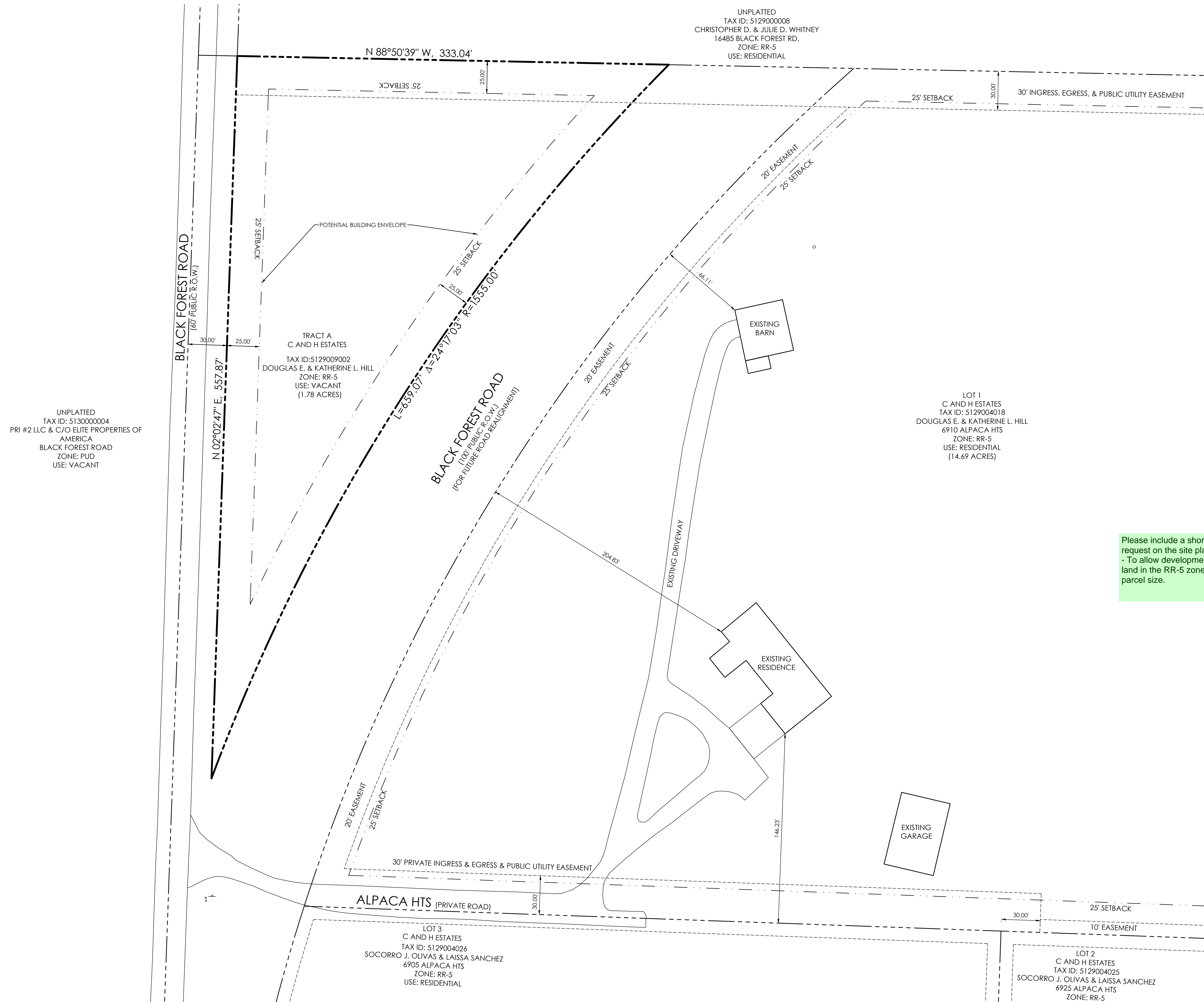


HILL SUBDIVISION BOARD OF ADJUSTMENT EXHIBIT

FOR TRACT A, C AND H ESTATES



SITE DATA

OWNERS

DOUGLAS E. HILL
KATHERINE L. HILL
13985 SILVERTON RD
COLORADO SPRINGS CO, 80921

ZONING

CURRENT ZONING: RR-5

MAX LOT COVERAGE

25%

SETBACKS

FRONT - 25' SETBACK
SIDE - 25' SETBACK
REAR - 25' SETBACK

MAX BUILDING HEIGHT

30'

CONSULTANT

M.V.E., INC.
DAVID GORMAN, P.E.
1903 LELARAY STREET
COLORADO SPRINGS CO 80909
Ph (719) 635-5736
Fax (719) 635-5450
DAVEG@MVECIVIL.COM

TAX SCHEDULE NO.

5129 09 002

CURRENT ADDRESSES

BLACK FOREST ROAD

Ask Enumerations in RBD to assign an address.

LAND USE

CURRENT: VACANT RURAL RESIDENTIAL

Include proposed.

ACREAGE

1.780 ± ACRES

Please include Required Parcel size and Proposed

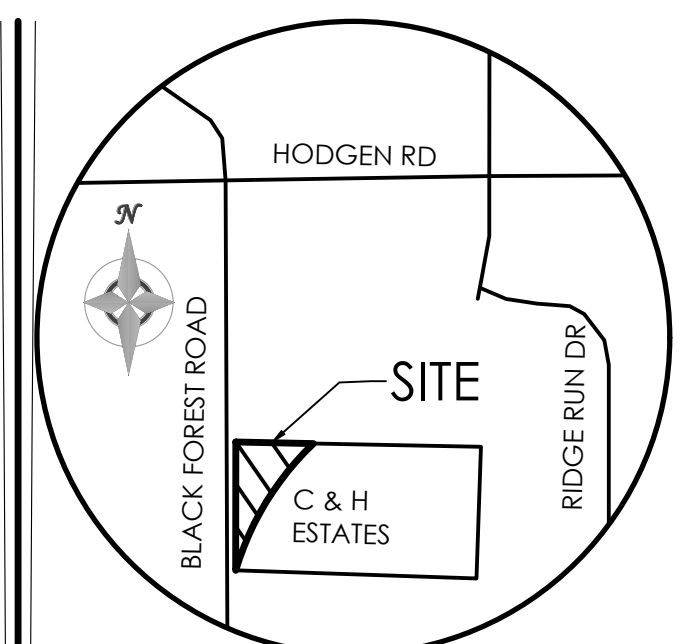
LEGAL DESCRIPTION

TRACT A, C AND H ESTATES, EL PASO COUNTY, COLORADO AS RECORDED UNDER RECEPTION NO. 206712276 IN THE RECORDS OF EL PASO COUNTY, COLORADO.

FLOODPLAIN STATEMENT

THIS PROPERTY IS LOCATED WITHIN FEMA DESIGNATED ZONE "X" (AREA OF MINIMAL FLOOD HAZARD) AS INDICATED ON THE FLOOD INSURANCE RATE MAP (FIRM) FOR EL PASO COUNTY, COLORADO AND INCORPORATED AREAS - MAP NUMBER 08041C0305G, EFFECTIVE DECEMBER 7, 2018.

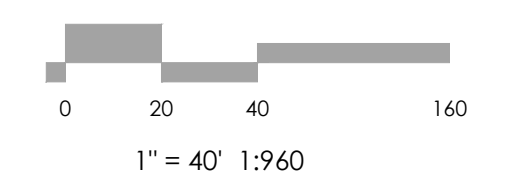
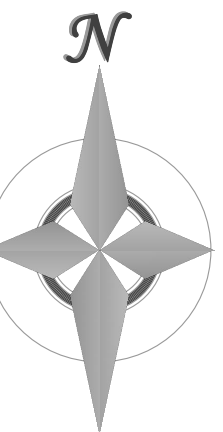
Please include a short description from the LOI describing the BOA request on the site plan.
- To allow development of a single family home on a 1.783 acre parcel of land in the RR-5 zone district where 5 acres is the required minimum parcel size.



VICINITY MAP

NOT TO SCALE

BENCHMARK



REVISIONS

DESIGNED BY _____
DRAWN BY _____
CHECKED BY _____
AS-BUILTS BY _____
CHECKED BY _____

HILL SUBDIVISION
BOARD OF ADJUSTMENT

EXHIBIT

MVE PROJECT 61174
-BOA-EXH
MVE DRAWING

PCD File No. BOA-22-007

MAY 5, 2022
SHEET 1 OF 1