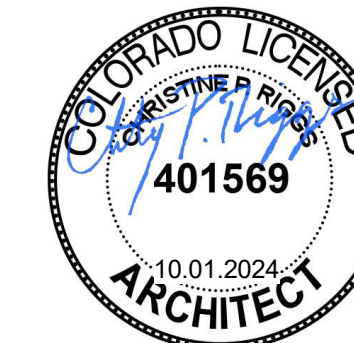


SEAL



DATE

10.01.2024

ISSUE

CONSTRUCTION DRAWINGS

REVISIONS

No. Issuance Date

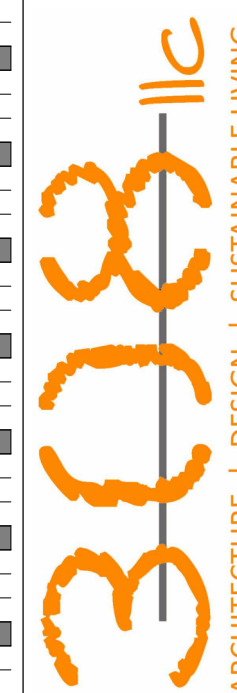
OWNERSHIP OF INSTRUMENTS OF SERVICE

All Drawings, Reports, Plans, Specifications, Computer Files including CAD/BIM files, field information, notes, sketches, and other design materials prepared by the Architect and his/her consultants as instruments of service shall remain the property of the Architect. The Architect shall retain all common law, statutory and other reserved rights, including the Copyright thereof.

PROJECT NUMBER 24-148

GARAGE ADDITION

8883 SHIPMAN LN
COLORADO SPRINGS, CO 80908

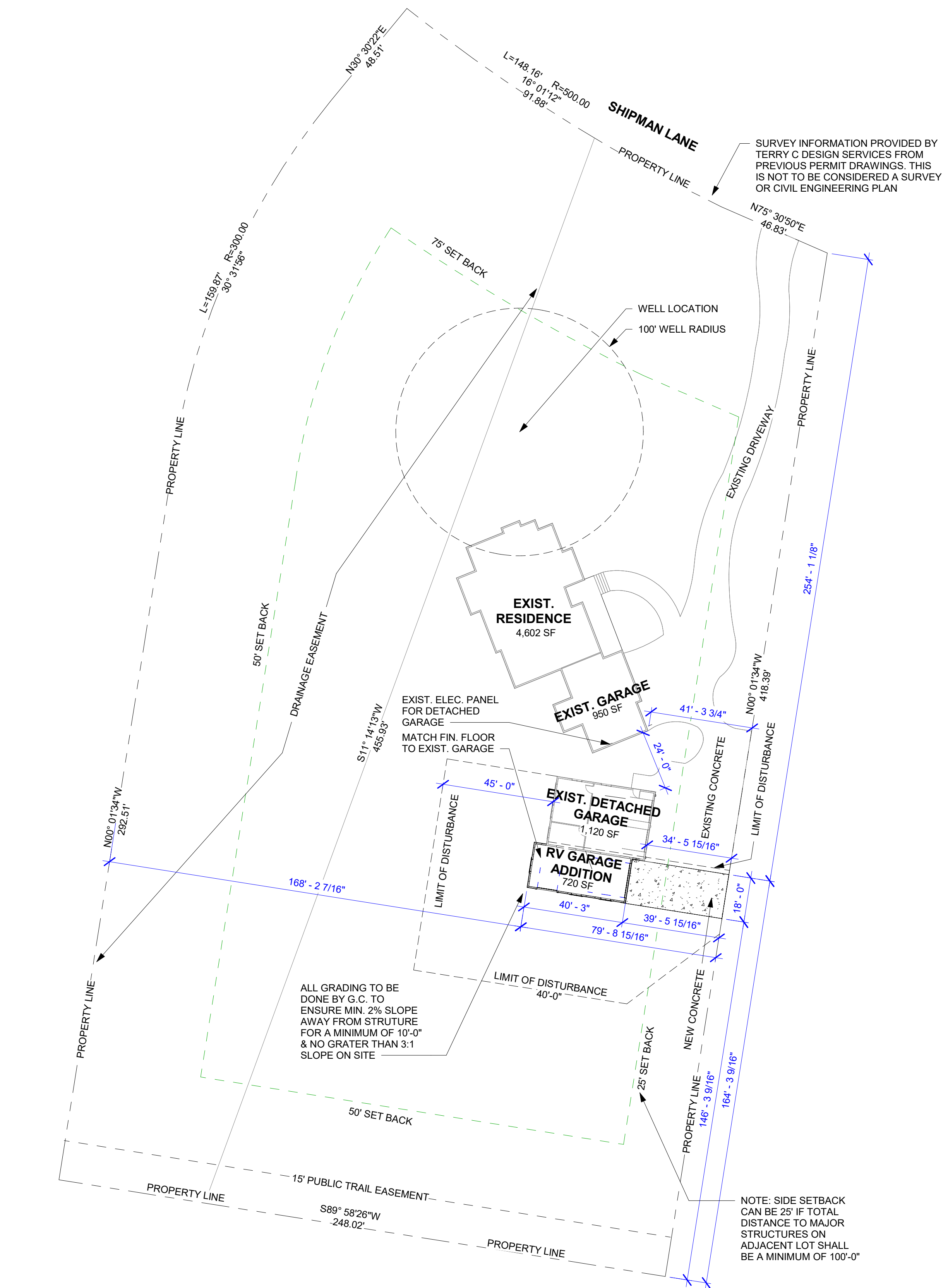


815 S. 25TH ST. #203
COLORADO SPRINGS, CO 80904
719.505.6635
WWW.308LLC.COM

SHEET

A002

SITE PLAN



SURVEY INFORMATION PROVIDED BY TERRY C DESIGN SERVICES FROM PREVIOUS PERMIT DRAWINGS. THIS IS NOT TO BE CONSIDERED A SURVEY OR CIVIL ENGINEERING PLAN

ALL GRADING TO BE DONE BY G.C. TO ENSURE MIN. 2% SLOPE AWAY FROM STRUTURE FOR A MINIMUM OF 10'-0" & NO GRATER THAN 3:1 SLOPE ON SITE

NOTE: SIDE SETBACK CAN BE 25' IF TOTAL DISTANCE TO MAJOR STRUCTURES ON ADJACENT LOT SHALL BE A MINIMUM OF 100'-0"

ADD24607

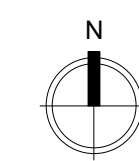
Not Required
BESQCP
10/07/2024 8:22:01 AM
dsdyounger
EPC Planning & Community
Development Department

APPROVED
Plan Review
10/07/2024 8:22:06 AM
dsdyounger
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.

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

1 ARCHITECTURAL SITE PLAN
1" = 30'-0"



RESIDENTIAL



2023 PPRBC
IECC: N/A

Parcel: 5222005003

Address: 8883 SHIPMAN LN, COLORADO SPRINGS

Plan Track #: 194693 

Received: 01-Oct-2024 (BRIANNAM)

Description:

GARAGE ADDITION

Contractor:

Type of Unit:

Required PPRBD Departments (2)

<p>Floodplain</p> <p>(N/A) RBD GIS</p>	<p>Construction</p>
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Required Outside Departments (1)

<p>County Zoning</p> <p>APPROVED Plan Review</p> <p><i>10/07/2024 8:22:31 AM</i> <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.