

PAINT BRUSH HILLS FILING 14 ZONE CHANGE MAP

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PLANNER:
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LEGAL DESCRIPTION: PAINT BRUSH HILLS RS-6000

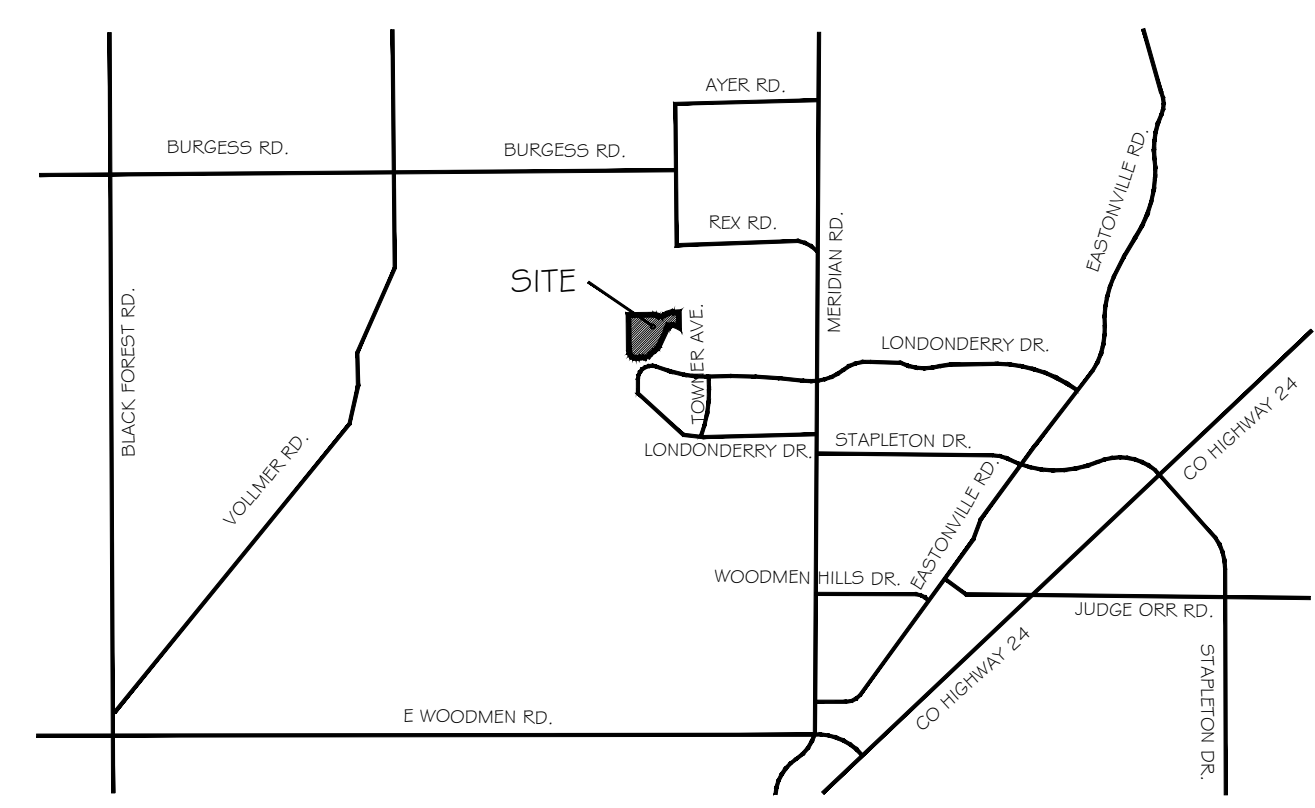
A PORTION OF TRACT E OF "PAINT BRUSH HILLS FILING NO. 13A" AS RECORDED UNDER RECEPTION NUMBER 213713413 IN THE RECORDS OF EL PASO COUNTY, COLORADO, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO.

BASIS OF BEARING: THE NORTH LINE OF SAID TRACT E, SAID LINE ALSO BEING THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, BEING MONUMENTED AT THE NORTHWEST CORNER WITH A 2-1/2" ALUMINUM CAP STAMPED "PLS 4842" AND AT THE NORTHEAST CORNER WITH A 2-1/2" ALUMINUM CAP STAMPED "PLS 4842". SAID LINE IS ASSUMED TO BEAR N88°44'51"E A DISTANCE OF 2640.24 FEET.

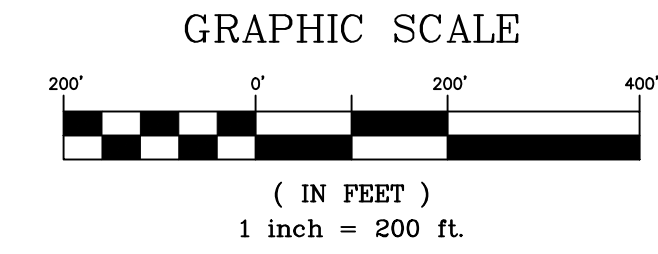
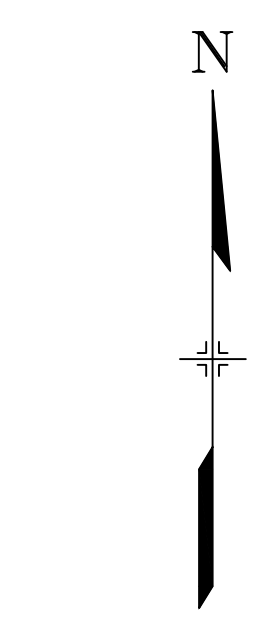
COMMENCING AT A POINT ON THE SOUTHERLY BOUNDARY OF SAID TRACT E, SAID POINT ALSO BEING THE NORTHEAST CORNER OF LOT 2, "PAINT BRUSH HILLS FILING NO. 12" AS RECORDED UNDER RECEPTION NUMBER 205077511 IN THE RECORDS OF EL PASO COUNTY, COLORADO, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO;
THENCE N15°35'00"E A DISTANCE OF 76.76 FEET;
THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 530.00 FEET, A CENTRAL ANGLE OF 13°23'30" (THE CHORD OF WHICH BEARS N22°16'45"E A DISTANCE OF 123.59 FEET), AN ARC DISTANCE OF 123.88 FEET TO THE POINT OF COMPOUND CURVE;
THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 861.00 FEET, A CENTRAL ANGLE OF 1°45'29" (THE CHORD OF WHICH BEARS N29°51'14"E A DISTANCE OF 26.42 FEET), AN ARC DISTANCE OF 26.42 FEET TO THE POINT OF BEGINNING;
THENCE ALONG THE ARC OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 300.00 FEET, A CENTRAL ANGLE OF 11°06'05" (THE CHORD OF WHICH BEARS N69°26'58"W A DISTANCE OF 58.04 FEET), AN ARC DISTANCE OF 58.13 FEET TO A POINT OF TANGENT;
THENCE N75°00'00"W A DISTANCE OF 18.91 FEET;
THENCE ALONG THE ARC OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 400.00 FEET, A CENTRAL ANGLE OF 29°00'00" (THE CHORD OF WHICH BEARS N89°30'00"W A DISTANCE OF 200.30 FEET), AN ARC DISTANCE OF 202.46 FEET TO A POINT OF TANGENT;
THENCE S76°00'00"W A DISTANCE OF 86.98 FEET;

THENCE A CHORD OF 103°25'00" (THE NT OF TANGENT);
THENCE N 136.63;
THENCE A CHORD OF 47°05'00" (THE IAL LINE);
THENCE A CHORD OF 26°30'00" (THE NT OF TANGENT);
THENCE S74°29'50"W A DISTANCE OF 55.00 FEET;
THENCE N89°36'37"E A DISTANCE OF 206.47 FEET;
THENCE S00°23'24"E A DISTANCE OF 597.27 FEET;
THENCE N60°40'00"W A DISTANCE OF 136.45 FEET;
THENCE N75°42'49"W A DISTANCE OF 136.63 FEET;
THENCE S82°53'20"W A DISTANCE OF 58.52 FEET;
THENCE S74°48'43"W A DISTANCE OF 68.80 FEET;
THENCE S25°20'00"W A DISTANCE OF 45.27 FEET;
THENCE N64°40'00"W A DISTANCE OF 56.93 FEET;
THENCE S25°20'00"W A DISTANCE OF 50.00 FEET;
THENCE S64°40'00"E A DISTANCE OF 16.93 FEET;
THENCE S25°20'00"W A DISTANCE OF 823.76 FEET TO A POINT ON CURVE;
THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 470.00 FEET, A CENTRAL ANGLE OF 32°16'35" (THE CHORD OF WHICH BEARS S41°28'18"W A DISTANCE OF 261.28 FEET), AN ARC DISTANCE OF 264.77 FEET TO A POINT OF REVERSE CURVE;
THENCE ALONG THE ARC OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 861.00 FEET, A CENTRAL ANGLE OF 26°52'37" (THE CHORD OF WHICH BEARS S44°10'17"W A DISTANCE OF 400.19 FEET), AN ARC DISTANCE OF 403.89 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS A CALCULATED AREA OF 2,434,903 S.F. (55.898 ACRES) MORE OR LESS.

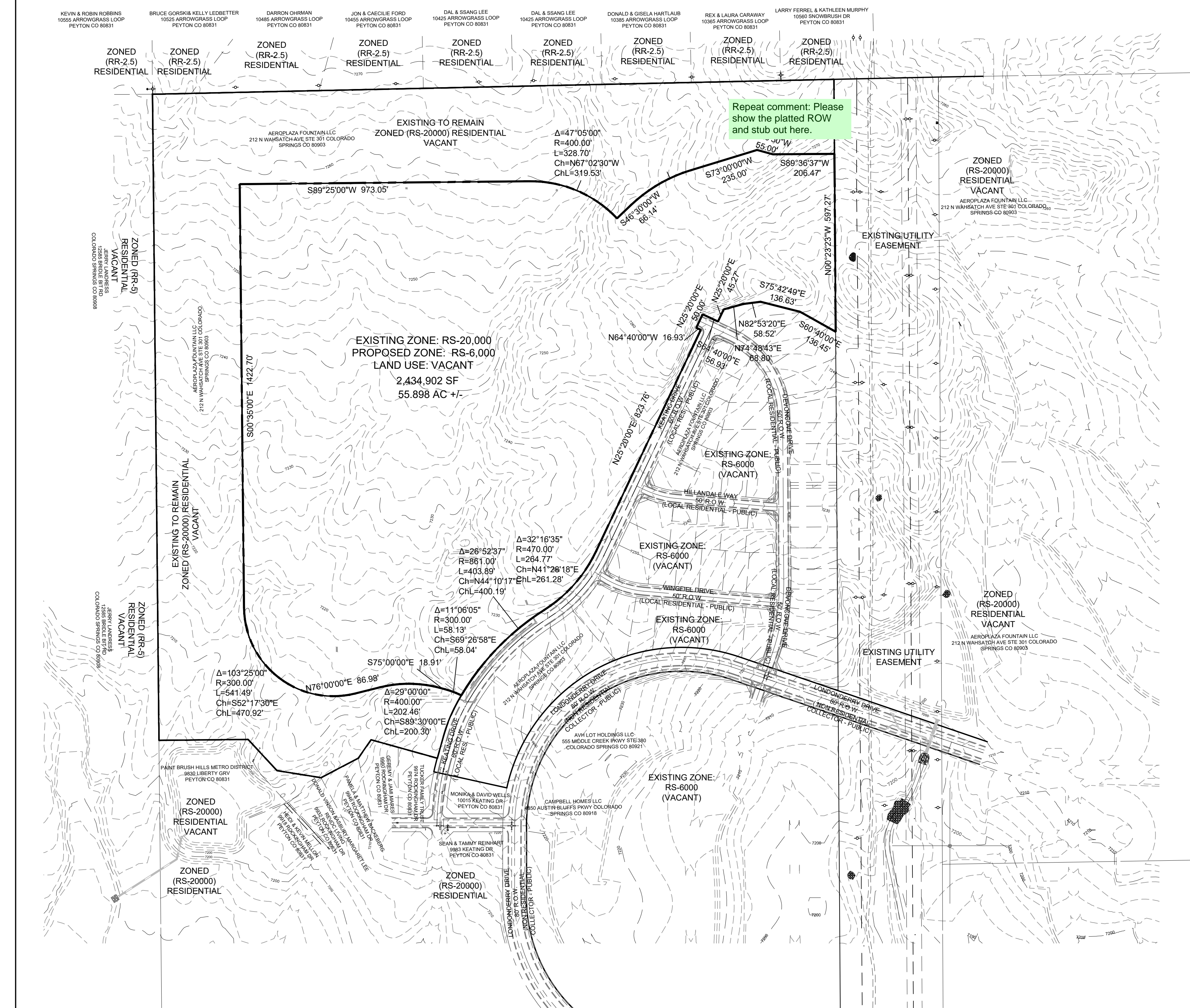


VICINITY MAP
N.T.S. NORTH



Owner/ Developer:
AEROPLAZA FOUNTAIN LLC
212 N WAHSATCH AVE STE 301
COLORADO SPRINGS CO 80903

Planners:
MATRIX DESIGN GROUP
2435 RESEARCH PKWY, SUITE 300
COLORADO SPRINGS, CO 80920



Repeat comment: Please show the platted ROW and stub out here.

FILE LOCATION:

PROJECT:
PAINT BRUSH HILLS FIL. NO 14

EL PASO COUNTY, CO

REVISION HISTORY:

NO.	DATE	DESCRIPTION	BY

DRAWING INFORMATION:
PROJECT NO: 20.1129
DRAWN BY: JRA
CHECKED BY: JRA
APPROVED BY: JRA
SHEET TITLE:

ZONE MAP

ZC01

SHEET 1 OF 1

PCD FILE NO.: P185