

**EXHIBIT "A"**  
**ZONE CHANGE LEGAL DESCRIPTION PARCEL B**

A PARCEL OF LAND LOCATED IN THE NORTHWEST ONE-QUARTER OF SECTION 26 AND THE NORTHEAST ONE-QUARTER OF SECTION 27, TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN IN THE CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO; MORE PARTICULARLY DESCRIBED AS FOLLOWS WITH BEARINGS REFERENCED TO THE NORTH LINE OF SAID NORTHWEST ONE-QUARTER OF SECTION 26; MONUMENTED AT EACH END BY A FOUND ILLEGIBLE 3-1/4" ALUMINUM CAP IN RANGE BOX AND ASSUMED TO BEAR NORTH 89 18'07" EAST 2644.70 FEET.

**COMMENCE** AT THE WEST END OF SAID NORTH LINE; THENCE SOUTH 00°36'05" EAST, ALONG THE WEST LINE OF SAID NORTHWEST ONE-QUARTER, A DISTANCE OF 954.50 FEET TO THE **POINT OF BEGINNING**; THENCE NORTH 65°42'51" EAST, A DISTANCE OF 62.61 FEET TO A 1,532.50 FOOT RADIUS NON-TANGENT CURVE WHOSE CENTER BEARS NORTH 56°04'46" EAST; SAID POINT IS ON THE WEST LINE OF CORDERA CREST AVENUE RIGHT-OF-WAY AS SHOWN ON THE PLAT OF CORDERA FILING NO. 3H AS RECORDED JUNE 16, 2016 IN THE OFFICE OF THE CLERK AND RECORDER OF EL PASO COUNTY UNDER RECEPTION NUMBER 216713791; THENCE ALONG SAID WEST LINE THE FOLLOWING 2 COURSES;

1. THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 12°26'47", AN ARC DISTANCE OF 332.91 FEET;
2. THENCE SOUTH 46°22'02" EAST, A DISTANCE OF 93.82 FEET TO A POINT ON THE WEST LINE OF THAT CERTAIN UTILITY EASEMENT RECORDED ON SEPTEMBER 26, 2016 IN SAID RECORDS UNDER RECEPTION NUMBER 216110222;

THENCE ALONG SAID WEST LINE THE FOLLOWING 3 COURSES:

1. THENCE SOUTH 13°44'16" WEST, A DISTANCE OF 27.01 FEET;
2. THENCE SOUTH 46°35'51" WEST, A DISTANCE OF 427.94 FEET;
3. THENCE NORTH 84°03'13" WEST, A DISTANCE OF 15.51 FEET TO A POINT ON THE NORTH LINE OF THAT CERTAIN UTILITY EASEMENT RECORDED ON SEPTEMBER 26, 2016 IN SAID RECORDS UNDER RECEPTION NUMBER 216110223;

THENCE CONTINUE NORTH 84°03'13" WEST, ALONG SAID NORTH LINE, A DISTANCE OF 55.59 FEET TO A POINT ON THE NORTH LINE OF THAT CERTAIN UTILITY EASEMENT RECORDED ON AUGUST 04, 2003 IN SAID RECORDS UNDER RECEPTION NUMBER 203179242;

THENCE ALONG SAID NORTH LINE THE FOLLOWING 2 COURSES:

1. THENCE NORTH 19°06'01" WEST, A DISTANCE OF 12.21 FEET;
2. THENCE SOUTH 70°53'59" WEST, A DISTANCE OF 79.94 FEET TO A POINT ON THE NORTHEAST LINE OF POWERS BOULEVARD RIGHT-OF-WAY AS DESCRIBED IN DEED RECORDED ON NOVEMBER 6, 2002 IN SAID RECORDS UNDER RECEPTION NUMBER 202195130;

THENCE NORTH 46°22'25" WEST, ALONG SAID NORTHEAST LINE, A DISTANCE OF 400.91 FEET TO THE NORTHEAST LINE OF POWERS BOULEVARD RIGHT-OF-WAY AS DESCRIBED IN DEED RECORDED ON MARCH 25, 2004 IN SAID RECORDS UNDER RECEPTION NUMBER 204047093;

THENCE CONTINUE ALONG SAID NORTHEAST LINE THE FOLLOWING 2 COURSES:

1. THENCE NORTH 43°38'40" EAST, A DISTANCE OF 12.00 FEET;
2. THENCE NORTH 46°22'25" WEST, A DISTANCE OF 128.29 FEET TO THE INTERSECTION OF SAID NORTHEAST LINE AND THE EXTENSION OF THE EAST LINE OF THAT CERTAIN UTILITY EASEMENT RECORDED ON FEBRUARY 17, 2016 IN SAID RECORDS UNDER RECEPTION NUMBER 216015764;

THENCE NORTH 46°32'37" EAST, ALONG SAID EAST LINE, A DISTANCE OF 272.47 FEET;

THENCE SOUTH 80°39'22" EAST, A DISTANCE OF 129.21 FEET;

THENCE NORTH 65°42'51" EAST, A DISTANCE OF 195.18 FEET TO THE **POINT OF BEGINNING**.

THE ABOVE PARCEL DESCRIPTION CONTAINS A CALCULATED AREA OF 315,507 SQUARE FEET OR (7.24305 ACRES), MORE OR LESS, AND IS DEPICTED ON THE ATTACHED GRAPHICAL EXHIBIT "B" FOR REFERENCE.

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