Chuck Broerman 05/09/2022 03:27:48 PM Doc \$0.00 2 Rec \$23.00 Pages Pages

El Paso County, CO 222065005

2022 MELLEY MARLES 18200 , 2022 Phillips Ranchil Fiellips

Mary Cond The William Conde 11 Phillips Phillips, TEE CONTAINING 171,894 SQUARE FEET (3.9461 ACRES) MORE OR LESS LOTS 1, AND 2 (FOREST WAYNE CROWLEY AND CAROL VALUGHN CROWLEY TRUST) AND LOT 3 (PHILLIPS FAMILY REVOCABLE LIVING TRUST), RED ROCK MANCH INC. AS RECORDED IN PLAT BOOK W AT PAGE 58 OF THE RECORDS OF EL PASO COUNTY, COLORADO, X, VALIGHN CHOWLEY LIVING TRUST, WAYNE CHOWLEY, TRUSTEE, AND THE PHILLIPS WIDOLL PHILLIPS AND SUSAN PHILLIPS, TRUSTEES, ARE THE OWNERS OF THE T:

VICINITY MAP

A REPLAT OF LOTS 1, 2 AND 3, RED ROCK RANCH INC.
LYING WITHIN THE NORTH HALF OF THE WORTH HALF OF THE SOUTHWEST QUARTER
OF SECTION 17, TOWNSHIP 11 SOUTH, RANGE 67 WEST OF THE 6TH P.M.
IN THE TOWN OF MONUMENT, EL PASO COUNTY, COLORADO **RED ROCK RANCH INC. FILING NO. 2**

1. THE BASS OF BEAUNING OF THIS SUBDIVISION IS THE SOUTHERLY LINE RED ROCKS NAMEN INC. AS RECORDED IN PLAT ROCK WAIT FAMES SO IF THE RECORDES OF EED AND COUNTY, COLORADO, AS MONUMENTED. SAID LINE BEANS NEW 47707W ACCORDING TO SAID PLAT. IS PROPERTY IS LOCATED WITHIN ZONE X (AREAS DETERMINED TO BE OUTSIDE OF THE TAN FLOCO FUAN) AS ESTABLISHED BY FEMA PEN FRAM PANEL GROATCOZSO G, EFFECTIVE DATE MBER 7, 2018.

N. MAILBOXES SHALL BE INSTALLED IN ACCORDANCE WITH ALL EL PASO COUNTY AND UNITED ITATES POSTAL SERVICE REGULATIONS. RIOR TO THE ESTABLISHMENT OF ANY DRIVEWAY, AN ACCESS PERMIT MUST BE GRANTED BY EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT. INITS OF MEASUREMENT FOR THIS PLAT = U.S. SURVEY FOOT TEWATER SERVICE FOR THIS SUBDIVISION IS PROVIDED BY EXISTING INDIVIDUAL SEPTIC IS, ON PILE WITH THE EL PASO COUNTY HEALTH DEPARTMENT. SERVICE FOR THIS SUBDIVISION IS PROVIDED BY FOREST VIEW ACRES WATER DISTRICT. KISTING UTILITY AND DRAINAGE EASEMENTS WITHIN THIS REPLAT ARE PUBLIC.

R, ALL STRUCTURAL FOUNDATIONS SHALL BE LOCATED AND DESIGNED BY A PROFESSIONAL ENGINEER CURRENTLY REGISTERED IN THE STATE OF COLORADO. SETT COMITÉS AUE RESPONSUIL FOR MAINTAINING PROPER STOM WATED DAMAGE USIT THEM REPORTET, PULLE DAMAGE EXCHAIRTS AS PECCIPCLLUM YOTTED ON THE KAMPTAINED BY THE INDIVIDUAL LOT COMMERS UNICES CITHERMISE INDICATED. FEMCES, MATTEMALS OR LANGOSCHING THAT COULD IMPEDE THE FLOW OF RUNGHE FLACED BY DAMAGE ESCRIPTITS.

REPLAT STATEMENT APPROVAL OF THIS REPLAT VACATES ALL PRIOR PLATS FOR THE AREA CONTAINED

SURVEYOR'S CERTIFICATION

JUNTY, COLORADO PLANNING AND 2022, SUBJECT TO ANY NOTES OR

DE POCK AMAN HIC, SUBDINISM IS AMÉRICED FOR THE AREA DESCRIBED BY THE PLAT, SUBECT TO ALL CONEMANTS, DINDITIONS AND RESTREPONS ECOLORDE, AGAINST AND APPLITEMANT TO THE ORGINAL PLAT RECORDED BY THE OFFICE OF THE L PACO COUNTY CLEIK AND RECORDER, PLAT BOOK W. AT PAGE 58.

CLERK AND RECORDER I HEREBY CERTIFY THAT THIS INSTRU 2022, AND IS DULY I COLORADO. STATE OF COLORADO) SS

SCHOOL FEES

