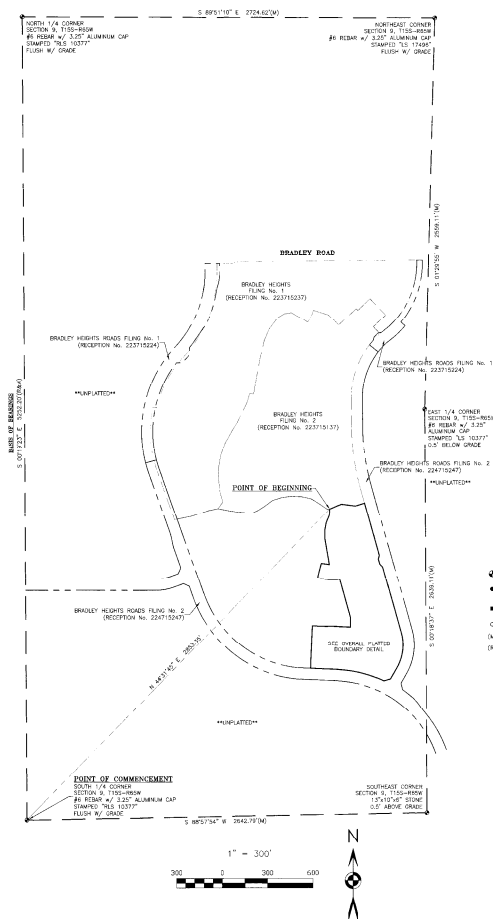


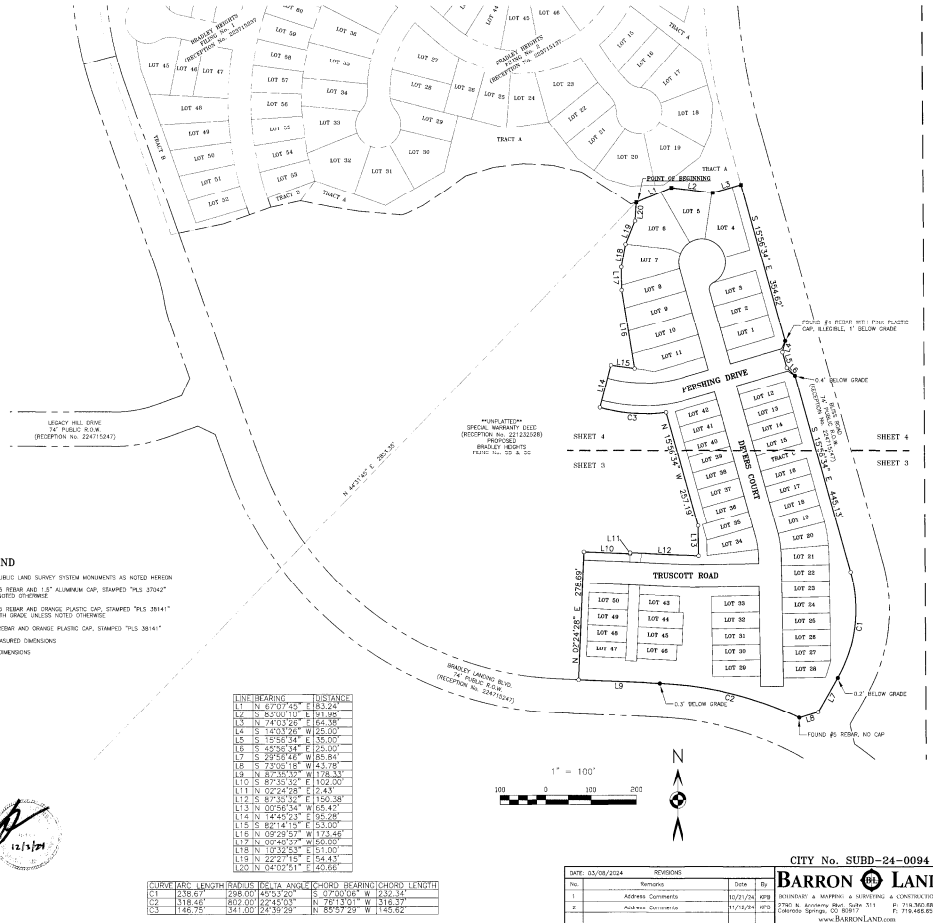
FINAL PLAT
BRADLEY HEIGHTS FILING No. 5A
A PORTION OF THE SOUTHEAST QUARTER OF
SECTION 9, TOWNSHIP 15 SOUTH, RANGE 65 WEST OF THE 6TH P.M.
CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO

15460

SECTION BREAKDOWN DETAIL



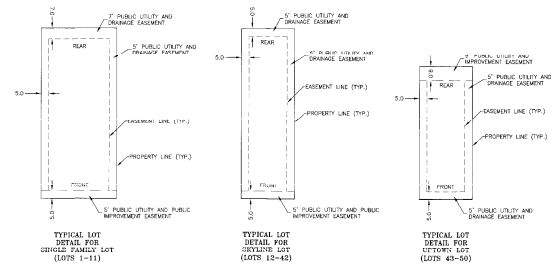
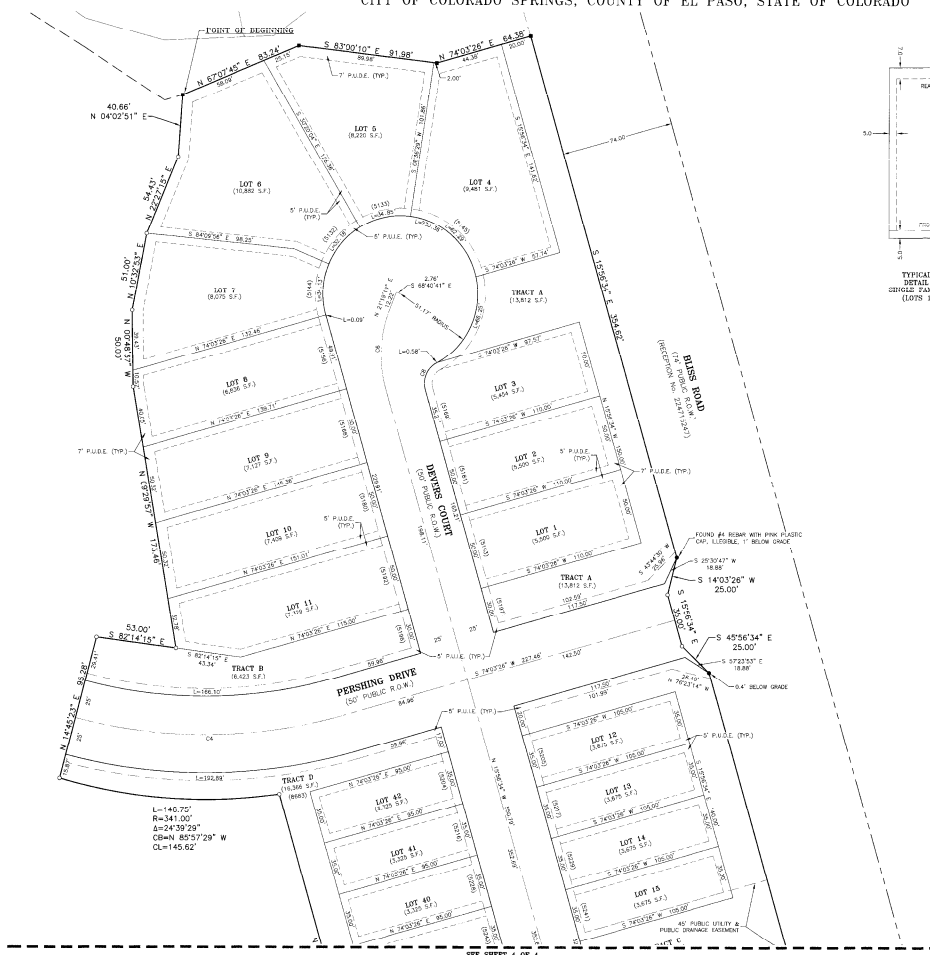
OVERALL PLATTED BOUNDARY DETAIL



CURVE DATA	LENGTH	CHORD	BEARING	CHORD	LENGTH
1	125.61	125.61	S 89°11'00" E	125.61	125.61
2	318.46	318.46	S 89°11'00" E	318.46	318.46
3	146.75	146.75	S 89°11'00" E	146.75	146.75

CITY No. SUBD-24-0094	
DATE	REVISION
03/08/2024	1
03/08/2024	2
03/08/2024	3
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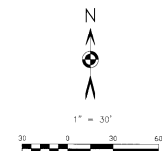
15460



CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C4	179.49'	335.00'	30°41'57"	S 89°24'25" W	177.35'
C5	52.36'	200.00'	15°00'00"	N 08°26'34" W	52.21'
C6	52.43'	80.00'	37°32'51"	N 02°49'52" E	51.50'
C7	13.16'	225.00'	3°21'02"	N 89°16'03" W	13.16'
C8	20.40'	15.00'	77°56'09"	N 23°01'30" E	16.87'

LEGEND

- FOUND #5 RESIN AND 1.5" ALUMINUM CAP, STAMPED "PLS 37042" UNLESS NOTED OTHERWISE
 - FOUND #5 RESIN AND ORANGE PLASTIC CAP, STAMPED "PLS 38141" FLUSH WITH GRADE UNLESS NOTED OTHERWISE
 - SET 10' REBAR AND CHANNEL, PLATING CAP, STAMPED "PLS 38141"
- (W) FIELD-MEASURED DIMENSIONS
(D) RECORD DIMENSIONS
- P.U.D.E. PUBLIC UTILITY AND DRAINAGE EASEMENT
P.U.I.E. PUBLIC UTILITY AND IMPROVEMENT EASEMENT



CITY No. SUBD-24-0094

DATE: 03/08/2024 REVISIONS

No.	Remarks	Date	By
1	Address Comments	10/21/24	KPO
2	Address Comments	11/14/24	KPO

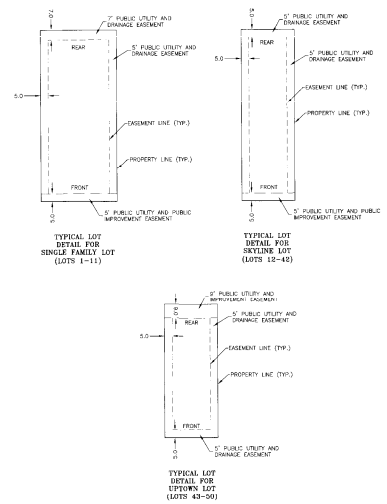
BARRON  LAND

BOUNDARY & MAPPING & SURVEYING & CONSTRUCTION

290 N. Academy Blvd., Suite 317 P: 719.262.6922
 Colorado Springs, CO 80917 F: 719.456.8527
www.BARRONLAND.com

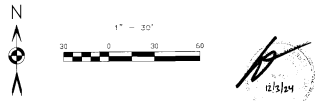
PROJECT No: 23-066 SHEET 3 OF 6

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CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C4	179.49	335.00	30°41'57"	S 89°24'25" W	177.35
C5	52.35	200.00	15°00'00"	N 08°28'54" W	52.41
C6	52.43	80.00	37°32'51"	N 02°49'52" E	51.50
C7	13.16	225.00	3°21'02"	N 89°16'03" W	13.16
C8	20.40	15.00	77°56'09"	N 2°01'30" E	16.87

- FOUND #5 REBAR AND 15" ALUMINUM CAP, STAMPED "PLS 37042"
UNLESS NOTED OTHERWISE
- FOUND #5 REBAR AND ORANGE PLASTIC CAP, STAMPED "PLS 38141"
PUSH WITH GRASS UNLESS NOTED OTHERWISE
- SET #5 REBAR AND ORANGE PLASTIC CAP, STAMPED "PLS 38141"
- (W) FIELD-MEASURED DIMENSIONS
- (R) RECORDED DIMENSIONS
- P.U.E. PUBLIC UTILITY AND DRAINAGE EASEMENT
- P.U.I.E. PUBLIC UTILITY AND IMPROVEMENT EASEMENT



DATE: 03/08/2024		REVSIONS			
No.	Remarks	Date	By		
1	Address Comments	10/21/24	KFG	BOUNDARY & MAPPING & SURVEYING & CONSTRUCTION	
2	Address Comments	11/12/24	KFG	2799 N. Academy Blvd, Suite 311 P: 719.260.9337 Colorado Springs, CO 80917 F: 719.466.8527 www.BARRONLAND.com	
				PROJECT No.: 23-046	
				SHEET 4 OF 4	