

ORDINANCE NO. 15 -28

AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS RELATING TO 10.5 ACRES, LOCATED SOUTH OF FLYING HORSE CLUB DRIVE, EAST OF RAVENSWOOD DRIVE AND WEST OF FUTURE POWERS BOULEVARD.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COLORADO SPRINGS:

Section 1. The zoning map of the City of Colorado Springs is hereby amended by rezoning 10.5 acres from A (Agricultural) to PUD (Planned Unit Development: Attached Single-Family Residential, 30 Feet Maximum Building Height, and 3.80 Dwelling Units per Acre) located South of Flying Horse Club Drive, East of Ravenswood Drive and West of future Powers Boulevard, for the property described in Exhibit A, attached hereto and made a part hereof by reference, pursuant to the Zoning Ordinance of the City of Colorado Springs.

Section 2. This ordinance shall be in full force and effect from and after its final adoption and publication as provided by Charter.


Section 3. Council deems it appropriate that this ordinance be published by title and summary prepared by the City Clerk and that this ordinance shall be available for inspection and acquisition in the office of the City Clerk.

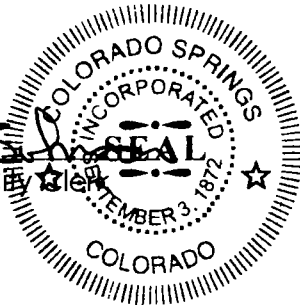
Introduced, read, passed on first reading and ordered published this 28th day of April, 2015.

Finally passed: May 12, 2015


Merv Bennett, Council President


ATTEST:



Sarah B. Johnson, City Clerk



I HEREBY CERTIFY, that the foregoing ordinance entitled **“AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS RELATING TO 10.5 ACRES, LOCATED SOUTH OF FLYING HORSE CLUB DRIVE, EAST OF RAVENSWOOD DRIVE AND WEST OF FUTURE POWERS BOULEVARD”** was introduced and read at a regular meeting of the City Council of the City of Colorado Springs, held on April 28, 2015; that said ordinance was finally passed at a regular meeting of the City Council of said City, held on the 12th day of May, 2015, and that the same was published by title and summary, in accordance with Section 3-80 of Article III of the Charter, in the Transcript, a newspaper published and in general circulation in said City, at least ten days before its passage.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the City, this 12th day of May, 2015.


City Clerk





6385 Corporate Drive, Suite 101
Colorado Springs, Colorado 80919

(719)785-0790
(719) 785-0799(Fax)

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LEGAL DESCRIPTION: PARCEL 36

A PARCEL OF LAND LOCATED IN SECTION 9, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE EASTERLY BOUNDARY OF TRACT B AS PLATTED IN FLYING HORSE NO. 5 MILAN FILING NO. 1 RECORDED UNDER RECEPTION NO. 214713423, RECORDS OF EL PASO COUNTY, COLORADO, BEING MONUMENTED AT BOTH ENDS BY A NO. 5 REBAR AND 1 1/2 INCH ALUMINUM CAP STAMPED "CCES LLC PLS 30118" IS ASSUMED TO BEAR S15°48'12"E, A DISTANCE OF 387.34 FEET;

COMMENCING AT THE NORTHEASTERLY CORNER OF TRACT B AS PLATTED IN FLYING HORSE NO. 5 MILAN FILING NO. 1, RECORDED UNDER RECEPTION NO. 214713423, RECORDS OF EL PASO COUNTY, COLORADO, SAID POINT BEING THE POINT OF BEGINNING;

THENCE S74°00'00"W, ON THE NORTHERLY BOUNDARY OF SAID TRACT B, A DISTANCE OF 225.86 FEET TO THE NORTHWESTERLY CORNER OF SAID TRACT B, SAID POINT BEING A POINT ON CURVE ON THE EASTERLY RIGHT OF WAY LINE OF RAVENSWOOD DRIVE AS PLATTED IN SAID FLYING HORSE NO. 5 MILAN FILING NO. 1;

THENCE ON THE EASTERLY RIGHT OF WAY LINE OF SAID RAVENSWOOD DRIVE THE FOLLOWING (5) FIVE COURSES:

1. ON THE ARC OF A CURVE TO THE LEFT WHOSE CENTER BEARS S35°34'03"W, HAVING A DELTA OF 38°30'49", A RADIUS OF 483.50 FEET AND A DISTANCE OF 325.00 FEET TO A POINT OF REVERSE CURVE;
2. ON THE ARC OF A CURVE TO THE RIGHT HAVING A DELTA OF 63°17'43", A RADIUS OF 416.50 FEET AND A DISTANCE OF 460.11 FEET TO A POINT OF COMPOUND CURVE;
3. ON THE ARC OF A CURVE TO THE RIGHT HAVING A DELTA OF 25°21'59", A RADIUS OF 287.50 FEET AND A DISTANCE OF 127.28 FEET TO A POINT OF COMPOUND CURVE;
4. ON THE ARC OF A CURVE TO THE RIGHT HAVING A DELTA OF 20°17'04", A RADIUS OF 100.00 FEET AND A DISTANCE OF 35.40 FEET TO A POINT OF TANGENT;
5. N16°00'00"E, A DISTANCE OF 25.91 FEET TO A POINT ON CURVE, SAID POINT BEING ON THE SOUTHERLY RIGHT OF WAY LINE OF FLYING HORSE CLUB DRIVE AS PLATTED IN FLYING HORSE CLUB DRIVE FILING NO. 1, RECORDED UNDER RECEPTION NO. 206712333;

THENCE ON THE SOUTHERLY RIGHT OF WAY LINE OF SAID FLYING HORSE CLUB DRIVE, THE FOLLOWING (3) THREE COURSES:

1. ON THE ARC OF A CURVE TO THE RIGHT WHOSE CENTER BEARS S73°04'42"E, HAVING A DELTA OF 72°36'50", A RADIUS OF 100.00 FEET AND A DISTANCE OF 126.73 FEET TO A POINT OF REVERSE CURVE;
2. ON THE ARC OF A CURVE TO THE LEFT HAVING A DELTA OF 35°02'07", A RADIUS OF 558.00 FEET AND A DISTANCE OF 341.21 FEET TO A POINT OF TANGENT;
3. N54°30'00"E, A DISTANCE OF 268.86 FEET;

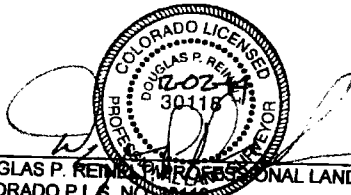
THENCE S35°30'00"E, A DISTANCE OF 58.73 FEET TO A POINT OF CURVE;

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THENCE ON THE ARC OF A CURVE TO THE RIGHT HAVING A DELTA OF 13°07'02", A
RADIUS OF 819.00 FEET AND A DISTANCE OF 187.50 FEET TO A POINT OF TANGENT;
THENCE S22°22'58"E, A DISTANCE OF 191.19 FEET;
THENCE S15°48'12"E, A DISTANCE OF 374.46 FEET TO THE POINT OF BEGINNING;
CONTAINING A CALCULATED AREA OF 10.528 ACRES.

LEGAL DESCRIPTION STATEMENT:

I, DOUGLAS P. REINELT, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF
COLORADO, DO HEREBY STATE THAT THE ABOVE LEGAL DESCRIPTION WAS
PREPARED UNDER MY RESPONSIBLE CHARGE AND ON THE BASIS OF MY
KNOWLEDGE, INFORMATION AND BELIEF, IS CORRECT.



DOUGLAS P. REINELT, PROFESSIONAL LAND SURVEYOR
COLORADO P.L.S. NO. 30118
FOR AND ON BEHALF OF CLASSIC CONSULTING,
ENGINEERS AND SURVEYORS, LLC.

DECEMBER 2, 2014
DATE