

# ANDERSON SHOP

645 CIMARRON ROAD  
MONUMENT, CO 80132

SHOP FOOTPRINT

EXISTING FOOTPRINTS

PROPERTY LINE

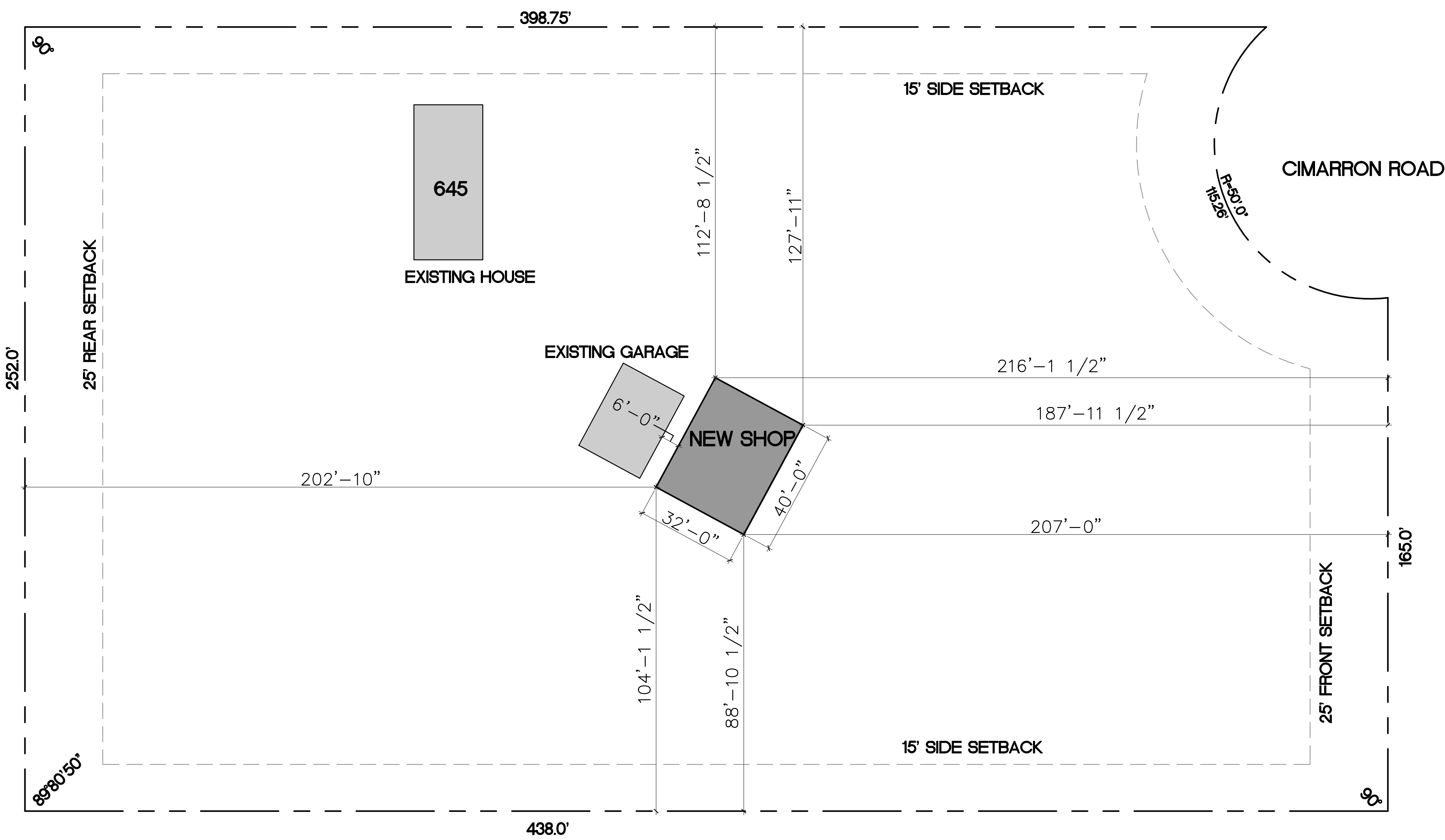
SETBACK LINE

EXISTING FENCE LINE

CURRENT CODES:  
2017 Pikes Peak Regional Building Code (PPRBC)  
2015 International Residential Code (IRC)  
2015 International Existing Building Code (IEBC)  
2015 International Energy Conservation Code (IECC)  
2014 National Electrical Code (NEC)

SITE & BUILDING DATA	
OWNER NAME:	DAVID ANDERSON 645 CIMARRON ROAD MONUMENT, CO 80132
DESIGNER NAME:	JASON BRUNGARDT 2227 MCARTHUR AVENUE COLORADO SPRINGS, CO 80909
SITE ADDRESS:	645 CIMARRON ROAD MONUMENT, CO 80132
LEGAL DESCRIPTION:	LOT 21 ARROWWOOD SUB NO 1 REFIL ARROWWOOD SUB
SCHEDULE #:	6119001004
PROJECT TYPE:	SINGLE FAMILY- SHOP
ZONING:	RR-2.5
HEIGHT RESTRICTIONS:	
ALLOWABLE HEIGHT:	30'-0"
TOTAL BUILDING HEIGHT:	16'-0"
LOT AREA:	82,644 S.F.
ALLOWABLE COVERAGE:	N.A.
PROPOSED COVERAGE:	3.7% = 3,037 S.F.
SQUARE FOOTAGE CALC.S:	
HOUSE (EXISTING):	1,097 GROSS S.F.
GARAGE (EXISTING):	660 GROSS S.F.
SHOP (NEW):	1,280 GROSS S.F.
TOTAL:	3,037 GROSS S.F.

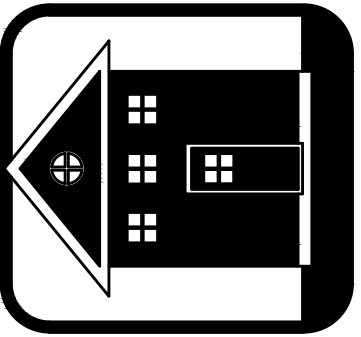
VICINITY MAP:



SITE PLAN  
82,644 S.F. TOTAL

1"=20'-0"

JB DESIGNS, LLC  
RESIDENTIAL • COMMERCIAL • REMODEL  
JASON BRUNGARDT  
2227 MCARTHUR AVENUE  
COLORADO SPRINGS, CO 80909  
(719)314-6407



ANDERSON  
-SHOP  
645 CIMARRON  
MONUMENT, CO 80132

REMARKS

DRAWN BY: JAB  
PLOTTED: 8-29-19

DRAWING TITLE:  
COVER/  
DATE/  
SITE PLAN

T0.1