ELDORADO SPRINGS

A PORTION OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 14 SOUTH AND THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 15 SOUTH, ALL IN RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO

KNOW ALL MEN BY THESE PRESENTS:

THAT ELDORADO SPRINGS APARTMENTS LIMITED PARTNERSHIP, LLLP, A COLORADO LIMITED LIABILITY LIMITED PARTNERSHIP, BEING THE OWNER OF THE FOLLOWING DESCRIBED TRACT OF LAND, TO WIT:

NOTARIAL:

LIEN HOLDER:

NOTARIAL:

STATE OF _____

WITNESS MY HAND AND OFFICIAL SEAL.

MY COMMISSION EXPIRES: _____

THIS _____, 2019 A.D.

CAPITAL, ITS SUCCESSORS AND/OR ASSIGNS

STATE OF _____

COUNTY OF _____

WITNESS MY HAND AND OFFICIAL SEAL.

DRAINAGE EASEMENTS.

FLOODPLAIN STATEMENT:

IMPROVEMENTS AGREEMENT.

DEPARTMENT.

RESULTS; EROSION CONTROL REPORT.

08041C0741G, DATED DECEMBER 7, 2018

GENERAL NOTES:

MY COMMISSION EXPIRES: _____

1. DATE OF PLAT PREPARATION IS JUNE 26, 2019.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY

APARTMENTS LIMITED PARTNERSHIP, LLLP, A COLORADO LIMITED LIABILITY LIMITED

MARK ONE CAPITAL, ITS SUCCESSORS AND/OR ASSIGNS HAS EXECUTED THIS INSTRUMENT

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ____ DAY

OF MARK ONE CAPITAL, ITS SUCCESSORS AND/OR ASSIGNS.

OF _____ 2019 A.D. BY _____ AS _____

2. ALL STRUCTURAL FOUNDATIONS SHALL BE LOCATED AND DESIGNED BY A PROFESSIONAL

A 7.00 FOOT WIDE PUBLIC UTILITY AND PUBLIC DRAINAGE EASEMENT ALONG ALL LOT

LINES. WITH THE SOLE RESPONSIBILITY FOR THE MAINTENANCE OF EASEMENTS IS

ALL PROPERTY OWNERS ARE RESPONSIBLE FOR MAINTAINING PROPER STORM WATER

DRAINAGE IN AND THROUGH THEIR PROPERTY. PUBLIC DRAINAGE EASEMENTS AS

SPECIFICALLY NOTED ON THE PLAT SHALL BE MAINTAINED BY THE INDIVIDUAL LOT

LANDSCAPING THAT COULD IMPEDE THE FLOW OF RUNOFF SHALL NOT BE PLACED IN

THE FOLLOWING REPORTS HAVE BEEN SUBMITTED AND ARE ON FILE AT THE EL PASO

REPORT; NATURAL FEATURES REPORT; SUBDIVISION OR PROJECT PERCOLATION TEST

SURVEY MONUMENT OR LAND MONUMENT OR ACCESSORY, COMMITS A CLASS TWO (2)

GEOLOGICAL STUDY; WATER AVAILABILITY STUDY; DRAINAGE REPORTS; FIRE PROTECTION

OWNERS UNLESS OTHERWISE INDICATED. STRUCTURES, FENCES, MATERIALS OR

COUNTY PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT: SOILS AND

ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND

FLOODPLAIN AS DETERMINED BY THE FLOOD INSURANCE RATE MAP, MAP NUMBER

PRIOR TO THE ESTABLISHMENT OF ANY DRIVEWAY, AN ACCESS PERMIT MUST BE GRANTED BY THE EL PASO COUNTY PLANNING AND COMMUNITY DEVELOPMENT

NO LOT OR INTEREST THEREIN, SHALL BE SOLD, CONVEYED, OR TRANSFERRED

UNTIL AND UNLESS EITHER THE REQUIRED PUBLIC AND COMMON DEVELOPMENT

IMPROVEMENTS HAVE BEEN CONSTRUCTED AND COMPLETED AND PRELIMINARILY

ACCEPTED IN ACCORDANCE WITH THE SUBDIVISION IMPROVEMENTS AGREEMENT

BETWEEN THE APPLICANT /OWNER AND EL PASO COUNTY AS RECORDED UNDER

OF EL PASO COUNTY, COLORADO OR, IN THE ALTERNATIVE, OTHER COLLATERAL IS

PROVIDED TO MAKE PROVISION FOR THE COMPLETION OF SAID IMPROVEMENTS IN

APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OR, IF PERMITTED BY THE

ANY LOTS FOR SALE, CONVEYANCE OR TRANSFER. THIS PLAT RESTRICTION MAY BE

PERMITTED BY THE SUBDIVISION IMPROVEMENTS AGREEMENT, BY THE PLANNING AND

SUBDIVISION IMPROVEMENTS AGREEMENT. THE PARTIAL RELEASE OF LOTS FOR SALE,

CONVEYANCE OR TRANSFER MAY ONLY BE GRANTED IN ACCORDANCE WITH ANY

COMMUNITY DEVELOPMENT DEPARTMENT DIRECTOR UPON EITHER APPROVAL OF AN ALTERNATIVE FORM OF COLLATERAL OR COMPLETION AND PRELIMINARY ACCEPTANCE

ENGINEERING CRITERIA MANUAL ANY SUCH ALTERNATIVE COLLATERAL MUST BE

SUBDIVISION IMPROVEMENTS AGREEMENT, BY THE PLANNING AND COMMUNITY

REMOVED OR RESCINDED BY THE BOARD OF COUNTY COMMISSIONERS OR, IF

BY THE EL PASO BOARD OF COUNTY COMMISSIONERS OF ALL IMPROVEMENTS REQUIRED TO BE CONSTRUCTED AND COMPLETED IN ACCORDANCE WITH SAID

PLANNED PARTIAL RELEASE OF LOT(S) AUTHORIZED BY THE SUBDIVISION

DEVELOPMENT DEPARTMENT DIRECTOR AND MEET THE POLICY AND PROCEDURE REQUIREMENTS OF EL PASO COUNTY PRIOR TO THE RELEASE BY THE COUNTY OF

ACCORDANCE WITH THE EL PASO COUNTY LAND DEVELOPMENT CODE AND

_ IN THE OFFICE OF THE CLERK AND RECORDER

WHETHER BY DEED OR BY CONTRACT, NOR SHALL BUILDING PERMITS BE ISSUED,

7. NO PORTION OF THIS SITE, ELDORADO SPRINGS, IS WITHIN A DESIGNATED F.E.M.A.

3. UNLESS SHOWN OTHERWISE, THE FOLLOWING EASEMENTS ARE HEREBY PLATTED:

ENGINEER, CURRENTLY LICENSED IN THE STATE OF COLORADO.

HEREBY VESTED WITH THE INDIVIDUAL PROPERTY OWNER.

MISDEMEANOR PURSUANT TO STATE STATUTE 18-4-508, CRS.

_, 2019, A.D. BY EMERY CHUKLY, MANAGER OF ELDORADO SPRINGS

NOTARY PUBLIC

COUNTY OF _____

PROPERTY DESCRIPTION:

A TRACT OF LAND BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 14 SOUTH, AND THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 15 SOUTH ALL IN RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN BEGIN MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 14 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN BEING MONUMENTED AT THE NORTH END BY A 2-1/2" ALUMINUM SURVEYORS CAP WITH APPROPRIATE MARKINGS AND AT THE SOUTH END BY A 3-1/4" ALUMINUM SURVEYORS CAP WITH APPROPRIATE MARKINGS IS ASSUMED TO BEAR NOO"44'35"W, A DISTANCE OF 1320.61

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 33, TOWNSHIP 14 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO; THENCE NOO°44'35"W, ON THE WEST LINE OF SAID SECTION 33, A DISTANCE OF 779.25 FEET; THENCE N56°40'25"E, A DISTANCE OF 0.09 FEET TO THE POINT OF BEGINNING; THENCE NOO°47'15"W, A DISTANCE OF 541.39 FEET TO THE SOUTH SIXTEENTH (1/16TH) CORNER OF SAID SECTION 33, SAID POINT BEING THE NORTHEAST CORNER OF SUBDIVISION OF TRACT "B" ABRAHAMSON'S STRATMOOR HILLS AS RECORDED IN PLAT BOOK Z AT PAGE 38, RECORDS OF EL PASO COUNTY, COLORADO; THENCE NO0°44'33"W, ON THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 33 A DISTANCE OF 168.99 TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF US HIGHWAY 85-87 AS RECORDED IN BOOK 2296 AT PAGE 171 AND 173; THENCE S54°32'42"E, ON SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 287.90 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF US HIGHWAY 85-87 AS RECORDED IN BOOK 602 PAGE 544; THENCE S54°38'03"E, ON SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 1089.66 FEET; THENCE S42°39'11"E, A DISTANCE OF 13.31 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF WESTMARK AVENUE AS DESCRIBED IN A DOCUMENT RECORDED IN BOOK 3132 AT PAGE 46; THENCE ON SAID WESTERLY RIGHT OF WAY

- S24°57'21"W, A DISTANCE OF 84.28 FEET TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT HAVING A DELTA OF 78"54'36", A RADIUS OF
- 130.00 FEET AND A DISTANCE OF 179.04 FEET TO A POINT OF TANGENT; S53°57'15"E, A DISTANCE OF 187.88 FEET TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE RIGHT HAVING A DELTA OF 49"56'59", A RADIUS OF 70.00 FEET AND A DISTANCE OF 61.02 FEET TO A POINT OF TANGENT;
- S04°00'16"E, A DISTANCE OF 191.76 FEET TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE RIGHT HAVING A DELTA OF 70"02'21", A RADIUS OF 35.00 FEET AND A DISTANCE OF 42.78 FEET TO A POINT OF TANGENT;
- S66°02'05"W, A DISTANCE OF 49.65 FEET TO A POINT ON THE EASTERLY BOUNDARY OF STRATMOOR HILLS ADDITION NO. 5 AS RECORDED IN PLAT BOOK E-3 AT PAGE 38;

THENCE ON THE EASTERLY AND NORTHERLY BOUNDARY OF SAID STRATMOOR HILLS ADDITION NO. 5, THE FOLLOWING (3) THREE COURSES:

1. N02°19'04"E, A DISTANCE OF 143.44 FEET;

LINE, THE FOLLOWING SEVEN (7) COURSES:

2. N33°13'56"W, A DISTANCE OF 208.26 FEET; S34°08'59"W, A DISTANCE OF 420.46 FEET TO A POINT ON THE NORTHERLY BOUNDARY OF REFILING OF STRATMOOR HILLS ADDITION NO. 3 AS RECORDED IN PLAT BOOK B-2

THENCE ON SAID NORTHERLY BOUNDARY, THE FOLLOWING (3) THREE COURSES:

- 1. S88°50'31"W, A DISTANCE OF 249.70 FEET;
- 2. S78°21'07"W, A DISTANCE OF 189.91 FEET;
- 3. NO1°45'29"E, A DISTANCE OF 226.22 FEET TO A POINT ON THE SOUTHERLY BOUNDARY OF STRATMOOR HILLS ADDITION NO. 2 AS RECORDED IN PLAT BOOK Z AT PAGE 12;

THENCE ON THE BOUNDARY OF SAID STRATMOOR HILLS ADDITION NO. 2, THE FOLLOWING (9) NINE COURSES:

- 1. S72°36'33"E, A DISTANCE OF 342.95 FEET;
- 2. N31°16'12"E, A DISTANCE OF 221.68 FEET;
- 3. N21°46'01"W, A DISTANCE OF 199.64 FEET; 4. N64°24'54"W, A DISTANCE OF 136.53 FEET;
- 5. N67°59'10"W, A DISTANCE OF 188.14 FEET;
- 6. N42°24'54"W, A DISTANCE OF 176.07 FEET;
- 7. N55°50'08"W, A DISTANCE OF 130.38 FEET;
- 8. N84°19'39"W, A DISTANCE OF 143.71 FEET; 9. S80°47'27"W, A DISTANCE OF 186.62 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 15.459 ACRES

DEDICATION:

THE UNDERSIGNED, BEING ALL THE OWNER, MORTGAGEES, BENEFICIARIES OF DEEDS OF TRUST AND HOLDERS OF OTHER INTERESTS IN THE LAND DESCRIBED HEREIN, HAVE LAID OUT, SUBDIVIDED, AND PLATTED SAID LANDS INTO LOTS, TRACTS AND EASEMENTS AS SHOWN HEREON UNDER THE NAME AND SUBDIVISION OF ELDORADO SPRINGS. ALL PUBLIC IMPROVEMENTS SO PLATTED ARE HEREBY DEDICATED TO PUBLIC USE AND SAID OWNER DOES HEREBY COVENANT AND AGREE THAT THE PUBLIC IMPROVEMENTS WILL BE CONSTRUCTED TO EL PASO COUNTY STANDARDS AND THAT PROPER DRAINAGE AND EROSION CONTROL FOR SAME WILL BE PROVIDED AT SAID OWNER'S EXPENSE, ALL TO THE SATISFACTION OF THE BOARD OF COUNTY COMMISSIONERS OF EL PASO COUNTY, COLORADO. UPON ACCEPTANCE BY RESOLUTION, ALL PUBLIC IMPROVEMENTS SO DEDICATED WILL BECOME MATTERS OF MAINTENANCE BY EL PASO COUNTY, COLORADO. THE UTILITY EASEMENTS SHOWN HEREON ARE HEREBY DEDICATED FOR PUBLIC UTILITIES AND COMMUNICATION SYSTEMS AND OTHER PURPOSES AS SHOWN HEREON. THE ENTITIES RESPONSIBLE FOR PROVIDING THE SERVICES FOR WHICH THE EASEMENTS ARE ESTABLISHED ARE HEREBY GRANTED THE PERPETUAL RIGHT OF INGRESS AND EGRESS FROM AND TO ADJACENT PROPERTIES FOR INSTALLATION, MAINTENANCE, AND REPLACEMENT OF UTILITY LINES AND RELATED FACILITIES.

OWNER'S STATEMENT:

THE AFOREMENTIONED, ELDORADO SPRINGS APARTMENTS LIMITED PARTNERSHIP, LLLP, A COLORADO LIMITED LIABILITY LIMITED PARTNERSHIP, HAS EXECUTED THIS

INSTRUMENT THIS _____ DAY OF______, 2019 A.D.

ELDORADO SPRINGS APARTMENTS LIMITED PARTNERSHIP, LLLP, A COLORADO LIMITED LIABILITY LIMITED PARTNERSHIP

EMERY CHUKLY, MANAGER	TITLE	DATE

GENERAL NOTES (continued . . .):

- 10. WATER AND WASTEWATER SERVICES FOR THIS SUBDIVISION ARE TO BE PROVIDED BY THE STRATMOOR HILLS WATER AND SANITATION DISTRICT SUBJECT TO THE DISTRICTS RULES. REGULATIONS AND SPECIFICATIONS.
- 11. FIRE PROTECTION IS SUPPLIED BY THE STRATMOOR HILLS FIRE PROTECTION
- 12. ELECTRIC AND GAS SERVICE SHALL BE PROVIDED BY COLORADO SPRINGS
- 13. THE PUBLIC UTILITY EASEMENT SHALL BE CONVEYED TO THE CITY OF COLORADO SPRINGS, A HOME RULE CITY AND COLORADO MUNICIPAL CORPORATION, ON BEHALF OF ITS ENTERPRISE, COLORADO SPRINGS UTILITIES BY SEPARATE
- 14. THE ADDRESSES EXHIBITED ON THIS PLAT ARE FOR INFORMATIONAL PURPOSES ONLY. THEY ARE NOT THE LEGAL DESCRIPTION AND ARE SUBJECT TO CHANGE.
- TRACT A IS FOR DRAINAGE AND OPEN SPACE, TO BE OWNED AND MAINTAINED BY THE RECORD OWNER OF LOT 1. TRACT A SHALL BE CONVEYED WITH LOT 1 AT ALL FUTURE CONVEYANCES OF LOT 1.
- POND EASEMENTS, AS SHOWN HEREON, GRANTED TO EL PASO COUNTY ARE FOR ACCESS AND DRAINAGE IN ACCORDANCE WITH THE PRIVATE DETENTION BASIN
- MAINTENANCE AGREEMENT RECORDED UNDER RECEPTION NO. ______ OF THE RECORDS OF EL PASO COUNTY, COLORADO.
- PORTIONS OF THIS SITE HAVE EXCESSIVE SLOPE AS IDENTIFIED IN THE GEOLOGY AND SOILS REPORT. MITIGATION OF THESE AREAS SHALL BE COMPLETED IN ACCORDANCE WITH SAID REPORT.
- THIS PLAT DOES NOT CONSTITUTE A TITILE SEARCH TO DETERMINE OWNERSHIP OR EASEMENTS OR RECORD. FOR ALL INFORMATION REGARDING EASEMENTS, RIGHTS-OF-WAY AND TITLE OF RECORD, LAND DEVELOPMENT CONSULTANTS, INC AND THE SURVEYOR OF RECORD RELIED UPON THE TITILE COMMITMENT ORDER NUMBER SC55075040-2 ISSUED BY LAND TITLE GUARANTEE COMPANY, AS AGENT FOR OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, DATED JUNE 29, 2019
- 19. THE SUBDIVIDER(S) AGREES ON BEHALF OF HIM/HERSELF AN ANY DEVELOPER OR BUILDER SUCCESSORS AND ASSIGNEES THAT SUBDIVIDER AND/OR SAID SUCCESSORS AND ASSIGNS SHALL BE REQUIRED TO PAY TRAFFIC IMPACT FEES IN ACCORDANCE WITH THE EL PASO COUNTY ROAD IMPACT FEE PROGRAM RESOLUTION (RESOLUTION NO. 16-454), OR ANY AMENDMENTS THERETO, AT OR PRIOR TO THE TIME OF BUILDING PERMIT SUBMITTAL. THE FEE OBLIGATION, IF NOT PAID AT FINAL PLAT RECORDING. SHALL BE DOCUMENTED ON ALL SALES DOCUMENTS AND ON PLAT NOTES TO ENSURE THAT A TITLE SEARCH WOULD FIND THE FEE OBLIGATION BEFORE SALE OF THE PROPERTY.
- ALL EASEMENTS THAT ARE DEDICATED HEREON FOR PUBLIC UTILITY PURPOSES, SHALL BE SUBJECT TO THOSE TERMS AND CONDITIONS AS SPECIFIED IN THE INSTRUMENT RECORDED AT RECEPTION NO. 212112548 OF THE RECORDS OF EL PASO COUNTY, COLORADO. ALL OTHER EASEMENTS OR INTERESTS OF RECORD AFFECTING ANY OF THE PLATTED PROPERTY DEPICTED HEREON SHALL NOT BE AFFECTED AND SHALL REMAIN IN FULL FORCE AND EFFECT.
- 21. TOTAL NUMBER OF LOTS PLATTED WITH THIS SUBDIVISION: 1 TOTAL NUMBER OF TRACTS PLATTED WITH THIS SUBDIVISION: 1
- 22. DEVELOPER SHALL COMPLY WITH FEDERAL AND STATE LAWS. REGULATIONS. ORDINANCES, REVIEW AND PERMIT REQUIREMENTS, AND OTHER AGENCY REQUIREMENTS. IF ANY. OF APPLICABLE AGENCIES INCLUDING. BUT NOT LIMITED TO. THE COLORADO DEPARTMENT OF WILDLIFE, COLORADO DEPARTMENT OF TRANSPORTATION, U.S. ARMY CORP. OF ENGINEERS, THE U.S. FISH AND WILDLIFE SERVICE AND/OR COLORADO DEPARTMENT OF WILDLIFE REGARDING THE ENDANGERED SPECIES ACT.
- 23. MAILBOXES SHALL BE INSTALLED IN ACCORDANCE WITH ALL EL PASO COUNTY DEPARTMENT OF TRANSPORTATION AND UNITED STATES POSTAL SERVICE REGULATIONS.
- 24. VEHICULAR ACCESS TO AND/OR FROM VENETUCCI BOULEVARD IS LIMITED TO THE ACCESS EASEMENT LOCATION SHOWN.

SURVEYOR'S STATEMENT:

THE UNDERSIGNED PROFESSIONAL LAND SURVEYOR LICENSED IN THE STATE OF COLORADO, HEREBY STATES AND DECLARES THAT THE ACCOMPANYING PLAT WAS SURVEYED AND DRAWN UNDER HIS RESPONSIBLE CHARGE AND ACCURATELY SHOWS THE DESCRIBED TRACT OF LAND, AND SUBDIVISION THEREOF, AND THAT THE REQUIREMENTS OF TITLE 38 OF THE COLORADO REVISED STATUTES, 1973, AS AMENDED, HAVE BEEN MET TO THE BEST OF HIS KNOWLEDGE AND BELIEF.

> PRELIMINARY COPY SUBJECT TO FINAL COUNTY APPROVAL

DAVID V. HOSTETLER, PROFESSIONAL LAND SURVEYOR COLORADO PLS NO. 20681 FOR AND ON BEHALF OF LAND DEVELOPMENT CONSULTANTS, INC.

ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

BOARD OF COUNTY COMMISSIONERS CERTIFICATE:

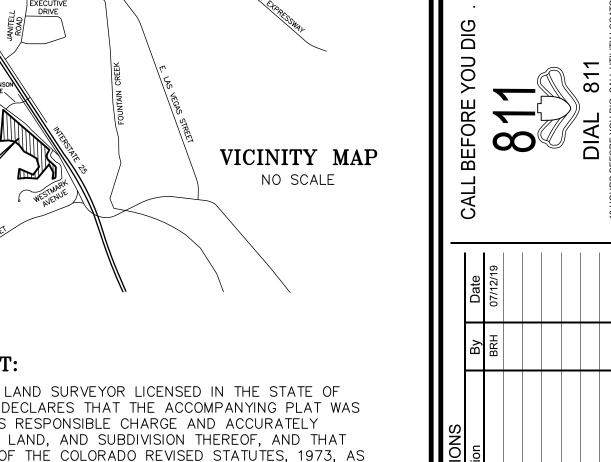
CHAIR. BOARD OF COUNTY COMMISSIONERS

THIS PLAT FOR ELDORADO SPRINGS WAS APPROVED FOR FILING BY THE EL PASO

COUNTY, COLORADO BOARD OF COUNTY COMMISSIONERS ON THIS _____ DAY OF

_, 2019, SUBJECT TO ANY NOTES SPECIFIED HEREON AND ANY CONDITIONS INCLUDED IN THE RESOLUTION OF APPROVAL. THE DEDICATIONS OF LAND TO THE PUBLIC (EASEMENTS) ARE ACCEPTED. BUT PUBLIC IMPROVEMENTS THEREON WILL NOT BECOME MAINTENANCE RESPONSIBILITY OF EL PASO COUNTY UNTIL PRELIMINARY ACCEPTANCE OF THE PUBLIC IMPROVEMENTS IN ACCORDANCE WITH THE REQUIREMENTS OF THE LAND DEVELOPMENT CODE AND ENGINEERING CRITERIA MANUAL. AND THE SUBDIVISION IMPROVEMENTS AGREEMENT.

DIRECTOR OF PLANNING AND COMMUNITY DEVELOPMENT DATE
CLERK AND RECORDER:
STATE OF COLORADO
COUNTY OF EL PASO
I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN MY OFFICE AT
O'CLOCKM. THIS DAY OF, 2019
A.D., AND DULY RECORDED UNDER RECEPTION NUMBER
RECORDER: CHUCK BROERMAN BY:
FEE:
SURCHARGE:
SCHOOL FEE:
BRIDGE FEE:
PARK FEE:
DRAINAGE FEE:



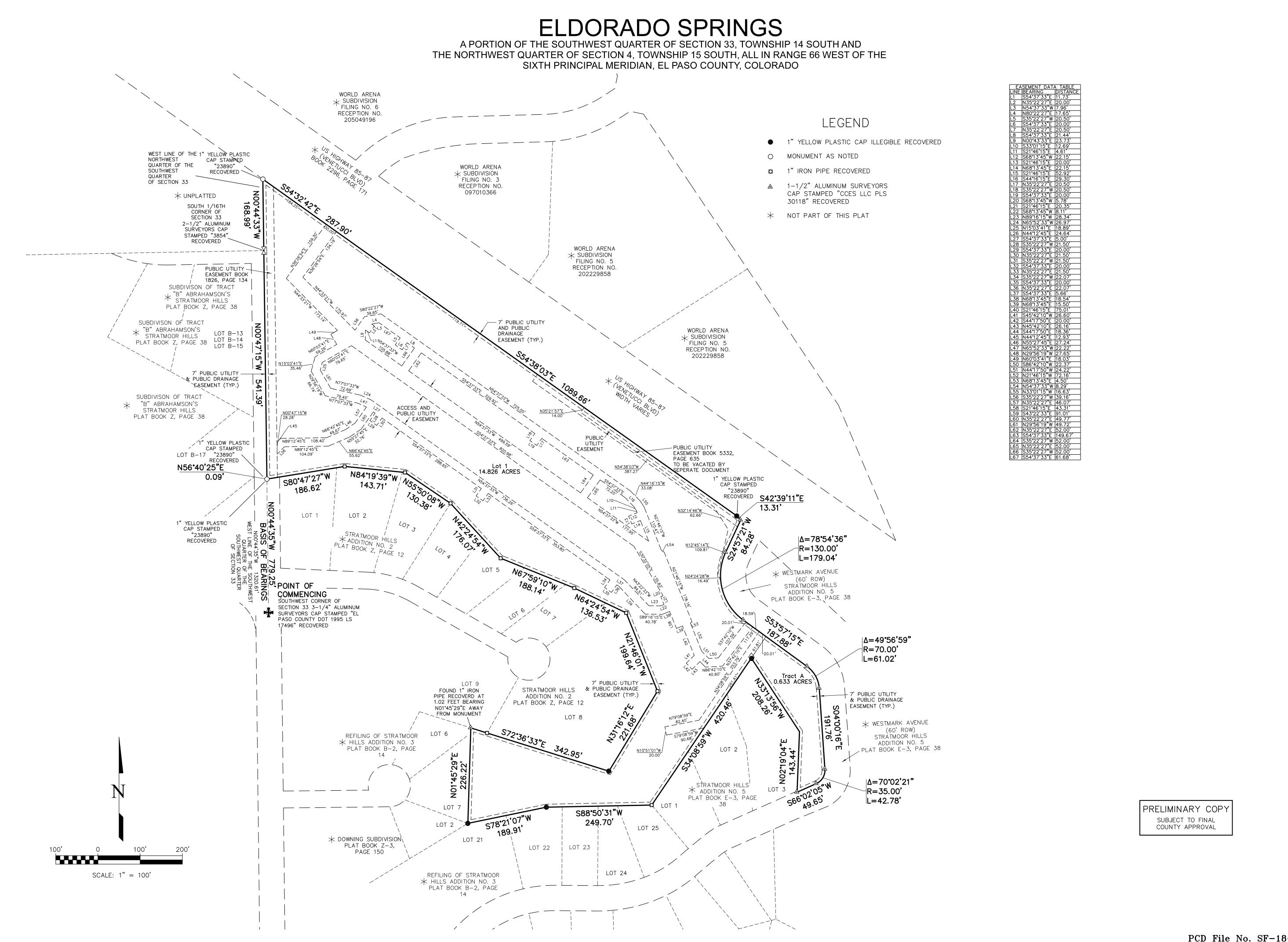
DATE

DATE



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PLAT

FINAL

PCD File No. SF-18-012