

VICINITY MAP



**PROJECT LOCATION:**  
 1342 NORTH NEVADA AVENUE  
 COLORADO SPRINGS, CO  
 80903

**LEGAL DESCRIPTION**

THAT PART OF BLK 214 DESC AS FOLS, BEG ON ELY LN OF SD BLK 450 FT NLY FROM SE COR, TH WLY + PARA WITH SLY LN OF SD BLK 132 FT, NLY + PARA WITH ELY LN TO INTSEC NLY LN, ELY ON SD NLY LN TO NE COR, TH SLY ON ELY LN 96 FT M/L TO POB ADD 1 COLO SPGS TOG W/ THAT PART OF BLK 214 AS FOLS, COM ON ELY LN OF SD BLK AT A PT 450 FT NLY FROM SE COR, TH WLY + PARA WITH SLY LN 132 FT FOR POB, NLY + PARA WITH ELY LN TO INTSEC NLY LN, SWLY ON SD LN TO ELY LN OF ALLEY, SLY ON SD ELY LN 89 FT, TH E 58 FT TO POB ADD 1 COLO SPGS

TSN: 6407106027

**PROPERTY INFORMATION**

1342 N NEVADA AVE  
 COLORADO SPRINGS, CO 80903

LOT SIZE: 17,100 SQFT  
 EXISTING HOUSE: 3,914 SQFT  
 EXISTING GARAGE: 1,200 SQFT  
 EXISTING PORCH/DECK SQFT: 647 SQFT  
 TOTAL LOT COVERAGE EXISTING: 22.1%  
 EXISTING HOUSE HEIGHT: 30 FT  
 EXISTING GARAGE HEIGHT: 20 FT

**SETBACKS**

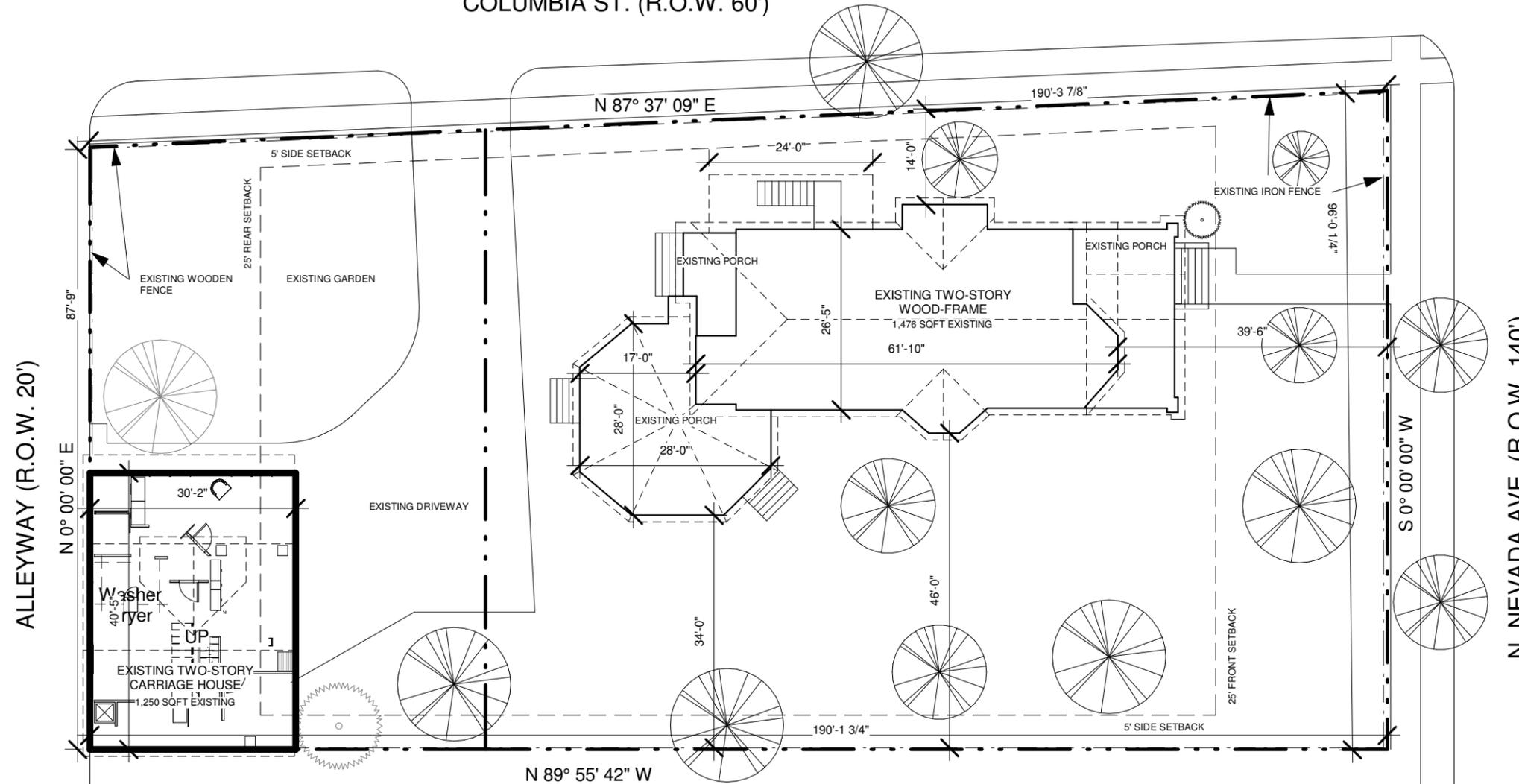
FRONT YARD SETBACK: 25 FT  
 SIDE YARD SETBACK: 5 FT  
 REAR YARD SETBACK: 25 FT

**APPLICANT**

JAMES AND CAREN MCCURDY  
 1342 NORTH NEVADA AVENUE  
 719-360-2199

**FILE NO.S**

COLUMBIA ST. (R.O.W. 60')

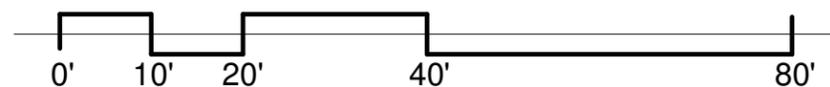


ALLEYWAY (R.O.W. 20')

N. NEVADA AVE. (R.O.W. 140')

**1 ENLARGED SITE PLAN**

1" = 20'-0"



NORTH

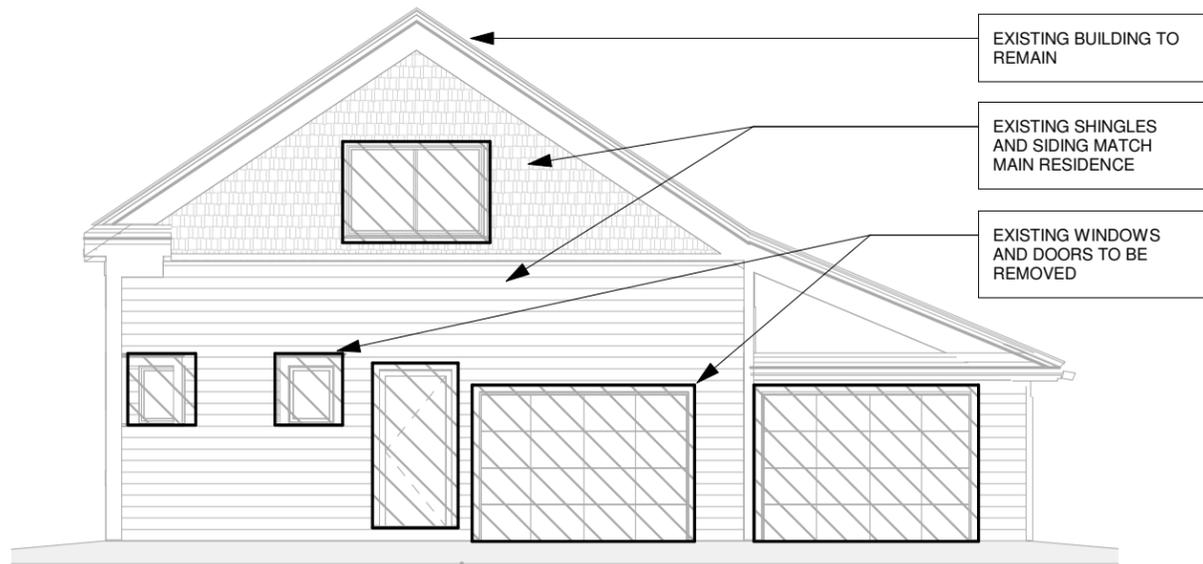
**MCCURDY CARRIAGE HOUSE**

1342 NORTH NEVADA AVENUE  
 COLORADO SPRINGS, CO 80903

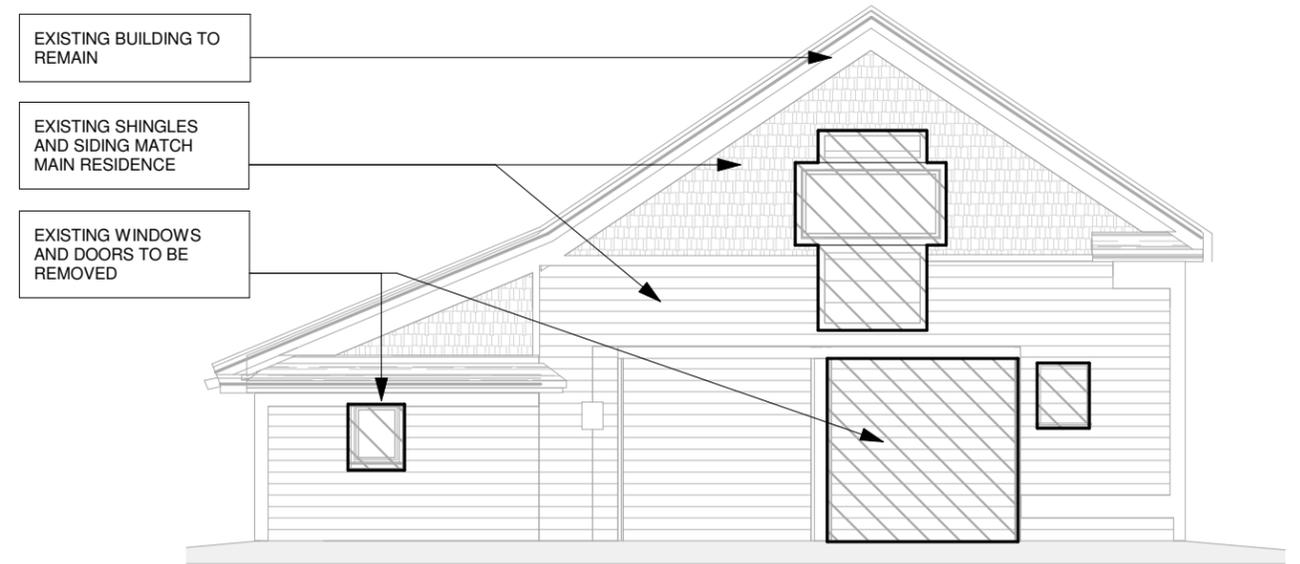
07/06/21

**TDG Architecture**

201 E. LAS ANIMAS STREET, STE. 113  
 COLORADO SPRINGS, CO, 80903  
 (719) 623-5641



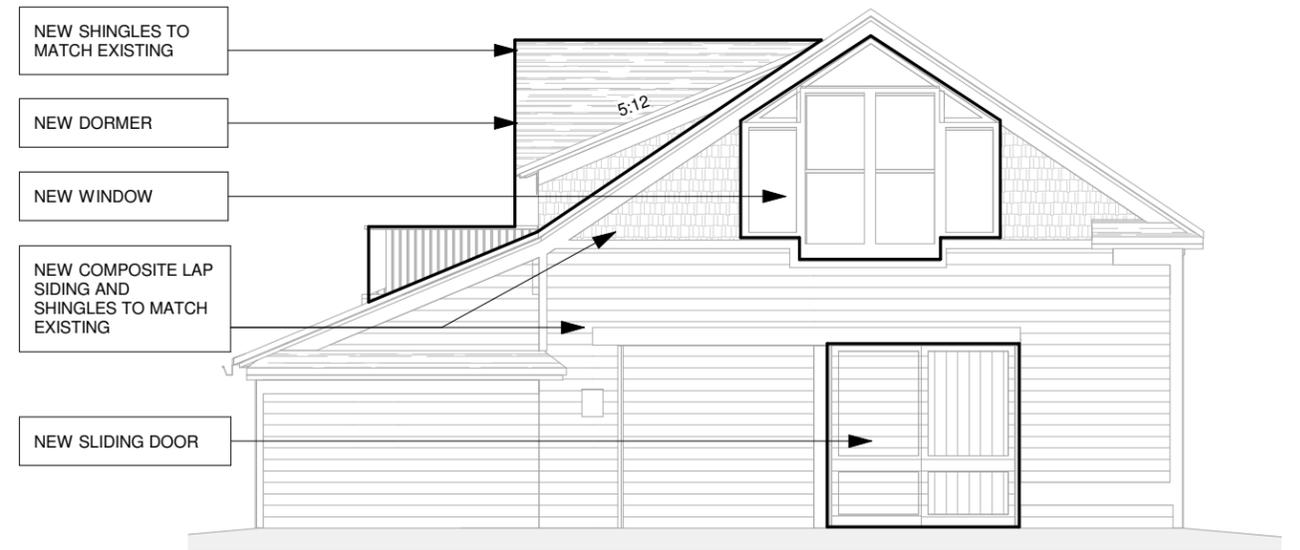
**1** 1 Existing East View  
1/8" = 1'-0"



**2** 1 Existing West View  
1/8" = 1'-0"



**3** 2 Proposed East View  
1/8" = 1'-0"



**4** 2 Proposed West View  
1/8" = 1'-0"

07/01/21

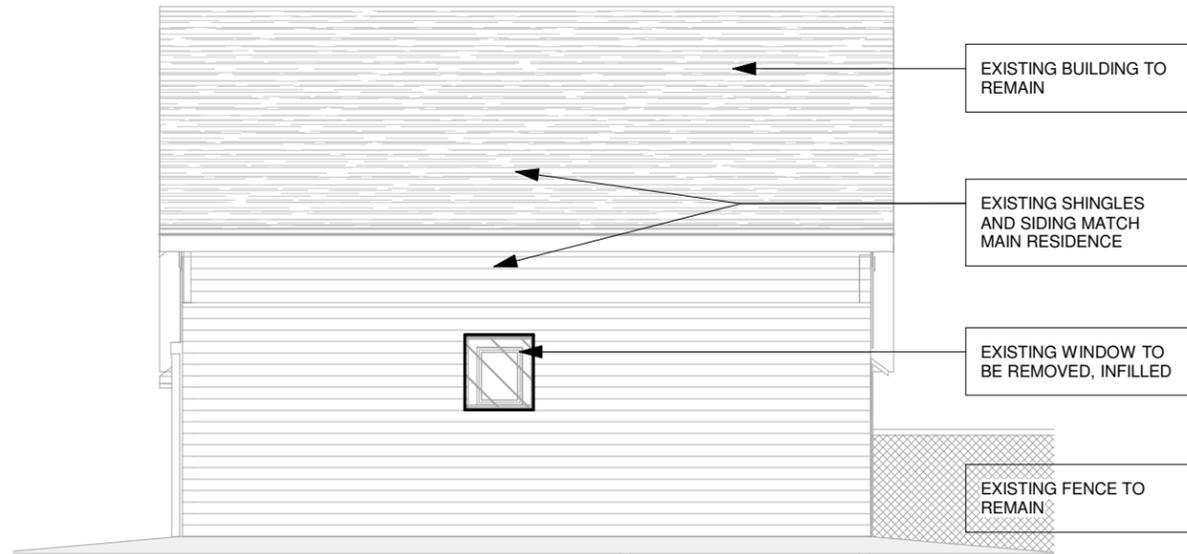
TDG Architecture

201 E. Las Animas Street, Ste. 113  
COS 80903 (719)623-5641

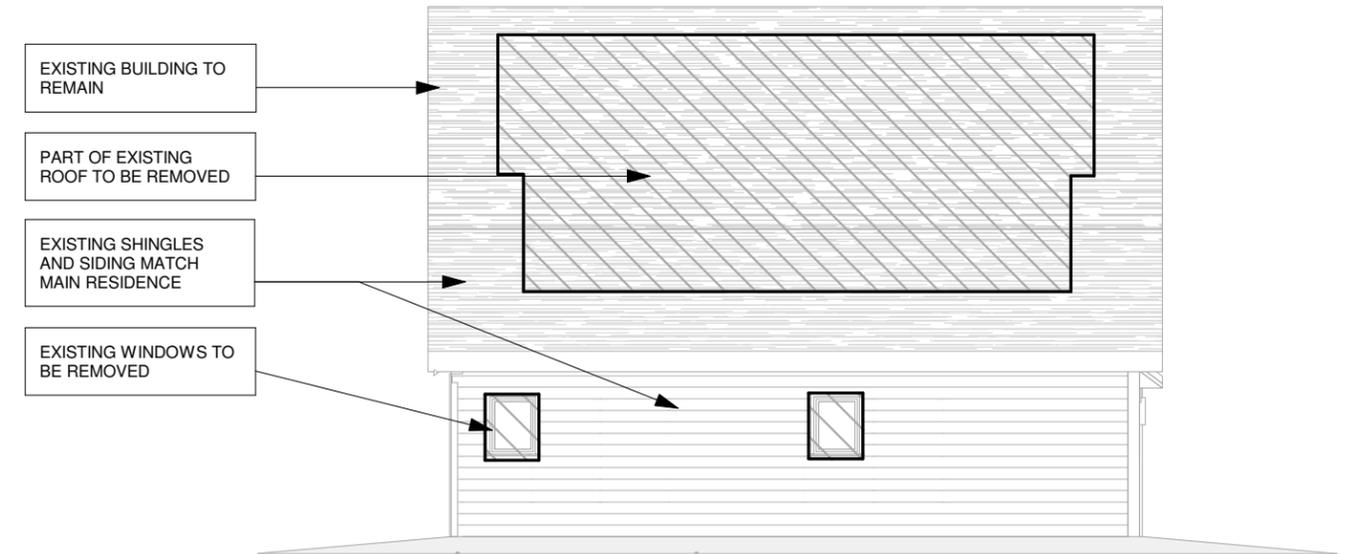
East and West Elevation

McCurdy Carriage House

1342 N. Nevada Ave, Colorado Springs, CO, 80903



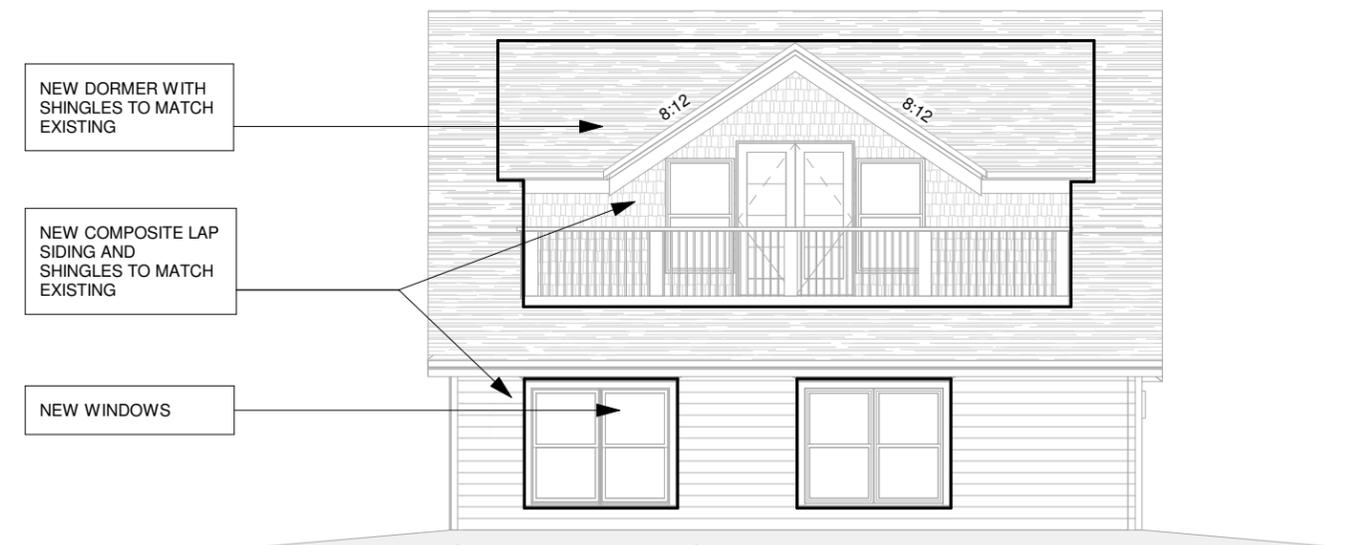
**1** 1 Existing South View  
1/8" = 1'-0"



**2** 1 Existing North View  
1/8" = 1'-0"



**3** 2 Proposed South View  
1/8" = 1'-0"



**4** 2 Proposed North View  
1/8" = 1'-0"

07/01/21

TDG Architecture

201 E. Las Animas Street, Ste. 113  
COS 80903 (719)623-5641

North and South Elevation

McCurdy Carriage House

1342 N. Nevada Ave, Colorado Springs, CO, 80903