

# ENG-SF20028-R3-Plat.pdf Markup Summary

1 (4)



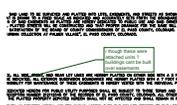
**Subject:** Callout  
**Page Index:** 1  
**Date:** 6/25/2021 1:33:45 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2021-05-10 - Constitution & Hannah PLAT-S1

these go to lower right corner; i have never seen them in upper area of document



**Subject:** Callout  
**Page Index:** 1  
**Date:** 6/25/2021 1:35:43 PM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] 2021-05-10 - Constitution & Hannah PLAT-S1

what is this for? Is there an entity named secretary treasurer that has an interest in ownership in property?



**Subject:** Callout  
**Page Index:** 1  
**Date:** 6/25/2021 1:37:57 PM  
**Author:** dsdparsons  
**Color:** ■  
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**Space:**  
**Page Label:** [1] 2021-05-10 - Constitution & Hannah PLAT-S1

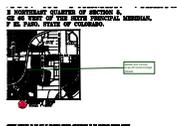
i though these were attached units ? buildings cant be built over easements



**Subject:** Callout  
**Page Index:** 1  
**Date:** 7/1/2021 9:30:57 AM  
**Author:** dsdparsons  
**Color:** ■  
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**Page Label:** [1] 2021-05-10 - Constitution & Hannah PLAT-S1

Please add the note: This plat has been reviewed and approved by Enumerations as recorded at reception number \_\_\_\_\_ in the records of the El Paso County Clerk and Recorder's Office.

2 (16)



**Subject:** Callout  
**Page Index:** 2  
**Date:** 7/1/2021 9:31:30 AM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

delete this vicinity map off second page please



**Subject:** Callout  
**Page Index:** 2  
**Date:** 7/1/2021 9:31:56 AM  
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**Color:** ■  
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**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

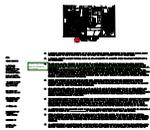
NOT correct



**Subject:** Subdivision Improvements  
**Page Index:** 2  
**Date:** 7/1/2021 9:34:25 AM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

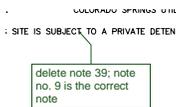
Public and Common Subdivision Improvements: No lot or interest therein, shall be sold, conveyed, or transferred whether by deed or by contract, nor shall building permits be issued, until and unless either the required public and common development improvements have been constructed and completed and preliminarily accepted in accordance with the Subdivision Improvements Agreement between the applicant/owner and El Paso County as recorded under Reception Number \_\_\_\_\_ in the Office of the Clerk and Recorder of El Paso County, Colorado or, in the alternative, other collateral is provided to make provision for the completion of said improvements in accordance with the El Paso County Land Development Code and Engineering Criteria Manual. Any such alternative collateral must be approved by the Board of County Commissioners or, if permitted by the Subdivision Improvements Agreement, by the Planning and Community Development Department Director and meet the policy and procedure requirements of El Paso County prior to the release by the County of any lots for sale, conveyance or transfer.

This plat restriction may be removed or rescinded by the Board of County Commissioners or, if permitted by the Subdivision Improvements Agreement, by the Planning and Community Development Department Director upon either approval of an alternative form of collateral or completion and preliminary acceptance by the El Paso Board of County Commissioners of all improvements required to be constructed and completed in accordance with said Subdivision Improvements Agreement. The partial release of lots for sale, conveyance or transfer may only be granted in accordance with any planned partial release of lots authorized by the Subdivision Improvements Agreement.



**Subject:** Callout  
**Page Index:** 2  
**Date:** 7/1/2021 9:35:12 AM  
**Author:** dsdparsons  
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**Space:**  
**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

Please copy note for note 24' please do not change



**Subject:** Callout  
**Page Index:** 2  
**Date:** 7/1/2021 9:36:10 AM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

delete note 39; note no. 9 is the correct note



**Subject:** Callout  
**Page Index:** 2  
**Date:** 7/1/2021 9:38:11 AM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

this will be a challenge perhaps w blanket easements.... what no grading in easements- the site has an avigation easement and blanket easements are proposed ? I would delete this note.



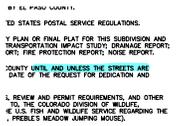
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**Author:** dsdparsons  
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**Layer:**  
**Space:**  
**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

Where is this note from? CSU is only gas here....This is not a standard note: I recommend deleting it.



**Subject:** Callout  
**Page Index:** 2  
**Date:** 7/1/2021 9:40:17 AM  
**Author:** dsdparsons  
**Color:** ■  
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**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

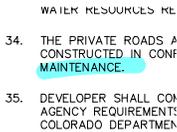
please prepare and upload the complete deeds for legal review and exhibits for the conveyance w resubmittal.



**Subject:** Highlight  
**Page Index:** 2  
**Date:** 7/7/2021 1:20:42 PM  
**Author:** Daniel Torres  
**Color:** ■  
**Layer:**  
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**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2



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**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2



**Subject:** Highlight  
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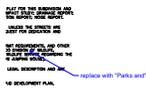


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**Author:** Daniel Torres  
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**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

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

ERMIT REQUIREMENTS, AND DO DIVISION OF WILDLIFE SERVICE (HOW JUMPING MOUSE)

**Subject:** Highlight  
**Page Index:** 2  
**Date:** 7/7/2021 1:23:48 PM  
**Author:** Daniel Torres  
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**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2



**Subject:** Callout  
**Page Index:** 2  
**Date:** 7/7/2021 1:23:40 PM  
**Author:** Daniel Torres  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

replace with "Parks and"

REQUIRED TO PAY TRAFFIC ON NO. 19-471), OR ANY AVENUE IF NOT PAID AT FINAL PLAT. A TITLE SEARCH WOULD FINISH WITH A, L, AND N (FUTURE DEVELOPMENT OF THE RECORDS OF THE COUNTY OF MARICOPA). USE IMPACT ASSOCIATED WITH

**Subject:** Callout  
**Page Index:** 2  
**Date:** 7/12/2021 4:19:43 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
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**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

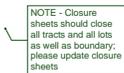
A, L,



**Subject:** Callout  
**Page Index:** 2  
**Date:** 7/13/2021 11:42:58 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [2] 2021-05-10 - Constitution & Hannah PLAT-S2

Add note:  
 The Developer of Tract M shall be responsible for reconstructing the emergency access connection of Blue Avena View to Akers Drive when Akers Drive is constructed.

3 (1)



**Subject:** Callout  
**Page Index:** 3  
**Date:** 7/1/2021 9:59:05 AM  
**Author:** dsdparsons  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [3] 2021-05-10 - Constitution & Hannah PLAT-S3

NOTE - Closure sheets should close all tracts and all lots as well as boundary; please update closure sheets