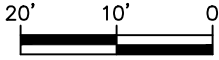




SCALE : 1" = 20'



PLOT PLAN

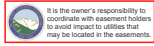
(THIS IS NOT A PROPERTY SURVEY)
11216 HOUSE FINCH LANE

Released for Permit
01/26/2022 2:10 PM
RECORDING
Building Department
Betsy A
ENUMERATION

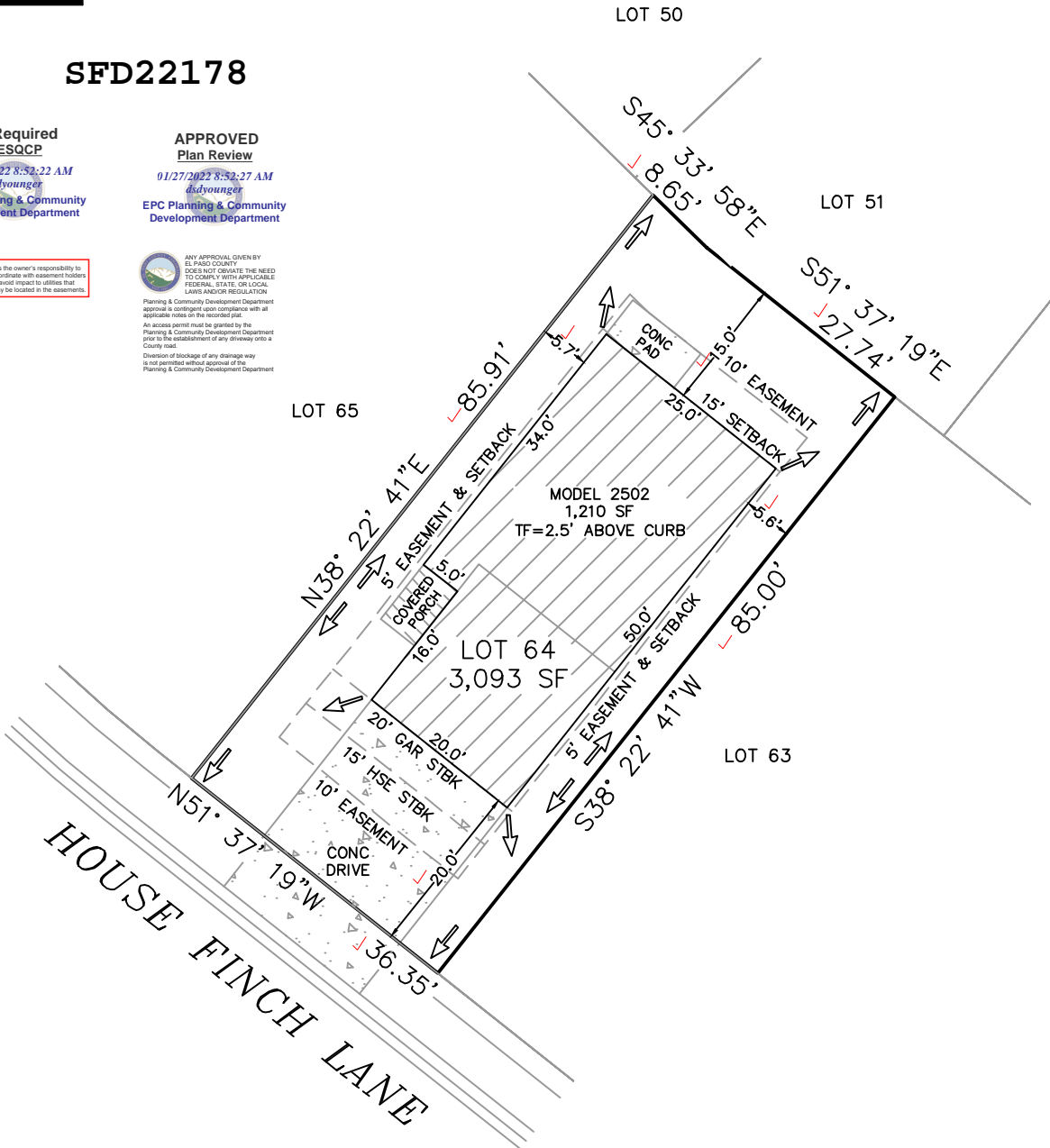
SFD22178

Not Required
BESQCP
01/27/2022 8:52:22 AM
dsdyounger
EPC Planning & Community
Development Department

APPROVED
Plan Review
01/27/2022 8:52:27 AM
dsdyounger
EPC Planning & Community
Development Department



ANY APPROVAL GIVEN BY EL PASO COUNTY DOES NOT OVIATE THE NEED TO COMPLY WITH APPLICABLE FEDERAL, STATE, OR LOCAL LAWS AND/OR REGULATIONS.
Planning & Community Development Department approval is contingent upon compliance with all applicable notes on this 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 blockage of any drainage way is not permitted without approval of the Planning & Community Development Department.



PUD
PLAT 14880

Top of Foundation = 2.5' ABOVE CURB / 2502--ELEV A / B LOT		
SETBACKS: FRONT=15'/20' SIDES=5'/10' REAR=15'	ADDRESS: 11216 HOUSE FINCH LANE ✓ COLORADO SPRINGS, CO TAX ID# 5513300004 LEGAL DESCRIPTION: LOT 64 THE HILLS AT LORSON RANCH ✓ FILING NO. 1, EL PASO COUNTY, CO	LOT AREA: 3,093 SF ✓ HOUSE W/PORCH PRINT: 1,210 SF ✓ COVERAGE: 39.1% ✓

EASEMENTS AS RECORDED IN PLAT RECORDS AND ARE FOR PUBLIC UTILITIES, PUBLIC IMPROVEMENTS, & DRAINAGE PURPOSES Job# 220101

TRALON HOMES
212 N Wahsatch Ave, Suite 305
Colorado Springs, Colorado, CO 80903
(719)434-4750 FAX (719)434-3418

SITE



2017 PPRBC

Address: 11216 HOUSE FINCH LN, COLORADO SPRINGS

Parcel: 5513300004

Plan Track #: 157352 

Received: 26-Jan-2022 (BECKYA)

Description:

RESIDENCE

Type of Unit:

Garage	379	
Lower Level 2	773	
Main Level	706	
Upper Level 1	1082	
	2940	Total Square Feet

Required PPRBD Departments (2)

<p>Enumeration</p> <p>APPROVED</p> <p>BECKYA</p> <p>1/26/2022 2:21:27 PM</p>	<p>Floodplain</p> <p>(N/A) RBD GIS</p>
--	--

Required Outside Departments (1)

<p>County Zoning</p> <p>APPROVED</p> <p>Plan Review</p> <p><i>01/27/2022 8:52:50 AM</i></p> <p><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.