

CREEKWALK RESIDENTIAL

A REZONE OF PARCELS A-P

SITUATED IN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 14 SOUTH, RANGE 66 WEST OF THE 6TH P.M., CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO

ZONE CHANGE REQUEST:

R5 SS (MULTI-FAMILY RESIDENTIAL - STREAMSIDE) AND MX-M SS (MIXED-USE MEDIUM SCALE - STREAMSIDE)
TO PDZ SS (PLANNED DEVELOPMENT ZONE - STREAMSIDE)

PROJECT STATEMENT:

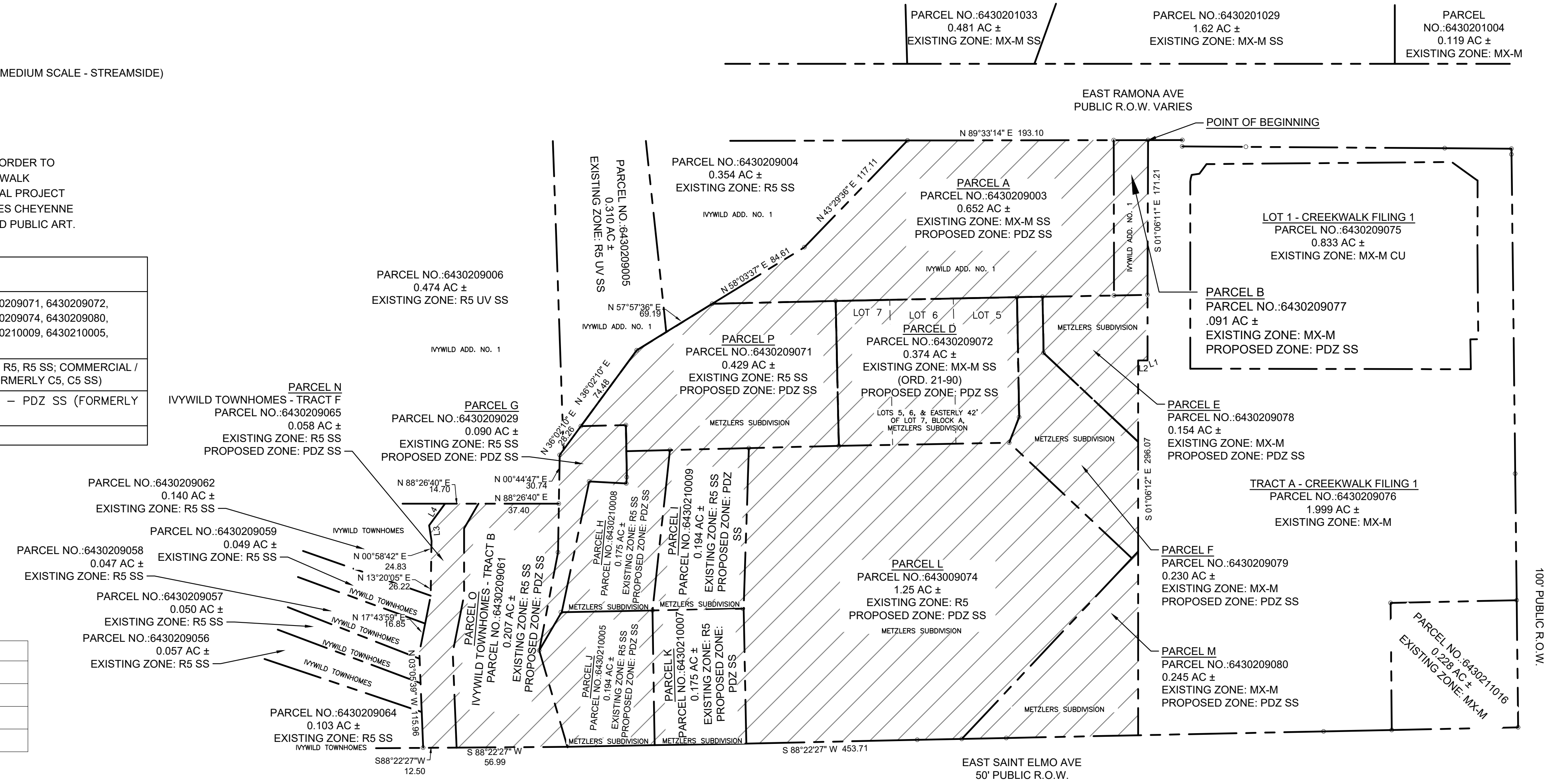
THE PROJECT PROPOSES A ZONE CHANGE OF PARCELS "A" THROUGH "P" IN ORDER TO FACILITATE A MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITHIN THE CREEKWALK CONCEPT PLAN AREA. CREEKWALK IS A MIXED COMMERCIAL AND RESIDENTIAL PROJECT WITHIN THE SOUTH NEVADA URBAN RENEWAL AREA. THE PROJECT EMBRACES CHEYENNE CREEK TO THE WEST WITH CREEK IMPROVEMENTS, TRAILS, OPEN SPACE AND PUBLIC ART.

REZONE DATA

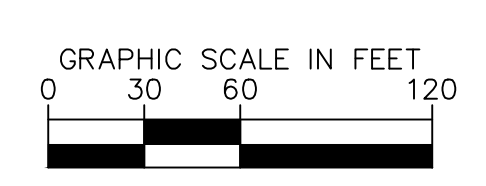
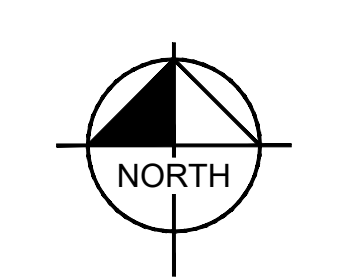
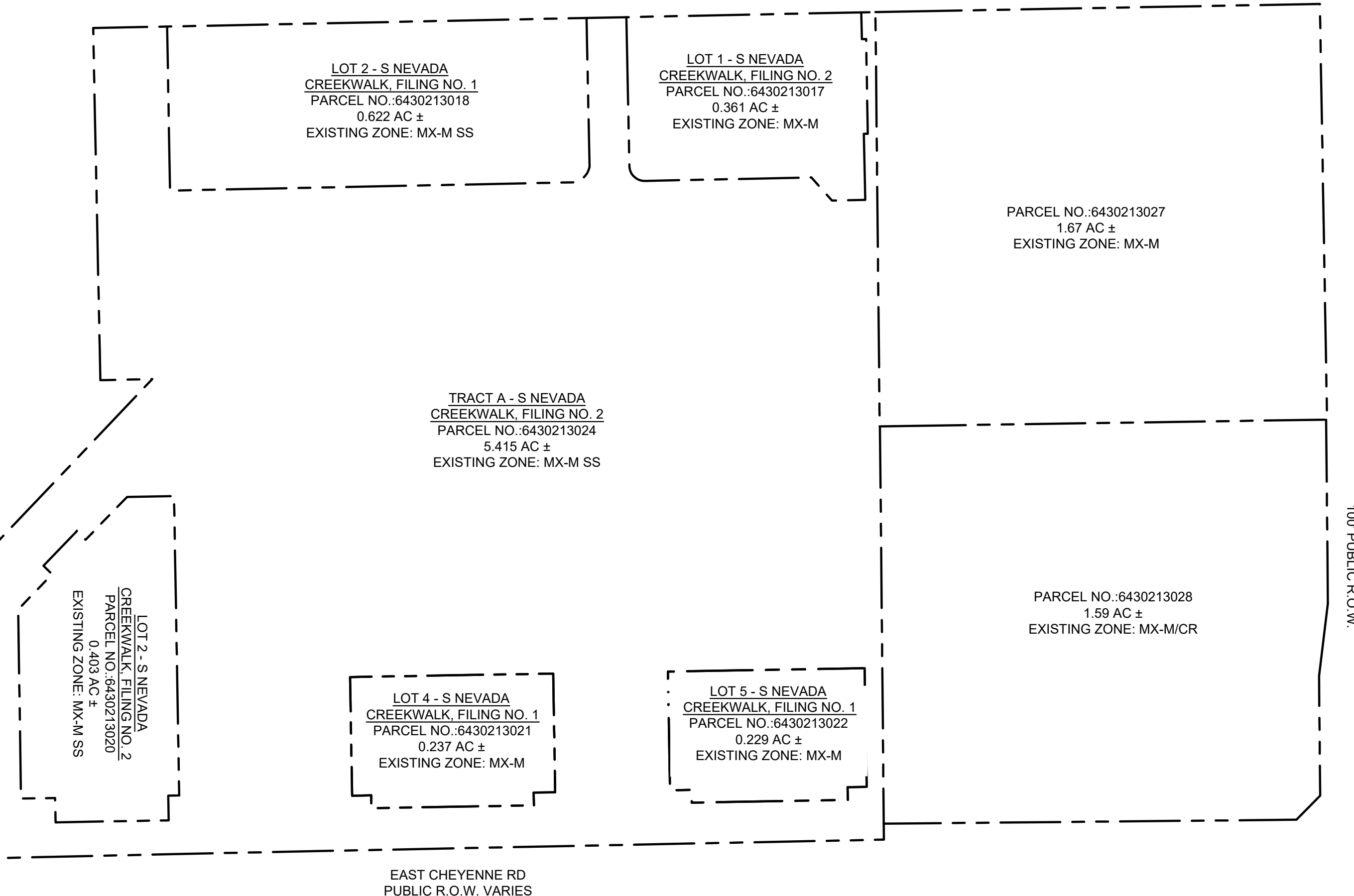
TAX SCHEDULE NUMBER:	6430209003, 6430209077, 6430209071, 6430209072, 6430209078, 6430209079, 6430209074, 6430209080, 6430209029, 6430210008, 6430210009, 6430210005, 6430210007
EXISTING PERMITTED USE - ZONE:	MULTIFAMILY RESIDENTIAL - R5, R5 SS; COMMERCIAL / OFFICE - MX-M, MX-M SS (FORMERLY C5, C5 SS)
PROPOSED USE - ZONE:	MULTIFAMILY RESIDENTIAL - PDZ SS (FORMERLY PUD SS)
MAXIMUM HEIGHT FOR NEW STRUCTURE:	85'

LINE & CURVE TABLE:

LINE	BEARING	DISTANCE
L1	S 72°38'08" W	3.00
L2	S 88°53'48" W	9.46
L3	N 04°55'49" W	9.67
L4	N 30°10'35" E	9.41



VICINITY MAP:



CITY APPROVAL:

ZONING MAP - EXHIBIT B
SHEET 3 OF 3

K:\CCS_LA096949003 - Creekwalk West (Residential)\CAD\DD\PlanSheets\Zone Change\ZC_ Exhibit\Map_Mar 21, 2023_ 2:13pm

Kimley»Horn
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