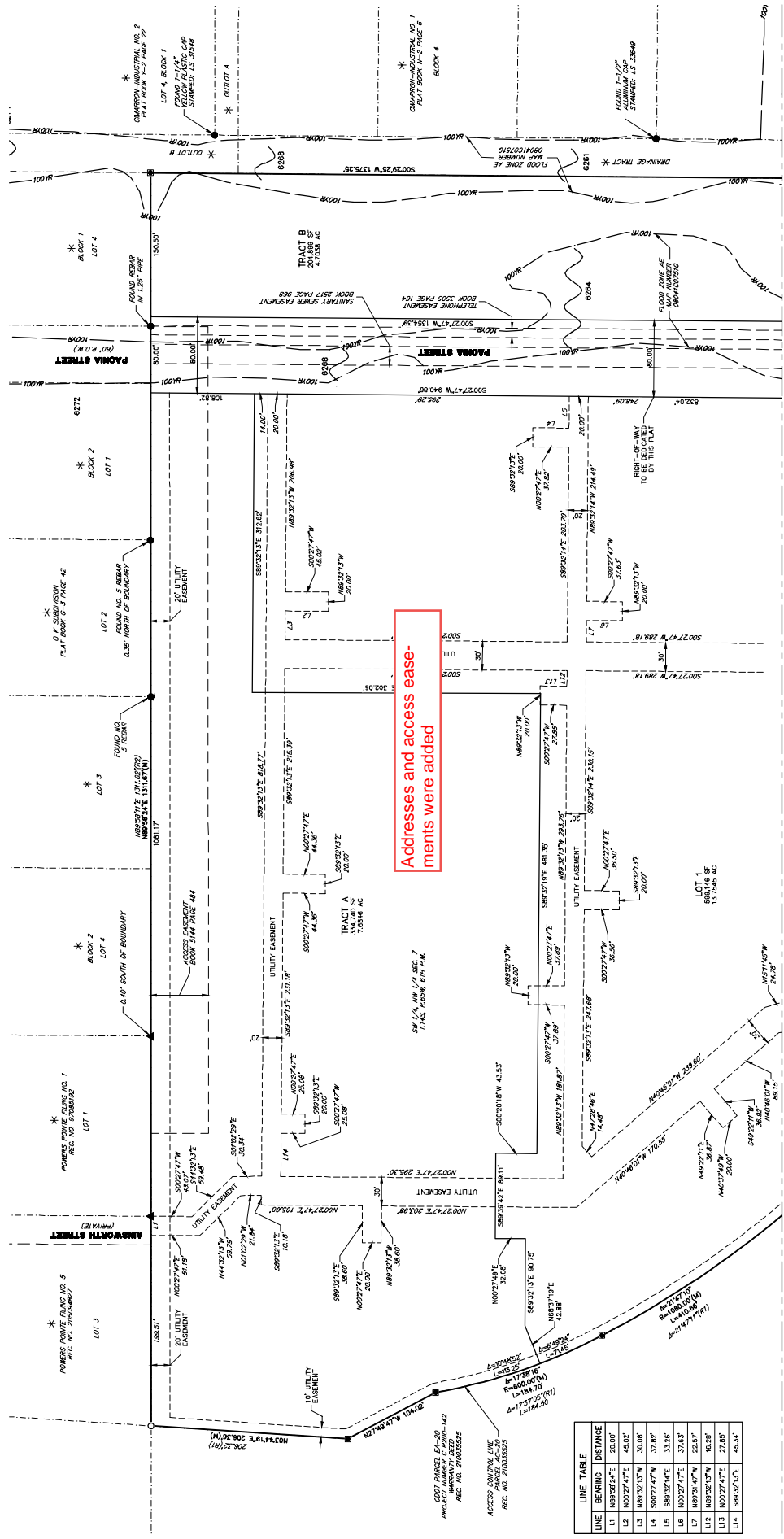


SOLACE APARTMENTS FILING NO. 1

LOCATED IN THE SW1/4 OF THE NW1/4 SECTION 7, TOWNSHIP 14 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN
COUNTY OF EL PASO, STATE OF COLORADO



Addresses and access easements were added

LINE	BEARING	DISTANCE
L1	N89°58'04"E	20.00'
L2	N00°27'47"E	46.93'
L3	N89°53'17"W	30.98'
L4	S00°27'47"W	37.92'
L5	S89°52'41"E	33.18'
L6	N00°27'47"E	37.13'
L7	N89°53'17"W	23.57'
L8	N89°53'17"W	16.88'
L9	N00°27'47"E	27.85'
L10	S89°53'17"E	45.54'

FINAL PLAT
SOLACE APARTMENTS FILING NO. 1
JOB NO. 25174.00
MAY 3, 2021
SHEET 2 OF 3

PROPOSED LOT DIMENSION
20.00' PROPOSED LOT DIMENSION
20.00' PROPOSED EASEMENT DIMENSION

LEGEND

- ▲ FOUND 2" ALUMINUM CAP STAMPED WATTS LS8853
- ▲ FOUND 1.25" YELLOW PLASTIC CAP ALLEGIBLE
- SET 1.5" ALUMINUM CAP STAMPED, R/S 3852
- ✱ NOT A PART OF THIS SUBDIVISION PLAT
- (M) AS MEASURED
- (R1) PER BEED REC. NO. 21003023
- (R2) PER LAND SURVEY PLAT REC. NO. 212900123
- 20.00' PROPOSED EASEMENT DIMENSION

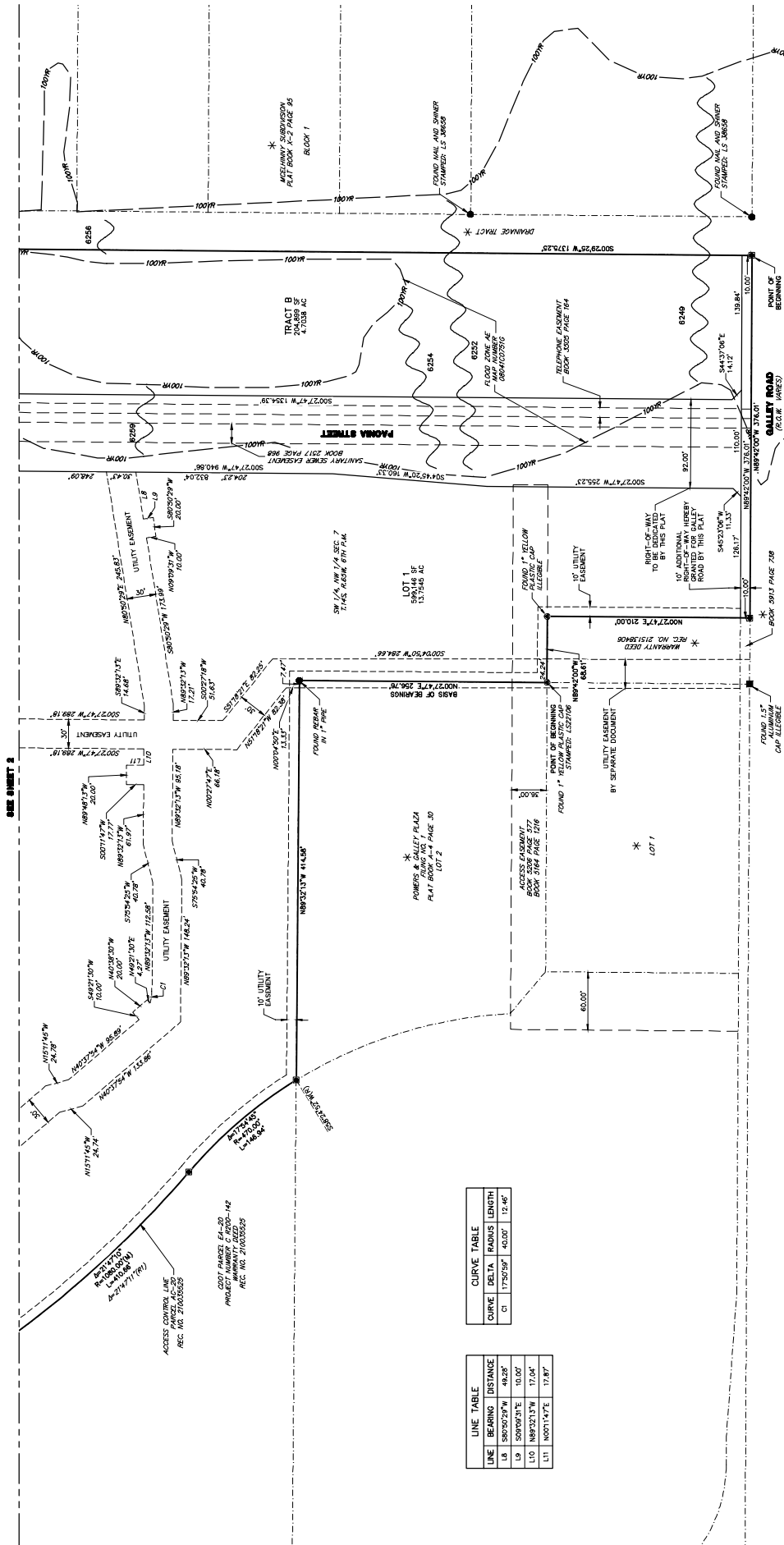
(R) RADIAL BEARING
(S.F./AC) SQUARE FEET/ACRES
PROPOSED SUBDIVISION BOUNDARY
PROPOSED RIGHT-OF-WAY/LOT LINE
100 YEAR FLOODPLAIN
BASE FLOOD ELEVATION
6266'

SCALE: 1" = 50'

J.R. ENGINEERING
A Westnet Company
CONTACT: 970.258.2888 • Client Service: 781.585.2583
FOR OAR: 970.597.8888 • www.jr-engineering.com

SOLACE APARTMENTS FILING NO. 1

LOCATED IN THE SW1/4 OF THE NW1/4 SECTION 7, TOWNSHIP 14 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN
COUNTY OF EL PASO, STATE OF COLORADO



LINE	BEARING	DISTANCE
L8	S80°50'29"W	48.28'
L9	S50°09'51"E	10.00'
L10	N89°32'13"W	17.94'
L11	N00°11'47"E	17.87'

CURVE	DELTA	RADIUS	LENGTH
C1	17°50'59"	40.00'	12.46'

LEGEND

- FOUND 2" ALUMINUM CAP STAMPED: WATTS LS9853
- ▲ FOUND 1.25" YELLOW PLASTIC CAP ILLIBLE
- SET 1.5" ALUMINUM CAP STAMPED: RLS 3852
- * NOT A PART OF THIS SUBDIVISION PLAT
- (M) AS MEASURED
- (R1) PER BEED REC. NO. 21003525
- (R2) PER LAND SURVEY PLAT REC. NO. 212900123
- 20.00' PROPOSED LOT DIMENSION
- 20.00' PROPOSED EASEMENT DIMENSION

(R) RADIAL BEARING
(S.F./AC) SQUARE FEET/ACRES
— PROPOSED SUBDIVISION BOUNDARY
— PROPOSED RIGHT-OF-WAY/LOT LINE
— 100 YEAR FLOODPLAIN
— BASE FLOOD ELEVATION
6266'

50 25 0 50
ORIGINAL SCALE: 1" = 50'

JR ENGINEERING
A Western Company

CONTRACT NO. 2021-0028 & CHANGE ORDER NO. 01
FOR LAR 201-01-0288 & 2021-0028

FINAL PLAT
SOLACE APARTMENTS FILING NO. 1
JOB NO. 25174.00
MAY 3, 2021
SHEET 3 OF 3

PLAT FILE NO. 9F-20-032