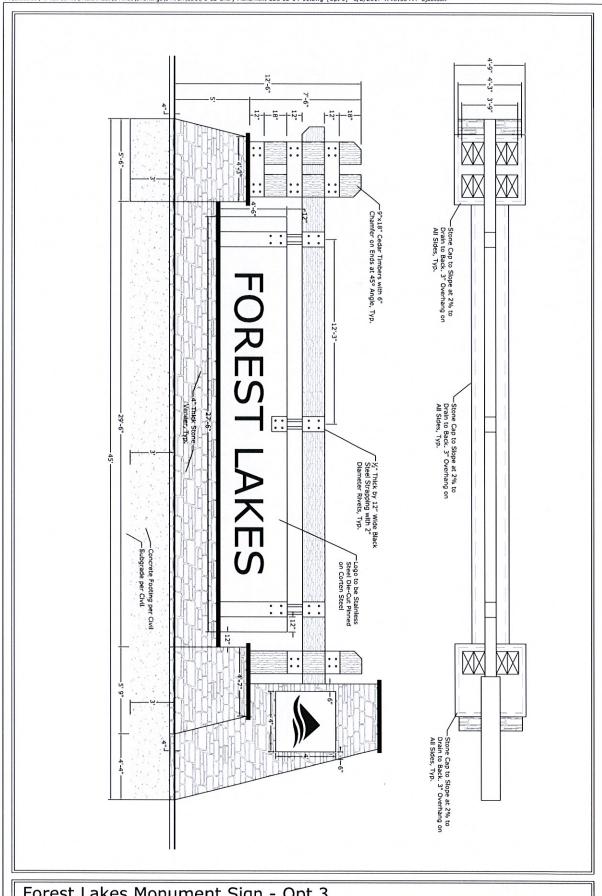


# EL PASO COUNTY PLANNING & COMMUNITY DEVELOPMENT SIGN APPLICATION

9-3818 A-2 18167	Existing Sign Sq. Ft. 12312  Total Sign Sq. Ft. 12312  Contractor Information  Name: CLASSIC HOMES  Address: 6385 GARRABATE	Name: FOREST LAKES EMPL Address: 2105 EDEST LAKES ORWE  Zone: PUD Legal Description: FOREST LAKES FULLALG NO. 1A TRACT A  TYPE Of Sign  Illuminated: Valuation: \$120,000 Storefront Length &/or Width: 45' x 4'-9' Proposed Sign Sq. Ft. 123	DATE: Business
The state of the s	Elevation Drawing Indicate storefront length & placement of Sign.  * 13081 133803 * 13781 133803	SITE VICINITY MAPE	Tax Schedule # 712600042  Please show major intersections.
Approved Date:  Denied Date:  Comments:  Resubmittal? Yes No  Resubmittal?	A The San	FOREST LAKES  MONUMENT SIGN  MONUMEN	<u>Sign Plan</u> (Please indicate dimensions and sign copy)

Fee of \$262.00 must accompany this Application. Additional signs at time of first Application are \$125.00. Make checks payable to El Paso County.



## Forest Lakes Monument Sign - Opt 3

DATE: 2.24.17 ISSUED FOR:

DRAWN BY: B. Jackson

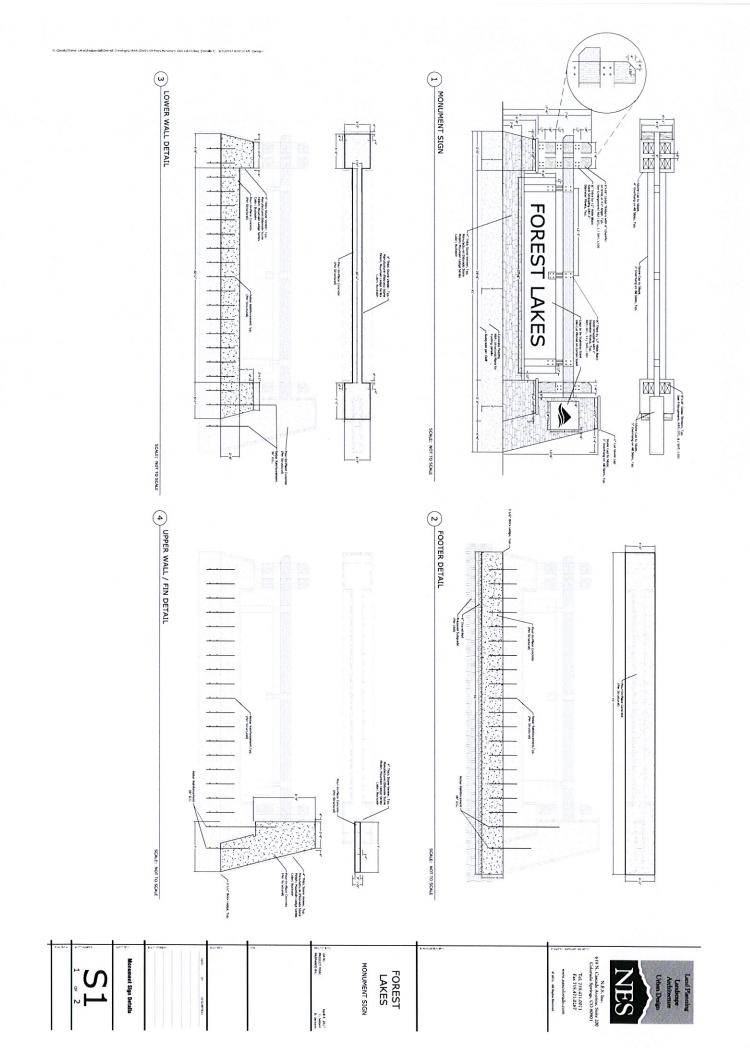
DWG. REF.:

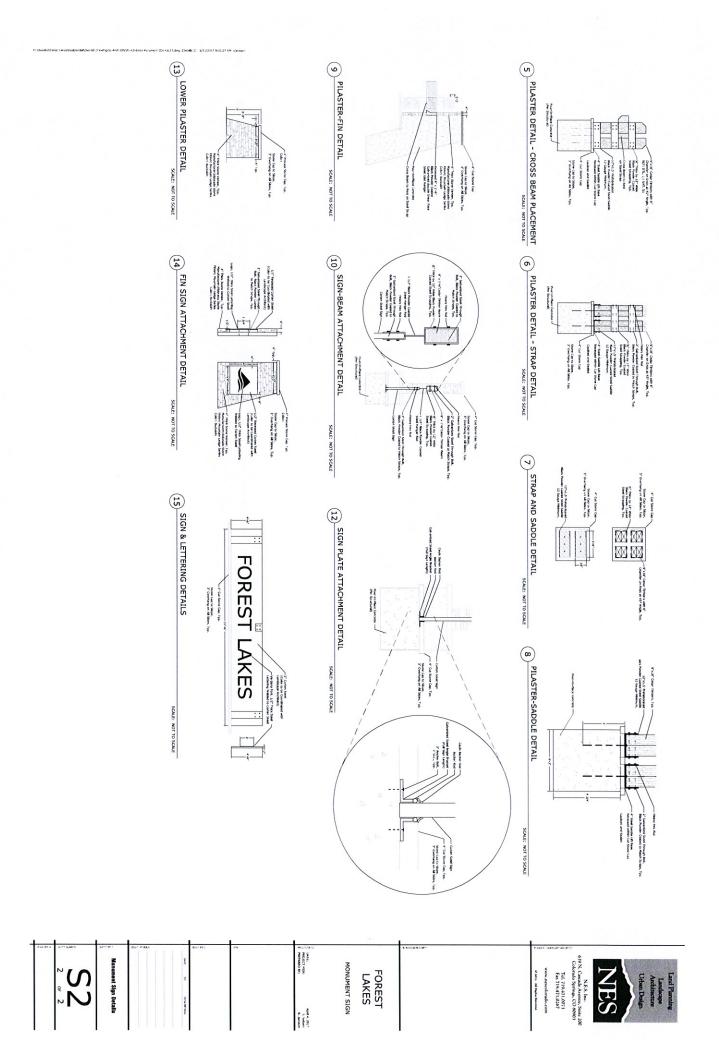
SCALE: 1:4 DWG. #:

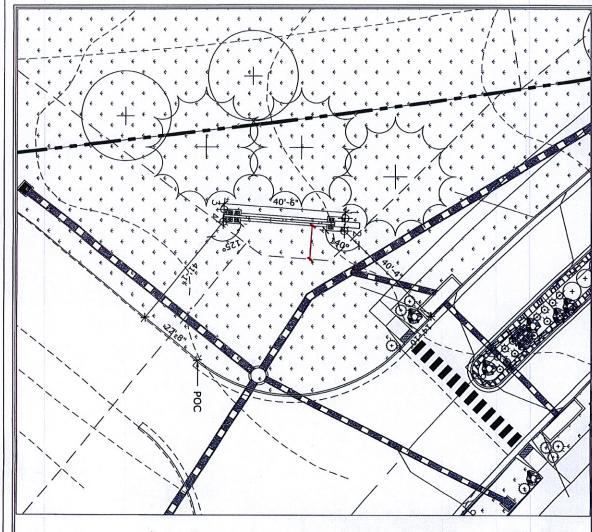












# NORTHING/EASTING POINT SCHEDULE

GEN	4004	POINT
ERAL CO	NW CORNER NE CORNER SW CORNER SE CORNER	DESCRIPTION
NSTRUCT	N 12893.8608 N 12893.5400 N 12853.4763 N 12853.1555	NORTHING
GENERAL CONSTRUCTION NOTES	E 18815.7816 E 18820.0195 E 18812.7248 E 18816.9627	EASTING

- CONTRACTOR TO FIELD VERIFY AND PROPERLY LOCATE ALL
- CONSTRUCTION STAKING FOR THIS PROJECT IS TO BE PROVIDED BY THE CONTRACTOR. STAKING SHALL BE COORDINATED WITH THE GENERAL CONTRACTOR AND SUB-CONTRACTORS TO DETAILED LAYOUT WILL BE THE RESPONSIBILITY OF THE ESTABLISH SUFFICIENT CONTROL FOR CONSTRUCTION. ANY MPROVEMENTS PRIOR TO CONSTRUCTION.
- CENTER OF COLORADO (UNCC) (811) OR 1-899-922-1987 A MINIMUM OF 72 HOURS PRIOR TO ANY EXCAVATION.

  IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE EXISTENCE AND LOCATION OF ALL UNDERGROUND UTILITIES ALONG THE SITE. THE OMISSION FROM OR THE INCLUSION OF UTILITY LOCATIONS ON THE PLANS IS NOT TO BE CONSIDERED AS THE NON-EXISTENCE OF OR A DEFINITE PRIOR TO CONSTRUCTION, CONTACT THE UTILITY NOTIFICATION
- THE CONTRACTOR WILL TAKE THE NECESSARY PRECAUTIONS TO PROTECT EXISTING UTILITIES, BUILDINGS, FENCES, AND PROADWAYS FROM DAMAGE DUE TO THIS OPERATION. ANY DAMAGE TO THE ABOVE WILL BE REPAIRED AT THE CONTRACTORS EXPENSE, AND ANY SERVICE DISRUPTION WILL BE SETTLED BY THE CONTRACTOR. LOCATION OF EXISTING UNDERGROUND UTILITIES.
- THE CONTRACTOR SHALL MAINTAIN AN ACCURATE "AS BUILT" RECORD OF ALL CONSTRUCTION AND SHALL PROVIDE SAME TO THE DESIGN PROFESSIONAL OF RECORD FOR HIS USE IN PREPARATION OF THE "AS BUILT" EXHIBITS.

  THE CONTRACTOR SHALL WABRANT ALL WORKMANSHIP AND MATERIALS IN ACCORDANCE WITH TERMS AND CONDITIONS OF THE CONTRACT, BUT NO LESS THAN ONE (1) YEAR.

## Forest Lakes Monument Sign

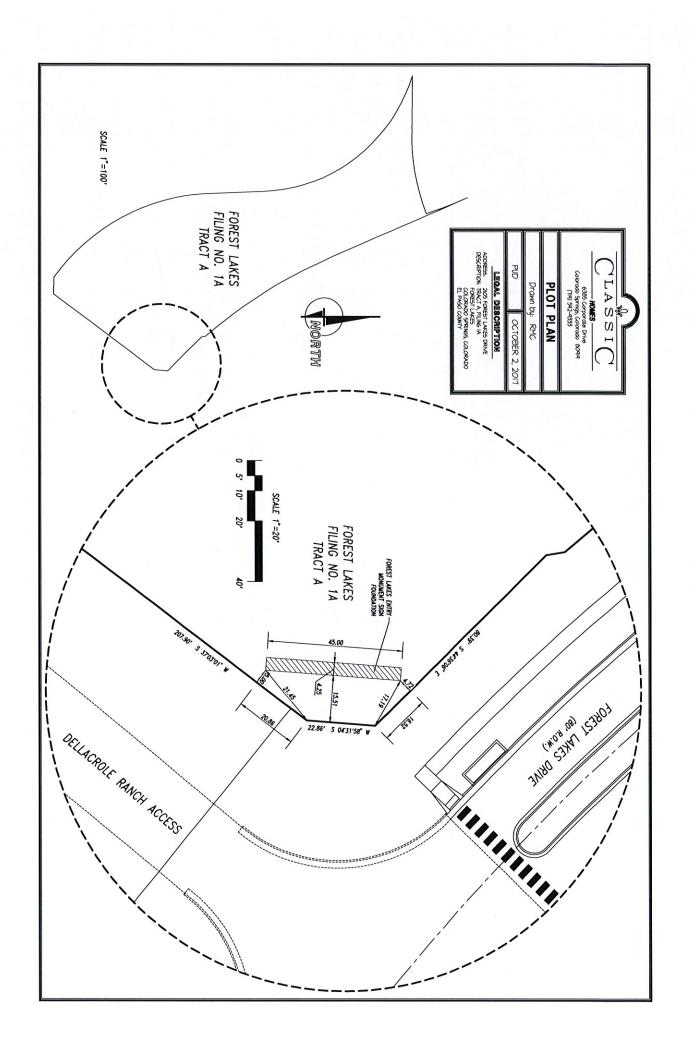
DATE: 6.1.17 ISSUED FOR:

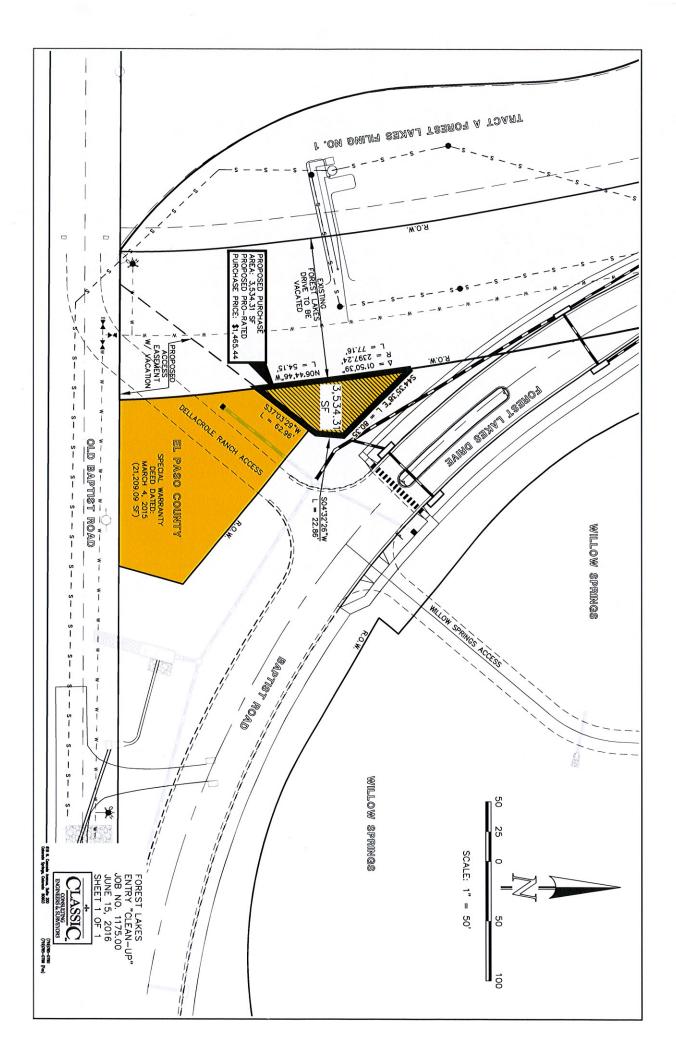
DRAWN BY: B. Jackson DWG. REF.:

SCALE: 1:20 DWG. #:









## FOREST LAKES FILING **VACATION AND REPLAT** NO. Z

Tract a and a portion of forest lakes drive as platted in forest lakes filing no. 1 recorded under reception no. 20072407 and a parcel of land described in a document recorded under reception no. 215058903, records of el paso county, in section 26, township 11 south, range 67 west of the sixth principal meridian EL PASO COUNTY, COLORADO

LEGAL DESCRIPTION:			COUNTY, COLORADO, AS TO PARCELS BY AND C, BEING THE OWNERS OF THE FOLLOWING	COUNTY BY AND THROUGH THE BOARD OF COUNTY COMMISSIONERS OF EL PASO	POLITICAL SUBDIVISION OF THE STATE OF COLORADO, AS TO PARCEL A: AND EL PASO	THAT FOREST LAKES METROPOLITAN DISTRICT, A QUASI MUNICIPAL CORPORATION AND	THE PER PER PER PER PER PER PER PER PER PE
SATISFACTION OF	EROSION CONTROL	DOES HEREBY CO	IMPROVEMENTS SC	HEREON LINDER T	OUT SHEDWARD	THE UNDERSIGNED	

CONTAINING A CALCULATED AREA OF 1.497 ACRES. PARCE, DY LIAND BEING A PORITINN OF TOREST LIAKES BONG AS PAUTED IN FOREST LIAKES LIANG NO.1 RECOMED LIMBER RECEIPTION AND JOINTEAST, BECOMES OF IE. PASS COLUMY, CORROD LOCATED IN THE SOUTHWEST GUARTES OF SECTION 26, TOWNSHE'N SOUTH, RANGE 7 MEST OF THE SITTH PRINCIPLAL MERICAN, EL PASS COUNTY, COLORADO,BEING MORE ARTICULANLY DESCRIBED AS FOLLOWS.

TRACT A, FOREST LAKES FILING NO. 1, COUNTY OF EL PASO, STATE OF COLORADO, RECORDED UNDER RECEPTION NO. 206712407, RECORDS OF EL PASO COUNTY, COLORADO.

JOSE OR READNOS. THE SOUTH UNE OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP
JOSEPH AND ARE OF MEST OF THE SOUTH PROTECTION. AT EXCHANGE TO ANY
DESTED ON HAVE A SHOPPING AND AT THE AREA OF THE AR AMERICANE, HIS (SCINNESS) GARGE OF ACCIONE AS LOMBOR IN SOUTH, RANGE OF ACCIO THE MENT PRINCEMA LAMBORANE, IN AND COUNTY COCKNOWN, OR SCINNESS AS, A STANCE OF SAME REEL. SOUTH OF SAME REEL. SOUTH OF SAME REEL OF SAME REEL TO A PRINCE OF MENDERS HAVE OF RANGES HAVE OF ACCIONATIONAL CANDIDATES OF MENDERS SAME SAME SAME AS THE MENDERS HAVE AND AND A THE SAME THE FOREIT OF A THE SAME THE SAME

THENCE ON THE WESTERLY LINE OF SAID FOREST LAKES DRIVE AND THE EASTERLY LINE OF TRACT A, AS PLATTED IN SAID FOREST LAKES FILING NO. 1, THE FOLLOWING (7) SEVEN COURSES,

- ) do nice, and of a locate to the LET mode should greate services where a locate of tradest;

  Analogis of should return a locate of tradest and a societied of tradest;

  2) moderatery, a societies of a locate return of a locate of tradest;

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  3) locate letter of a locate of a locate of tradest;

  3) locate letter of a locate of a

HENCE CONTINUING IN SAID WESTERLY LINE OF THAT PARCEL OF LAND DESCRIBED IN A OCUMENT RECORDED UNDER RECEPTION NO. 215058903 THE FOLLOWING (2) TWO COURSES:

1) SOG4-4-6E, A DESTANCE OF 8675 FEET TO A POINT OF CURPE;
2) ON THE ARC OF A CURPE TO THE REOFT, HAWGE A DELTA OF GOOSTIS; A RADIUS OF 910.00 FEET AND A DESTANCE OF 81.00 FEET TO A POINT ON SAID MORTHERLY REOFT WAY LIKE OF BAPTES HOLD. Thence neg-46'20'4 on said northerly right of way line of Baptist road, a distance of 124.75 feet to the point of beginning:

CONTAINING A TOTAL CALCULATED AREA OF 3.075 ACRES. THAT PARCEL OF LAND DESCRIBED IN A SPECIAL WARRANTY DEED RECORDED NO. 215058903 OF THE RECORDS OF EL PASO COUNTY, COLORADO.

OWNERS CERTIFICATE:

COUNTY OF EL PASO STATE OF COLORADO FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_\_\_DAY \_\_\_\_\_\_AS OF FOREST LAKES METROPOLITAN DISTRICT OF FOREST LAKES METROPOLITAN DISTRICT

MY COMMISSION EXPIRES

NOTARY PUBLIC

MINESS MY HAND AND OFFICIAL SEAL.

THE FORECOMG INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ AS OF\_\_\_\_\_ AS OF\_\_\_\_ AS OF EL PASO COUNTY BOCC \_\_\_\_\_ AS COUNTY OF EL PASO ) 88 STATE OF COLORADO

MTNESS MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC

DATE OF PREPARATION APRIL 7, 2017

MARS OF BEHANCE THE SOUTH LINE OF THE SOUTHANT CAMERTER OF SCRICK AT, TOWNSHED IT SOUTH, MARS OF MEST OF THE SOUTH PROPEAL REPORT OF MEST OF THE PROPEAL REPORT OF THE SOUTH OF THE SOUTH PROPEAL REPORT OF THE SOUTH OF TH

FLOODPLAN STATEMENT: NO PORTION OF THIS SITE, FOREST LAKES FLING NO. 1A, IS WITHIN A DESCHAFED F.E.M.A. FLOODPLAN AS DETERMED BY THE FLOOD INSURANCE RATE MAP, MAP NUMBER OBDATCOZOSF, DATED MARCH 17, 1997. (ZONE X) THE TRACT OF LAND MEREN PLATTED LIES WITHIN THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 11 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERONA.

PRE PROTECTION BY THE TRI-LARGS MONAMENT FIRE PROTECTION DISTRICT.
WATER SERVICE SMALL BE SUPPLIED BY THE FOREST LARGS METROPOLITAN DISTRICT. THE FOLLOWING REPORTS HANE RECK SUBMITTED IN ASSOCIATION WITH THE PRELIMENT PLAN AND/OR FRAN LPAT FOR THIS SUBMINISTON AND ARE ON THE AT THE PHANNING AND COMMUNIT DEVELOPMENT DEPARTMENT: PRELIMENAFY/FINAL DRAINING REPORT, DROSON CONTROL REPORT.

MADLE. HIS PROPRIETY MAY BE MANCHED BY MOSE AND OTHER STREETS OF COMMANT PLANTS.

THANNER, LOCK'S MALLY THANNER, AREA, M. COMMACTION WITH THIS MOTHER, THE GRANTERS (FOREST, MANCHE AND MANCHE AND ALLY THANNER, AREA, M. COMMACTION WITH THIS MOTHER, THE MAY BE COMMANT COMMENTED. AND STREET, A MANCH CAMBOL THE WASHINGTON COMMANT AND COMMANT OF THE STREET OF COMMAND AND COMMANT OF THE MAY BE COMMANT OF THE STREET OF MANCHES OF THE MAY BE COMMAND AND AND COMMAND AND COMMAND AND AND COMMAND AND AND COMMAND AND AND COMMAND A

UNLESS SHOWN OTHERWISE, THE FOLLOWING EASEMENTS ARE HEREBY PLATTED:

- A 10.00 FOOT WIDE PUBLIC UTILITY AND DRAINAGE EASEMENT ALONG THE REAR LINES OF EACH LOT.
- a 5.00 foot mide public utility and drainage easement along both side lot lines of each lot.
- THE SOLE RESPONSIBILITY FOR THE SURFACE MAINTENANCE OF EASEMENTS IS HEREBY VESTED WITH THE INDIVIDUAL PROPERTY OWNER UNLESS OTHERWISE NOTED.
- THE SUMET DOES NOT COMPITTIES. A THE SEARCH TO DETERMINE OWNERSHOP OR EXCELLENT RECORD FOR ALL REPORT HE RELANDED SECREDITY, RECORD-THE READ THE OF RECORD, SWEETING THE RELATION OF THE RECORD OF CHECKEN THE ACCOUNT OF THE READ THE OF THE READ THE OF THE RECORD OF THE RECORD OF THE RECORD OF THE READ THE RECORD OF THE RECOR

PCDD FILE NO. VR-17-003



# GENERAL NOTES (CONT.):

- ALTERS OF THE INFORMACY READORS, ALTERS OR DEFACES ANY PHEILS LAND SURVEY, WICHMENT OR LAND BOARDARY ADMINISTRY ADMINISTR
- RECLA N. STOPA MANURENT SON, PERS, SPACE, LANGSCHAFE, GRANAGE, TRALE, PREZENATION, PRECLA DEL PRESENATION ANNO PRESENTATION ANNO PRESENTATION AND PRESENTATION
- ALL PROPERTY OWNERS ARE RESPONSIBLE FOR MAINTAINED PROPER STIGM MATER DRAMAGE IN AND THROUGH THE PROPERTY. PUBLIC DANAGE REAL THROUGH SHALL BE MATTAINED BY THE ROWGOLA. OF OWNERS UNLESS OTHERMSE INDICATED. STRUCTURES, REGES, MATERIALS OF LANGUAGHE THA COLUM DATED IT HE FLOW OWNER RANGOT SHALL NOT BE PACKED IN THE OWNERAL OF CHARGE WAS AND AND THE PROPERTY OF THE OWNER OWNERS AND THE PROPERTY OF THE OWNER OWNERS AND THE OWNERS OF THE OWNERS AND THE OWNE
- IN OUT ON INTEGET THESEN SHALL BE SUID, COMPATED, ON TRANSTERM WHITHER BY GETZ ON ATT COMPACT, THE SHALL HAVE COMPACT AND THE REQUEST OF THE
- ALL PROPERTY WITHIN THE SUBDIVISION IS SUBJECT TO THE DECLARATION OF CONSTANTS, CONDITION RESTRICTIONS AND EASUACHTS FOR FOREST LAKES RESIDENTIAL, RECORDED UNDER RECEPTION NO. 27319474.
- 14. ALL PROPERTY WITHIN THIS SUBDIVISION IS INCLUDED IN THE FOREST LAKES METROPOLITAN DISTRICT BY INSTRUMENTS RECORDED IN BOOK 5065 AT PAGE 1279 AND BOOK 5165 AT PAGE 326.
- ALL PROPERTY WITHIN THIS SUBDIVISION IS INCLUDED IN THE PINON PINES METROPOLITAN DISTRICT NO. 1 BY INSTRUMENTS RECORDED UNDER RECEPTION NO. 204033347 AND 208042748.
- THE ADDRESSES EXHIBITED ON THIS PLAT ARE FOR INFORMATIONAL PURPOSES ONLY. THEY ARE NOT THE LEGAL DESCRIPTION AND ARE SUBJECT TO CHANGE.
- 17. TOTAL NAMESS OF LOTS ESHIN REPLATTED IN 1 TRACT.

  18. ROCKET SHE SHEERINF MAY BE MAKETED BY NOTE MAKENED PROBLEM. IN COLLARITY WHICH HE RECOVERY WAS ASSESSED TO THE REPLACEMENT OF THE SHEET SHEET WAS ASSESSED TO BE CONTINUED WITH THE MOST OF THE SHEET SHEET WAS ASSESSED ASSESSED TO BE CONTINUED WITH THE MOST OF THE SHEET SHEET SHEET SHEET SHEET ASSESSED ASS
- A 5.00 FOOT WIDE PUBLIC UTILITY AND PUBLIC IMPROVEMENT EASEMENT ALONG THE FRONT LINES OF EACH LOT.

- A 15,00 FOOT WIDE EASEMENT FOR PUBLIC UTILITIES ALONG THE FRONT LINES OF EACH LOT.

SUMPTOWS STATEMENT:

1. COULDAY P. MEET, A. DAT LEDSED PROFESSIONAL LAND SUMPTOW IN THE STATE OF COLORADO, DO THE STATE OF THE STATE OF

ATTEST THE ABOVE ON THIS.

DOUGLAS P. REINELT, PROFESSIONAL LAND SURVEYOR COLORADO P.LS. NO. 30118
FOR AND ON BEHALF OF CLASSIC CONSULTING, ENGINEERS AND SURVEYORS, TLC. DATE

BOARD OF COUNTY COMMISSIONERS CERTIFICATE

ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY OBJECT IN THIS SURVEY WHITM HIRSE TEASS AFTER YOU PHIST DISCORER SUCH OFFICE IN NO FOORT, ANY ANY ACTION BASED UPON ANY OBJECT IN HIS SURVEY. BE COMMENCED MORE THAN TEN TEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

THE SILAT FOR PRINCES LACKS THAN DIE. THAN AND APPROACH TORS THAN DIE THE DE PASO COMMITTO COMMISSION DIES OF COMMITTO COMMISSIONES OF THE DESCRIPTION OF THE SILATION OF THAN DIES SECURITION OF THE PASO CHANGES OF THAN TO COMMISSIONES OF THAN TO COMMISSIONES OF THAN TO COMMISSIONES OF THE COMMISSION AND COMMISSION AND THAN TO COMMISSION OF THE COMMISSION AND THAN TO COMMISSION OF THE COMMISSION AND THE COMMISSION AND THE COMMISSION OF THE COMMISSION AND THE COMMISSION OF THE COMMISSION OF THE COMMISSION OF THE COMMISSION AND THE COMMISSION AND THE SEMENTIAL THAN THE COMMISSION AND THE SEMENSION OF THE COMMISSION AND THE COMMISSION OF THE COMMISSION OF THE COMMISSION AND THE COMMISSION OF THE COMISSION OF THE COMMISSION OF THE COMMISSION OF THE COMMISSION OF

DIRECTOR OF PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT PRESIDENT, BOARD OF COUNTY COMMISSIONERS DATE DATE

CLERK AND RECORDER: STATE OF COLORADO ) COUNTY OF EL PASO )

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE ON THIS.

DAY OF ACCORDING AT RECEPTION NUMBER.

RECORD OF EL PASO COUNTY.

RECORDER: CHUCK BROERMAN, RECORDER BY: DEPUTY

THIS DOCUMENT HAS NOT BEEN PLAT CHECKED PRELIMINARY

OWNERS:
FREES LAKE BETROPQUIAN DISTRICT, A QUASI MUNICIPAL
CORPORATION AND POLITICAL SUBDIVISION OF THE STATE
OF COLORADO
1111 MAIN ST. 1STE. 1600
KANSAS CITY, MO 64105-2116

. PASO COUNTY BY AND THROUGH THE BOARD OF JUNTY COMMISSIONERS OF EL PASO COUNTY IO S. CASCADE AVE. L'ORADO SPRINGS, CO 80803-2202 FOREST LAKES FILING NO. 1A JOB NO. 1175.00 APRIL 7, 2017 SHEET 1 OF 2

CLASSIC

Avenue, Suita 200 Calorodo 80903

