

ORDINANCE NO. 22 - 81

AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS PERTAINING TO 0.555 ACRES LOCATED AT 3703 WEST COLORADO AVENUE ESTABLISHING THE PK (PARK) ZONE

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

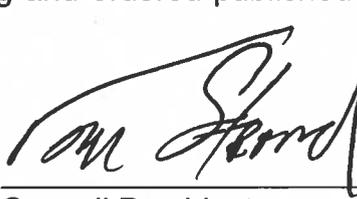
Section 1. The zoning map of the City of Colorado Springs is hereby amended by the establishment of the PK (Park) zone district consisting of 0.555 acres located at 3703 West Colorado Avenue, as described in Exhibit A and depicted in Exhibit B, both of which are attached hereto and made a part hereof, 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 final adoption 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 be available for inspection and acquisition in the office of the City Clerk.

Introduced, read, passed on first reading and ordered published this 25th day of October 2022.

Finally passed: November 8, 2022



Council President

Mayor's Action:

- Approved on November 10, 2022.
- Disapproved on _____, based on the following objections:

John W. Suthers
Mayor

Council Action After Disapproval:

- Council did not act to override the Mayor's veto.
- Finally adopted on a vote of _____, on _____.
- Council action on _____ failed to override the Mayor's veto.

ATTEST:

Sarah B. Johnson
Sarah B. Johnson, City Clerk



Council President

CAO: MS
COS: _____

EXHIBIT "A"
LEGAL DESCRIPTION

A tract or parcel of land being a portion of Lots 10 and 11, Block 4, Plat of East Manitou, and a portion of the former right of way of the Midland Terminal Railway, in the City of Colorado Springs, County of El Paso, situated in the Southwest quarter of Section 3, Township 14 South, Range 67 West, of the 6th Principle Meridian, also being the property conveyed in Reception Number 222062806, recorded in the office of the clerk and recorder in the County of El Paso, State of Colorado, said tract or parcel of land being more particularly described as follows:

That portion of the Southwest quarter of the Southwest quarter of Section 3, in Township 14 South, Range 67 West of the 6th P.M., El Paso County, Colorado, being a portion of the former right of way of the Midland Terminal Railway, and that portion of Lot 10 and of the Westerly 40 feet of Lot 11, in Block 4, in East Manitou, a portion of described as follows:

1. BEGINNING at a found CDOT monument in concrete at the southwesterly corner of Parcel 36, as described in the document recorded at reception no. 222062806 in the El Paso County Clerk and Recorder's Office;
2. Thence North 11°34'59" East, a distance of 242.22 feet along the westerly line of said Parcel 36 to a northwesterly corner of said Parcel 36;
3. Thence along the northerly line of said Parcel 36 and the southerly right-of-way line of W. Colorado Avenue, South 85°52'59" East, a distance of 68.61 feet to an angle point on said northerly line of said Parcel 36;
4. Thence South 46°50'03" East, a distance of 17.3 feet to an angle point on said northerly line of said Parcel 36;
5. Thence continuing along said northerly line of said Parcel 36; South 64°12'59" East, a distance of 9.2 feet to an angle point on said northerly line of said Parcel 36;
6. Thence North 11°32'24" East, a distance of 14.4' feet along a westerly line of said Parcel 36 to a point on the northerly line of said Parcel 36;
7. Thence South 86°13'10" East, a distance of 10.09 feet to the northeasterly corner of said Parcel 36;
8. Thence South 11°32'24" West, a distance of 237.01 feet along an easterly line of said Parcel 36 to the southeasterly corner of said Parcel 36;
9. Thence South 89°15'36" East, a distance of 103.75 feet along the southerly line of said Parcel 36 to the southeasterly corner of said Parcel 36 and the POINT OF BEGINNING.

The intent of this legal description is to include a portion the property described in said Reception Number 222062806. The above description contains a portion of the land conveyed to The City of Colorado Springs by deed recorded May 04, 2022 at Reception Number 222062806 of the records in the Clerk and Recorder's office in El Paso County, Colorado. The above described tract or parcel of land contains 24,160 square feet (0.555 acres).

Basis of Bearings: Bearings are based on the west line of the real property described in Reception Number 222062806, being S11°34'59"W between the Northwest corner, a #5 rebar with an illegible red plastic cap, and the Southwest corner, a CDOT monument.

Prepared for and on behalf of Farnsworth Group, Inc.
Lorelei A. Ward, PLS #34982
Farnsworth Group, Inc.
5775 Mark Dabling Blvd. Suite 190
Colorado Springs, CO 80919

I HEREBY CERTIFY that the foregoing ordinance entitled **“AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS PERTAINING TO 0.555 ACRES LOCATED AT 3703 WEST COLORADO AVENUE ESTABLISHING THE PK (PARK) ZONE”** was introduced and read at a regular meeting of the City Council of the City of Colorado Springs, held on October 25, 2022; that said ordinance was finally passed at a regular meeting of the City Council of said City, held on the 8th day of November 2022, and that the same was published by title and in summary, in accordance with Section 3-80 of Article III of the Charter, a newspaper published and in general circulation in the Gazette, at least ten days before its passage.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the City, this 8th day of November 2022.


Sarah B. Johnson, City Clerk

1st Publication Date: October 28, 2022

2nd Publication Date: November 16, 2022

Effective Date: November 21, 2022

Initial: SBJ
City Clerk