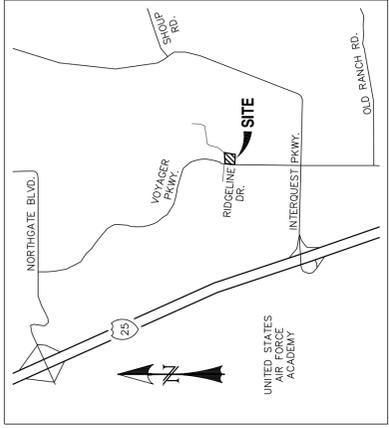


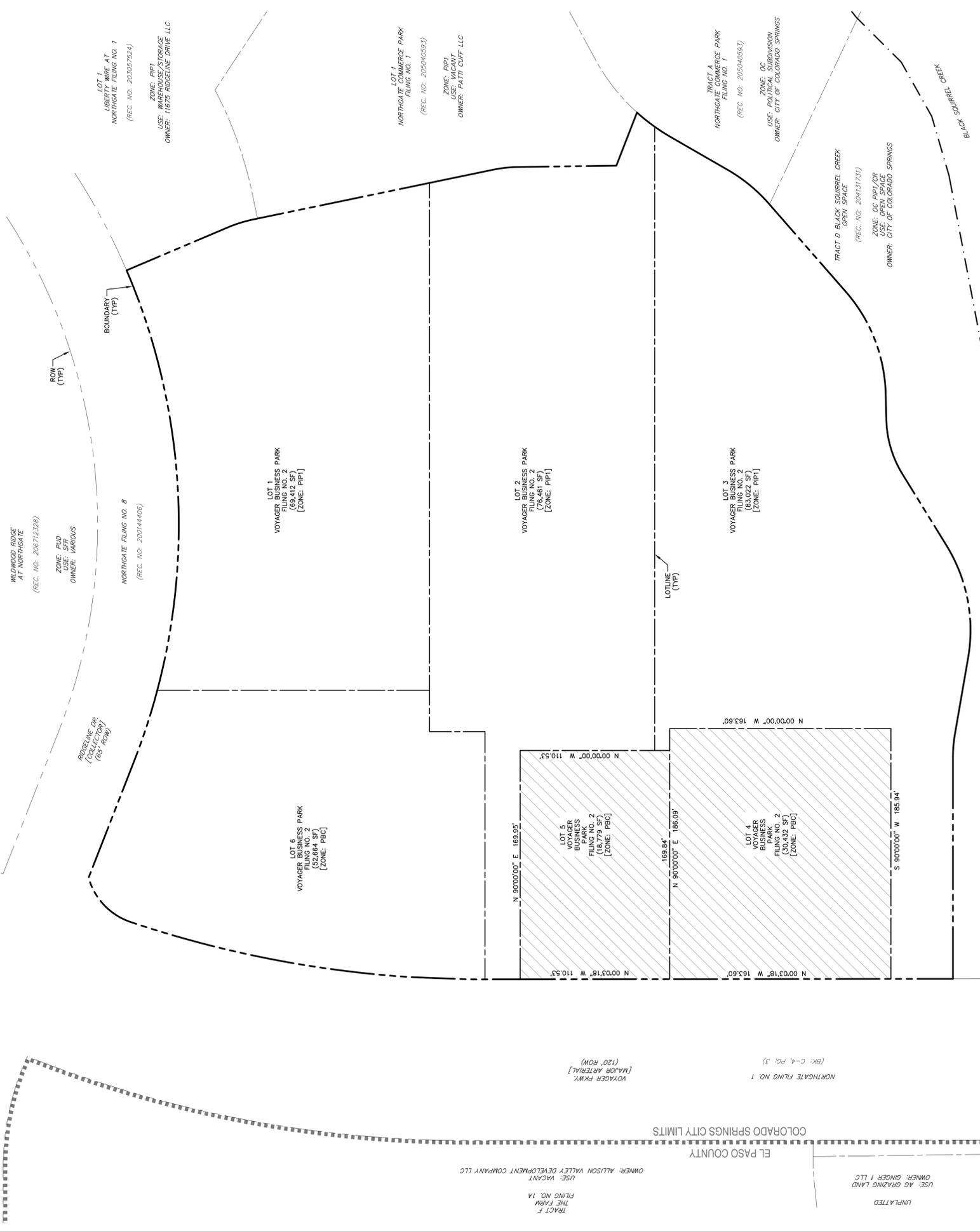
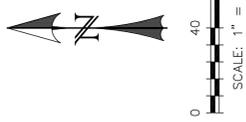
# ZONE CHANGE

## VOYAGER BUSINESS PARK FILING NO. 2

### CITY OF COLORADO SPRINGS, EL PASO COUNTY, COLORADO



VICINITY MAP  
SCALE: N.T.S.



**PROJECT INFORMATION**

OWNER/DEVELOPER:  
INTEGRITY BANK & TRUST  
13475 VOYAGER PARKWAY  
COLORADO SPRINGS, CO 80921

APPLICANT:  
WESTWORKS ENGINEERING  
1023 W. COLORADO AVENUE  
COLORADO SPRINGS, CO 80904

EXISTING ZONING:  
PIPI

PROPOSED ZONING:  
PBC (1.13 AC)

LEGAL DESCRIPTION:  
A TRACT OF LAND BEING A PORTION OF LOT 2, VOYAGER BUSINESS PARK, LOCATED IN THE SOUTHEAST QUARTER OF SECTION 17, T12S, R68W OF THE 6th P.M., CITY OF COLORADO SPRINGS, EL PASO COUNTY, COLORADO, AS SHOWN ON THE SUBDIVISION RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 2;  
THENCE N00°3'18" W. ON THE WEST LINE OF SAID LOT 2, A DISTANCE OF 45.90 FEET TO THE POINT OF BEGINNING;  
THENCE CONTINUE N00°3'18" W. ON THE WEST LINE OF SAID LOT 2, A DISTANCE OF 274.13 FEET;  
THENCE N80°00'00" E. A DISTANCE OF 169.95 FEET;  
THENCE S00°00'00" W. A DISTANCE OF 163.60 FEET;  
THENCE N00°00'00" W. A DISTANCE OF 163.60 FEET;  
THENCE S00°00'00" W. A DISTANCE OF 163.60 FEET;  
THENCE N80°00'00" W. A DISTANCE OF 185.94 FEET TO THE POINT OF BEGINNING.  
THE DESCRIBED TRACT CONTAINS 49,211 SQUARE FEET, BEING 1.130 ACRES, MORE OR LESS.

**NOTE:**

1. THE TOTAL AREA TO BE ZONED PBC IS 2.34 AC. THE REMAINING PIP-1 ZONE DISTRICT MEETS THE DISTRICT STANDARD FOR A MINIMUM OF 10 ACRES.

 1023 W. COLORADO COLORADO SPRINGS, CO 80904 (719) 686-6700	VOYAGER BUSINESS PARK FILING NO. 2 ZONE CHANGE	DESIGNED BY: MGP SCALE: 1" = 40' JOB NUMBER: 91413	DRAWN BY: MGP DATE: 03/29/16 SHEET: 1 OF 1	
	PREPARED FOR: INTEGRITY BANK & TRUST 13475 VOYAGER PARKWAY COLORADO SPRINGS, CO 80921	CPC ZC 15-00095		
	REV. DESCRIPTION DATE 1 ADDRESS CITY COMMENTS 08/11/15 2 ADDRESS CITY COMMENTS 02/09/16 3 ADDRESS CITY COMMENTS 03/29/16			

FIGURE 4