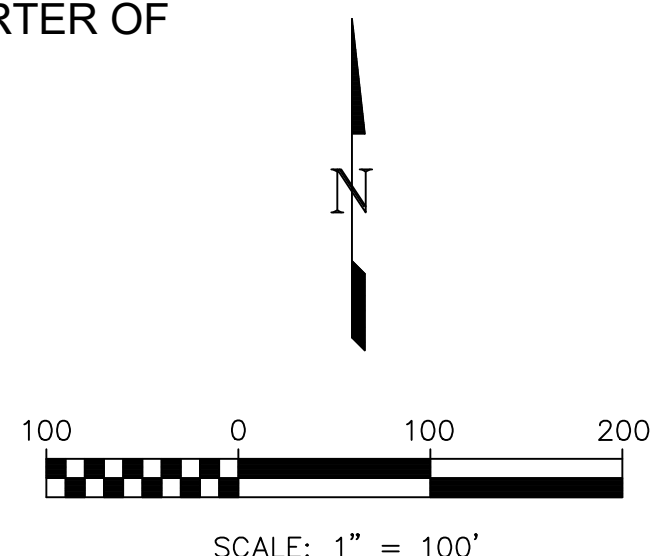
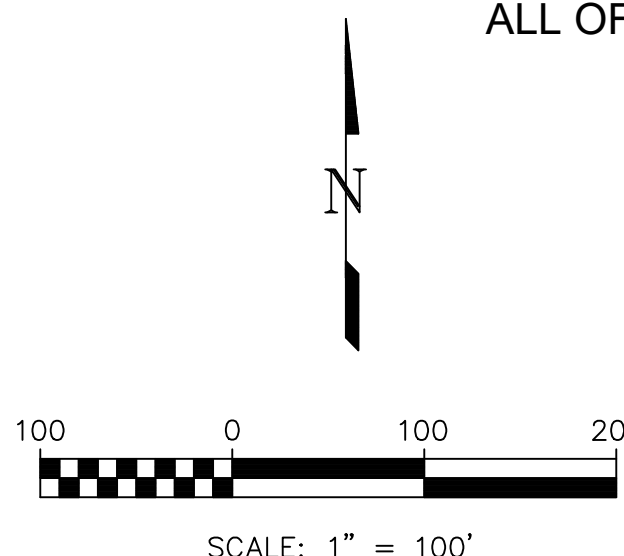
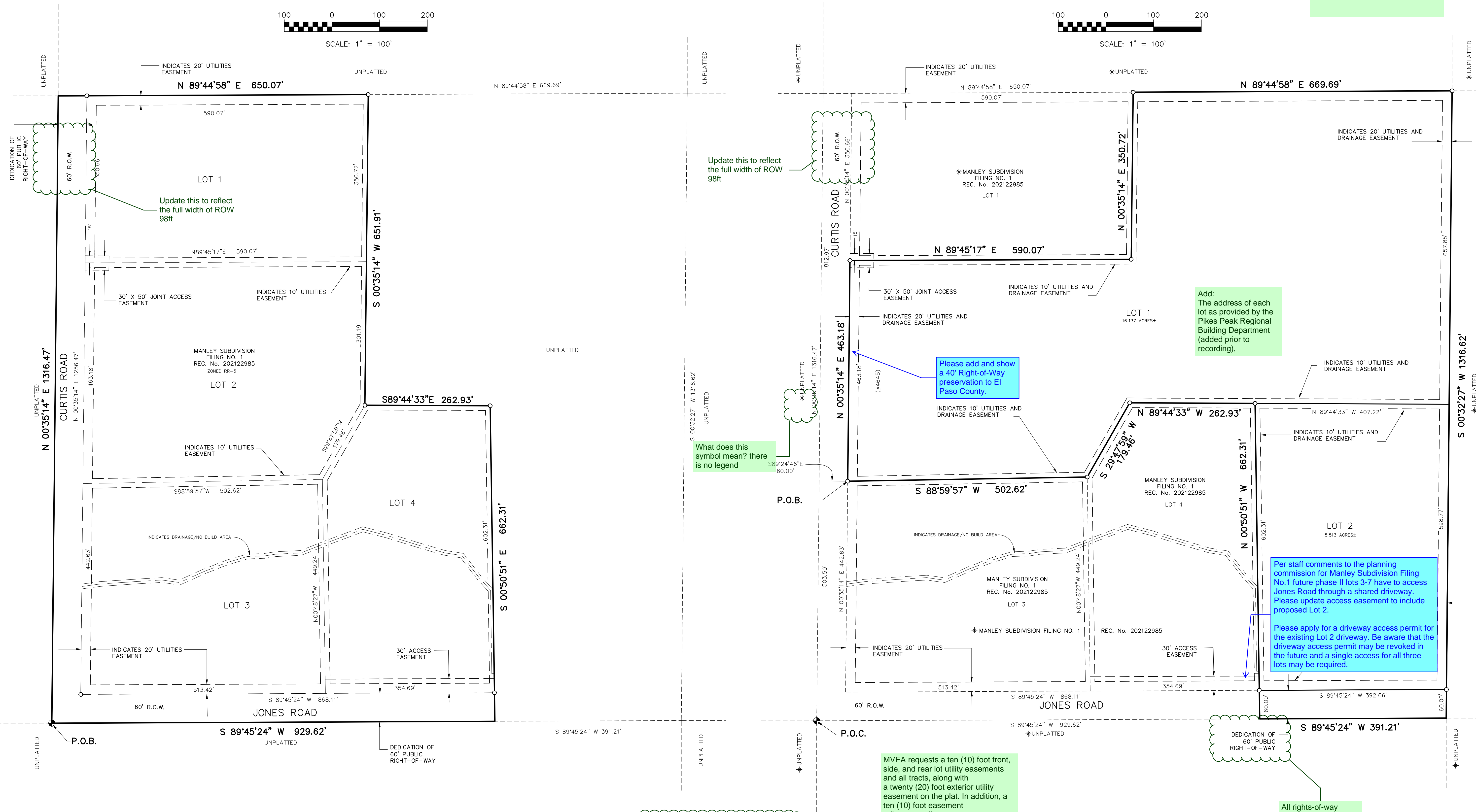


MANLEY SUBDIVISION FILING NO. 2

ALL OF LOT 2 MANLEY SUBDIVISION FILING No. 1 AND A PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 13 SOUTH, RANGE 64 WEST, OF THE 6th P.M., COUNTY OF EL PASO, STATE OF COLORADO



Add the following:
Name, address and telephone number of the owner of record located in the lower right hand corner
Labels reading "Not a part of this subdivision" and dashed lines delineating areas that do not constitute a part of the subdivision.



"AS PLATTED"

"AS REPLATTED"

PRELIMINARY COPY
SUBJECT TO FINAL COUNTY APPROVAL

MVEA requests a ten (10) foot front, side, and rear lot utility easements and all tracts, along with a twenty (20) foot exterior utility easement on the plat. In addition, a ten (10) foot easement adjacent to all access easements. MVEA also requests the platting of MVEA's existing facilities with easements on the plat. Additional easements may be required.

All rights-of-way being dedicated to El Paso County shall be clearly labeled with the following statement: "Dedicated to El Paso County for right-of-way purposes by this plat".

Add:
The address of each lot as provided by the Pikes Peak Regional Building Department (added prior to recording).

Please add and show a 40' Right-of-Way preservation to El Paso County.

Per staff comments to the planning commission for Manley Subdivision Filing No.1 future phase II lots 3-7 have to access Jones Road through a shared driveway. Please update access easement to include proposed Lot 2.
Please apply for a driveway access permit for the existing Lot 2 driveway. Be aware that the driveway access permit may be revoked in the future and a single access for all three lots may be required.

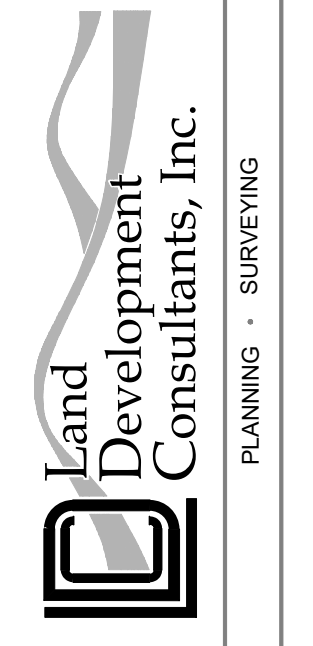
What does this symbol mean? there is no legend

According to Colorado law, you must commence any legal action based upon this plat within three (3) years after you first discover such defect. In no event, may any action in this survey be commenced more than three (3) years from the date of recording.

CALL BEFORE YOU DIG
811

No.	Description	By	Date

H Scale: 1" = 100'
V Scale: N/A
Designed By: DLK
Drawn By: JG
Checked By: NLR



MANLEY SUBDIVISION FILING NO.2
FINAL PLAT