

REZONE REQUEST FROM  
EXISTING PUD TO  
R-T (RESIDENTIAL-TOPOGRAPHIC DISTRICT)

LEGAL DESCRIPTION:

All that portion of the East Half of the Southwest Quarter of Section 23, Township 13 South, Range 68 West of the 6th P.M. lying northeasterly of Pyramid Mountain Road and southerly of Parcel A (Tract 4) described in Warranty Deed recorded November 15, 2010 under Reception No. 210114996, County of El Paso, State of Colorado.

GENERAL NOTES:

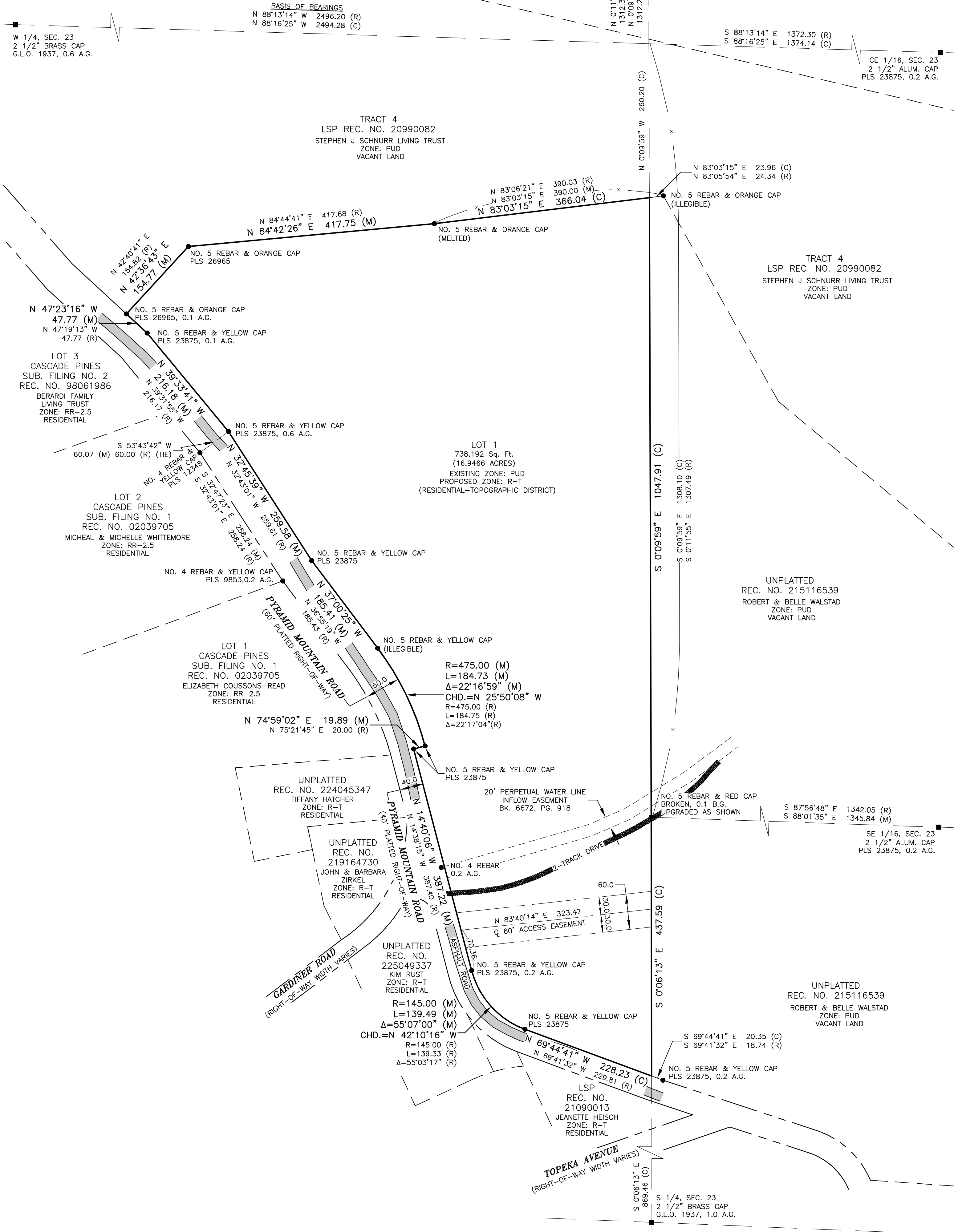
- Recovered monument, marked as noted.
  - Recovered Aliquot monument, marked as noted.
  - Set no. 5 rebar 18" long & pink plastic cap marked "PLS 38556".
  - Record bearing & distance
  - Measured bearing & distance
  - Calculated bearing & distance
  - A.G. - Above Grade
  - B.G. - Below Grade
- The Basis of Bearings is the southerly line of Tract 4, monumented as shown and assumed to bear North 84 degrees 42 minutes 26 seconds West.
- This property contains a calculated area of 738,192 square feet (16.9466 acres), more or less. Area shown hereon was not measured but instead is a result of a computer software calculation and is not warranted or guaranteed.
- The lineal units used in this survey are International Feet. An international foot is defined exactly as 1200/3937.007874 meters.
- Easements and other public documents shown or noted on this survey were examined as to location and purpose and were not examined as to restrictions, exclusions, conditions, obligations, terms, or as to the right to grant the same.

OWNER/APPLICANT:

Andrew Mullet  
790 Allegheny Drive, Colorado Springs, CO 80919  
(719) 419-2300

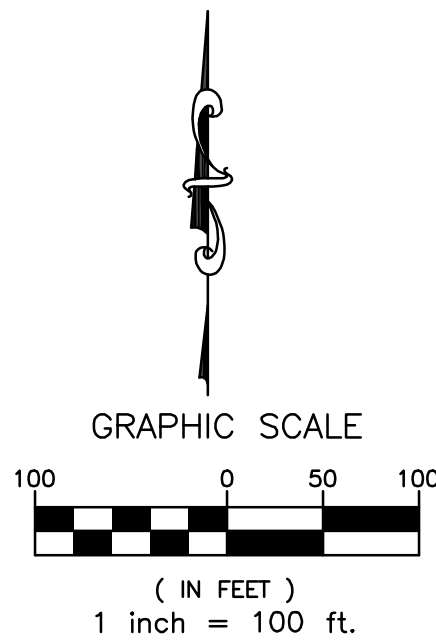
REZONE MAP  
MULLET SUBDIVISION NO. 1

A PORTION OF THE SOUTHWEST QUARTER OF SECTION 23,  
TOWNSHIP 13 SOUTH, RANGE 68 WEST OF THE 6TH P.M.,  
COUNTY OF EL PASO, STATE OF COLORADO



PRELIMINARY  
FOR REVIEW

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Project No.: 25092  
July 18, 2025

A PORTION OF THE SOUTHWEST QUARTER OF SECTION 23,  
TOWNSHIP 13 SOUTH, RANGE 68 WEST OF THE 6TH P.M.,  
COUNTY OF EL PASO, STATE OF COLORADO

MULLET SUBDIVISION NO. 1  
REZONE MAP

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