

Topographic map showing a residential development. The map includes a central building labeled "RESIDENTIAL BUILDING" with dimensions 44'-0" by 34'-0". The building is surrounded by a "PRESERVATION AREA" and a "LIMIT OF DISTURBANCE" line. Handwritten annotations include "LIMIT OF DISTURBANCE", "LIMIT OF DISTURBANCE WALL SYSTEM IS LIMITED APPROVED", and "APPROVED GRADING PLAN". The map also shows contour lines, lot lines, and various survey points.

LEGAL DESCRIPTION:
LOT 1, "RILEY SUBDIVISION", IN THE CITY OF COLORADO
SPRINGS, EL PASO COUNTY, COLORADO.

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SITE DATA:
1 ZONING = RESIDENTIAL W/HILLSIDE OVERLAY
2
3 LOT 50, FT. = 63,335
4 BUILDING SQ. FT. = 2,450
5 BUILDING COVERAGE = 4%
6 AVERAGE BUILDING HEIGHT = 26.8'
7 TAX PARCEL NUMBER = 63700-03-002
8 NILEY SUBDIVISION DEVELOPMENT PLAN FILE NO. AN 68-727

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LEGEND:

- GRADING PLAIN CONTOURS ---100---
- TOP OF FOUNDATION ELEVATION
- TOP OF GARAGE FLOOR ELEVATION
- COMPOSED CONTOUR ELEVATION
- TOP OF WALL ELEVATION
- BOTTOM OF WALL ELEVATION
- LIMITS OF DISTURBANCE
- EXISTING CONTOURS
- 8' x 6' WALL (4' HIGH MAXIMUM)

48 HOURS
BEFORE YOU DIG:
CALL UTILITY
LOCATING
FOR COATING
AND MARKING GAS,
ELECTRIC, WATER
AND WASTE WATER

1-800-922-1987

NOTES:

1. ESTABLISH TOP OF FOUNDATION IN FIELD ... ADJACENT LOT ... WAS GRADED ... CONSTRUCTION ... ADJUSTMENT, RETAINING WALLS, AND/OR DRAINAGE ... LOT LINES AND/OR FOR DESIGN CONSTRUCTION.
2. THIS IS NOT A LAND SURVEY PLAT ... FOR CONSTRUCTION PURPOSES ONLY.
3. NO DISTURBANCE, GRADING OR SIGNIFICANT ... OCCUR BEYOND THE "LIMIT OF DISTURBANCE" LINE AS SHOWN ON THIS PLAN.
4. THE "LIMITS OF DISTURBANCE" SHALL BE FLAG, HOPE AND/OR A TALL GRASS OR CONSTRUCTION FENCING.
5. CONSTRUCTION MOBILIZATION ACCESS OR EGRESS ... BE PLACED IN AN UNDISTURBED, UNEXCAVATED, UNPAVED AVAILABLE AREA.
6. EXCAVATED MATERIAL TO BE EXPORTED OFF-SITE.
7. TELEPHONE, CABLEVISION AND ELEGGING SERVICE LINES WILL BE EXTENDED TO THE SITE. SERVICE LINE ALIGNMENTS TO BE WITHIN LIMITS OF DISTURBANCE AND/OR FOR BUILDABLE AREAS.

PREPARED FOR: BRISTLECONE LOG HOMES, INC.
11505 WEST HWY 24
DAVID, COLORADO 80814-791
(719) 686-9100

RIGHT SIDE ELEVATION
10'

Vicinity Map
N.T.S.

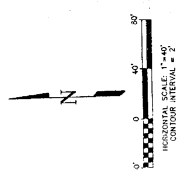
[illegible]

CALL BEFORE YOU DIG...

 48 HOURS BEFORE YOU DIG.
 CALL UTILITY CALL LOCATING FOR LOCATING AND MARKING GAS, ELECTRIC, WATER AND WASTE WATER
 1-800-922-1987

LDC, Inc.
 PLANNING, SURVEYING, LAND SERVICES
 3520 Austin Bluffs Parkway
 Colorado Springs, CO 80918
 (719) 528-6133 FAX (719) 528-6848

PROJECT NO.	98057.2	Drawn By: A.B.	Date: 07/07/99
		Checked By: DWH	Sheet: 1 of 1



OWNER:
MR. & MRS. L. RILEY
130 EAST ROCK ROAD
COLORADO SPRINGS, CO 80910-3008

BUILDING ENVELOPE
PRESERVATION BOUNDARY

LEGEND

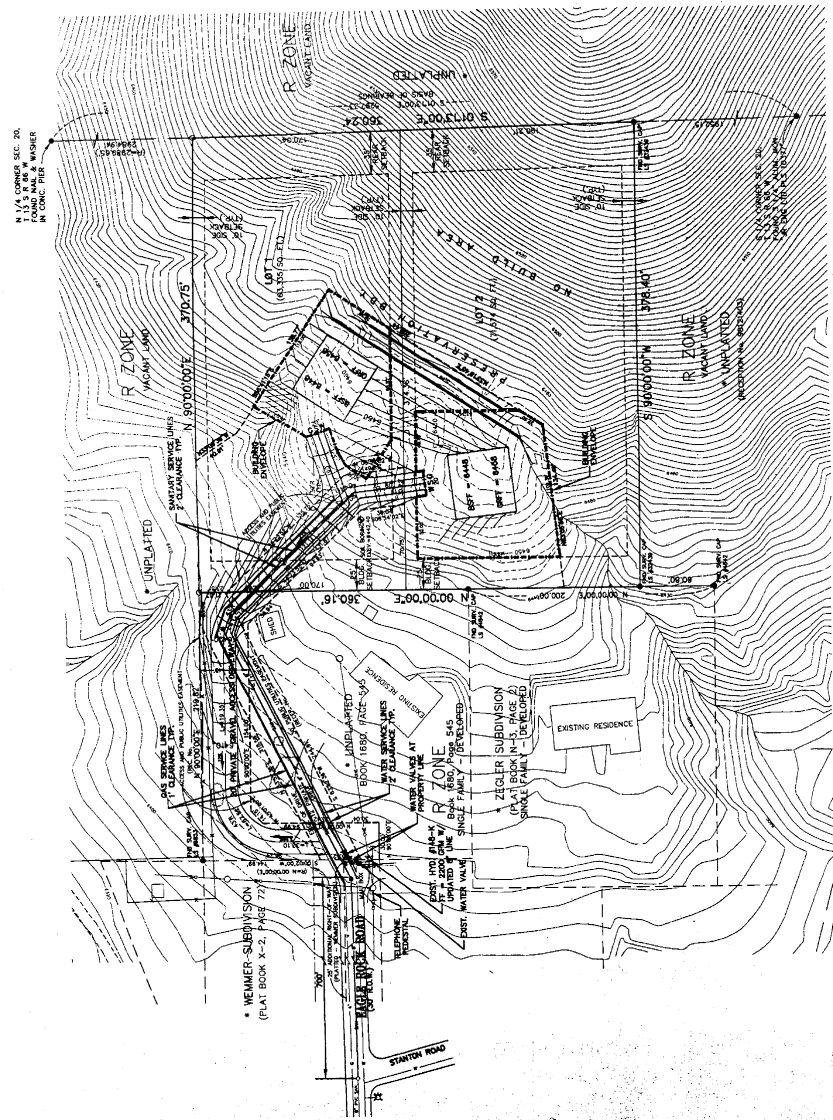
EXISTING	
PROPERTY LINE	---
GAS	---
SANITARY SEWER	---
WATER	---
OVERHEAD ELECTRIC	---
VALVE	---
FIRE HYDRANT	---

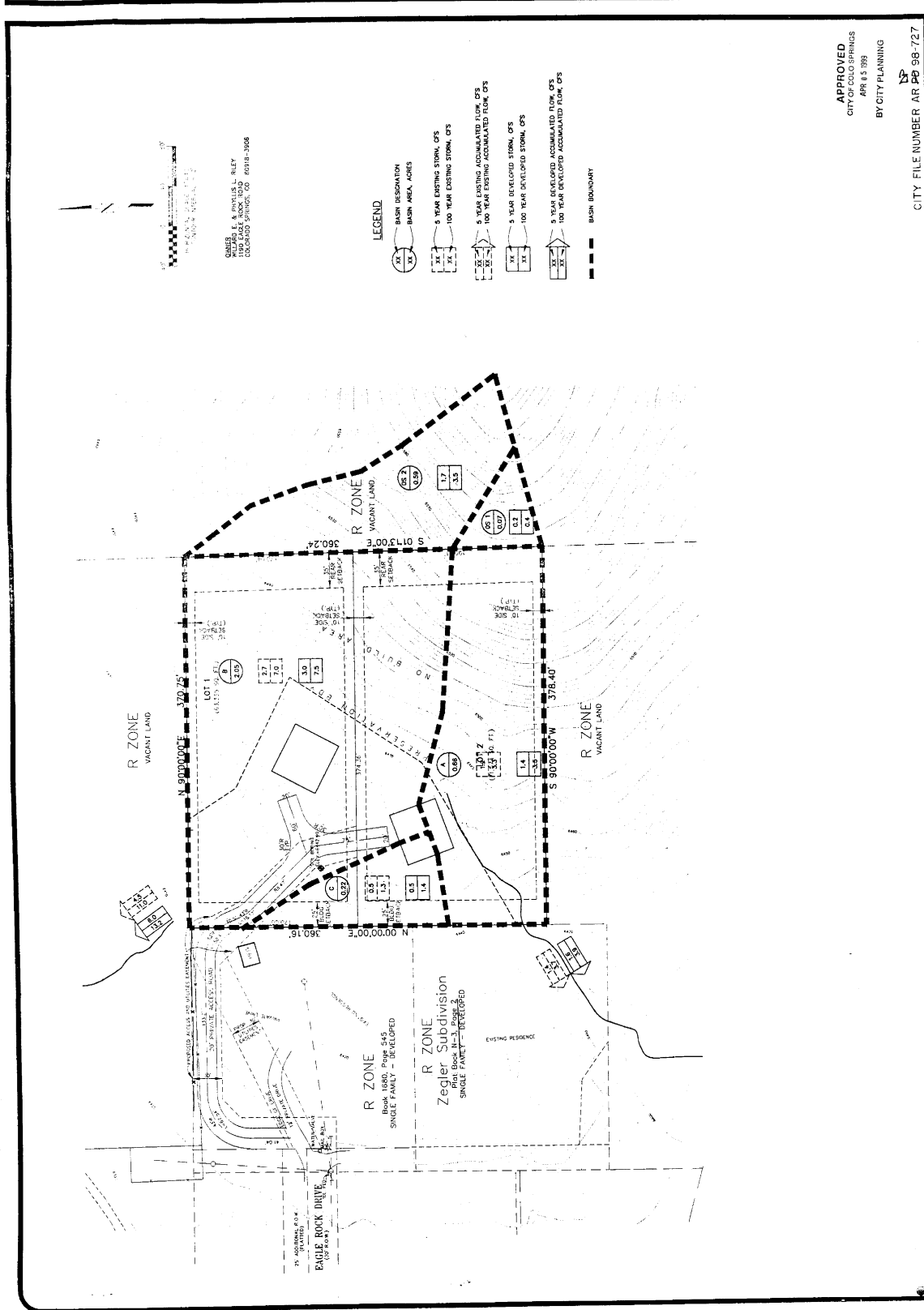
PROPOSED	
GAS	---
8" SANITARY SEWER	---
MANHOLE	---
WATER	---
VALVE	---
FIRE HYDRANT	---

FIRE DEPARTMENT
PLAN REVIEW #



APPROVED:
CITY OF COLORADO SPRINGS
CITY FILE NUMBER: AR 98-727
TAX NUMBER: 632,000,0046
BY CITY PLANNING
FIRE DEPT. NUMBER: 981063





APPROVED
CITY OF COLO SPRINGS
APR 05 1999
BY CITY PLANNING

BY CITY PLANNING

2
CITY FILE NUMBER AR 98-727

* WEMMER-8
(PLAT BOOK X)