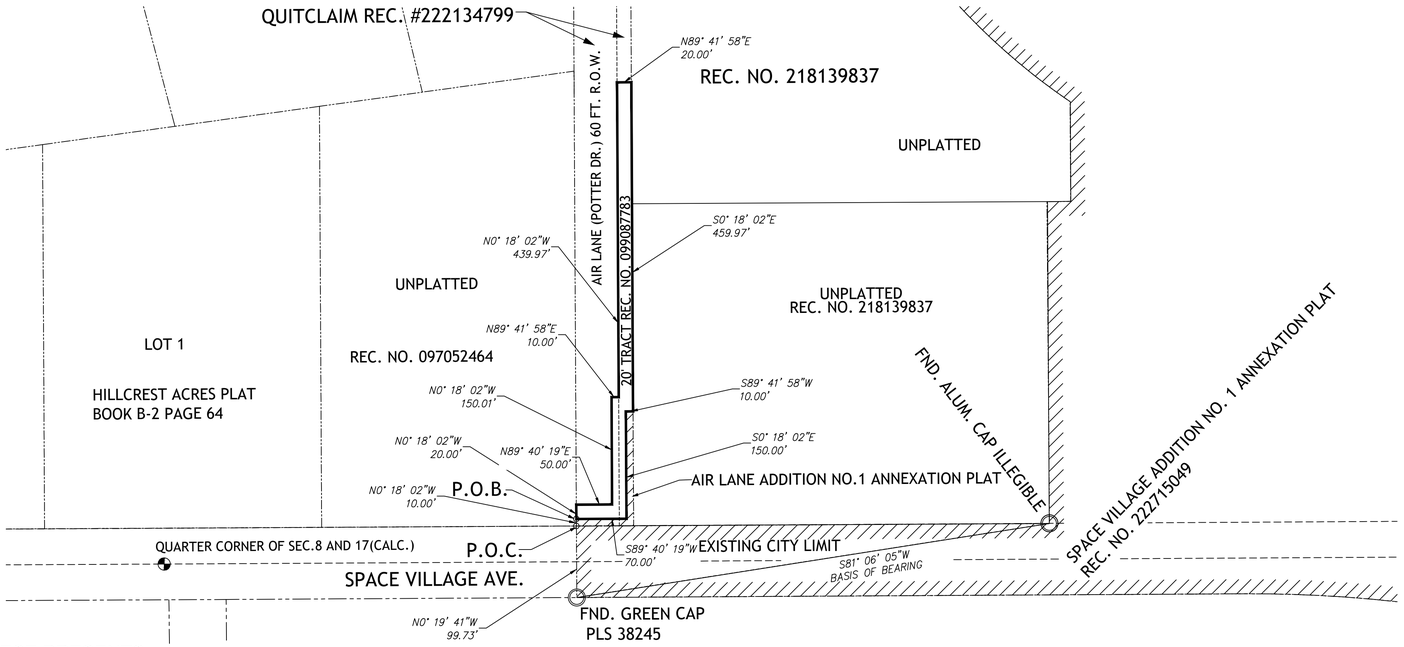
ANNEXATION PLAT

AIR LANE ADDITION NO. 2

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 8 TOWNSHIP 14 SOUTH, RANGE 65 WEST OF THE 6TH P.M., to the City of Colorado Springs, El Paso County, Colorado



OWNER:

The aforementioned, City of Colorado Springs, Colorado, a home rule city and Colorado Municipal Corporation, has executed this instrument this __ day of _____, 2024 A.D.

Blessing A. Mobolade,
Mayor

Attest:

_____

City Clerk

State of Colorado)
)ss
County of El Paso)

The foregoing instrument was acknowledged before me this __ day of ____, 2024 A.D. by Blessing A. Mobolade, Mayor of the City of Colorado Springs, Colorado, a home rule city and Colorado Municipal Corporation.

Witness my hand and seal

My commission expires: _____ _____
Notary Public

BE IT KNOW BY THESE PRESENTS:

THAT THE CITY OF COLORADO SPRINGS, COLORADO, A HOME RULE CITY AND COLORADO MUNICIPAL CORPORATION, BEING THE PETITIONER FOR THE ANNEXATION OF THE FOLLOWING DESCRIBED TRACT OF LAND TO WIT:

LEGAL DESCRIPTION :

A PORTION OF AIR LANE AS DEPICTED AS POTTER DRIVE IN **HILLCREST ACRES** AT PLAT BOOK B-2 PAGE 64 AND A PORTION OF A **20.00 FOOT TRACT AS RECORDED AT RECEPTION NUMBER 099087783** AND QUITCLAIMED TO THE CITY OF COLORADO SPRINGS AT **RECEPTION NUMBER 222134799** ALL OF THE RECORDS OF EL PASO COUNTY, COLORADO;
IN THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 14 SOUTH, RANGE 65 WEST OF THE 6TH P.M., IN EL PASO COUNTY, COLORADO,
MORE PARTICULARLY DESCRIBED AS FOLLOWS:

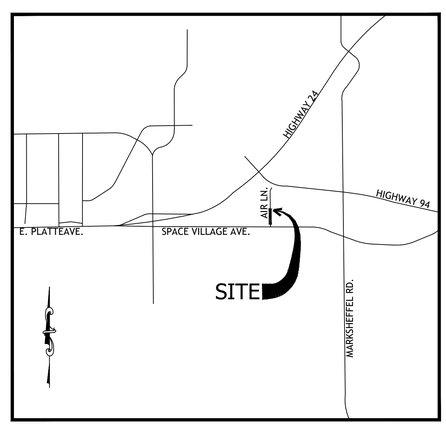
COMMENCING AT THE NORTHWEST CORNER OF **SPACE VILLAGE ADDITION NO. 1 ANNEXATION PLAT** AS RECORDED RECEPTION NUMBER 222715049 OF THE RECORDS OF EL PASO COUNTY, COLORADO;
THENCE N00°18'02" W AND COINCIDENT WITH THE WESTERLY LINE OF SAID AIR LANE A DISTANCE OF 10.00 FEET TO A THE **POINT OF BEGINNING**;
THENCE N00°18'02" W AND COINCIDENT WITH THE WESTERLY LINE OF SAID AIR LANE A DISTANCE OF 20.00 FEET TO A POINT;
THENCE N89°40'19" E A DISTANCE OF 50.00 FEET;
THENCE N00°18'02" W A DISTANCE OF 150.01 FEET;
THENCE N89°41'58" E A DISTANCE OF 10.00 FEET TO THE EAST RIGHT OF WAY LINE OF AIR LANE (POTTER DRIVE) AND THE WEST LINE OF SAID 20.00 FOOT TRACT;
THENCE N00°18'02" W AND COINCIDENT WITH SAID 20.00 FOOT TRACT AND EAST RIGHT OF WAY LINE A DISTANCE OF 439.97 FEET;
THENCE N89°41'58" E A DISTANCE OF 20.00 FEET TO THE EAST LINE OF SAID 20.00 FOOT TRACT;
THENCE S00°18'02" E AND COINCIDENT WITH THE EAST LINE OF SAID 20.00 FOOT TRACT A DISTANCE OF 459.97;
THENCE S89°41'58" W A DISTANCE OF 10.00 FEET ;
THENCE S00°18'02" E A DISTANCE OF 150.00 FEET;
THENCE S89°40'19" W A DISTANCE OF 70.00 FEET TO THE **POINT OF BEGINNING**

ALL BEARINGS ARE BASED ON A LINE FROM THE SOUTHWEST CORNER OF OF A TRACT AS RECORDED IN THE RECORDS OF THE EL PASO COUNTY CLERK'S OFFICE AT RECEPTION NUMBER 218139837, AND THE SOUTHWEST CORNER OF SPACE VILLAGE ADDITION NO. 1 ANNEXATION PLAT AS RECORDED IN THE RECORDS OF THE EL PASO COUNTY CLERK'S OFFICE AT RECEPTION NUMBER 222715049 AND WAS ASSUMED TO BEAR S81°06'05" W.
AS MONUMENTED ON THE NORTHEAST END WITH AN ILLEGIBLE ALUMINUM CAP AND TO THE SOUTHWEST END AS MONUMENTED WITH A GREEN CAP MARKED PLS 38245 .
SAID PARCEL CONTAINS 133,399 SQUARE FEET, (3.062 ACRES), MORE OR LESS.

THE LINEAR UNIT OF MEASURE USED FOR THIS SURVEY IS THE U.S. Survey foot.

TOTAL PERIMETER OF THE AREA FOR ANNEXATION: 1379.95'
ONE-SIXTH (1/6TH) OF PERIMETER:229.99' (16.67%)
CONTIGUOUS PERIMETER TO THE EXISTING CITY LIMITS: 230.00' (16.67%)

100 50 0 100
SCALE 1" = 100'



VICINITY MAP
NOT TO SCALE

CITY OF COLORADO SPRINGS APPROVAL:

On behalf of the City of Colorado Springs, the undersigned hereby approve for filing the accompanying annexation plat of "Air Lane Addition No. 2".

_____ _____
City Planning Director Date

_____ _____
City Engineer Date

The annexation of the real property shown on this plat is approved
pursuant to an ordinance made and adopted by THE CITY OF COLORADO SPRINGS, EL PASO COUNTY, COLORADO, by actions of The City Council of The City of Colorado Springs at it's meeting on__day of_____, 2024, A.D.

_____ _____
City Clerk Date

SURVEYOR'S STATEMENT:

THE UNDERSIGNED REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO HEREBY CERTIFIES THAT THE ACCOMPANYING ANNEXATION PLAT WAS DRAWN UNDER HIS SUPERVISION AND ACCURATELY SHOWS THE DESCRIBED TRACT OF LAND, AND THAT AT LEAST ONE SIXTH (1/6)OF THE PERIPHERAL BOUNDARY OF SAID TRACT IS CONTIGUOUS TO THE PRESENT BOUNDARY OF THE CITY OF COLORADO SPRINGS, COLORADO, EL PASO COUNTY, COLORADO TO THE BEST OF HIS KNOWLEDGE AND BELIEF.

THIS_____DAY OF_____,2024
Robert A. Pisciotta, Jr., Colorado P.L.S. 38224
For and on behalf of The City of Colorado Springs
30 S. Nevada Ave. Suite 402
Colorado Springs, CO., 80901
719-385-5545

CLERK AND RECORDER

STATE OF COLORADO)
)SS
COUNTY OF EL PASO)

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN MY OFFICE AT_____ O'CLOCK _M. THIS DAY OF _____,2024, A.D. AND IS DULY RECORDED AT RECEPTION NUMBER _____OF THE RECORDS OF EL PASO COUNTY, COLORADO.

STEVE SCHLEIKER
CLERK AND RECORDER.

BY_____ .
DEPUTY

SURCHARGE;_____.
FEE: _____.

NOTICE:

ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

ANEX-23-0025

AIR LANE ADDITION NO. 2 ANNEXATION PLAT		
DATE: 10/11/23	JOB NUMBER: 2023028	REV
SCALE: 1" = 100'	DRAWN BY: Richard Kotwica	SHEET 1 OF 1

C:\NEW JOBS\2023028\2023028.dwg