

Released for Permit
 11/25/2024 4:17:34 PM
 REGIONAL Building Department
 amy
 ENUMERATION

SFD241093
 PLAT 15398
 PUD



052.0 C ELEVATION
 AVERAGE FINISH GRADE = (AFG)
 $AFG = \frac{27.8+27.7+27.0+26.8+26.6+26.1}{6} = 27.0$
 BUILDING HEIGHT = 20.6 + (TF - AFG) =
 BUILDING HEIGHT = 20.6 + (28.3 - 27.0) = 21.9

APPROVED
 Plan Review
 11/26/2024 2:39:08 PM
 dsdrangel
 EPC Planning & Community
 Development Department

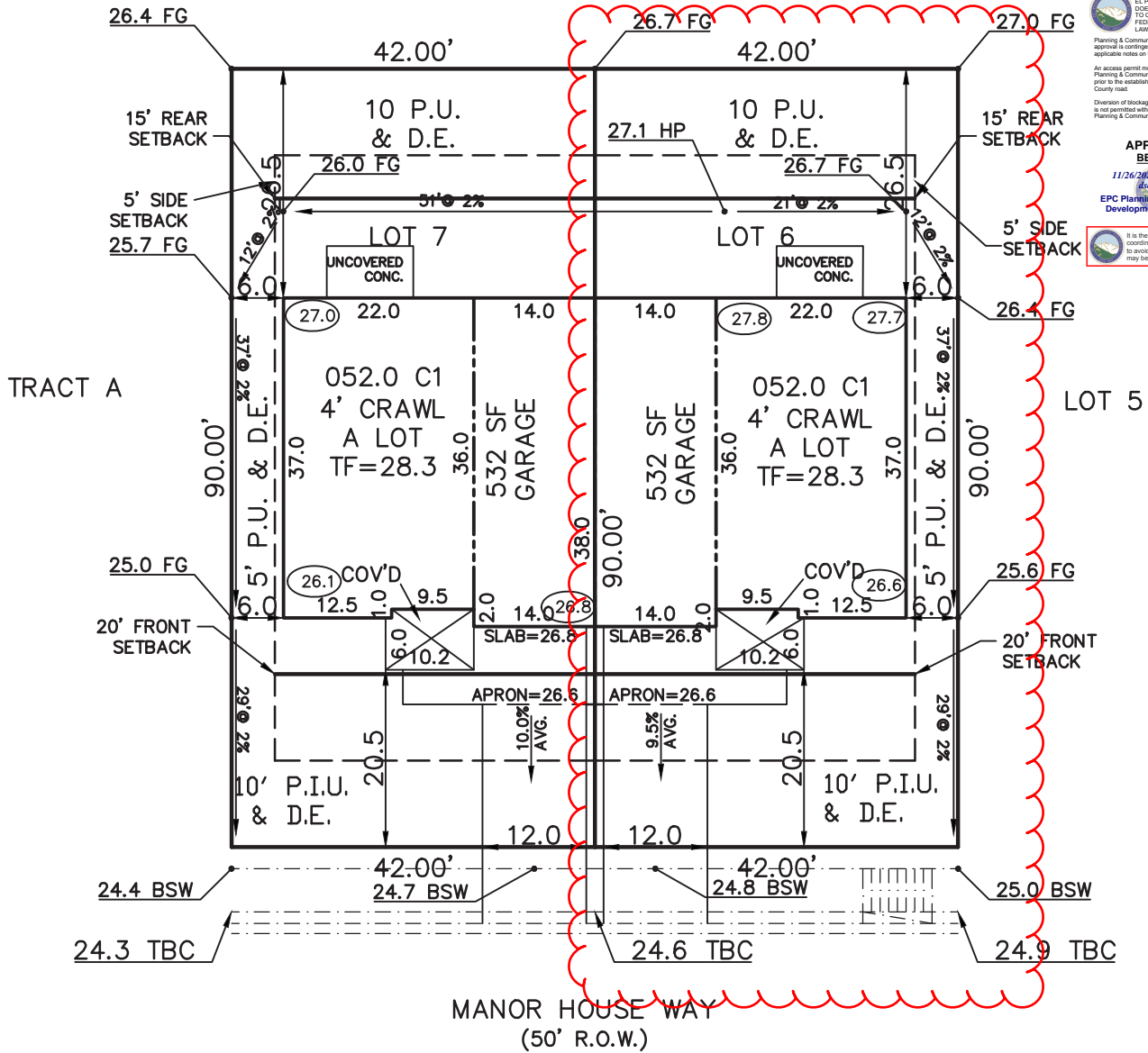
ANY APPROVAL GIVEN BY
 EL PASO COUNTY
 DOES NOT OBTAIN THE NEED TO
 COMPLY WITH APPLICABLE
 FEDERAL, STATE, OR LOCAL
 LAWS AND/OR REGULATION

Planning & Community Development Department
 approval is contingent upon compliance with all
 applicable 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.

Division of Storage of any storage unit
 is not permitted without approval of the
 Planning & Community Development Department

APPROVED
 BESQCP
 11/26/2024 2:39:17 PM
 dsdrangel
 EPC Planning & Community
 Development Department

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



SCHEDULE No. 5233302056 / 5233302057

WARNING!

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

SITE DATA LOT 6

LOT SQ. FT.= 3780
 HOUSE SQ. FT.= 1407
 COVERAGE = 37.2%
 BLDG. HEIGHT = 21.9

SITE DATA LOT 7

LOT SQ. FT.= 3780
 HOUSE SQ. FT.= 1407
 COVERAGE = 37.2%
 BLDG. HEIGHT = 21.9

PLOT PLAN

LEGAL DESCRIPTION

LOTS 6/7
 STERLING RANCH FILING NO. 5
 EL PASO COUNTY, COLORADO

ADDRESS

8148/8140 MANOR HOUSE WAY

NOTES:

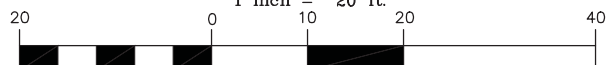
1. ALL COVERED AREAS ARE INCLUDED IN LOT COVERAGE.
2. DECK 8'+ ABOVE GRADE ARE INCLUDED IN LOT COVERAGE.
3. DECK STAIRS SHOWN MAY NOT BE ACCURATE TO NUMBER OF STEPS NEEDED TO REACH GRADE.
4. RETAINING WALL(S) SHOWN ARE DESIGNED PER INFORMATION PROVIDED BY THE DEVELOPER. ACTUAL FIELD CONDITIONS ENCOUNTERED 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. 24" EAVES

SCALE: ...1"=20'

DRAWING NAME
 SR5-6-7

DATE
 11-05-24

VANTAGE HOMES
 9540 FEDERAL DRIVE, SUITE 100
 COLORADO SPRINGS, COLORADO 80921
 PHONE 719-534-0984
 FAX 719-534-0998
 1 inch = 20 ft.



SITE



2023 PPRBC
2021 IECC Amended

Parcel: 5233302056

Address: 8148 MANOR HOUSE WAY, COLORADO SPRINGS

Plan Track #: 196481 

Received: 25-Nov-2024 (AMY)


Description:

RESIDENCE

Type of Unit:

Garage	533	
Lower Level 2	805	
Main Level	805	
Upper Level 1	805	
	2948	Total Square Feet

Required PPRBD Departments (2)


Enumeration
Released for Permit
11/26/2024 12:44:26 PM

amy
ENUMERATION

Floodplain

(N/A) RBD GIS

Required Outside Departments (1)

County Zoning

APPROVED
Plan Review
11/26/2024 2:39:38 PM

dsdrangel
EPC Planning & Community
Development Department

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.