

ZONE CHANGE LEGAL DESCRIPTION – EXHIBIT A

DESCRIPTION:

ALL OF TRACT E, VICTORY RIDGE FILING NO. 9, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 24, 2021 AT RECEPTION NUMBER 221714774, SITUATED IN THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO.

CONTAINING 7.98 ACRES (347,522 SQUARE FEET), MORE OR LESS.

DESCRIPTION PREPARED BY:
LYLE G. BISSEGGER
PROJECT NO. WTP000010.10
COLORADO PROFESSIONAL LAND SURVEYOR NO. 38038
FOR AND ON BEHALF OF GALLOWAY & COMPANY, INC.



ZONE CHANGE - EXHIBIT B

FOUND #5 REBAR WITH
1-1/4" ORANGE PLASTIC CAP
STAMPED "PLS 38069"

N48°38'13"E
70.00'

VICTORY RIDGE
FILING NO. 9
LOT 4

DEMOCRACY POINT
S41°21'47"E
178.00'

VICTORY RIDGE
FILING NO. 9
TRACT E
7.98 ACRES
(347,522 SQ. FT.)

HIDDEN POOL HEIGHTS

N48°38'13"E 741.00'

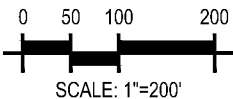
C=741.00'

VICTORY RIDGE
FILING NO. 9
LOT 1

$\Delta=180^{\circ}00'00"$ R=370.50' L=1163.96' CB=S48°38'13"W

VICTORY RIDGE
FILING NO. 9
LOT 2

FOUND #5 REBAR WITH
1-1/4" ORANGE PLASTIC CAP
STAMPED "PLS 38069"



NOTE:
THIS DOES NOT REPRESENT A MONUMENTED
LAND SURVEY. IT IS INTENDED ONLY TO DEPICT
THE ATTACHED DESCRIPTION.

CITY PLANNING FILE NO.: CPC ZC 22-00097

TRACT E, VICTORY RIDGE FILING NO. 9
COLORADO SPRINGS, EL PASO COUNTY, COLORADO

Project No: WTP000010.10

Drawn By: EMV

Checked By: BJD

Date: 06/13/2022

Galloway

1155 Kelly Johnson Blvd., Suite 305
Colorado Springs, CO 80920
719.900.7220 • GallowayUS.com