

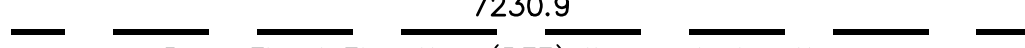
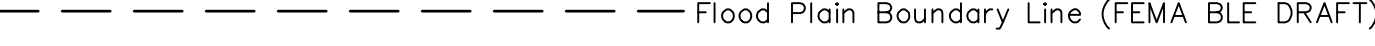


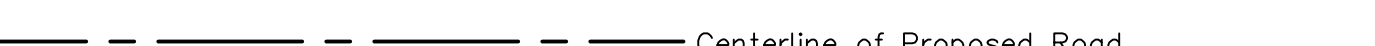
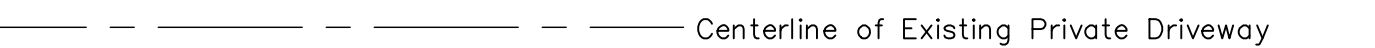
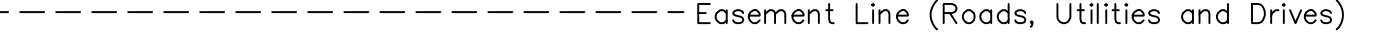

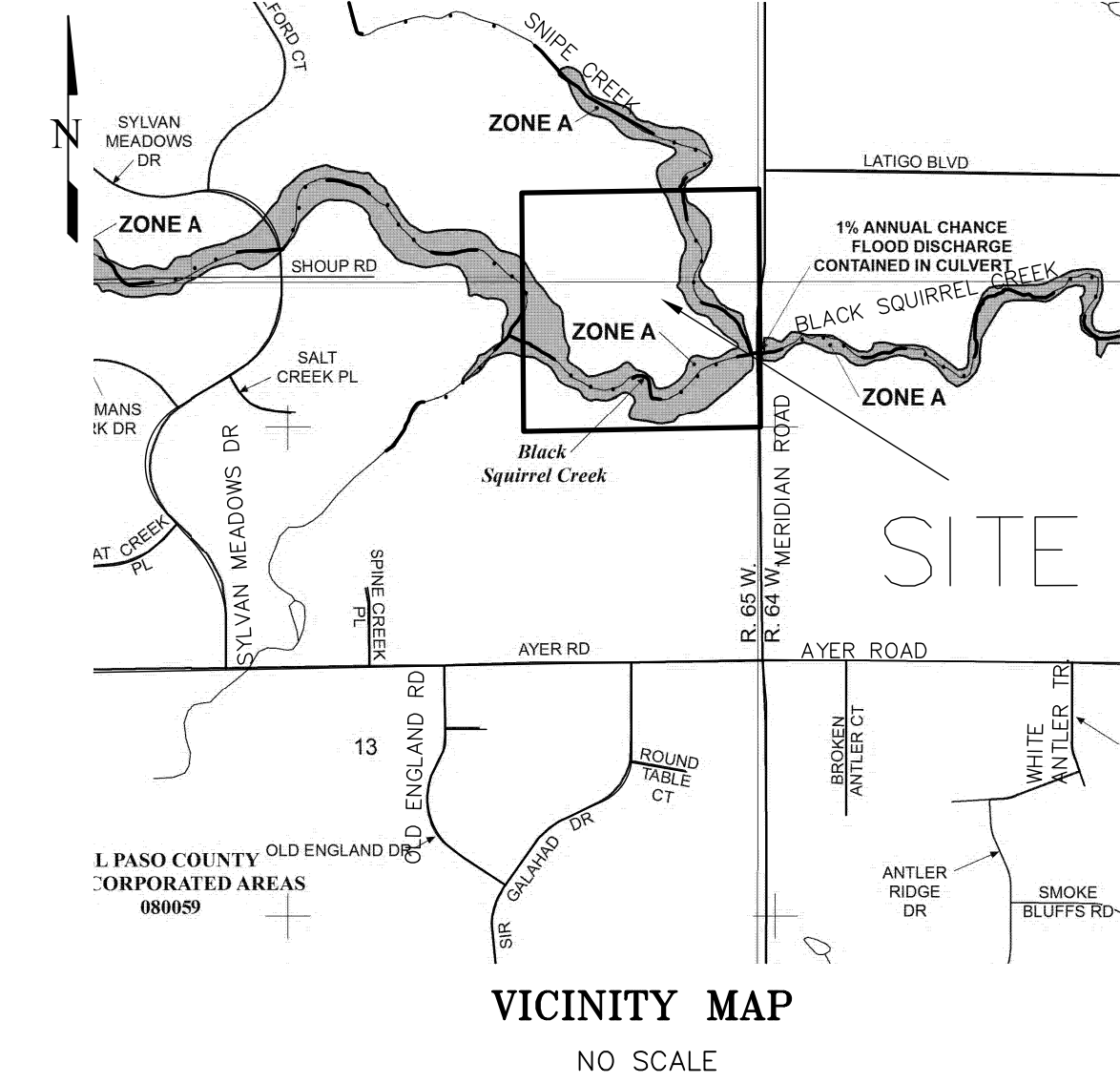
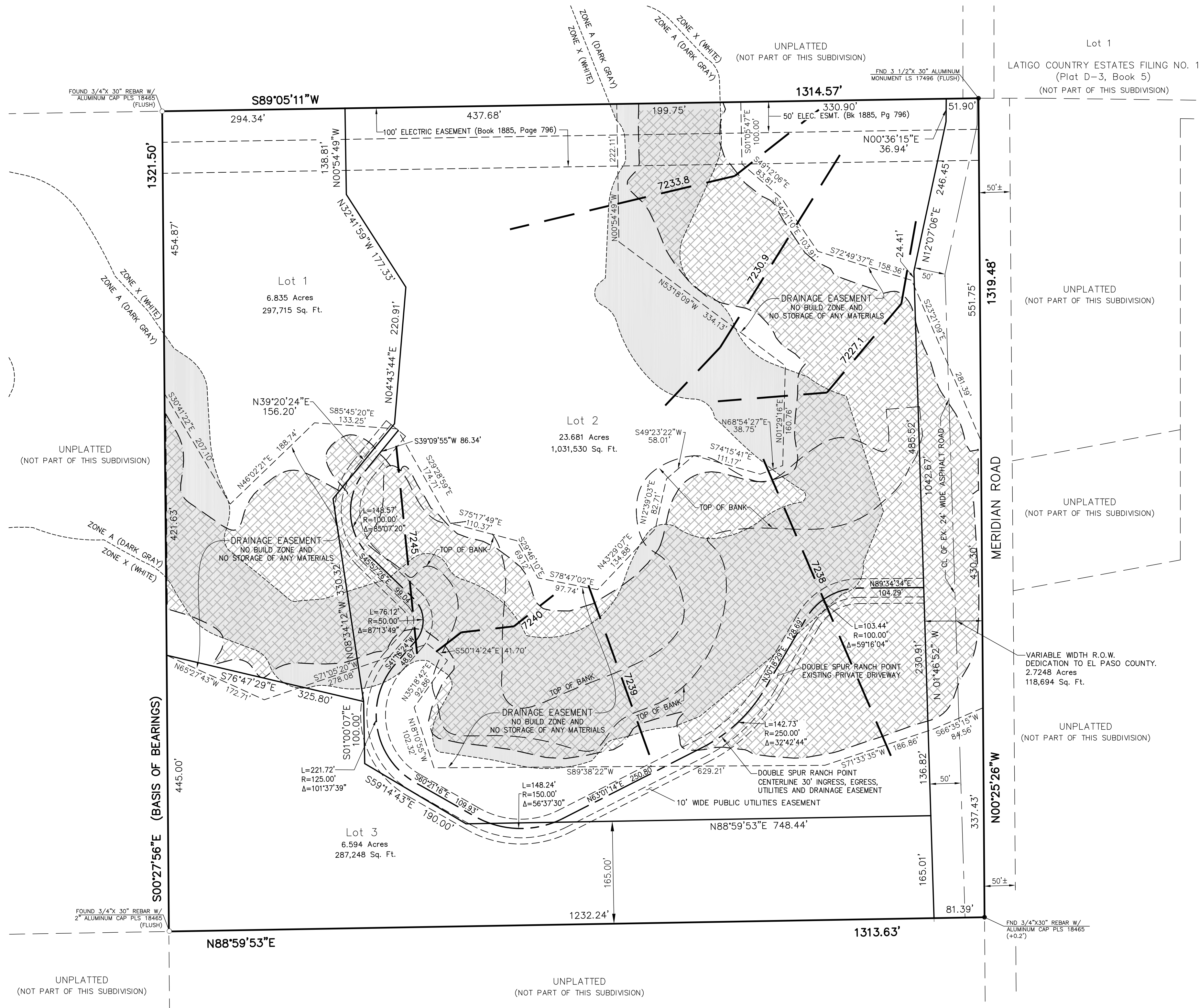
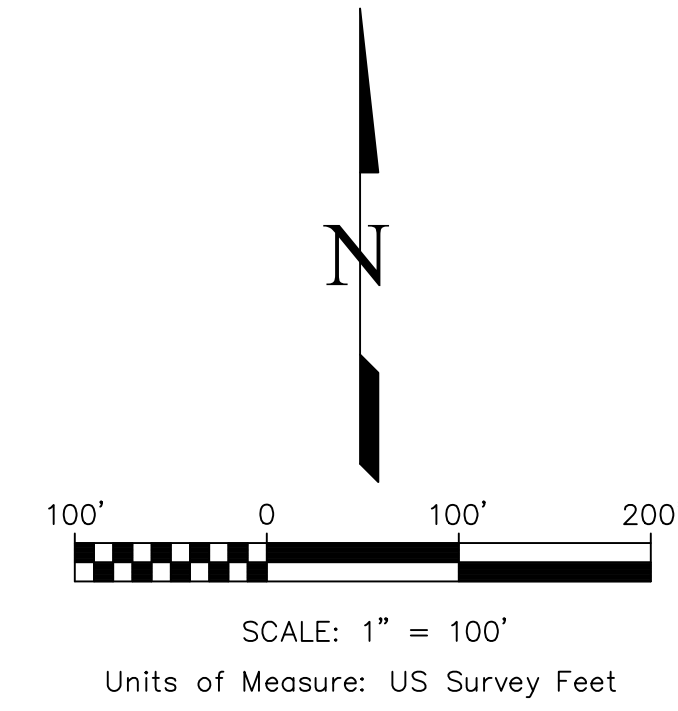


DOUBLE SPUR RANCH MINOR SUBDIVISION

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)
-  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)



According to Colorado law, any legal action based upon any defect in this survey within three years after the date of the certification shall be barred. In no event, may any action be based upon any defect in this survey more than ten years from the date of the certification shown hereon.

811 CALL BEFORE YOU DIG

DIAL 811

48 HOURS BEFORE YOU DIG CALL UTILITY LOCATORS FOR LOCATING AND MARKING GAS, ELECTRIC, WATER AND WASTEWATER

No.	Description	By	Date
1	COUNTY COMMENTS	DAS	09/2/23
2	COUNTY COMMENTS	DAS	02/07/24
3	FEMA FLOODPLAIN REVISIONS	DAS	03/27/24

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

Land Development Consultants, Inc.

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3888 MAIZELAND ROAD • COLORADO SPRINGS, CO 80909

DOUBLE SPUR RANCH MINOR SUBDIVISION FINAL PLAT

Project No.: 22001

Sheet: 2 of 2