

DOUBLE SPUR RANCH MINOR SUBDIVISION

A PORTION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13,
TOWNSHIP 12 SOUTH, RANGE 65 WEST IN THE 6TH P.M., IN EL PASO COUNTY, COLORADO

LEGEND:

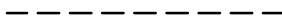
• - Indicates survey monument recovered as a #4 rebar with Surveyor's Cap, PLS #18465.

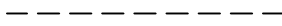
 FEMA BLE Draft Floodplain area determined to be in Zone A (100yr floodplain)

 Current Floodplain area determined to be in Zone A (100yr floodplain)

7230.9
Base Flood Elevation (BFE) line and elevation

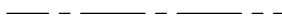
 Flood Plain Boundary Line (FEMA BLE DRAFT)

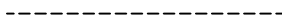
 Flood Plain Boundary Line (Current)

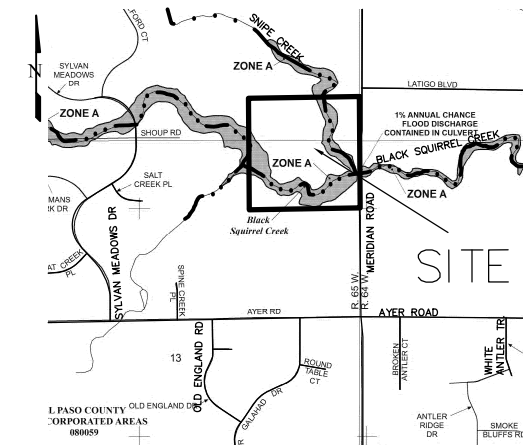
 Top of Bank

 Drainage Easement Line

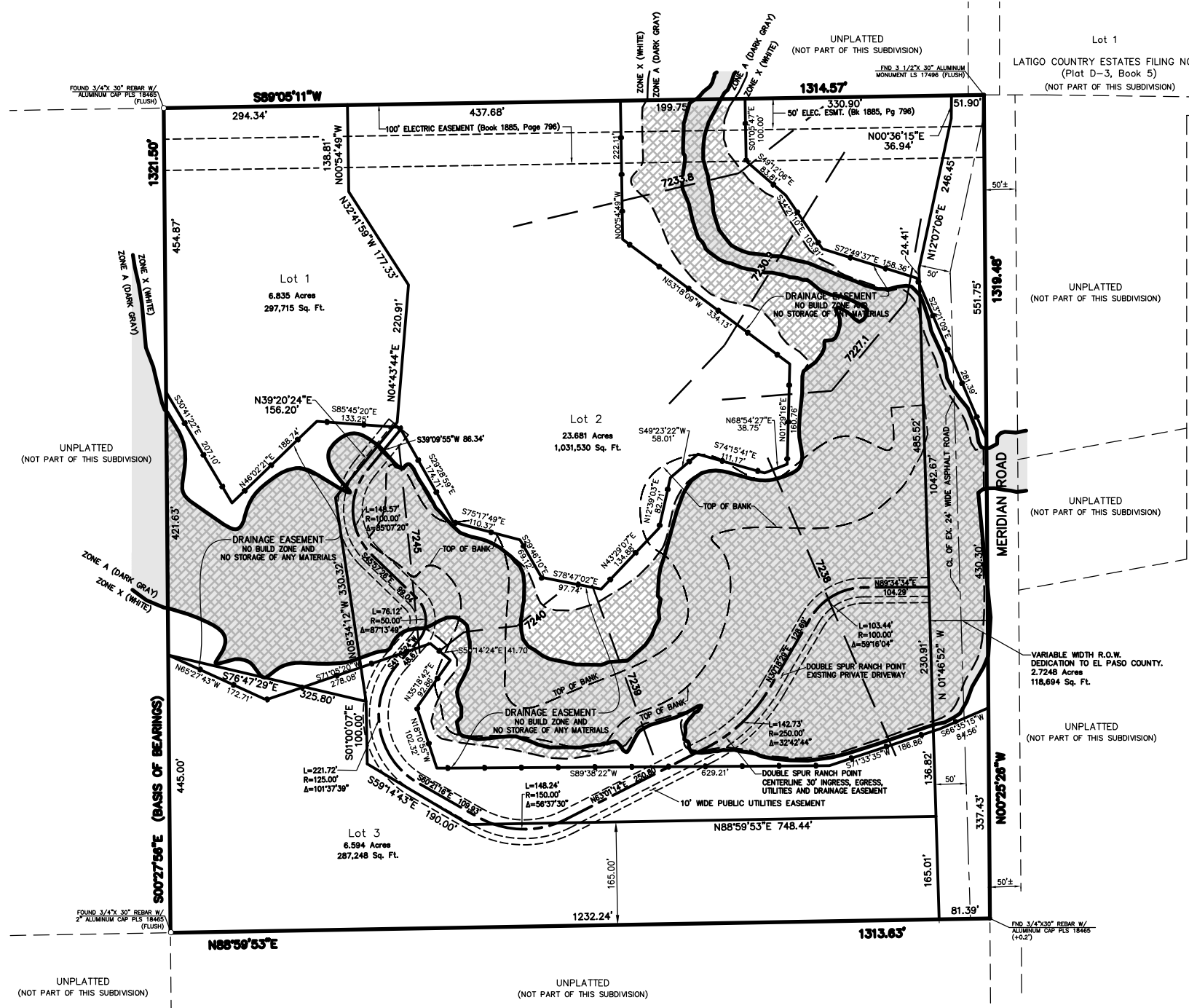
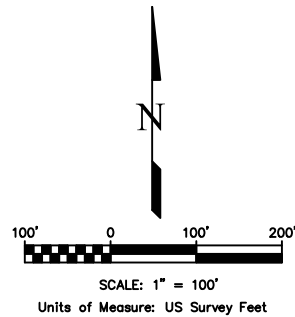
 Centerline of Proposed Road

 Centerline of Existing Private Driveway

 Easement Line (Roads, Utilities and Drives)



VICINITY MAP
NO SCALE



According to Colorado law, you must commence any map and upon any defect in this map within three years after you first discover such defect. In no event shall the time based upon any defect in any map be commenced more than one year after the date of the certification shown hereon.



CALL BEFORE YOU DIG . . .

No.	Date	By	Description
1	09/21/23	DAS	COUNTY COMMENTS
2	02/07/24	DAS	COUNTY COMMENTS
3	03/27/24	DAS	FEMA FLOODPLAIN REVISIONS
4	04/02/24	DAS	FLOODPLAIN REVIEW COMMENTS
5	06/14/24	DAS	COUNTY COMMENTS

H Scale:	1"=100'
V Scale:	N/A
Designed By:	N/A
Drawn By:	BRH
Checked By:	DLK
Date:	01/17/22

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DOUBLE SPUR RANCH MINOR SUBDIVISION FINAL PLAT

Project No.: 22001
Sheet:

PREPARED FOR:
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