

OWNERS: BETINA S. PARKER & CLEVELAND TADIARCA
 LAND USE: RESIDENTIAL
 ZONING: A-35

OWNER: ANGEL EMILIO CORDERO JR.
 LAND USE: RESIDENTIAL
 ZONING: A-35

OWNER: 2335 N ELLICOTT HWY LLC
 LAND USE: RESIDENTIAL
 ZONING: A-35

OWNERS: CHRISTOPHER & ALLISON CRAWFORD
 LAND USE: RESIDENTIAL
 ZONING: A-5

OWNERS: CHRISTOPHER & ALLISON CRAWFORD
 LAND USE: VACANT
 ZONING: A-5

OWNER: JOSE JUAN RIVERA
 LAND USE: RESIDENTIAL
 ZONING: A-5

OWNER: ALVARADO ARGUMEDO
 LAND USE: RESIDENTIAL
 ZONING: A-35

OWNER: DOUBLE RAINBOW LLC
 LAND USE: RESIDENTIAL
 ZONING: A-35

LOT 2
 16.5976 ACRES
 OWNER: ANGEL EMILIO CORDERO JR.
 LAND USE: VACANT
 ZONING: A-35

PARCEL DESCRIBED IN BOOK 5404 AT PAGE 1166
 OWNER: ROCKY MOUNTAIN CAVALRY CHAPEL INC.
 LAND USE: RELIGIOUS WORSHIP
 ZONING: A-5

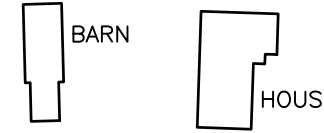
N 89°27'24"W 1271.66
 BASIS OF BEARINGS

OWNERS: REANNA & ELLANA VETRANO
 LAND USE: RESIDENTIAL
 ZONING: A-5

20' INGRESS AND EGRESS EASEMENT (REC. No. 216027142)

10' PUBLIC UTILITY & DRAINAGE EASEMENT

10' PUBLIC UTILITY & DRAINAGE EASEMENT



Label this access easement Bunny Vw

N 0°17'23"E 736.50

20' PUBLIC UTILITY & DRAINAGE EASEMENT

N 82°06'08"W 775.78

S 1°14'27"W 251.53

N 82°06'08"W 565.14

S 89°40'25"E 511.99

S 1°02'54"E 387.71

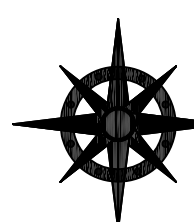
NORTH ELLICOTT HIGHWAY (RIGHT-OF-WAY WIDTH VARIES)

20' PUBLIC UTILITY & DRAINAGE EASEMENT

25' PUBLIC TRAIL EASEMENT

PETITIONER: ANGEL EMILIO CORDERO JR.
 ADDRESS: 2020 N ELLICOTT HIGHWAY, CALHAN CO 80808

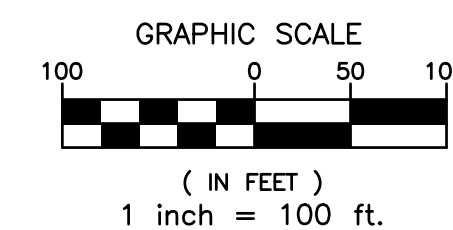
PREPARER: COMPASS SURVEYING AND MAPPING, LLC
 3253 WEST CAREFREE CIRCLE
 COLORADO SPRINGS, CO 80917
 719-354-4120



COMPASS SURVEYING & MAPPING, LLC
 3253 WEST CAREFREE CIRCLE
 COLORADO SPRINGS, CO 80917
 719-354-4120
 WWW.CSAMLLC.COM

REZONING

LOT 2, CORDERO MINOR SUBDIVISION
 FILING NO. 1,
 EL PASO COUNTY, COLORADO



PROJECT NO.	22324
DATE:	MARCH 13, 2023
DRAWN BY:	JMJ
CHECKED BY:	MSJ
SHEET:	1 OF 1

