

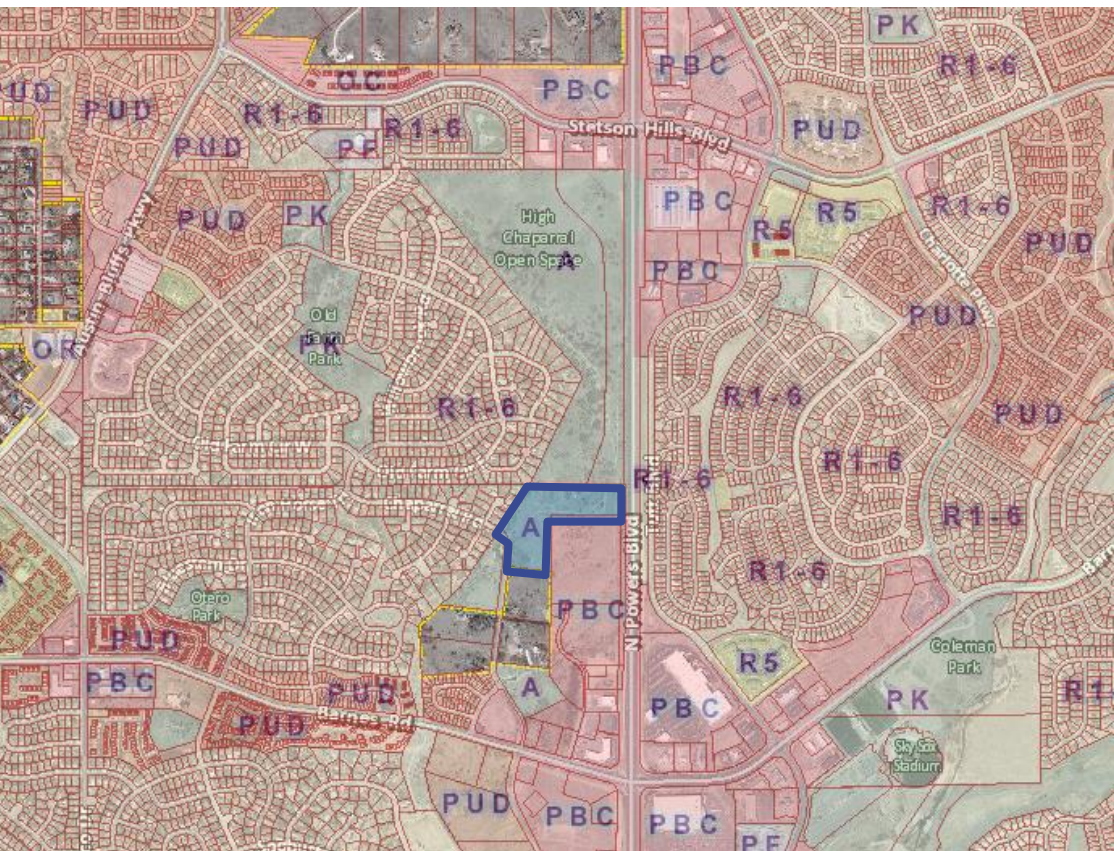
Chaparral Pointe Metropolitan District Service Plan- Update

City Council Hearing
September 11, 2018

Carl Schueler, Comprehensive Planning Manager
Elisabeth Cortise



Vicinity Map



Updates

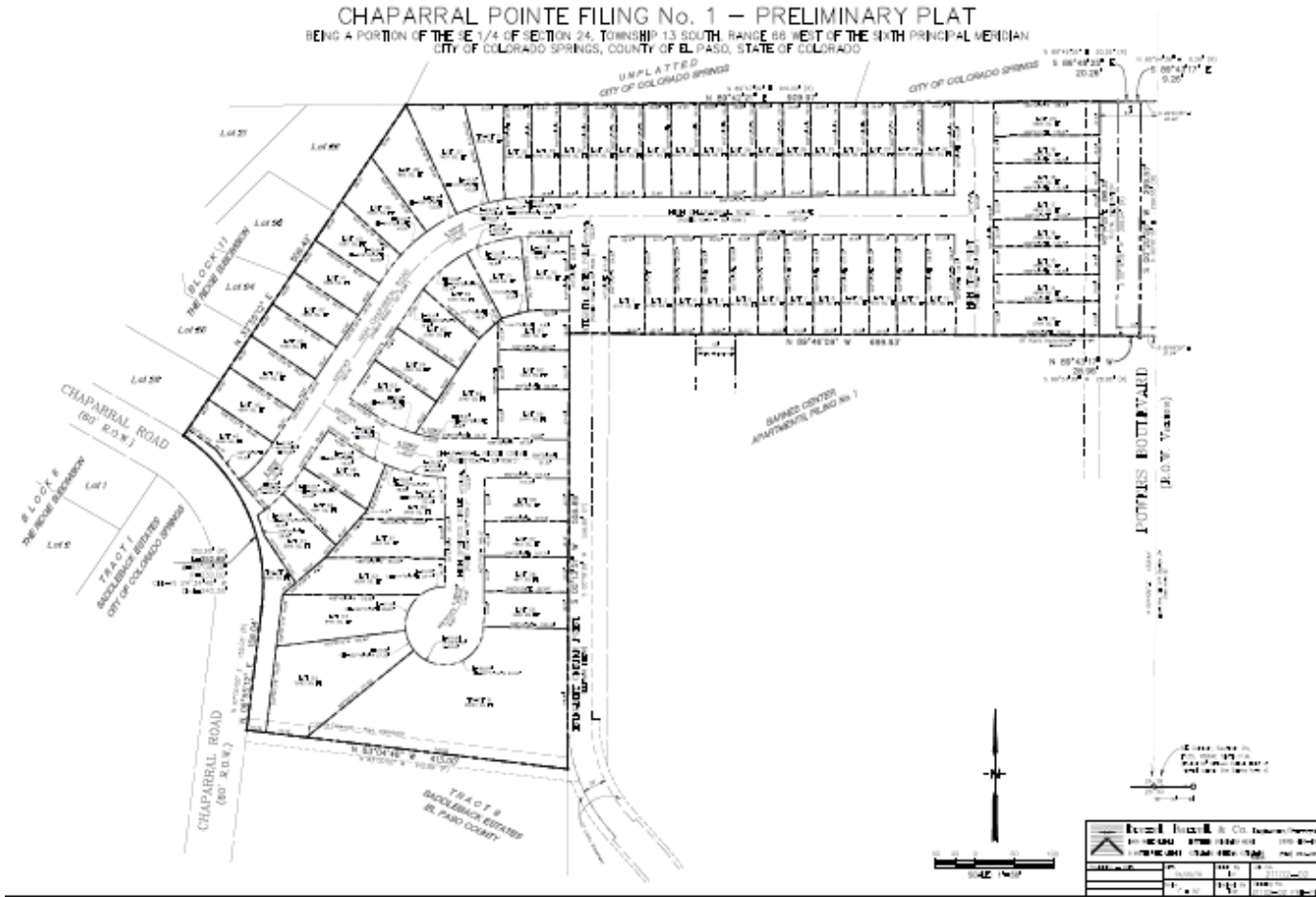


- Calculated Gallagher-Adjusted calculations removed
- Covenant enforcement and common area maintenance still planned
- Land use approval status contingency language retained
- Potential role in maintaining Integrity Center Point still an option

Pending Development Plan



CHAPARRAL POINTE FILING No. 1 – PRELIMINARY PLAT
 BEING A PORTION OF THE SE 1/4 OF SECTION 24, TOWNSHIP 13 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN
 CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO



Contingency Language



In addition, the City has agreed that the District may be formed concurrently with the developer's processing of a change in zoning for the property to be included within the District from "A UV AO Agricultural Use Variance" to "Planned Unit Development" (the "Zoning Change"). Prior to the Zoning Change being approved by the City, the District shall not (a) issue any Debt; (b) impose a mill levy; or (c) impose or collect any fees. The District may exist and take action only for organizational purposes and to maintain its existence until such time as the Zoning Change is approved by the City of Colorado Springs. In the event the Zoning Change is not complete within two (2) years following the date this Service Plan is approved by the City of Colorado Springs, the District shall dissolve.

Questions?

