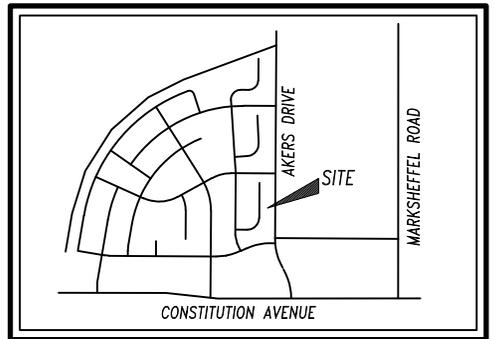


1 FT. TALLER FOUNDATION (9' NOMINAL)

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
BESCP
01/14/2022 12:36:09 PM
4/6/2022
EPC Planning & Community
Development Department

APPROVED
Plan Review
01/14/2022 12:36:15 PM
4/6/2022
EPC Planning & Community
Development Department

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

LOT COVERAGE MAXIMUM FOR RANCH HOMES IS 45%.



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

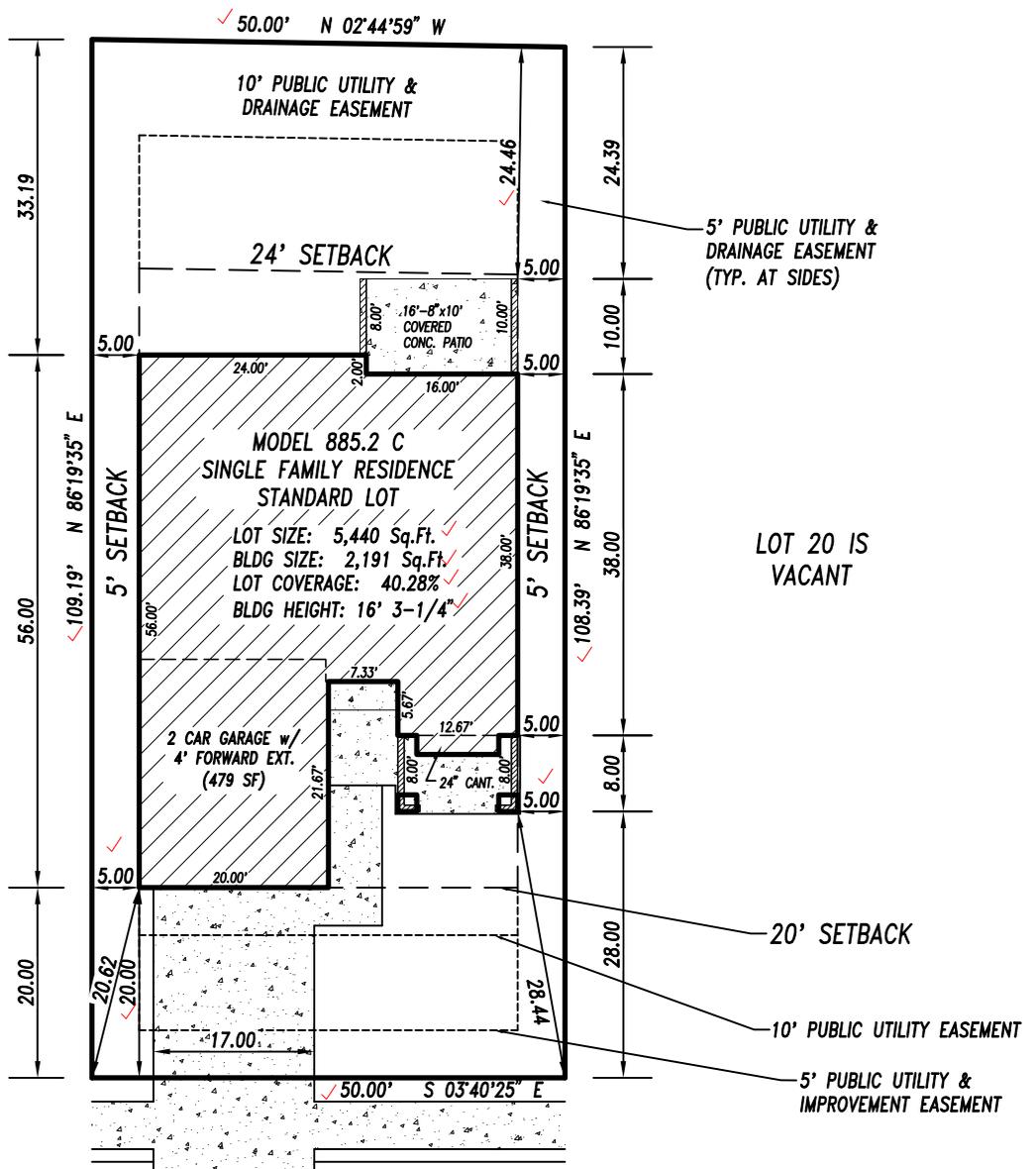


ANY APPROVAL, GIVEN BY EL PASO COUNTY DOES NOT GUARANTEE THE NEED TO COMPLY WITH APPLICABLE FEDERAL, STATE, OR LOCAL LAND-USE/REGULATORY.

Planning & Community Development Department approval is contingent upon compliance with all applicable rules on the recorded plat. No access permit must be granted by the Planning & Community Development Department prior to the establishment of any driveway onto a County road. Direction of flow of any drainage way is not permitted without approval of the Planning & Community Development Department.

LOT 18 IS VACANT

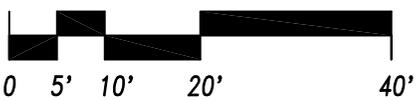
LOT 20 IS VACANT



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



SCALE 1"=20'



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

TAX ID #5332413003

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

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.*

<u>1/10/22</u>		
Date Submitted	Owner of Credits	Authorized Representative (if applicable)
<u>Elite Properties of America</u>	<u>Classic Homes</u>	
Company	Company	
<u>Doug Stimple</u>	<u>Rebecca Clark</u>	
Name	Name	
<u>(719)592-9333</u>	<u>(719) 785-3318</u>	
Phone number	Phone number	
<u>dstimple@classichomes.com</u>	<u>rclark@classichomes.com</u>	
Email address	Email address	
<u>2138 Flying Horse Club Drive</u>	<u>2138 Flying Horse Club Drive</u>	
Address	Address	
<u>Colorado Springs Co 80921</u>	<u>Colorado Springs, Co 80921</u>	
City State Zip	City State Zip	
<u>1/10/22</u>		
Signature Date	Credit Holder Signature	

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 # <u>EP545</u>	Date Received <u></u>
Date Approved <u>1/11/22</u>	Received by <u></u>
Approved by _____	SFD <u>SFD2290</u>
Credit balance before use \$ <u>404,037.00</u>	Other _____
Credit use amount per lot \$ <u>584.00</u>	
Credit balance after use \$ <u>403,453.00</u>	

EL PASO COUNTY



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

Total	\$637.00
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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
<p>APPROVED</p> <p>AMY</p> <p>1/13/2022 3:18:10 PM</p>	<p>(N/A) RBD GIS</p>

Required Outside Departments (1)

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