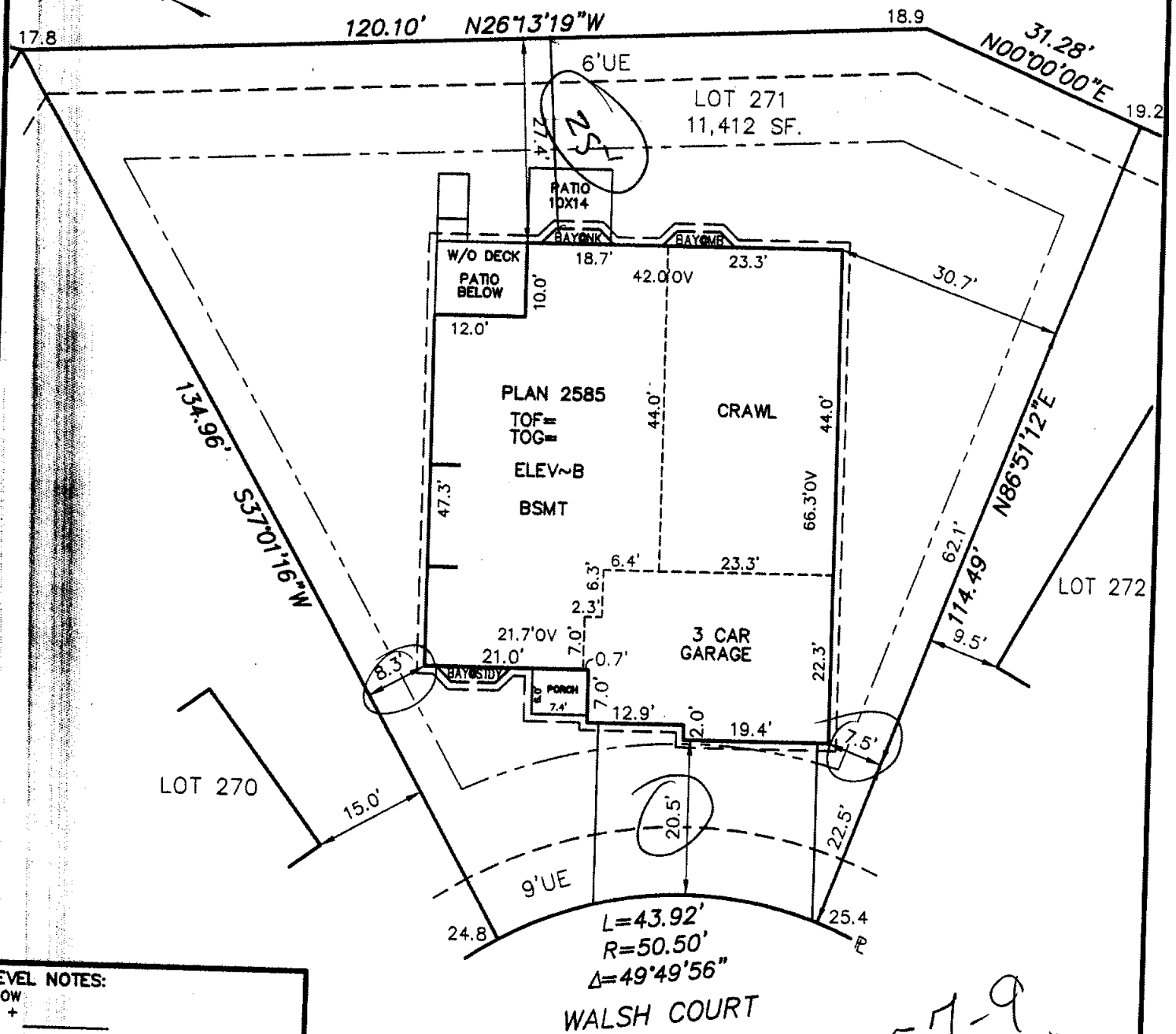


# PLOT PLAN FOR MELODY HOMES INC.

LOT 271, BLOCK     , RIDGEWOOD HILLS P.U.D. THIRD FILING,  
 CITY OF FT. COLLINS, COUNTY OF LARIMER, STATE OF COLORADO.  
 ADDRESS 7508 WALSH COURT

TRACT X



WALSH COURT

**B0406144**

1257-9

**LEVEL NOTES:**

BOW	+	_____
*HI	-	_____
BOW	_____	HUB
HSD	_____	BOW
*HI	_____	HSD
HUB	+	_____
HI	-	_____

CHECK IN

HSE STK	BY _____	DATE _____
HSE RESTK	BY _____	DATE _____
FDN	BY _____	DATE _____
ISP/GRD STK	BY _____	DATE _____
HBW/GRD	BY _____	DATE _____
REGRD	BY _____	DATE _____
REGRD	BY _____	DATE _____

**GENERAL NOTES**

- THIS PLOT PLAN DOES NOT SHOW LOCATION OF WINDOW WELLS. FOR THEIR LOCATION SEE STRUCTURAL ENGINEERED PLANS.
- THIS PLOT PLAN IS BASED ON INFORMATION PROVIDED TO CARROLL & LANGE BY THE BUILDER / DEVELOPER.
- DIMENSIONS SHOWN AROUND THE PERIMETER OF THE STRUCTURE ARE TO THE EXTERIOR FOUNDATION CORNERS.
- PROVIDE AND MAINTAIN POSITIVE DRAINAGE AWAY FROM ALL FOUNDATION WALLS PER WARRANTY REQUIREMENTS. (0.5% MINIMUM SLOPE FOR CONCRETE PANS.) THIS PLOT PLAN SHOWS PROPOSED IMPROVEMENTS ONLY. FINAL CONSTRUCTION MAY VARY.
- FOR QUESTIONS REGARDING THE FOUNDATION DURING EXCAVATION, FORM SETTING, AND HOUSE CONSTRUCTION REFER TO THE ENGINEERED FOUNDATION PLANS.
- BEFORE STAKING, THE BUILDER SHOULD VERIFY ALL HOUSE PLAN NUMBERS, DIMENSIONS, ELEVATIONS, AND SETBACKS TO THE PLOT PLAN. IF ANY DISCREPANCY EXISTS PLEASE CONTACT APPROPRIATE PERSON.

2' STAGGER REQUIRED

INFO STAKE: 2585 RH  
3 CAR  
ELEV~A

*Carol A. Wear*  
REVIEWED & APPROVED FOR STAKING

**NOTES OF CONCERN:**

- LOCATE WATER METER PIT, LIGHT POLE OR ANYTHING ELSE THAT MAY AFFECT THE DRIVEWAY LOCATION AND CALL OFFICE.

**LEGEND:**

- WATER SERVICE
- SANITARY SEWER SERVICE
- LIGHT POLE
- FIRE HYDRANT
- UTILITY PEDESTALS
- PROPERTY LINE
- BOW=BACK OF WALK
- FOW=FRONT OF WALK
- F=FLOW LINE
- SETBACK EASEMENT

**MELODY HOMES INC.**

11031 SHERIDAN BLVD.  
WESTMINSTER CO. 80020  
PHONE: (303) 466-1831  
FAX: (303) 466-2368

CALL UTILITY NOTIFICATION  
CENTER OF COLORADO  
1-800-922-1987  
OR 534-6700 IN METRO DENVER  
CALL 2-BUSINESS DAYS IN ADVANCE  
BEFORE YOU DIG, GRADE, OR EXCAVATE  
FOR THE MARKING OF UNDERGROUND  
MEMBER UTILITIES

**MINIMUM SETBACKS:**  
 FRONT: 20'  
 SIDE: 5' REAR: 15'  
 STREET SIDE: 15'  
 MINIMUM BETWEEN STRUCTURES: 10'

SCALE: 1"=20'  
 DATE: 09-23-04  
 REV: \_\_\_\_\_  
 BY: JS  
 JOB NO: 2386