

# PETITION FOR ANNEXATION

## HARTSUIKER ANNEXATION

To the City Council of the City of Colorado Springs:

We, the undersigned, constituting and comprising the owners of 100%\* of the area (territory) (\*excluding public streets and alleys) described in Exhibit 1 attached hereto and made a part of the Petition (the "Described Area"), do hereby petition that the Described Area be annexed to and become a part of the City of Colorado Springs and do represent and state:

1. It is desirable and necessary that the Described Area be annexed to the City of Colorado Springs.
2. The requirements of Sections 31-12-104 and 31-12-105, C.R.S. 1973, as amended, exist or have been met as these sections apply to the annexation of the Described Area.
3. That the annexation of the Described Area complies with Section 30 of Article II of the Colorado Constitution.
4. That the undersigned request that the City of Colorado Springs approve the annexation of the Described Area.
5. That the legal description of the land owned by each Petitioner hereto is attached to and made part of this Petition.

The Petitioner(s) hereto understand and are cognizant of the fact that the City of Colorado Springs ("City") is not legally required to annex the Described Area, and that if the City does annex the Described Area, the annexation shall be upon the conditions and agreement of the Petitioner(s) as set forth in the Annexation Agreement.

**NOW, THEREFORE, in consideration of the foregoing statement, and in further consideration of the benefits which will accrue to the Petitioner(s) and the obligations resulting to the City if the Described Area is annexed to the City, the Petitioner(s) agree and covenant that if the Described Area is annexed to the City, the Petitioner(s) will comply with all applicable provisions of the Code of the City of Colorado Springs 2001, as amended, and all applicable ordinances, resolutions, and regulations of the City now existing or as hereinafter amended.**

The covenants and agreements herein above set forth shall run with the land owned by each Petition hereto which is subject to this annexation and shall extend to and be binding upon the heirs, assigns, legal representatives and successors to each Petitioner. Each Petitioner expressly accepts the aforesaid covenants and agreements by proceeding with the Petition for Annexation to the City.

Kevin Hartsuiker

Name (Print)

Kevin Hartsuiker 7/12/16  
Signature Date

Kandyce Hartsuiker

Name (Print)

Kandyce Hartsuiker 7/12/16  
Signature Date

5135 Copper Drive, Colorado Springs, CO 80918-5003

Mailing Address

Legal Description: See attached Exhibit 1

**AFFIDAVIT**

STATE OF COLORADO )

) ss.

COUNTY OF EL PASO )

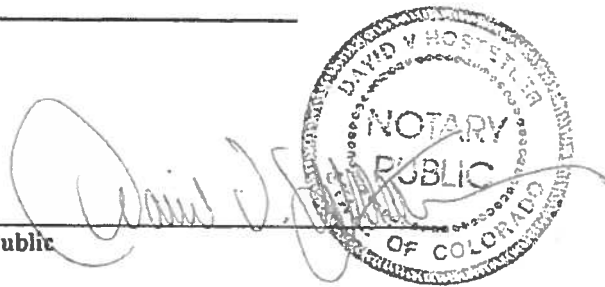
The foregoing instrument was executed before me this 12th day of July

2016, by Kevin and Kandyce Hartsuiker.

Witness my hand and official seal.

My Commission expires: 07.10.2018

Notary Public



The notarized signatures above serve as the Affidavit of Circulator acknowledging that each signature herein is the signature of the person it purports to be (C.R.S. 31-12-107(1)(cc)(IX)).

# HARTSUIKER ADDITION

AN ANNEXATION OF A PORTION OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 13 SOUTH, RANGE 66 WEST OF THE 6TH P.M., TO THE CITY OF COLORADO SPRINGS, EL PASO COUNTY, COLORADO

## BE IT KNOWN BY THESE PRESENTS:

That Kevin and Kandyce Hartsuiker, being the owners of the following described tract of land to wit:

A tract of land being a portion of the Northeast Quarter of Section 23, Township 13 South, Range 66 West of the 6th P.M., El Paso County, Colorado, described as follows:

Lot 14, Block 12, PARK VISTA ESTATES ADDITION (Plat Book Y, Page 60, El Paso County, Colorado records);

TOGETHER WITH with that adjacent portion of County-owned Ruby Drive (70' r.o.w.) as platted in said PARK VISTA ESTATES ADDITION, described as follows:

Beginning at the Southwest corner of said Lot 14 (all bearings in this description are relative to the Easterly right-of-way line of Copper Drive (70' r.o.w.) as platted in said ADDITION, which bears S00°00'00"E "assumed"); thence S00°00'00"E along the Southerly extension of said Copper Drive's Easterly right-of-way line, 70.00 feet to a point on the Southerly right-of way line of Ruby Drive (70' r.o.w.) as platted in said ADDITION; thence N90°00'00"E along said Ruby Drive's Southerly right-of-way line, 380.00 feet to a point on the Easterly boundary line of said ADDITION; thence N00°00'00"W along said ADDITION's boundary line, 70.00 feet to a point on the Northerly right-of-way line of said Ruby Drive; thence S90°00'00"W along said Ruby Drive's Northerly right-of-way line, 380.00 feet to the Point of Beginning;

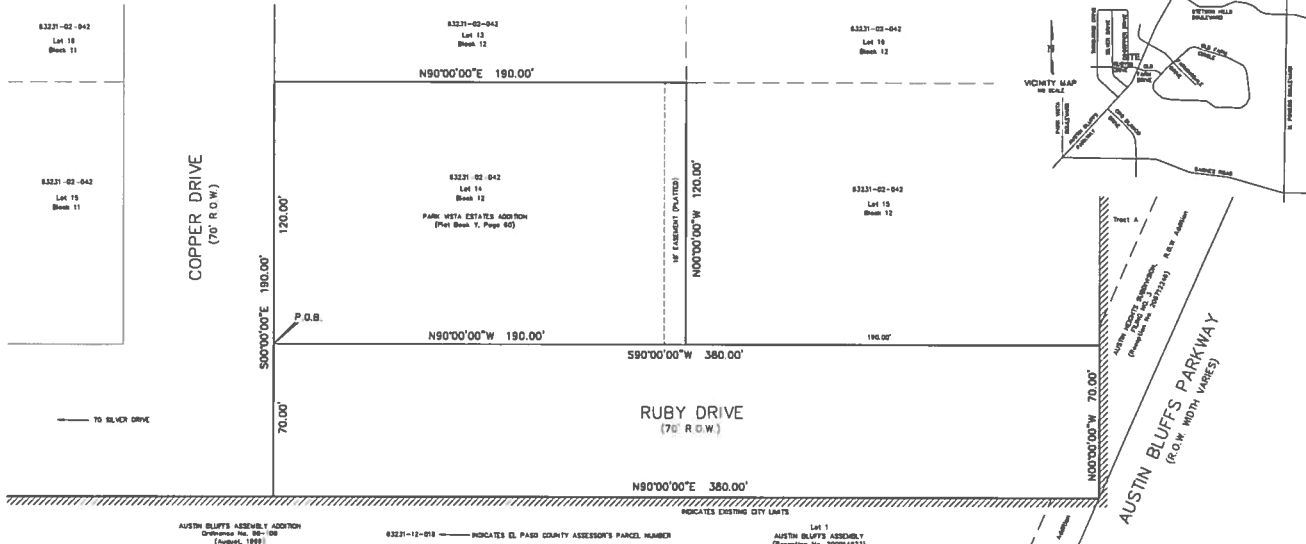
Containing 1.134 acres "gross", more or less.

EXHIBIT 1

Revised 06-29-16

## HARTSUIKER ADDITION

AN ANNEXATION OF A PORTION OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 13 SOUTH,  
RANGE 68 WEST OF THE 6TH P.M., TO THE CITY OF COLORADO SPRINGS, EL PASO COUNTY, COLORADO



**SITE DATA:**  
 LOT 14, BLOCK 12:  
 PERIMETER BOUNDARY = 620'  
 CONTIGUOUS BOUNDARY = 180'  
 PERCENT OF CONTIGUITY = 30.65%  
 AREA = 0.553 ACRES  
 INCLUDING RUBY DRIVE R.O.S. PORTION:  
 PERIMETER BOUNDARY = 1,145'  
 CONTIGUOUS BOUNDARY = 450'  
 PERCENT OF CONTIGUITY = 39.47%  
 AREA = 1.134 ACRES

**BE IT KNOWN BY THESE PRESENTS:**  
 That Kevin and Karynne Hartsuiker, being the owners of the following described tract of land to-wit:  
 A tract of land being a portion of the Northeast Quarter of Section 23, Township 13 South, Range 68 West of the 6th P.M., El Paso County, Colorado, described as follows:  
 Lot 14, Block 12, Public Vista Estates Addition (Plat Book T, Page 65, El Paso County, Colorado records);  
 TOGETHER with with that adjacent portion of County-owned Ruby Drive (70' r.o.s.) as posted in said Public Vista Estates Addition, described as follows:  
 Beginning at the Southwest corner of said Lot 14 (as located in this description and relative to the County right-of-way line of Copper Drive (70' r.o.s.) as posted in said ADDITION, which bears S00°00'00"W 120.00'; thence S00°00'00"W along the Southern subdivision of said Copper Drive's Eastern right-of-way line, 70.00' feet to a point on the Southern right-of-way line of Ruby Drive (70' r.o.s.) as posted in said ADDITION; thence N00°00'00"W along said Ruby Drive's Southern right-of-way line, 380.00' feet to a point on the Eastern boundary line of said ADDITION; thence N00°00'00"W along said ADDITION's boundary line, 70.00' feet to a point on the Northern right-of-way line of said Ruby Drive; thence S00°00'00"W along said Ruby Drive's Northern right-of-way line, 380.00' feet to the Point of Beginning;  
 Containing 1.134 acres "more or less."

**IN WITNESS WHEREOF:**  
 The aforementioned, Kevin and Karynne Hartsuiker, have executed this instrument this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ A.D.  
 \_\_\_\_\_ Kevin Hartsuiker  
 \_\_\_\_\_ Karynne Hartsuiker

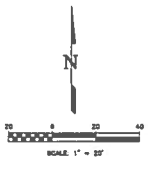
**NOTARIAL:**  
 STATE OF COLORADO, ss  
 COUNTY OF EL PASO, ss  
 I, \_\_\_\_\_, Notary Public in and for the State of Colorado, do hereby certify that the above and aforementioned was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ A.D., by Kevin and Karynne Hartsuiker.  
 Witness my Hand and Seal \_\_\_\_\_  
 My Commission Expires \_\_\_\_\_

**CITY APPROVAL:**  
 On behalf of the City of Colorado Springs, the undersigned hereby approve for filing the accompanying annexation of HARTSUIKER ADDITION.  
 Director of Public Works \_\_\_\_\_ Date \_\_\_\_\_ Community Development \_\_\_\_\_ Date \_\_\_\_\_  
 The annexation of the real property shown on this plat is approved pursuant to an ordinance made and adopted by the City of Colorado Springs, El Paso County, Colorado, by action of the City Council of the City of Colorado Springs at its meeting on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ A.D.  
 ATTEST:  
 City Clerk \_\_\_\_\_ President of City Council \_\_\_\_\_

**RECORDING:**  
 STATE OF COLORADO, ss  
 COUNTY OF EL PASO, ss  
 I, \_\_\_\_\_, County Clerk of El Paso County, Colorado, do hereby certify that this instrument was filed for record in my office of \_\_\_\_\_ on \_\_\_\_\_, 20\_\_\_\_ A.D., and is duly recorded under  
 Reception No. \_\_\_\_\_ of the records of El Paso County, Colorado.  
 SURCHARGE: \_\_\_\_\_  
 FEES: \_\_\_\_\_  
 \_\_\_\_\_ Deputy

**SURVEYOR'S CERTIFICATE:**  
 I, David V. Huestler, a Professional Land Surveyor in the State of Colorado, do hereby state that the map shown herein is a correct subdivision of the above described parcel of land and that at least one sixth (1/6) of the bounded boundary of said parcel is contiguous to the present boundary of the City of Colorado Springs, El Paso County, Colorado.  
 David V. Huestler  
 Colorado Professional Land Surveyor No. 20661

PRELIMINARY COPY  
 SUBJECT TO FINAL  
 CITY APPROVAL



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 UNDERGROUND UTILITIES, CALL 811  
 OR VISIT OUR WEBSITE AT WWW.811.CO

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Land Development Consultants, Inc.

CONSULTANTS ENGINEERS ARCHITECTS  
 1400 N. VICTORY BLVD., SUITE 100, COLORADO SPRINGS, CO 80909  
 TEL: 719.575.8888 FAX: 719.575.8889

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ANNEXATION PLAT  
 HARTSUIKER ADDITION

Project No. 16029  
 Sheet 1 of 1

LAND USE REVIEW FILE NO. \_\_\_\_\_