

ORDINANCE NO. 18-54

AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS RELATING TO 8.7 ACRES LOCATED SOUTHEAST OF OLD RANCH ROAD AND MILAM ROAD INTERESESECTION FROM PUD (PLANNED UNIT DEVELOPMENT: SINGLE-FAMILY DETACHED RESIDENTIAL, MAXIMUM DESITY OF 2.98 DWELLING UNITS PER ACRE, AND MAXIMUM BUILDING HEIGHT OF 35 FEET) TO PK (PUBLIC PARK)

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 8.7 acres located southeast of the Old Ranch Road and Milam Road intersection as described in Exhibit A and depicted in Exhibit B, both of which are attached hereto and made a part hereof, from PUD (Planned Unit Development: Single-family detached residential, maximum density of 2.98 dwelling units per acre, and maximum building height of 35 feet) to PK (Public Park), 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 passage 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 22nd day of
May, 2018.

Finally passed: June 12th, 2018



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 8.7 ACRES LOCATED SOUTHEAST OF OLD RANCH ROAD AND MILAM ROAD INTERESECTION FROM PUD (PLANNED UNIT DEVELOPMENT: SINGLE-FAMILY DETACHED RESIDENTIAL, MAXIMUM DESITY OF 2.98 DWELLING UNITS PER ACRE, AND MAXIMUM BUILDING HEIGHT OF 35 FEET) TO PK (PUBLIC PARK)”** was introduced and read at a regular meeting of the City Council of the City of Colorado Springs, held on May 22nd, 2018; that said ordinance was finally passed at a regular meeting of the City Council of said City, held on the 12th day of June, 2018, 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 June, 2018.


Sarah B. Johnson, City Clerk



1st Publication Date: May 25th, 2018
2nd Publication Date: June 15th, 2018

Effective Date: June 20th, 2018

Initial: SBJ
City Clerk



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**BRADLEY RANCH
PROPOSED PUBLIC PARK PARCEL 8.710 ACRES**

A PARCEL OF LAND IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER (NE 1/4, NW 1/4) AND THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NW 1/4, NE 1/4) SECTION 25, T12S, R66W OF THE 6TH P.M., IN THE CITY OF COLORADO SPRINGS, EL PASO COUNTY, COLORADO.

THE BASIS OF BEARING IS THE NORTH LINE OF THE NORTHWEST QUARTER (NW 1/4) SECTION 25, T12S, R66W OF THE 6TH P.M., EL PASO COUNTY, COLORADO. SAID LINE WAS FOUND TO BE MONUMENTED AT THE NORTHWEST CORNER OF SAID SECTION 25 WITH A 3.25 INCH ALUMINUM CAP PLS NO. 10377 AND AT THE NORTH QUARTER CORNER OF SECTION 25 WITH A DISTURBED STONE TIED IN WITH REFERENCES FROM MONUMENT RECORD. SAID LINE IS ASSUMED TO BEAR N89°18'50"E A DISTANCE OF 2639.63 FEET.

COMMENCING AT THE NORTH QUARTER CORNER OF SECTION 25, T12S, R66W OF THE 6TH P.M., EL PASO COUNTY, COLORADO;

THENCE S40°22'30"E A DISTANCE OF 65.06 FEET TO A POINT THAT IS 50.00 FEET SOUTH OF THE NORTH LINE OF SAID SECTION 25, TO THE POINT OF BEGINNING;

THENCE N89°24'10"E ALONG A LINE 50.00 FEET SOUTH OF AND PARALELL TO SAID SECTION LINE, 417.84 FEET;

THENCE CONTINUE N89°29'25"E ALONG SAID PARALELL LINE 207.56 FEET;

THENCE S00°37'16"E A DISTANCE OF 181.74 FEET;

THENCE S54°11'32"W, A DISTANCE OF 74.34 FEET;

THENCE S44°46'38"W A DISTANCE OF 74.41 FEET;

THENCE S36°04'04"W A DISTANCE OF 74.42 FEET;

THENCE S27°21'28"W A DISTANCE OF 74.42 FEET;

THENCE S18°38'48"W A DISTANCE OF 74.43 FEET;

THENCE S75°42'32"E A DISTANCE OF 115.00 FEET;

THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 375.00 FEET, A CENTRAL ANGLE OF 04°35'20", (THE CHORD OF WHICH BEARS S11°59'48"W, 30.03 FEET), AN ARC DISTANCE OF 30.03 FEET;

THENCE N80°19'58"W NON-RADIAL TO THE PREVIOUS COURSE 15.94 FEET;

THENCE S83°26'45"W A DISTANCE OF 76.32 FEET;

THENCE S81°26'31"W A DISTANCE OF 36.62 FEET;

THENCE S69°46'47"W A DISTANCE OF 395.45 FEET;

THENCE S69°48'16"W A DISTANCE OF 59.51 FEET;

THENCE S73°20'10"W A DISTANCE OF 54.76 FEET;

THENCE S79°18'53"W A DISTANCE OF 54.76 FEET;

THENCE S86°23'30"W A DISTANCE OF 54.71 FEET;

THENCE S88°22'07"W A DISTANCE OF 65.00 FEET;

THENCE N00°37'16"W A DISTANCE OF 57.00 FEET;
THENCE N89°22'44"E A DISTANCE OF 120.00 FEET;
THENCE N25°17'42"E A DISTANCE OF 94.54 FEET;
THENCE ALONG THE ARC OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 205°54'58", (THE CHORD OF WHICH BEARS N12°20'13"E, 97.45 FEET), AN ARC DISTANCE OF 179.70 FEET TO A POINT OF TANGENT;
THENCE S89°22'44"W ALONG SAID TANGENT 30.40 FEET;
THENCE N00°37'16"W A DISTANCE OF 207.12 FEET;
THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 50.00 FEET, A CENTRAL ANGLE OF 126°41'47", (THE CHORD OF WHICH BEARS N09°16'15"E, 89.37 FEET), AN ARC DISTANCE OF 110.56 FEET;
THENCE N47°37'34"E NON-TANGENT TO THE PREVIOUS COURSE 137.00 FEET;
THENCE N00°37'16"W A DISTANCE OF 99.93 FEET, TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS A CALCULATED AREA OF 8.710 ACRES MORE OR LESS.

PREPARED BY:

Vernon P. Taylor 3/27/18
VERNON P. TAYLOR, COLORADO P.L.S. NO. 25966
FOR AND ON BEHALF OF M&S CIVIL CONSULTANTS, INC
20 BOULDER CRESCENT, SUITE 110
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