

EXHIBIT A

REZONING, LEGAL
COAL TRAIN

A tract of land being a portion of the Northwest Quarter of Section 7, Township 14 South, Range 66 West of the 6th P.M., also being Lot 1, WOFFORD HEIGHTS SUBDIVISION (Plat Book L-3, Page 88, El Paso County, Colorado records), TOGETHER WITH that adjacent twelve (12) foot wide vacated alley (Ordinance No. 81-65, Book 3433, Page 426, said El Paso County records) and that Acquisition Parcel 1 described by document (Reception No. 206073606, said records), situate in the City of Colorado Springs, El Paso County, Colorado, described as follows:

Beginning at the Southeast corner of said Lot 1 (all bearings in this description are relative to the Southerly line of said Lot 1, which bears S72°47'00"W "assumed"); thence S72°47'00"W along said Lot 1's Southerly line and its Westerly extension, said line also being coincident with the Southerly lines of said vacated alley and said acquisition parcel, 141.81 feet to the Southwest corner of said parcel; thence N10°22'00"W along the Westerly line of said parcel, 179.90 feet to the Northwest corner of said parcel; thence S90°00'00"E along the Northerly line of said parcel and its Easterly extension, said line also being coincident with the Northerly lines of said vacated alley and said Lot 1, 167.47 feet to the Northeast corner of said Lot 1; thence S00°09'00"E along the Easterly line of said Lot 1, 134.99 feet to the Point of Beginning;

. . . TOGETHER WITH . . .

A parcel of land located in the Northwest Quarter of Section 7, Township 14 South, Range 66 West of the Sixth P.M., in the City of Colorado Springs, El Paso County, Colorado, being that portion (Acquisition Parcel 2) conveyed to the CITY OF COLORADO SPRINGS by the CHICAGO ROCK ISLAND AND PACIFIC RAILROAD COMPANY as described in a document recorded on Nov. 16, 1962 in Book 1934, Page 805 in the records of El Paso County, Colorado, more particularly described as follows:

Commencing at the Northwest corner of Lot 1, WOFFORD HEIGHTS SUBDIVISION, in the City of Colorado Springs, Colorado as recorded in Plat Book L-3 at Page 88 in the records of El Paso County, Colorado; thence N90°00'00"W along the Westerly extension of the North line of said Lot 1 (all bearings in this legal description are relative to the North line of said Lot 1 which is assumed to bear N90°00'00"W as monumented on both ends of found illegible red surveyor's caps) a distance of 12.20 feet to the Point of Beginning; said point also being on the East line of said Railroad parcel; thence continuing N90°00'00"W on said extended line and coincident with the North boundary line of a tract of land to the South as recorded at Reception Number 206073606 in the records of El Paso County, Colorado, a distance of 61.00 feet to the West line of said Railroad parcel and coincident with the East line of the D & RGW Railroad right-of-way; thence N10°22'00"W and coincident with said r.o.w. a distance of 200.73 feet to a point on the Westerly extension of the South right-of-way line of San Miguel Street and the North boundary line of Lot 18, HARRISON'S RESUBDIVISION as recorded in Plat Book J at Page 51 in the records of El Paso County, Colorado; thence S89°48'58"E on the extended line a distance of 61.04 feet to the East boundary of said Railroad parcel and the Northwest corner of said HARRISON'S RESUBDIVISION; thence S10°22'00"E and coincident with the West boundary of said HARRISON'S RESUBDIVISION a distance 200.53 feet to the Point of Beginning;

Containing 0.827 acres, more or less.