

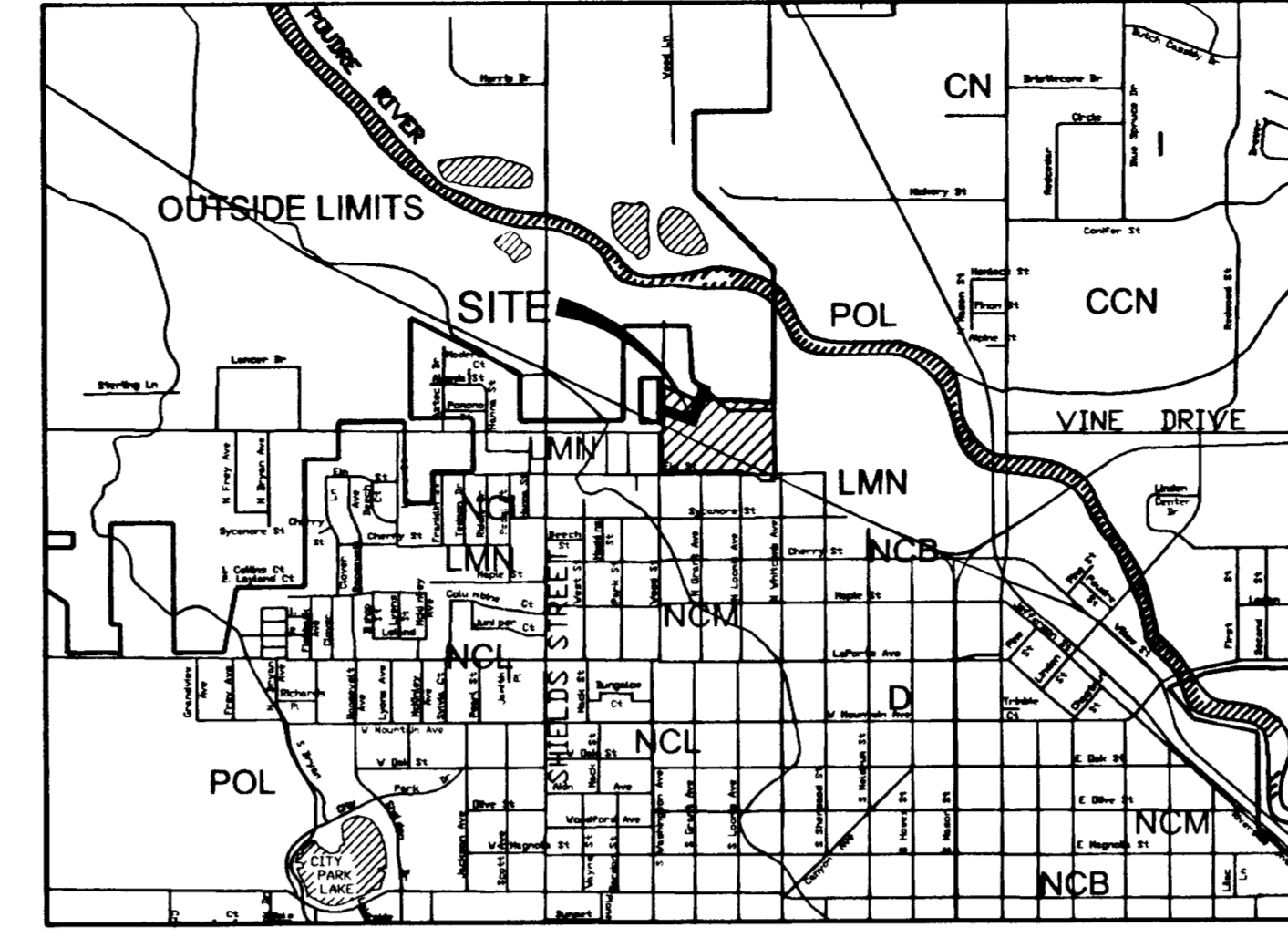
OWNER'S CERTIFICATION

THE UNDERSIGNED DOES/DO HEREBY CERTIFY THAT I/WE ARE THE LAWFUL OWNERS OF THE REAL PROPERTY DESCRIBED ON THIS SITE PLAN AND DO HEREBY CERTIFY THAT I/WE ACCEPT THE CONDITIONS AND RESTRICTIONS SET FORTH ON SAID SITE PLAN...

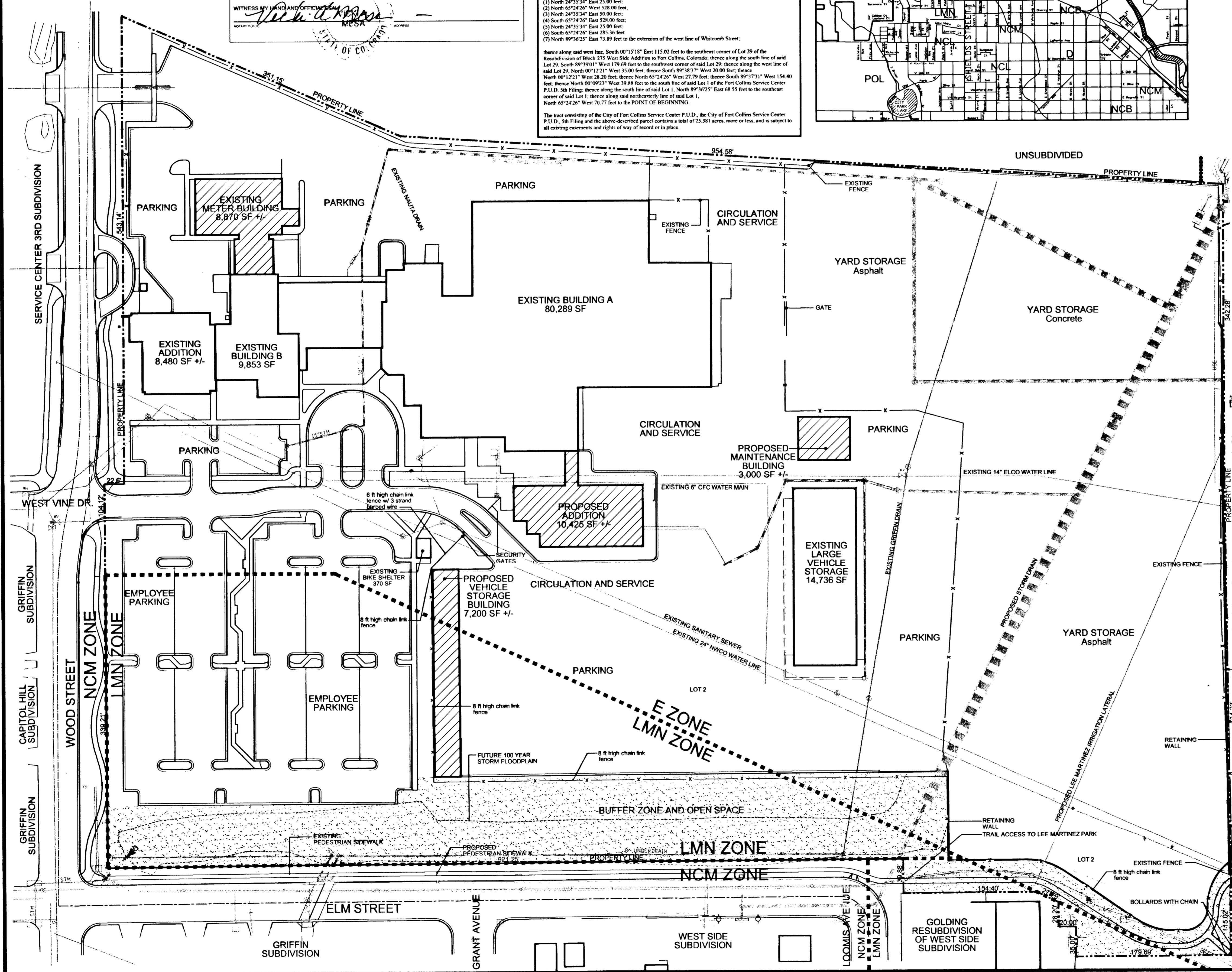
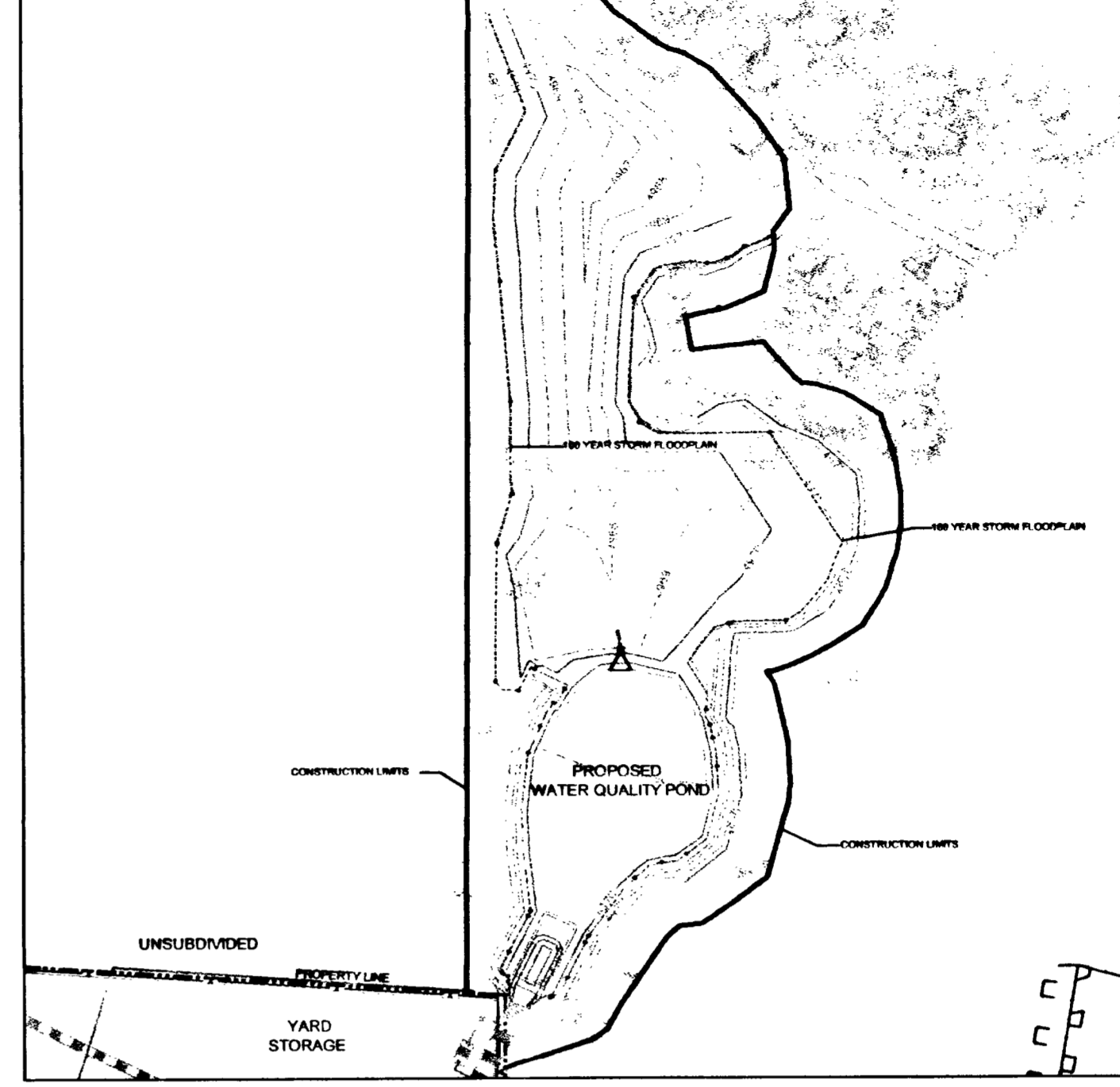
LEGAL DESCRIPTION

A tract of land located in the Southwest Quarter of Section 2 and the Northwest Quarter of Section 11, Township 7 North, Range 69 West of the 6th Principal Meridian, City of Fort Collins, County of Larimer, State of Colorado...

VICINITY MAP



SCALE: 1" = 100'



PLANNING CERTIFICATE

APPROVED BY THE DIRECTOR OF PLANNING OF THE CITY OF FORT COLLINS, COLORADO, ON THE 29th DAY OF December, 2002.

LAND USE STATISTICS

Table with columns: DESCRIPTION, GROSS AREA SQ. FT., GROSS AREA ACRES, % OF TOTAL, NET AREA SQ. FT., NET AREA ACRES, % OF TOTAL. Rows include Existing Building Coverage, Proposed Building Coverage, Parking, Drives, Circulation and Service, Yard Storage, Landscape, Buffer Zone and Open Space, and Total Site Area.

Table with columns: PARKING, WATER EMPLOYEE PARKING, LIGHT AND POWER EMPLOYEE PARKING, TOTAL SPACES, MOTORCYCLE PARKING, BIKE PARKING, OFF-SITE GUEST PARKING LOT, TYPICAL PARKING SPACE, EXISTING ZONING, PROPERTY OWNER.

BUILDING AND EMPLOYEE STATISTICS

Table with columns: TOTAL BUILDING AREA OF OFFICE TYPE SPACE, NUMBER OF EMPLOYEES OFFICE AREA, NUMBER OF EMPLOYEES NON-OFFICE AREA, LIGHT + POWER, WATER DEPARTMENT.

AMENDED OVERALL DEVELOPMENT PLAN CITY OF FORT COLLINS UTILITY SERVICE CENTER FORT COLLINS COLORADO

This is a Land Use Planning Document, not a Construction Document. Refer to Civil Engineering Plans. SCALE: 1" = 60'

- APPLICANT: VF RIPLEY ASSOCIATES, INC.
OWNER: CITY OF FORT COLLINS
PLANNER: VF RIPLEY ASSOCIATES, INC.
ENGINEER: THE SEAR-BROWN GROUP
SURVEYOR: THE SEAR-BROWN GROUP

VF RIPLEY ASSOCIATES, INC. logo and contact information. AMENDED OVERALL DEVELOPMENT PLAN. DATE: 05/28/02. JOB NO: 02-002. DRAWN: LH/AV. CHECKED: LH. REVISED: 06/05/02, 06/19/02, 09/23/02, 10/25/02. MYLAR: 10/25/02. NORTH arrow and 1 of 1 page indicator.