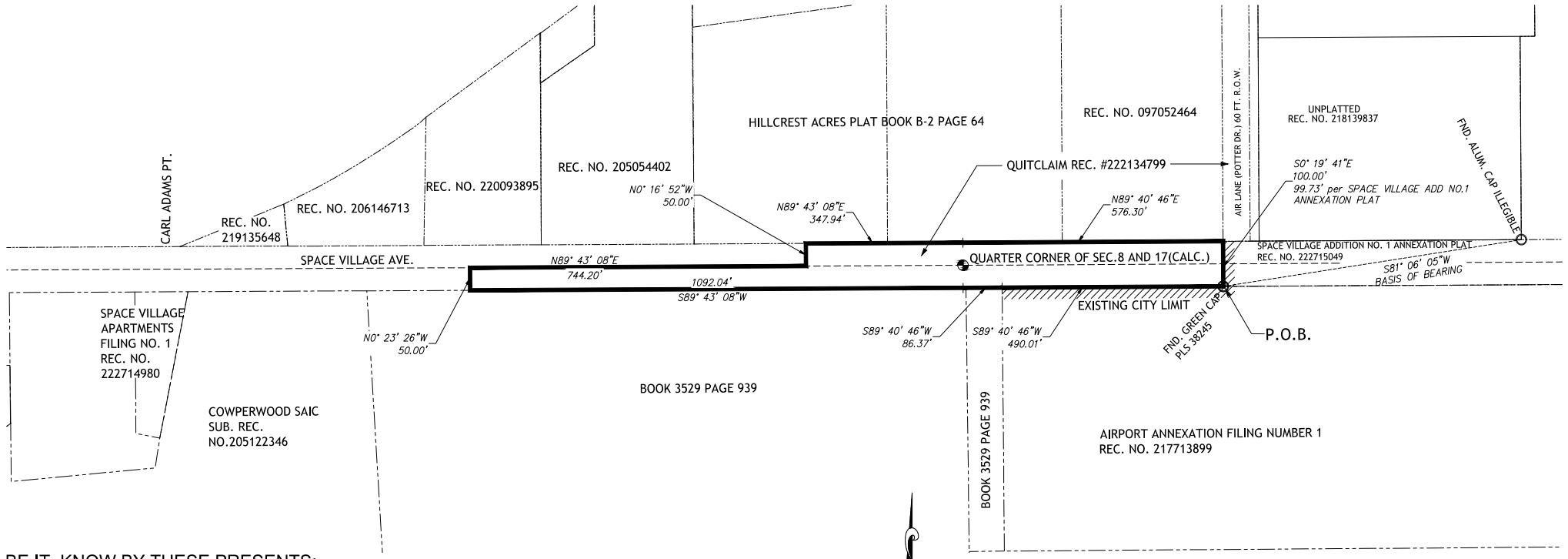
ANNEXATION PLAT

SPACE VILLAGE ADDITION NO. 2

A PORTION OF SECTIONS 8 AND 17, TOWNSHIP 14 SOUTH, RANGE 65 WEST OF THE 6TH P.M., to the City of Colorado Springs, EL PASO COUNTY, COLORADO



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 SPACE VILLAGE AVE. BEING THE NORTH 50.00 FEET OF SECTION 17 AND THE SOUTH 50 FEET OF SECTION 8 AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH THE SECTION LINE ALL IN SECTION 8 and 17, TOWNSHIP 14 SOUTH, RANGE 65 WEST OF THE 6TH P.M,, IN EL PASO COUNTY, COLORADO, AND QUITCLAIMED TO THE CITY OF COLORADO SPRINGS AT **RECEPTION NUMBER 222134799** OF THE RECORDS OF EL PASO COUNTY, COLORADO;

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

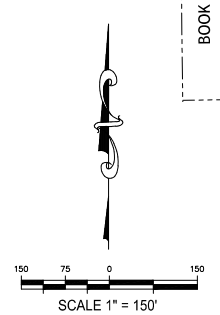
BEGINNING AT THE SOUTHWEST CORNER OF **SPACE VILLAGE ADDITION NO. 1 ANNEXATION PLAT** AS RECORDED RECEPTION NUMBER 222715049 AND A POINT ON THE NORTH LINE OF **AIRPORT ANNEXATION FILING 1 ANNEXATION PLAT** AS RECORDED AT RECEPTION NO.217713899 ALL OF THE RECORDS OF EL PASO COUNTY, COLORADO;
THENCE S89°40'46" W AND COINCIDENT WITH THE NORTHERLY LINE OF SAID **AIRPORT ANNEXATION FILING 1** AND 50,00 FEET SOUTHERLY AND PARALLEL TO THE SECTION LINE BETWEEN SAID SECTION 8 AND 17 A DISTANCE OF 490,01 FEET TO THE NORTHWEST CORNER OF SAID **AIRPORT ANNEXATION FILING 1** ;
THENCE S89°40'46" W AND COINCIDENT WITH THE NORTH LINE OF TWO TRACTS OF LAND AS RECORDED AT **BOOK 3529 PAGE 93**9 OF THE RECORDS OF EL PASO COUNTY, COLORADO A DISTANCE OF 86.37 FEET TO A POINT 50.00 FEET SOUTH OF THE NORTH QUARTER CORNER OF SAID SECTION 17;
THENCE S89°43'08" W AND COINCIDENT WITH THE NORTH LINE OF SAID TRACT AS RECORDED AT **BOOK 3529 PAGE 939** OF THE RECORDS OF EL PASO COUNTY, COLORADO, A DISTANCE OF 1092.04 FEET MORE OR LESS TO A POINT;
THENCE N00°23'26" W A DISTANCE OF 50.00 FEET TO A POINT ON THE SAID SECTION LINE;
THENCE N89°43'08" E AND COINCIDENT WITH SAID SECTION LINE A DISTANCE OF 744.20 FEET;
THENCE N00°16'52" W A DISTANCE OF 50,00 FEET TO A POINT ON THE SOUTH LINE OF **HILLCREST ACRES** AT PLAT BOOK B-2 PAGE 64 OF THE RECORDS OF EL PASO COUNTY, COLORAD;
THENCE N89°43'08" E AND 50,00 FEET NORTH OF AND PARALLEL TO SAID SECTION LINE AND COINCIDENT WITH THE SOUTH LINE OF SAID **HILLCREST ACRES** A DISTANCE OF 347,94 FEET , MORE OR LESS TO A POINT 50,00 FEET NORTH OF SAID NORTH QUARTER CORNER OF SECTION 17 ;
THENCE N89°40'46" E AND 50.00 FEET NORTH OF AND PARALLEL TO SAID SECTION LINE AND COINCIDENT WITH THE SOUTH LINE OF SAID **HILLCREST ACRES** AND A TRACT AS RECORDED AT **RECEPTION NUMBER 097052464** OF THE RECORDS OF EL PASO COUNTY, COLORADO, A DISTANCE OF 576,30 FEET MORE OR LESS TO THE NORTH WEST CORNER OF SAID **SPACE VILLAGE ADDITION NO. 1 ANNEXATION PLAT**;
THENCE S00°19'41" E AND COINCIDENT WITH THE WEST BOUNDARY OF SAID **SPACE VILLAGE ADDITION NO. 1 ANNEXATION PLAT** A DISTANCE OF 100.00 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 129,635 SQUARE FEET, (2,976 ACRES), MORE OR LESS.

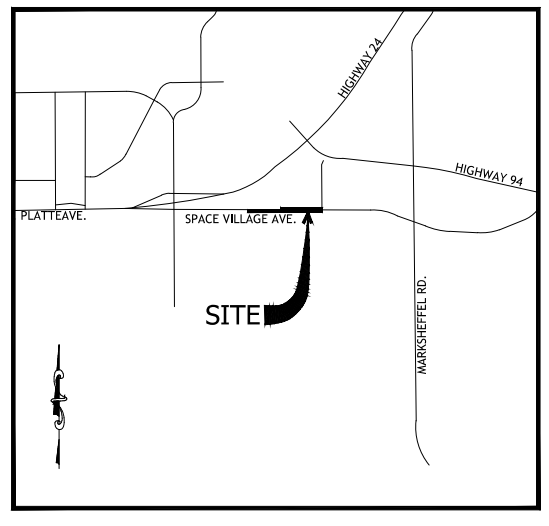
THE LINEAR UNIT OF MEASURE USED FOR THIS SURVEY IS THE U.S. Survey foot.

TOTAL PERIMETER OF THE AREA FOR ANNEXATION: 3,536,86'
ONE-SIXTH (1/6TH) OF THE TOTAL PERIMETER: 589,48' (16,67%)
PERIMETER OF THE AREA CONTIGUOUS TO THE EXISTING CITY LIMITS: 590,01' (16,68%)

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.



SCALE 1" = 150'



VICINITY MAP
NOT TO SCALE

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

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

CITY OF COLORADO SPRINGS APPROVAL:

On behalf of the City of Colorado Springs, the undersigned hereby approve for filing the accompanying annexation plat of "Space Village 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

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: _____.

ANNEX-23-0022

SPACE VILLAGE ADDITION NO. 2 ANNEXATION PLAT		
DATE: 10/11/23	JOB NUMBER: 2023028	REV
SCALE: 1" = 150'	DRAWN BY: Richard Kotwica	SHEET 1 OF 1

C:\NEW JOBS\2023028\2023028.dwg