PURPOSE AND INTENT:

TO CREATE A COHESIVE AND WELL PLANNED COMMUNITY TO ALLOW A MAXIMUM 568 DWELLING UNITS ON 189.457 - THAT GENERALLY CONFORMS TO THE SKETCH PLAN APPROVED BY THE EL PASO BOARD OF COUNTY COMMISSIONERS. ON SEPTEMBER 22, 2020. THE DEVELOPMENT WILL BE IN HARMONY WITH THE CHARACTER OF THE SURROUNDING AREA AND IS SUITABLE FOR THE INTENDED USE. THAT INCLUDES RESIDENTIAL, INSTITUTIONAL, AN AMENITY CENTER AND PARKS AND OPEN SPACE.

AUTHORITY

THIS PUD IS AUTHORIZED BY CHAPTER 4 OF THE EL PASO COUNTY LAND DEVELOPMENT CODE, ADOPTED PURSUANT TO THE COLORADO PLANNED UNIT DEVELOPMENT PLAN. AS AMENDED AND APPROVED BY DEVELOPMENT SERVICES DEPARTMENT DIRECTOR OR BOARD OF COUNTY COMMISSIONERS.

APPLICABILITY

THE PROVISIONS OF THIS PUD SHALL RUN WITH THE LAND. THE LANDOWNERS, THEIR SUCCESSORS, HEIRS, OR ASSIGNS SHALL BE BOUND BY THIS PUD / PRELIMINARY PLAN, AS AMENDED AND APPROVED BY THE DEVELOPMENT SERVICES DEPARTMENT DIRECTOR OR BOARD OF COUNTY COMMISSIONERS.

ADOPTION

THE ADOPTION OF THIS PUD / PRELIMINARY PLAN SHALL EVIDENCE THE FINDINGS AND DECISIONS OF THE EL PASO COUNTY BOARD OF COUNTY COMMISSIONERS THAT THIS PLAN FOR GRANDVIEW RESERVE FILING 1 IS IN GENERAL CONFORMITY WITH THE EL PASO COUNTY MASTER PLAN. EL PASO COUNTY POLICY PLAN; IS AUTHORIZED UNDER PROVISION OF THE EL PASO COUNTY LAND DEVELOPMENT CODE; AND THAT THE EL PASO COUNTY LAND DEVELOPMENT CODE AND THIS DEVELOPMENT PLAN COMPLIES WITH THE COLORADO PLANNED UNIT DEVELOPMENT ACT OF 1972, AS AMENDED.

RELATIONSHIP TO COUNTY REGULATIONS

THE PROVISIONS OF THIS DEVELOPMENT PLAN SHALL PREVAIL AND GOVERN THE DEVELOPMENT OF GRANDVIEW RESERVE FILING 1, PROVIDED, HOWEVER, THAT WHERE THE PROVISIONS OF THIS DEVELOPMENT PLAN DO NOT ADDRESS A PARTICULAR SUBJECT. THE RELEVANT PROVISIONS OF THE EL PASO COUNTY LAND DEVELOPMENT CODE, AS AMENDED AND IN EFFECT AT THE TIME OF THE PUD PLAN APPROVAL (OR OWNER ACKNOWLEDGE THE PUD CHANGES WITH THE CODE), OR ANY OTHER APPLICABLE RESOLUTIONS OR REGULATIONS OF EL PASO COUNTY, SHALL BE APPLICABLE.

ENFORCEMENT

TO FURTHER THE MUTUAL INTEREST OF THE RESIDENTS, OCCUPANTS, AND OWNERS OF THE PUD AND OF THE PUBLIC IN THE PRESERVATION OF THE INTEGRITY OF THIS PLAN, THE PROVISIONS OF THIS PLAN RELATING TO THE USE OF LAND AND THE LOCATION OF COMMON OPEN SPACE SHALL RUN IN FAVOR OF EL PASO COUNTY AND SHALL BE ENFORCEABLE AT LAW OR IN EQUITY BY THE COUNTY WITHOUT LIMITATION ON ANY POWER OR REGULATION OTHERWISE GRANTED BY

CONFLICT

WHERE THERE IS MORE THAN ONE PROVISION WITHIN THE DEVELOPMENT PLAN THAT COVER THE SAME SUBJECT MATTER, THE PROVISION WHICH IS MOST RESTRICTIVE OR IMPOSES HIGHER STANDARDS OR REQUIREMENTS SHALL GOVERN.

MAXIMUM LEVEL OF DEVELOPMENT

THE TOTAL NUMBER OF DWELLINGS SHOWN ON THE PLAN FOR DEVELOPMENT WITHIN THE SPECIFIED PLANNING AREAS IN THE MAXIMUM DEVELOPMENT REQUESTED FOR PLATTING OR CONSTRUCTION (PLUS ANY APPROVED DENSITY TRANSFERS). THE ACTUAL NUMBER OF DWELLINGS OR LEVEL OF DEVELOPMENT MAY BE LESS DUE TO SUBDIVISION OR SITE DEVELOPMENT PLAN REQUIREMENTS, LAND CARRYING CAPACITY, OR OTHER REQUIREMENTS OF THE BOARD OF COUNTY COMMISSIONERS.

PROJECT TRACKING

AT THE TIME OF ANY FINAL PLAT APPLICATION, THE APPLICANT SHALL PROVIDE A SUMMARY OF THE DEVELOPMENT, TO DATE, TO DEVELOPMENT SERVICES DEPARTMENT, IN ORDER TO ASSURE MAXIMUM DEVELOPMENT LIMITS ARE NOT EXCEEDED.

OVERALL PROJECT STANDARDS

THE STANDARD ZONING REQUIREMENTS OF THE EL PASO COUNTY LAND DEVELOPMENT CODE INCLUDING OFF-STREET PARKING, LANDSCAPING, SITE DEVELOPMENT, ACCESSORY AND TEMPORARY USES, BY SPECIAL REVIEW AND VARIANCE PROCESSES SHALL APPLY TO THIS PUD, EXCEPT AS MODIFIED BY THE PUD

LEGAL DESCRIPTION:

LEGAL DESCRIPTION: GRANDVIEW RESERVE FILING NO. 1

A TRACT OF LAND BEING A PORTION OF SECTION 21, AND A PORTION OF THE NORTH HALF OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 64 WEST OF THE 6TH PRINCIPAL MERIDIAN. EL PASO COUNTY. COLORADO. BEING DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE EAST LINE OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 64 WEST OF THE 6TH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, BEING MONUMENTED AT THE SOUTHERLY END BY A 3-1/4" ALUMINUM SURVEYORS CAP STAMPED ACCORDINGLY, PLS 30087, AND BEING MONUMENTED AT THE NORTHERLY END BY A 3-1/4" ALUMINUM SURVEYORS CAP STAMPED ACCORDINGLY, PLS 30087, BEING ASSUMED TO BEAR N00°52'26"W, A DISTANCE OF 5290.17

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 64 WEST OF THE 6TH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO; THENCE N00°52'26"W ON THE EAST LINE OF SAID SECTION 21, A DISTANCE OF 2,645.09 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH HALF OF SAID SECTION 21; THENCE N89°50'58"W, ON SAID NORTHERLY LINE, A DISTANCE OF 2,934.88 FEET TO THE POINT OF BEGINNING; THENCE S11°05'24"W, A DISTANCE OF 24.40 FEET; THENCE S78°54'36"E, A DISTANCE OF 185.19 FEET; THENCE S26°50'16"W, A DISTANCE OF 203.39 FEET TO A POINT OF CURVE, THENCE ON THE ARC OF A CURVE TO THE LEFT, HAVING A DELTA OF 32°15'55", A RADIUS OF 250.00 FEET, A DISTANCE OF 140.78 FEET TO A POINT OF TANGENT; THENCE S05°25'39"E, A DISTANCE OF 185.30 FEET TO A POINT OF CURVE, THENCE ON THE ARC OF A CURVE TO THE RIGHT, HAVING A DELTA OF 11°17'04", A RADIUS OF 1.140.00 FEET. A DISTANCE OF 224.52 FEET TO A POINT OF TANGENT: THENCE S05°51'25"W. A DISTANCE OF 481.83 FEET TO A POINT OF CURVE: THENCE ON THE ARC OF A CURVE TO THE LEFT, HAVING DELTA OF 55°09'30". A RADIUS OF 550.00 FEET, A DISTANCE OF 529.48 FEET TO A POINT OF TANGENT: THENCE S49°18'05"E, A DISTANCE OF 342.14 FEET TO A POINT OF CURVE; THENCE ON THE ARC OF A CURVE TO THE RIGHT, HAVING A DELTA OF 29°29'59", A RADIUS OF 1,050.00 FEET, A DISTANCE OF 540.61 FEET TO A POINT OF TANGENT; THENCE S19°48'06"E, A DISTANCE OF 438.38 FEET TO A POINT OF CURVE; THENCE ON THE ARC OF A CURVE TO THE LEFT, HAVING A DELTA OF 08°00'18", A RADIUS OF 1,950.00 FEET, A DISTANCE OF 272.44 FEET TO A POINT OF TANGENT; THENCE S27°48'24"E, A DISTANCE OF 779.86 FEET TO A POINT OF CURVE: THENCE ON THE ARC OF A CURVE TO THE LEFT, HAVING A DELTA OF 61°56'07", A RADIUS OF 190.00 FEET, A DISTANCE OF 205.39 FEET TO A POINT OF TANGENT; THENCE S89°44'32"E, A DISTANCE OF 289.03 FEET; THENCE S00°12'52"W, A DISTANCE OF 111.41 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH HALF OF THE NORTH HALF OF SAID SECTION 28; THENCE N89°47'08"W, ON SAID SOUTH LINE, A DISTANCE OF A DISTANCE OF 2,630.21 FEET; THENCE N00°12'52"E, A DISTANCE OF 25.00 FEET; THENCE N89°47'08"W, A DISTANCE OF 679.35 FEET; THENCE N44°47'01"W, A DISTANCE OF 42.37 FEET; THENCE N41°52'38"E, A DISTANCE OF 21.11 FEET; THENCE N41°03'22"E, A DISTANCE OF 139.03 FEET; THENCE S89°58'12"W. A DISTANCE OF 288.62 FEET TO A POINT ON CURVE. SAID POINT BEING ON THE EASTERLY RIGHT-OF-WAY LINE OF EXISTING EASTONVILLE ROAD (60.00 FOOT WIDE); THENCE ON SAID EASTERLY RIGHT-OF-WAY AS DEFINED BY CERTIFIED BOUNDARY SURVEY, AS RECORDED UNDER DEPOSIT NO. 201900096, THE FOLLOWING SEVEN (7) COURSES:

- ON THE ARC OF A CURVE TO THE LEFT, WHOSE CENTER BEARS N79°27'48"W, HAVING A DELTA OF 18°12'30", A RADIUS OF 1,630.00 FEET; A DISTANCE OF 518.00 FEET TO A POINT OF TANGENT:
- 2. N07°40'18"W, A DISTANCE OF 777.34 FEET TO A POINT OF CURVE;
- 3. ON THE ARC OF A CURVE TO THE RIGHT, HAVING A DELTA OF 39°01'10", A RADIUS OF 1,770.00 FEET, A DISTANCE OF 1,205.40 FEET TO A POINT OF TANGENT:
- 4. N31°20'52"E, A DISTANCE OF 1,517.37 FEET TO A POINT OF CURVE;
- 5. ON THE ARC OF A CURVE TO THE LEFT, HAVING A DELTA OF 2°07'03", A RADIUS OF 1,330.00 FEET, A DISTANCE OF 49.15 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH HALF OF SAID SECTION 21:
- 6. THENCE CONTINUING ON THE ARC OF A CURVE TO THE LEFT, HAVING A DELTA OF 09°53'50", A RADIUS OF 1,330.00 FEET, A DISTANCE OF 229.74 FEET TO A POINT OF TANGENT:

7. N19°19'59"E, A DISTANCE OF 81.04 FEET;

THENCE S74°09'13"E, A DISTANCE OF 47.53 FEET; THENCE S27°01'36"E, A DISTANCE OF 35.92 FEET; THENCE S71°02'24"E, A DISTANCE OF 160.69 FEET TO A POINT OF CURVE; THENCE ON THE ARC OF A CURVE TO THE LEFT, HAVING A DELTA OF 07°52'12", A RADIUS OF 1,150.00 FEET, A DISTANCE OF 157.96 FEET TO A POINT OF TANGENT: THENCE S78°54'36"E. A DISTANCE OF 237.75 FEET: THENCE S11°05'24"W. A DISTANCE OF 105.60 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 8,253,692 SQ. FEET OR 189.479 ACRES MORE OR LESS.

use standard note format and fill in the lot numbers for the constraints / **GEOLOGICAL CONDITIONS:** mitigation as depicted

A PRELIMINARY SOIL, GEOLOGY, GEOLOGICAL HAZARD AND WASTEWATER STUDY INVESTIGATION WAS PREPARED BY ENTECH ENGINEERING, INC. DATED JANUARY 15, 2019. THE REPORT IDENTIFIED NO GEOLOGIC HAZARDS THAT WOULD PRECLUDE DEVELOPMENT OF THE SITE FOR CONSTRUCTION OF RESIDENTIAL STRUCTURES; HOWEVER, THE REPORT IDENTIFIED EXISTING GEOLOGIC AND ENGINEERING GEOLOGICAL CONDITIONS THAT WILL IMPOSE CONSTRAINTS ON SOME DEVELOPMENT AND CONSTRUCTION. THE MOST NOTABLE CONSTRAINTS THAT MAY EFFECT THE DEVELOPMENT INCLUDE ARTIFICIAL FILL, LOOSE OR EXPANSIVE SOILS, SLOPE STABILITY, AND SHALLOW GROUND WATER. IT IS NOTED THAT DEVELOPMENT OF THE SITE CAN BE ACHIEVED WITH MITIGATION OF POTENTIAL HAZARDS AS ILLUSTRATED IN THE REPORT WITH ENGINEERING DESIGN AND CONSTRUCTION METHODS COMMONLY EMPLOYED IN THE AREA OR THROUGH THE AVOIDANCE OF THESE AREAS. INVESTIGATION OF EACH LOT IS RECOMMENDED PRIOR TO CONSTRUCTION.

FLOODPLAIN NOTES:

- THIS PROPERTY IS LOCATED WITHIN A DESIGNED FEMA FLOODPLAIN AS DETERMINED BY THE FLOOD INSURANCE RATE MAP, COMMUNITY MAP NUMBERS '08041C0556G' AND '08041C0552G' EFFECTIVE DATE 7, 2018.
- THE EXISTING FLOODPLAIN BOUNDARIES WILL BE REVISED VIA A LOMR MODELING THE PROPOSED IMPROVEMENTS TO ESTABLISH FLOOD ELEVATIONS AND THEN PROCESSED THROUGH TO FEMA TO ESTABLISH ZONE AE FLOODPLAIN LIMITS. THOSE LOTS EITHER PARTIALLY OR ENTIRELY LOCATED WITHIN THE CURRENT FLOODPLAIN SHALL NOT BE PLATTED UNTIL THE FLOODPLAIN BOUNDARY
- REVISION PROCESS IS COMPLETED EFFECTIVELY REMOVING THE FLOODPLAIN LIMITS FROM THESE LOTS. THE SUBMITTAL AND REVIEW OF THE FLOODPLAIN REVISION OCCUR INDEPENDENTLY OF THIS PRELIMINARY PLAN AND SHALL BE APPROVED PRIOR TO
- THE PLATTING OF ANY LOTS CURRENTLY LOCATED WITHIN FLOODPLAIN BOUNDARIES. NO STRUCTURES OR SOLID FENCES ARE PERMITTED WITHIN THE DESIGNATED FLOODPLAIN AREA.

GRANDVIEW RESERVE FILING 1 PUD / PRELIMINARY PLAN

OWNER:

DEVELOPER: D.R. HORTON

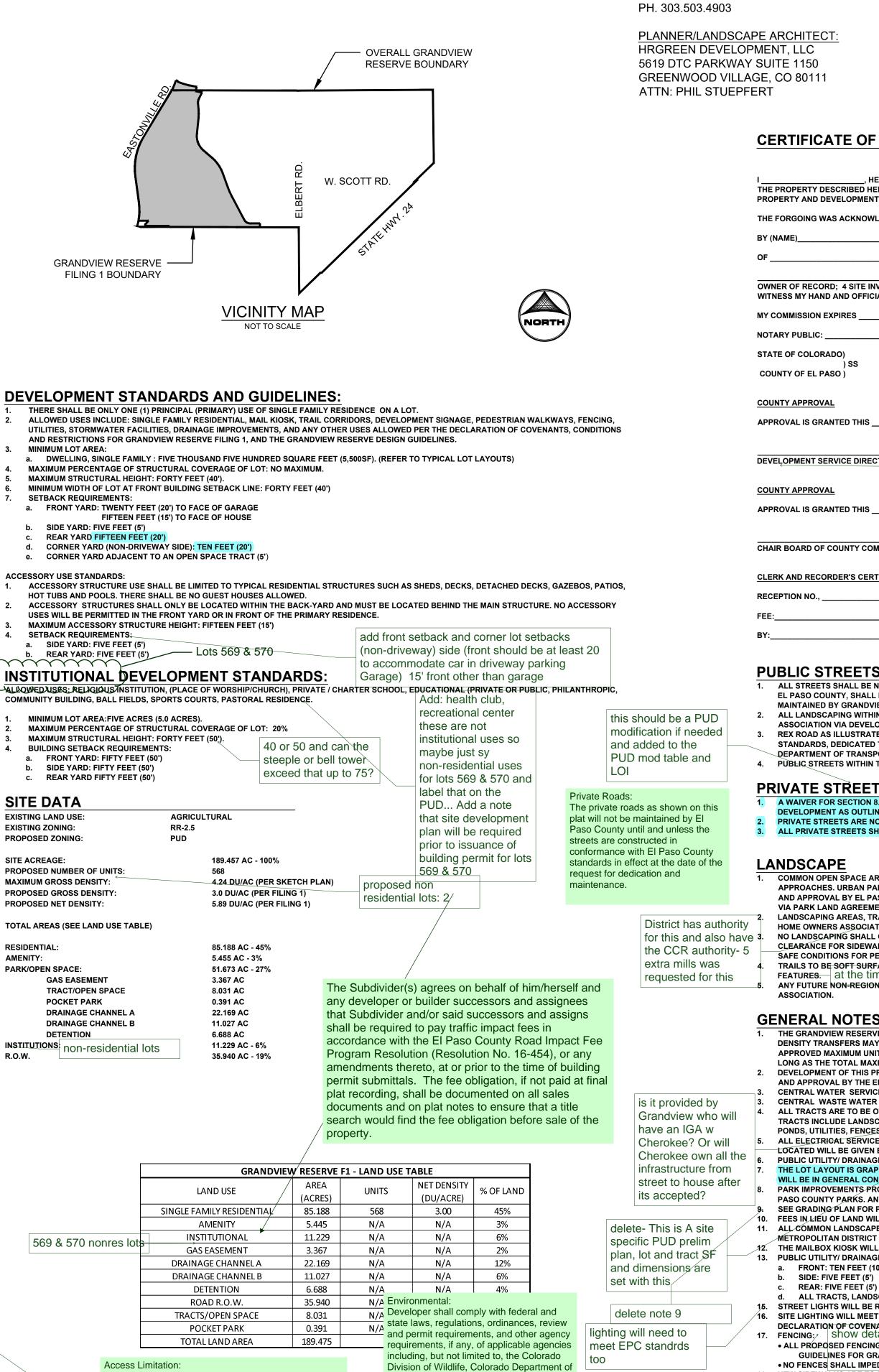
4 SITE INVESTMENTS, LLC

9555 S. KINGSTON COURT ENGLEWOOD, CO 80112

COLORADO SPRINGS, CO 80920

1272 KELLY JOHNSON BLVD., SUITE 100

A TRACT OF LAND BEING A PORTION OF SECTION 21, AND A PORTION OF THE NORTH HALF OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 64 WEST OF THE 6TH PRINCIPAL MERIDIAN, EL PASO COUNTY, STATE OF COLORADO



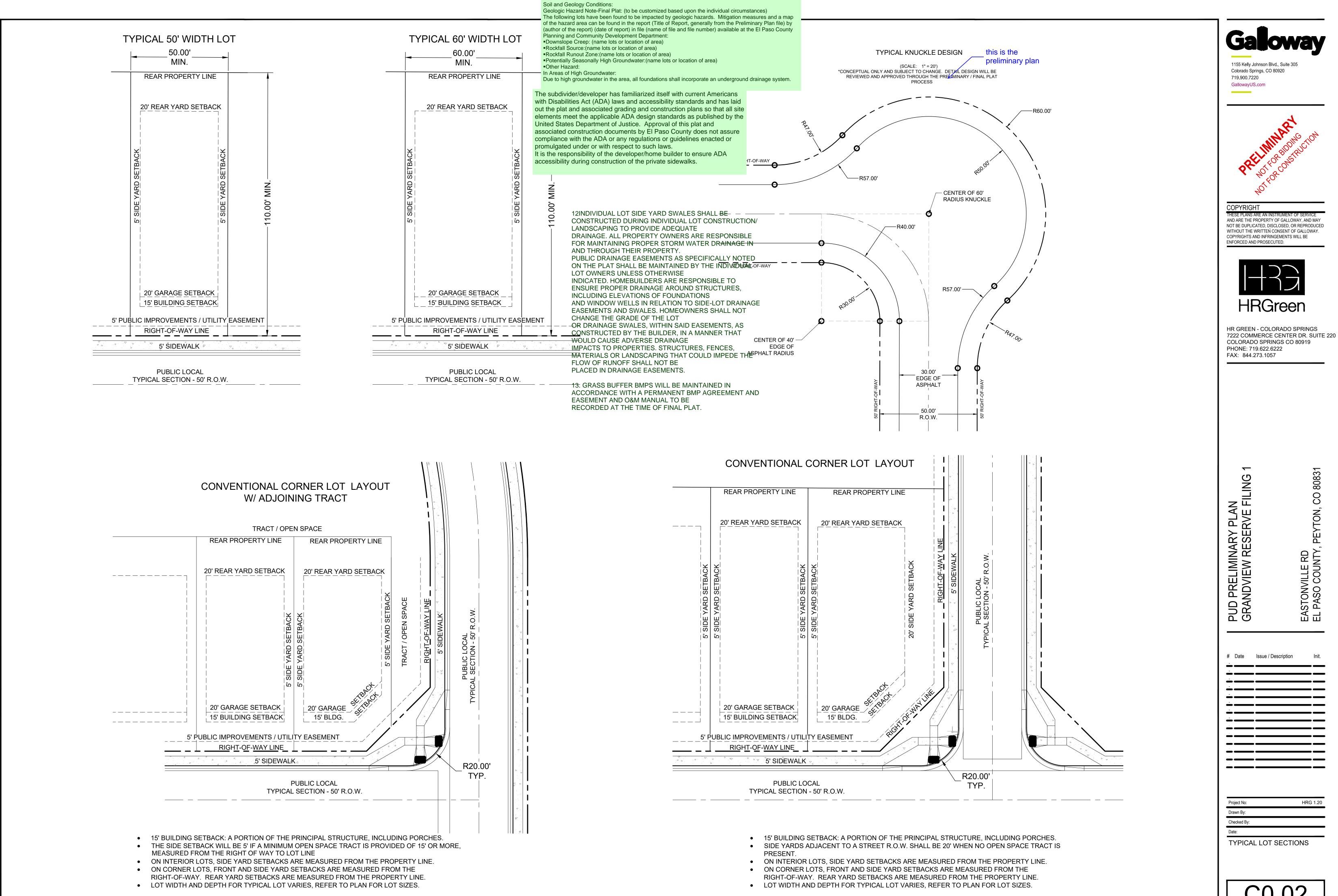
There shall be no direct lot access to Eastonville Road.

Transportation, U.S. Army Corps of Engineers and the U.S. Fish and Wildlife Service regarding the Endangered Species Act, particularly as it relates to the listed species (e.g., Preble's Meadow Jumping

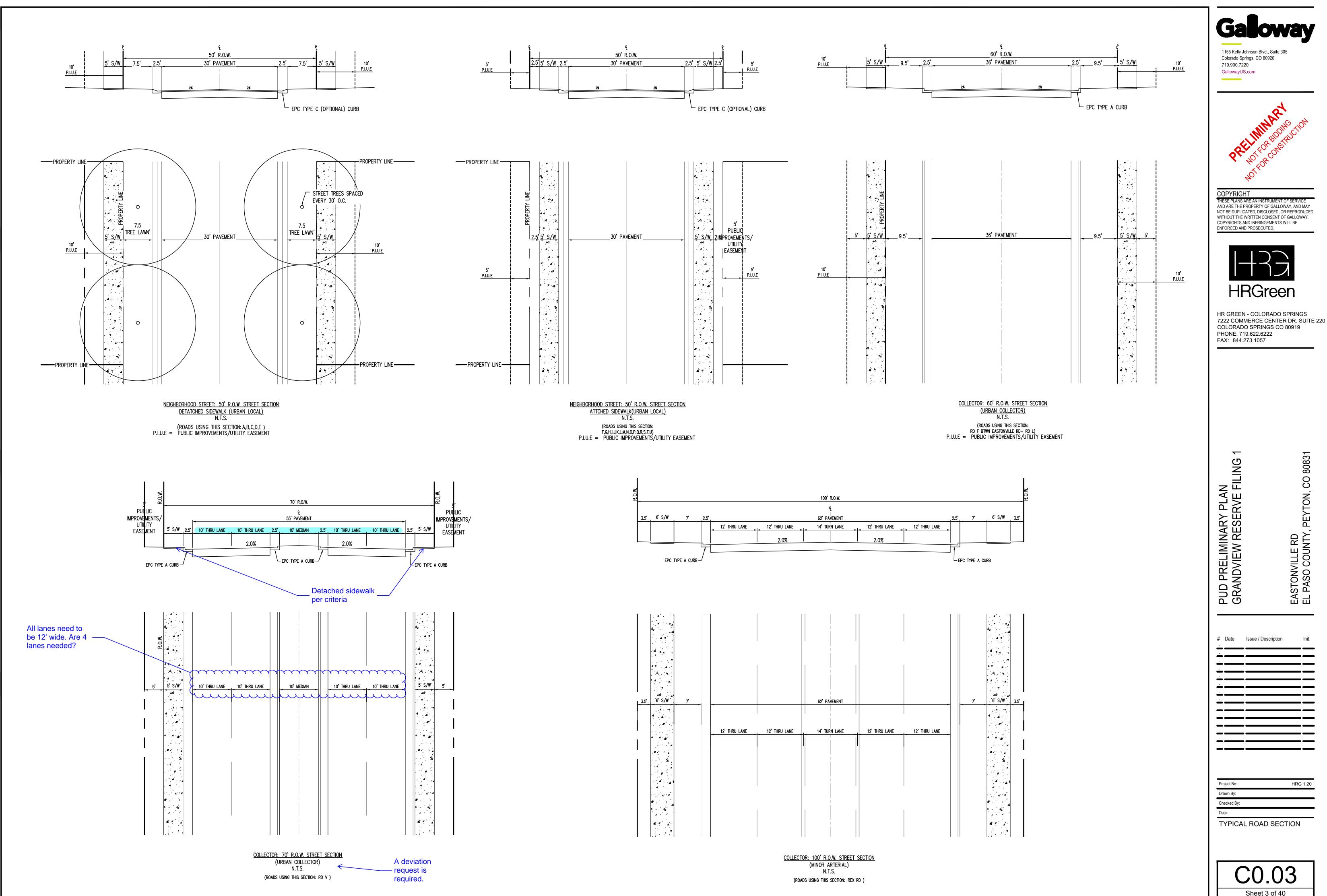
18. NEW SIDEWALKS ARE TO

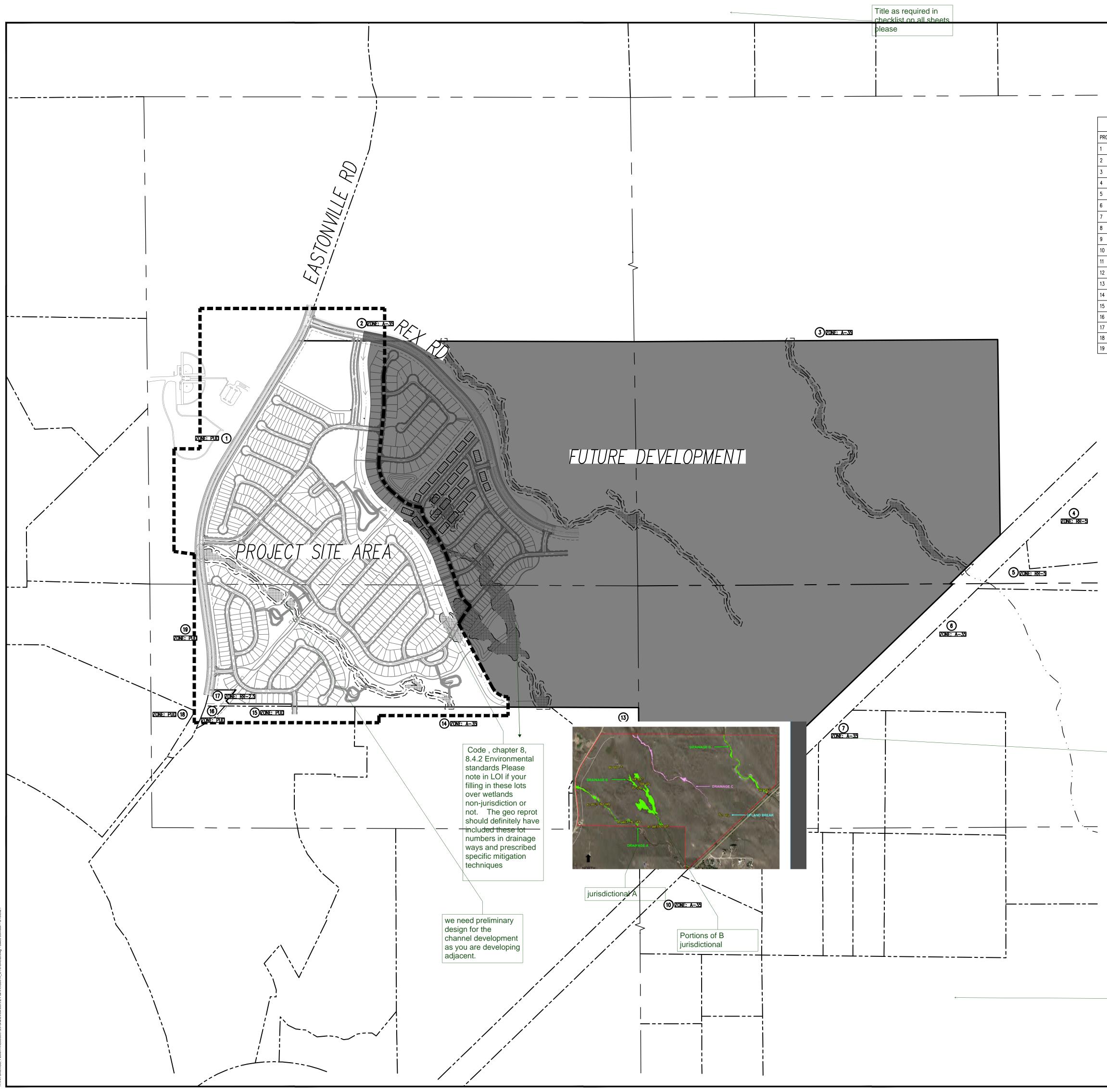
OR BUILDER IS RESPONSI

| | I will c | e from PUDSP plan set - these do not need to be recorded; create an additional line item for this information C2.06-11 y | |
|---|--|--|---|
| TE 100 | <u>CIVIL ENGINEER:</u> HRGREEN DEVELOPMENT, LL 5619 DTC PARKWAY SUITE 11 GREENWOOD VILLAGE, CO 80 ATTN: KEN HUHN <u>CIVIL ENGINEER:</u> | 50 $C0.02 - C0.03 - TYPICALS$ | CGaboocay 1155 Kelly Johnson Blvd., Suite 305 Colorado Springs, CO 80920 719.900.7220 GallowayUS.com |
| <u>2T:</u> | GALLOWAY 1155 KELLY JOHNSON BLVD., COLORADO SPRINGS, CO 809 PH. 719.900.7220 | SUITE 305 C3.01-C3.05 SITE LAYOUT PLAN | prelim not for construction as this |
| ATE OF OV | VNERSHIP | grading plan out of the PUD index; we dont need to record 39 sheetsThose are not zoning related so they dont need to be included. red dots is remove from PUD index | Pt NOT FORCO |
| ESCRIBED HEREIN, EVELOPMENT. AS ACKNOWLEDGE | KNOWN AS GRANDVIEW RESERVE, AND ACKN | ED AGENT OF ALL INDIVIDUALS HAVING OWNERSHIP OR INTEREST IN DWLEDGE THE ZONING AND CONDITIONS AS APPLICABLE TO THIS ,20,AD | COPYRIGHT THESE PLANS ARE AN INSTRUMENT OF SERVICE AND ARE THE PROPERTY OF GALLOWAY, AND MAY NOT BE DUPLICATED, DISCLOSED, OR REPRODUCED WITHOUT THE WRITTEN CONSENT OF GALLOWAY. COPYRIGHTS AND INFRINGEMENTS WILL BE ENFORCED AND PROSECUTED. |
| RD; 4 SITE INVESTI D AND OFFICIAL SE | MENTS, LLC. | | HRGreen |
|) SS ASO) <u>AL</u> | DAY OF | ., 20, AD | HR GREEN - COLORADO SPRINGS 7222 COMMERCE CENTER DR. SUITE 22 COLORADO SPRINGS CO 80919 PHONE: 719.622.6222 FAX: 844.273.1057 |
| ERVICE DIRECTOR | Planning an Community De | · · · · · · · · · · · · · · · · · · · | |
| COUNTY COMMISS | | | |
| UNTY, SHALL BE M. BY GRANDVIEW RI CAPING WITHIN THE N VIA DEVELOPME S ILLUSTRATED ON DEDICATED TO EL IT OF TRANSPORTA EETS WITHIN THIS D STREETS OR SECTION 8.4.4.(A INT AS OUTLINED IN REETS ARE NOT CU | AINTAINED BY EL PASO COUNTY PUBLIC SERVI ESERVE METROPOLITAN DISTRICT OR HOME ON PUBLIC RIGHTS-OF-WAY WILL BE MAINTAINED NT AGREEMENT, LICENSE AGREEMENT OR INTE I THE DRAWINGS WILL BE A PUBLIC STREET TO . PASO COUNTY FOR AND UPON ACCEPTANCE TION. DEVELOPMENT PROVIDE LEVELS OF VEHICULAI A,B,C,D) OF THE EPC LAND DEVELOPMENT COD I SECTION 8.4.4.(E) PRIVATE ROAD ALLOWANCE | BY THE GRANDVIEW RESERVE METROPOLITAN DISTRICT OR HOME OWNER'S ER-GOVERNMENT AGREEMENT. D BE NAMED, DESIGNED AND CONSTRUCTED TO EL PASO COUNTY BY EL PASO COUNTY, AND SHALL BE MAINTAINED BY EL PASO COUNTY R CIRCULATION REQUIRED BY THE TRAFFIC STUDY. On file with this project | PRELIMINARY PLAN NDVIEW RESERVE F |
| ES. URBAN PARK IM VAL BY EL PASO CO ND AGREEMENTS. NG AREAS, TRAILS, ERS ASSOCIATION. APING SHALL OBST FOR SIDEWALKS A TIONS FOR PEDEST E SOFT SURFACE A At the time o | PROVEMENTS PROVIDED BY THE DEVELOPER DUNTY PARKS. ANY URBAN PARK IMPROVEMEN COMMON OPEN SPACE AND BUFFERS SHALL E RUCT SIGHT DISTANCE TRIANGLES PER ENGIN ROUND UTILITY STRUCTURES, FURNITURE, AN RIANS AND BICYCLISTS PER THE ENGINEERIN AND FINAL TRAIL ALIGNMENT TO BE DETERMIN F final plat | BALANCING WITH AESTHETICALLY PLEASING LANDSCAPE DESIGN MAY BE APPLIED TO PARK LAND DEDICATION AND/ OR FEES WITH REVIEW ITS WILL BE COORDINATED AT A LATER DATE WITH EL PASO COUNTY PARKS BE MAINTAINED BY THE GRANDVIEW RESERVE METROPOLITAN DISTRICT OR EERING CRITERIA MANUAL REFERENCE 2.4.1.D. THE MINIMUM HORIZONTAL D OTHER ENCROACHMENTS SHALL BE 4 FEET OR GREATER TO PROVIDE G CRITERIA MANUAL. ED IN THE BASED ON GRADE, VEGETATION, AND OTHER EXISTING SITE GRANDVIEW RESERVE METROPOLITAN DISTRICT OR HOME OWNERS | |
| ANSFERS MAY OCC MAXIMUM UNIT COL E TOTAL MAXIMUM INT OF THIS PROPE VAL BY THE EL PAS ATER SERVICES TO ASTE WATER SERVICES ARE TO BE OWNED LUDE LANDSCAPE LUDE LANDSCAPE ITIES, FENCES, PAH CAL SERVICES SH ILL BE GIVEN EASE ITY/ DRAINAGE EASE YOUT IS GRAPHIC F SENERAL CONFOR INTY DARINAGE EASE YOUT IS GRAPHIC F SENERAL CONFOR INTY DARINAGE EASE TAN DISTRICT OR H X KIOSK WILL BE D ITY/ DRAINAGE EASE TEN FEET (5') FIVE FEET (5') | UR IN WHICH SPECIFIC AREAS EXCEED 4.24 DU UNT. ANY DENSITY BELOW THIS CAP MAY BE US UNIT COUNT ON THE APPROVED SKETCH PLAN RTY SHALL BE IN ACCORDANCE WITH THIS PUE SO COUNTY BOARD OF COUNTY COMMISSIONER DE PROVIDED BY THE GRANDVIEW RESERVE TO ES TO BE PROVIDED BY THE CHEROKEE MET D AND MAINTAINED BY EITHER THE GRANDVIEW EASEMENTS, DRAINAGE TRACTS, STORM WATE RKS AND RECREATIONAL FACILITIES, TRAILS, M ALL BE PROVIDED BY MOUNTAIN VIEW ELECTR MENTS AS REQUIRED. SEMENTS SHALL BE PROVIDED ON ALL LOTS AS EPRESENTATION AND PRELIMINARY IN NATUR MANCE TO THE APPROVED PUD DEVELOPMENT ED BY THE DEVELOPER MAY BE APPLIED TO PA RK IMPROVEMENTS WILL BE COORDINATED AT DSED SITE GRADING. PROVIDED FOR SCHOOLS AND PARKS, IF REQU AS AND OPEN SPACE WITHIN THE DEVELOPME OME OWNERS ASSOCIATION. ETERMINED WITH EACH FINAL PLAT AND IN CO SEMENTS SHALL BE PROVIDED AROUND THE PI AND DETENTION FACILITIES WILL BE DESIGNE RECTED TO MOUNTAIN VIEW ELECTRIC ASSOCIA REQUIREMENTS SET FORTH IN SECTION 6.2.3 O | D DEVELOPMENT PLAN. MAJOR MODIFICATIONS ARE SUBJECT TO REVIEW RS UNLESS OTHERWISE PROVIDED BY THE EPC LAND DEVELOPMENT CODE. METROPOLITAN DISTRICT. 'ROPOLITAN DISTRICT. V RESERVE METROPOLITAN DISTRICT OR A HOME OWNER'S ASSOCIATION. ER FACILITIES, OPEN SPACE TRACTS, STREETSCAPE PLANTINGS, DETENTION IAILBOX CLUSTERS, AND OTHER USES. IC ASSOCIATION. ALL TRACTS THROUGH WHICH MVEA UTILITIES WILL BE INDICATED ON THE DRAWINGS AND/ OR AS SHOWN WITHIN THE DETAILS. E. THE FINAL LAYOUT WILL BE DEPICTED VIA FINAL PLAT SUBMITTALS AND PLAN. RK LAND DEDICATION AND/ OR FEES WITH REVIEW AND APPROVED BY EL A LATER DATE WITH EL PASO COUNTY PARK VIA PARK LAND AGREEMENTS. JIREMENTS ARE NOT MET WITH LAND DEDICATION. NT SHALL BE OWNED AND MAINTAINED BY THE GRANDVIEW RESERVE ORDINATION WITH THE U.S. POSTAL SERVICES. ERIMETER OF THE PROJECT AS FOLLOWS: D FOR PUBLIC UTILITIES AS REQUIRED. TIONS DETAILS AND SPECIFICATIONS. F THE EL PASO COUNTY LAND DEVELOPMENT CODE, AS AMENDED, THE | Image: Image |
| N OF COVENANTS Show detail fo SED FENCING IS S INES FOR GRANDV SHALL IMPEDE DF ALKS ARE TO BE 5" IS RESPONSIBLE F | CONDITIONS AND RESTRICTIONS FOR GRAND OF fencing along right of ways UBJECT TO DESIGN REVIEW COMMITTEE APPR IEW RESERVE. RAINAGE IN ANY WAY. | VIEW RESERVE AND THE GRANDVIEW RESERVE DESIGN GUIDELINES. DVAL AS SET FORTH IN THE COVENANTS AND ANY FUTURE DESIGN LATERALIZING AND INSTALLING SAID SIDEWALKS. THE FUTURE LOT OWNER | C0.01 |
| | ADA responsibility note. | | Sheet 1 of 40 |

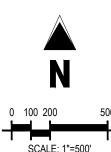


C0.02 Sheet 2 of 40





(CO, Falcon-HRG000001 20-GrandView(0CI/V2-Plan)HRG001X_C1.0-Overall.dwg - Caleb Johns



| | ADJACENT OWNERS | | | | | | | |
|----------|-----------------|----------------------------------|----------------|-----------------|-------|------------------|-------|-------|
| PROPERTY | TAX ID NUMBER | OWNER NAME | NUMBER | STREET | SUITE | CITY | STATE | ZIP |
| 1 | 4200000400 | BOARD OF COUNTY COMMISSIONERS OF | 200 | S CASCADE AVE | 150 | COLORADO SPRINGS | со | 80903 |
| 2 | 4200000321 | JMJK HOLDINGS LLC | 3450 | BIG BEAR DR | - | SEDALIA | со | 80135 |
| 3 | 4200000380 | JMJK HOLDINGS LLC | 3450 | BIG BEAR DR | - | SEDALIA | со | 80135 |
| 4 | 4222001003 | MARTIN EDWARD D | 15615 | E US HIGHWAY 24 | - | PEYTON | со | 80831 |
| 5 | 4222001002 | MARTIN EDWARD D | 15615 | E US HIGHWAY 24 | - | PEYTON | со | 80831 |
| 6 | 4227000016 | REID SCOTT D | 1412 | PIKE PEAK AVE | - | FORT COLLINS | со | 80524 |
| 7 | 4227000020 | VANDE BRAKE TODD E | 15075 | E US HIGHWAY 24 | - | PEYTON | со | 80831 |
| 8 | 4227000001 | VANDE BRAKE TODD E | 15005 | E US HIGHWAY 24 | - | PEYTON | со | 80831 |
| 9 | 4227000009 | NEVELN KRISTEN N | 15015 | E US HIGHWAY 24 | - | PEYTON | со | 80831 |
| 10 | 4227000010 | Nourie-teninty H Robin | 9591 | CURTIS RD | - | PEYTON | со | 80831 |
| 11 | 4200000328 | JOHNSON-CONNE LINDA D | 2409 | STRICKLAND RD | - | COLORADO SPRINGS | со | 80906 |
| 12 | 4200000148 | VORHES GARY | 14550 | E US HIGHWAY 24 | - | PEYTON | со | 80831 |
| 13 | 4200000349 | 4 WAY RANCH JOINT VENTURE LLC | P.O. BOX 50223 | - | - | COLORADO SPRINGS | со | 80949 |
| 14 | 4200000366 | 4 WAY RANCH JOINT VENTURE LLC | P.O. BOX 50223 | - | - | COLORADO SPRINGS | со | 80949 |
| 15 | 4200000417 | 4 WAY RANCH JOINT VENTURE LLC | P.O. BOX 50223 | - | - | COLORADO SPRINGS | со | 80949 |
| 16 | 4200000416 | LEE W TRACY | 24089 | STRICKLER RD | - | COLORADO SPRINGS | со | 80906 |
| 17 | 4200000397 | Plainview properties LLC | 2409 | STRICKLER RD | - | COLORADO SPRINGS | со | 80906 |
| 18 | 4200000335 | FALCON SCHOOL DISTRICT NO. 49 | 10850 | E WOODMEN RD | - | PEYTON | со | 80831 |
| 19 | 4200000451 | MERIDIAN RANCH INVESTMENTS INC | P.O. BOX 80036 | - | - | SAN DIEGO | CA | 92138 |

LEGEND

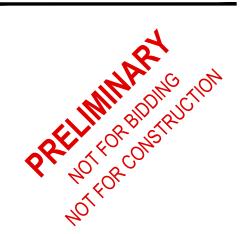
| | EXISTING PROPERTY LINE |
|----------|------------------------------|
| <u> </u> | ADJACENT PROPERTY LINE |
| | SECTION LINE |
| | PROPOSED EASEMENT |
| | PROPOSED LOT LINE |
| | PROPOSED TRACT LINE |
| | PROPOSED R.O.W. LINE |
| | PROPOSED ROADWAY CENTER LINE |
| | PROPOSED ROADWAY STRIPING |
| | PROPOSED CURB AND GUTTER |
| | PROPOSED CONCRETE PAVING |
| | PROPOSED PEDESTRIAN TRAIL |
| \odot | ADJACENT PROPERTY IDENTIFIER |
| | |

is this legible at 24x26 when printed ? It needs to be

> sheet C.100 and 2.00 can easily be combined to reduce the number of repeated information in the set



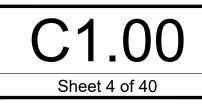
1155 Kelly Johnson Blvd., Suite 305 Colorado Springs, CO 80920 719.900.7220 GallowayUS.com



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| PUD PRELIMINARY PLAN GRANDVIEW RESERVE FILING 1 | | EASTONVILLE RD | EL PASO COUNTY, PEYTON, CO 80831 |
|--|---------------------|----------------|----------------------------------|
| # Date | Issue / Description | | Init. |
| · | | | |
| - - - | | | |
| - - | | | |
| - | | | |
| | | | |
| | | | |
| Project No: | | HRG0 | 00001 |
| Drawn By: | | | JDP |
| | | | |
| Checked By: | | | GRD 3/2021 |



| | LINE SEGME | |
|------------|----------------------------|------------------|
| LINE TAG # | BEARING | LENGTH (FT) |
| L1 L2 | S5°51'25"W S52°57'45"W | 48.11 |
| L3 | N84°08'35"W | 6.89 |
| L4 | N1°09'53"E | 112.42 |
| L5 L6 | N90°00'00"W N75°41'47"W | 98.46 57.32 |
| L7 | N61*32'52"W | 612.32 |
| L8 | S22°29'21"W | 92.83 |
| L9 L10 | S2*55'08"W S48*42'06"W | 22.14 |
| L11 | S1913'33"W | 93.51 |
| L12 L13 | S7*27'56"W | 22.40 22.74 |
| L15 | S64'37'26"W S36'16'25"W | 103.06 |
| L15 | S13*25'41"W | 108.67 |
| L16 L17 | S73°09'29"W S31°20'52"W | 23.90 |
| L18 | S31*20'52"W | 21.43 |
| L19 | S31°20'52"W | 11.14 |
| L20 L21 | S31°20'52"W | 60.70 494.06 |
| L22 | S89*27'25"E | 102.19 |
| L23 | N58'18'44"E | 20.00 |
| L24 L25 | S5812'24"E S7300'49"E | 20.00 92.03 |
| L26 | N16*59'11"E | 80.00 |
| L27 | N50°42'30"E | 79.27 |
| L28 L29 | S48°57'10"E N41°02'50"E | 40.00 98.06 |
| L30 | S3*57'10"E | 22.36 |
| L31 | S41*02'50"W | 126.42 |
| L32 L33 | N86°43'20"W N45°11'08"W | 197.35 44.65 |
| L34 | N31"20'52"E | 1079.45 |
| L35 L36 | S61°32'52"E N90°00'00"E | 650.28 193.10 |
| L30 | S41°02'50"W | 159.50 |
| L38 | S86°02'50"W | 29.98 |
| L39 L40 | N41°02'50"E N48°57'10"W | 100.48 0.47 |
| L40 | N41°02'50"E | 101.89 |
| L42 | S3*57'10"E | 30.65 |
| L43 L44 | S41°02'50"W S86°02'50"W | 101.10 28.28 |
| L45 | N41'02'50"E | 121.10 |
| L46 | S48°57'10"E | 20.00 |
| L50 L51 | S5'51'25"W | 40.95 |
| L54 | N11°05'24"E | 120.00 |
| L55 | N53°35'31"E | 14.80 |
| L56 | S39°33'41"E S5°26'19"W | 66.73 28.28 |
| L58 | N39°33'41"W | 97.42 |
| L59 | S50°26'19"W | 127.65 |
| L60 L61 | S41°02'50"W N48°57'10"W | 211.98 34.69 |
| L62 | S41°02'50"W | 113.21 |
| L63 | N3'57'10"W | 28.28 |
| L64 L65 | N41°02'50"E N76°13'43"E | 346.35 45.73 |
| L66 | S50°26'19"W | 102.74 |
| L67 L68 | N50°26'19"E N80°30'43"E | 102.74 |
| L69 | N80 30 43 E N50°26'19"E | 7.24 |
| L70 | S39*33'41"E | 10.80 |
| L71 L72 | S50°26'19"W S20°21'55"W | 7.24 |
| L72 | S4918'05"E | 121.67 |
| L74 | S40°41'55"W | 207.01 |
| L75 L76 | S40*56'09"W N43*26'02"W | 168.47 53.77 |
| L76 L77 | N43 26 02 W N25*30'00"W | 52.11 |
| L78 | N7*58'53"W | 54.50 |
| L79 L80 | N3°46'10"W N3°54'05"W | 120.00 61.96 |
| L80 L81 | N3 54 05 W N8'54'53"W | 71.33 |
| L82 | N16*33'36"W | 71.33 |
| L83 | N23*57'28"W | 71.35 75.55 |
| L84 L85 | N32°18'31"W N38°43'58"W | 66.60 |
| L86 | N54°23'50"E | 192.65 |
| L87 L88 | S62°28'08"W | 12.03 151.27 |
| L88 L89 | N39'33'41 W S84'33'41"E | 28.28 |
| L90 | S39°33'41"E | 55.62 |
| L90 | S41°02'50"W | 199.50 |

| PARCEL | LINE SEGME | NT TABLE |
|--------------|-------------------------------|------------------|
| LINE TAG # | BEARING | LENGTH (FT) |
| L93 | N41°02'50"E | 159.50 |
| L94 | N86°02'50"E | 28.28 |
| L95 | N26°26'32"E | 30.89 |
| L96 | N41°02'50"E | 126.42 |
| L97 | N86°02'50"E | 21.21 |
| L98 | S41°02'50"W | 141.42 |
| L99 | S41°13'39"W | 307.48 |
| L100 | S40*50'25"W | 512.14 |
| L101 | S41°13'40"W | 351.95 |
| L102 | N7*40'18"W | 41.35 |
| L103 | N82'19'42"E | 75.43 |
| L104 | N72 * 38'09"E | 68.06 |
| L105 | N72 * 38'09"E | 34.33 |
| L106 | N50°53'33"E | 34.91 |
| L107 | N50*53'33"E | 35.00 |
| L108 | N49°27'04"E | 33.00 |
| L109 | N49°27'04"E | 30.43 |
| L110 | N3015'08"E | 38.52 34.85 |
| L111 L112 | N24'04'28"E | 33.25 |
| L112 | N24'04'28'E | 35.69 |
| L113 | N24 04 28 E N6*47'02"E | 33.09 |
| L114 | N6 47 02 E N6 47 02 "E | 34.72 |
| L116 | N1°40'21"E | 33.35 |
| L117 | N4*33'56"W | 36.85 |
| L118 | N7'40'18"W | 218.81 |
| L119 | S81'32'34"W | 115.00 |
| L120 | N75*48'39"E | 115.00 |
| L121 | N13*26'42"W | 30.25 |
| L122 | N23 * 44'20 " W | 65.10 |
| L123 | N32 * 37'57"W | 68.58 |
| L124 | N43*49'38"W | 62.72 |
| L125 | N51°05'45"W | 64.94 |
| L126 | N62*35'20"W | 184.39 |
| L127 | N57 ° 18'47"W | 48.26 |
| L128 | N37°01'44"W | 95.97 |
| L129 | N71*52'44"W | 113.83 |
| L130 | S66*59'51"W | 61.71 |
| L131 L132 | S23°00'09"E S16°33'53"W | 110.00 |
| L132 | S67'05'38"E | 62.69 |
| L134 | S22*54'22"W | 115.78 |
| L135 | S7'40'18"E | 636.03 |
| L136 | N8219'42"E | 115.00 |
| L137 | S7*40'18"E | 9.62 |
| L138 | S3719'42"W | 46.39 |
| L139 | S82*19'42"W | 5.31 |
| L140 | N86'42'39"W | 5.08 |
| L141 | N45*52'16"W | 51.83 |
| L142 | N7*40'18"W | 777.34 |
| L143 | N51*46'22"E | 44.62 |
| L144 | S86'43'20"E | 197.36 |
| L145 | S84*57'33"E | 26.68 |
| L146 | S61°31'28"W | 100.07 |
| L147 | S38'02'09"E | 64.84 |
| L148 | S42'48'58"E | 64.17 |
| L149 | S52°27'22"E | 65.65 |
| L150 | S58°09'34"E | 600.00 |
| L151 L152 | N31°50'26"E S58°09'34"E | 110.00 82.07 |
| L152 | S58'09'34"E S31'47'57"E | 75.56 |
| L155 | SJI 47 57 E S18'43'37"E | 65.66 |
| L155 | S37'32'06"E | 64.59 |
| L156 | N52°27'54"E | 115.00 |
| L157 | S41"13'40"W | 78.08 |
| L158 | S89*58'12"W | 213.85 |
| L159 | N52°22'18"E | 51.89 |
| L160 | S86*42'39"E | 5.08 |
| L161 | N8219'42"E | 6.13 |
| L162 | S53*58'56"E | 48.74 |
| L163 | S71°25'44"W | 113.28 |
| L164 | S9'43'04"W | 103.15 |
| L165 | N41"13'40"E | 208.24 |
| L166 | S15°42'43"W | 97.69 |
| L167 | S58*12'05"E | 148.42 |
| L168 | N89*47'08"W | 191.14 |
| L169 | N39*59'28"E | 101.14 |
| L170 | S0'12'52"W | 25.00 |
| L171 | N89'47'08"W | 7.73 |
| L172 | N012'52"E | 25.00 |
| L173 | S89°47'08"E | 7.73 |
| L174 | N89*47'07"W | 100.24 |
| L175 L176 | N41°00'12"E S29°26'05"E | 37.46 25.55 |
| | | 20.00 |
| L177 | S0"12'52"W | 11.64 |
| | S0°12'52"W N89°47'08"W | 11.64 1861.17 |

| PARCEL | LINE SEGME | NT TABLE |
|--------------|--|-----------------|
| LINE TAG # | BEARING | LENGTH (FT) |
| L180 | N35'45'21"E | 108.02 |
| L181 | N10°00'08"E | 37.96 |
| L182 | N72°21'05"W | 110.00 |
| L183 | S7913'52"E | 110.00 |
| L184 L185 | N3°52'37"E N9°54'27"W | 80.40 |
| L185 | N9 54 27 W N21°03'20"W | 49.72 |
| L187 | N2518'42"W | 142.93 |
| L188 | N29 * 41 ` 37 " W | 74.63 |
| L189 | N40 * 55'26"W | 77.00 |
| L190 | N45°01'16"W | 38.50 |
| L191 L192 | N57°00'05"W N67°41'53"W | 226.61 69.46 |
| L192 | S85°38'40"W | 98.48 |
| L194 | N40*50'25"E | 71.91 |
| L195 | N41°13'39"E | 169.43 |
| L196 | S48*46'21"E | 59.70 |
| L197 | S54°03'32"E | 72.11 |
| L198 | S65°51'17"E | 65.59 60.47 |
| L199 L200 | S63°59'47"E S42°47'47"E | 61.86 |
| L201 | S45*52'08"E | 61.12 |
| L202 | S5112'58"E | 57.33 |
| L203 | N39*46'45"E | 109.94 |
| L204 | S44"11'15"W | 110.00 |
| L205 L206 | S39°10'26"E S32°32'07"E | 84.39 |
| L206 | S32'32'07'E | 40.97 |
| L208 | S35'14'05"E | 38.44 |
| L209 | S50°48'17"E | 36.82 |
| L210 | S50*48'17"E | 36.21 |
| L211 L212 | S54°27'32"E S55°47'05"E | 38.40 |
| L212 | S6913'46"E | 37.61 |
| L214 | S6913'46"E | 42.06 |
| L215 | S76*22'46"E | 32.65 |
| L216 | S76°22'46"E | 40.64 |
| L217 L218 | S89°03'23"E S89°03'23"E | 34.39 39.50 |
| L210 | N84'38'54"E | 35.19 |
| L220 | N84°38'54"E | 40.18 |
| L221 | N70 ° 39'34"E | 34.95 |
| L222 | N73*40'26"E | 58.21 60.00 |
| L223 L224 | N74°26'07"E S89°42'56"E | 47.31 |
| L225 | S6413'44"E | 54.38 |
| L226 | S64 * 13'44"E | 50.99 |
| L227 | S86*35'53"E | 44.83 |
| L228 L229 | S86°35'53"E N72"16'52"E | 45.33 |
| L230 | N17 * 54'39"W | 110.00 |
| L231 | N72°05'21"E | 30.00 |
| L232 | S17 * 54'39"E | 110.00 |
| L233 | N68'38'29"E | 76.84 |
| L234 L235 | N68°38'29"E N29°48'31"E | 49.70 |
| L236 | N29'48'31"E | 52.64 |
| L237 | N21°23'57"E | 41.61 |
| L238 | N15"12'22"E | 55.03 |
| L239 L240 | N62"11'36"E S27"48'24"E | 51.14 496.83 |
| L240 | S72°05'21"W | 63.94 |
| L242 | N26°02'55"E | 38.89 |
| L243 | S78*42'02"E | 41.11 |
| L244 | S27 * 48'24 " E | 27.50 |
| L245 L246 | N41*36'02"W N48*23'58"E | 125.45 33.43 |
| L240 | S49'18'05"E | 80.22 |
| L248 | S77 ' 41'32"W | 133.31 |
| L249 | N40*41'55"E | 106.48 |
| L250 | N70°11'54"E | 110.00 |
| L251 L252 | S19'48'06"E S70'11'54"W | 31.63 |
| L253 | N19'48'06"W | 31.63 |
| L254 | S48*54'18"E | 112.64 |
| L255 | S41°05'42"W | 134.26 |
| L256 L257 | S5°25'39"E S5°51'25"W | 186.48 59.52 |
| L257 | N31°20'52"E | 437.92 |
| L259 | N64*48'22"E | 36.02 |
| L260 | S71°02'24"E | 160.69 |
| L261 | S78°54'36"E | 116.90 |
| L262 L263 | S31°01'13"E S11°05'24"W | 37.92 |
| L264 | S5°51'25"W | 291.84 |
| L265 | S50°26'19"W | 110.00 |
| L266 | N39°33'41"W | 283.34 |
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| | PARCEL | LINE SEGMEN | ντ ταβι |
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| | LINE TAG # | BEARING | LENGTH |
| | LINE 176 # | N17*44'59"W | 51.6 |
| | L268 | N21°05'00"E | 132.6 |
| | L269 | S84°08'35"E | 142.1 |
| | L270 | S5*25'39"E | 267.0 |
| | L271 L272 | N5°25'39"W S11°05'24"W | 186.4 |
| | L272 | N5'51'25"E | 176.1 |
| | L275 | N48 ° 54'18"W | 115.2 |
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| | 6711 6711 1141- 1159 TRACT L | L136 L138 L138 L140 C31 L139 L160 L161 C38 | |
| | 2791 1141- 1159 | L136 L138 L140 C31 L139 L160 L161 C38 | L102 |
| | ES L141- L159- TRACT L 24,663 SF | L136 L136 L138 L140 C31 L139 L160 L161 C38 | L102 |
| | ES L141- L159- TRACT L 24,663 SF | L136 L138 L140 C31 L139 L160 L161 C38 | 2011 1162 59 |
| | ES L141- L159- TRACT L 24,663 SF | L136 L136 L138 L140 C31 L139 L160 L161 C38 | 2011 1162 59 |
| | ES L141- L159- TRACT L 24,663 SF | L136 L136 L138 L140 C31 L139 L160 L161 C38 | |
| | ES L141- L159- TRACT L 24,663 SF | L136 L136 L138 L140 C31 L139 L160 L161 C38 | 50 -L162 -L157 |
| | ES L141- L159- TRACT L 24,663 SF | L136 L136 L138 L140 C31 L139 L160 L161 C38 | |



| C ES | PUBLIC DRAINAGE | PEDESTRIAN ACCESS | LANDSCAPING | PARK | SIGNAGE | MAINTENANCE | OWNERSHIP |
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| | X | x | X | | X | HOA OR GVRMD | HOA OR GVRMD |
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| | x | x | x | | X | HOA OR GVRMD | HOA OR GVRMD |
| | x | x | x | | X | HOA OR GVRMD | HOA OR GVRMD |
| | x | x | x | | X | HOA OR GVRMD | HOA OR GVRMD |
| | x | x | x | | x | HOA OR GVRMD | HOA OR GVRMD |
| | x | x | x | | X | HOA OR GVRMD | HOA OR GVRMD |
| | x | x | x | | x | HOA OR GVRMD | HOA OR GVRMD |
| | x | x | x | | X | HOA OR GVRMD | HOA OR GVRMD |
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| | X | X | x | X | X | HOA OR GVRMD | HOA OR GVRMD |
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| Galloway |
|---|
| 1155 Kelly Johnson Blvd., Suite 305 Colorado Springs, CO 80920 719.900.7220 |

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HR GREEN - COLORADO SPRINGS 7222 COMMERCE CENTER DR. SUITE 220 COLORADO SPRINGS CO 80919 PHONE: 719.622.6222 FAX: 844.273.1057

| PARCEL CURVE SEGMENT TABLE | | | | | |
|----------------------------|----------------------------|-------------|-------------|----------------------|-------------------|
| CURVE TAG # | DELTA | LENGTH (FT) | RADIUS (FT) | CHORD BEARING | CHORD LENGTH (FT) |
| C1 | 4 • 41'32" | 30.71 | 375.00 | N86°29'21"W | 30.70 |
| C2 | 124 ° 33'41" | 119.57 | 55.00 | S25*48'19"W | 97.38 |
| C3 | 113 ° 40'59" | 109.13 | 55.00 | S35°56'38"W | 92.09 |
| C4 | 111*39'19" | 107.18 | 55.00 | S42°26'16"W | 91.01 |
| C5 | 1°24'56" | 41.75 | 1690.00 | S30°38'24"W | 41.75 |
| C6 | 1 * 50'39" | 54.40 | 1690.00 | S29 ° 00'37"W | 54.40 |
| C7 | 1 °37'50" | 48.10 | 1690.00 | S27"16'22"W | 48.09 |
| C8 | 1 ° 03'57" | 31.44 | 1690.00 | S25 * 55'29"W | 31.44 |
| C9 | 0 ° 17'47" | 8.74 | 1690.00 | S8*25'59"W | 8.74 |
| C10 | 0°28'48" | 14.16 | 1690.00 | S8'02'42"W | 14.16 |
| C11 | 1*44'29" | 51.36 | 1690.00 | S6*56'04"W | 51.36 |
| C12 | 116 • 31'08" | 111.85 | 55.00 | S89*56'50"E | 93.55 |
| C13 | 52"13'50" | 246.13 | 270.00 | S67°09'45"W | 237.70 |
| C14 | 26°05'02" | 783.03 | 1720.00 | N18"18'21"E | 776.29 |
| C15 | 28°27'08" | 24.83 | 50.00 | S75*46'26"E | 24.57 |
| C20 | 14°05'50" | 67.66 | 275.00 | S46 ° 36'36"E | 67.49 |
| C21 | 7 ° 27'33" | 68.35 | 525.00 | N37°19'03"E | 68.30 |
| C22 | 180°00'00" | 47.12 | 15.00 | N39°33'41"W | 30.00 |
| C23 | 40"12'28" | 456.14 | 650.00 | S29"11'51"E | 446.84 |
| C24 | 12°01'49" | 78.74 | 375.00 | S33*32'47"E | 78.59 |
| C25 | 16*42'47" | 100.64 | 345.00 | S49°24'13"W | 100.28 |
| C26 | 12*46'44" | 69.86 | 313.20 | N47°06'37"E | 69.71 |
| C27 | 31°16'29" | 122.82 | 225.00 | N2318'33"W | 121.30 |
| C28 | 0°47'08" | 5.35 | 390.00 | N8'03'52"W | 5.35 |
| C29 | 5°43'55" | 27.51 | 275.00 | N11"19'23"W | 27.50 |
| C30 | 140°25'58" | 134.81 | 55.00 | S3'13'08"E | 103.51 |
| C30 | 140 25 58 | 90.87 | 475.00 | S87'48'31"W | 90.73 |
| C32 | 8°57'06" | | 1680.00 | | 262.21 |
| | | 262.48 | | N3'11'45"W | |
| C33 | 8°57'52" | 269.11 | 1720.00 | N3"11'22"W | 268.84 |
| C34 | 19°03'13" | 104.05 | 312.90 | N84°14'56"E | 103.58 |
| C35 | 26°21'37" | 126.52 | 275.00 | S44*58'45"E | 125.41 |
| C36 | 3"12'40" | 15.41 | 275.00 | S39'08'26"E | 15.41 |
| C37 | 4°55'02" | 144.18 | 1680.00 | N7'45'36"E | 144.14 |
| C38 | 10*57'39" | 100.43 | 525.00 | N87*48'31"E | 100.28 |
| C39 | 26°00'01" | 102.10 | 225.00 | N67°16'55"W | 101.23 |
| C40 | 70 ° 26'17" | 67.62 | 55.00 | S84"12'56"E | 63.44 |
| C41 | 62 ° 44'29" | 316.00 | 288.58 | S59°10'39"E | 300.45 |
| C42 | 6 * 52'47" | 27.02 | 225.00 | N14"12'31"E | 27.00 |
| C43 | 4 ° 24'30" | 36.55 | 475.00 | S48°01'00"E | 36.54 |
| C44 | 81°07'56" | 106.20 | 75.00 | S31*31'23"W | 97.55 |
| C45 | 57 ° 28'04" | 75.23 | 75.00 | N79"10'37"W | 72.11 |
| C46 | 15°19'13" | 140.38 | 525.00 | N63°31'32"E | 139.96 |
| C47 | 2*51'38" | 102.34 | 2050.00 | S26*22'35"E | 102.33 |
| C48 | 60 ° 05'48" | 183.56 | 175.00 | N1°05'54"E | 175.26 |
| C49 | 16 ° 31'03" | 242.16 | 840.00 | S2 ' 49'53"W | 241.32 |
| C50 | 11"17'04" | 149.68 | 760.00 | S012'53"W | 149.44 |
| C51 | 9'16'07" | 223.24 | 1380.00 | N26*42`49 * E | 223.00 |
| C52 | 7 * 52 ' 12" | 171.70 | 1250.00 | S74*58'30"E | 171.56 |
| C53 | 14 * 57'02" | 169.61 | 650.00 | S1°37'06"E | 169.13 |
| C54 | 15°09'58" | 86.03 | 325.00 | N47°08'40"W | 85.78 |
| C55 | 74 * 46'25" | | i | İ | i |

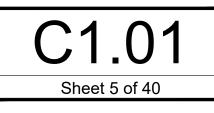


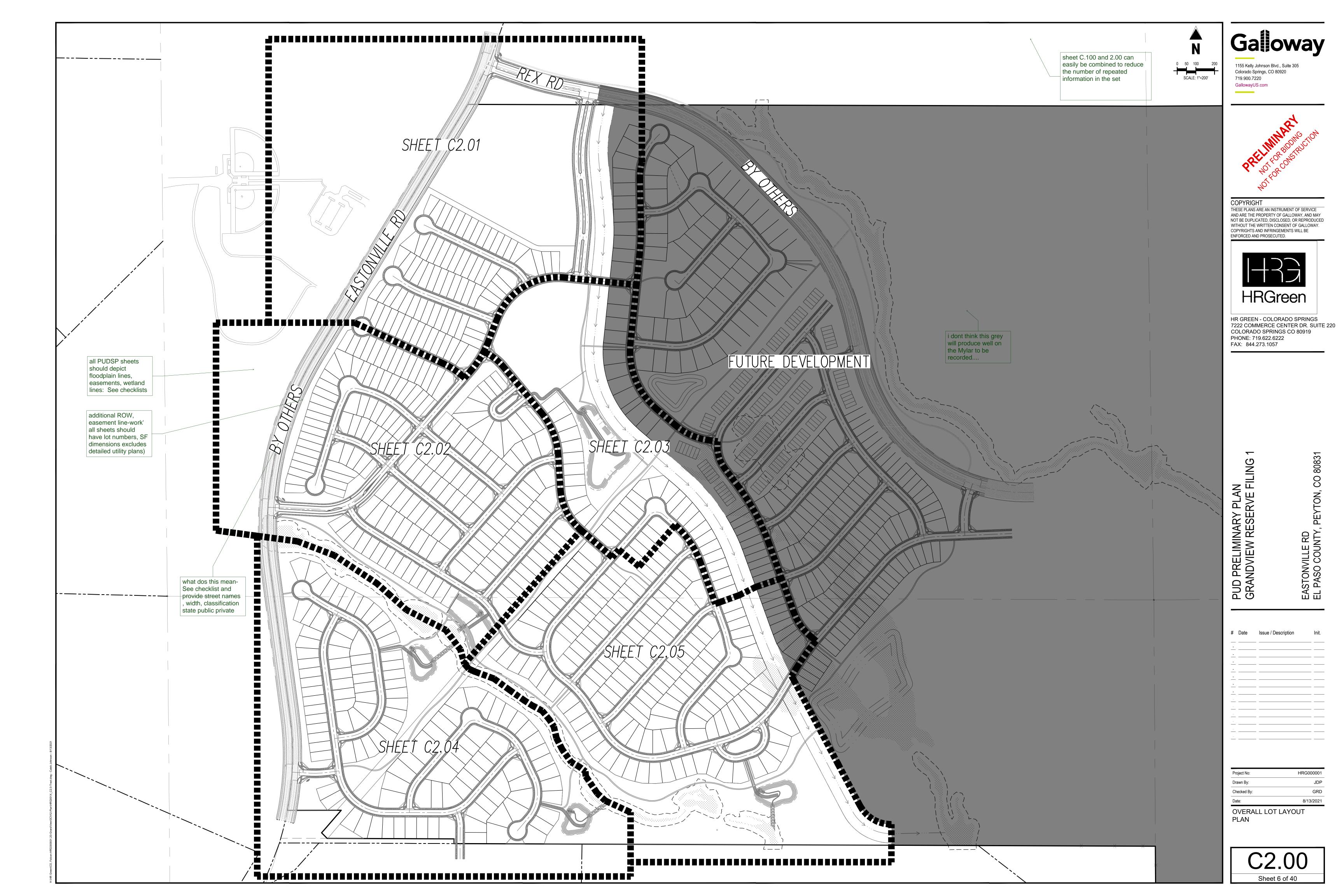
EASTONVILLE RD EL PASO COUNTY, PEYTON, CO 80831

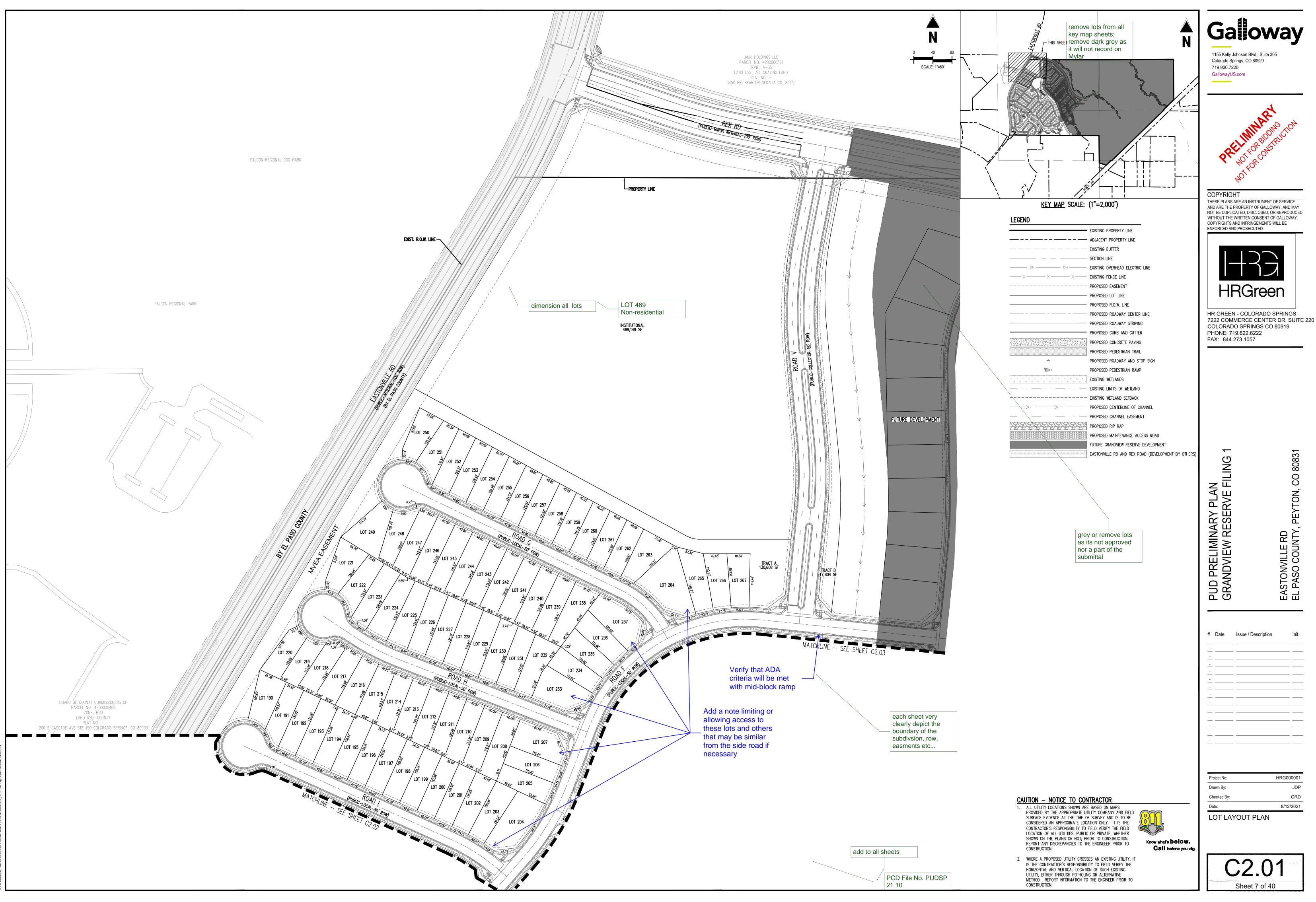
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| Project No: | HRG000001 |
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| Drawn By: | JDP |
| Checked By: | GRD |
| Date: | 8/12/2021 |
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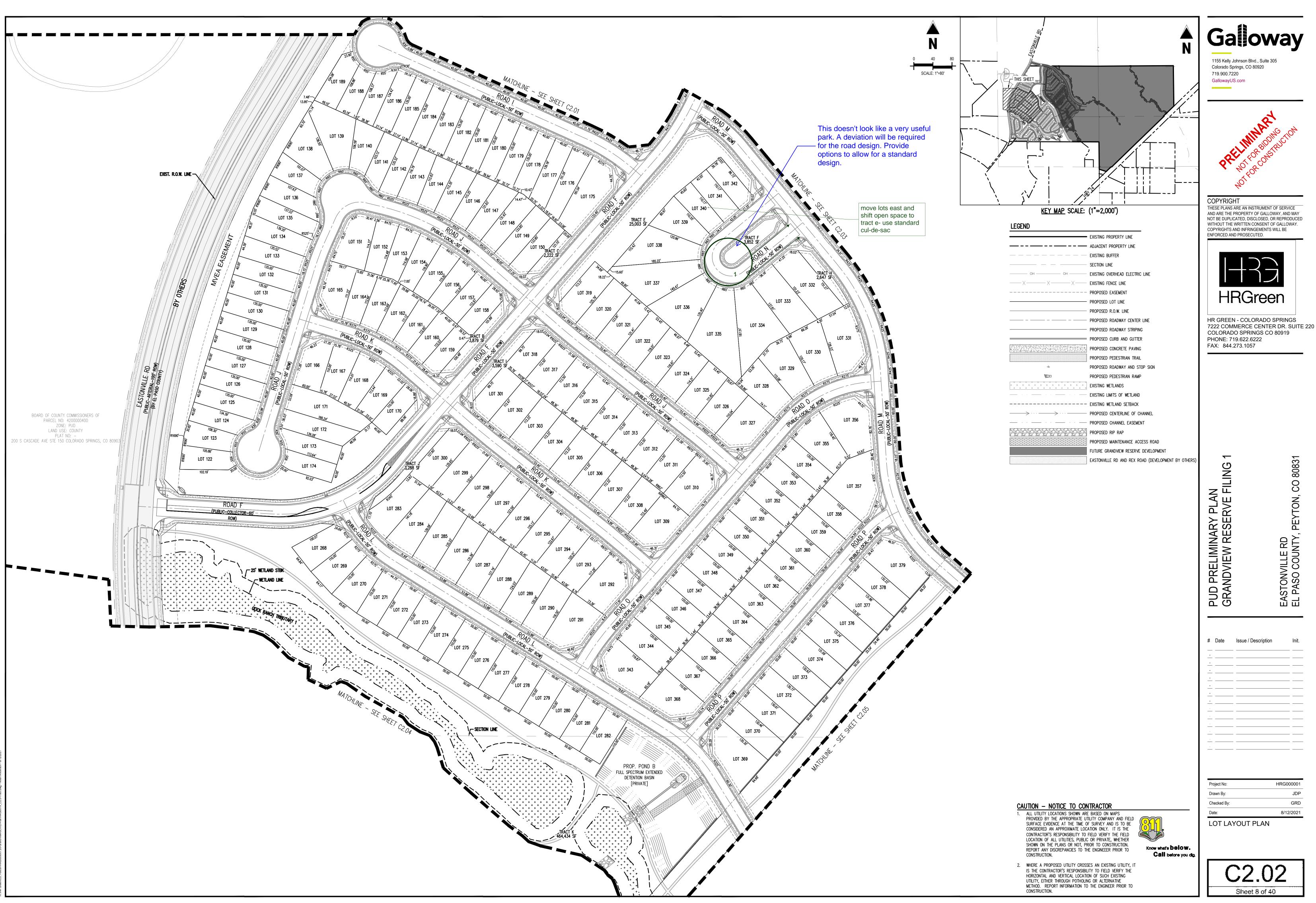
TRACT PLAN



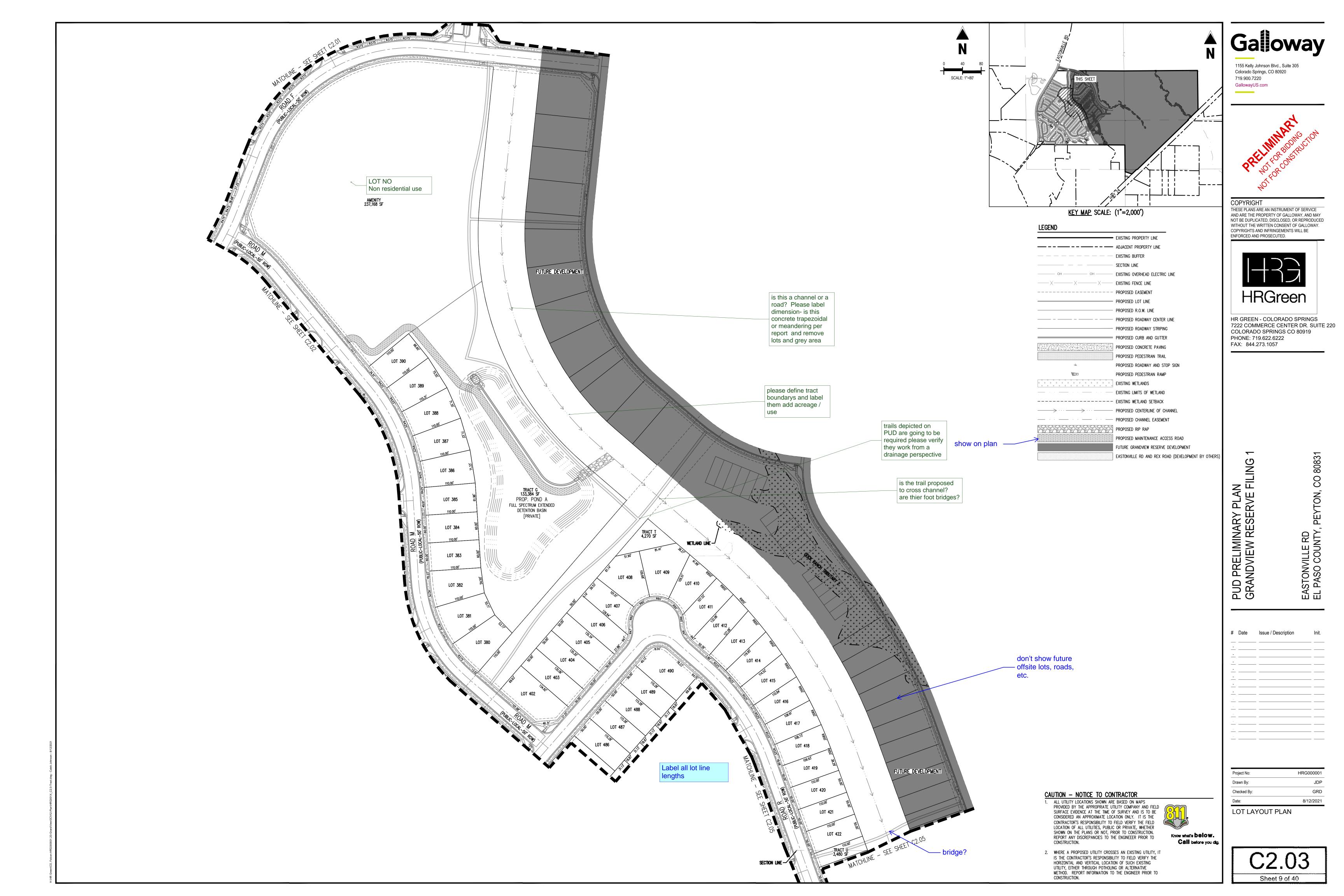


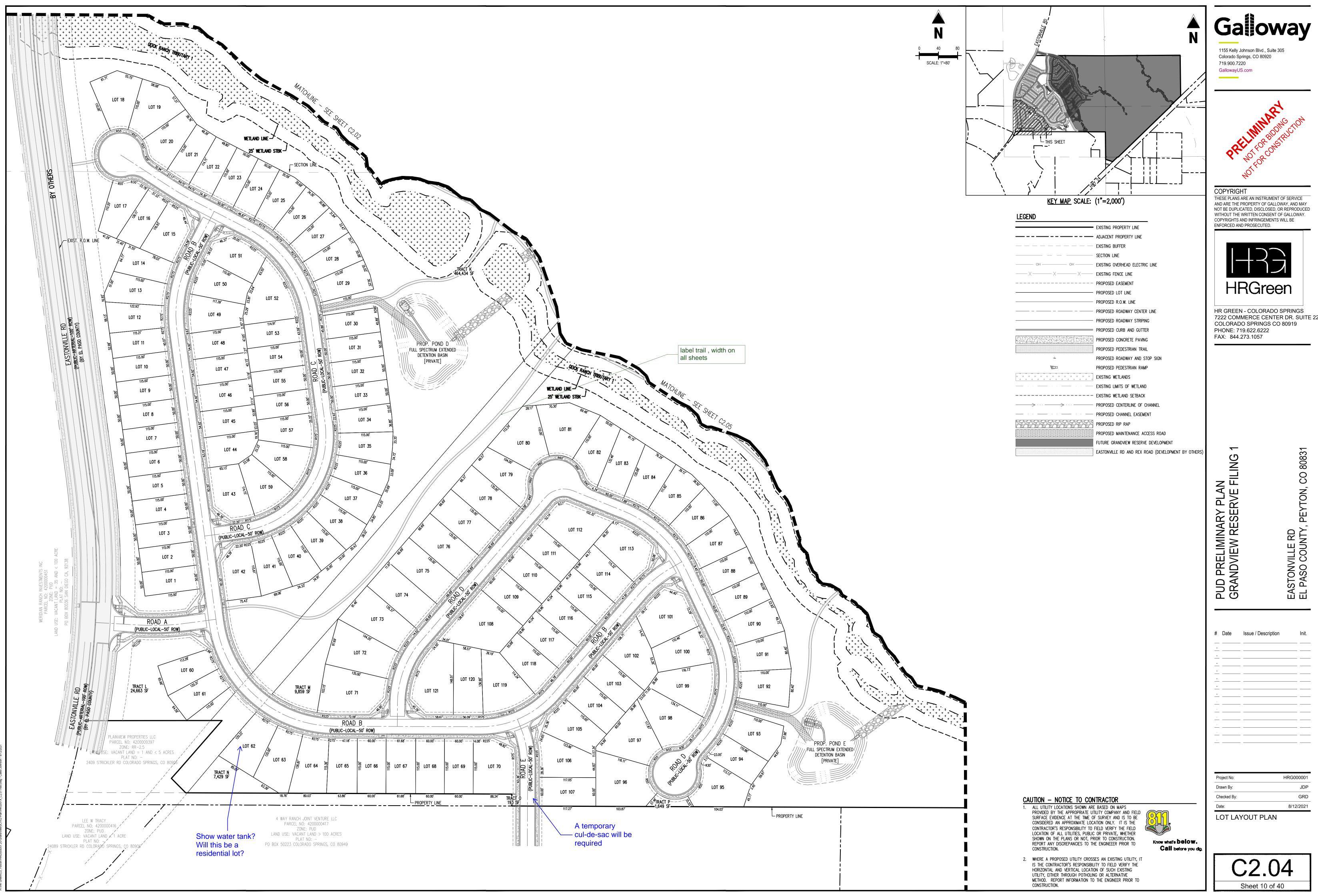


alcon-HRG000001.20-GrandView\0CI\V2-Plan\HRG001X_C2.0-Tract.dwg - Caleb Johnson - 8/12/2



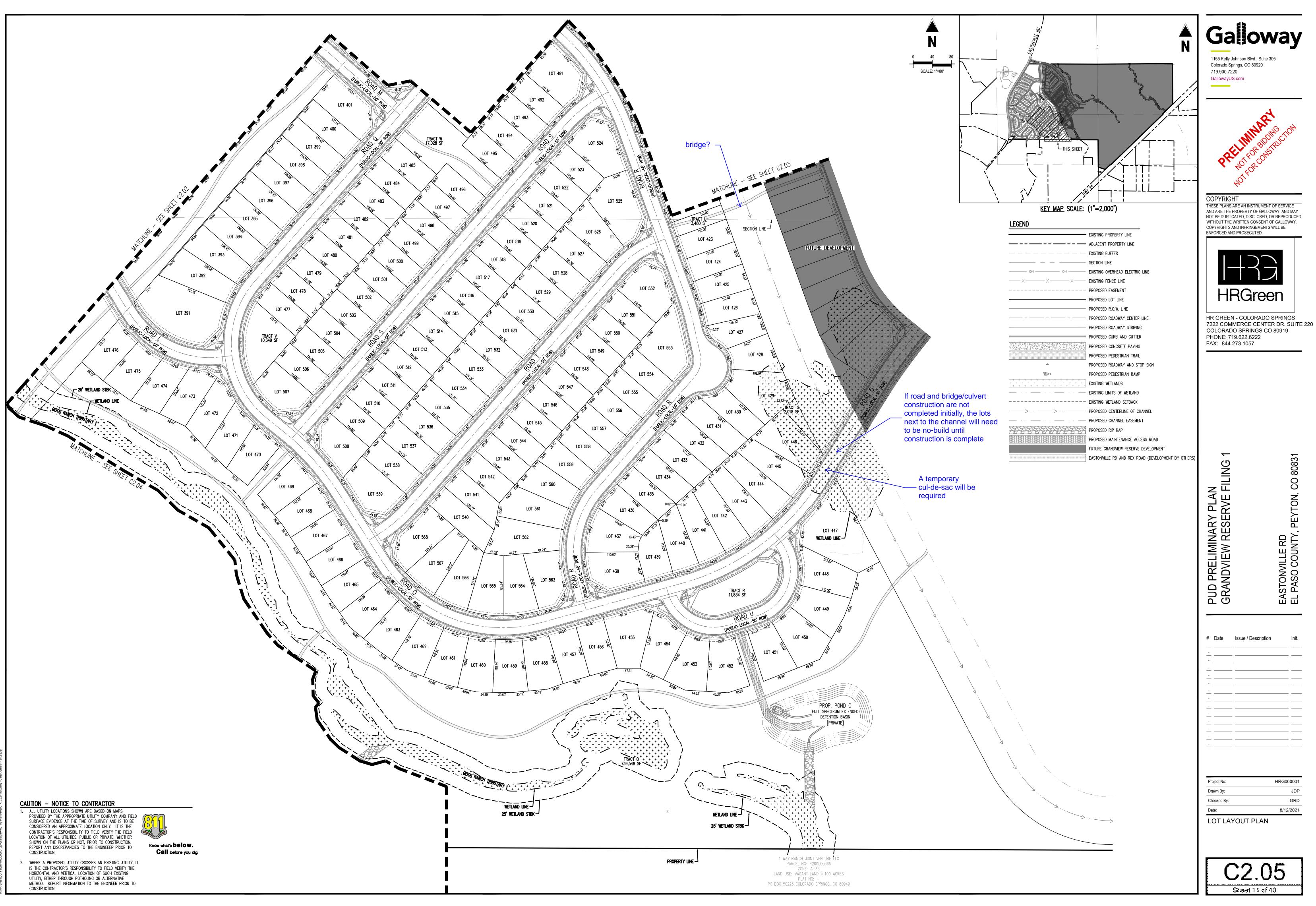
Falcon-HRG000001 20-GrandView\0CI\X2-Plan\HRG001X_C2.0-Tract.dwg - Noah Anderson





7222 COMMERCE CENTER DR. SUITE 220

| EXISTING LIMITS OF WETLAND EXISTING WETLAND SETBACK PROPOSED CENTERLINE OF CHANNEL PROPOSED CHANNEL EASEMENT PROPOSED MAINTENANCE ACCESS ROAD FUTURE GRANDMEW RESERVE DEVELOPMENT EASTONVILLE RD AND REX ROAD (DEVELOPMENT BY OTHERS) | # Date BUD PRELIMINARY PLAN # Date Buse / D - | escription CO 80831 |
|---|---|--|
| CAUTION – NOTICE TO CONTRACTOR 1. ALL UTILITY LOCATIONS SHOWN ARE BASED ON MAPS PROVIDED BY THE APPROPRIATE UTILITY COMPANY AND FIELD SURFACE EVIDENCE AT THE TIME OF SURVEY AND IS TO BE CONSIDERED AN APPROXIMATE LOCATION ONLY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE FIELD | Project No: Drawn By: Checked By: Date: LOT LAYOUT I | HRG00000 JD GR 8/12/202 PLAN |



| | | LOT AR | EA TABLE | |
|-------|----------------|----------------|--|--|
| lot # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 1 | 5750.0 – 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7*40'18"E S82'19'42"W N7*40'18"W N82'19'42"E |
| 2 | 5750.0 – 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 3 | 5750.0 - 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 4 | 5750.0 - 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 5 | 5750.0 – 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 6 | 5750.0 - 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 7 | 5750.0 - 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 8 | 5750.0 – 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 9 | 5750.0 - 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 10 | 5750.0 - 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 11 | 5874.8 – 0.13 | 332.37 | 40.07 115.00 52.99 115.21 9.10 | S7'40'18"E S82"19'42"W N7'40'18"W N84'13'30"E S6'43'24"E |
| 12 | 6585.4 – 0.15 | 350.16 | 45.89 115.21 66.13 122.93 | S0'59'41"E S84'13'30"W N7'40'18"W S86'12'53"E |
| 13 | 6797.8 - 0.16 | 351.74 | 45.89 122.93 16.92 51.00 115.00 | S8'33'56"W N86'12'53"W N7'40'18"W N22'54'22"E S76'39'15"E |
| 14 | 6146.1 – 0.14 | 335.24 | 45.89 115.00 64.77 31.55 78.03 | S18'07'33"W N76'39'15"W N22'54'22"E S67'05'38"E S67'05'38"E |
| 15 | 7606.7 – 0.17 | 352.86 | 54.56 21.62 78.03 116.93 35.27 46.44 | S27'24'40"W S25'09'31"W N67'05'38"W N31'45'13"E S60'10'16"E S17'37'12"E |
| 16 | 6172.3 - 0.14 | 345.41 | 21.40 126.11 37.33 12.10 116.93 31.55 | N67'05'38"W N33'04'25"E S56'55'35"E S57'35'11"E S31'45'13"W N67'05'38"W |
| 17 | 7169.5 – 0.16 | 358.23 | 41.29 110.20 31.84 26.01 22.78 126.11 | N67'05'38"W N16'33'53"E N89'58'46"E S81'45'59"E S56'55'35"E S33'04'25"W |
| 18 | 8659.4 - 0.20 | 374.85 | 110.00 37.38 110.00 61,71 55.75 | S15'56'24"W S86'28'08"W N23'00'09"W N66'59'51"E S71'52'44"E |
| 19 | 8477.4 - 0.19 | 372.67 | 110.00 37.38 110.00 58.08 57.21 | S54'52'57"W N54'35'20"W N15'56'24"E S71'52'44"E S37'01'44"E |
| 20 | 7086.6 - 0.16 | 349.46 | 115.00 32.94 26.01 26.75 110.00 38.76 | \$33'04'25"W N56'55'35"W N32'05'11"W N21'10'55"W N54'52'57*E |

| | | LOT AR | EA TABLE | |
|-------|----------------|----------------|--|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 21 | 5939.7 – 0.14 | 332.95 | 114.71 27.82 27.17 115.00 48.26 | S29'43'05"W N58'36'15"W N56'55'35"W N33'04'25"E S57'18'47"E |
| 22 | 5876.3 - 0.13 | 331.94 | 115.00 34.30 19.13 114.71 48.80 | S27"24'40"W N62"35'20"W N61"26'08"W N29"43'05"E S62"35'20"E |
| 23 | 5750.0 - 0.13 | 330.00 | 115.00 50.00 115.00 50.00 | S27*24'40"W N62*35'20"W N27*24'40"E S62*35'20"E |
| 24 | 5750.0 – 0.13 | 330.02 | 115.02 3.13 46.87 115.00 50.00 | S27"24'40"W N62"15'46"W N62"35'20"W N27"24'40"E S62"35'20"E |
| 25 | 6467.1 - 0.15 | 341.91 | 115.00 45.63 115.02 35.59 30.68 | S37'34'10"W N57'11'01"W N27'24'40"E S62'35'20"E S51'05'45"E |
| 26 | 6388.4 – 0.15 | 341.02 | 115.00 45.89 115.00 34.26 30.88 | S47'07'47"W N47'39'02"W N37'34'10"E S51'05'45"E S43'49'38"E |
| 27 | 6425.0 - 0.15 | 341.20 | 115.00 45.89 115.00 31.84 33.47 | S56'41'25"W N38'05'24"W N47'07'47"E S43'49'38"E S32'37'57"E |
| 28 | 6403.2 - 0.15 | 341.08 | 30.08 115.00 45.89 115.00 35.11 | S23'44'20"E S66'15'02"W N28'31'47"W N56'41'25"E S32'37'57"E |
| 29 | 6416.1 - 0.15 | 341.15 | 30.25 115.00 45.89 115.00 35.02 | S13'26'42"E S75'48'39"W N18'58'09"W N66'15'02"E S23'44'20"E |
| 30 | 5801.3 - 0.13 | 330.89 | 45.89 115.00 45.89 3.77 115.00 5.35 | S7'40'18"E S82'19'42"W N7'40'18"W N8'03'52"W N81'32'34"E S8'03'52"E |
| 31 | 5750.0 - 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 32 | 5750.0 – 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 33 | 5750.0 – 0.13 | 330.00 | 50.00 115.00 50.00 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 34 | 6146.6 - 0.14 | 337.09 | 36.85 115.00 24.39 22.93 115.00 22.93 | S4'33'56"E S88'32'26"W N4'33'56"W N7'40'18"W N82'19'42"E S7'40'18"E |
| 35 | 6482.7 - 0.15 | 343.14 | 33.35 34.72 115.00 45.08 115.00 | S1*40'21"W S6*47'02"W N79"58'52"W N4"16'47"E N88"32'26"E |
| 36 | 6606.6 - 0.15 | 343.86 | 33.09 35.69 115.00 45.08 115.00 | S6*47'02"W S24'04'28"W N68'30'10"W N15'45'29"E S79'58'52"E |
| 37 | 6493.4 – 0.15 | 343.17 | 33.25 34.85 115.00 45.08 115.00 | S24'04'28"W S30'15'08"W N57'01'28"W N27'14'11"E S68'30'10"E |
| 38 | 6623.8 - 0.15 | 344.03 | 38.52 30.43 115.00 45.08 115.00 | S30"5'08"W S49'27'04"W N45'32'46"W N38'42'53"E S57'01'28"E |
| 39 | 6445.6 – 0.15 | 343.08 | 33.00 35.00 115.00 45.08 115.00 | S49'27'04"W S50'53'33"W N34'04'04"W N50'11'35"E S45'32'46"E |
| 40 | 6653.1 - 0.15 | 344.32 | 34.91 34.33 115.00 45.08 115.00 | S50°53'33"W S72°38'09"W N22°35'22"W N61°40'17"E S34°04'04"E |

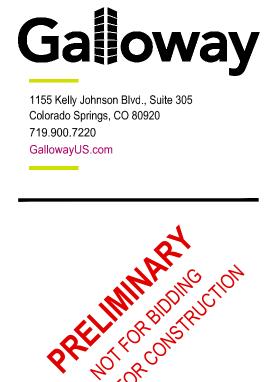
as long as you have the dimensions and SF and lot numbers you do not need these extra sheets for a PUDSP- All lots and tracts are required to depict SF or acreage, lot number or tract number and the dimensions not bearings. The perimeter does require both distance and bearings though.

Falcon-HRG000001.20-GrandView\0CI/N2-Plan\HRG001X_C2.0-Tract.dwg - Caleb Johnson - 8/13/2021

| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARIN |
|-------|----------------|----------------|---|--|
| 41 | 6451.8 - 0.15 | 343.75 | 68.06 115.61 45.08 115.00 | S72*38'09"W N11'06'40"W N73'08'59"E S22*35'22"E |
| 42 | 7741.5 - 0.18 | 355.34 | 75.43 82.20 46.39 22.20 13.51 115.61 | S82'19'42"W N7'40'18"W N37'19'42"E N82'19'42"E N80'36'31"E S11'06'40"E |
| 43 | 8045.2 - 0.18 | 359.35 | 114.15 29.28 22.20 46.39 82.20 65.13 | S17"15'30"E S77"32'06"W S82"19'42"W N52'40'18"W N7'40'18"W N82"19'42"E |
| 44 | 6395.1 - 0.15 | 330.00 | 33.33 33.58 65.13 63.19 115.00 19.76 | S24'21'31"W S55'13'15"W S82'19'42"W N7'40'18"W N82'19'42"E S0'59'56"E |
| 45 | 6315.8 - 0.14 | 339.84 | 32.89 22.03 115.00 54.92 115.00 | S7'40'18"E S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 46 | 6315.8 - 0.14 | 339.84 | 37.81 17.11 115.00 54.92 115.00 | S7'40'18"E S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 47 | 6315.8 - 0.14 | 339.84 | 42.73 12.19 115.00 54.92 115.00 | S7'40'18"E S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 48 | 6315.8 - 0.14 | 339.84 | 47.65 7.27 115.00 54.92 115.00 | S7'40'18"E S7'40'18"E S82'19'42"W N7'40'18"W N82'19'42"E |
| 49 | 7415.7 – 0.17 | 360.67 | 25.29 17.73 2.35 115.00 9.63 73.29 117.39 | S10'52'35"W S7'40'18"E S7'40'18"E S82'19'42"W N7'40'18"W N1'39'34"E S79'00'34"E |
| 50 | 7285.8 – 0.17 | 358.37 | 22.64 23.81 117.39 64.48 15.05 115.00 | S27*24'40"W S10*52'35"W N79*00'34"W N19*12'03"E N27*24'40"E S62*35'20"E |
| 51 | 7598.3 – 0.17 | 347.48 | 62.99 63.55 115.00 39.53 46.37 20.05 | S54'34'09"E S27'24'40"W N62'35'20"W N27'24'40"E N72'24'40"E S62'35'20"E |
| 52 | 10060.3 — 0.23 | 414.20 | 146.26 114.91 17.73 25.29 23.81 22.64 63.55 | S27'55'35"E S82'19'42"W N7'40'18"W N10'52'35"E N10'52'35"E N27'24'40"E N27'24'40"E |
| 53 | 5749.8 – 0.13 | 329.91 | 43.59 115.00 47.65 2.35 114.91 6.41 | S7'40'18"E S82'19'42"W N7'40'18"W N7'40'18"W N82'19'42"E S8'29'15"E |
| 54 | 5750.0 – 0.13 | 330.00 | 50.00 115.00 42.73 7.27 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N7'40'18"W N82'19'42"E |
| 55 | 5750.0 – 0.13 | 330.00 | 50.00 115.00 37.81 12.19 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N7'40'18"W N82'19'42"E |
| 56 | 5750.0 - 0.13 | 330.00 | 50.00 115.00 32.89 17.11 115.00 | S7'40'18"E S82'19'42"W N7'40'18"W N7'40'18"W N82'19'42"E |
| 57 | 6660.9 - 0.15 | 345.59 | 48.57 115.00 19.76 22.03 115.00 25.22 | S0'16'47"W N81'46'08"W N0'59'56"W N7'40'18"W N82'19'42"E S7'40'18"E |
| 58 | 7659.7 – 0.18 | 361.85 | 98.52 115.00 33.33 115.00 | S24'21'31"W N49'30'49"W N24'21'31"E S81'46'08"E |
| 59 | 7646.1 – 0.18 | 361.25 | 98.52 114.15 33.58 115.00 | S56'36'50"W N17'15'30"W N55'13'15"E S49'30'49"E |
| 60 | 6491.5 - 0.15 | 345.69 | 43.45 120.31 65.66 113.28 2.99 | S23*36'19"E S61*52'06"W N18*43'37"W N71*25'44"E |

| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARING |
|-------|----------------|----------------|--|--|
| 61 | 6388.8 – 0.15 | 345.03 | 45.13 115.00 64.59 120.31 | S32*50'00"E S52*27'54"W N37*32'06"W N61*52'06"E |
| 62 | 8178.8 – 0.19 | 378.53 | 120.00 85.03 120.22 53.29 | S25*37'12"W N58*12'05"W N40'51'02"E S58*49'44"E |
| 63 | 8528.2 - 0.20 | 384.05 | 126.81 18.76 63.39 120.00 55.09 | S14'08'30"W N89'47'08"W N58'12'05"W N25'37'12"E S70'07'09"E |
| 64 | 8031.2 - 0.18 | 377.29 | 80.03 126.81 55.09 115.36 | N89'47'08"W N14'08'30"E S81'35'51"E S2'39'48"W |
| 65 | 7062.1 – 0.16 | 353.15 | 115.00 63.86 115.36 11.75 47.18 | S0'12'52"W N89'47'08"W N2'39'48"E S88'33'40"E S89'47'08"E |
| 66 | 6900.0 - 0.16 | 350.00 | 115.00 60.00 115.00 60.00 | S012'52"W N89'47'08"W N012'52"E S89'47'08"E |
| 67 | 7093.3 - 0.16 | 353.36 | 115.00 61.68 115.00 61.68 | S012'52"W N89'47'08"W N012'52"E S89'47'08"E |
| 68 | 6900.0 - 0.16 | 350.00 | 115.00 60.00 115.00 60.00 | S0"12'52"W N89'47'08"W N0"12'52"E S89'47'08"E |
| 69 | 6900.0 – 0.16 | 350.00 | 115.00 60.00 115.00 60.00 | S0°12'52"W N89'47'08"W N0°12'52"E S89'47'08"E |
| 70 | 9683.5 - 0.22 | 389.17 | 32.64 63.36 88.24 115.00 14.08 27.03 48.82 | S5'07'45"E S0'12'52"W N89'47'08"W N0'12'52"E S89'47'08"E N86'46'24"E S64'33'23"E |
| 71 | 11752.8 - 0.27 | 436.14 | 41.13 46.95 72.59 37.32 103.15 135.00 | S8*10'00"W S44*57'24"W N89*47'08"W N85*02'02"W N9*43'04"E S76*35'49"E |
| 72 | 10796.9 - 0.25 | 437.09 | 144.20 60.20 135.00 97.69 | S61"16'02"E S21"04'04"W N76"35'49"W N15"42'43"E |
| 73 | 10506.7 – 0.24 | 432.60 | 135.37 14.02 47.55 144.20 91.46 | S49'09'35"E S40'50'25"W S34'47'12"W N61'16'02"W N41'13'40"E |
| 74 | 9013.3 - 0.21 | 403.75 | 66.69 135.37 54.72 11.97 135.00 | S40'50'25"W N49'09'35"W N41'13'40"E N40'50'25"E S49'09'35"E |
| 75 | 9003.1 – 0.21 | 403.38 | 66.69 135.00 66.69 135.00 | N40'50'25"E S49'09'35"E S40'50'25"W N49'09'35"W |
| 76 | 9003.1 - 0.21 | 403.38 | 135.00 66.69 135.00 66.69 | S49'09'35"E S40'50'25"W N49'09'35"W N40'50'25"E |
| 77 | 9003.1 – 0.21 | 403.38 | 135.00 66.69 135.00 66.69 | S49'09'35"E S40'50'25"W N49'09'35"W N40'50'25"E |
| 78 | 8960.3 - 0.21 | 402.75 | 135.00 66.37 135.00 66.37 | S49'09'35"E S40'50'25"W N49'09'35"W N40'50'25"E |
| 79 | 7637.5 - 0.18 | 371.19 | 38.51 34.53 9.58 135.00 49.57 104.00 | S9'46'11"W S16'06'40"W S40'50'25"W N49'09'35"W N40'50'25"E S61'50'34"E |
| 80 | 9853.8 - 0.23 | 403.80 | 112.24 28.17 110.00 49.38 104.00 | N40'50'25"E N85'38'40"E S14'41'11"E S51'44'08"W N61'50'34"W |

| lot # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
|-------|----------------|----------------|--|--|
| 81 | 10208.9 - 0.23 | 409.15 | 70.30 69.46 110.00 49.38 110.00 | N85'38'40"E S67'41'53"E S32"28'12"W N81'06'29"W N14'41'11"W |
| 82 | 7469.7 – 0.17 | 372.09 | 132.46 4.34 34.53 40.71 110.00 50.05 | S21'53'13"W N68'06'47"W N43'23'02"W N38'05'33"W N32'28'12"E S57'00'05"E |
| 83 | 7594.2 – 0.17 | 374.29 | 120.68 60.00 132.46 61.15 | S21'53'13"W N68'06'47"W N21'53'13"E S57'00'05"E |
| 84 | 7563.9 – 0.17 | 364.53 | 111.82 47.86 7.88 120.68 76.29 | S31'51'31"W N63'07'38"W N68'06'47"W N21'53'13"E S57'00'05"E |
| 85 | 7399.0 – 0.17 | 354.54 | 110.00 55.09 111.82 39.12 38.50 | S43*20'13"W N52*24'08"W N31*51'31"E S57*00'05"E S45*01'16"E |
| 86 | 7173.0 – 0.16 | 352.09 | 110.00 55.09 110.00 77.00 | S54*48'55"W N40*55'26"W N43*20'13"E S40*55'26"E |
| 87 | 7091.6 – 0.16 | 350.41 | 110.00 8.40 47.39 110.00 74.63 | S64*41*18"W N25*18*42"W N30*14*54"W N54*48*55"E S29*41*37"E |
| 88 | 6600.0 – 0.15 | 340.00 | 110.00 60.00 110.00 60.00 | S64*41'18"W N25'18'42"W N64*41'18"E S25'18'42"E |
| 89 | 6600.0 - 0.15 | 340.00 | 110.00 60.00 110.00 60.00 | S64*41'18"W N25*18'42"W N64*41'18"E S25*18'42"E |
| 90 | 7067.7 – 0.16 | 349.01 | 49.72 110.00 33.43 22.93 110.00 22.93 | S21'03'20"E S73'12'02"W N21'03'20"W N25'18'42"W N64'41'18"E S25'18'42"E |
| 91 | 7280.0 – 0.17 | 354.53 | 80.40 110.00 54.13 110.00 | S9'54'27"E S86'59'05"W N9'54'27"W N73'12'02"E |
| 92 | 7280.0 – 0.17 | 354.53 | 80.40 110.00 54.13 110.00 | S3'52'37"W N79'13'52"W N3'52'37"E N86'59'05"E |
| 93 | 7682.2 - 0.18 | 357.56 | 37.96 44.61 110.86 54.13 110.00 | S10'00'08"W S35'45'21"W N58'34'02"W N24'32'26"E S72"21'05"E |
| 94 | 6628.9 - 0.15 | 343.96 | 59.97 113.13 23.05 36.94 110.86 | S35'45'21"W N58'25'37"W N40'50'25"E N36'08'11"E S58'34'02"E |
| 95 | 8624.1 – 0.20 | 387.68 | 3.45 45.77 104.03 25.55 66.62 26.01 3.12 113.13 | S35*45'21"W S17*55'50"W N89*47'07"W N29*26'05"W N25*51'46"E N16*00'01"E N40*50'25"E S58*25'37"E |
| 96 | 11494.6 – 0.26 | 436.14 | 62.33 37.46 103.87 60.00 44.83 11.54 116.11 | S16'31'49"E S41'00'12"W N89'47'07"W N0'00'00"E N0'00'00"E N0'00'00"E S74'03'50"E |
| 97 | 9916.4 - 0.23 | 418.56 | 117.87 45.27 116.11 7.34 34.99 60.00 36.98 | S26'54'27"E S39'30'51"W N74'03'50"W N0'00'00"E N40'50'25"E N40'50'25"E N40'50'25"E |
| 98 | 9588.0 — 0.22 | 401.19 | 36.68 26.17 26.01 26.33 117.87 23.02 11.00 134.11 | S34'50'09"W S40'50'25"W S65'40'49"W S76'48'23"W N26'54'27"W N40'50'25"E N40'50'25"E S61'10'07"E |
| 99 | 9658.7 - 0.22 | 406.67 | 118.94 134.11 36.89 116.73 | S9°21'37"W N61'10'07"W N35'43'06"E N79'53'20"E |
| 100 | 7732.3 - 0.18 | 362.21 | 46.43 116.73 52.26 110.46 36.32 | S17'42'41"E S79'53'20"W N16'09'55"W N64'41'18"E S25'18'42"E |

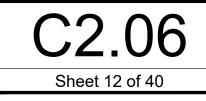


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| PUD PRELIMINARY PLAN GRANDVIEW RESERVE FILING 1 | | EASTONVILLE RD EL PASO COUNTY, PEYTON, CO 80831 |
|--|---------------------|--|
| # Date | Issue / Description | Init. |
| · | | |
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| - - - | | |
| | | |

| Project No: | HRG000001 |
|-------------|-----------|
| Drawn By: | JDP |
| Checked By: | GRD |
| Date: | 8/13/2021 |
| LOT TABLE | |



slcon-HRG000001.20-GrandView\0CIV\2-Plan\HRG001X_C2.0-Tract.dwg - Caleb Johnson - 8/13/2

| LOT # | AREA (SF – AC) | | EA TABLE SEGMENT LENGTHS (FT) | SEGMENT BEARING |
|-------|----------------|--------|--|--|
| 101 | 9936.7 – 0.23 | 386.24 | 74.42 39.12 44.55 44.40 73.29 110.46 | N24*57'14"W N40*50'25"E N46*30'43"E S71*21'25"E S25*18'42"E S64*41'18"W |
| 102 | 9020.2 – 0.21 | 396.27 | 115.00 106.71 74.42 52.26 36.89 11.00 | N49'09'35"W N40'50'25"E S24'57'14"E S16'09'55"E S35'43'06"W S40'50'25"W |
| 103 | 6900.0 - 0.16 | 350.00 | 115.00 60.00 115.00 23.02 36.98 | N49'09'35"W N40'50'25"E S49'09'35"E S40'50'25"W S40'50'25"W |
| 104 | 6900.0 - 0.16 | 350.00 | 115.00 60.00 115.00 60.00 | N49'09'35"W N40'50'25"E S49'09'35"E S40'50'25"W |
| 105 | 8095.0 – 0.19 | 379.25 | 123.86 35.36 42.41 8.75 115.00 34.99 7.34 11.54 | N65'26'47"W N20'14'33"E N46'14'23"E S49'09'35"E S40'50'25"W S0'00'00"E S0'00'00"E |
| 106 | 8398.6 – 0.19 | 383.39 | 117.05 28.36 44.65 24.65 123.86 44.83 | N89'47'08"W N0'12'52"E N5'28'12"W N20'14'33"E S65'26'47"E S0'00'00"E |
| 107 | 7029.6 – 0.16 | 354.32 | 117.27 60.00 117.05 60.00 | N89'47'07"W N0'12'52"E S89'47'08"E S0'00'00"E |
| 108 | 12282.5 - 0.28 | 460.38 | 18.96 55.68 39.19 58.57 34.01 138.97 115.00 | S40°50'25"W S40°50'25"W N78°22'46"W N78°22'46"W N78°22'46"W N78°22'46"W N40°50'25"E S49°09'35"E |
| 109 | 6900.0 - 0.16 | 350.00 | 18.96 41.04 115.00 60.00 115.00 | S40°50'25"W S40°50'25"W N49'09'35"W N40'50'25"E S49'09'35"E |
| 110 | 6900.0 - 0.16 | 350.00 | 18.96 41.04 115.00 60.00 115.00 | S40°50'25"W S40°50'25"W N49'09'35"W N40'50'25"E S49'09'35"E |
| 111 | 6900.0 - 0.16 | 350.00 | 18.96 41.04 115.00 60.00 115.00 | S40°50'25"W S40°50'25"W N49'09'35"W N40'50'25"E S49'09'35"E |
| 112 | 10415.1 – 0.24 | 413.84 | 66.20 44.71 115.00 52.14 33.48 102.32 | S40°50'25"W S40°50'25"W N49'09'35"W N40'50'25"E N76'21'49"E S68'06'47"E |
| 113 | 8989.9 – 0.21 | 371.69 | 90.20 50.06 41.14 115.32 66.20 8.77 | S56'37'43"E S13'42'32"W S47'27'18"W N46'49'51"W N40'50'25"E S68'06'47"E |
| 114 | 7054.0 – 0.16 | 352.98 | 11.18 47.81 115.00 18.96 44.71 115.32 | S42'00'17"W S40'50'25"W N49'09'35"W N40'50'25"E N40'50'25"E S46'49'51"E |
| 115 | 6900.0 - 0.16 | 350.00 | 60.00 115.00 18.96 41.04 115.00 | S40°50'25"W N49'09'35"W N40'50'25"E N40'50'25"E S49'09'35"E |
| 116 | 6900.0 - 0.16 | 350.00 | 60.00 115.00 18.96 41.04 115.00 | S40°50'25"W N49'09'35"W N40'50'25"E N40'50'25"E S49'09'35"E |
| 117 | 6900.0 - 0.16 | 350.00 | 60.00 115.00 18.96 41.04 115.00 | S40°50'25"W N49°09'35"W N40°50'25"E N40°50'25"E S49°09'35"E |
| 118 | 7368.8 – 0.17 | 357.59 | 46.78 25.79 114.34 55.68 115.00 | S40°50'25"W S45°03'45"W N40°42'55"W N40°50'25"E S49°09'35"E |
| 119 | 9681.2 - 0.22 | 409.38 | 118.94 136.90 39.19 114.34 | S68'45'21"W N1'46'23"W S78'22'46"E S40'42'55"E |
| 120 | 8518.3 - 0.20 | 406.13 | 6.07 56.09 148.51 58.57 136.90 | S89'13'15"W N89'47'08"W N0'12'52"E S78'22'46"E S1'46'23"E |

| LOT AREA TABLE | | | | |
|----------------|----------------|----------------|---|---|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 121 | 11106.6 – 0.25 | 426.03 | 148.51 58.67 45.78 114.56 24.50 34.01 | S012'52"W N89'47'08"W N45'04'46"W N22'05'11"E N40'50'25"E S78'22'46"E |
| 122 | 4872.2 - 0.11 | 307.74 | 28.33 20.00 102.19 51.36 105.86 | S16'55'54"E S58'18'44"W N89'27'25"W N6'56'04"E S82'02'56"E |
| 123 | 4792.5 - 0.11 | 305.41 | 37.54 105.86 14.16 8.74 30.82 108.30 | S17*22'47"W N82*02'56"W N8*02'42"E N8*25'59"E N16*59'11"E S73*00'49"E |
| 124 | 4860.5 – 0.11 | 331.15 | 19.93 28.54 108.30 40.00 134.39 | S47'38'13"W S51'48'01"W N73'00'49"W N16'59'11"E S73'00'49"E |
| 125 | 5398.8 – 0.12 | 349.43 | 33.96 6.08 134.39 40.00 135.00 | S16*59*11*W S22*47*49*W N73*00*49*W N16*59*11*E S73*00*49*E |
| 126 | 5400.0 – 0.12 | 350.00 | 40.00 135.00 40.00 135.00 | S16*59*11*W N73*00*49*W N16*59*11*E S73*00*49*E |
| 127 | 5400.0 - 0.12 | 350.00 | 40.00 135.00 40.00 135.00 | S16*59*11"W N73*00*49"W N16*59*11"E S73*00*49"E |
| 128 | 5400.0 - 0.12 | 350.00 | 40.00 135.00 40.00 135.00 | S16*59'11"W N73'00'49"W N16*59'11"E S73'00'49"E |
| 129 | 5400.0 - 0.12 | 350.00 | 40.00 135.00 40.00 135.00 | S16*59*11"W N73*00*49"W N16*59*11"E S73*00*49"E |
| 130 | 5400.0 - 0.12 | 350.00 | 40.00 135.00 40.00 135.00 | S16*59*11"W N73*00*49"W N16*59*11"E S73*00*49"E |
| 131 | 5400.0 - 0.12 | 350.00 | 40.00 135.00 40.00 135.00 | S16*59*11"W N73*00*49"W N16*59*11"E S73*00*49"E |
| 132 | 5400.0 - 0.12 | 350.00 | 40.00 135.00 40.00 135.00 | S16*59'11"W N73*00'49"W N16*59'11"E S73*00'49"E |
| 133 | 5633.0 - 0.13 | 353.92 | 135.52 20.86 18.15 135.00 44.39 | S70'44'13"E S18'07'29"W S16'59'11"W N73'00'49"W N16'59'11"E |
| 134 | 5917.8 - 0.14 | 361.22 | 38.19 135.52 48.31 139.20 | S21"20'49"W N70'44'13"W N16'59'11"E S66'34'09"E |
| 135 | 5694.0 - 0.13 | 358.48 | 137.53 15.70 16.17 7.90 139.20 10.55 31.44 | S65'37'13"E S16'47'53"W S24'17'36"W S23"51'44"W N66'34'09"W N16'59'11"E N25'55'29"E |
| 136 | 5681.3 - 0.13 | 345.74 | 21.16 31.32 137.53 48.10 107.63 | S10'30'06"E S5'39'08"E N65'37'13"W N27'16'22"E S63'31'01"E |
| 137 | 4663.9 – 0.11 | 301.43 | 38.34 107.63 54.40 101.07 | S17*54'27"W N63*31'01"W N29'00'37"E S53*47'20"E |
| 138 | 7264.5 – 0.17 | 374.41 | 138.50 32.39 101.07 41.75 60.70 | S22'51'24"E S51'40'38"W N53'47'20"W N30'38'24"E N31'20'52"E |
| 139 | 8721.2 – 0.20 | 398.49 | 106.59 32.39 138.50 11.14 13.95 49.10 45.19 1.62 | S8'04'31"W S82'36'33"W N22'51'24"W N31'20'52"E N31'20'52"E S65'44'59"E S65'44'59"E S65'44'59"E |
| 140 | 5134.6 – 0.12 | 311.61 | 103.12 36.38 106.59 38.38 27.14 | S24'15'01"W N64'33'15"W N8'04'31"E S65'44'59"E S65'44'59"E |

| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARING |
|-------|----------------|----------------|---|--|
| 141 | 4510.7 – 0.10 | 307.31 | 120.32 27.32 16.55 103.12 12.86 27.14 | S2415'01"W N44'25'49"W N3917'01"W N24'15'01"E S65'44'59"E S65'44'59"E |
| 142 | 4778.3 – 0.11 | 317.45 | 116.79 21.24 19.09 120.32 12.86 27.14 | S2415'01"W N74'32'56"W N66'35'32"W N2415'01"E S65'44'59"E S65'44'59"E |
| 143 | 4882.9 – 0.11 | 315.09 | 112.83 45.47 116.79 12.86 27.14 | S21*34'22"W N70*54'31"W N24*15'01"E S65*44'59"E S65*44'59"E |
| 144 | 4747.8 – 0.11 | 309.74 | 112.35 38.19 112.83 12.86 33.51 | S25'44'26"W N66'20'36"W N21'34'22"E S65'44'59"E S65'44'59"E |
| 145 | 4803.9 – 0.11 | 312.34 | 115.25 38.19 112.35 6.49 40.00 0.06 | S29'54'30"W N62'10'32"W N25'44'26"E S65'44'59"E S65'44'59"E S65'44'59"E |
| 146 | 5019.6 - 0.12 | 322.29 | 121.62 38.19 115.25 39.94 7.28 | S34'04'35"W N58'00'27"W N29'54'30"E S65'44'59"E S65'44'59"E |
| 147 | 5404.2 – 0.12 | 339.86 | 131.62 38.19 121.62 32.72 15.72 | S3814'39"W N53"50'23"W N34'04'35"E S65"44'59"E S65"44'59"E |
| 148 | 5622.4 – 0.13 | 349.90 | 133.85 13.10 25.68 131.62 10.43 14.47 20.75 | S41'02'50"W N48'57'10"W N50'21'16"W N38'14'39"E S65'44'59"E S48'57'10"E S48'57'10"E |
| 149 | 5353.9 – 0.12 | 347.70 | 133.85 40.00 133.85 21.03 18.97 | S41'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E S48'57'10"E |
| 150 | 5272.7 - 0.12 | 340.23 | 121.10 18.03 27.25 133.85 16.92 23.08 | S41'02'50"W S86'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E S48'57'10"E |
| 151 | 7275.5 – 0.17 | 348.98 | 114.37 15.85 59.17 32.40 55.21 41.57 30.41 | S13'41'39"W N73'33'53"W N73'33'53"W N22'20'21"E N24'17'36"E N63'59'38"E S76'18'21"E |
| 152 | 4906.6 – 0.11 | 314.38 | 114.48 6.19 31.06 114.37 2.56 45.73 | S19"12'37"W N73'33'53"W N73'33'53"W N13'41'39"E S76"18'21"E S73'32'52"E |
| 153 | 4869.9 - 0.11 | 314.61 | 114.08 11.95 25.36 114.48 48.74 | S25'05'22"W N57'36'23"W N73'33'53"W N19'12'37"E S67'51'00"E |
| 154 | 4956.2 – 0.11 | 316.69 | 116.90 29.98 7.00 114.08 48.74 | S30*58'06"W N57*36'23"W N57*36'23"W N25*05'22"E S61*58'16"E |
| 155 | 4990.1 - 0.11 | 318.35 | 115.92 16.74 20.05 116.90 48.74 | S36°50'51"W N57'36'23"W N57'36'23"W N30'58'06"E S56°05'31"E |
| 156 | 4798.6 – 0.11 | 313.15 | 112.97 4.77 7.20 26.05 115.92 34.82 11.43 | S41'02'50"W N48'57'10"W N57'36'23"W N36'50'51"E S51'03'10"E S48'57'10"E |
| 157 | 4518.7 – 0.10 | 305.93 | 112.97 40.00 112.97 40.00 | S41'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E |
| 158 | 4457.4 – 0.10 | 299.45 | 101.89 39.53 0.47 112.97 28.92 15.66 | S41'02'50"W N48'57'10"W N48'57'10"W N41'02'50"E S48'57'10"E S3'57'10"E |
| 159 | 4414.6 – 0.10 | 297.30 | 100.48 16.33 28.45 112.03 39.53 0.47 | S41'02'50"W S86'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E S48'57'10"E |
| 160 | 4766.7 – 0.11 | 309.67 | 21.63 18.16 112.60 4.77 40.00 0.47 112.03 | N48'57'10"W N50'20'25"W N38'16'20"E S48'57'10"E S48'57'10"E S48'57'10"E S48'57'10"E S41'02'50"W |

| | | LOT AF | REA TABLE | |
|-------|----------------|----------------|--|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 161 | 4945.1 – 0.11 | 312.18 | 38.45 111.12 16.74 26.05 7.20 112.60 | N54'39'56"W N32'23'48"E S57'36'23"E S57'36'23"E S48'57'10"E S38'16'20"W |
| 162 | 4948.9 - 0.11 | 313.29 | 38.45 113.69 29.98 20.05 111.12 | N60'32'27"W N26'31'17"E S57'36'23"E S57'36'23"E S32'23'48"W |
| 163 | 5069.6 - 0.12 | 315.31 | 38.45 112.66 6.19 25.36 11.95 7.00 113.69 | N66"24'59"W N20"38'45"E S73"33'53"E S57"36'23"E S57"36'23"E S57"36'23"E S26"31'17"W |
| 164 | 4834.8 – 0.11 | 310.52 | 23.95 15.78 111.22 15.85 31.06 112.66 | N71"11'02"W N73"00'49"W N16"59"11"E S73"33"53"E S73"33"53"E S20"38'45"W |
| 165 | 6111.7 - 0.14 | 321.87 | 27.25 46.31 49.74 28.17 59.17 111.22 | N73'00'49"W N28'00'49"W N16'59'11"E N18'41'08"E S73'33'53"E S16'59'11"W |
| 166 | 6065.6 - 0.14 | 320.85 | 110.00 60.00 77.26 46.23 27.35 | S16°59'11"W N73'00'49"W N16'59'11"E N61'54'31"E S73'00'49"E |
| 167 | 5600.0 - 0.13 | 324.70 | 114.01 27.53 15.78 110.00 15.78 41.59 | S24"19'09"W N60"59'00"W N73"00'49"W N16"59'11"E S73"00'49"E S69"20'50"E |
| 168 | 5880.1 - 0.13 | 330.34 | 113.44 40.50 114.01 62.39 | S3519'04"W N60'59'00"W N24'19'09"E S60'10'54"E |
| 169 | 5433.5 – 0.12 | 321.59 | 110.00 22.02 21.59 113.44 32.50 22.02 | S41'02'50"W N48'57'10"W N60'59'00"W N35'19'04"E S51'49'03"E S48'57'10"E |
| 170 | 4328.7 - 0.10 | 293.01 | 98.06 40.00 110.00 28.06 16.89 | S41'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E S3'57'10"E |
| 171 | 8327.0 - 0.19 | 438.43 | 31.17 166.24 53.59 60.00 15.78 27.53 40.50 21.59 22.02 | S50°42'30"W N73°00'49"W N16°59'11"E S73°00'49"E S60°59'00"E S60°59'00"E S60°59'00"E S60°59'00"E S60°59'00"E S48°57'10"E |
| 172 | 6115.3 - 0.14 | 393.62 | 48.09 139.28 3.99 36.03 166.24 | S50°42'30"W N73°00'49"W N13°10'47"E N16°59'11"E S73°00'49"E |
| 173 | 5095.7 - 0.12 | 341.27 | 40.00 113.64 26.32 22.03 139.28 | S16°59'11"W N73'00'49"W N18°58'57"W N11'39'36"W S73'00'49"E |
| 174 | 4378.2 - 0.10 | 301.25 | 40.00 92.03 20.00 35.58 113.64 | S16 [*] 59'11"W N73'00'49"W N58'12'24"W N13'15'39"E S73'00'49"E |
| 175 | 9445.7 - 0.22 | 428.75 | 44.70 133.40 20.00 23.08 161.04 46.54 | S4'55'25"E S41'02'50"W N48'57'10"W N48'57'10"W N28'29'53"E S57'56'49"E |
| 176 | 6335.9 – 0.15 | 394.50 | 151.26 18.51 27.80 161.04 16.92 18.97 | N2415'01"E S65'44'59"E S63'37'33"E S28'29'53"W N48'57'10"W N48'57'10"W |
| 177 | 5808.8 - 0.13 | 372.22 | 139.18 40.00 151.26 21.03 20.75 | N24'15'01"E S65'44'59"E S24'15'01"W N48'57'10"W N48'57'10"W |
| 178 | 5429.0 - 0.12 | 354.80 | 135.00 40.00 139.18 14.47 10.43 15.72 | N2415'01"E S65'44'59"E S2415'01"W N48'57'10"W N65'44'59"W N65'44'59"W |
| 179 | 5400.0 - 0.12 | 350.00 | 135.00 40.00 135.00 32.72 7.28 | N2415'01"E S65'44'59"E S2415'01"W N65'44'59"W N65'44'59"W |
| 180 | 5400.0 - 0.12 | 350.00 | 135.00 40.00 135.00 39.94 0.06 | N24'15'01"E S65'44'59"E S24'15'01"W N65'44'59"W N65'44'59"W |

| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
|-------|----------------|----------------|--|---|
| 181 | 5400.0 - 0.12 | 350.00 | 135.00 40.00 135.00 40.00 | N24'15'01"E S65'44'59"E S24'15'01"W N65'44'59"W |
| 182 | 5400.0 – 0.12 | 350.00 | 135.00 40.00 135.00 6.49 33.51 | N24'15'01"E S65'44'59"E S24'15'01"W N65'44'59"W N65'44'59"W |
| 183 | 5400.0 – 0.12 | 350.00 | 135.00 40.00 135.00 12.86 27.14 | N24'15'01"E S65'44'59"E S24'15'01"W N65'44'59"W N65'44'59"W |
| 184 | 5400.0 – 0.12 | 350.00 | 135.00 40.00 135.00 12.86 27.14 | N24'15'01"E S65'44'59"E S24'15'01"W N65'44'59"W N65'44'59"W |
| 185 | 5400.0 – 0.12 | 350.00 | 135.00 40.00 135.00 12.86 27.14 | N24'15'01"E S65'44'59"E S24'15'01"W N65'44'59"W N65'44'59"W |
| 186 | 5398.9 – 0.12 | 349.46 | 134.42 5.90 34.14 135.00 12.86 27.14 | N24'15'01"E S71'23'02"E S65'44'59"E S24'15'01"W N65'44'59"W N65'44'59"W |
| 187 | 4865.2 - 0.11 | 331.25 | 108.37 28.35 20.11 134.42 38.38 1.62 | N24'15'01"E N79'20'10"E N83'46'35"E S24'15'01"W N65'44'59"W N65'44'59"W |
| 188 | 4460.4 – 0.10 | 301.95 | 108.86 39.53 108.37 45.19 | N27'40'37"E S65'18'24"E S24'15'01"W N65'44'59"W |
| 189 | 5302.8 – 0.12 | 323.48 | 7.48 104.08 23.90 30.07 108.86 49.10 | N31'20'52"E N31'20'52"E N73'09'29"E S29'03'09"E S27'40'37"W N65'44'59"W |
| 190 | 5395.0 – 0.12 | 321.99 | 109.97 42.09 108.67 45.78 15.49 | S24'15'01"W N59'48'42"W N13'25'41"E S64'47'38"E S64'47'38"E |
| 191 | 4964.8 — 0.11 | 330.75 | 132.92 0.89 26.02 20.94 109.97 24.92 15.09 | S24*15'01"W N65*44'59"W N40*54'48"W N26*58'45"W N24*15'01"E S64*47'38"E S64*47'38"E |
| 192 | 5303.6 – 0.12 | 345.19 | 40.00 132.92 25.32 14.69 132.26 | N65'44'59"W N24'15'01"E S64'47'38"E S64'47'38"E S24'15'01"W |
| 193 | 5276.9 - 0.12 | 343.85 | 131.59 40.00 132.26 32.56 7.45 | S24*15'01"W N65*44'59"W N24*15'01"E S64*47'38"E S64*47'38"E |
| 194 | 5250.2 - 0.12 | 342.52 | 130.92 40.00 131.59 39.33 0.68 | S24'15'01"W N65'44'59"W N24'15'01"E S64'47'38"E S64'47'38"E |
| 195 | 5223.5 - 0.12 | 341.18 | 130.25 40.00 130.92 40.01 | S24'15'01"W N65'44'59"W N24'15'01"E S64'47'38"E |
| 196 | 5196.8 - 0.12 | 339.85 | 129.59 40.00 130.25 5.68 34.33 | S24'15'01"W N65'44'59"W N24'15'01"E S64'47'38"E S64'47'38"E |
| 197 | 5170.1 - 0.12 | 338.51 | 128.92 40.00 129.59 5.77 34.23 | S24*15'01"W N65*44'59"W N24*15'01"E S64*47'38"E S64*47'38"E |
| 198 | 5143.4 – 0.12 | 337.18 | 128.25 40.00 128.92 5.87 34.13 | S24*15'01"W N65'44'59"W N24*15'01"E S64*47'38"E S64*47'38"E |
| 199 | 5116.7 – 0.12 | 335.84 | 127.58 40.00 128.25 5.97 34.03 | S24'15'01"W N65'44'59"W N24'15'01"E S64'47'38"E S64'47'38"E |
| 200 | 5090.0 - 0.12 | 334.51 | 126.92 40.00 127.58 6.07 33.94 | S24'15'01"W N65'44'59"W N24'15'01"E S64'47'38"E S64'47'38"E |



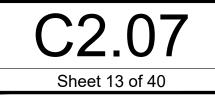


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| PUD PRELIMINARY PLAN GRANDVIEW RESERVE FILING 1 | EASTONVILLE RD | EL PASO COUNTY, PEYTON, CO 80831 |
|--|----------------|----------------------------------|
| | | |

| Project No: | HRG000001 |
|-------------|-----------|
| Drawn By: | JDP |
| Checked By: | GRD |
| Date: | 8/13/2021 |
| LOT TABLE | |



| LOT # | AREA (SF | - AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
|-------|----------|--------|----------------|---|---|
| 201 | 5063.3 - | - 0.12 | 333.17 | 126.25 40.00 126.92 6.17 33.84 | S24*15'01"W N65*44'59"W N24*15'01"E S64*47'38"E S64*47'38"E |
| 202 | 5347.9 - | - 0.12 | 337.62 | 126.56 26.68 11.75 126.25 6.27 40.10 | S27'50'52"W N63'57'04"W N65'44'59"W N24'15'01"E S64'47'38"E S64'47'38"E |
| 203 | 5586.8 - | - 0.13 | 344.82 | 131.04 37.79 126.56 49.43 | S32°56'32"W N59°36'18"W N27°50'52"E S64°47'38"E |
| 204 | 8107.2 - | - 0.19 | 377.36 | 111.18 46.77 24.80 131.04 63.58 | S33'53'53'W S83'58'21'W N55'23'09'W N32'56'32''E S64'47'38''E |
| 205 | 4948.7 - | - 0.11 | 314.86 | 47.33 63.58 49.43 39.11 115.40 | S24*20'17"W N64*47'38"W N64*47'38"W N21*05'00"E S68*55'00"E |
| 206 | 4616.5 - | - 0.11 | 310.82 | 36.68 3.32 115.40 40.00 115.41 | S21'05'00"W S21'17'00"W N68'55'00"W N21'05'00"E S68'55'00"E |
| 207 | 6388.6 - | - 0.15 | 331.64 | 46.31 27.25 115.41 60.00 82.66 | S23*55'00"E S21*05'00"W N68*55'00"W N21*05'00"E S68*55'00"E |
| 208 | 5506.9 - | - 0.13 | 355.45 | 136.23 40.00 60.00 40.00 39.11 40.10 | N21'05'00"E S68'55'00"E S21'05'00"W S21'05'00"W S21'05'00"W N64'47'38"W |
| 209 | 5391.6 - | - 0.12 | 349.68 | 133.35 40.00 136.23 6.27 33.84 | N21'05'00"E S68*55'00"E S21'05'00"W N64'47'38"W N64'47'38"W |
| 210 | 5276.2 - | - 0.12 | 343.92 | 130.46 40.00 133.35 6.17 33.94 | N21'05'00"E S68'55'00"E S21'05'00"W N64'47'38"W N64'47'38"W |
| 211 | 5160.9 – | - 0.12 | 338.15 | 127.58 40.00 130.46 6.07 34.03 | N21'05'00"E S68*55'00"E S21'05'00"W N64'47'38"W N64'47'38"W |
| 212 | 5045.6 - | - 0.12 | 332.38 | 124.70 40.00 127.58 5.97 34.13 | N21'05'00"E S68'55'00"E S21'05'00"W N64'47'38"W N64'47'38"W |
| 213 | 4930.2 - | - 0.11 | 326.62 | 121.81 40.00 124.70 5.87 34.23 | N21'05'00"E S68'55'00"E S21'05'00"W N64'47'38"W N64'47'38"W |
| 214 | 4814.9 - | - 0.11 | 320.85 | 118.93 40.00 121.81 5.77 34.33 | N21'05'00"E S68'55'00"E S21'05'00"W N64'47'38"W N64'47'38"W |
| 215 | 4981.4 - | - 0.11 | 320.68 | 117.08 35.70 2.60 118.93 5.68 40.01 0.68 | N24*58'48"E S66*58'06"E S68*55'00"E S21*05'00"W N64*47'38"W N64*47'38"W N64*47'38"W |
| 216 | 4992.2 - | - 0.11 | 320.65 | 118.60 38.19 117.08 39.33 7.45 | N29'08'53"E S62'56'10"E S24'58'48"W N64'47'38"W N64'47'38"W |
| 217 | 5143.8 - | 0.12 | 327.60 | 14.69 123.56 38.19 118.60 32.56 | N64'47'38"W N33'18'57"E S58'46'05"E S29'08'53"W N64'47'38"W |
| 218 | 4910.7 - | - 0.11 | 322.63 | 25.32 15.09 113.24 8.01 26.01 7.56 3.84 123.56 | N64'47'38"W N64'47'38"W N33'18'57"E N78'13'38"E S81'06'18"E S56'15'54"E S56'15'54"E S56'28'29"E S33'18'57"W |
| 219 | 4259.0 - | - 0.10 | 302.56 | 24.92 15.49 105.65 43.26 113.24 | N64'47'38"W N64'47'38"W N33'18'57"E S75'04'08"E S33'18'57"W |
| 220 | 4720.4 - | - 0.11 | 307.59 | 45.78 103.06 22.74 30.37 105.65 | N64'47'38"W N36'16'25"E N64'37'26"E S36'43'03"E S33'18'57"W |

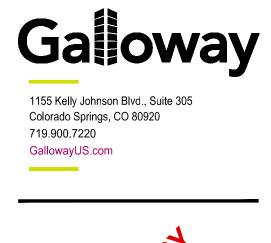
| | LOT AREA TABLE | | | | | |
|-------|----------------|----------------|--|--|--|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS | | |
| 221 | 5514.5 - 0.13 | 320.92 | 106.04 29.19 22.40 93.51 69.79 | S38'23'51"W N72'00'37"W N7'27'56"E N19'13'33"E S58'39'08"E | | |
| 222 | 5015.8 - 0.12 | 334.98 | 133.37 10.46 48.21 106.04 21.69 15.20 | S31*35'41"W N16*34'33"W N31*41'44"W N38*23'51"E S58*39'08"E S58*39'08"E | | |
| 223 | 5505.4 – 0.13 | 352.88 | 138.65 17.74 7.56 15.55 133.37 18.47 21.53 | S31'35'41"W N57'20'07"W N56'15'54"W N41'24'57"W N31'35'41"E S58'39'08"E S58'39'08"E | | |
| 224 | 5778.5 – 0.13 | 361.61 | 139.67 48.74 138.65 15.81 2.85 15.89 | S25'42'56"W N61'20'42"W N31'35'41"E S58'39'08"E S66'44'14"E S66'44'14"E | | |
| 225 | 5765.1 – 0.13 | 361.56 | 139.41 8.48 38.40 139.67 24.15 11.44 | S21'05'00"W N68'55'00"W N66'36'02"W N25'42'56"E S66'44'14"E S66'44'14"E | | |
| 226 | 5546.1 – 0.13 | 357.34 | 137.89 40.00 139.41 28.59 11.43 | S21'05'00"W N68'55'00"W N21'05'00"E S66'44'14"E S66'44'14"E | | |
| 227 | 5485.2 – 0.13 | 354.29 | 136.37 40.00 137.89 28.60 11.43 | S21'05'00"W N68*55'00"W N21'05'00"E S66'44'14"E S66'44'14"E | | |
| 228 | 5424.4 – 0.12 | 351.25 | 134.85 40.00 136.37 28.61 11.42 | S21'05'00"W N68'55'00"W N21'05'00"E S66'44'14"E S66'44'14"E | | |
| 229 | 5363.5 - 0.12 | 348.20 | 133.33 40.00 134.85 28.61 11.42 | S21'05'00"W N68'55'00"W N21'05'00"E S66'44'14"E S66'44'14"E | | |
| 230 | 5296.2 – 0.12 | 344.37 | 130.96 40.00 133.33 24.87 3.74 11.47 | S21'05'00"W N68'55'00"W N21'05'00"E S66'44'14"E S63'34'20"E S63'34'20"E | | |
| 231 | 5163.7 - 0.12 | 338.36 | 127.22 40.00 130.96 28.54 11.64 | S21'05'00"W N68"55'00"W N21'05'00"E S63'34'20"E S63'34'20"E | | |
| 232 | 5635.5 – 0.13 | 349.56 | 57.08 39.67 127.22 28.37 30.12 48.35 18.76 | S21*50'13"W N68*55'00"W N21*05'00"E S63*34'20"E S63*34'20"E S36*28'19"W S36*28'19"W | | |
| 233 | 6790.5 - 0.16 | 335.67 | 111.92 22.06 48.68 77.16 57.08 18.76 | S58'39'16"E S29'39'36"W S67'45'11"W N68'55'00"W N21'50'13"E N36'28'19"E | | |
| 234 | 4759.0 - 0.11 | 308.08 | 110.00 37.52 111.92 48.35 0.29 | S52°55'20"E S34°12'42"W N58°39'16"W N36°28'19"E N36°28'19"E | | |
| 235 | 4784.1 – 0.11 | 309.21 | 112.96 37.52 110.00 48.74 | S47"11'25"E S39"56'37"W N52"55'20"W N36"28'19"E | | |
| 236 | 5086.9 - 0.12 | 321.39 | 120.52 40.87 112.96 47.04 | S44*21'30"E S45*55'56"W N47*11'25"W N36*28'19"E | | |
| 237 | 7025.9 – 0.16 | 344.02 | 72.98 45.92 26.59 120.52 43.22 34.79 | S52"23"03"E S11"55"09"W S51"05"11"W N44"21"30"W N36"28'19"E S64"19"52"E | | |
| 238 | 5899.6 - 0.14 | 362.02 | 136.41 56.22 43.22 47.04 48.74 0.29 30.12 | N25'40'08"E S64'19'52"E S36'28'19"W S36'28'19"W S36'28'19"W S36'28'19"W S36'28'19"W N63'34'20"W | | |
| 239 | 5445.8 – 0.13 | 352.29 | 135.88 40.00 136.41 28.37 11.64 | N25'40'08"E S64'19'52"E S25'40'08"W N63'34'20"W N63'34'20"W | | |
| 240 | 5424.6 – 0.12 | 351.23 | 135.35 40.00 135.88 28.54 11.47 | N25'40'08"E S64'19'52"E S25'40'08"W N63'34'20"W N63'34'20"W | | |

| | | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARIN |
|-----|---------------|----------------|--|---|
| 241 | 5439.7 – 0.12 | 352.20 | 136.82 40.00 135.35 3.74 24.87 11.42 | N25'40'08"E S64'19'52"E S25'40'08"W N63'34'20"W N66'44'14"W N66'44'14"W |
| 242 | 5506.5 - 0.13 | 355.36 | 138.50 40.00 136.82 28.61 11.42 | N25°40'08"E S64°19'52"E S25°40'08"W N66°44'14"W N66°44'14"W |
| 243 | 5573.8 - 0.13 | 358.72 | 140.18 40.00 138.50 28.61 11.43 | N25'40'08"E S64'19'52"E S25'40'08"W N66'44'14"W N66'44'14"W |
| 244 | 5641.0 - 0.13 | 362.09 | 141.87 40.00 140.18 28.60 11.43 | N25'40'08"E S64'19'52"E S25'40'08"W N66'44'14"W N66'44'14"W |
| 245 | 5708.2 - 0.13 | 365.45 | 143.55 40.00 141.87 28.59 11.44 | N25'40'08"E S64'19'52"E S25'40'08"W N66'44'14"W N66'44'14"W |
| 246 | 5775.5 – 0.13 | 368.81 | 145.23 40.00 143.55 24.15 15.89 | N25'40'08"E S64'19'52"E S25'40'08"W N66'44'14"W N66'44'14"W |
| 247 | 5737.7 – 0.13 | 365.28 | 139.61 11.13 29.12 145.23 2.85 15.81 21.53 | N25'40'08"E S74'57'42"E S64'19'52"E S25'40'08"W N66'44'14"W N58'39'08"W N58'39'08"W |
| 248 | 5141.6 - 0.12 | 342.07 | 44.16 14.88 139.61 18.47 15.20 109.74 | N88*59'30"E N80"11'55"E S25'40'08"W N58'39'08"W N58'39'08"W N16'48'54"E |
| 249 | 6501.5 - 0.15 | 346.27 | 109.74 21.69 69.79 114.79 30.27 | S16'48'54"W N58'39'08"W N58'39'08"W N48'42'06"E S52"14'26"E |
| 250 | 4941.7 – 0.11 | 306.63 | 105.22 29.35 22.14 92.83 57.09 | S33"51'04"W N76"37'32"W N2"55'08"E N22"29'21"E S61"32'52"E |
| 251 | 5077.9 - 0.12 | 331.95 | 130.37 15.16 44.82 105.22 36.38 | S25'40'08"W N29'07'35"W N37'59'39"W N33'51'04"E S61'32'52"E |
| 252 | 5246.7 - 0.12 | 341.02 | 130.37 29.38 10.85 130.37 40.05 | S25'40'08"W N64'19'52"W N53'57'59"W N25'40'08"E S61'32'52"E |
| 253 | 5175.7 - 0.12 | 338.83 | 128.42 40.00 130.37 40.05 | S25'40'08"W N64'19'52"W N25'40'08"E S61'32'52"E |
| 254 | 5097.9 - 0.12 | 334.94 | 126.48 40.00 128.42 40.05 | S25'40'08"W N64'19'52"W N25'40'08"E S61'32'52"E |
| 255 | 5020.1 - 0.12 | 331.05 | 124.53 40.00 126.48 40.05 | S25'40'08"W N64'19'52"W N25'40'08"E S61'32'52"E S25'40'08"W |
| 256 | 4942.4 - 0.11 | 327.17 | 40.00 124.53 40.05 120.64 | N64*19'52"W N25*40'08"E S61*32'52"E S25*40'08"W |
| 257 | 4864.6 – 0.11 | 323.28 | 40.00 122.59 40.05 118.70 | N6419'52"W N25'40'08"E S61'32'52"E S25'40'08"W |
| 258 | 4786.8 – 0.11 | 319.39 | 40.00 120.64 40.05 116.75 | N64'19'52"W N25'40'08"E S61'32'52"E S25'40'08"W |
| 259 | 4709.0 - 0.11 | 315.50 | 40.00 118.70 40.05 | N64*19'52"W N25*40'08"E S61*32'52"E S25*40'08"W |

| | | LOT AR | EA TABLE | |
|-------|----------------|----------------|---|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 261 | 4553.4 – 0.10 | 307.72 | 112.86 40.00 114.81 40.05 | S25*40'08"W N64'19'52"W N25'40'08"E S61'32'52"E |
| 262 | 4475.6 - 0.10 | 303.83 | 110.92 40.00 112.86 40.05 | S25'40'08"W N64'19'52"W N25'40'08"E S61'32'52"E |
| 263 | 5711.6 - 0.13 | 330.88 | 116.32 19.73 10.75 110.92 73.16 | S47'09'54"W N61'49'09"W N64'19'52"W N25'40'08"E S61'32'52"E |
| 264 | 9786.8 - 0.22 | 422.75 | 146.77 18.85 53.13 82.52 116.32 5.16 | S16'01'52"E S72'31'44"W N72'25'09"W N48'48'01"W N47'09'54"E S61'32'52"E |
| 265 | 5871.5 - 0.13 | 361.91 | 120.30 37.52 146.77 57.32 | S1017'57"E S76'50'06"W N16'01'52"W S75'41'47"E |
| 266 | 5057.8 - 0.12 | 321.32 | 113.88 37.52 120.30 49.63 | S4*34'02"E S82*34'01"W N10*17'57"W N90*00'00"E |
| 267 | 4865.4 - 0.11 | 312.65 | 112.42 37.52 113.88 48.84 | S1'09'53"W S88'17'56"W N4'34'02"W N90'00'00"E |
| 268 | 5811.4 – 0.13 | 321.89 | 64.84 94.03 42.26 10.76 110.00 | N38'02'09"W N61'31'28"E S62'29'08"E S36'54'54"E S51'57'51"W |
| 269 | 5999.7 – 0.14 | 330.05 | 45.89 110.00 64.17 110.00 | S42°48'58"E S42°24'13"W N42°48'58"W N51°57'51"E |
| 270 | 6054.6 – 0.14 | 331.15 | 110.05 65.65 110.00 45.45 | S31'50'26"W N52'27'22"W N42'24'13"E S52'19'51"E |
| 271 | 5500.1 - 0.13 | 320.05 | 110.00 50.00 110.05 5.25 44.75 | S31*50'26"W N58*09'34"W N31*50'26"E S57*36'45"E S58*09'34"E |
| 272 | 5500.0 – 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | S31*50'26"W N58'09'34"W N31*50'26"E S58'09'34"E |
| 273 | 5500.0 – 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | S31*50'26*W N58*09'34*W N31*50'26*E S58*09'34*E |
| 274 | 5500.0 - 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | S31*50'26"W N58'09'34"W N31*50'26"E S58'09'34"E |
| 275 | 5500.0 - 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | S31*50'26"W N58*09'34"W N31*50'26"E S58*09'34"E |
| 276 | 5500.0 - 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | S31*50'26"W N58*09'34"W N31*50'26"E S58*09'34"E |
| 277 | 5500.0 - 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | S31*50'26"W N58*09'34"W N31*50'26"E S58*09'34"E |
| 278 | 5500.0 - 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | S31*50'26"W N58*09'34"W N31*50'26"E S58*09'34"E |
| 279 | 5500.0 - 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | S31*50'26"W N58*09'34"W N31*50'26"E S58*09'34"E |
| 280 | 5500.0 - 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | S31*50'26"W N58*09'34"W N31*50'26"E S58*09'34"E |

- S58'39'16"E S29'39'36"W S67'45'11"W N68'55'00"W N21*****50*****13"E N36*28'19"E S52*55'20"E S34'12'42"W N58'39'16"W N36°28'19"E N36°28'19"E S47°11'25"E S39°56'37"W N52*****55'20"W N36°28'19"E S44*21'30"E S45*55'56"W N47*11'25"W N36*28'19"E S52*23'03"E S11*****55'09"W S51°05'11"W N44°21'30"W N36°28'19"E S64°19'52"E
- N25°40'08"E S64'19'52"E S36'28'19"W S36'28'19"W S36'28'19"W S36'28'19"W

| LOT # | AREA (SF – AC) | LOT AR PERIMETER (FT) | EA TABLE SEGMENT LENGTHS (FT) | SEGMENT BEARING |
|-------|---------------------------------|--------------------------|--|---|
| 281 | AREA (SF - AC) 5500.0 - 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | SEGMENT BEARING S31'50'26"W N58'09'34"W N31'50'26"E S58'09'34"E |
| 282 | 5500.0 - 0.13 | 320.00 | 110.00 50.00 110.00 50.00 | S31 '50'26"W N58'09'34"W N31 '50'26"E S58'09'34"E |
| 283 | 7652.9 – 0.18 | 382.01 | 55.95 21.88 97.63 13.83 51.54 141.18 | N41'55'39"W N14'09'04"E N49'09'14"E N41'02'50"E S54'09'41"E S40'56'54"W |
| 284 | 7911.4 – 0.18 | 392.79 | 1.50 43.57 139.09 31.69 35.77 141.18 | S54'09'41"E S54'09'41"E S31'50'26"W N58'09'34"W N53'36'20"W N40'56'54"E |
| 285 | 7392.8 – 0.17 | 382.31 | 135.33 53.88 139.09 13.23 40.78 | S31*50'26"W N58*09'34"W N31*50'26"E S54*09'41"E S54*09'41"E |
| 286 | 7189.9 – 0.17 | 374.78 | 131.56 53.88 135.33 12.68 41.34 | S31'50'26"W N58'09'34"W N31'50'26"E S54'09'41"E S54'09'41"E |
| 287 | 6987.0 - 0.16 | 367.25 | 127.79 53.88 131.56 12.12 41.89 | S31'50'26"W N58'09'34"W N31'50'26"E S54'09'41"E S54'09'41"E |
| 288 | 6784.1 - 0.16 | 359.71 | 124.03 53.88 127.79 11.57 42.45 | S31 '50'26"W N58'09'34"W N31 '50'26"E S54'09'41"E S54'09'41"E |
| 289 | 6581.2 - 0.15 | 352.18 | 120.26 53.88 124.03 11.01 43.00 | S31*50'26"W N58*09'34"W N31*50'26"E S54*09'41"E S54*09'41"E |
| 290 | 6378.3 - 0.15 | 344.65 | 116.50 53.88 120.26 10.46 43.56 | S31*50'26"W N58*09'34"W N31*50'26"E S54*09'41"E S54*09'41"E |
| 291 | 8127.3 - 0.19 | 364.62 | 69.92 46.60 41.02 116.50 8.76 73.39 8.43 | S37'13'55"W S76'56'48"W N58'09'34"W N31'50'26"E S54'09'41"E S54'09'41"E S41'02'50"W |
| 292 | 7861.6 – 0.18 | 356.37 | 77.91 73.39 117.28 9.54 31.95 46.31 | S41'02'50"W N54'09'41"W N40'29'12"E S49'13'59"E S48'57'10"E S3'57'10"E |
| 293 | 6456.8 - 0.15 | 346.20 | 120.21 22.17 34.22 117.28 8.76 43.56 | N38'28'33'E S51'31'27''E S50'31'07''E S40'29'12''W N54'09'41''W N54'09'41''W |
| 294 | 6485.1 – 0.15 | 349.74 | 122.67 53.40 120.21 10.46 43.00 | N38'28'33''E S51'31'27''E S38'28'33''W N54'09'41''W N54'09'41''W |
| 295 | 6616.4 - 0.15 | 354.66 | 125.13 53.40 122.67 11.01 42.45 | N38*28*33* S51*31*27*E S38*28*33** N54*09*41** N54*09*41** |
| 296 | 6747.8 - 0.15 | 359.58 | 127.59 53.40 125.13 11.57 41.89 | N38'28'33"E S51'31'27"E S38'28'33"W N54'09'41"W N54'09'41"W |
| 297 | 6879.1 - 0.16 | 364.50 | 130.05 53.40 127.59 12.12 41.34 | N38°28'33"E S51°31'27"E S38°28'33"W N54°09'41"W N54°09'41"W |
| 298 | 7010.5 – 0.16 | 369.42 | 132.51 53.40 130.05 12.68 40.78 | N38°28'33"E S51°31'27"E S38°28'33"W N54°09'41"W N54°09'41"W |
| 299 | 7321.8 – 0.17 | 377.61 | 135.65 30.96 21.69 132.51 13.23 43.57 | N40'12'23"E S50'39'32"E S51'31'27"E S38'28'33"W N54'09'41"W N54'09'41"W |
| 300 | 7070.0 - 0.16 | 372.39 | 51.54 127.60 18.03 23.04 15.04 135.65 1.50 | N54'09'41"W N41'02'50"E N86'02'50"E S48'57'10"E S49'22'23"E S40'12'23"W |



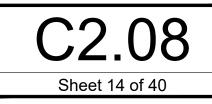


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| PUD PRELIMINARY PLAN GRANDVIEW RESERVE FILING 1 | | EASTONVILLE RD | EL PASO COUNTY, PEYTON, CO 80831 |
|--|---------------------|----------------|----------------------------------|
| # Date | Issue / Description | | Init. |
| - - - - - - | | | |

| Project No: | HRG000001 |
|-------------|-----------|
| Drawn By: | JDP |
| Checked By: | GRD |
| Date: | 8/13/2021 |
| LOT TABLE | |



| . o.t. # | | | EA TABLE | |
|----------|----------------|----------------|--|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) 112.47 16.80 23.04 18.03 | SEGMENT BEARING S40'03'35"W N49'26'48"W N48'57'10"W N3'57'10"W |
| | 3720.3 - 0.13 | 520.75 | 99.75 35.79 14.87 | NS 37 10 W N41'02'50"E S48'57'10"E S49'19'38"E S38'28'33"W |
| 302 | 6094.3 - 0.14 | 333.22 | 112.22 28.87 26.95 112.47 1.70 34.48 16.53 | N51'31'27"W N50'43'56"W N40'03'35"E S49'44'40"E S50'39'21"E S51'31'27"E |
| 303 | 5992.7 – 0.14 | 331.25 | 112.22 53.40 112.22 5.04 48.36 | S38°28'33"W N51'31'27"W N38°28'33"E S51'31'27"E S51'31'27"E |
| 304 | 5992.7 – 0.14 | 331.25 | 112.22 53.40 112.22 5.04 48.36 | S38°28'333"W N51°31'27"W N38°28'33"E S51°31'27"E S51°31'27"E |
| 305 | 5992.7 – 0.14 | 331.25 | 112.22 53.40 112.22 5.04 48.36 | S38°28'33"W N51°31'27"W N38°28'33"E S51°31'27"E S51°31'27"E |
| 306 | 5992.7 – 0.14 | 331.25 | 112.22 53.40 112.22 5.04 48.36 | S38"28'33"W N51"31'27"W N38"28'33"E S51"31'27"E S51"31'27"E |
| 307 | 5992.7 - 0.14 | 331.25 | 112.22 53.40 112.22 5.04 48.36 | S38"28'33"W N51"31'27"W N38"28'33"E S51"31'27"E S51"31'27"E |
| 308 | 6116.3 – 0.14 | 333.62 | 112.49 37.57 14.99 112.22 5.04 22.28 29.02 | S40'24'13"W N50'28'26"W N51'31'27"W N38'28'33"E S51'31'27"E S51'31'27"E S50'33'37"E |
| 309 | 7760.8 – 0.18 | 353.31 | 64.70 79.75 46.31 31.95 8.42 112.49 1.23 8.46 | S48'57'10"E S41'02'50"W S86'02'39"W N48'57'10"W N49'11'18"W N40'24'13"E S49'33'20"E S49'14'02"E |
| 310 | 7755.8 – 0.18 | 353.23 | 79.75 64.70 8.46 112.50 9.56 31.95 46.31 | S41'02'50"W N48'57'10"W N49'14'02"W N40'29'07"E S49'14'02"E S48'57'10"E S3'57'10"E |
| 311 | 6131.2 – 0.14 | 334.00 | 112.50 22.28 34.19 112.50 1.23 29.02 22.28 | N38'28'33"E S51'31'27"E S50'31'10"E S40'29'07"W N49'33'20"W N50'33'37"W N50'33'37"W |
| 312 | 6007.5 - 0.14 | 331.80 | 112.50 53.40 112.50 5.04 48.36 | N38'28'33"E S51'31'27"E S38'28'33"W N51'31'27"W N51'31'27"W |
| 313 | 6007.5 - 0.14 | 331.80 | 112.50 53.40 112.50 5.04 48.36 | N38'28'33"E S51'31'27"E S38'28'33"W N51'31'27"W N51'31'27"W |
| 314 | 6007.5 – 0.14 | 331.80 | 112.50 53.40 112.50 5.04 48.36 | N38'28'33"E S51'31'27"E S38'28'33"W N51'31'27"W N51'31'27"W |
| 315 | 6007.5 - 0.14 | 331.80 | 112.50 53.40 112.50 5.04 48.36 | N38'28'33"E S51'31'27"E S38'28'33"W N51'31'27"W N51'31'27"W |
| 316 | 6007.5 – 0.14 | 331.80 | 112.50 53.40 112.50 5.04 48.36 | N38'28'33"E S51'31'27"E S38'28'33"W N51'31'27"W N51'31'27"W |
| 317 | 6114.4 – 0.14 | 333.70 | 112.50 31.07 21.58 112.50 5.04 16.53 34.48 | N40"12'45"E S50"39'21"E S51"31'27"E S38"28'33"W N51"31'27"W N51"31'27"W N50"39'21"W |
| 318 | 5716.7 – 0.13 | 320.61 | 99.75 18.03 23.04 14.93 112.50 1.70 14.87 35.79 | N41'02'50"E N86'02'50"E S48'57'10"E S49'22'12"E S40'12'45"W N49'44'40"W N49'19'38"W N49'19'38"W |
| 319 | 6742.3 - 0.15 | 352.64 | 125.79 19.66 23.04 18.03 113.21 34.69 18.22 | S39'53'30"W N49'31'50"W N48'57'10"W N3'57'10"W N41'02'50"E S48'57'10"E S48'57'10"E |
| 320 | 6421.4 - 0.15 | 352.45 | 28.87 24.09 125.79 49.90 123.81 | N51*31'27"W N50*48'58"W N39*53'30"E S48*57'10"E S38*28'33"W |

| | Γ | LOT AF | REA TABLE | |
|-------|----------------|----------------|---|---|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 321 | 6547.3 – 0.15 | 352.07 | 121.41 53.40 123.81 41.04 12.42 | S38°28'33"W N51°31'27"W N38°28'33"E S48°57'10"E S48°57'10"E |
| 322 | 6419.2 - 0.15 | 347.27 | 119.01 53.40 121.41 53.45 | S38*28*333"W N51*31*27"W N38*28*33"E S48*57*10"E |
| 323 | 6291.2 - 0.14 | 342.48 | 116.61 53.40 119.01 46.97 6.48 | S38*28'33"W N51*31'27"W N38*28'33"E S48*57'10"E S48*57'10"E |
| 324 | 6163.1 - 0.14 | 337.68 | 114.21 53.40 116.61 53.45 | S38*28'33"W N51*31'27"W N38*28'33"E S48*57'10"E |
| 325 | 6035.0 – 0.14 | 332.89 | 111.82 53.40 114.21 53.45 | S38*28'33"W N51*31'27"W N38*28'33"E S48*57'10"E |
| 326 | 6036.7 – 0.14 | 330.91 | 110.04 37.50 14.99 111.82 20.67 35.89 | S40°34'20"W N50°28'33"W N51°31'27"W N38°28'33"E S48°57'10"E S48°57'10"E |
| 327 | 7565.2 – 0.17 | 348.15 | 77.25 46.31 31.95 8.50 110.04 74.11 | S41'02'50"W S86'02'50"W N48'57'10"W N49'11'25"W N40'34'20"E S48'57'10"E |
| 328 | 7020.3 – 0.16 | 351.36 | 115.08 44.44 9.53 74.11 35.89 19.04 53.26 | S39'41'34"E S45'40'38"W S41'02'50"W N48'57'10"W N48'57'10"W N41'02'50"E N41'02'50"E |
| 329 | 7782.8 – 0.18 | 365.92 | 120.17 53.25 115.08 37.70 39.72 | S28'35'54"E S55'51'16"W N39'41'34"W N41'02'50"E N62'28'08"E |
| 330 | 7933.0 – 0.18 | 376.86 | 126.23 53.25 120.17 6.66 66.26 4.30 | S17'30'14"E S66'56'56"W N28'35'54"W N62'28'08"E N62'28'08"E N62'28'08"E |
| 331 | 9126.8 – 0.21 | 388.53 | 46.43 31.93 126.23 57.04 12.03 114.87 | S38*52'25"W S75*49'20"W N17'30'14"W N62'28'08"E N62'28'08"E S18'45'20"E |
| 332 | 9376.4 – 0.22 | 429.13 | 151.27 57.04 4.30 151.23 47.25 18.03 | S39'33'41"E S62'28'08"W S62'28'08"W N39'33'41"W N50'26'19"E S84'33'41"E |
| 333 | 8949.8 – 0.21 | 414.03 | 137.61 2.77 56.16 151.23 66.26 | N37'07'02"W N51'39'39"E N50'26'19"E S39'33'41"E S62'28'08"W |
| 334 | 11692.2 – 0.27 | 499.05 | 187.51 36.59 137.61 6.66 39.72 37.70 53.26 | N4'51'43"W N69'00'38"E S37'07'02"E S62'28'08"W S62'28'08"W S41'02'50"W S41'02'50"W |
| 335 | 13590.0 – 0.31 | 512.59 | 135.40 36.59 187.51 19.04 20.67 53.45 53.45 6.48 | N27°23'36"E S78°44'03"E S4'51'43"E S41'02'50"W N48'57'10"W N48'57'10"W N48'57'10"W N48'57'10"W |
| 336 | 9798.3 – 0.22 | 425.31 | 140.47 36.59 135.40 46.97 53.45 12.42 | N59'38'55"E S46'28'44"E S27'23'36"W N48'57'10"W N48'57'10"W N48'57'10"W |
| 337 | 11043.7 – 0.25 | 479.57 | 49.90 18.22 15.60 185.22 29.13 140.47 41.04 | N48'57'10"W N48'57'10"W N41'02'50"E N85'19'40"E S17'30'43"E S59'38'55"W N48'57'10"W |
| 338 | 9134.7 – 0.21 | 450.72 | 29.13 185.22 115.42 120.96 | S810'02"W S8519'40"W N41'02'50"E S68'59'34"E |
| 339 | 6126.0 - 0.14 | 341.61 | 110.55 29.13 120.96 80.97 | S43'18'49"E S33'50'47"W N68'59'34"W N41'02'50"E |
| 340 | 4625.7 - 0.11 | 304.68 | 110.17 34.11 4.26 110.55 45.60 | S39'33'41"E S50'26'19"W S48'33'44"W N43'18'49"W N50'26'19"E |

ICO, Falcon-HRG000001.20-GrandViewIOCI/N2-PlanIHRG001X_C2.0-Tract.dwg - Caleb Johnson - 8/13/202

| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARING |
|-------|----------------|----------------|---|---|
| 341 | 4632.9 - 0.11 | 304.44 | 110.17 42.05 110.17 42.05 | S39'33'41"E S50'26'19"W N39'33'41"W N50'26'19"E |
| 342 | 4324.7 — 0.10 | 292.65 | 86.73 18.03 27.25 110.17 39.78 10.70 | S39'33'41"E S5'26'19"W S50'26'19"W N39'33'41"W N50'26'19"E S40'45'48"E |
| 343 | 8153.6 — 0.19 | 361.87 | 65.18 79.63 46.05 51.13 119.87 | S41'02'50"W N58'09'34"W N13'06'48"W N36'37'48"E S48'57'10"E |
| 344 | 6839.5 - 0.16 | 353.87 | 38.40 18.59 119.87 11.05 45.95 120.00 | S41'02'50"W S41'02'50"W N48'57'10"W N40'22'50"E N41'02'50"E S48'57'10"E |
| 345 | 6000.0 - 0.14 | 340.00 | 120.00 36.56 13.44 120.00 50.00 | S48'57'10"E S41'02'50"W S41'02'50"W N48'57'10"W N41'02'50"E |
| 346 | 6000.0 - 0.14 | 340.00 | 36.56 13.44 120.00 50.00 120.00 | S41'02'50"W S41'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E |
| 347 | 6000.0 – 0.14 | 340.00 | 120.00 36.56 13.44 120.00 50.00 | S48'57'10"E S41'02'50"W S41'02'50"W N48'57'10"W N41'02'50"E |
| 348 | 6000.0 - 0.14 | 340.00 | 36.56 13.44 120.00 50.00 120.00 | S41'02'50"W S41'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E |
| 349 | 6000.0 - 0.14 | 340.00 | 36.56 13.44 120.00 50.00 120.00 | S41'02'50"W S41'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E |
| 350 | 6000.0 - 0.14 | 340.00 | 36.56 13.44 120.00 50.00 120.00 | S41'02'50"W S41'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E |
| 351 | 6000.0 - 0.14 | 340.00 | 120.00 36.56 13.44 120.00 50.00 | S48'57'10"E S41'02'50"W S41'02'50"W N48'57'10"W N41'02'50"E |
| 352 | 6000.0 - 0.14 | 340.00 | 36.56 13.44 120.00 50.00 120.00 | S41'02'50"W S41'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E |
| 353 | 6000.0 - 0.14 | 340.00 | 36.56 13.44 120.00 50.00 120.00 | S41'02'50"W S41'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E |
| 354 | 5977.6 - 0.14 | 339.63 | 36.38 13.43 120.00 49.81 120.00 | S41'02'50"W S41'02'50"W N48'57'10"W N41'02'50"E S48'57'10"E |
| 355 | 7679.5 – 0.18 | 367.68 | 118.40 5.53 42.57 120.00 17.85 63.32 | S32'49'41"E S69'02'55"W S41'02'50"W N48'57'10"W N41'02'50"E N49'06'34"E |
| 356 | 9436.7 - 0.22 | 381.20 | 82.76 53.93 118.40 81.59 44.52 | S3'46'10"E S69'02'55"W N32'49'41"W N67'33'37"E S50'01'00"E |
| 357 | 10371.9 – 0.24 | 413.38 | 57.28 56.15 20.55 110.53 36.38 42.57 5.53 53.93 30.46 | S8'49'07"E S20'27'00"W S47'36'07"W N48'57'10"W N41'02'50"E N41'02'50"E N69'02'55"E N69'02'55"E S3'46'10"E |
| 358 | 5502.5 - 0.13 | 320.54 | 15.47 34.54 110.00 36.56 13.43 110.53 | S43'00'59"W S41'02'50"W N48'57'10"W N41'02'50"E N41'02'50"E S48'57'10"E |
| 359 | 5500.0 – 0.13 | 320.00 | 50.00 110.00 36.56 13.44 110.00 | S41°02'50"W N48°57'10"W N41°02'50"E N41°02'50"E S48°57'10"E |
| 360 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 36.56 13.44 110.00 | S41'02'50"W N48'57'10"W N41'02'50"E N41'02'50"E S48'57'10"E |

| | | LOT AR | EA TABLE | |
|-------|----------------|----------------|--|---|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 361 | 5500.0 – 0.13 | 320.00 | 50.00 110.00 36.56 13.44 110.00 | S41'02'50"W N48'57'10"W N41'02'50"E N41'02'50"E S48'57'10"E |
| 362 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 36.56 13.44 110.00 | S41'02'50"W N48'57'10"W N41'02'50"E N41'02'50"E S48'57'10"E |
| 363 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 36.56 13.44 110.00 | S41'02'50"W N48'57'10"W N41'02'50"E N41'02'50"E S48'57'10"E |
| 364 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 36.56 13.44 110.00 | S41'02'50"W N48'57'10"W N41'02'50"E N41'02'50"E S48'57'10"E |
| 365 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 36.56 13.44 110.00 | S41'02'50"W N48'57'10"W N41'02'50"E N41'02'50"E S48'57'10"E |
| 366 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 36.56 13.44 110.00 | S41'02'50"W N48'57'10"W N41'02'50"E N41'02'50"E S48'57'10"E |
| 367 | 5702.5 – 0.13 | 323.68 | 51.84 110.00 38.40 13.44 110.00 | S41'02'50"W N48'57'10"W N41'02'50"E N41'02'50"E S48'57'10"E |
| 368 | 7694.2 - 0.18 | 355.38 | 33.74 50.44 77.43 65.18 18.59 110.00 | S41'02'50"W S82'46'10"W N58'09'34"W N41'02'50"E N41'02'50"E S48'57'10"E |
| 369 | 9406.1 - 0.22 | 405.98 | 94.68 60.30 39.88 50.29 30.53 130.30 | S41"13'39"W N31'47'57"W N35'18'52"W N0'56'54"W N41'02'50"E S48'46'21"E |
| 370 | 6518.9 - 0.15 | 360.75 | 50.00 130.30 50.00 130.46 | S4113'39"W N48'46'21"W N41'02'50"E S48'46'21"E |
| 371 | 6526.7 - 0.15 | 361.07 | 50.00 130.46 50.00 130.61 | S4113'39"W N48'46'21"W N41'02'50"E S48'46'21"E |
| 372 | 6534.6 - 0.15 | 361.38 | 130.77 50.00 130.61 50.00 | S48'46'21"E S41'13'39"W N48'46'21"W N41'02'50"E |
| 373 | 6542.5 - 0.15 | 361.70 | 130.93 50.00 130.77 50.00 | S48'46'21"E S41"13'39"W N48'46'21"W N41'02'50"E |
| 374 | 6550.3 - 0.15 | 362.01 | 50.00 130.93 50.00 131.09 | S4113'39"W N48'46'21"W N41'02'50"E S48'46'21"E |
| 375 | 6558.2 - 0.15 | 362.33 | 131.24 50.00 131.09 50.00 | S48'46'21"E S41'13'39"W N48'46'21"W N41'02'50"E |
| 376 | 6567.3 - 0.15 | 362.74 | 24.46 25.54 131.24 50.00 131.50 | S41'27'32"W S41'13'39"W N48'46'21"W N41'02'50"E S48'46'21"E |
| 377 | 6583.9 - 0.15 | 363.36 | 50.00 131.50 50.00 131.86 | S41°27'32"W N48°46'21"W N41°02'50"E S48°46'21"E |
| 378 | 6601.9 - 0.15 | 364.08 | 132.22 50.00 131.86 50.00 | S48'46'21"E S41'27'32"W N48'46'21"W N41'02'50"E |
| 379 | 9346.0 - 0.21 | 397.08 | 69.20 132.22 39.43 20.35 46.51 76.32 13.06 | S41*27'32"W N48'46'21"W N41*02'50"E N44*22'42"E S71*47'17"E S42*10'39"E S48*54'18"E |
| 380 | 7531.7 – 0.17 | 355.52 | 110.00 13.02 68.73 110.00 53.77 | S40'56'09"W N48'54'18"W N41'44'42"W N55'24'55"E S43'26'02"E |

| | | 1 | EA TABLE | |
|-------|---------------------------------|--------------------------|--|--|
| LOT # | AREA (SF – AC) 7746.2 – 0.18 | PERIMETER (FT) 359.31 | SEGMENT LENGTHS (FT) 87.21 110.00 52.11 | SEGMENT BEARING: N25'30'00"W N73'35'05"E S25'30'00"E |
| 382 | 7407.0 - 0.17 | 353.42 | 60.70 18.23 110.00 | S25 30 00 E S55'24'55"W N10'05'33"W N3'46'10"W N86'13'50"E |
| J02 | /40/.0 - 0.1/ | JJJ.42 | 54.50 110.00 60.00 | S7'58'53"E S73'35'05"W S3'46'10"E |
| 383 | 6600.0 - 0.15 | 340.00 | 110.00 60.00 110.00 | S86'13'50"W N3'46'10"W N86'13'50"E |
| 384 | 6600.0 - 0.15 | 340.00 | 60.00 110.00 60.00 110.00 | S3'46'10"E S86'13'50"W N3'46'10"W N86'13'50"E |
| 385 | 6672.4 - 0.15 | 341.39 | 61.96 110.00 49.61 9.81 110.00 | S3'54'05"E S86'13'50"W N3'46'10"W N4'25'51"W N84'54'28"E |
| 386 | 6988.6 – 0.16 | 348.04 | 71.33 110.00 56.71 110.00 | S8'54'53"E S84'54'28"W N8'54'53"W N77'15'46"E |
| 387 | 6988.6 – 0.16 | 348.04 | 56.71 110.00 71.33 110.00 | N16'33'36"W N69'37'03"E S16'33'36"E S77'15'46"W |
| 388 | 6999.6 – 0.16 | 348.37 | 71.35 110.00 56.71 110.31 | S23*57*28*E S69*37*03*W N24*12*18*W N61*58*21*E |
| 389 | 7404.7 – 0.17 | 355.91 | 60.05 110.00 75.55 110.31 | N32'04'31 "W N53'52'37"E S32'18'31"E S61'58'21"W |
| 390 | 6942.4 - 0.16 | 346.61 | 25.50 34.51 110.00 66.60 110.00 | N37'50'32"W N39'33'41"W N50'26'19"E S38'43'58"E S53'52'37"W |
| 391 | 17101.9 – 0.39 | 512.14 | 157.18 55.53 49.08 164.78 14.46 71.11 | S67'42'54"E S15'12'51"W S44'29'17"W N58'46'24"W N31'47'57"W N41'13'39"E |
| 392 | 8792.8 – 0.20 | 418.54 | 139.58 45.08 157.18 76.70 | S5614'12"E S28'01'27"W N67'42'54"W N41'13'39"E |
| 393 | 7647.6 – 0.18 | 387.65 | 136.45 18.00 28.79 139.58 64.84 | S48*46'21"E S41'05'42"W S37'25'45"W N56'14'12"W N41'13'39"E |
| 394 | 6819.5 - 0.16 | 372.78 | 136.33 50.00 136.45 50.00 | S48'46'21"E S41'05'42"W N48'46'21"W N41"13'39"E |
| 395 | 6813.7 - 0.16 | 372.55 | 136.22 50.00 136.33 50.00 | S48'46'21"E S41'05'42"W N48'46'21"W N41'13'39"E |
| 396 | 6807.9 - 0.16 | 372.32 | 136.10 50.00 136.22 50.00 | S48°46'21"E S41°05'42"W N48°46'21"W N41°13'39"E |
| 397 | 6802.1 - 0.16 | 372.09 | 135.98 50.00 136.10 50.00 | S48'46'21"E S41'05'42"W N48'46'21"W N41'13'39"E |
| 398 | 6795.2 – 0.16 | 371.76 | 135.77 50.00 135.98 25.77 24.23 | S48'46'21"E S41'05'42"W N48'46'21"W N41"13'39"E N41"27'32"E |
| 399 | 6780.6 – 0.16 | 371.23 | 135.45 50.00 135.77 50.00 | S48'46'21"E S41'05'42"W N48'46'21"W N41'27'32"E |
| 400 | 6764.8 - 0.16 | 370.59 | 135.14 50.00 135.45 50.00 | S48'46'21"E S41'05'42"W N48'46'21"W N41'27'32"E |

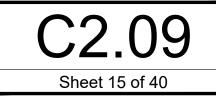




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| Project No: | HRG000001 |
|-------------|-----------|
| Drawn By: | JDP |
| Checked By: | GRD |
| Date: | 8/13/2021 |
| LOT TABLE | |



| | | | EA TABLE | |
|-------|----------------|----------------|---|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARING |
| 401 | 8886.4 - 0.20 | 390.33 | 101.94 46.31 37.25 135.14 69.69 | S48'54'18"E S3'54'18"E S41'05'42"W N48'46'21"W N48'46'21"W N41'27'32"E |
| 402 | 8876.4 – 0.20 | 390.10 | 134.92 37.25 46.31 101.98 69.63 | S49'03'51"E S41'05'42"W S86'05'42"W N48'54'18"W N40'56'09"E |
| 403 | 6749.7 – 0.15 | 369.99 | 135.06 50.00 134.92 50.00 | S49'03'51"E S41'05'42"W N49'03'51"W N40'56'09"E |
| 404 | 6756.6 - 0.16 | 370.26 | 135.20 50.00 135.06 50.00 | S49'03'51"E S41'05'42"W N49'03'51"W N40'56'09"E |
| 405 | 6763.6 - 0.16 | 370.54 | 135.34 50.00 135.20 50.00 | S49'03'51"E S41'05'42"W N49'03'51"W N40'56'09"E |
| 406 | 6730.7 – 0.15 | 366.18 | 27.86 135.34 50.00 129.94 23.04 | S41'05'42"W N49'03'51"W N40'56'09"E S49'03'51"E S27'03'07"W |
| 407 | 5744.5 – 0.13 | 342.43 | 46.71 16.10 129.94 9.14 39.53 101.01 | S15'41'16"W S3'11'51"W N49'03'51"W N40'56'09"E N40'56'09"E S52'00'38"E |
| 408 | 7861.9 – 0.18 | 355.51 | 100.68 40.78 101.01 61.14 51.90 | S13'04'05"E S57'27'39"W N52'00'38"W N40'41'55"E N77'41'32"E |
| 409 | 8378.7 - 0.19 | 366.66 | 105.51 40.78 100.68 81.41 38.27 | S25'52'28"W N83'35'48"W N13'04'05"W N77'41'32"E S49'18'05"E |
| 410 | 6209.3 - 0.14 | 336.31 | 107.52 47.00 105.51 41.99 34.30 | S42'46'02"W N41'41'09"W N25'52'28"E S49'18'05"E S48'16'01"E |
| 411 | 6181.4 – 0.14 | 347.47 | 132.06 38.85 19.03 107.52 50.02 | S42'46'02"W N24'45'21"W N10'09'43"W N42'46'02"E S45'43'28"E |
| 412 | 6346.3 - 0.15 | 357.15 | 0.29 132.06 47.36 127.06 50.39 | N48'36'37"W N42'46'02"E S42'47'16"E S41'12'48"W N48'47'12"W |
| 413 | 6550.9 - 0.15 | 353.62 | 58.70 119.95 44.12 3.80 127.06 | S39'35'22"E S46'01'41"W N46'22'45"W N48'47'12"W N48'47'12"W N41'12'48"E |
| 414 | 6213.7 - 0.14 | 340.86 | 58.65 114.52 47.74 119.95 | S36'03'03"E S51'14'19"W N41'22'00"W N46'01'41"E |
| 415 | 5948.5 - 0.14 | 331.19 | 58.10 110.84 47.74 114.52 | S32'31'50"E S56"26'56"W N36'09'22"W N51"14'19"E |
| 416 | 5786.4 – 0.13 | 325.25 | 57.76 108.91 47.74 110.84 | S29'02'13"E S61'39'34"W N30'56'45"W N56'26'56"E |
| 417 | 5725.8 – 0.13 | 323.02 | 57.63 108.73 47.74 108.91 | S25'33'26"E S66'52'12"W N25'44'07"W N61'39'34"E |
| 418 | 5654.3 - 0.13 | 322.13 | 54.91 109.93 18.06 30.50 108.73 | S22'09'49"E S70"11'54"W N19'48'06"W N21'27'57"W N66'52'12"E |
| 419 | 5499.7 – 0.13 | 319.93 | 38.29 110.00 50.00 109.93 11.71 | S19'48'06"E S70'11'54"W N19'48'06"W N70'11'54"E S20'09'17"E |
| 420 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 50.00 110.00 | S19'48'06"E S70'11'54"W N19'48'06"W N70'11'54"E |

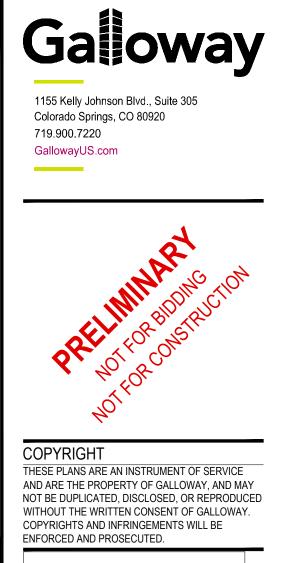
| | | LOT ARI | EA TABLE | |
|-------|----------------|----------------|---|---|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 421 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 50.00 110.00 | S19'48'06"E S70'11'54"W N19'48'06"W N70'11'54"E |
| 422 | 5500.0 – 0.13 | 320.00 | 50.00 110.00 50.00 110.00 | S19'48'06"E S70'11'54"W N19'48'06"W N70'11'54"E |
| 423 | 5500.0 – 0.13 | 320.00 | 50.00 110.00 50.00 110.00 | S19'48'06"E S70'11'54"W N19'48'06"W N70'11'54"E |
| 424 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 50.00 110.00 | S19'48'06"E S70'11'54"W N19'48'06"W N70'11'54"E |
| 425 | 5685.2 - 0.13 | 324.11 | 54.53 110.89 27.76 20.93 110.00 | S19'48'06"E S73'13'39"W N18'17'13"W N19'48'06"W N70'11'54"E |
| 426 | 5921.0 - 0.14 | 332.03 | 56.63 116.30 10.21 38.00 110.89 | S19'48'06"E S77'22'28"W N12'37'32"W N14'41'57"W N73'13'39"E |
| 427 | 5595.9 – 0.13 | 319.97 | 36.50 94.01 23.00 39.14 3.73 116.30 7.29 | S20'18'42"E S69'10'41"W N49'21'17"W N36'28'48"W N12'37'32"W N77'22'28"E S19'48'06"E |
| 428 | 6266.5 - 0.14 | 337.01 | 89.49 108.98 44.54 94.01 | S22'04'21"E N85'50'28"W N17'06'29"W N69'10'41"E |
| 429 | 10509.1 – 0.24 | 409.15 | 58.08 33.43 50.67 117.22 40.78 108.98 | S24'08'05"E S48'23'58"W S48'23'58"W N46'53'55"W N23'37'49"E S85'50'28"E |
| 430 | 6122.1 – 0.14 | 363.21 | 40.34 7.35 138.43 12.01 47.86 117.22 | S48'23'58"W S48'23'58"W N48'54'18"W N81'29'01"E N65'57'10"E S46'53'55"E |
| 431 | 7079.2 – 0.16 | 379.96 | 34.03 16.37 139.64 24.36 27.13 138.43 | S48'23'58"W S48'23'58"W N48'54'18"W N41'05'42"E N57'37'45"E S48'54'18"E |
| 432 | 6821.6 - 0.16 | 373.27 | 24.52 25.89 133.23 50.00 139.64 | S48'23'58"W S48'23'58"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 433 | 6501.1 – 0.15 | 360.45 | 14.74 35.67 126.82 50.00 133.23 | S48'23'58"W S48'23'58"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 434 | 6180.7 – 0.14 | 347.64 | 6.06 44.35 0.02 120.39 50.00 126.82 | S48'23'58"W S48'23'58"W N48'54'18"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 435 | 5860.2 – 0.13 | 334.82 | 0.01 50.11 0.29 114.00 50.00 120.39 0.02 | S48'23'58"W S48'23'58"W S48'23'58"W N48'54'18"W N41'05'42"E S48'54'18"E S48'54'18"E |
| 436 | 6116.0 - 0.14 | 334.08 | 27.31 18.84 110.00 28.58 35.35 114.00 | S48°23'58"W S40'04'05"W N58°15'49"W N36°24'57"E N41°05'42"E S48°54'18"E |
| 437 | 7431.1 – 0.17 | 355.32 | 13.43 23.38 110.00 98.52 110.00 | S30°22'25"W S7'11'26"W S89°28'52"W N15'36'31"E S58'15'49"E |
| 438 | 8059.0 — 0.19 | 356.93 | 46.57 77.25 46.31 13.82 45.95 110.00 17.02 | S15'33'53"E S74'26'07"W N60'33'53"W N15'33'53"W N8'02'30"W N89'28'52"E S8'02'30"E |
| 439 | 5962.2 – 0.14 | 325.19 | 117.09 61.27 46.57 17.02 23.38 13.43 18.84 27.31 0.29 | S15'33'53"E S74'26'07"W N15'33'53"W N8'02'30"W N7'11'26"E N30'22'25"E N40'04'05"E N48'23'58"E N48'23'58"E |
| 440 | 6649.2 – 0.15 | 362.81 | 137.58 44.77 13.27 117.09 50.11 | S20'57'53"E S71'44'07"W S74'26'07"W N15'33'53"W N48'23'58"E |

, Falcon-HRG000001.20-GrandView\0CI\/2-Plan\HRG001X_C2.0-Tract.dwg - Caleb Johnson - 8/13/2021

| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
|-------|----------------|----------------|---|---|
| 441 | 7469.9 – 0.17 | 393.43 | 150.55 60.94 137.58 0.01 44.35 | S28*18'56"E S65*21'35"W N20*57'53"W N48*23'58"E N48*23'58"E |
| 442 | 7883.9 – 0.18 | 410.75 | 157.53 60.94 150.55 6.06 35.67 | S35'39'58"E S58'00'33"W N28'18'56"W N48'23'58"E N48'23'58"E |
| 443 | 8058.3 - 0.18 | 418.24 | 159.14 60.94 157.53 14.74 25.89 | S43'01'00"E S50'39'31"W N35'39'58"W N48'23'58"E N48'23'58"E |
| 444 | 8017.2 - 0.18 | 416.46 | 155.50 60.94 159.14 24.52 16.37 | S50°22'03"E S4318'28"W N43°01'00"W N48°23'58"E N48°23'58"E |
| 445 | 7786.4 – 0.18 | 406.03 | 62.48 155.50 34.03 7.35 146.66 | S35'51'51"W N50'22'03"W N48'23'58"E N48'23'58"E S58'45'34"E |
| 446 | 9372.0 – 0.22 | 413.06 | 42.86 7.09 146.66 40.34 50.67 125.45 | S31"42'6"W S31"40'05"W N58"45'34"W N48"23'58"E N48"23'58"E S41"36'02"E |
| 447 | 16942.9 - 0.39 | 549.45 | 198.11 51.14 137.07 42.30 107.96 12.87 | S27'48'24"E S62"1'36"W N64℃00'06"W N5'48'36"E N37℃7'54"E N31'14'26"E |
| 448 | 8011.4 - 0.18 | 388.91 | 55.03 110.00 75.23 11.58 137.07 | S15'12'22"W N75'26'24"W N2'40'51"W N5'48'36"E S64'00'06"E |
| 449 | 7835.8 – 0.18 | 364.59 | 41.61 52.64 110.00 50.34 110.00 | S21'23'57"W S29'48'31"W N52'21'58"W N26'05'49"E S75'26'24"E |
| 450 | 8454.2 - 0.19 | 370.01 | 49.97 49.70 110.00 50.34 110.00 | S29'48'31"W S68'38'29"W N29'17'32"W N49'10'15"E S52'21'58"E |
| 451 | 7163.0 - 0.16 | 352.00 | 76.84 110.00 30.33 24.83 110.00 | S68'38'29"W N17'54'39"W N72'05'21"E N66'23'54"E S29'17'32"E |
| 452 | 8009.1 – 0.18 | 364.50 | 110.00 48.24 45.33 110.00 47.32 3.62 | S17'54'39"E S72'16'52"W N86'35'53"W N3'46'41"E N82'56'01"E N72'05'21"E |
| 453 | 8110.5 - 0.19 | 366.15 | 44.83 50.99 110.00 50.34 110.00 | N86'35'53"W N64'13'44"W N26'51'07"E S74'41'06"E S3'46'41"W |
| 454 | 7920.9 – 0.18 | 371.73 | 54.38 123.58 30.31 53.46 110.00 | N6413'44"W N13'53'01"E S66'39'19"E S50'53'42"E S26'51'07"W |
| 455 | 9354.1 – 0.21 | 392.57 | 47.31 110.00 87.31 24.36 123.58 | N89'42'56"W N15'33'53"W N74'26'07"E S66'39'19"E S13'53'01"W |
| 456 | 6600.0 - 0.15 | 340.00 | 60.00 110.00 60.00 110.00 | S74'26'07"W N15'33'53"W N74'26'07"E S15'33'53"E |
| 457 | 6554.1 - 0.15 | 339.54 | 58.21 110.80 60.54 110.00 | S73'40'26"W N16'46'24"W N74'26'07"E S15'33'53"E S70'39'34"W |
| 458 | 7311.8 – 0.17 | 352.38 | 34.95 40.18 110.82 48.53 7.11 110.80 | S84'38'54"W N6'56'21"W N78'42'48"E N74'26'07"E S16'46'24"E |
| 459 | 7214.7 – 0.17 | 351.89 | 35.19 39.50 110.74 55.65 110.82 | S84'38'54"W N89'03'23"W N2'53'42"E N87'53'48"E S6'56'21"E |
| 460 | 7286.9 – 0.17 | 352.07 | 34.39 40.64 110.64 55.66 110.74 | N89'03'23"W N76'22'46"W N12'43'45"E S82'17'29"E S2'53'42"W |

| LOT AREA TABLE | | | | | | |
|----------------|----------------|----------------|--|--|--|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS | | |
| 461 | 7212.9 – 0.17 | 351.56 | 32.65 42.06 110.52 55.68 110.64 | N76'22'46"W N69'13'46"W N22'33'48"E S72'28'35"E S12'43'45"W | | |
| 462 | 7284.1 – 0.17 | 351.70 | 37.61 37.47 110.39 55.70 110.52 | N6913'46"W N55'47'05"W N32'23'51"E S62'39'29"E S22'33'48"W | | |
| 463 | 7156.7 – 0.16 | 350.97 | 55.73 110.39 38.40 36.21 110.24 | S52'50'07"E S32'23'51"W N54'27'32"W N50'48'17"W N42'13'54"E | | |
| 464 | 7294.0 - 0.17 | 351.35 | 55.75 110.24 36.82 38.44 110.09 | S43'00'30"E S421'3'54"W N50'48'17"W N35'14'05"W N52'03'57"E | | |
| 465 | 6902.3 - 0.16 | 345.78 | 31.53 110.09 40.97 27.05 110.00 26.14 | S3518'52"E S52103'57"W N3514'05"W N32'32'07"W N57"27'53"E S32"32'07"E | | |
| 466 | 6600.0 - 0.15 | 340.00 | 60.00 110.00 60.00 110.00 | S32'32'07"E S57"27'53"W N32'32'07"W N57"27'53"E | | |
| 467 | 6600.0 - 0.15 | 340.00 | 60.00 110.00 60.00 110.00 | S32'32'07"E S57'27'53"W N32'32'07"W N57'27'53"E | | |
| 468 | 6894.8 - 0.16 | 346.88 | 29.70 110.00 29.70 28.36 112.18 36.92 | S32'32'07"E S57'27'53"W N32'32'07"W N39'10'26"W N53'00'39"E S34'45'44"E | | |
| 469 | 7216.3 - 0.17 | 351.36 | 73.15 112.18 56.03 110.00 | S41*24'03"E S53*00'39"W N39*10'26"W N44*11'15"E | | |
| 470 | 7012.2 – 0.16 | 348.30 | 8.26 109.94 57.33 110.84 11.60 50.32 | S50'43'08"E S39'46'45"W N51'12'58"W N33'07'18"E S49'44'22"E S51'13'00"E | | |
| 471 | 6745.8 - 0.15 | 351.85 | 61.12 117.07 62.82 110.84 | N45'52'08"W N33'07'18"E S40'15'49"E S33'07'18"W | | |
| 472 | 7396.9 – 0.17 | 366.55 | 61.86 122.40 25.77 39.45 117.07 | N42'47'47"W N33'07'18"E S54'52'45"E S27'14'31"E S33'07'18"W | | |
| 473 | 7364.8 – 0.17 | 362.13 | 60.47 115.63 34.40 29.24 122.40 | N63*59'47"W N33'07'18"E S83'17'35"E S54*52'45"E S33'07'18"W | | |
| 474 | 6808.6 - 0.16 | 352.09 | 65.59 111.27 59.60 115.63 | N65'51'17"W N36'51'04"E S71'19'27"E S33'07'18"W | | |
| 475 | 7302.8 – 0.17 | 355.64 | 72.11 110.00 62.26 111.27 | N54'03'32"W N42'07'10"E S55'48'29"E S36'51'04"W | | |
| 476 | 6864.3 - 0.16 | 351.58 | 59.70 119.53 62.35 110.00 | N48'46'21"W N41'13'39"E S39'56'30"E S42'07'10"W | | |
| 477 | 5737.4 – 0.13 | 328.07 | 112.64 30.39 19.77 115.28 18.87 31.13 | N48°54'18"W N36°07'15"E N41°05'42"E S48°54'18"E S41°05'42"W S41°05'42"W | | |
| 478 | 5763.8 - 0.13 | 330.55 | 115.28 18.87 31.13 115.28 50.00 | S48'54'18"E S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E | | |
| 479 | 5763.8 - 0.13 | 330.55 | 50.00 115.28 18.87 31.13 115.28 | N41'05'42"E S48'54'18"E S41'05'42"W S41'05'42"W N48'54'18"W | | |
| 480 | 5763.8 - 0.13 | 330.55 | 18.87 31.13 115.28 50.00 115.28 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E | | |

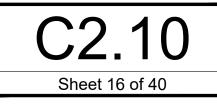
| | | LOT AR | EA TABLE | |
|-------|----------------|----------------|--|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARING |
| 481 | 5763.8 - 0.13 | 330.55 | 115.28 18.87 31.13 115.28 50.00 | S48°54'18″E S41°05'42″W S41°05'42″W N48°54'18″W N41°05'42″E |
| 482 | 5763.8 – 0.13 | 330.55 | 18.87 31.13 115.28 50.00 115.28 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 483 | 5763.8 – 0.13 | 330.55 | 18.87 31.13 115.28 50.00 115.28 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 484 | 5763.8 - 0.13 | 330.55 | 115.28 18.87 31.13 115.28 50.00 | S48'54'18"E S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E |
| 485 | 5763.8 - 0.13 | 330.55 | 115.28 18.87 31.13 115.28 50.00 | S48°54'18"E S41°05'42"W S41°05'42"W N48°54'18"W N41°05'42"E |
| 486 | 5763.8 - 0.13 | 330.55 | 50.00 115.28 18.87 31.13 115.28 | N41'05'42"E S48'54'18"E S41'05'42"W S41'05'42"W N48'54'18"W |
| 487 | 5763.8 - 0.13 | 330.55 | 18.87 31.13 115.28 50.00 115.28 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 488 | 5763.8 - 0.13 | 330.55 | 18.87 31.13 115.28 50.00 115.28 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 489 | 5763.8 - 0.13 | 330.55 | 18.87 31.13 115.28 50.00 115.28 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 490 | 7882.9 – 0.18 | 357.70 | 69.90 115.28 40.12 47.19 78.23 6.99 | S41'05'42"W N48'54'18"W N41'05'42"E N86'09'15"E S48'47'12"E S48'47'12"E |
| 491 | 9177.0 - 0.21 | 379.14 | 46.31 37.74 111.30 18.87 69.90 95.02 | S11*50'57"W S49*32'34"W N48*54'18"W N41*05'42"E N41*05'42"E S42*12'46"E |
| 492 | 5512.5 - 0.13 | 321.34 | 29.05 20.99 110.00 18.87 31.13 111.30 | S43'39'20"W S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 493 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41°05'42"W N48°54'18"W N41°05'42"E N41°05'42"E S48°54'18"E |
| 494 | 5500.0 – 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 495 | 5500.0 - 0.13 | 320.00 | 31.13 110.00 50.00 110.00 18.87 | N41'05'42"E S48'54'18"E S41'05'42"W N48'54'18"W N41'05'42"E |
| 496 | 5500.0 – 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41'05'42"W N48'54'18 " W N41'05'42"E N41'05'42"E S48'54'18"E |
| 497 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 498 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 499 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41°05'42"W N48°54'18"W N41°05'42"E N41°05'42"E S48°54'18"E |
| 500 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41°05'42"W N48°54'18"W N41°05'42"E N41°05'42"E S48°54'18"E |





| PUD PRELIMINARY PLAN GRANDVIEW RESERVE FILING 1 | | EASTONVILLE RD | EL PASO COUNTY, PEYTON, CO 80831 |
|--|---------------------|----------------|----------------------------------|
| # Date | Issue / Description | | Init. |
| · | | | · |
| | | | · |
| Project No: | | HRG00 | 0001 |

| Project No: | HRG000001 |
|-------------|-----------|
| Drawn By: | JDP |
| Checked By: | GRD |
| Date: | 8/13/2021 |
| LOT TABLE | |

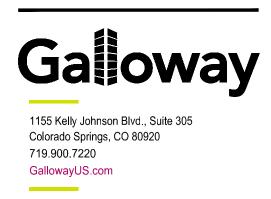


| | | LOT AR | EA TABLE | |
|-------|----------------|----------------|---|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 501 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 502 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 503 | 5500.0 – 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 504 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 505 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 18.87 31.13 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 506 | 5500.0 – 0.13 | 320.00 | 50.00 110.00 50.00 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 507 | 7552.5 – 0.17 | 342.24 | 40.98 47.64 10.22 68.01 65.39 110.00 | S41'05'42"W S84'56'24"W N51'13'00"W N40'05'00"W N41'05'42"E S48'54'18"E |
| 508 | 7656.6 – 0.18 | 356.73 | 23.29 61.43 77.99 48.64 35.39 110.00 | S41'05'42"W S41'05'42"W N38'37'32"W N2'09'47"W N41'05'42"E S48'54'18"E |
| 509 | 5500.0 – 0.13 | 320.00 | 19.76 30.24 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 510 | 5500.0 - 0.13 | 320.00 | 16.23 33.77 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 511 | 5500.0 - 0.13 | 320.00 | 12.70 37.30 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 512 | 5500.0 - 0.13 | 320.00 | 9.17 40.83 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 513 | 5500.0 - 0.13 | 320.00 | 110.00 5.64 44.36 110.00 50.00 | S48'54'18"E S41'05'42"W S41'05'42"W N48'54'18"W N48'54'18"W N41'05'42"E |
| 514 | 5500.0 – 0.13 | 320.00 | 2.11 47.89 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 515 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 50.00 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 516 | 5500.0 - 0.13 | 320.00 | 110.00 48.58 1.42 110.00 50.00 | S48'54'18"E S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E |
| 517 | 5500.0 - 0.13 | 320.00 | 110.00 45.05 4.95 110.00 50.00 | S48'54'18"E S41'05'42"W S41'05'42"W N48'54'18"W N48'54'18"W N41'05'42"E |
| 518 | 5500.0 – 0.13 | 320.00 | 41.52 8.48 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 519 | 5500.0 – 0.13 | 320.00 | 37.99 12.01 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 520 | 5500.0 - 0.13 | 320.00 | 34.46 15.54 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |

| LOT | # AREA (SF – AC) | | EA TABLE SEGMENT LENGTHS (FT) | SEGMENT BEARIN |
|-----|------------------|--------|--|---|
| 521 | 5500.0 - 0.13 | 320.00 | 30.93 19.07 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 522 | 5500.0 - 0.13 | 320.00 | 7.41 42.59 110.00 50.00 110.00 | S41°05'42"W S41°05'42"W N48°54'18"W N41°05'42"E S48°54'18"E |
| 523 | 5513.2 - 0.13 | 320.25 | 49.47 110.00 50.77 110.01 | S41*05'42"W N48*54'18"W N41*05'42"E S48*13'51"E |
| 524 | 9440.3 – 0.22 | 385.16 | 82.24 51.24 110.01 25.60 50.80 41.82 23.45 | S19'48'06"E S70'11'54"W N48'13'51"W N41'05'42"E N46'23'13"E S74'47'29"E S21'12'57"E |
| 525 | 11032.9 – 0.25 | 420.57 | 49.90 28.36 128.33 7.41 49.47 51.24 105.87 | S22'45'25"W S55'46'03"W N37'50'36"W N41'05'42"E N41'05'42"E N70'11'54"E S19'48'06"E |
| 526 | 7564.5 – 0.17 | 372.78 | 43.44 5.73 121.76 30.93 42.59 128.33 | S46'37'33"W S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S37'50'36"E |
| 527 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 34.46 19.07 121.76 | S41°05'42"W N48°54'18"W N41°05'42"E N41°05'42"E S48°54'18"E |
| 528 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 37.99 15.54 121.76 | S41°05'42"W N48°54'18"W N41°05'42"E N41°05'42"E S48°54'18"E |
| 529 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 41.52 12.01 121.76 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 530 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 45.05 8.48 121.76 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 531 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 48.58 4.95 121.76 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 532 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 2.11 50.00 1.42 121.76 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E N41'05'42"E S48'54'18"E |
| 533 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 5.64 47.89 121.76 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 534 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 9.17 44.36 121.76 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 535 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 12.70 40.83 121.76 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 536 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 16.23 37.30 121.76 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 537 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 19.76 33.77 121.76 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 538 | 6518.0 - 0.15 | 350.59 | 53.53 121.76 23.29 30.24 121.76 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 539 | 8753.7 – 0.20 | 372.07 | 13.86 48.45 44.93 64.82 16.81 61.43 121.76 | S41'05'42"W S46'08'34"W N78'23'37"W N32'32'07"W N33'27'10"W N41'05'42"E S48'54'18"E |
| 540 | 7326.7 – 0.17 | 395.14 | 139.27 52.07 41.29 37.67 74.83 50.00 | S48'54'18"E S24'53'41"W N48'54'18"W N48'54'18"W N48'54'18"W N48'54'18"W N41'05'42"E |

| | | LOT AR | EA TABLE | |
|-------|----------------|----------------|---|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 541 | 6231.8 - 0.14 | 357.21 | 27.60 30.34 139.27 50.00 110.00 | S10*44'58"W S10*44'58"W N48*54'18"W N41*05*42"E S48*54'18"E |
| 542 | 5500.0 - 0.13 | 320.00 | 110.00 0.86 49.14 110.00 50.00 | S48'54'18"E S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E |
| 543 | 5500.0 - 0.13 | 320.00 | 50.00 110.00 50.00 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 544 | 5500.0 – 0.13 | 320.00 | 30.00 20.00 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 545 | 5500.0 – 0.13 | 320.00 | 20.25 29.75 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 546 | 5500.0 – 0.13 | 320.00 | 19.95 30.05 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 547 | 5500.0 – 0.13 | 320.00 | 19.65 30.35 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 548 | 5500.0 - 0.13 | 320.00 | 19.35 30.65 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 549 | 5500.0 - 0.13 | 320.00 | 19.05 30.95 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 550 | 5500.0 - 0.13 | 320.00 | 18.75 31.25 110.00 50.00 110.00 | S41'05'42"W S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 551 | 5500.0 – 0.13 | 320.00 | 50.00 110.00 50.00 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E S48'54'18"E |
| 552 | 8866.1 — 0.20 | 366.43 | 59.86 110.00 33.43 48.72 42.74 66.10 5.59 | S41'05'42"W N48'54'18"W N41'05'42"E N49'04'13"E S66'57'08"E S19'48'06"E S19'27'52"E |
| 553 | 10030.2 – 0.23 | 422.32 | 65.23 28.13 36.46 110.00 18.75 50.00 59.86 53.90 | S12'37'32"E S14'14'05"W S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E N41'05'42"E S15'52'35"E |
| 554 | 5533.0 – 0.13 | 320.60 | 50.30 110.00 19.05 31.25 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 555 | 5533.0 – 0.13 | 320.60 | 50.30 110.00 19.35 30.95 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 556 | 5533.0 – 0.13 | 320.60 | 50.30 110.00 19.65 30.65 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 557 | 5533.0 – 0.13 | 320.60 | 50.30 110.00 19.95 30.35 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 558 | 5533.0 – 0.13 | 320.60 | 50.30 110.00 20.25 30.05 110.00 | S41'05'42"W N48'54'18"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 559 | 5921.1 – 0.14 | 329.36 | 23.05 24.56 112.01 30.00 29.75 110.00 | S41'05'42"W S37'58'06"W N55'09'30"W N41'05'42"E N41'05'42"E S48'54'18"E |
| 560 | 6766.5 - 0.16 | 355.05 | 45.35 126.84 0.86 50.00 20.00 112.01 | S29'04'04"W N66'42'21"W N41'05'42"E N41'05'42"E N41'05'42"E S55'09'30"E |

| | | LOT AR | EA TABLE | |
|-------|----------------|----------------|--|--|
| LOT # | AREA (SF – AC) | PERIMETER (FT) | SEGMENT LENGTHS (FT) | SEGMENT BEARINGS |
| 561 | 8212.2 - 0.19 | 392.26 | 45.35 143.33 27.60 49.14 126.84 | S17'31'14"W N78'15'12"W N10'44'58"E N41'05'42"E S66'42'21"E |
| 562 | 9711.5 — 0.22 | 433.05 | 42.95 81.24 41.77 41.35 52.07 30.34 143.33 | S6'16'42"W S84'23'49"W S84'23'49"W N80'33'50"W N24'53'41"E N10'44'58"E S78'15'12"E |
| 563 | 7945.1 – 0.18 | 366.74 | 64.30 13.82 46.36 36.96 124.06 81.24 | S7"22'38"E S15"33'53"E S29"29'41"W S74"26'07"W N16"04'35"W N84"23'49"E |
| 564 | 7466.4 – 0.17 | 368.72 | 2.71 74.23 125.94 41.77 124.06 | S74*26'07"W S82*10'07"W N0*00'14"E N84*23'49"E S16*04'35"E |
| 565 | 7534.5 – 0.17 | 371.40 | 76.99 127.12 41.35 125.94 | N82'04'40"W N16'05'04"E S80'33'50"E S0'00'14"W |
| 566 | 7818.1 – 0.18 | 384.96 | 77.04 139.51 41.29 127.12 | N66'01'56"W N32'09'54"E S48'54'18"E S16'05'04"W |
| 567 | 8065.8 - 0.19 | 394.54 | 77.02 140.34 37.67 139.51 | N49'58'59"W N48'13'40"E S48'54'18"E S32'09'54"W |
| 568 | 8808.4 - 0.20 | 393.72 | 40.66 47.66 61.71 28.52 74.83 140.34 | N37'43'26"W N11'41'39"E N46'32'06"E N41'05'42"E S48'54'18"E S48'54'18"E |

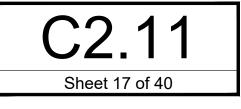


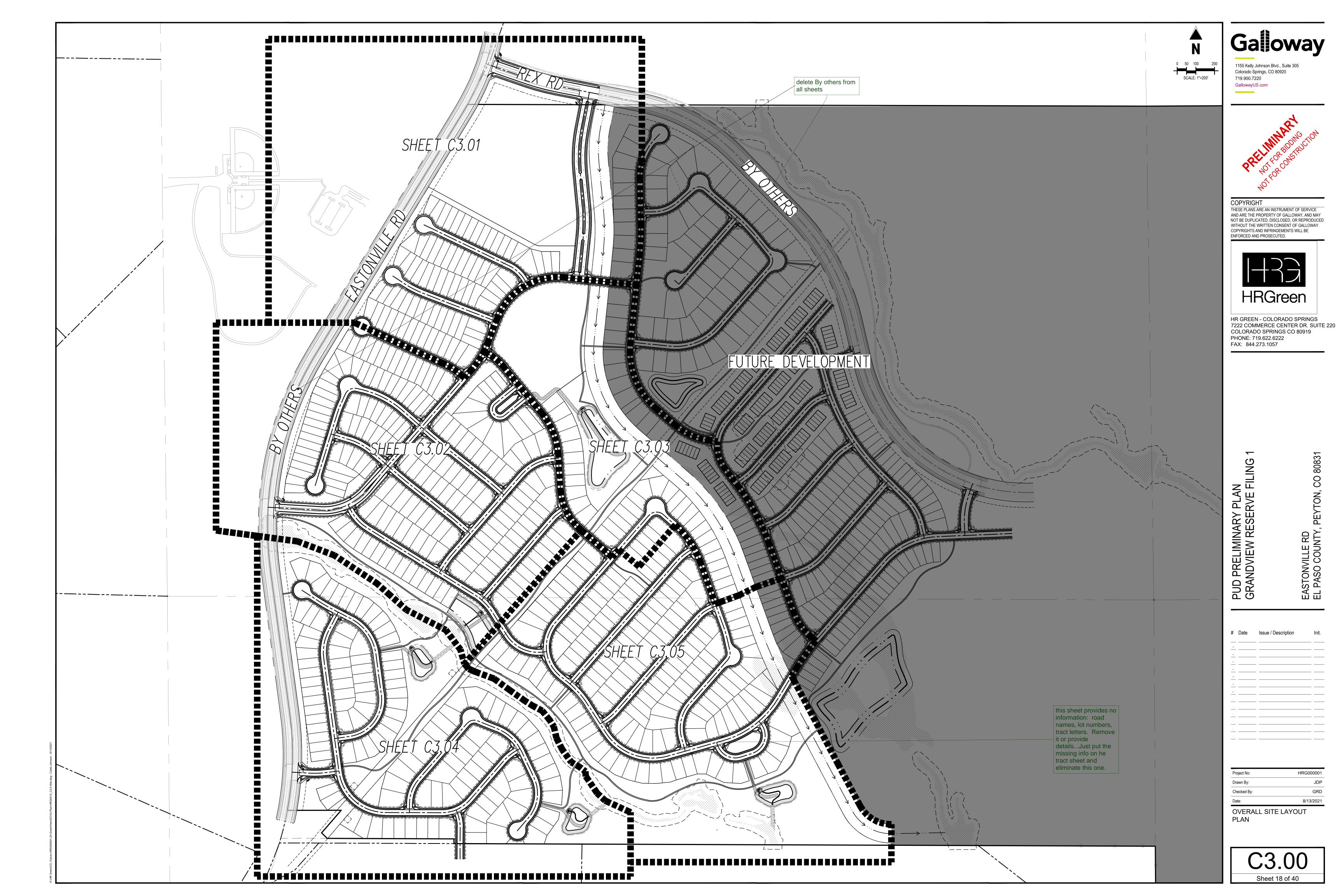


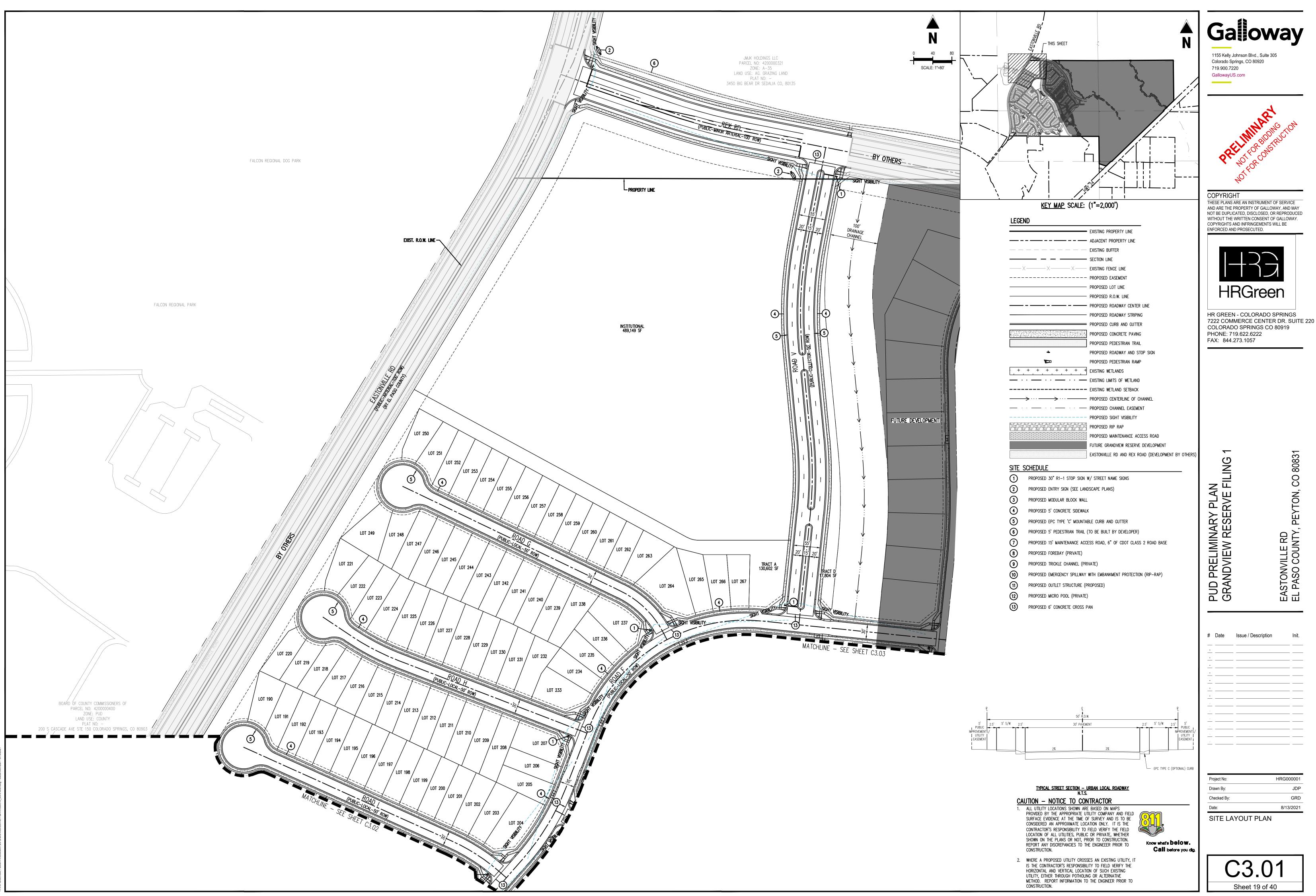
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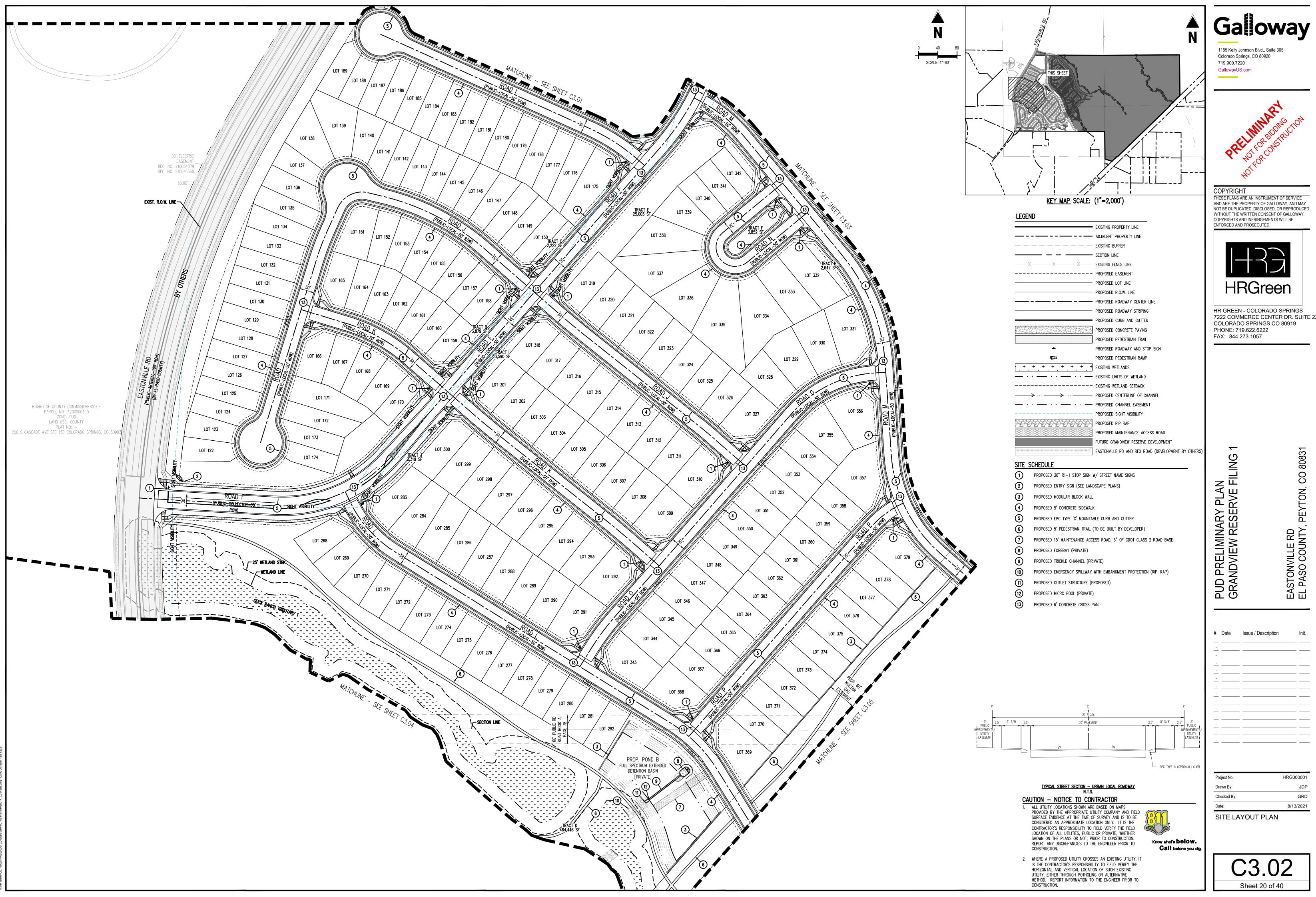
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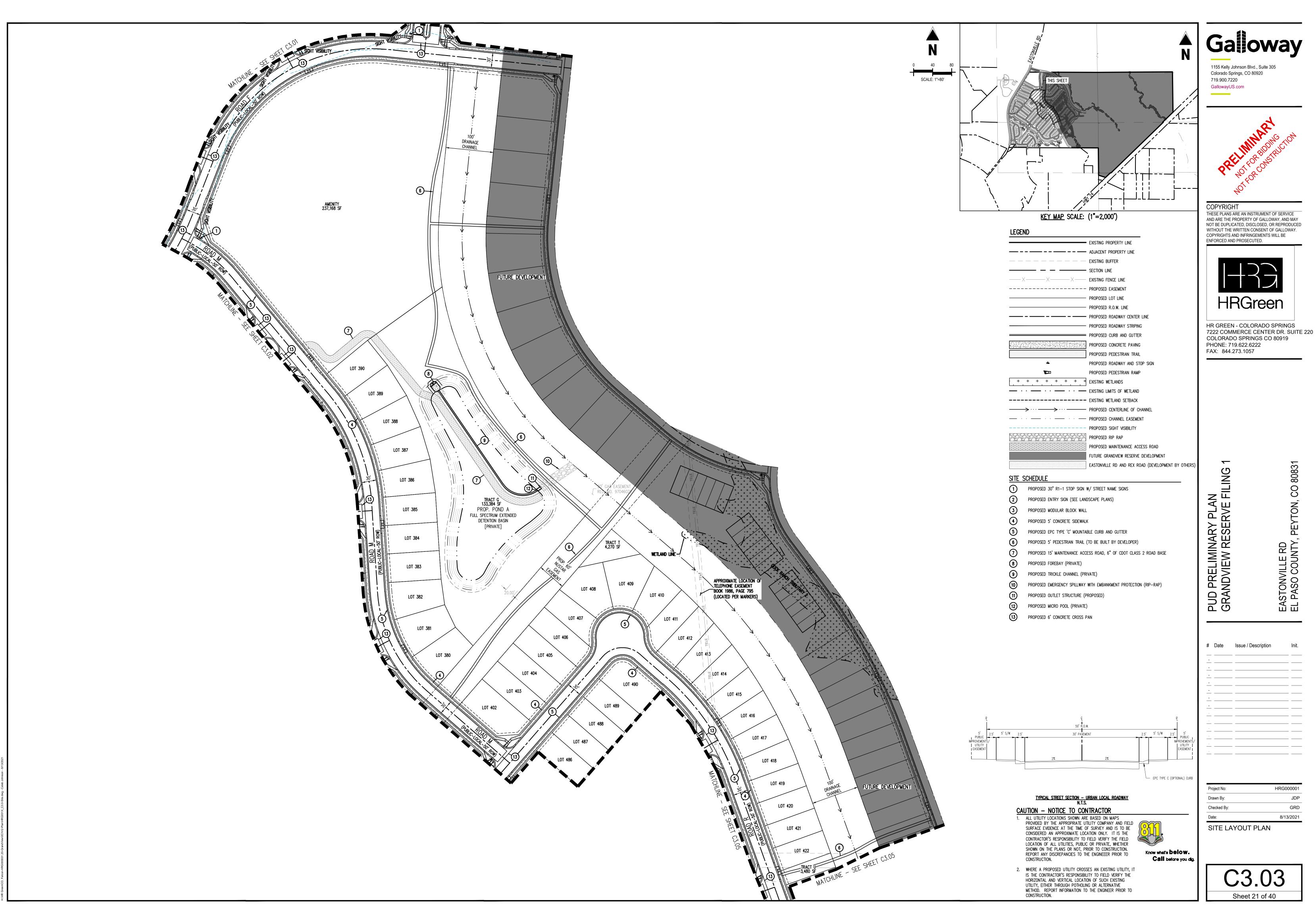


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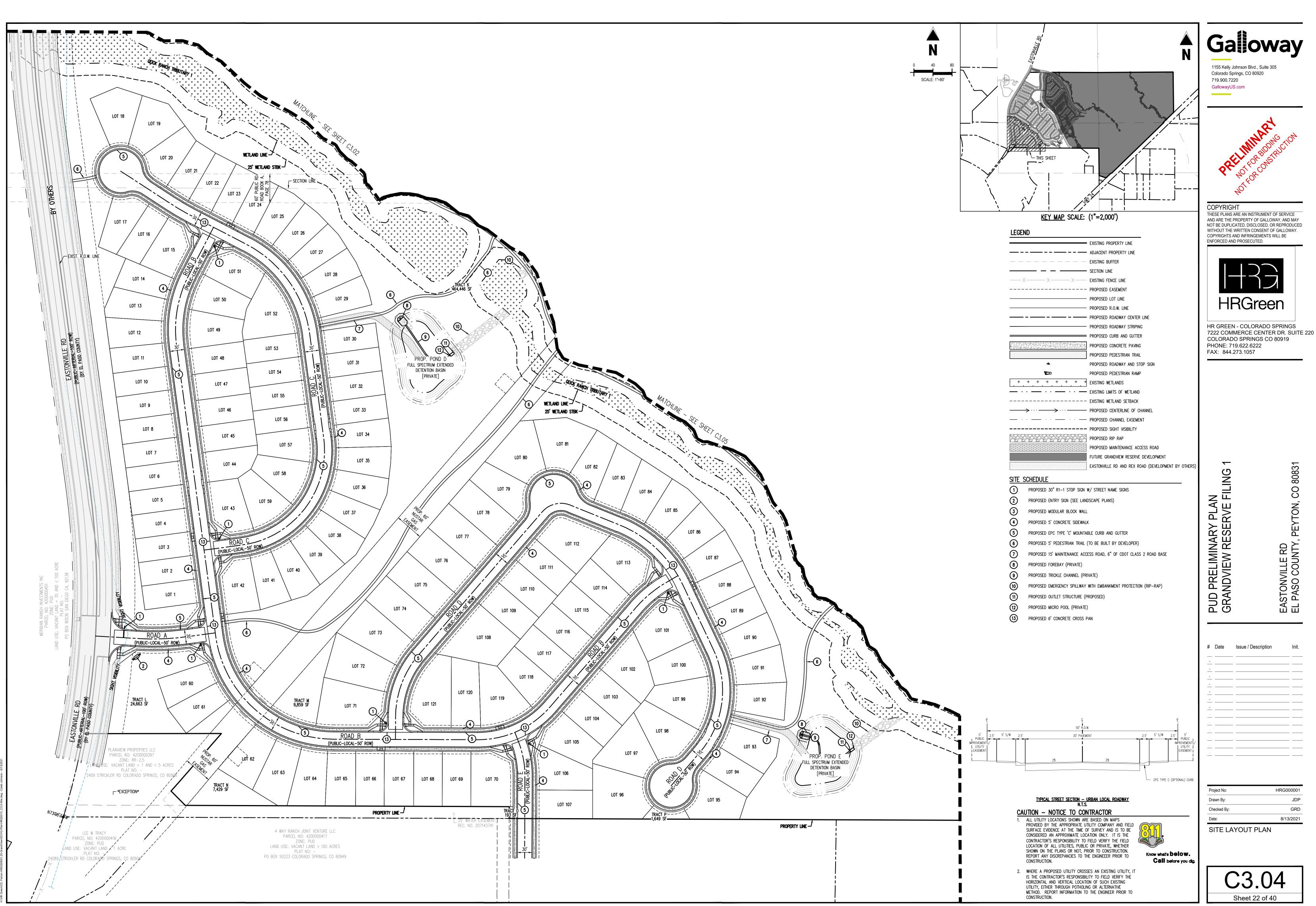
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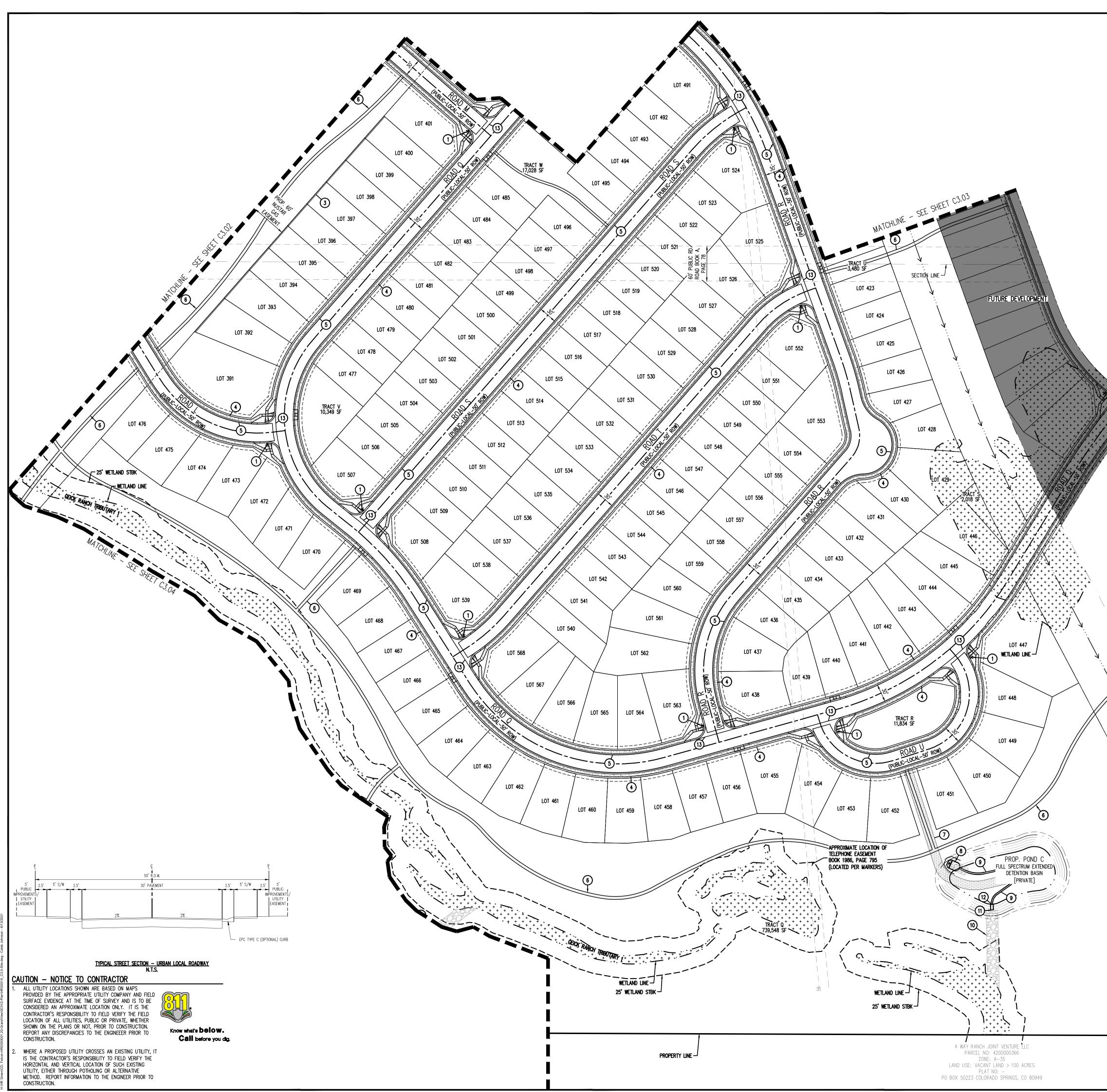
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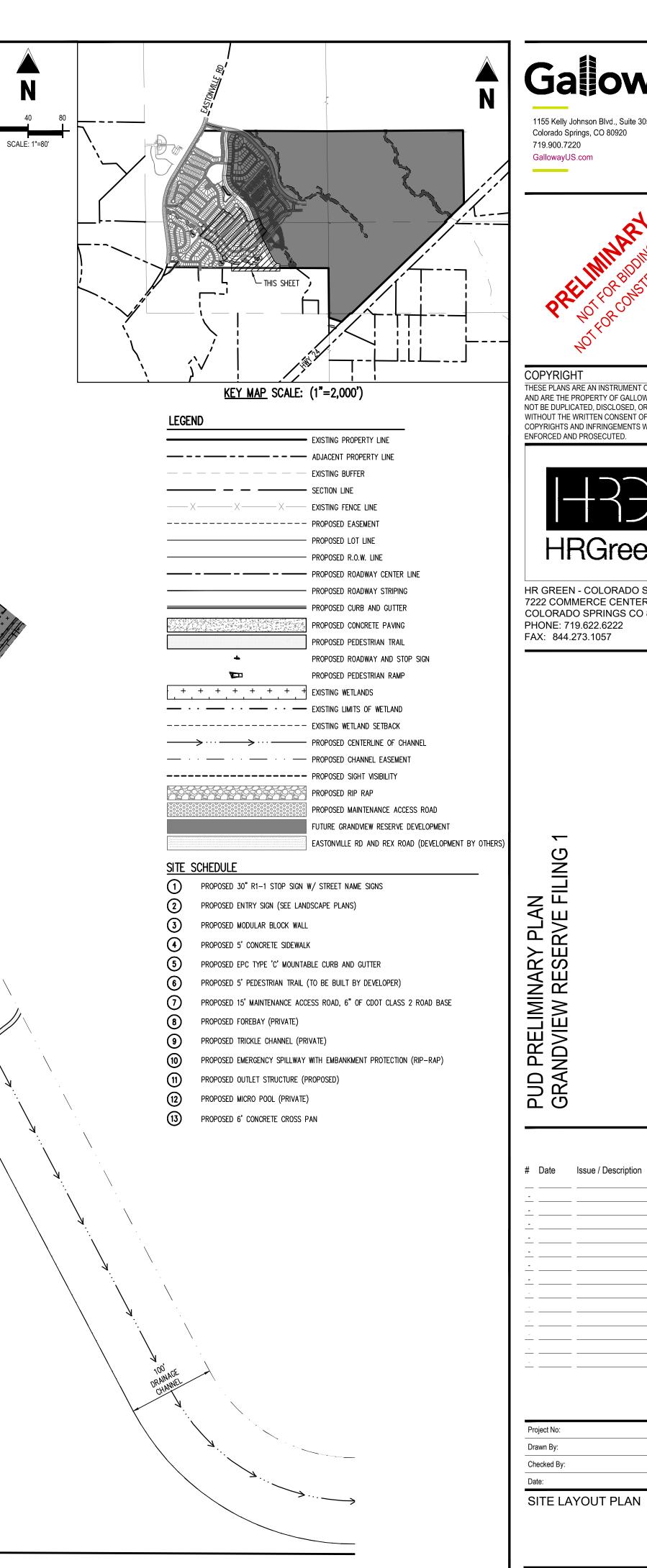
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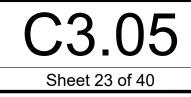
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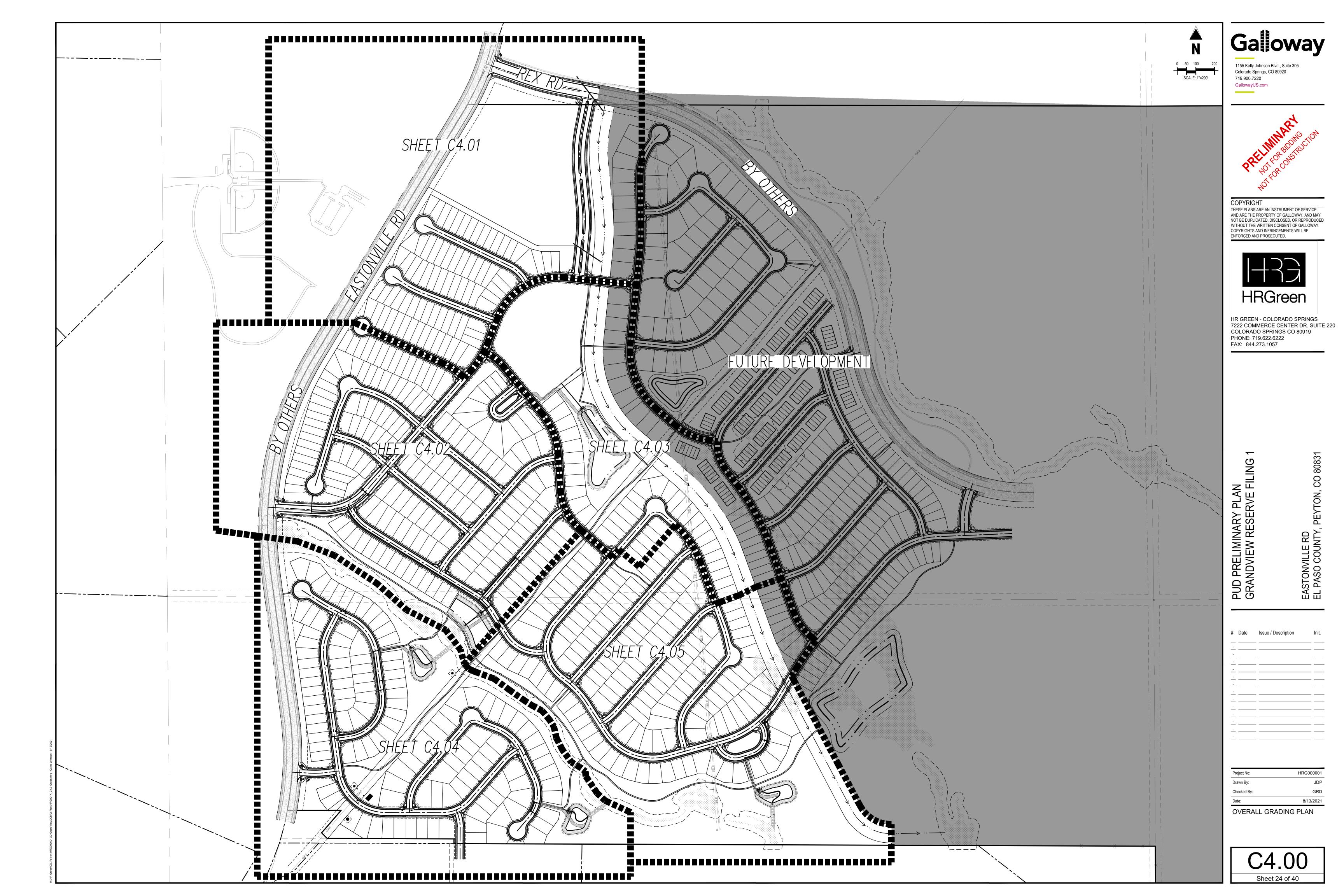
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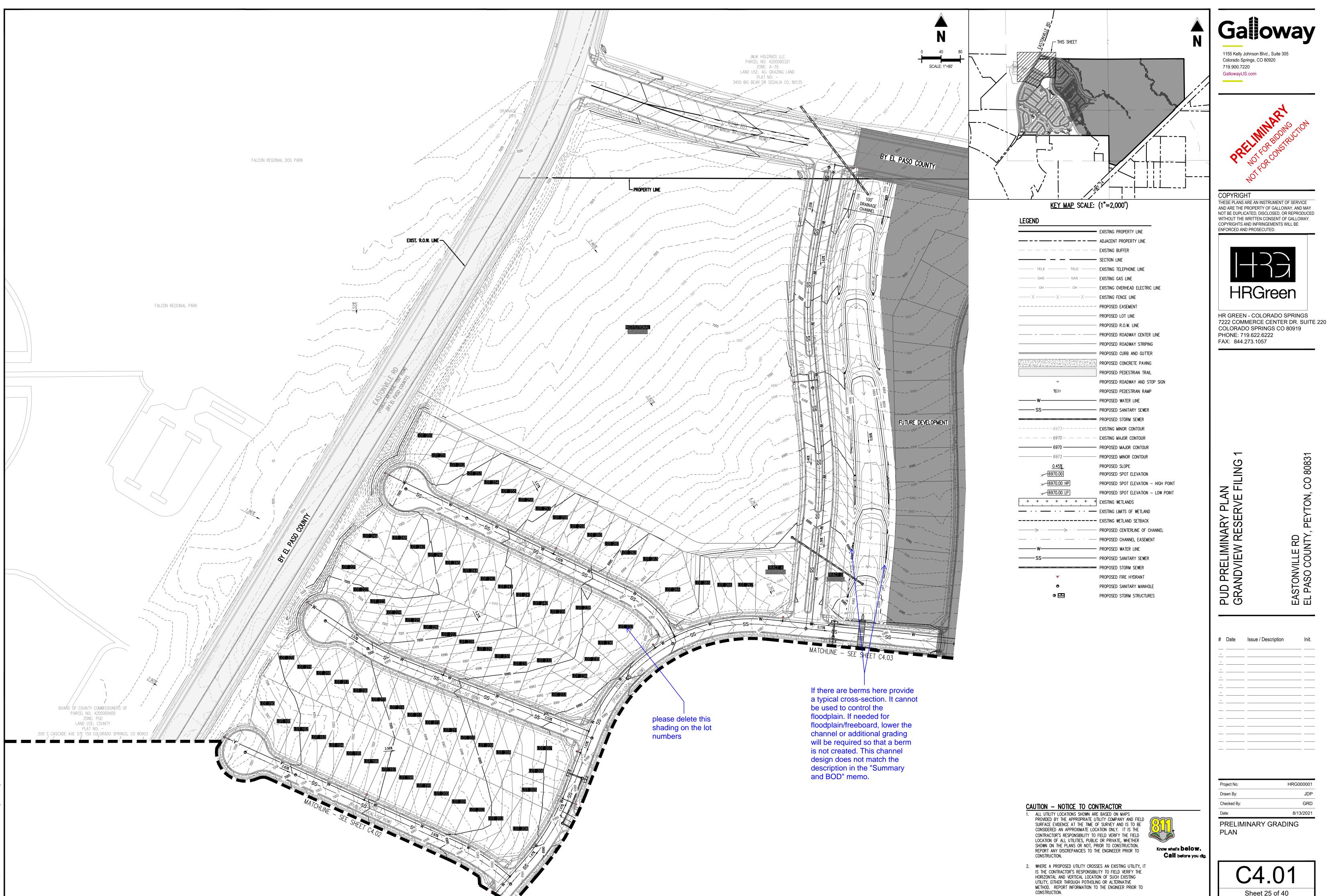


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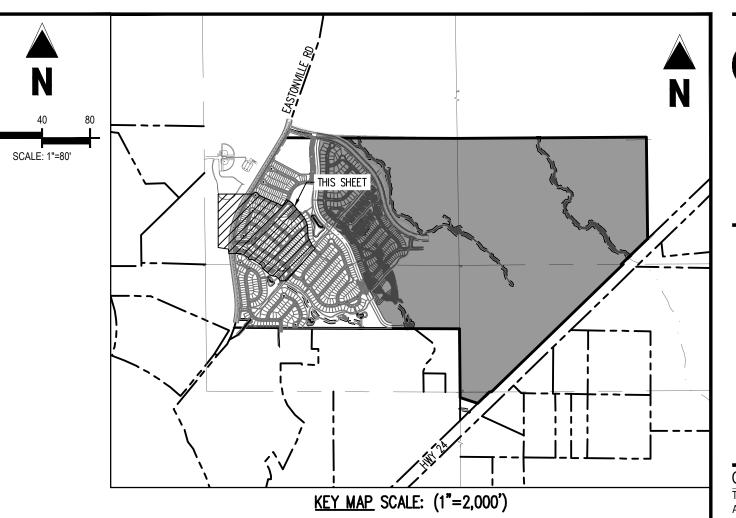






Sheet 25 of 40





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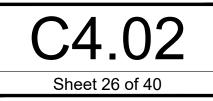


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PRELIMINARY GRADING PLAN

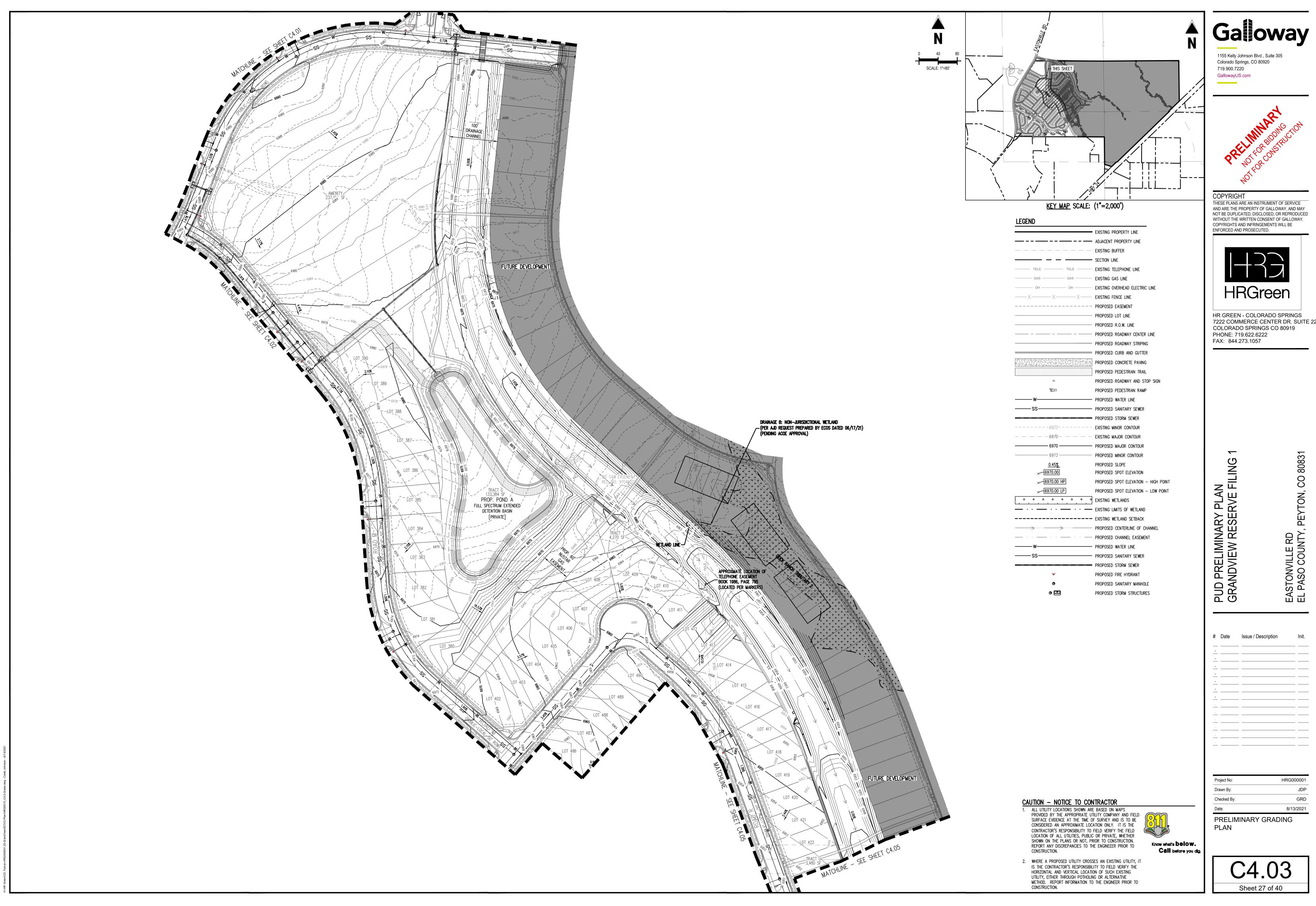


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Know what's **below. Call** before you dig.

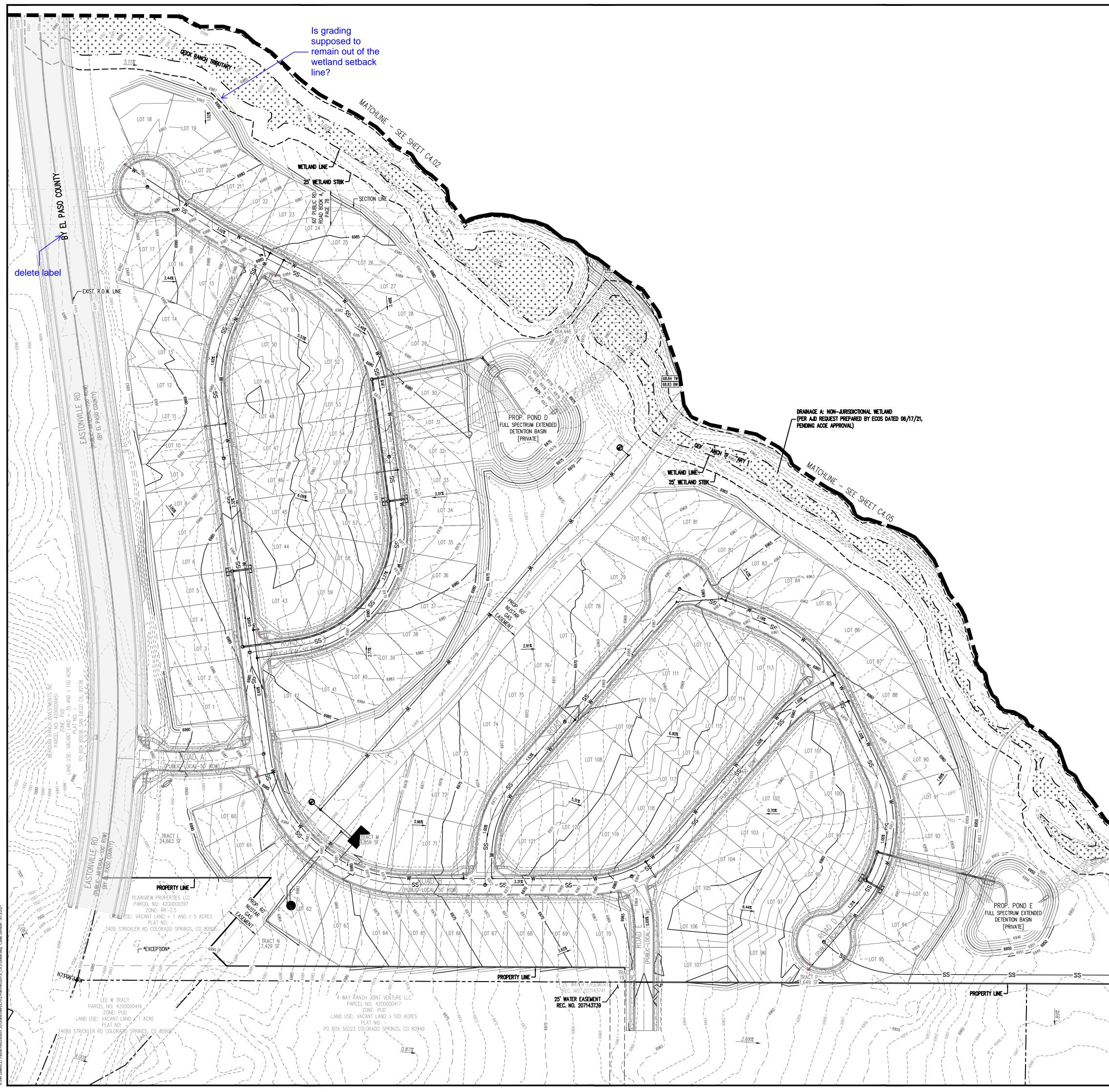
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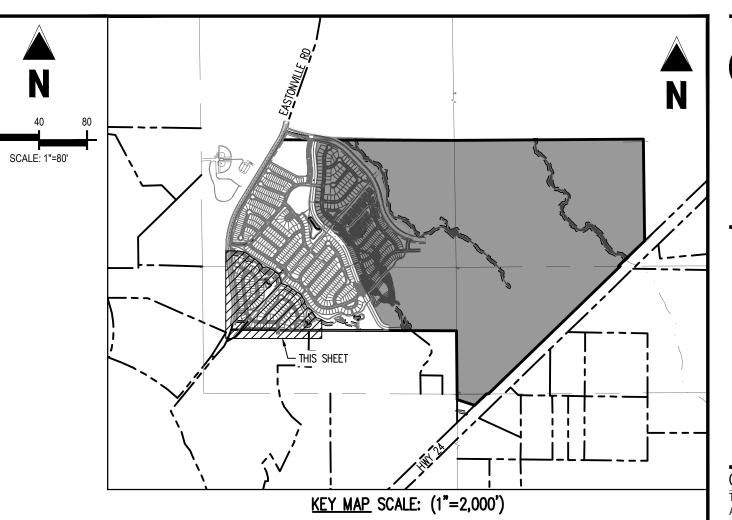


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PRELIMINARY GRADING PLAN

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CAUTION - NOTICE TO CONTRACTOR

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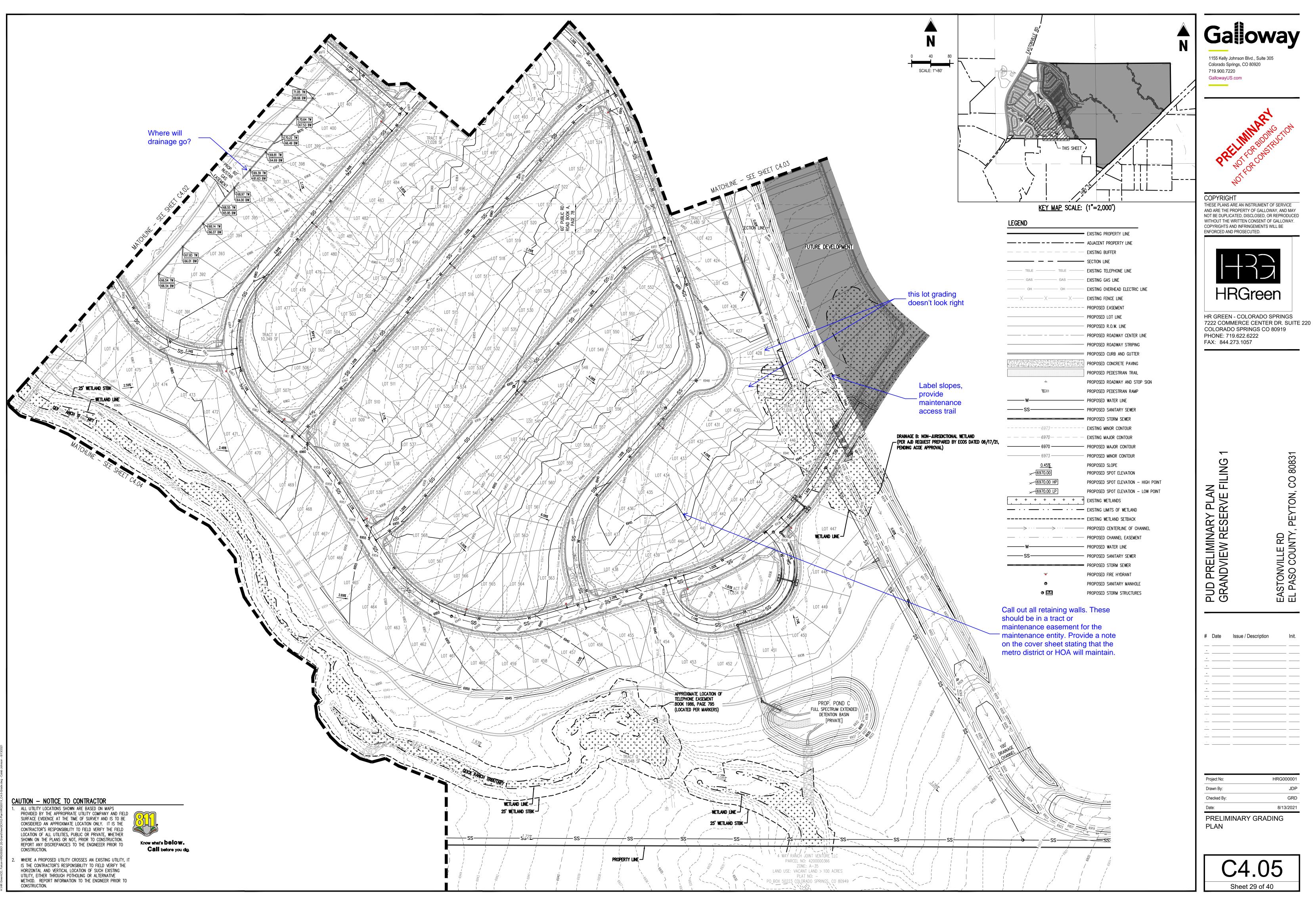
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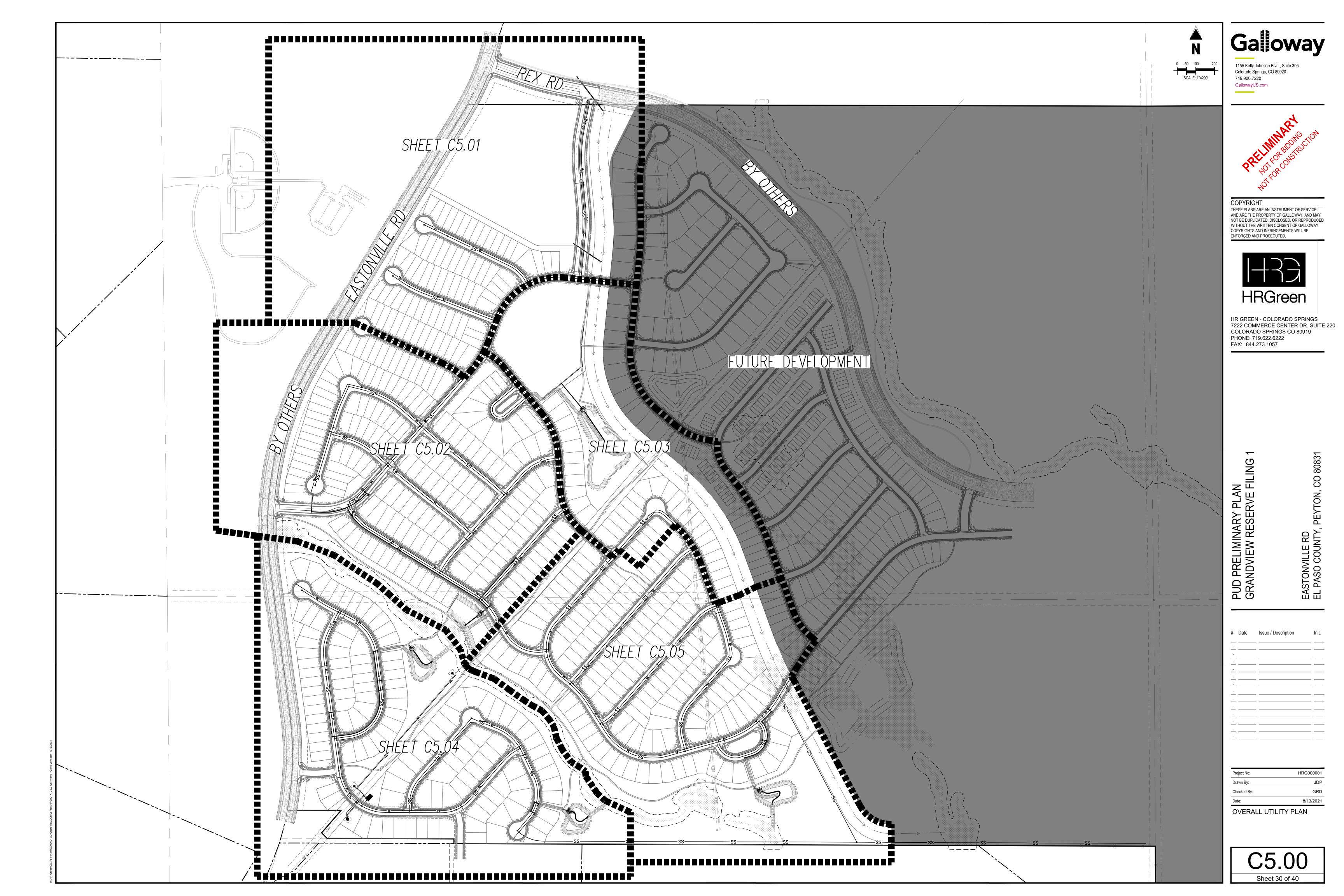
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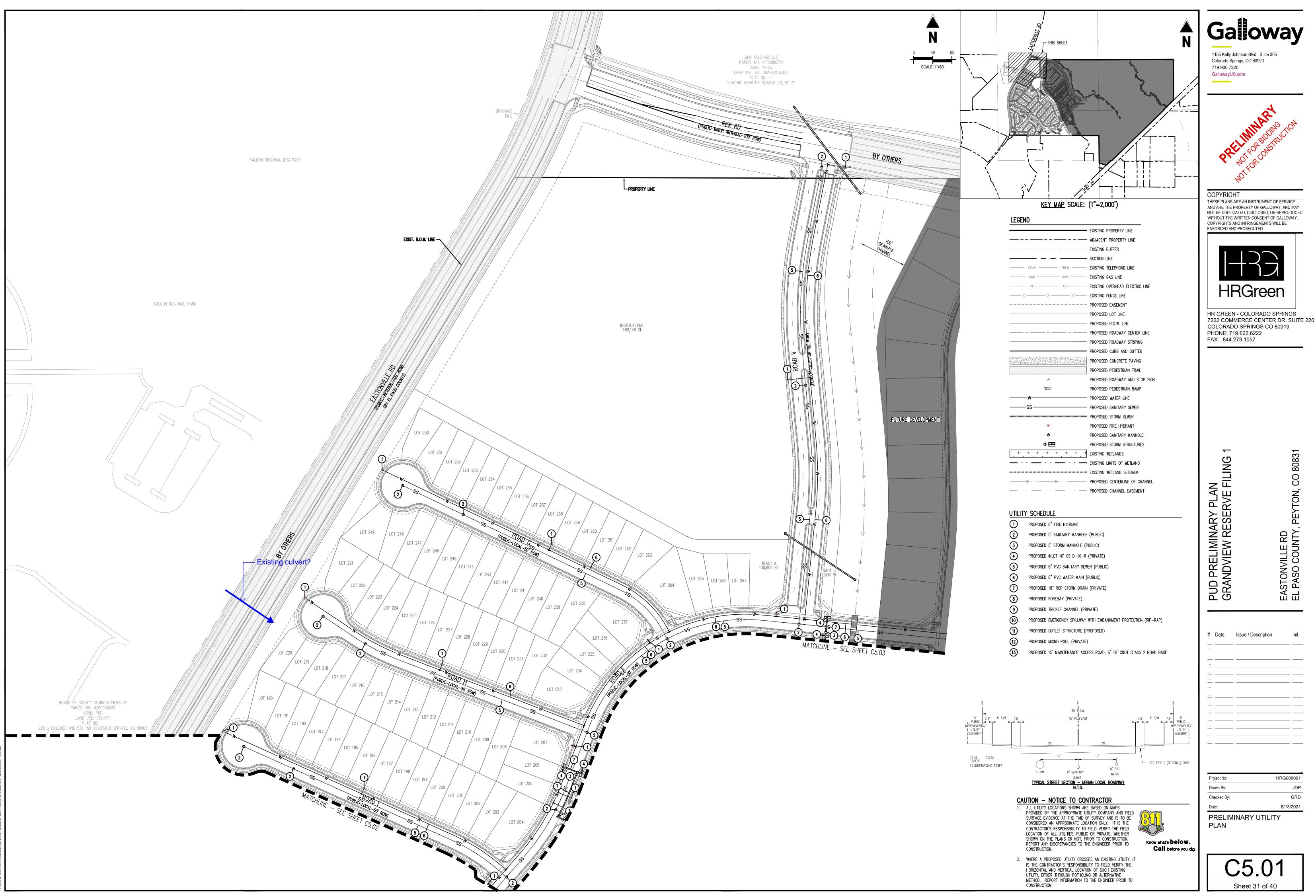
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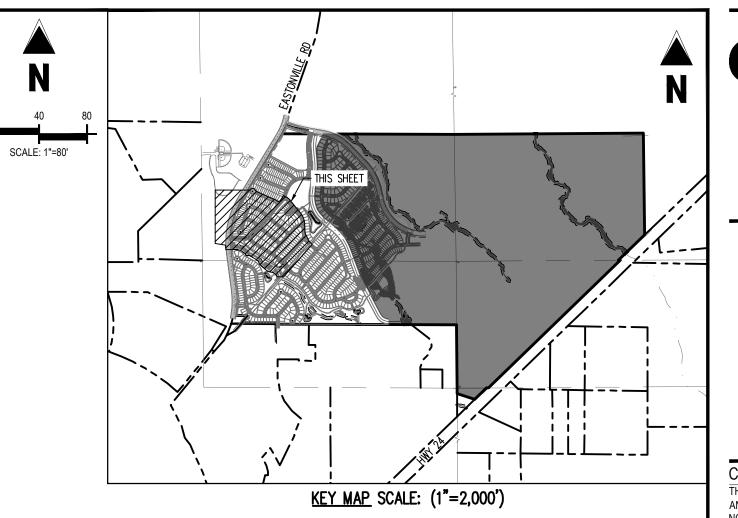
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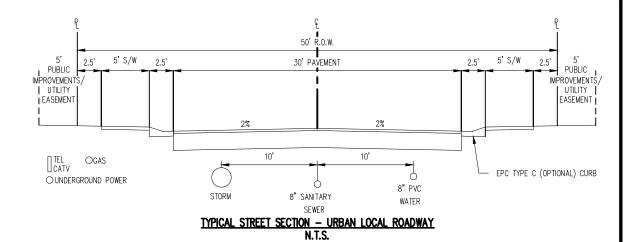
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EXISTING LIMITS OF WETLAND EXISTING WETLAND SETBACK ----- PROPOSED CHANNEL EASEMENT

UTILITY SCHEDULE

- 1 PROPOSED 6" FIRE HYDRANT
- (2)PROPOSED 5' SANITARY MANHOLE (PUBLIC)
- 3 PROPOSED 5' STORM MANHOLE (PUBLIC)
- (4) PROPOSED INLET 10' CS D-10-R (PRIVATE)
- 5 PROPOSED 8" PVC SANITARY SEWER (PUBLIC)
- 6 PROPOSED 8" PVC WATER MAIN (PUBLIC)
- (7) PROPOSED 18" RCP STORM DRAIN (PRIVATE)
- 8 PROPOSED FOREBAY (PRIVATE)
- PROPOSED TRICKLE CHANNEL (PRIVATE)
- (10) PROPOSED EMERGENCY SPILLWAY WITH EMBANKMENT PROTECTION (RIP-RAP)
- (1)PROPOSED OUTLET STRUCTURE (PROPOSED)
- (12) PROPOSED MICRO POOL (PRIVATE)
- (13) PROPOSED 15' MAINTENANCE ACCESS ROAD, 6" OF CDOT CLASS 2 ROAD BASE



CAUTION - NOTICE TO CONTRACTOR

CONSTRUCTION.

1. ALL UTILITY LOCATIONS SHOWN ARE BASED ON MAPS PROVIDED BY THE APPROPRIATE UTILITY COMPANY AND FIELD SURFACE EVIDENCE AT THE TIME OF SURVEY AND IS TO BE CONSIDERED AN APPROXIMATE LOCATION ONLY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE FIELD LOCATION OF ALL UTILITIES, PUBLIC OR PRIVATE, WHETHER SHOWN ON THE PLANS OR NOT, PRIOR TO CONSTRUCTION. REPORT ANY DISCREPANCIES TO THE ENGINEEER PRIOR TO CONSTRUCTION.



2. WHERE A PROPOSED UTILITY CROSSES AN EXISTING UTILITY, IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE HORIZONTAL AND VERTICAL LOCATION OF SUCH EXISTING UTILITY, EITHER THROUGH POTHOLING OR ALTERNATIVE METHOD. REPORT INFORMATION TO THE ENGINEER PRIOR TO

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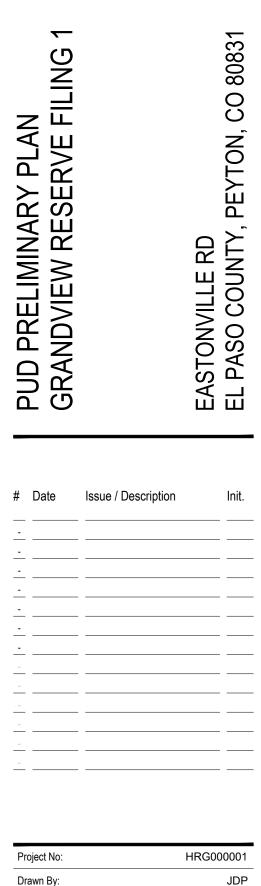
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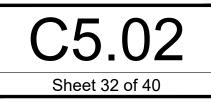


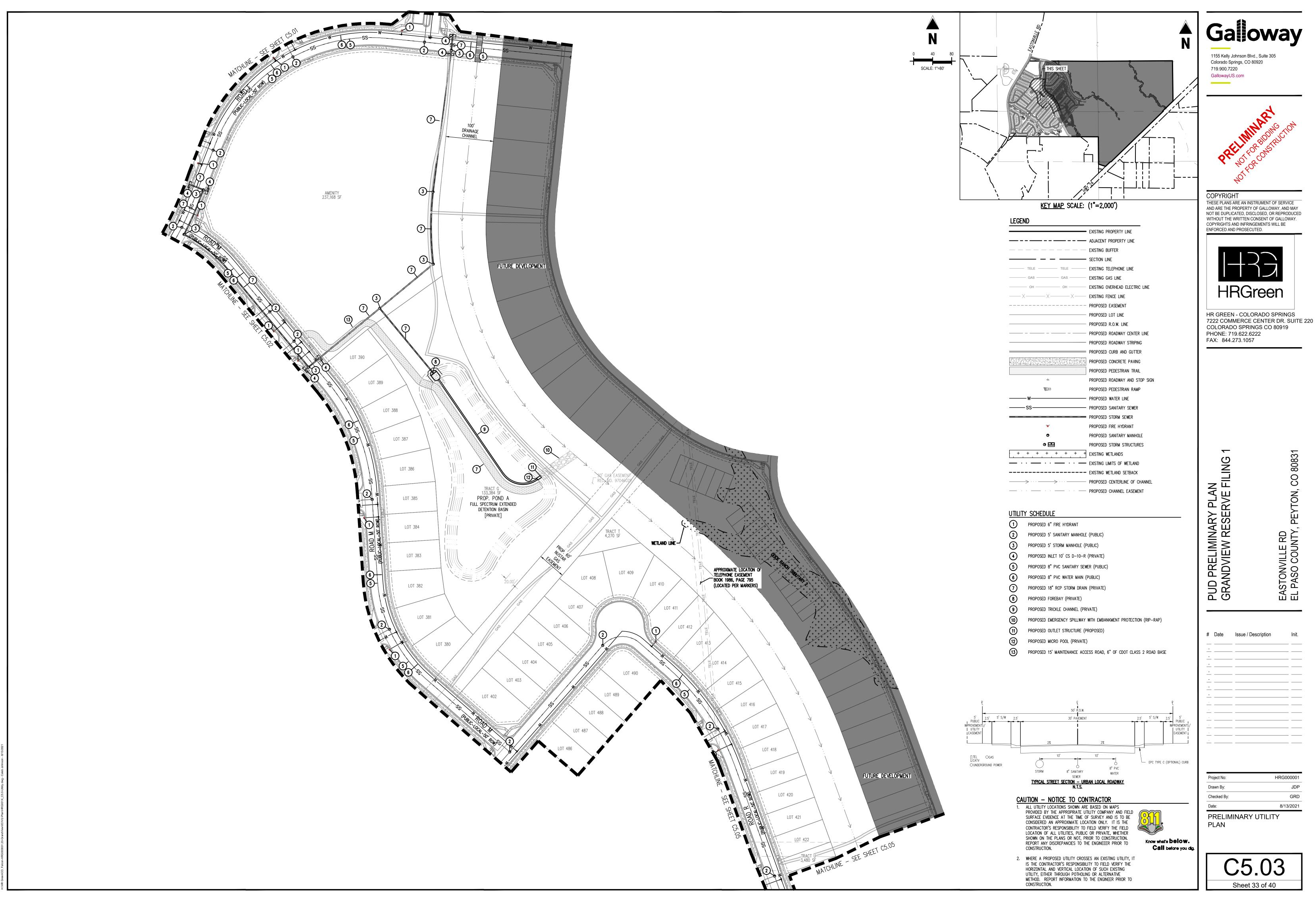
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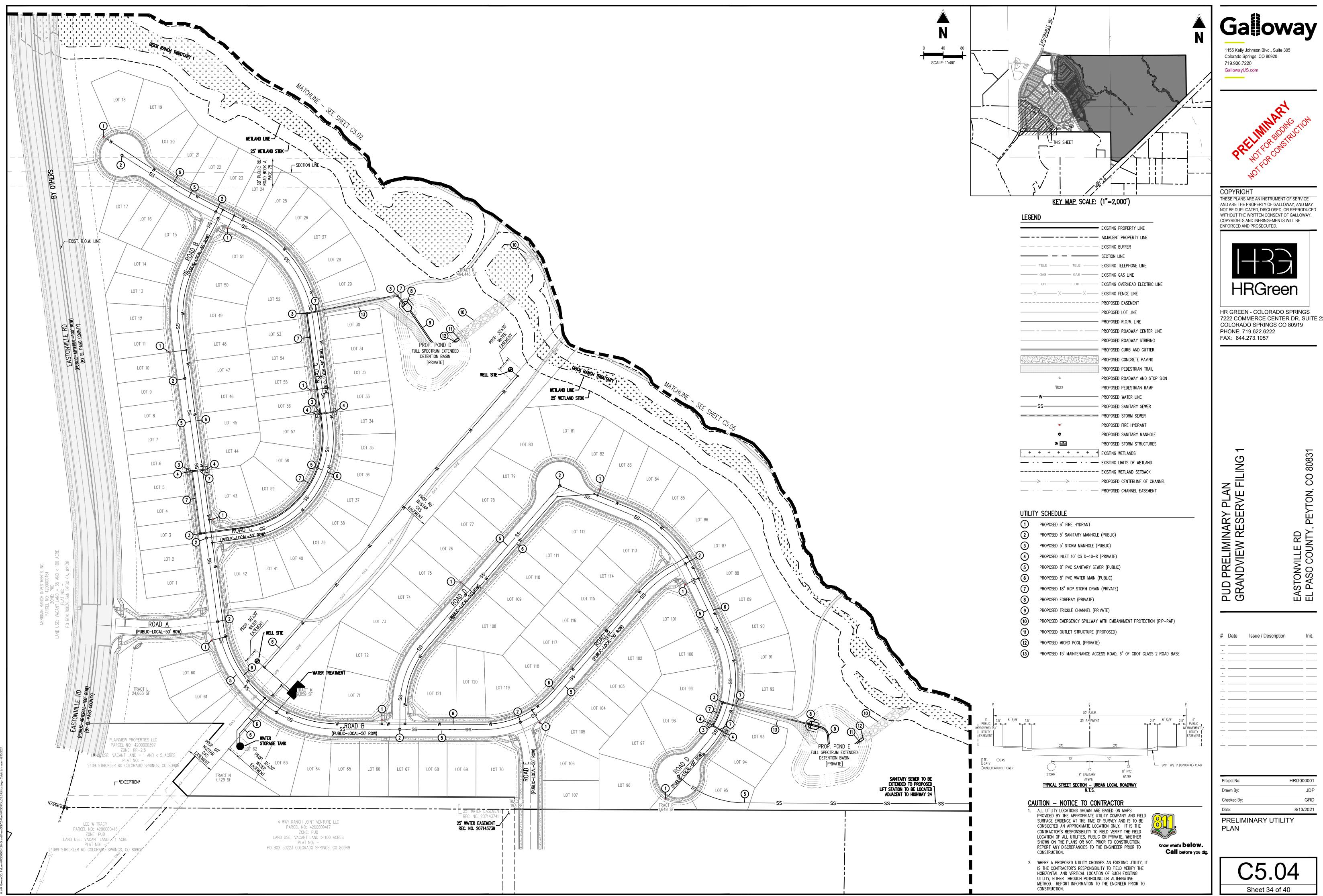


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| Project No: | HRG000001 |

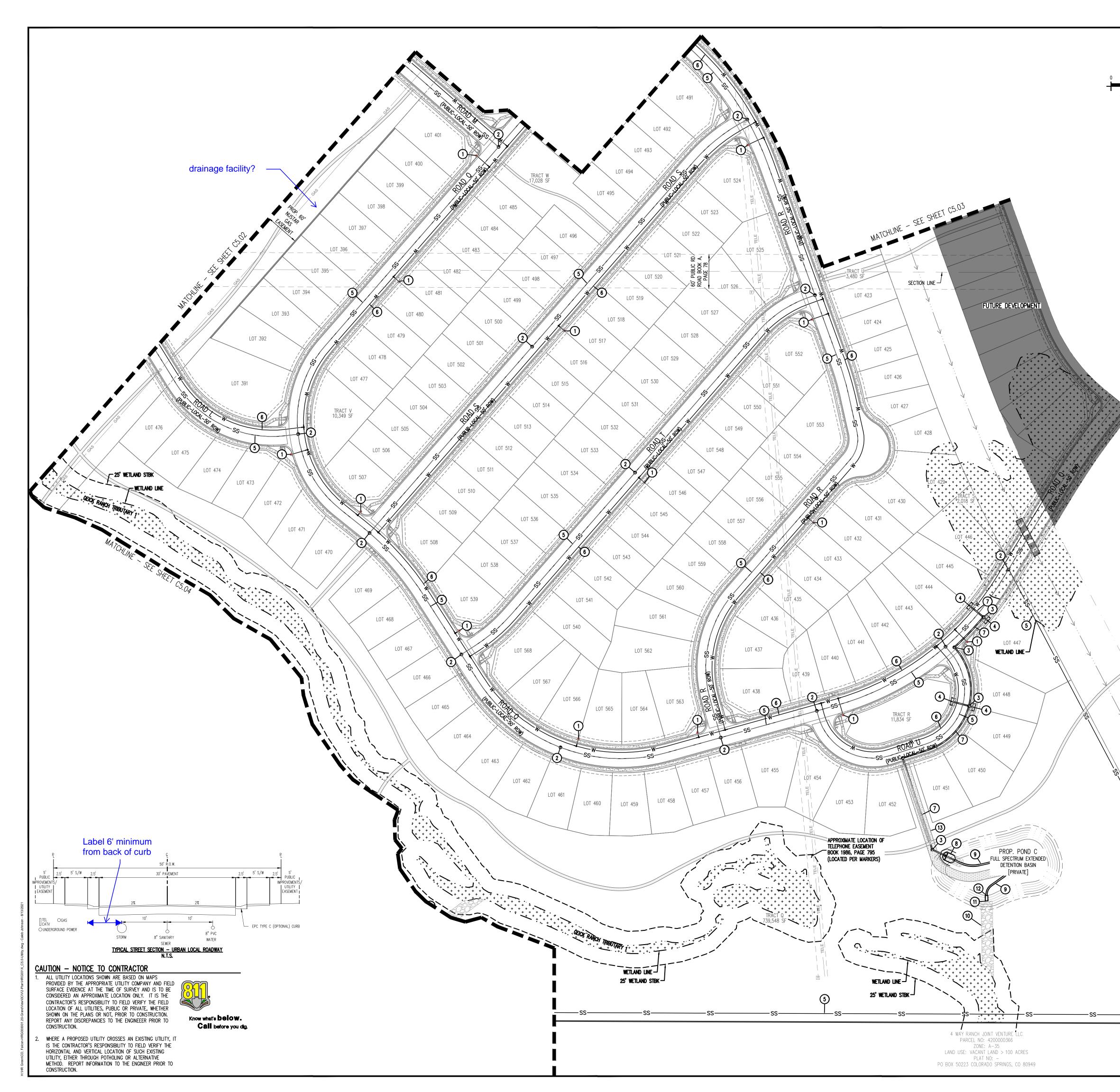
PRELIMINARY UTILITY PLAN

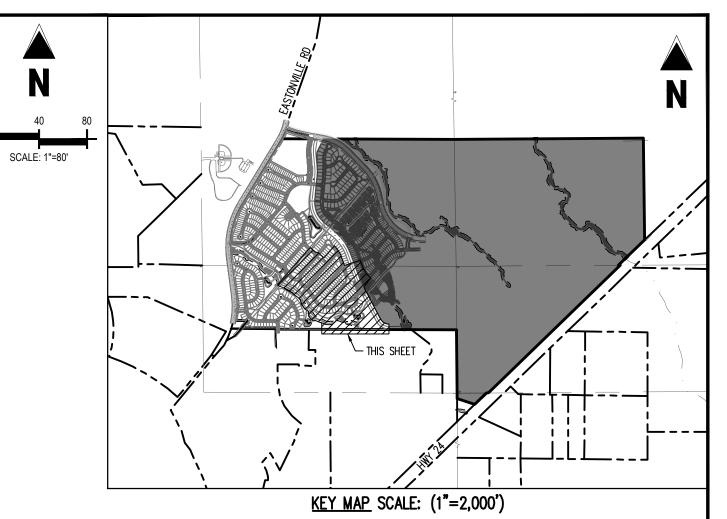






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UTILITY SCHEDULE

- 1 PROPOSED 6" FIRE HYDRANT
- 2 PROPOSED 5' SANITARY MANHOLE (PUBLIC)
- 3 PROPOSED 5' STORM MANHOLE (PUBLIC)
- (4) PROPOSED INLET 10' CS D-10-R (PRIVATE)
- (5) PROPOSED 8" PVC SANITARY SEWER (PUBLIC)
- 6 PROPOSED 8" PVC WATER MAIN (PUBLIC)
- (7)PROPOSED 18" RCP STORM DRAIN (PRIVATE)
- 8 PROPOSED FOREBAY (PRIVATE)
- 9 PROPOSED TRICKLE CHANNEL (PRIVATE) PROPOSED EMERGENCY SPILLWAY WITH EMBANKMENT PROTECTION (RIP-RAP)
- (10) (1) PROPOSED OUTLET STRUCTURE (PROPOSED)
- (12) PROPOSED MICRO POOL (PRIVATE)

(25)

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(13) PROPOSED 15' MAINTENANCE ACCESS ROAD, 6" OF CDOT CLASS 2 ROAD BASE

SANITARY SEWER TO BE EXTENDED TO PROPOSED LIFT STATION TO BE LOCATED ADJACENT TO HIGHWAY 24



Colorado Springs, CO 80920 719 900 7220 GallowayUS.com



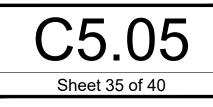
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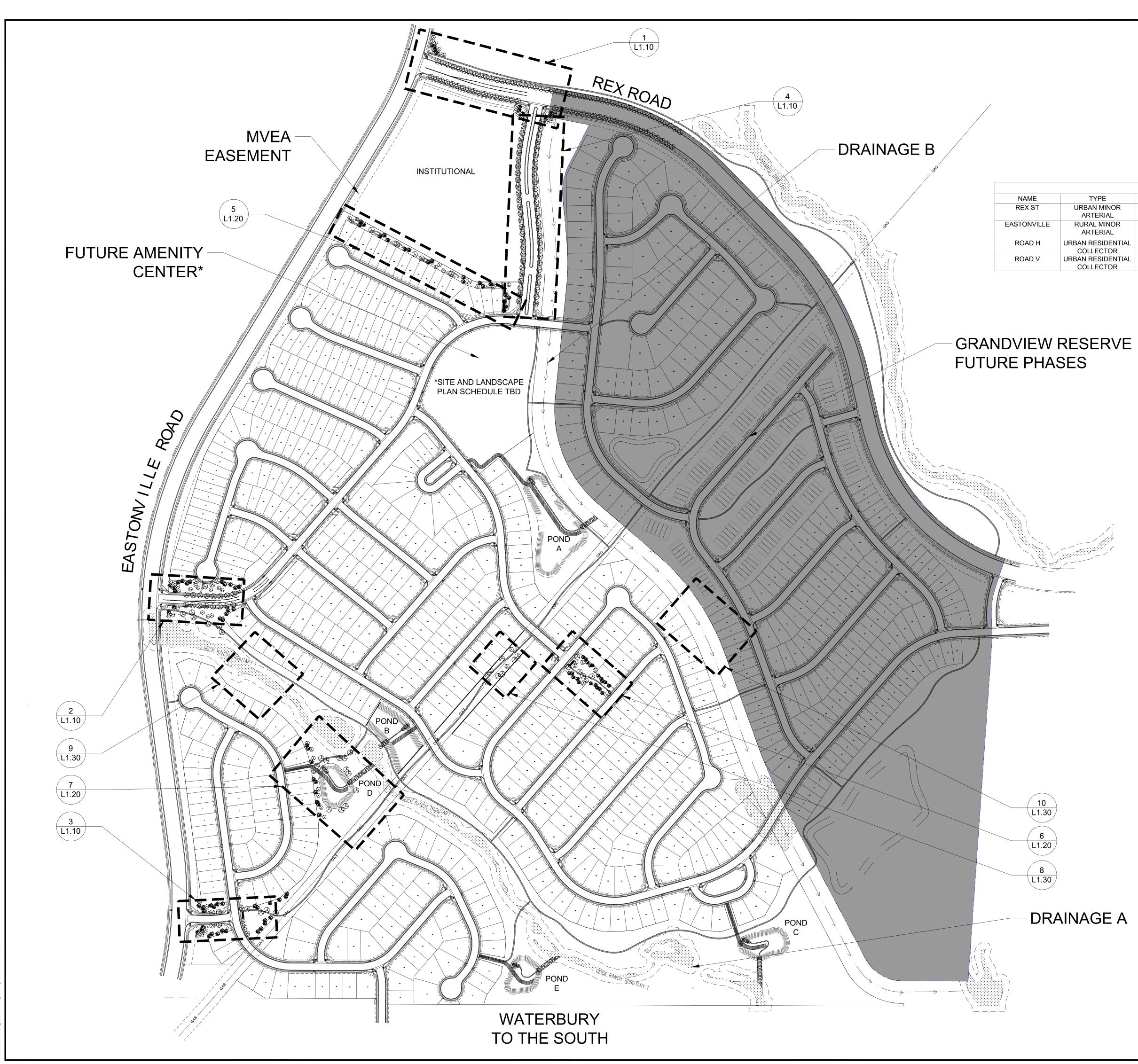


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PRELIMINARY UTILITY PLAN





| | STRE | ET | |
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| TYPE | DEPTH (FT) | TREE SPACING | NOTE |
| URBAN MINOR ARTERIAL | 20 | 1 PER 25' | |
| RURAL MINOR ARTERIAL | 20 | 1 PER 25' | NO BUFFER PROVIDED DUE TO MVEA EASEMENT |
| URBAN RESIDENTIAL COLLECTOR | 10 | 1 PER 30' | |
| URBAN RESIDENTIAL COLLECTOR | 10 | 1 PER 30' | |

DRAINAGE A

NORTH



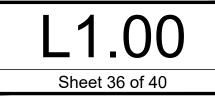
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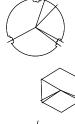




CONCEPTUAL **DESIGN NOTE**

1. LANDSCAPING AS SHOWN IS CONCEPTUAL ONLY AND SUBJECT TO CHANGE. 2. DETAILED DESIGN WILL BE REVIEWED AND REVIEWED THROUGH THE PRELIMINARY/FINAL PLAT PROCESS.

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A CONTRACTOR

CANOPY TREE

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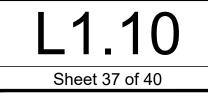


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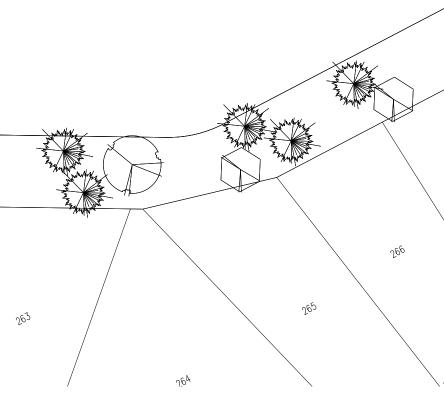
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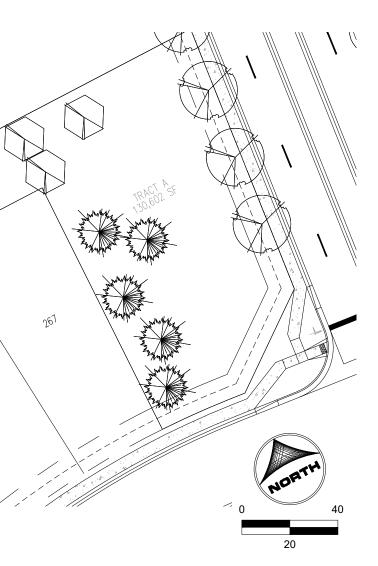
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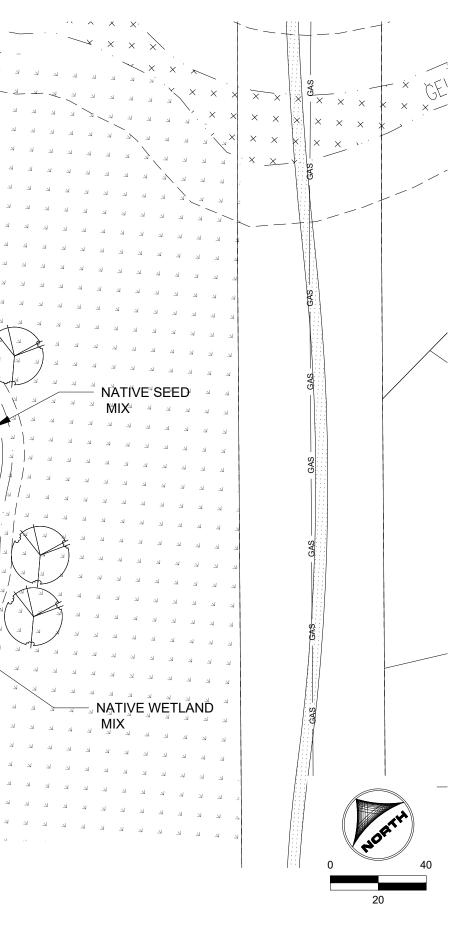


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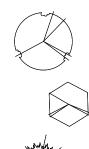




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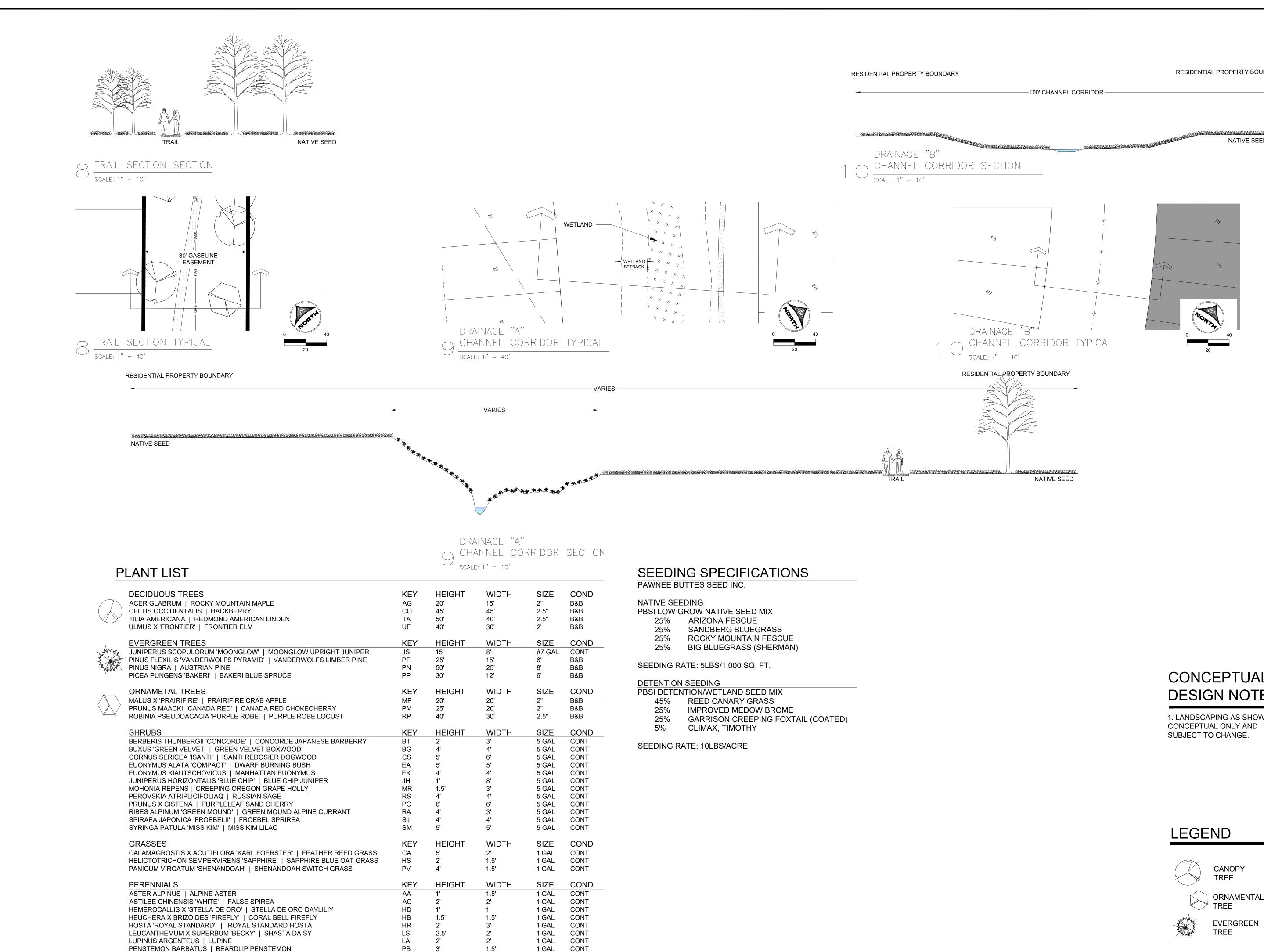


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| NATIVE SE | EDING |
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| PBSI LOW | GROW NATIVE SEED MIX |
| 25% | ARIZONA FESCUE |
| 25% | SANDBERG BLUEGRASS |
| 25% | ROCKY MOUNTAIN FESCUE |
| 25% | BIG BLUEGRASS (SHERMAN) |
| | |

| DETENTION | I SEEDING |
|------------|----------------------------------|
| PBSI DETEN | NTION/WETLAND SEED MIX |
| 45% | REED CANARY GRASS |
| 25% | IMPROVED MEDOW BROME |
| 25% | GARRISON CREEPING FOXTAIL (COATE |
| | |

RESIDENTIAL PROPERTY BOUNDARY

NATIVE SEED

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