



Chuck Broerman
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El Paso County, CO



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CERTIFICATE OF AMENDMENT TO PLAT RESTRICTION

WHEREAS, *Gateway Subdivision Filing No. 7* final plat (the "Subdivision Plat") was approved by the City Council of the City of Colorado Springs, Colorado on *December 21st, 1984* and the final plat recorded in the Records of the El Paso County Clerk and Recorder's Office in Plat Book V-3 at Page 106 and under Reception No. 1197549; and

WHEREAS, the approved and recorded Subdivision Plat includes a plat note restriction, specifically in Plat Note No. * which states: "*No vehicular ingress or egress shall be allowed to Powers Blvd. from Lot 1, Block 1 adjacent to Powers Blvd. or to Aeroplaza Drive from Lot 1, Block 1 adjacent to Aeroplaza Drive*", and also labeled within the drawing in Lot 1, Block 1

(the "Plat Note"): and

WHEREAS, *Rancho Coachella Properties* has requested that the Plat Note be removed or amended; and

WHEREAS, the Planning and Community Development Department has the authority to remove plat restrictions and conditions, as specified in Section 7.7.503 of the City of Colorado Springs City Code of 2001, as amended; and

WHEREAS, the Planning and Community Development Department has examined the application and other documents presented to the Planning and Community Development Department; and

WHEREAS, the Planning and Community Development Department, based upon such examination, has determined that the application meets the standards set forth in City Code Section 7.7.503.

NOW, THEREFORE:

The Planning and Community Development Department approves the application based upon the finding that the Plat Note is no longer necessary or applicable as provided in City Code Section 7.7.503.A, and amends the Plat Note as follows:

1. General Note No.*as established on the *Gateway Subdivision Filing No. 7* final plat which reads as follows: *"No vehicular ingress or egress shall be allowed to Powers Blvd. from Lot 1, Block 1 adjacent to Powers Blvd. or to Aeroplaza Drive from Lot 1, Block 1 adjacent to Aeroplaza Drive"*, and also labeled within the drawing in Lot 1, Block 1

is modified to amend the *Plat Note* and remove the label within the drawing in Lot 1, Block 1 only.

2. General Note No. * henceforth shall state: *"No vehicular ingress or egress shall be allowed to Powers Blvd. from Lot 1, Block 1 adjacent to Powers Blvd. Vehicular ingress or egress shall be allowed to Aeroplaza Drive from Lot 1, Block 1 adjacent to Aeroplaza Drive."*
3. This Certificate of Amendment to Plat Restriction is approved for recordation in the records of the El Paso County Clerk and Recorders Office.

Dated at Colorado Springs, Colorado this 1 day of June, 2021

BY: 

Manager of City Planning

ATTEST:



City Clerk



Approved as to form by the City Attorney's Office –