

SECTION 28, IN TOWNSHIP 12 SOUTH, RANGE 65 WEST OF
THE 6TH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO

SKETCH PLAN

and 33

1 OF 3



PI ANNER / LANDSCAPE ARCHITECT

FLUORIDE ASSOCIATION WITH

STAMP

ISSUE 1

ISSUE / REVISION

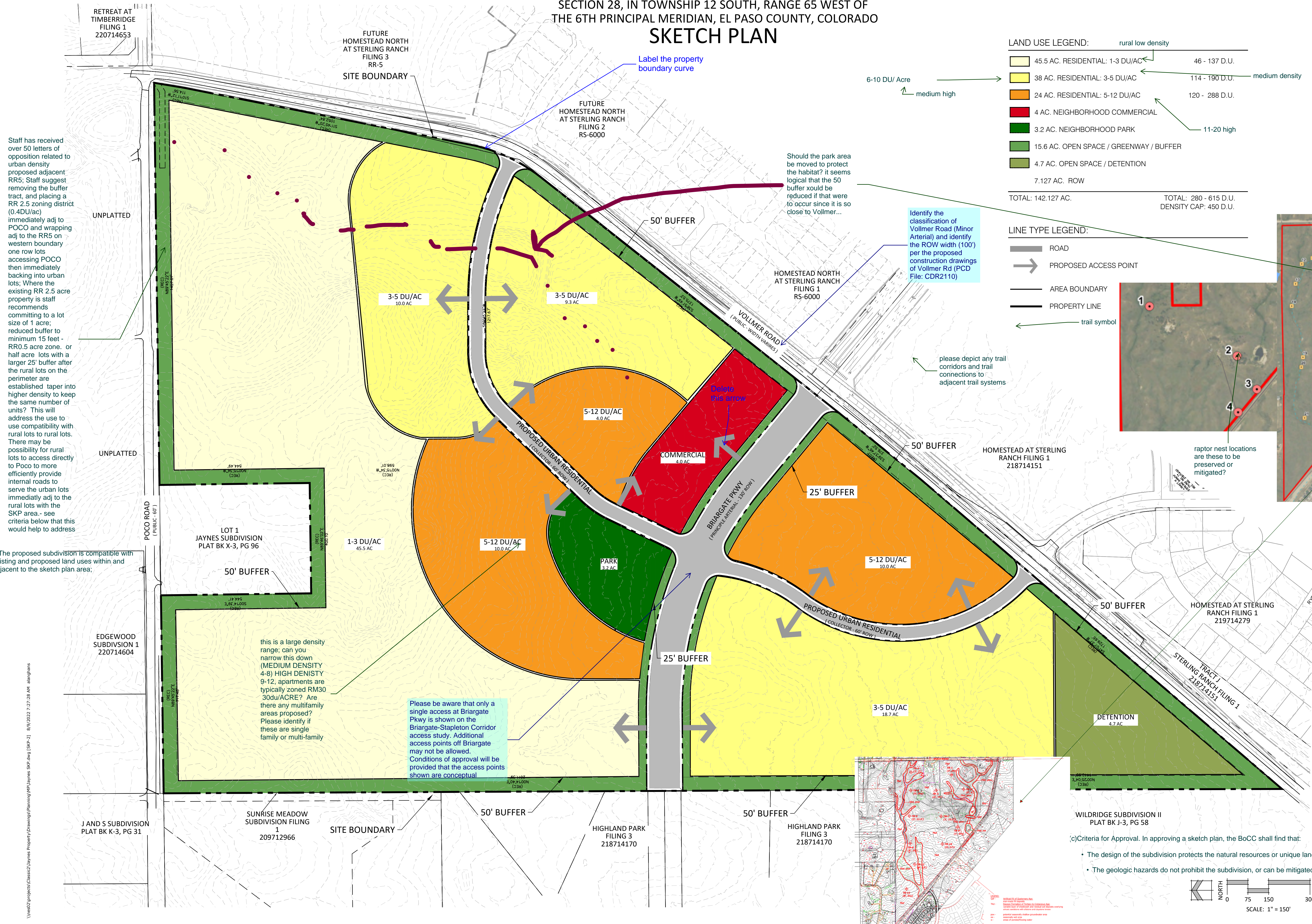
SHEET TITLE F

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JAYNES PROPERTY

SECTION 28, IN TOWNSHIP 12 SOUTH, RANGE 65 WEST OF
THE 6TH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO
SKETCH PLAN

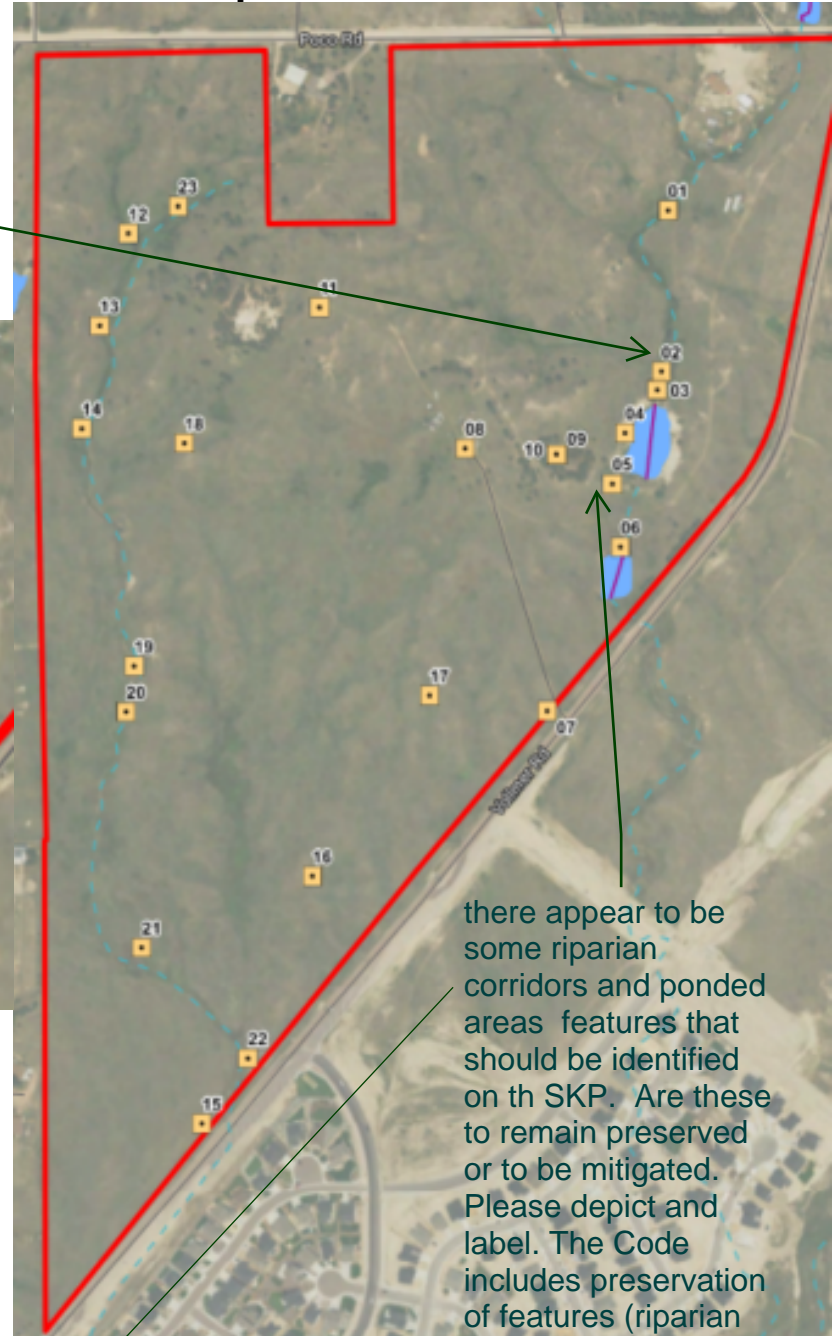


LAND USE LEGEND:

45.5 AC. RESIDENTIAL: 1-3 DU/AC	46 - 137 D.U.
38 AC. RESIDENTIAL: 3-5 DU/AC	114 - 190 D.U.
24 AC. RESIDENTIAL: 5-12 DU/AC	120 - 288 D.U.
4 AC. NEIGHBORHOOD COMMERCIAL	11-20 high
3.2 AC. NEIGHBORHOOD PARK	
15.6 AC. OPEN SPACE / GREENWAY / BUFFER	
4.7 AC. OPEN SPACE / DETENTION	
7.127 AC. ROW	
TOTAL: 142.127 AC.	TOTAL: 280 - 615 D.U. DENSITY CAP: 450 D.U.

LINE TYPE LEGEND:

ROAD
PROPOSED ACCESS POINT
AREA BOUNDARY
PROPERTY LINE
trail symbol



N.E.S. Inc.
619 N. Cascade Avenue, Suite 200
Colorado Springs, CO 80903

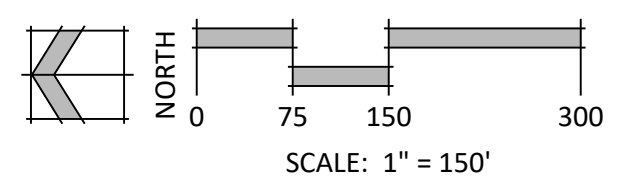
Tel. 719.471.0073
Fax 719.471.0267

www.nescolorado.com

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PROJECT INFO	DATE: 08.05.2022 PROJECT MGR: A. BARLOW PREPARED BY: A. LANGHANS
STAMP	
ISSUE INFO	EN
ISSUE / REVISION	SK
SHEET TITLE	
PLAN FILE #	2 OF 3

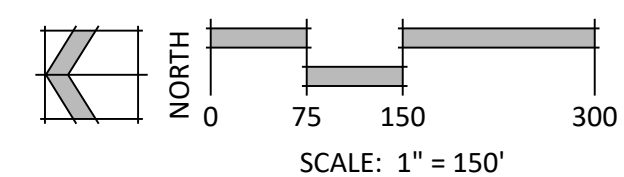
- (c)Criteria for Approval. In approving a sketch plan, the BoCC shall find that:
- The design of the subdivision protects the natural resources or unique landforms;
 - The geologic hazards do not prohibit the subdivision, or can be mitigated;



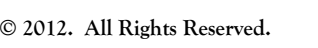
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SECTION 28, IN TOWNSHIP 12 SOUTH, RANGE 65 WEST OF
THE 6TH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO

SKETCH PLAN



	Name	Mailing Address	City, State, Zip
1	PAVEL & GAIL KOZHEVNIKOV	8282 WHEATLAND DR	COLORADO SPRINGS CO, 80908
2	JUSTIN & JENNIFER JACKSON	8272 WHEATLAND DR	COLORADO SPRINGS CO, 80908
3	TAYLOR & AMANDA SCOTT	8262 WHEATLAND DR	COLORADO SPRINGS CO, 80908
4	GARY & PAMELA THOMPSON	8252 WHEATLAND DR	COLORADO SPRINGS CO, 80908
5	RICHARD & GIZELLE	8242 WHEATLAND DR	COLORADO SPRINGS CO, 80908
6	CHRISTOPHER & RACHAEL HIMES	8232 WHEATLAND DR	COLORADO SPRINGS CO, 80908
7	ALAN & LINDA CROWDER	8222 WHEATLAND DR	COLORADO SPRINGS CO, 80908
8	CHRISTOPHER & JENNIFER FEHRM	8212 WHEATLAND DR	COLORADO SPRINGS CO, 80908
9	PASCAL & HOLLY LANGE	8202 WHEATLAND DR	COLORADO SPRINGS CO, 80908
10	TREVOR & CASIDY CASTELLO	8192 WHEATLAND DR	COLORADO SPRINGS CO, 80908
11	DANIEL & ASHLEIGH SALAZAR-MONTOYA	8182 WHEATLAND DR	COLORADO SPRINGS CO, 80908
12	DELEY & COREY BAKER	8172 WHEATLAND DR	COLORADO SPRINGS CO, 80908
13	JONI ALBANO	8162 WHEATLAND DR	COLORADO SPRINGS CO, 80908
14	JOHN KHOURI & MARIA ESQUIVEL	8152 WHEATLAND DR	COLORADO SPRINGS CO, 80921
15	JOSEPH & TIFFANY PELL	8142 WHEATLAND DR	COLORADO SPRINGS CO, 80908
16	WHISTLER INTERNATIONAL LLC	7220 BAKER DR	COLORADO SPRINGS CO, 80908
17	GEORGE THOMAS	9480 GLIDER LOOP	COLORADO SPRINGS CO, 80908
18	JOHN ABRAHAMSSON	9470 GLIDER LOOP	COLORADO SPRINGS CO, 80908
19	AUSTIN ROFF	10132 OAK KNOLL TERRACE	COLORADO SPRINGS CO, 80920
20	BASSAM & CONSTANCIA CHEDID	2341 UMERICK CT	COLORADO SPRINGS CO, 80921
21	THREE OAKS LIVING TRUST, PHILIP & GAIL PENNINGTON TRUSTEE	4503 CLARK FORK PL	COLORADO SPRINGS CO, 80923
22	PLATINUM AURORA TRUST	PO BOX 64110	COLORADO SPRINGS CO, 80962
23	ROKES LIVING TRUST	8155 POCO RD	COLORADO SPRINGS CO, 80908
24	RAUL & CHRISTINE REYES	8150 POCO RD	COLORADO SPRINGS CO, 80908
25	MARCUS & ASHLEY VALONE	9204 UZARD ROCK TRL	COLORADO SPRINGS CO, 80924
26	KENNETH & LORI YODER	8190 POCO RD	COLORADO SPRINGS CO, 80908
27	TERRILL & MISTY MCCALL	8250 POCO RD	COLORADO SPRINGS CO, 80908
28	AMELIA SNYDER	8450 POCO RD	COLORADO SPRINGS CO, 80908
29	TIMBERIDGE DEVELOPMENT GROUP LLC	2138 FLYING HOURSE CLUB DR	COLORADO SPRINGS CO, 80921
30	SR LAND LLC	20 BOULDER CRESCENT ST STE 102	COLORADO SPRINGS CO, 80903
31	SR COMMERCIAL LLC	20 BOULDER CRESCENT ST	COLORADO SPRINGS CO, 80903



IN ASSOCIATION WITH

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