



NOTE:
MEANDERING SIDEWALK TO BE PROVIDED
WITHIN TRACTS IMMEDIATELY ADJACENT
TO ROADWAY (NOT SHOWN)

MARKSHEFFEL ROAD (107' R.O.W.)
(MODIFIED) 4 LANE URBAN MINOR ARTERIAL CROSS SECTION
SCALE: NTS

PROPOSED SECTION (DEVIATION)

Cross section above is as agreed to by Kathleen Krager and Jeff Rice on November 29, 2018.

Conditions of deviation approval:

1. El Paso County will not maintain Marksheffel Road with the proposed design, and will only facilitate approvals and coordinate transfer of the road, upon completion of construction, to the City of Colorado Springs. Ultimate plan approval, notice to proceed, and MS4/stormwater enforcement remains under the County's jurisdiction until such time that the road is actually annexed into the City.
2. Construction of the approved cross-section (above) is at the developer's risk as the County cannot guarantee City acceptance of the road and associated deeds. Any revisions necessary to meet County requirements due to a change in City commitments will be the developer's responsibility.
3. The City may require construction of the full four-lane cross-section from Vollmer Road southeast along platted areas (Sterling Ranch Filing No. 2).
4. The City may require a 25% escrow contribution to the traffic signal at Vollmer Road.
5. The intersection at Vollmer Road shall be designed and constructed to allow for realignment of Tahiti Drive from the northwest at an appropriate location entering the new intersection.
6. Any additional easements necessary for drainage, slope easements and other public improvements shall be shown on plans as "public improvements easements." If these easements are required, they shall be provided by separate recorded document (non-exclusive public easements) approved by El Paso County and referenced on the plans prior to plan approval.
7. A 25-foot non-exclusive County trail corridor easement is required along the northeast side of Marksheffel Road and shall be shown on all plans. It is assumed that this corridor will remain under County Jurisdiction.