

Project Information Summary

Project Name: Centerra Parcel 504 - Hopper Lane **Last Update:** 7/26/2022

Project Number: PZ-22-00113

General Location: Located at the northeast corner of E Eisenhower Blvd and Centerra Pkwy.

Project Description:

Proposal to dedicate right of way (continuation of Hopper Lane) and 2 lots in order to construct age restricted multifamily. Located at the northeast corner of E Eisenhower Blvd and Centerra Pkwy.

Existing Zoning: PUD-Planned Unit Development

Acreage of Site: 141

Existing Use: Vacant

Application Type:

Final Plat

Civil Construction Plans

Choose Type

Use Type

☐ Use by Right (R)

☐ Limited Use (L)

☐ Adaptable Use (A)

☐ Conditional Use (C)

***Public Review Required:** ☒ None

☐ Variance ☐ Neighborhood Meeting ☐ Planning Commission Hearing ☐ City Council Hearing

** Contact the City Planner for specific hearing dates, times and locations if public review is required*

Contact Information:

Applicant

Name: Mike McBride

City Planner

Name: Jason Bradford

Phone: 970-962-2522

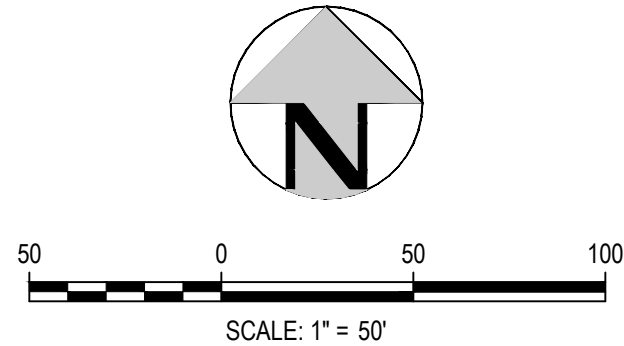
Email: Jason.Bradford@cityofloveland.org

Attachment (s): Plat

The above information was current at the time of initial project submittal and is subject to change

MILLENNIUM EAST TWENTIETH SUBDIVISION

FINAL PLAT
A PARCEL OF LAND SITUATED IN THE EAST 1/2 OF SECTION 10 AND THE WEST 1/2 OF SECTION 11, TOWNSHIP 5 NORTH, RANGE 68 WEST OF THE 6TH P.M.,
CITY OF LOVELAND, COUNTY OF LARIMER, STATE OF COLORADO.
SHEET 2 OF 6



MATCH LINE SHEET 5

MATCH LINE SHEET 4

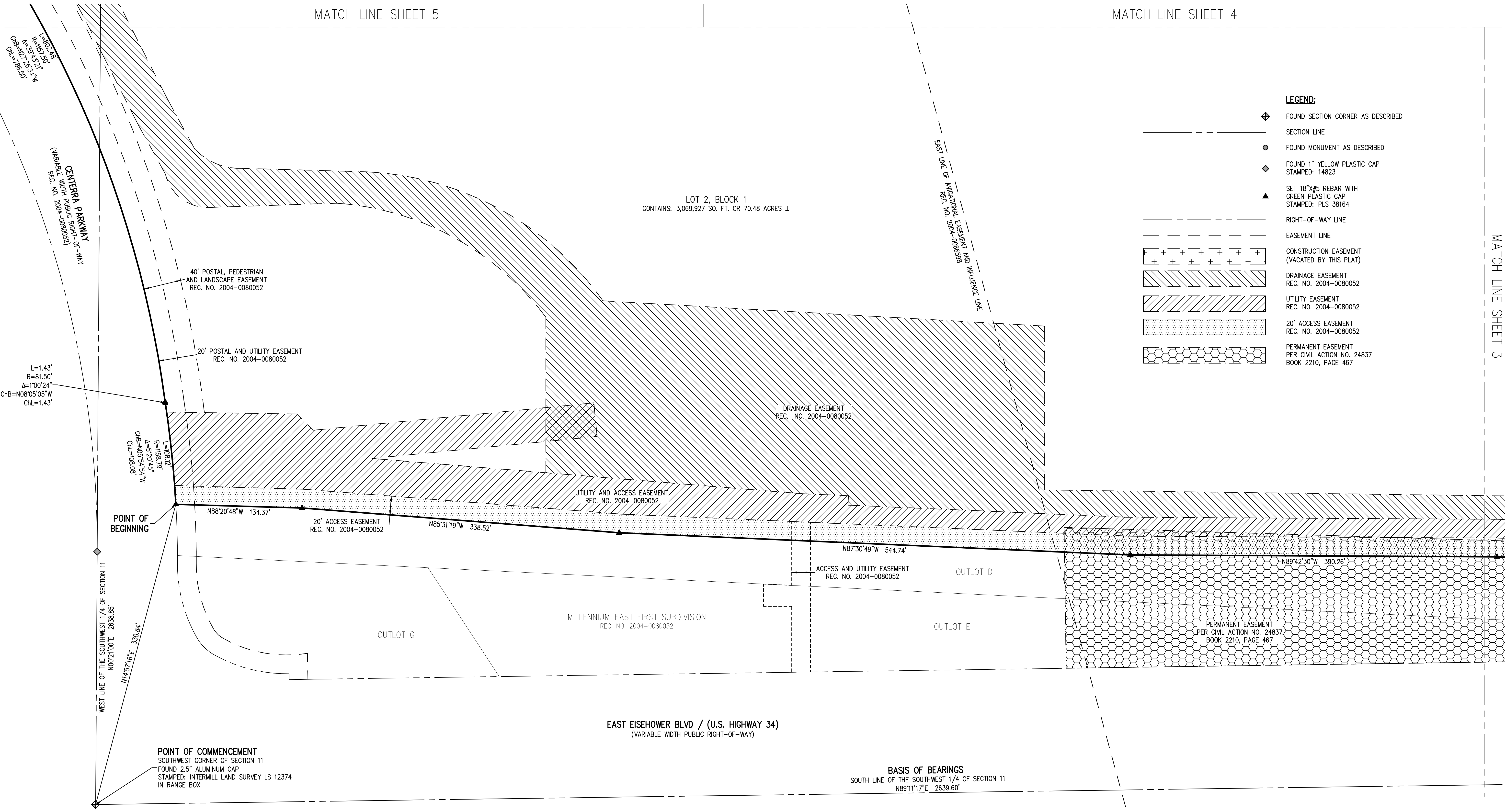
LOT 2, BLOCK 1
CONTAINS: 3,069,927 SQ. FT. OR 70.48 ACRES ±

EAST LINE OF ANNOTATIONAL EASEMENT AND INFLUENCE LINE
REC. NO. 2004-0086598

LEGEND:

- ◆ FOUND SECTION CORNER AS DESCRIBED
- SECTION LINE
- FOUND MONUMENT AS DESCRIBED
- ◆ FOUND 1" YELLOW PLASTIC CAP
STAMPED: 14823
- ▲ SET 18"x#5 REBAR WITH
GREEN PLASTIC CAP
STAMPED: PLS 38164
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- [+ + + + +] CONSTRUCTION EASEMENT
(VACATED BY THIS PLAT)
- [Diagonal lines] DRAINAGE EASEMENT
REC. NO. 2004-0080052
- [Cross-hatch] UTILITY EASEMENT
REC. NO. 2004-0080052
- [Dotted] 20' ACCESS EASEMENT
REC. NO. 2004-0080052
- [Hexagonal pattern] PERMANENT EASEMENT
PER CIVIL ACTION NO. 24837
BOOK 2210, PAGE 467

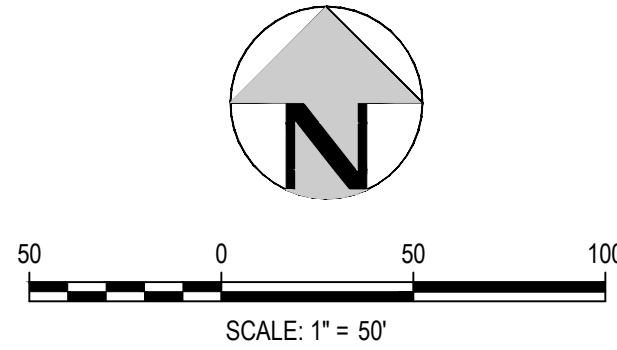
MATCH LINE SHEET 3



MILLENNIUM EAST TWENTIETH SUBDIVISION

FINAL PLAT

A PARCEL OF LAND SITUATED IN THE EAST 1/2 OF SECTION 10 AND THE WEST 1/2 OF SECTION 11, TOWNSHIP 5 NORTH, RANGE 68 WEST OF THE 6TH P.M.,
CITY OF LOVELAND, COUNTY OF LARIMER, STATE OF COLORADO.
SHEET 3 OF 6



MATCH LINE SHEET 4

LEGEND:

- FOUND SECTION CORNER AS DESCRIBED
- SECTION LINE
- FOUND MONUMENT AS DESCRIBED
- FOUND 1" YELLOW PLASTIC CAP
STAMPED: 14823
- SET 18"x#5 REBAR WITH
GREEN PLASTIC CAP
STAMPED: PLS 38164
- RIGHT-OF-WAY LINE
- EASEMENT LINE
- CONSTRUCTION EASEMENT
(VACATED BY THIS PLAT)
- DRAINAGE EASEMENT
REC. NO. 2004-0080052
- UTILITY EASEMENT
REC. NO. 2004-0080052
- 20' ACCESS EASEMENT
REC. NO. 2004-0080052
- PERMANENT EASEMENT
PER CIVIL ACTION NO. 24837
BOOK 2210, PAGE 467

MATCH LINE SHEET 2

50' RIGHT OF WAY EASEMENT
REC. NO. 20080022749

LOT 2, BLOCK 1
CONTAINS: 3,069,927 SQ. FT. OR 70.48 ACRES ±

FOUND 1.25" BLUE PLASTIC CAP
ILLEGIBLE

FOUND 1.25" YELLOW PLASTIC CAP
ILLEGIBLE

EAST LINE OF THE SOUTHWEST 1/4 OF SECTION 11
N00°20'30"E 2640.00'

SPECIAL WARRANTY DEED
REC. NO. 20070035509

DRAINAGE EASEMENT
REC. NO. 2004-0080052

UTILITY AND ACCESS EASEMENT
REC. NO. 2004-0080052

50' RIGHT OF WAY EASEMENT
REC. NO. 20040035633

PERMANENT EASEMENT
PER CIVIL ACTION NO. 24837
BOOK 2210, PAGE 467

50' GAS UTILITY EASEMENT
REC. NO. 2004-0080052

50' RIGHT OF WAY EASEMENT
REC. NO. 20040035633

FOUND 1" IRON PIPE

FOUND 1.25" RED PLASTIC CAP
ILLEGIBLE
BENT REBAR

FOUND PLASTIC CAP
STAMPED: PE&LS 4112

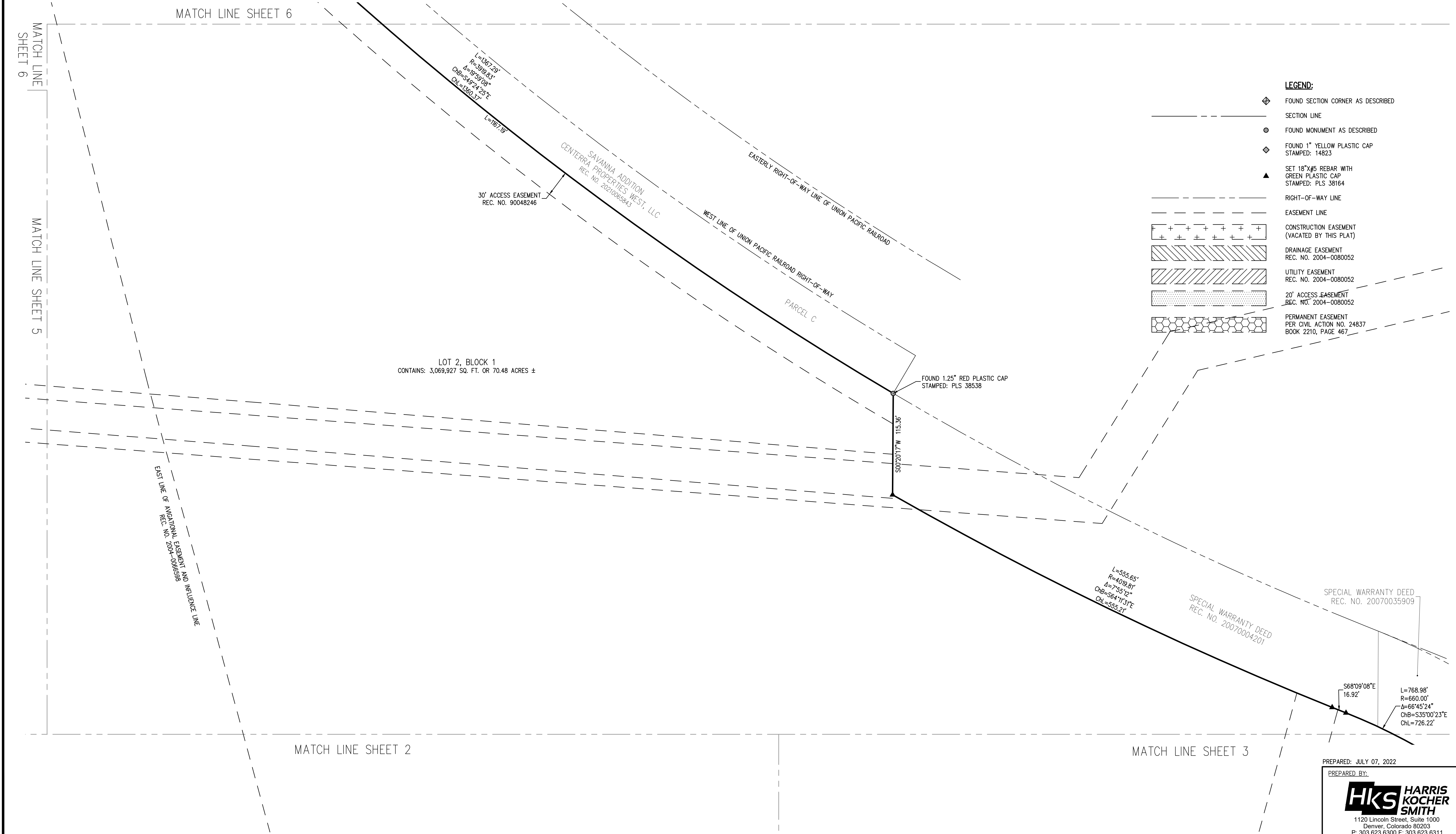
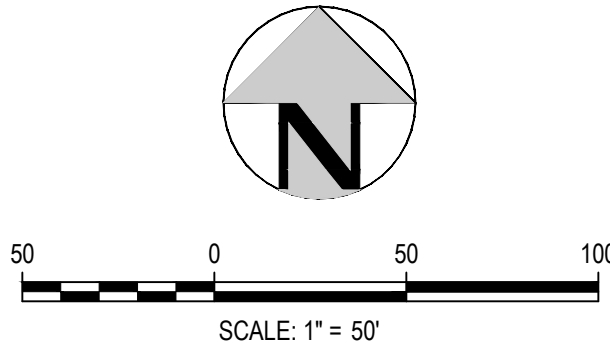
BASIS OF BEARINGS

SOUTH LINE OF THE SOUTHWEST 1/4 OF SECTION 11
N89°11'17"E 2639.60'

SOUTH QUARTER CORNER OF SECTION 11
FOUND 3.25" ALUMINUM CAP
STAMPED: COLO DEPT OF TRANSPORTATION PLS NO. 36061
IN RANGE BOX

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SHEET 4 OF 6



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