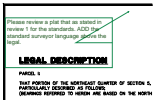


# ENG-SF20028-R2-Plat.pdf Markup Summary

1 (23)

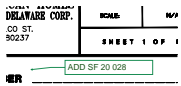


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**Page Index:** 1  
**Date:** 4/14/2021 1:35:09 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1



**Subject:** Callout  
**Page Index:** 1  
**Date:** 4/14/2021 1:37:05 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

Please review a plat that as stated in review 1 for the standards. ADD the standard surveyor language above the legal.



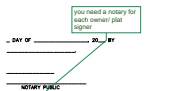
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**Page Index:** 1  
**Date:** 4/14/2021 1:37:47 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

ADD SF 20 028



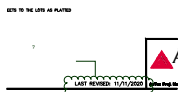
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**Page Index:** 1  
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**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

This is odd; i dont recall this as a standard note in the County, (and the Code is 2019). DELETE THIS



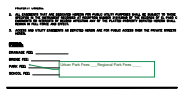
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**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

you need a notary for each owner/ plat signer



**Subject:** Cloud+  
**Page Index:** 1  
**Date:** 4/14/2021 1:42:02 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

?



**Subject:** Callout  
**Page Index:** 1  
**Date:** 4/14/2021 1:44:20 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

Urban Park Fees \_\_\_\_ Regional Park Fees \_\_\_\_

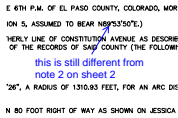


**Subject:** Image  
**Page Index:** 1  
**Date:** 4/14/2021 3:17:07 PM  
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**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1



**Subject:** Callout  
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**Date:** 4/14/2021 3:17:55 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

This will be signed by the HOA ; please add the acceptance certificate like the example provided



**Subject:** Callout  
**Page Index:** 1  
**Date:** 4/16/2021 12:06:51 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

this is still different from note 2 on sheet 2



**Subject:**  
**Page Index:** 1  
**Date:** 4/16/2021 12:23:11 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1



**Subject:**  
**Page Index:** 1  
**Date:** 4/16/2021 12:23:24 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1



**Subject:**  
**Page Index:** 1  
**Date:** 4/16/2021 12:23:28 PM  
**Author:** dsdrice  
**Color:**   
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**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1



**Subject:**  
**Page Index:** 1  
**Date:** 4/16/2021 12:23:31 PM  
**Author:** dsdrice  
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**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1



**Subject:**  
**Page Index:** 1  
**Date:** 4/16/2021 12:23:34 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

-HOLDERS OF OTHER INTERESTS IN THE LA  
 EETS, AND EASEMENTS AS SHOWN HEREO  
 EMENTS SO PLATED ARE HEREBY DECIA  
 ENTS WILL BE CONSTRUCTED TO EL PASO  
 DEU AT SAID OWNERS EXPENSE, ALL TO  
 ACCEPTANCE BY RESOLUTION, ALL PUBLIC  
 ADD. THE UTILITY EASEMENTS SHOWN HEF  
 AS SHOWN HEREO, THE ENTITIES  
 ERY GRANTED THE PERPETUAL RIGHT OF  
 BEDI APPOINTMENT OF UTILITY LINE, SANI SER,

**Subject:**  
**Page Index:** 1  
**Date:** 4/16/2021 12:23:42 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

DE OF SAID AND HOLDERS OF OTHER INTERESTS IN THE LAND  
 TO BE DONE IN ACCORDANCE WITH THE PROVISIONS OF SAID RESOLUTION  
 EASEMENTS SO PLATED ARE HEREBY DECIA  
 ENTS WILL BE CONSTRUCTED TO EL PASO  
 DEU AT SAID OWNERS EXPENSE, ALL TO  
 ACCEPTANCE BY RESOLUTION, ALL PUBLIC  
 ADD. THE UTILITY EASEMENTS SHOWN HEF  
 AS SHOWN HEREO, THE ENTITIES  
 ERY GRANTED THE PERPETUAL RIGHT OF  
 BEDI APPOINTMENT OF UTILITY LINE, SANI SER,


**Subject:** Callout  
**Page Index:** 1  
**Date:** 4/16/2021 12:24:27 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
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**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

If there are no public improvements delete the highlighted text.

'42" W, 37C


**Subject:**  
**Page Index:** 1  
**Date:** 4/16/2021 12:35:14 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

09' 00" 00" E, 101.00' FEET;  
ALONG THE ARC OF A CURVE TO THE RIGHT, S  
38350247E, 364.63 FEET TO THE WESTERLY RI  
AS RECORDED UNDER RECEPTION NO. 2067122  
207427W, 370.62 FEET ALONG SAID WESTERLY I  
397187W, 609.42 FEET ALONG THE NORTHERLY  
CORNER OF SAID LOT 13, SAID CORNER ALSO E  
207427E, 413.81 FEET ALONG SAID WEST LINE "


**Subject:** Callout  
**Page Index:** 1  
**Date:** 4/16/2021 12:35:24 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

E?

LAND ACQUIRED BY BANK JOHN AT PART 101 OF THE ROAD  
THENCE SOUTH 89°00'00" WEST, 120.00 FEET ALONG THE I  
THENCE NORTH 89°00'00" EAST, 450.00 FEET ALONG THE B  
CONSTITUTION AVENUE;  
THENCE NORTH 89°00'00" EAST, 450.00 FEET ALONG SAID I  
CORNER OF EL PASO, STATE OF COLORADO;  
EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:  
THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 16,  
TOWNSHIP 35N, RANGE 102E, COUNTY OF EL PASO, STATE OF COLORADO,  
AND SAID PART  
CORNER OF SAID NORTHEAST QUARTER OF SECTION 16,  
TOWNSHIP 35N, RANGE 102E, COUNTY OF EL PASO, STATE OF COLORADO,  
LINE OF SECTION 16, BEING ON THE WEST LINE OF SAID  
LINE OF SECTION 16, BEING ON THE WEST LINE OF SAID  
LINE OF SECTION 16, BEING ON THE WEST LINE OF SAID  
THENCE 71° CONTINUE ON THE LAST MENTIONED COURSE AS


**Subject:**  
**Page Index:** 1  
**Date:** 4/16/2021 12:46:21 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

8 FEET ALONG THE SOUTH LINE OF SAID TRACT TO THE SOUTH  
FEET ALONG THE WEST LINE OF SAID TRACT TO A POINT ON S  
1 FEET ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE TO THE EC  
ADJ.  
Tract M?  
QUARTER OF THE NORTHEAST ONE-QUARTER OF SECTION 11,  
T. 35N. R. 102E. CO. EL PASO, TEXAS, DESCRIBED AS FOLLOWS:  
ON OF SAID SECTION 9, THENCE SOUTH 89°00'00" WEST ON THE  
WEST OF THE NORTHEAST ONE-QUARTER OF SECTION 9,  
WEST LINE OF SAID NORTHEAST ONE-QUARTER OF SECTION 9,  
CORNER OF CONSTITUTION AVENUE AND THE POINT OF BEGINNING

**Subject:** Callout  
**Page Index:** 1  
**Date:** 4/16/2021 12:46:35 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1


Tract M?

THENCE SOUTH 89°00'00" WEST, 120.00 FEET ALONG THE I  
THENCE NORTH 89°00'00" EAST, 450.00 FEET ALONG THE B  
CONSTITUTION AVENUE;  
THENCE NORTH 89°00'00" EAST, 450.00 FEET ALONG SAID I  
CORNER OF EL PASO, STATE OF COLORADO;  
EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:  
THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 16,  
TOWNSHIP 35N, RANGE 102E, COUNTY OF EL PASO, STATE OF COLORADO,  
AND SAID PART  
CORNER OF SAID NORTHEAST QUARTER OF SECTION 16,  
TOWNSHIP 35N, RANGE 102E, COUNTY OF EL PASO, STATE OF COLORADO,  
LINE OF SECTION 16, BEING ON THE WEST LINE OF SAID  
LINE OF SECTION 16, BEING ON THE WEST LINE OF SAID  
LINE OF SECTION 16, BEING ON THE WEST LINE OF SAID  
THENCE 71° CONTINUE ON THE LAST MENTIONED COURSE AS

**Subject:** Arrow  
**Page Index:** 1  
**Date:** 4/16/2021 12:48:57 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

17th 02°04' EAST, 435.00 FEET TO A POINT ON  
17th 89°05'00" WEST ON SAID SOUTHERLY RIGHT C  
OF EL PASO, STATE OF COLORADO.


Where is Tract N?

**Subject:** Text Box  
**Page Index:** 1  
**Date:** 4/16/2021 12:49:54 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [1] 2020-03-05 - Constitution & Hannah PLAT-S1

Where is Tract N?

2 (35)

THENCE SOUTH 89°00'00" WEST, 120.00 FEET ALONG THE I  
THENCE NORTH 89°00'00" EAST, 450.00 FEET ALONG THE B  
CONSTITUTION AVENUE;  
THENCE NORTH 89°00'00" EAST, 450.00 FEET ALONG SAID I  
CORNER OF EL PASO, STATE OF COLORADO;  
EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:  
THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 16,  
TOWNSHIP 35N, RANGE 102E, COUNTY OF EL PASO, STATE OF COLORADO,  
AND SAID PART  
CORNER OF SAID NORTHEAST QUARTER OF SECTION 16,  
TOWNSHIP 35N, RANGE 102E, COUNTY OF EL PASO, STATE OF COLORADO,  
LINE OF SECTION 16, BEING ON THE WEST LINE OF SAID  
LINE OF SECTION 16, BEING ON THE WEST LINE OF SAID  
LINE OF SECTION 16, BEING ON THE WEST LINE OF SAID  
THENCE 71° CONTINUE ON THE LAST MENTIONED COURSE AS

**Subject:** Callout  
**Page Index:** 2  
**Date:** 4/14/2021 1:51:57 PM  
**Author:** dsdparsons  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

Verify the name of the HOA and be consistent;  
provide a copy of the Sec of State document  
creating the HOA so we can verify name of HOA.



THE  
37  
FAST.  
WN  
5:30  
ES  
R  
T  
ANY

25. NO LOT OR IF  
PERMITS BE I  
CONSTRUCTED  
THE APPLICANT  
THE CLERK A  
PROVISION OF  
APPROVED BY  
DEVELOPMENT  
RELEASE BY  
THE PLAT BE  
SUBDIVISION I  
OF AN ALTER  
COMMISSIONED  
SUPERVISOR

Note 25 and 37 are  
duplicative (delete  
note 37)

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**Subject:** Callout  
**Page Index:** 2  
**Date:** 4/14/2021 2:10:27 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

Note 25 and 37 are duplicative (delete note 37)

... THE PLAT BE SUBDIVISION I OF AN ALTER COMMISSIONED SUPERVISOR

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**Subject:** Image  
**Page Index:** 2  
**Date:** 4/14/2021 2:13:03 PM  
**Author:** dsdparsons  
**Color:** ■  
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**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

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**Subject:** Callout  
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**Author:** dsdparsons  
**Color:** ■  
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**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

Add the detention pond maintenance agreement note?

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**Subject:** Text Box  
**Page Index:** 2  
**Date:** 4/14/2021 2:14:10 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

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**Subject:** Image  
**Page Index:** 2  
**Date:** 4/14/2021 2:15:54 PM  
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**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2



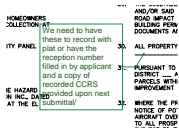
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**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

Repeat comment: Identify the gas, electric, water and sewer providers in a plat note for this project- For example



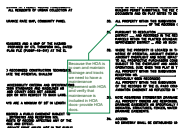
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**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

Did you submit application to CAO yet? THE LOI did not address the fee program as requested



**Subject:** Callout  
**Page Index:** 2  
**Date:** 4/14/2021 3:20:30 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

We need to have these to record with plat or have the reception number filled in by applicant and a copy of recorded CCRS provided upon next submittal/



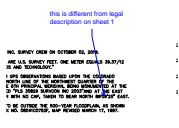
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**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

Because the HOA is to own and maintain drainage and tracts we need to have a maintenance agreement with HOA and verify that maintenance is included in HOA docs- provide HOA docs.



**Subject:** Callout  
**Page Index:** 2  
**Date:** 4/14/2021 3:21:25 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

This is not a standard note? USE STANDRDS notes provided at sheet 1; provide these HOA docs




**Subject:** Callout  
**Page Index:** 2  
**Date:** 4/16/2021 12:08:07 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

this is different from legal description on sheet 1


PALMER VILLAGE OWNER'S ASSOCIATION,  
AND ARE TO BE OWNED AND MAINTAIN  
BY THE URBAN COLLECTION AT PALMER  
DOCUMENT.  
BE MAINTAINED BY THE URBAN COLL

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**Subject:**  
**Page Index:** 2  
**Date:** 4/16/2021 12:10:59 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2


LECTION AT PALMER VILLAGE DUPL  
Y THE URBAN COLLECTION AT PALME  
NTAINED BY THE URBAN COLLECTION  
KWAYS AND OPEN SPACE FOR ALL F

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**Subject:**  
**Page Index:** 2  
**Date:** 4/16/2021 12:11:40 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2


IN COLLECTION AT PALMER VILLAGE  
THE URBAN COLLECTION AT PALME  
OPEN SPACE FOR ALL RESIDENTS C  
BY THE FLOOD INSURANCE RATE MA

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**Subject:**  
**Page Index:** 2  
**Date:** 4/16/2021 12:11:48 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2


IN FROM OF  
OF ACCESS R

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**Subject:**  
**Page Index:** 2  
**Date:** 4/16/2021 12:12:36 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2


FROM OF GARAGES, EXC  
ACCESS ROAD.

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**Subject:** Callout  
**Page Index:** 2  
**Date:** 4/16/2021 12:13:02 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2


DESIGNED B  
AND KNOW OVE  
S OR KNOWING

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**Subject:**  
**Page Index:** 2  
**Date:** 4/16/2021 12:13:35 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2



IS SOME PARTICULARY DESCRIBED BY  
23. NO LOT OR INTEREST THEREIN SHALL BE SOLD, CONVEYED, MORTGAGED, LEASED, OR OTHERWISE TRANSFERRED OR CONVEYED AND PROCEEDS THEREFROM SHALL BE DEPOSITED IN A TRUST ACCOUNT TO BE HELD FOR THE COMPLETION OF THE IMPROVEMENTS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS. THE BOARD OF COUNTY COMMISSIONERS SHALL HAVE THE RIGHT TO REVOKE OR SUSPEND THE PERMIT FOR THE COMPLETION OF ANY LOT FOR SALE IF THE PERMITTEE FAILS TO COMPLY WITH THE PERMIT REQUIREMENTS AND AGREEMENTS. IN THE EVENT OF AN ALTERNATE FORM OF COLLATERAL OR TO THE COMPLETION OF ALL IMPROVEMENTS REQUIRED BY THE PERMIT, THE BOARD SHALL RE-EVALUATE THE PERMIT AND MAY REVOKE OR SUSPEND THE PERMIT IF NECESSARY.


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**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

PERMIT REQUIREMENTS, ADDITIONAL DIVISION OF WILDLIFE SERVICE (RE: BROWN JUMPING MOUSE)


**Subject:** Callout  
**Page Index:** 2  
**Date:** 4/16/2021 12:17:01 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

delete highlighted portion and replace with a sentence stating the HOA is the maintenance entity.

PERMIT REQUIREMENTS, ADDITIONAL DIVISION OF WILDLIFE SERVICE (RE: BROWN JUMPING MOUSE)


**Subject:**  
**Page Index:** 2  
**Date:** 4/16/2021 12:17:16 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

USE OF LOTS AUTHORIZED BY THE SUBDIVISION IMPROVEMENTS AGREEMENT:  
1. LOTS SHALL BE MAINTAINED BY THE COUNTY UNTIL THE LOTS ARE FULLY DEVELOPED.  
2. THE COUNTY SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE LOTS UNTIL THE LOTS ARE FULLY DEVELOPED.  
3. THE COUNTY SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE LOTS UNTIL THE LOTS ARE FULLY DEVELOPED.  
4. THE COUNTY SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE LOTS UNTIL THE LOTS ARE FULLY DEVELOPED.  
5. THE COUNTY SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE LOTS UNTIL THE LOTS ARE FULLY DEVELOPED.


**Subject:** Callout  
**Page Index:** 2  
**Date:** 4/16/2021 12:17:41 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

replace with "Parks and"

COMMISSIONERS OR, IF PERMITTED BY THE COUNTY DEPARTMENT DIRECTOR UPON OTHER APPROVAL, AS SET FORTH IN THE SUBDIVISION IMPROVEMENTS AGREEMENT. THE BOARD OF COUNTY COMMISSIONERS SHALL HAVE THE RIGHT TO REVOKE OR SUSPEND THE PERMIT FOR THE COMPLETION OF ANY LOT FOR SALE IF THE PERMITTEE FAILS TO COMPLY WITH THE PERMIT REQUIREMENTS AND AGREEMENTS. IN THE EVENT OF AN ALTERNATE FORM OF COLLATERAL OR TO THE COMPLETION OF ALL IMPROVEMENTS REQUIRED BY THE PERMIT, THE BOARD SHALL RE-EVALUATE THE PERMIT AND MAY REVOKE OR SUSPEND THE PERMIT IF NECESSARY.

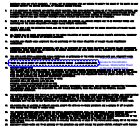
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**Page Index:** 2  
**Date:** 4/16/2021 12:19:47 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

PERMIT REQUIREMENTS, ADDITIONAL DIVISION OF WILDLIFE SERVICE (RE: BROWN JUMPING MOUSE)

**Subject:**  
**Page Index:** 2  
**Date:** 4/16/2021 12:19:50 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

- 38. PRIVATE ROADS:  
THE PRIVATE ROA  
CONSTRUCTED IN  
MAINTENANCE.
- 39. ENVIRONMENTAL:  
DEVELOPER SHALL

**Subject:**  
**Page Index:** 2  
**Date:** 4/16/2021 12:19:53 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2



**Subject:** Cloud+  
**Page Index:** 2  
**Date:** 4/16/2021 12:56:49 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

There shall be no direct lot access to Constitution Avenue, Marksheffel Road or Hannah Ridge Drive.



**Subject:** Callout  
**Page Index:** 2  
**Date:** 4/16/2021 12:58:15 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

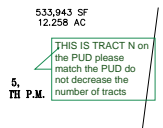
-Tracts E and J are subject to a Private Detention Basin/Stormwater Quality BMP Maintenance Agreement and Easement as recorded at Reception No. \_\_\_\_\_ of the records of El Paso County. The Urban Collection at Palmer Village Duplex Owners Association is responsible for maintenance of the subject drainage facilities and the whole private storm drain system serving this subdivision.



**Subject:** Text Box  
**Page Index:** 2  
**Date:** 4/19/2021 8:17:55 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2020-03-05 - Constitution & Hannah PLAT-S2

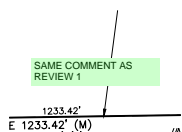
Verify whether or not the notes regarding airport noise (2) and Constitution Heights Metro District are needed.

3 (12)



**Subject:** Callout  
**Page Index:** 3  
**Date:** 4/14/2021 2:22:44 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

THIS IS TRACT N on the PUD please match the PUD do not decrease the number of tracts



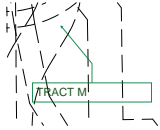
**Subject:** Text Box  
**Page Index:** 3  
**Date:** 4/14/2021 2:23:00 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

SAME COMMENT AS REVIEW 1



**Subject:** Text Box  
**Page Index:** 3  
**Date:** 4/14/2021 2:36:45 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

SAME COMMENTS AS REVIEW 1 - TRACTS  
CANT CHANGE FROM PUD



**Subject:** Callout  
**Page Index:** 3  
**Date:** 4/14/2021 2:41:55 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

TRACT M



**Subject:** Callout  
**Page Index:** 3  
**Date:** 4/14/2021 2:42:03 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

TRACT N

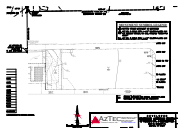


**Subject:** Callout  
**Page Index:** 3  
**Date:** 4/14/2021 2:46:33 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

TRACT N (FUTURE DEVELOPMENT)



**Subject:** Text Box  
**Page Index:** 3  
**Date:** 4/14/2021 3:22:19 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3



**Subject:** Image  
**Page Index:** 3  
**Date:** 4/14/2021 3:26:05 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

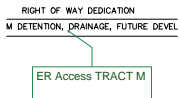


**Subject:** Image  
**Page Index:** 3  
**Date:** 4/14/2021 3:27:38 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

APPROVED PUD (This developer is responsible to add the access ER easement to tract M w this PLAT) Gate should be labeled w easement on plat

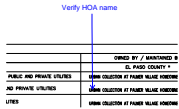
**Subject:** Text Box  
**Page Index:** 3  
**Date:** 4/14/2021 3:28:23 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

APPROVED PUD (This developer is responsible to add the access ER easement to tract M w this PLAT) Gate should be labeled w easement on plat



**Subject:** Callout  
**Page Index:** 3  
**Date:** 4/14/2021 3:38:50 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

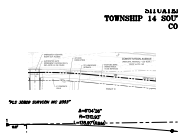
ER Access TRACT M



**Subject:** Callout  
**Page Index:** 3  
**Date:** 4/16/2021 12:28:11 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2020-03-05 - Constitution & Hannah PLAT-S3

Verify HOA name

4 (3)



**Subject:** Image  
**Page Index:** 4  
**Date:** 4/14/2021 2:29:22 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [4] 2020-03-05 - Constitution & Hannah PLAT-S4

add detail notes

**Subject:** Callout  
**Page Index:** 4  
**Date:** 4/14/2021 2:29:46 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [4] 2020-03-05 - Constitution & Hannah PLAT-S4

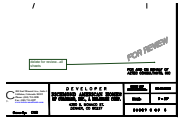
add detail notes

**Subject:** Text Box  
**Page Index:** 4  
**Date:** 4/14/2021 2:30:08 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [4] 2020-03-05 - Constitution & Hannah PLAT-S4

Repeat comment / PUD

Repeat comment / PUD

5 (2)



**Subject:** Callout  
**Page Index:** 5  
**Date:** 4/14/2021 2:28:24 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [5] 2020-03-05 - Constitution & Hannah PLAT-S5

delete for review...all sheets

REPEAT COMMENT  
FOR REVIEW  
FOR AND ON  
AT REC CONSL

**Subject:** Text Box  
**Page Index:** 5  
**Date:** 4/14/2021 2:28:37 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [5] 2020-03-05 - Constitution & Hannah PLAT-S5

REPEAT COMMENT