

ORDINANCE NO. 16-99

AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS RELATING TO 13.58 ACRES LOCATED SOUTHEAST OF THE FUTURE EXTENSION OF HAWK STONE DRIVE AND RIDGELINE DRIVE FROM A (AGRICULTURAL) TO PUD (PLANNED UNIT DEVELOPMENT; SINGLE-FAMILY ATTACHED RESIDENTIAL, 3.679 DWELLING UNITS PER ACRE, 30-FOOT MAXIMUM BUILDING HEIGHT)

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COLORADO SPRINGS:

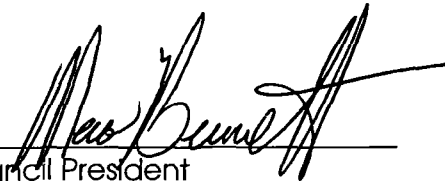
Section 1. The zoning map of the City of Colorado Springs is hereby amended by rezoning 13.58 acres located southeast of the future extension of Hawk Stone Drive and Ridgeline Drive as described in Exhibit A and depicted in Exhibit B, which are attached hereto and made a part hereof by reference, from A (Agricultural) to PUD (Planned Unit Development; Single-Family attached Residential, 3.679 dwelling units per acre, 30-foot maximum building height), pursuant to the Zoning Ordinance of the City of Colorado Springs.

Section 2. This ordinance shall be in full force and effect from and after its passage and publication as provided by Charter.

Section 3. Council deems it appropriate that this ordinance be published by title and summary prepared by the City Clerk and that this ordinance shall be available for inspection and acquisition in the Office of the City Clerk.

Introduced, read, passed on first reading and ordered published this 11th day of October, 2016.

Finally passed: October 25, 2016

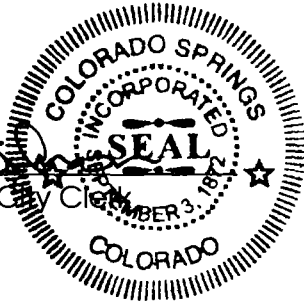


Council President

ATTEST:

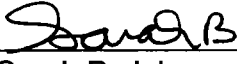


Sarah B. Johnson, City Clerk



I HEREBY CERTIFY, that the foregoing ordinance entitled **“AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS RELATING TO 13.58 ACRES LOCATED SOUTHEAST OF THE FUTURE EXTENSION OF HAWK STONE DRIVE AND RIDGELINE DRIVE FROM A (AGRICULTURAL) TO PUD (PLANNED UNIT DEVELOPMENT; SINGLE-FAMILY ATTACHED RESIDENTIAL, 3.679 DWELLING UNITS PER ACRE, 30-FOOT MAXIMUM BUILDING HEIGHT)”** was introduced and read at a regular meeting of the City Council of the City of Colorado Springs, held on October 11, 2016; that said ordinance was finally passed at a regular meeting of the City Council of said City, held on the 25th day of October, 2016, and that the same was published by title and summary, in accordance with Section 3-80 of Article III of the Charter, in the Transcript, a newspaper published and in general circulation in said City, at least ten days before its passage.

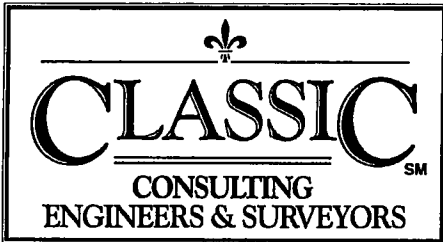
IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the City, this 25th day of October, 2016.


Sarah B. Johnson, City Clerk



1st Publication Date: October 14, 2016
2nd Publication Date: October 28, 2016

Effective Date: November 2, 2016 Initial: SBJ
City Clerk



619 N. Cascade Avenue, Suite 200
Colorado Springs, Colorado 80903

(719)785-0790
(719) 785-0799(Fax)

JOB NO. 1171.19-01
MARCH 25, 2016
PAGE 1 OF 1

LEGAL DESCRIPTION:

A PARCEL OF LAND LOCATED IN SECTION 16 , TOWNSHIP 12 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: A PORTION OF THE SOUTHERLY BOUNDARY OF FLYING HORSE NO. 5 MILAN FILING NO. 2 RECORDED UNDER RECEPTION NO. 214713498 RECORDS OF EL PASO COUNTY, COLORADO BEING MONUMENTED AT THE BOTH ENDS BY A NO. 5 REBAR AND 1-1/2" ALUMINUM CAP STAMPED "CCES LLC PLS 30118", IS ASSUMED TO BEAR S41°30'00"W A DISTANCE OF 479.06 FEET.

COMMENCING AT THE MOST SOUTHERLY POINT OF HAWK STONE DRIVE AS PLATTED IN FLYING HORSE NO. 5 MILAN FILING NO. 2, RECORDED UNDER RECEPTION NO. 214713498, RECORDS OF EL PASO COUNTY, COLORADO;


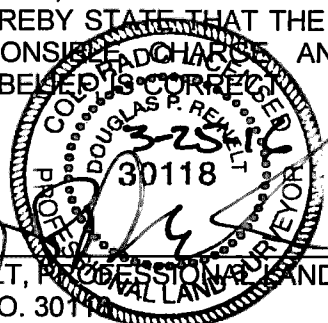
THENCE S26°57'18"E, A DISTANCE OF 866.59 FEET TO THE POINT OF BEGINNING;

THENCE N90°00'00"E, A DISTANCE OF 404.49 FEET TO A POINT OF CURVE;
THENCE ON THE ARC OF A CURVE TO THE LEFT HAVING A DELTA OF 15°48'12", A RADIUS OF 728.50 FEET AND A DISTANCE OF 200.93 FEET TO A POINT OF TANGENT;
THENCE N74°11'48"E, A DISTANCE OF 300.65 FEET;
THENCE S15°48'12"E, A DISTANCE OF 742.06 FEET;
THENCE S74°11'48"W, A DISTANCE OF 279.21 FEET TO A POINT ON CURVE;
THENCE ON THE ARC OF A CURVE TO THE LEFT WHOSE CENTER BEARS S27°41'42"W, HAVING A DELTA OF 18°44'44", A RADIUS OF 575.00 FEET AND A DISTANCE OF 188.12 FEET TO A POINT OF TANGENT;
THENCE N81°03'01"W, A DISTANCE OF 284.62 FEET TO A POINT OF CURVE;
THENCE ON THE ARC OF A CURVE TO THE RIGHT HAVING A DELTA OF 81°03'01", A RADIUS OF 375.00 FEET AND A DISTANCE OF 530.47 FEET TO A POINT OF TANGENT;
THENCE N00°00'00"E, A DISTANCE OF 15.55 FEET;
THENCE N90°00'00"W, A DISTANCE OF 50.00 FEET;
THENCE N00°00'00"E, A DISTANCE OF 191.50 FEET TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 13.577 ACRES.

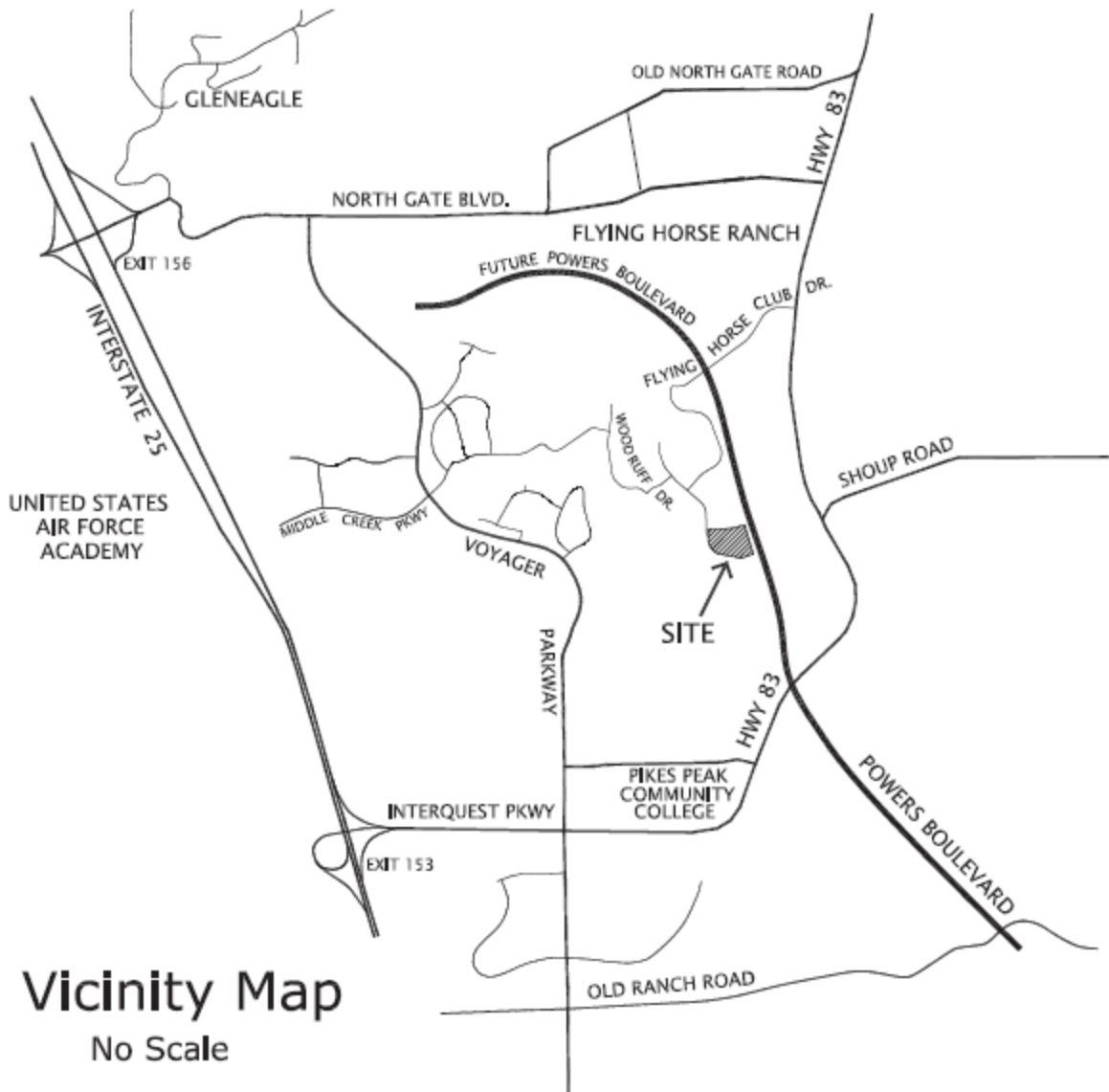
LEGAL DESCRIPTION STATEMENT:

I, DOUGLAS P. REINELT, A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY STATE THAT THE ABOVE LEGAL DESCRIPTION WAS PREPARED UNDER MY RESPONSIBLE CHARGE AND ON THE BASIS OF MY KNOWLEDGE, INFORMATION AND BELIEF IS CORRECT.

DOUGLAS P. REINELT, PROFESSIONAL LAND SURVEYOR
COLORADO P.L.S. NO. 30118
FOR AND ON BEHALF OF CLASSIC CONSULTING,
ENGINEERS AND SURVEYORS, LLC.

MARCH 25, 2016
DATE



Vicinity Map
No Scale