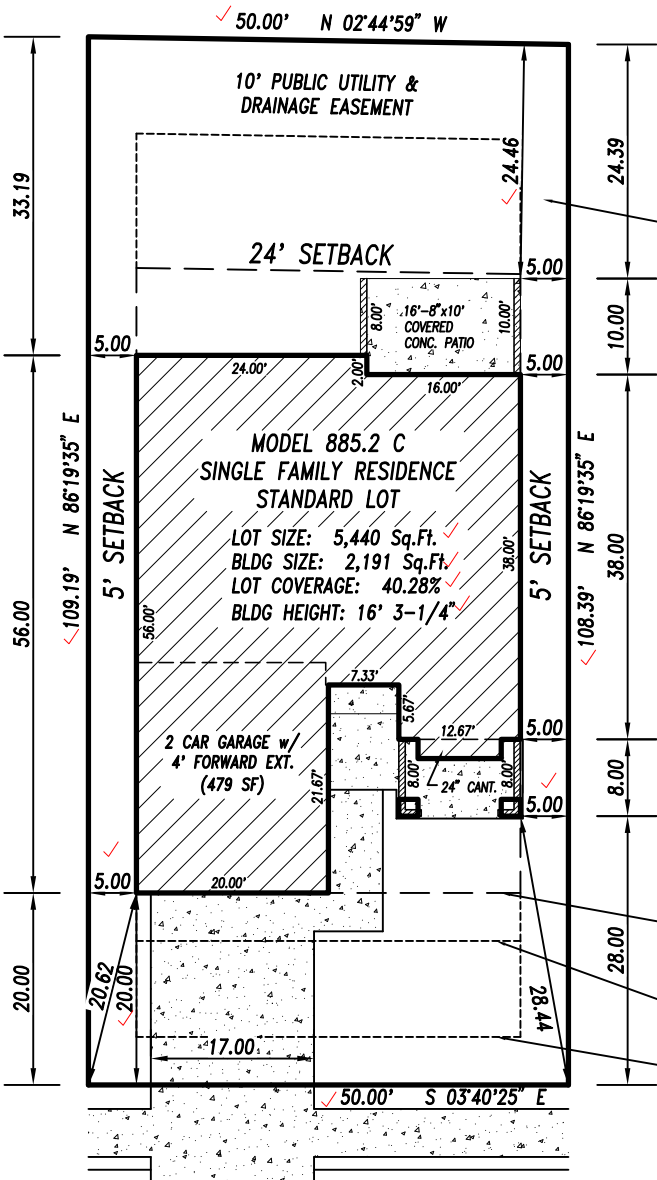
ALL AREAS COVERED BY ROOF ARE  
ALWAYS INCLUDED IN LOT COVERAGE.

LOT COVERAGE MAXIMUM FOR  
RANCH HOMES IS 45%.



LOT 18 IS  
VACANT

LOT 20 IS  
VACANT



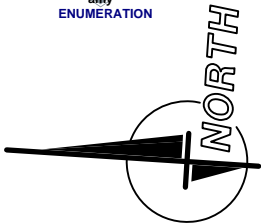
5' PUBLIC UTILITY &  
DRAINAGE EASEMENT  
(TYP. AT SIDES)

20' SETBACK

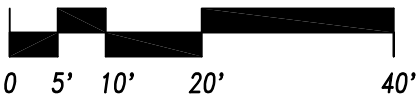
10' PUBLIC UTILITY EASEMENT

5' PUBLIC UTILITY &  
IMPROVEMENT EASEMENT

Released for Permit  
01/13/2022 3:17:34 PM  
REGIONAL  
Building Department  
amy  
ENUMERATION



SCALE 1"=20'



EQUINE COURT  
(50' PUBLIC R.O.W.)

PLAT 14748

LEGAL DESCRIPTION

ADDRESS: 2825 EQUINE COURT ✓  
DESCRIPTION: FILING 5 - LOT 19  
✓ HANNAH RIDGE AT FEATHERGRASS  
COLORADO SPRINGS, COLORADO  
EL PASO COUNTY



2130 Flying Horse Club Dr. Colorado Springs, Colorado 80921 (719) 542-4333

PLOT PLAN

Drawn by: JA

PUD ✓

JAN 11, 2022

CAD-0

TAX ID #53324|3003 ✓

# EL PASO COUNTY



## ROAD IMPACT FEE PROGRAM - Credit Use Authorization Receipt

Form Valid until 12/31/2022

To use your credits to offset the Road Impact fee applied as part of the Site Plan Review process: ① Complete this form and send to RoadFee@elpasoco.com for an approval signature by a County Representative. ② The signed form will be returned to you via email. ③ Include this form with the Site Plan document package submitted for review. ④ The credits will be applied after the Site Plan Review approval and when you pay associated fees for building permits. *\*A separate form is required for each lot. \*Credits are deducted when this form is signed \*You cannot use credits without this signed form and a valid parcel and schedule number.*

*\*Site Plan document packages may be submitted either by using Regional's on-line Building Department Assistant program or by taking a paper copy of your Site Review document package to the Planning and Community Development front desk.*

1/10/22

Date Submitted

### Owner of Credits

Elite Properties of America

Company

Doug Stimple

Name

(719)592-9333

Phone number

dstimple@classichomes.com

Email address

2138 Flying Horse Club Drive

Address

Colorado Springs Co 80921

City State Zip

1/10/22

Signature Date

Credit Holder Signature

### Authorized Representative (if applicable)

Classic Homes

Company

Rebecca Clark

Name

(719) 785-3318

Phone number

rclark@classichomes.com

Email address

2138 Flying Horse Club Drive

Address

Colorado Springs, Co 80921

City State Zip

### Property Information

Address: 2825 Equine Court

Parcel # 5332413003

Legal Description: Lot 19 Blk Hannah Ridge at Feathergrass Filing 5

Type of land use: ☒ Single family dwelling ☐ Other

Fee/Unit category In a PID: ☒ Yes ☐ No Mill Levy: ☐ 5 mills ☒ 10 mills

Credit amount to be used: \$ 584.00 Credit Balance: \$ 403,453.00

\*\*\*COUNTY USE ONLY BELOW THIS LINE\*\*\*

Credit Use Approval		Site Plan Review	
Authorization tracking #	EP545	Date Received	dsdyounger 01/14/2022 12:02:35 PM
Date Approved	RB	Received by	
Approved by	1/11/22	SFD	SFD2290
Credit balance before use	\$ 404,037.00	Other	
Credit use amount per lot	\$ 584.00		
Credit balance after use	\$ 403,453.00		



## Receipt for Fees Paid

Planning and Community Development Department

2880 International Circle, Suite 110, Colorado Springs, Colorado 80910  
Office (719) 520-6300

Date 1/13/22

Customer: Classic Homes  
2138 Flying Horse Club Drive  
Colorado Springs, CO 80921

Receipt No.

Processed by KH

Check No. 2609

Payment Method Check

Item	Description	Prefix	Type	Rate	Qty	Amount
H30 2 1	Road Impact Fee - Constitution Heights Metro District PROJECT NAME: 2825 Equine Ct CUSTOMER NAME: Classic Homes			637.00	1	637.00

# SITE



2017 PPRBC

Address: 2825 EQUINE CT, COLORADO SPRINGS

Parcel: 5332413003

Plan Track #: 156744

Received: 13-Jan-2022 (AMY)

## Description:

### RESIDENCE

Type of Unit:

Garage	399
Lower Level 2	1368
Main Level	1375
	3142 Total Square Feet

## Required PPRBD Departments (2)

Enumeration	Floodplain
APPROVED AMY 1/13/2022 3:18:10 PM	(N/A) RBD GIS

## Required Outside Departments (1)

County Zoning APPROVED Plan Review 01/14/2022 12:37:00 PM dsdyounger EPC Planning & Community Development Department
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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.