

# AFFIDAVIT OF PUBLICATION

STATE OF COLORADO  
COUNTY OF EL PASO

I, Lorre Cosgrove, being first duly sworn, deposes and says that she is the Legal Sales Representative of The Colorado Springs Gazette, LLC., a corporation, the publishers of a daily/weekly public newspapers, which is printed and published daily/weekly in whole in the County of El Paso, and the State of Colorado, and which is called Colorado Springs Gazette; that a notice of which the annexed is an exact copy, cut from said newspaper, was published in the regular and entire editions of said newspaper **1 time(s) to wit 11/18/2024**

That said newspaper has been published continuously and uninterruptedly in said County of El Paso for a period of at least six consecutive months next prior to the first issue thereof containing this notice; that said newspaper has a general circulation and that it has been admitted to the United States mails as second-class matter under the provisions of the Act of March 3, 1879 and any amendment thereof, and is a newspaper duly qualified for the printing of legal notices and advertisement within the meaning of the laws of the State of Colorado.

Lorre Cosgrove  
Sales Center Agent

Subscribed and sworn to me this 11/20/2024, at said City of Colorado Springs, El Paso County, Colorado.  
My commission expires June 23, 2026.

Karen Hogan  
Notary Public

**KAREN HOGAN**  
**NOTARY PUBLIC**  
**STATE OF COLORADO**  
NOTARY ID 20224024441  
MY COMMISSION EXPIRES 06/23/2026

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**LEGAL NOTICE**  
**MAP AMENDMENT (REZONING)**  
**SCHMIDT RS-500**

NOTICE IS HEREBY GIVEN that on **December 12, 2024**, at 9:00 A.M. in the Centennial Hall Auditorium at 200 S. Cascade Avenue, Colorado Springs, Colorado, or at the time or which the hearing may be adjourned, a public hearing will be held by the Board of County Commissioners of the County of El Paso, State of Colorado. The application and related documents may be viewed at the public office of Planning and Community Development, 2880 International Circle, Colorado Springs, Colorado, 80910; and/or the Board of County Commissioners Office, Centennial Hall 200 S. Cascade, Colorado Springs, Colorado, 80903; and/or online at the following web address: [www.epcddevelopment.com](http://www.epcddevelopment.com), searching the number **P248**.

A request by Turkey Canon Quarry Inc., and Sugar Daddys, LLC, for approval of a Map Amendment (Rezoning) of 23.02 acres from RR-5 (Residential Rural) to RS-5000 (Residential Suburban). The property is located north of Vanderwood Road, west of Vollmer Road, and east of Black Forest Road. (Parcel Nos. 5200000577 and 5200000570) (Commissioner District No. 1)

Dated at Colorado Springs, Colorado, this 13th of November 2024.

THE BOARD OF COUNTY COMMISSIONERS OF  
EL PASO COUNTY, COLORADO

BY /s/ Carrie Gettner Chair

EXHIBIT A

A PARCEL OF LAND BEING A PORTION OF THE SOUTH HALF OF SECTION 32, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF EL PASO, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE SOUTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN, BEING MONUMENTED BY A 3-1/4" ALUMINUM CAP STAMPED "LS 10376" AT THE EAST END AND A 2-1/2" ALUMINUM CAP STAMPED "LS 4842" AT THE WEST END, SAID LINE BEING ASSUMED TO BEAR S89°14'13"W.

COMMENCING AT THE SOUTH QUARTER CORNER OF SECTION 32, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN:

1. S28°05'30"W A DISTANCE OF 114.82 FEET, TO A POINT OF CURVE;
2. ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 830.00 FEET, A CENTRAL ANGLE OF 26°50'45" AND AN ARC LENGTH OF 417.87 FEET, TO A POINT OF TANGENT;
3. S00°45'15"E A DISTANCE OF 62.27 FEET, TO A POINT ON THE SOUTHWEST QUARTER OF THE SECTION 32, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN;
4. S89°14'13"W A DISTANCE OF 565.02 FEET, TO THE POINT OF BEGINNING; THENCE THE FOLLOWING THREE (3) COURSES:
1. S28°05'30"W A DISTANCE OF 114.82 FEET, TO A POINT OF CURVE;
2. ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 830.00 FEET, A CENTRAL ANGLE OF 26°50'45" AND AN ARC LENGTH OF 417.87 FEET, TO A POINT OF TANGENT;
3. S00°45'15"E A DISTANCE OF 62.27 FEET, TO A POINT ON THE SOUTHWEST QUARTER OF THE SECTION 32, TOWNSHIP 12 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN;
4. S89°14'13"W A DISTANCE OF 565.02 FEET, TO THE POINT OF BEGINNING; THENCE THE FOLLOWING FOURTEEN (14) COURSES:
1. N89°12'15"E A DISTANCE OF 351.98 FEET;
2. N89°10'22"E A DISTANCE OF 216.65 FEET, TO A POINT OF CURVE;
3. ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 535.00 FEET, A CENTRAL ANGLE OF 26°53'14" AND AN ARC LENGTH OF 251.06 FEET, TO A POINT OF NON-TANGENT;
4. N59°19'04"E A DISTANCE OF 106.07 FEET, TO A POINT OF NON-TANGENT CURVE;
5. THENCE ON THE ARC OF A CURVE TO THE LEFT WHOSE CENTER BEARS N20°11'39"W, HAVING A RADIUS OF 540.00 FEET, A CENTRAL ANGLE OF 08°20'44" AND AN ARC LENGTH OF 78.66 FEET, TO A POINT OF TANGENT;
6. N42°37'37"E A DISTANCE OF 437.98 FEET;
7. N42°33'04"E A DISTANCE OF 50.00 FEET;
8. N42°28'32"E A DISTANCE OF 25.03 FEET, TO A POINT OF NON-TANGENT CURVE;
9. ON THE ARC OF A CURVE TO THE RIGHT WHOSE CENTER BEARS S52°24'29"E, HAVING A RADIUS OF 231.93 FEET, A CENTRAL ANGLE OF 51°17'06" AND AN ARC LENGTH OF 207.60 FEET, TO A POINT OF NON-TANGENT;
10. N89°18'50"E A DISTANCE OF 687.63 FEET, TO A POINT OF NON-TANGENT CURVE;
11. ON THE ARC OF A CURVE TO THE RIGHT WHOSE CENTER BEARS S02°05'24"E, HAVING A RADIUS OF 386.02 FEET, A CENTRAL ANGLE OF 25°18'09" AND AN ARC LENGTH OF 176.98 FEET, TO A POINT OF NON-TANGENT;
12. S55°54'05"E A DISTANCE OF 32.69 FEET;
13. S67°31'17"E A DISTANCE OF 51.12 FEET;
14. S1°54'30"E A DISTANCE OF 123.21 FEET, TO THE POINT OF BEGINNING, CONTAINING A CALCULATED AREA OF 1,002,006 SQUARE FEET OR 23.0029 ACRES.

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