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MOHAWK COMMERCIAL CENTRE

CITY OF COLORADO SPRINGS, COLORADO

MAJOR CONCEPT PLAN AMENDMENT

LEGAL DESCRIPTION
 THIS TITLE COMMITMENT NO. 04-103322-01, AMENDED BY FIRST AMENDMENT TITLE INSURANCE COMPANY WITH AN EFFECTIVE DATE OF AUGUST 04, 2013, IS A TRACT OF LAND BEING THE NORTH ONE HALF OF THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 33 SOUTH, RANGE 65 WEST OF THE 10TH PRINCIPAL MERIDIAN, AND 1/4 OF THE EAST 1/2 OF SECTION 20, TOWNSHIP 33 SOUTH, RANGE 65 WEST OF THE 10TH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, AND 1/4 OF THE EAST 1/2 OF SECTION 20, TOWNSHIP 33 SOUTH, RANGE 65 WEST OF THE 10TH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO.

THESE BUREAU RECORDS ARE CONTAINED IN RECORDS AND/OR RECORDS RECORDED JULY 7, 2007 IN RECEPTION NO. 20788811.

NO.	DATE	TITLE	AMENDMENT DESCRIPTION
01	07/03/07	04-103322-01	COMMERCIAL USE TO RESIDENTIAL USE
02	07/03/07	04-103322-01	COMMERCIAL USE TO RESIDENTIAL USE

LAND USE SUMMARY

LOT #	ACRES	LAND USE
LOT 1	26.93	RECREATIONAL COMMERCIAL (NOT PART OF THIS CONCEPT PLAN AMENDMENT)
LOT 2	10.82	MULTI-FAMILY RESIDENTIAL
LOT 3	6.59	FUTURE OFFICE COMMERCIAL (NOT PART OF THIS CONCEPT PLAN AMENDMENT)
LOT 4	16.58	MULTI-FAMILY RESIDENTIAL

GENERAL NOTES

- PAVING SHALL BE CALCULATED WITHIN DEVELOPMENT PLAN PER CITY CODE 7.1.0.05.
- PRIVATE DRIVE AND PARKING AREAS ARE TO BE PAVED ACCORDING TO THE CITY OF COLORADO SPECIFICATIONS, EFFECTIVE DATE, DECEMBER 7, 2008.
- NOTICE: THE PROPOSED DEVELOPMENT IS SUBJECT TO THE CITY OF COLORADO SPECIFICATIONS, EFFECTIVE DATE, DECEMBER 7, 2008.
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PROJECT TEAM

OWNER: MARE PALASCHAK
 DEVELOPER: MARE PALASCHAK
 APPLICANT: MARE PALASCHAK

VICINITY MAP



AMENDMENT HISTORY

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CONCEPT PLAN

