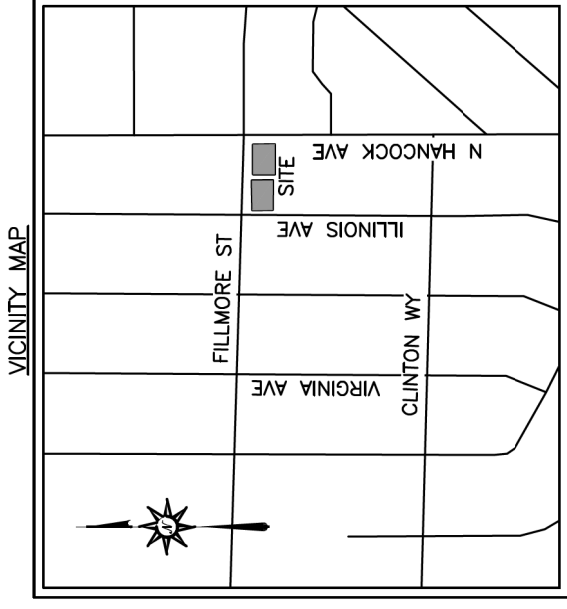


Concept Plan



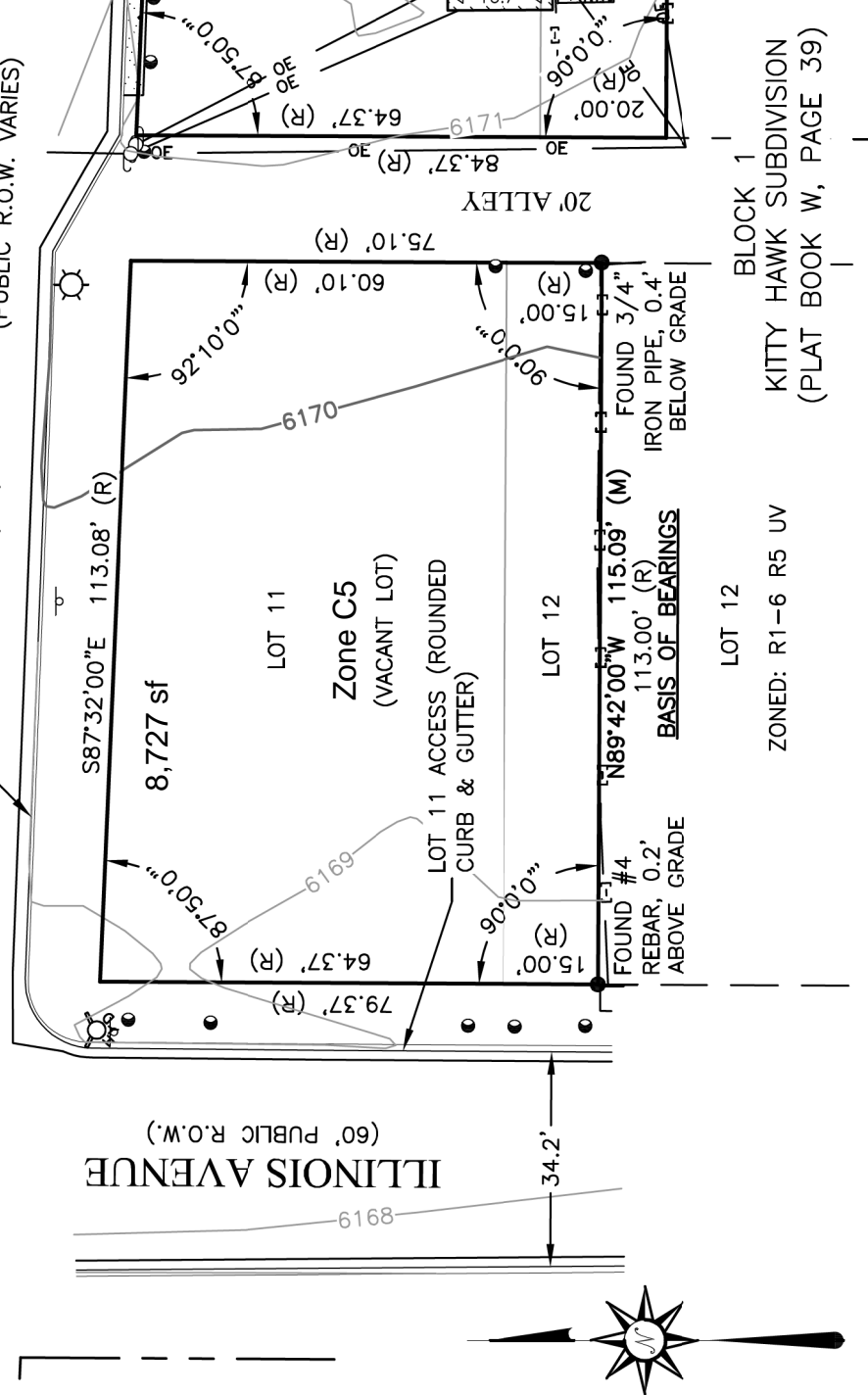
I hereby certify that this Site Plan was prepared for The Richard C. Whaley Trust, that it is not a Land Survey Plat or Improvement Survey Plat, and that it is not to be relied upon for the establishment of fence, building, or other future improvement lines. I further certify that the improvements on the above described parcel on this date, March 13, 2017 except utility connections, are entirely within the boundaries of the parcel, except as shown, that there are no encroachments upon the described premises by improvements on any adjoining premises, except as indicated, and that there is no apparent evidence or sign of any easement crossing or burdening any part of said parcel, except as noted.

Legal Description:

Parcel A: Lot 10, North 20 feet of Lot 9, Block 1, Kitty Hawk Subdivision, El Paso County, Colorado also known by street and number as: 1215 East Fillmore Street, Colorado Springs, CO 80907
 Parcel B: Lot 11, North 15 feet of Lot 12, Block 1, Kitty Hawk Subdivision, El Paso County, Colorado also known by street and number as: 1213 East Fillmore Street, Colorado Springs, CO 80907
 Legal Descriptions per Deed recorded as Reception No. 214024693, El Paso County Clerk and Recordors Office.

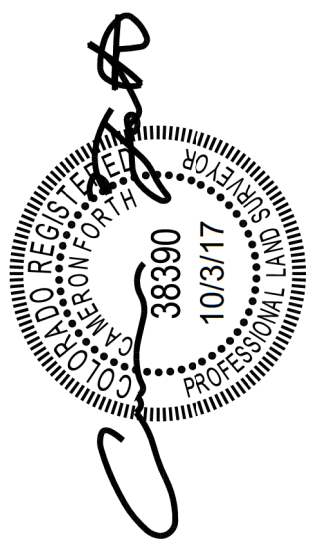
Cameron Forth
 State of Colorado Professional Land Surveyor No. 38390
 For and on behalf of Forth Land Surveying, Inc.

FILLMORE STREET
 (PUBLIC R.O.W. VARIES)



LEGEND

- FOUND PROPERTY CORNER AS NOTED
- UTILITY POLE
- LIGHT POLE
- △ ELECTRIC METER
- ▽ FIBER OPTIC VAULT
- TRAFFIC SIGNAL POLE
- TRAFFIC SIGNAL CABINET
- ⊗ FIRE HYDRANT
- BOLLARD
- T — SIGN
- [] — WOOD FENCE
- [] — OVERHEAD UTILITY LINE
- (R) RECORD
- (M) MEASURED



Notes:

1. The owner of either lot will be required to install certain public improvements along E. Fillmore St. and Illinois Ave. when included in a development proposal.
2. Buffering will be required between both lots and adjacent residential uses.
3. A Development Plan will be required prior to the commencement of a new use.



LAND USE REVIEW FILE #: CPC CP 17-00092

FORTH LAND SURVEYING, INC.

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 Colorado Springs, CO 80906
 Phone: 719-722-7446
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FIGURE 3