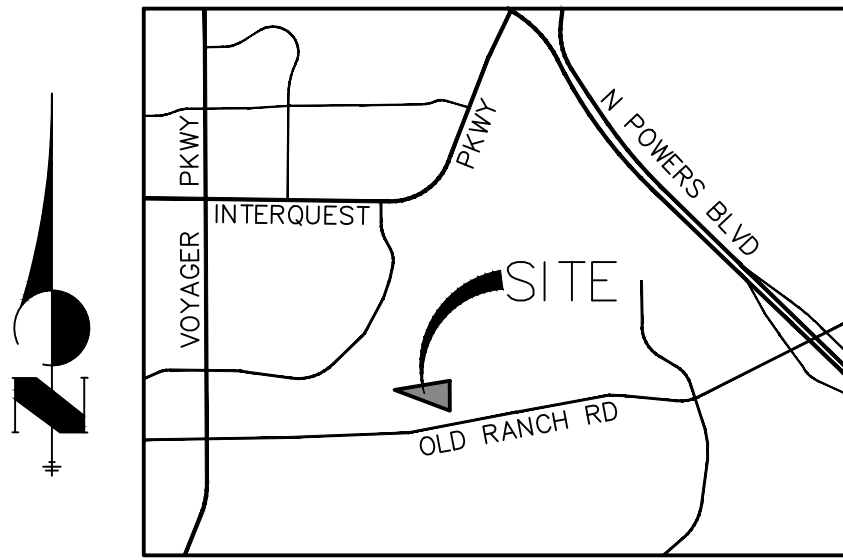


HOPE CHAPEL ADDITION NO. 1 ANNEXATION

LOCATED IN THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH P.M.
CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO

NE CORNER S28, T12S,
R66W, 6TH P.M.
RECOVERED 3-1/4" ALUMINUM CAP
STAMPED "LS 10956"

BASIS OF BEARINGS
N LINE, NE 1/4, S28
N89°12'01"E 2641.87'



VICINITY MAP

KNOW ALL MEN BY THESE PRESENTS,

THAT HOPE CHAPEL OF COLORADO SPRINGS, A COLORADO NON-PROFIT CORPORATION, BEING THE OWNER OF THE FOLLOWING DESCRIBED REAL PROPERTY:

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH P.M., COUNTY OF EL PASO, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH P.M., MONUMENTED AT NORTHEAST CORNER OF SECTION 28 BY A 3-1/4" ALUMINUM CAP STAMPED "LS 10956", AND AT THE NORTH QUARTER OF SECTION 28 BY A 1-1/2" BRASS CAP STAMPED "LS 2078", SAID LINE BEARS N89°12'01"E AS REFERENCED TO COLORADO STATE PLANE CENTRAL ZONE.

COMMENCING AT THE NORTH QUARTER CORNER OF SECTION 28, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH P.M.

THENCE ON THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION 28 S00°15'22"E A DISTANCE OF 308.91 FEET TO THE SOUTHEASTERLY CORNER OF LOT 2, BLOCK 1, PENDLETON SUBDIVISION RECORDED UNDER RECEPTION NO. 719194 IN THE RECORDS OF THE EL PASO COUNTY CLERK AND RECORDER, SAID POINT BEING ON THE EXISTING BOUNDARY OF THE CITY OF COLORADO SPRINGS AS ANNEXED IN ORDINANCE NO. 82-138 RECORDED IN BOOK 3619 AT PAGE 807 AND THE POINT OF BEGINNING;

THENCE CONTINUING ON SAID WEST LINE ALSO BEING THE EXISTING COLORADO SPRINGS BOUNDARY S00°15'22"E A DISTANCE OF 466.40 FEET TO A POINT ON THE CENTERLINE OF VACATED BURGESS ROAD RECORDED IN BOOK 3173, PAGE 561, IN THE RECORDS OF THE EL PASO COUNTY CLERK AND RECORDER;

THENCE DEPARTING SAID WEST LINE, N69°22'26"W A DISTANCE OF 922.38 FEET, TO THE SOUTHWESTERLY CORNER OF SAID LOT 2, BLOCK 1;

THENCE ON THE SOUTHERLY LINE OF SAID LOT 2, BLOCK 1, N80°40'16"E A DISTANCE OF 872.71 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 200,969 SQUARE FEET OR 4.6136 ACRES.

OWNERS CERTIFICATE.

THE OWNERS OF THE ABOVE DESCRIBED PARCEL HEREBY REQUEST ANNEXATION TO THE CITY OF COLORADO SPRINGS COLORADO

BY: _____ AS PRESIDENT OF HOPE CHAPEL OF COLORADO SPRINGS

THAT HOPE CHAPEL OF COLORADO SPRINGS, A COLORADO NON-PROFIT CORPORATION HAS EXECUTED THIS INSTRUMENT THIS _____ DAY OF _____, 2021, A.D.

STATE OF _____ } ss.
COUNTY OF _____ }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2021, BY _____ AS PRESIDENT OF HOPE CHAPEL OF COLORADO SPRINGS, A COLORADO NON-PROFIT CORPORATION.

BY: _____ NOTARY PUBLIC

WITNESS MY HAND AND SEAL

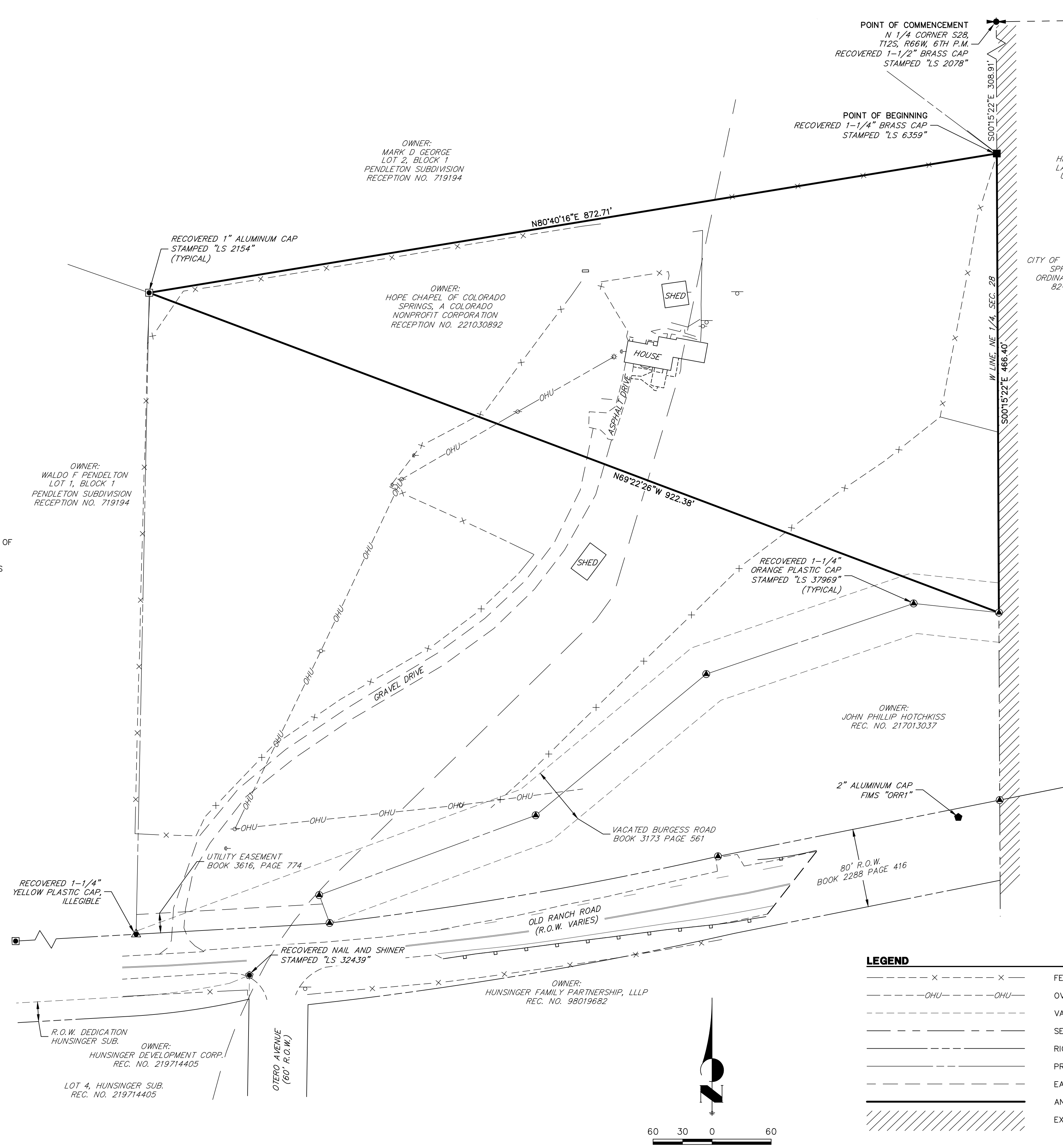
MY COMMISSION EXPIRES _____

ADDRESS _____

CITY STATE ZIP CODE _____

GENERAL NOTES:

- ALL REFERENCES HEREON TO BOOKS, PAGES, MAPS AND RECEPTION NUMBERS ARE PUBLIC DOCUMENTS FILED IN THE RECORDS OF EL PASO COUNTY, COLORADO.
- PER C.R.S. 38-51-106, "ALL LINEAL UNITS DEPICTED ON THIS LAND SURVEY PLAT ARE U.S. SURVEY FEET. ONE METER EQUALS 39.37/12 U.S. SURVEY FEET, EXACTLY ACCORDING TO THE NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY."
- THIS ANNEXATION MAP DOES NOT REPRESENT A MONUMENTED LAND SURVEY NOR A LAND SURVEY PLAT.
- PER THE BYLAWS AND RULES OF THE STATE BOARD OF LICENSURE FOR ARCHITECTS, PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS, CERTIFICATION IS DEFINED AS A STATEMENT THAT INCLUDES THE FOLLOWING: (A) IS SIGNED AND/OR SEALED BY A PROFESSIONAL LAND SURVEYOR REPRESENTING THAT THE SURVEYING SERVICES ADDRESSED THEREIN HAVE BEEN PERFORMED BY THE PROFESSIONAL LAND SURVEYOR OR UNDER THE PROFESSIONAL LAND SURVEYOR'S RESPONSIBILITY, (B) IS BASED UPON THE PROFESSIONAL LAND SURVEYOR'S KNOWLEDGE, INFORMATION AND BELIEF, (C) IS IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE, (D) IS NOT A GUARANTY OR WARRANTY, EITHER EXPRESSED OR IMPLIED.



SURVEYORS CERTIFICATE:

I, JARROD ADAMS, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY STATE THAT THE MAP HEREIN IS A CORRECT DELINEATION OF THE DESCRIBED PARCEL OF LAND AND THAT IT IS CONTIGUOUS TO THE CITY OF COLORADO SPRINGS, COLORADO AND MEETS THE REQUIREMENTS SET FORTH IN COLORADO REVISED STATUTES 31-12-104-(1) (g) THAT ONE-SIXTH (1/6) OR MORE OF THE PERIMETER TO BE ANNEXED IS CONTIGUOUS WITH THE ANNEXING MUNICIPALITY.

CONTIGUITY STATEMENT:

- TOTAL PERIMETER OF AREA CONSIDERED FOR ANNEXATION = 2261.49 FEET.
- ONE-SIXTH OF TOTAL PERIMETER OF AREA = 376.92 FEET.
- PERIMETER OF THE AREA CONTIGUOUS WITH EXISTING TOWN LIMITS = 466.40 FEET.

THE TOTAL CONTIGUOUS PERIMETER IS 20.62%, WHICH EXCEEDS THE ONE-SIXTH (1/6) AREA REQUIRED.

JARROD ADAMS, PROFESSIONAL LAND SURVEYOR
COLORADO NO. 38252
FOR AND ON BEHALF OF JR ENGINEERING, LLC
7200 S. ALTON WAY SUITE C400
CENTENNIAL CO, 80112

CITY APPROVAL

ON BEHALF OF THE CITY OF COLORADO SPRINGS, THE UNDERSIGNED HEREBY APPROVE FOR FILING THE ACCOMPANYING ANNEXATION PLAT OF HOPE CHAPEL ANNEXATION NO. 1

_____ CITY ENGINEER	_____ DATE
_____ PLANNING DIRECTOR	_____ DATE
_____ CITY CLERK	_____ DATE
_____ MAYOR	_____ DATE

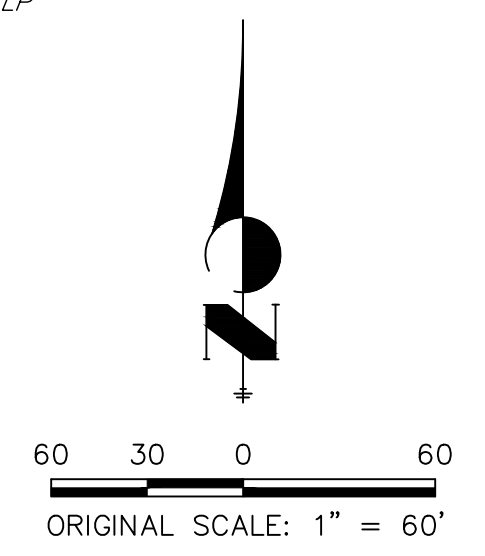
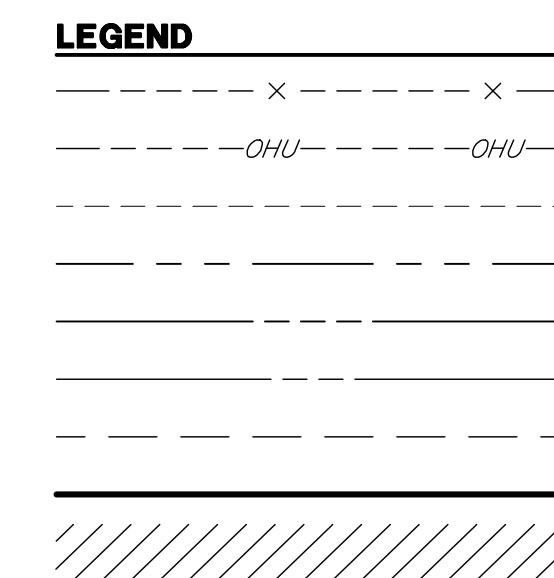
CLERK AND RECORDER CERTIFICATE:

ACCEPTED FOR FILING IN THE OFFICE OF THE COUNTY CLERK AND RECORDER OF EL PASO COUNTY, COLORADO ON THIS _____ DAY OF _____, 2021 AD AT _____ O'CLOCK _____ M.

COUNTY CLERK AND RECORDER

DEPUTY

BOOK NO.: _____ FEE: _____
PAGE NO.: _____ SURCHARGE: _____
RECEPTION NO.: _____



CITY OF COLORADO SPRINGS
ANNEXATION
JOB NO. 25214.00
SEPTEMBER 2, 2021
SHEET 1 OF 1



Centennial 303-740-9393 • Colorado Springs 719-593-2593
Fort Collins 970-491-9888 • www.jrengineering.com