



APPLICATION: CONDITIONAL USE

Updated: 07/11/2019

PROJECT LOCATION						
Project Street Address:		719 Ten Mile Dr. Unit F				
Legal Description:		Unit F Peak Two Condo				
PROJECT DESCRIPTION						
Lot Size Information:	Acres:		Sq. Feet:		Zoning:	
			1753		LIGHT INDUSTRIAL	
Parking Spaces:	Existing:		Proposed:		Lot Coverage:	
	10		N/A			
Residential Units:	# of Units Existing:	# of Units Proposed:	# of Deed Restricted Units Proposed:		Type of Use(s):	Gross Floor Area (Sq. Feet):
	N/A	N/A	N/A		OFFICE/MEDICAL	1753
Briefly Describe the Type of Conditional Use:						
OFFICE/MEDICAL - WELLNESS CO-OP - OFFICES WILL BE USED USED FOR MASSAGE THERAPY, WELLNESS CONSULTING, NON-PROFIT OFFICE ADMINISTRATION...						
APPLICANT						
Name: JOLINA KAREN EWING				Phone #: 970 389 4513		
Mailing Address: PO Box 212				City, State: Frisco Co		
E-Mail: jolinak@gmail.com				Zip Code: 80443		
OWNER (if not the applicant)						
Name: Frisco Plaza Investments, LLC				Phone #: 970-409-9400		
Mailing Address: PO Box 5157				City, State: Breckenridge, CO		
E-Mail: jason@realbreckenridge.com				Zip Code: 80424		
CERTIFICATION						
I, the undersigned, authorize the Town of Frisco Community Development Department to proceed with this Conditional Use Application under the requirements set forth by the applicable Town of Frisco Code(s), as they may be amended. I, the undersigned, understand and accept that the accuracy of the information contained within this application is the responsibility of me, the undersigned, and any information found to be incorrect or inaccurate by the Town of Frisco Community Development Department during the processing of this application, will cause this application to be delayed. I, the undersigned, also, understand and accept that only complete applications will be processed. Incomplete applications will be returned to me to fulfill the requirements for my respective application. If the applicant is not the owner of the Property, a statement by the owner consenting to this application shall be submitted with this application.						

A statement by the owner(s) consenting to this application is included (required if the applicant is different from the owner).

APPLICANT _____ *J. Ewing* _____ *Mo* _____ *10/5/2019*
Signature
Title
Date

For Office Use Only:		File Number:	Application Fee(s) Paid:
<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Conditions	<input type="checkbox"/> Denied	Date:
			Staff Initials:

Town of Frisco Conditional Use Application

Re: 719 Ten Mile Drive, Unit F, Frisco

To whom it may concern

The building in question currently has a divided use designation. Although it has one entrance and a common foyer, the three (3) ground floor offices are zoned LI, while the two (2) offices upstairs are zoned for use as Office/Medical (with no special use permit required for them).

“Ordinance 19-04 amended the Frisco Unified Development Code such that offices and medical offices that are not located on the ground floor are now a permitted, rather than conditional, use in the Light Industrial (LI) Zoning District. However, offices and medical office located on the ground floor remain a conditional use.

Therefore, the second floor portion of this tenant space may be used as a medical office. However, use of the first floor as a medical office still requires Planning Commission review and approval of a conditional use application.”

I am applying for an Office/Medical Conditional Use Permit to cover the entire unit (all 5 office suites).

Past use and configuration:

The building has, in the past, been used as a medical office. Two of the ‘examination’ rooms on the ground floor (suites 1 and 2) were outfitted with sinks, linoleum flooring for hygiene, and are wheelchair accessible. The restroom on the ground floor is also wheelchair accessible.

The rooms will be occupied by several businesses, providing health-related services like massage therapy, kinesiology and wellness consulting. One room will be used for the administration of a fitness-related non-profit organization.

Consistent with surroundings:

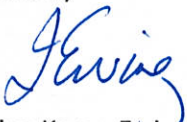
The proposed use of this unit is consistent with the neighboring business, CrossFit Low Oxygen, and is in line with how the office has been used in the past.

Facilities and Services:

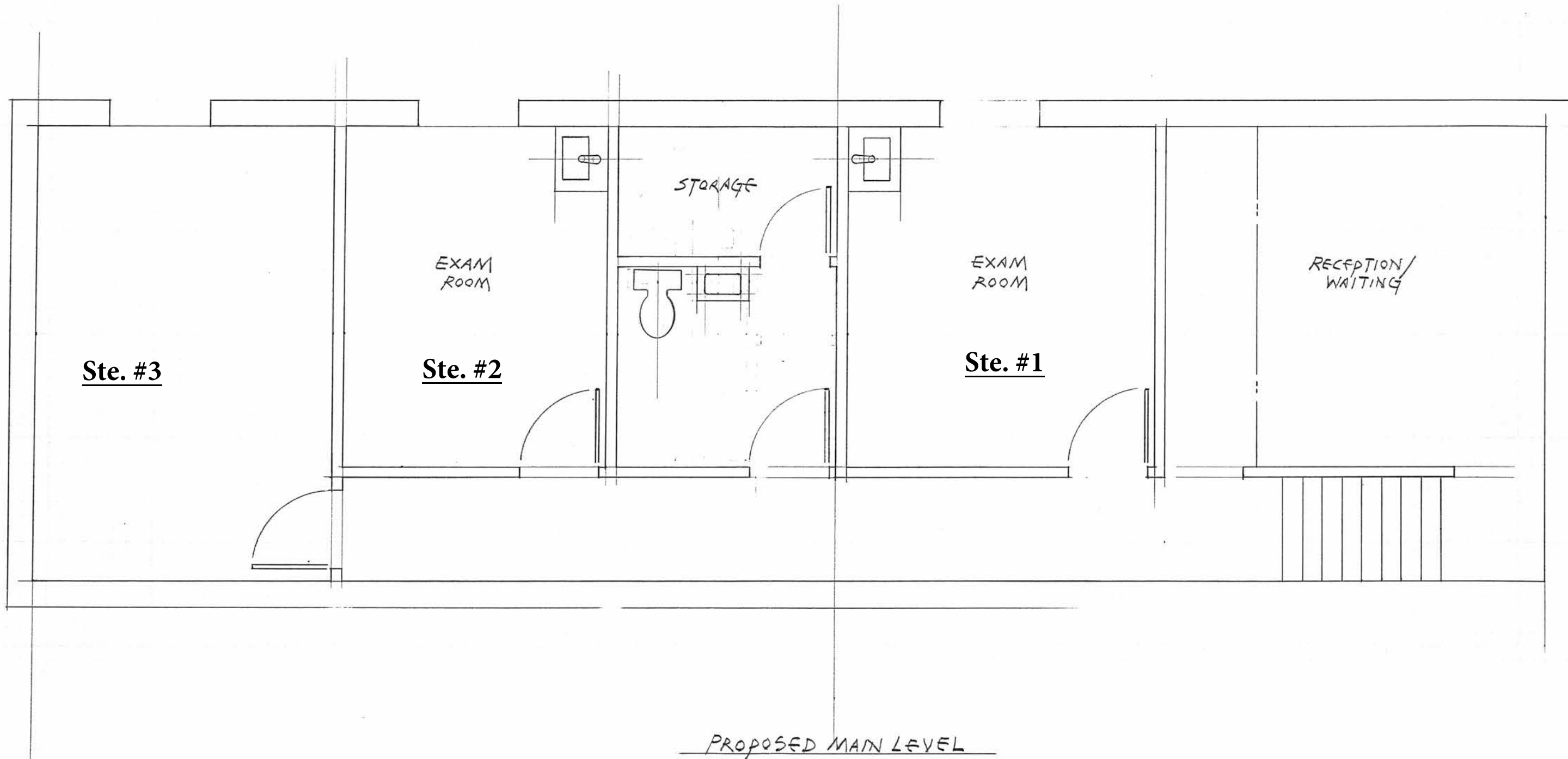
There is ample parking, with 6 parking spaces in front of Unit F, including one handicap bay, plus 4 parking spaces on Lagoon Drive, along the side of the unit. There is additional parking space along Lagoon Drive. Trash and recycling facilities exist for the building, and some flower planting along the Lagoon Drive side of the building has been promised by the owner, to beautify the existing grassy verge.

Thank you for your consideration.

Sincerely



Jolina Karen Ewing
970-389-4513
Jolinak@gmail.com



TRAVIS CONSTRUCTION, INC.
 P.O. Box 2747
 SILVERTHORNE, CO 80498
 Phone (970) 468-0454
 Fax (970) 262-0653

JOB AAPM
 SHEET NO. _____ OF _____
 CALCULATED BY PRT DATE 11-30-05
 CHECKED BY _____ DATE _____
 SCALE 1/4" = 1'-0

Conference Room

STORAGE

Ste. #4

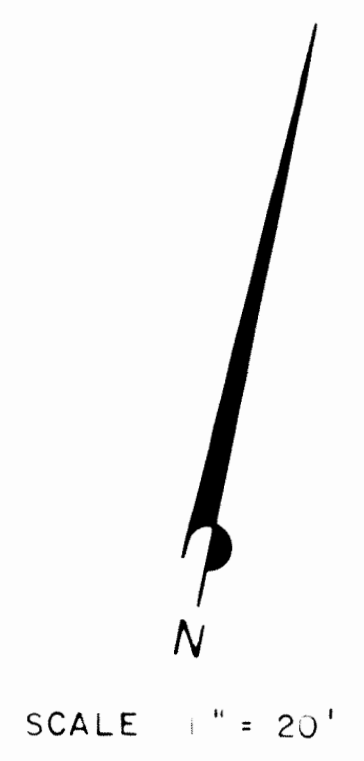
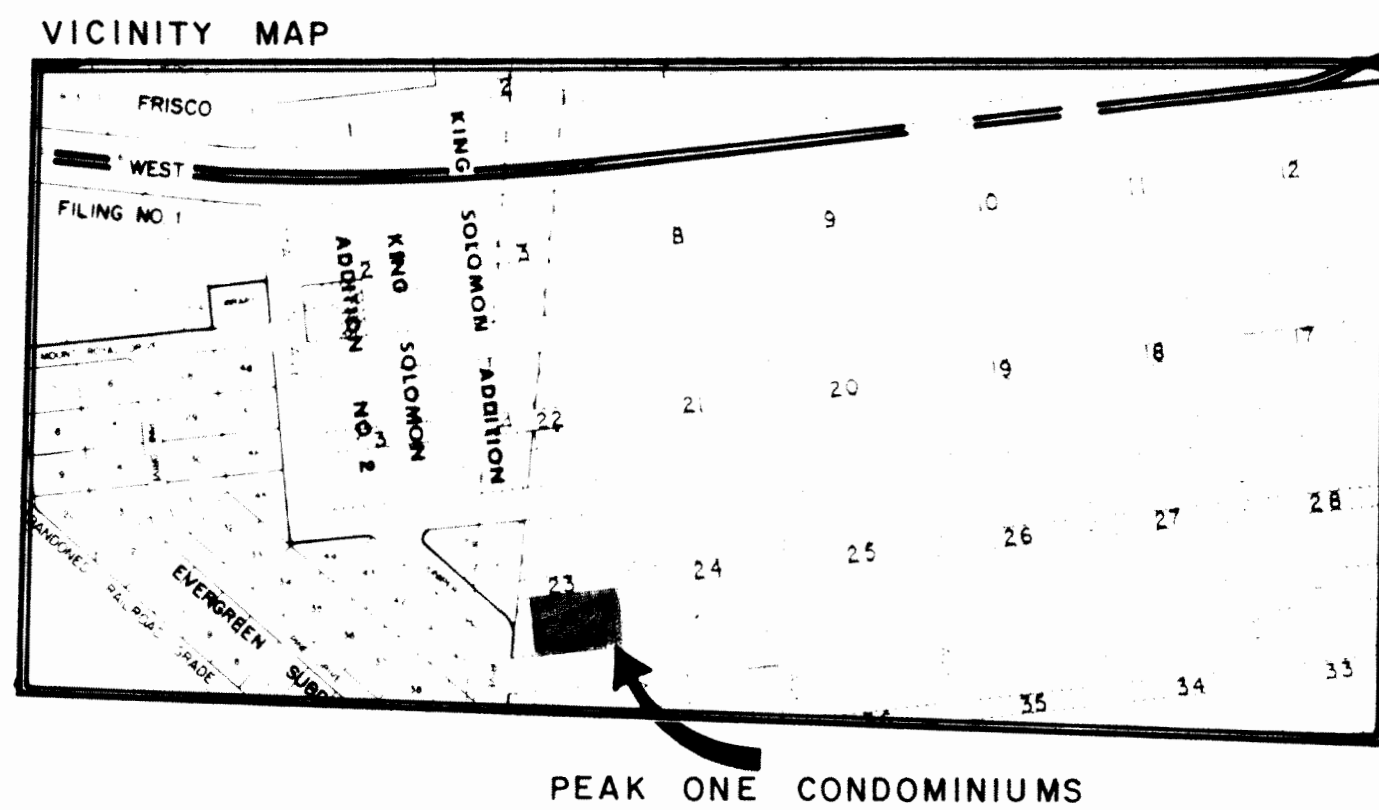
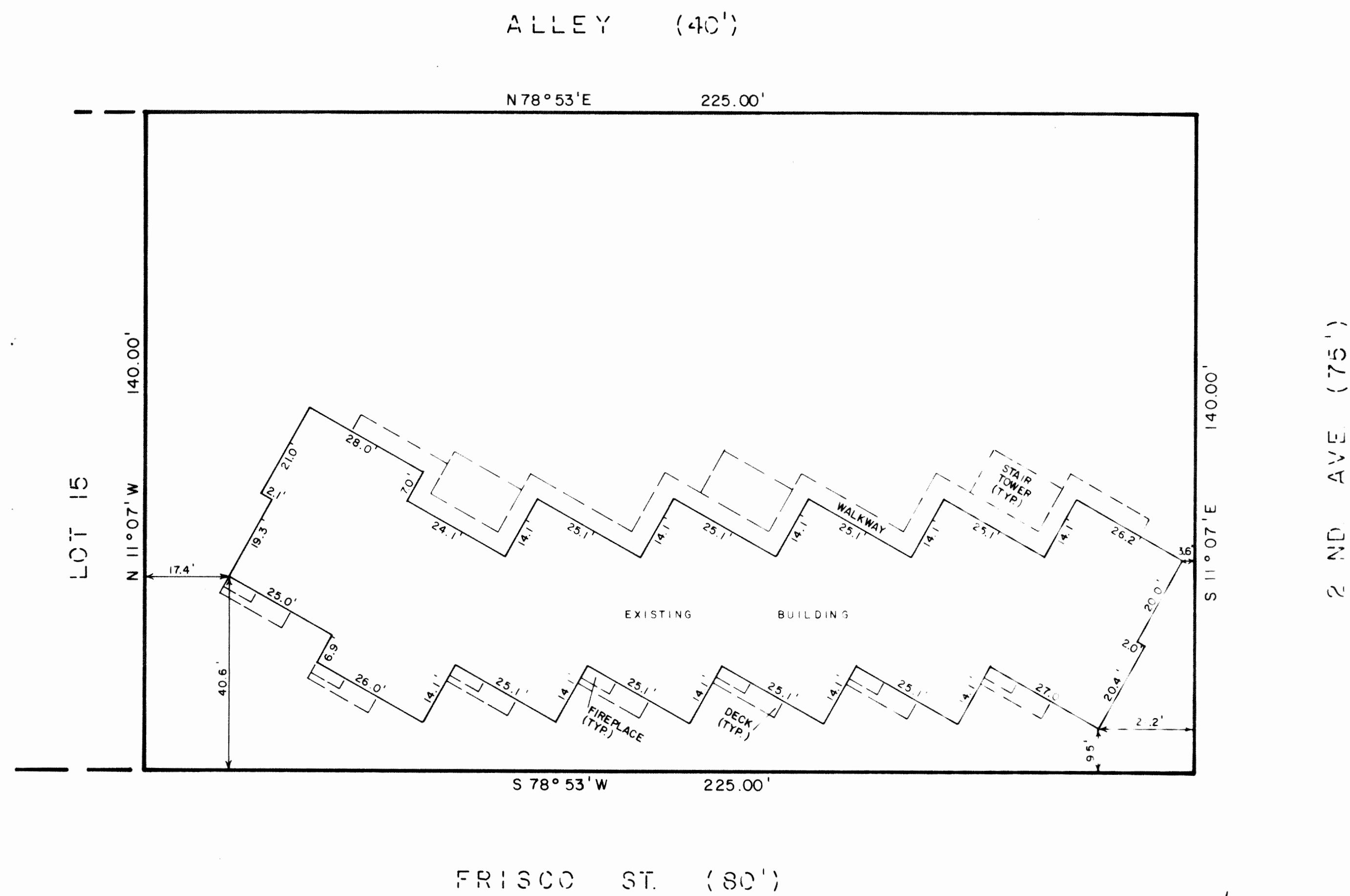
PROPOSED UPPER LEVEL



TRAVIS CONSTRUCTION, INC.
P.O. Box 2747
SILVERTHORNE, CO 80498
Phone (970) 468-0454
Fax (970) 262-0653

JOB AAPM
SHEET NO. _____ OF _____
CALCULATED BY PRT DATE 11-30-05
CHECKED BY _____ DATE _____
SCALE 1/4" = 1'-0"

CONDOMINIUM MAP FOR
PEAK ONE CONDOMINIUMS
 LOTS 16-24, BLOCK 23
 TOWN OF FRISCO, SUMMIT COUNTY, COLORADO



SURVEYOR'S CERTIFICATE

I, RICHARD A. BACKLUND, BEING A REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS CONDOMINIUM MAP FOR PEAK ONE CONDOMINIUMS, SHOWS THE SURVEY WITH BUILDING LOCATIONS AND IMPROVEMENTS, UNIT DESIGNATIONS, DIMENSIONS AND ELEVATIONS, ALL OBTAINED AFTER SUBSTANTIAL COMPLETION, ACCURATELY DEPICTS THE LAYOUT, MEASUREMENTS AND LOCATIONS OF ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD, AND ALL IMPROVEMENTS KNOWN AS PEAK ONE CONDOMINIUMS, LOCATED ON LOTS 16 - 24, BLOCK 23, TOWN OF FRISCO, SUMMIT COUNTY, COLORADO.

DATED THIS 6TH DAY OF NOVEMBER, 1981

Richard A. Backlund
 RICHARD A. BACKLUND
 COLORADO L.S. NO. 10867

OWNER'S CERTIFICATE

PEAK ONE DEVELOPMENT COMPANY, A COLORADO GENERAL PARTNERSHIP, BY BLUE VALLEY CORPORATION, MANAGING PARTNER, BEING THE OWNER OF THE REAL PROPERTY DESCRIBED AS FOLLOWS:

LOTS 16-24, BLOCK 23
 TOWN OF FRISCO
 SUMMIT COUNTY, COLORADO

AS FILED FOR RECORD UNDER RECEPTION NO. 232749, IN THE OFFICE OF THE SUMMIT COUNTY CLERK AND RECORDER;

DOES HEREBY CERTIFY THAT THIS CONDOMINIUM MAP FOR PEAK ONE CONDOMINIUMS, HAS BEEN PREPARED PURSUANT TO THE PURPOSES STATED IN THE CONDOMINIUM DECLARATION DATED 12-10-80, AND FILED FOR RECORD UNDER RECEPTION NO. 222598 IN THE OFFICE OF THE SUMMIT COUNTY CLERK AND RECORDER, AND AMENDED BY 223179 PEAK ONE DEVELOPMENT, A COLORADO GENERAL PARTNERSHIP, BY BLUE RIVER VALLEY CORPORATION, MANAGING PARTNER.

Fred J. Burmont *John C. Moyski*
 FRED J. BURMONT, PRESIDENT JOHN C. MOYSKI, SECRETARY

ACKNOWLEDGEMENT

STATE OF COLORADO)
 COUNTY OF Bender) ss.

THE FOREGOING OWNER'S CERTIFICATE WAS ACKNOWLEDGED BEFORE ME THIS 10TH DAY OF December, 1981, BY FRED J. BURMONT, PRESIDENT, AND JOHN C. MOYSKI, SECRETARY, OF BLUE RIVER VALLEY CORPORATION, MANAGING PARTNER FOR PEAK ONE DEVELOPMENT COMPANY, A COLORADO GENERAL PARTNERSHIP.

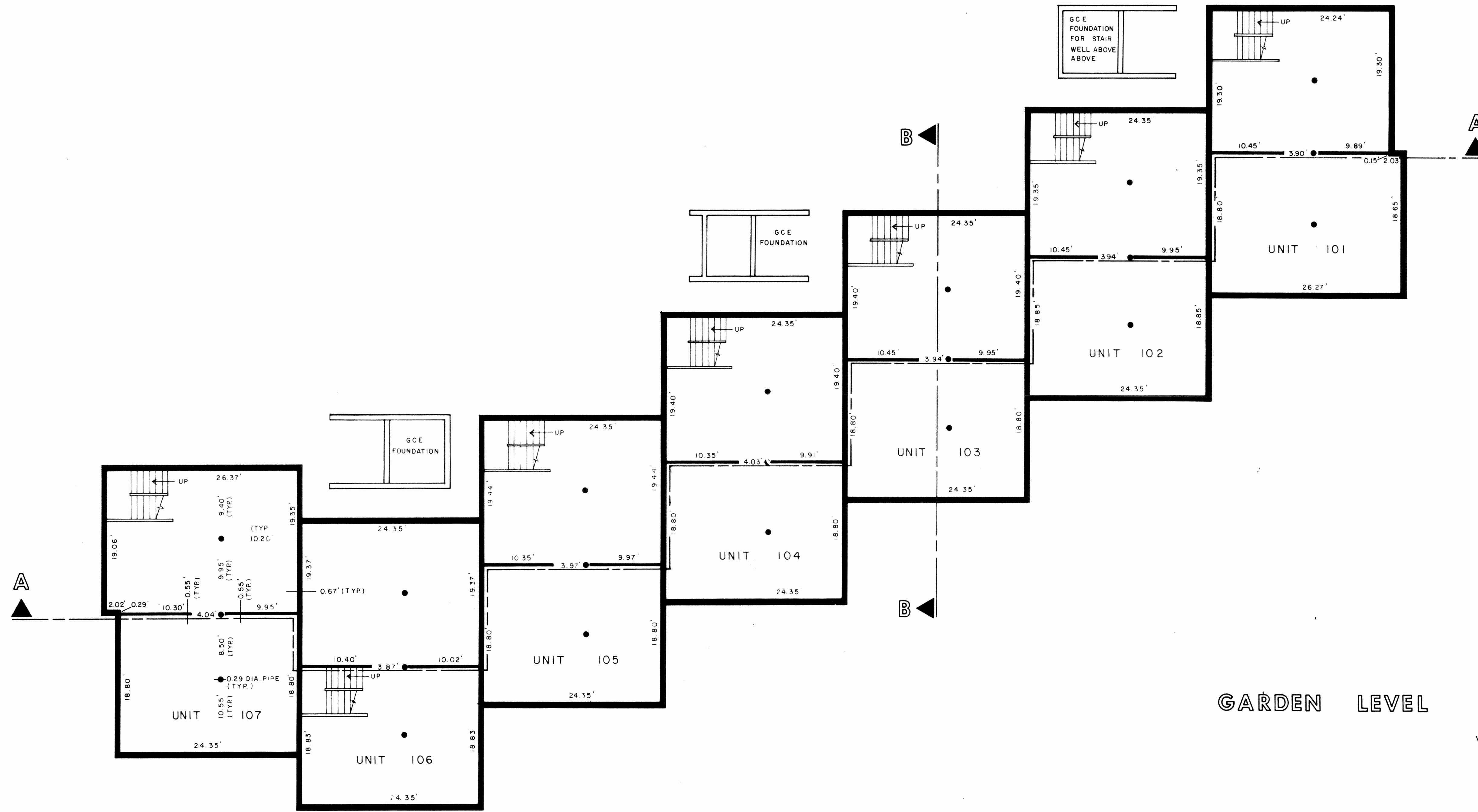
WITNESS MY HAND AND OFFICIAL SEAL Rhonda J. Stotche NOTARY PUBLIC
 MY COMMISSION EXPIRES: 9-24-84 ADDRESS: 4731 W. 99th Avenue
Westminster, Colorado 80020

RECORDER'S ACCEPTANCE

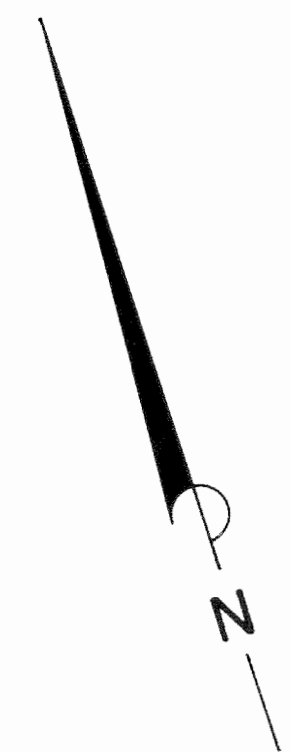
THIS CONDOMINIUM MAP HAS BEEN ACCEPTED FOR FILING IN THE OFFICE OF THE SUMMIT COUNTY CLERK AND RECORDER ON THIS 2nd DAY OF December, 1981, AND DULY FILED UNDER RECEPTION NO. 232749 CONDOMINIUM DECLARATION FILED UNDER RECEPTION NO. 222598 and amended by 223179

Wanda Ward / Susan M. O'Leary
 SUMMIT COUNTY CLERK AND RECORDER / DEPUTY

CONDOMINIUM MAP FOR PEAK ONE CONDOMINIUMS



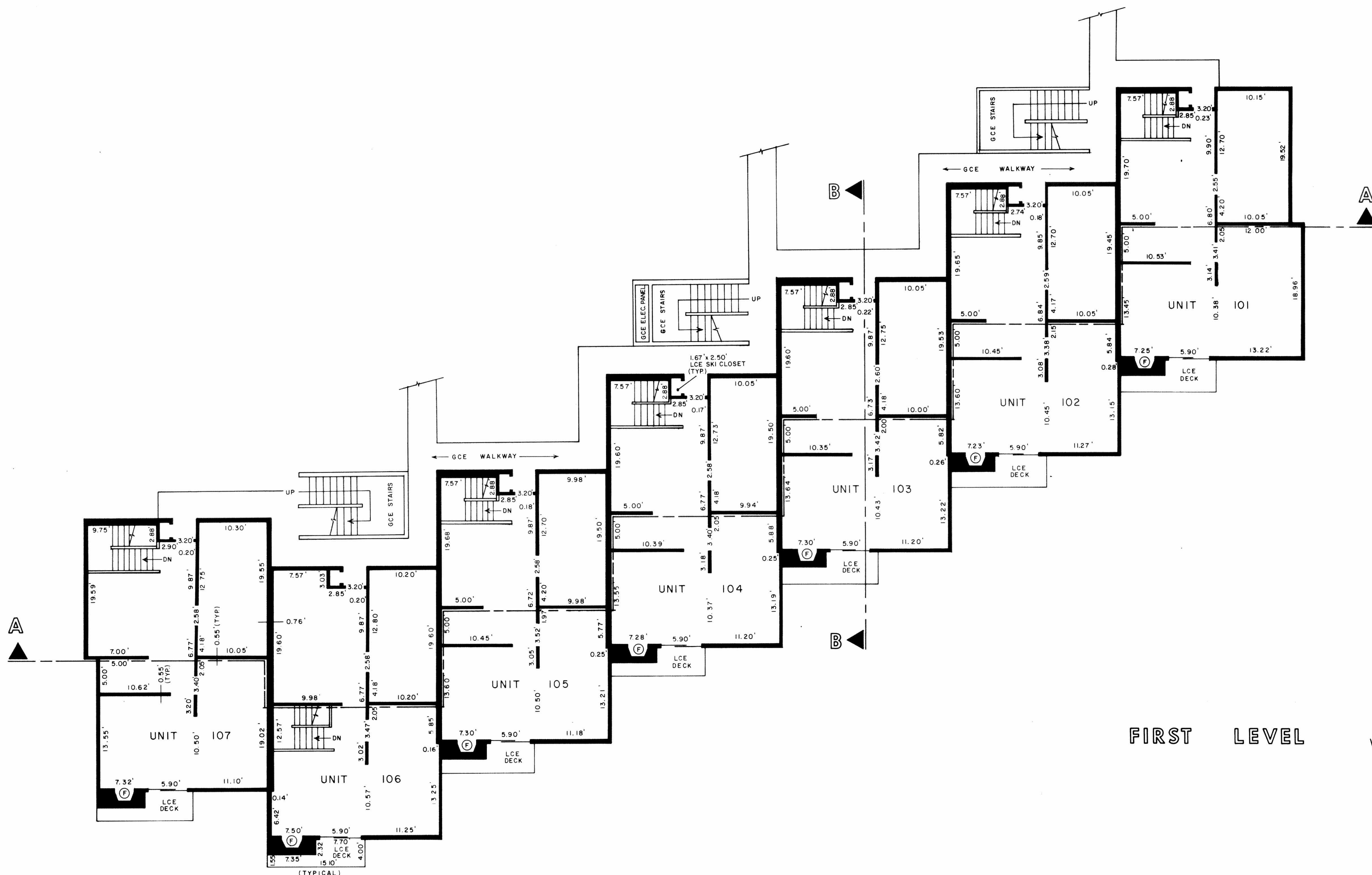
GARDEN LEVEL



DRAWING NUMBER: PEAK ONE CONDOMINIUMS, PAGE 2 OF 5

DRAWING NUMBER

CONDOMINIUM MAP FOR PEAK ONE CONDOMINIUMS



FIRST LEVEL

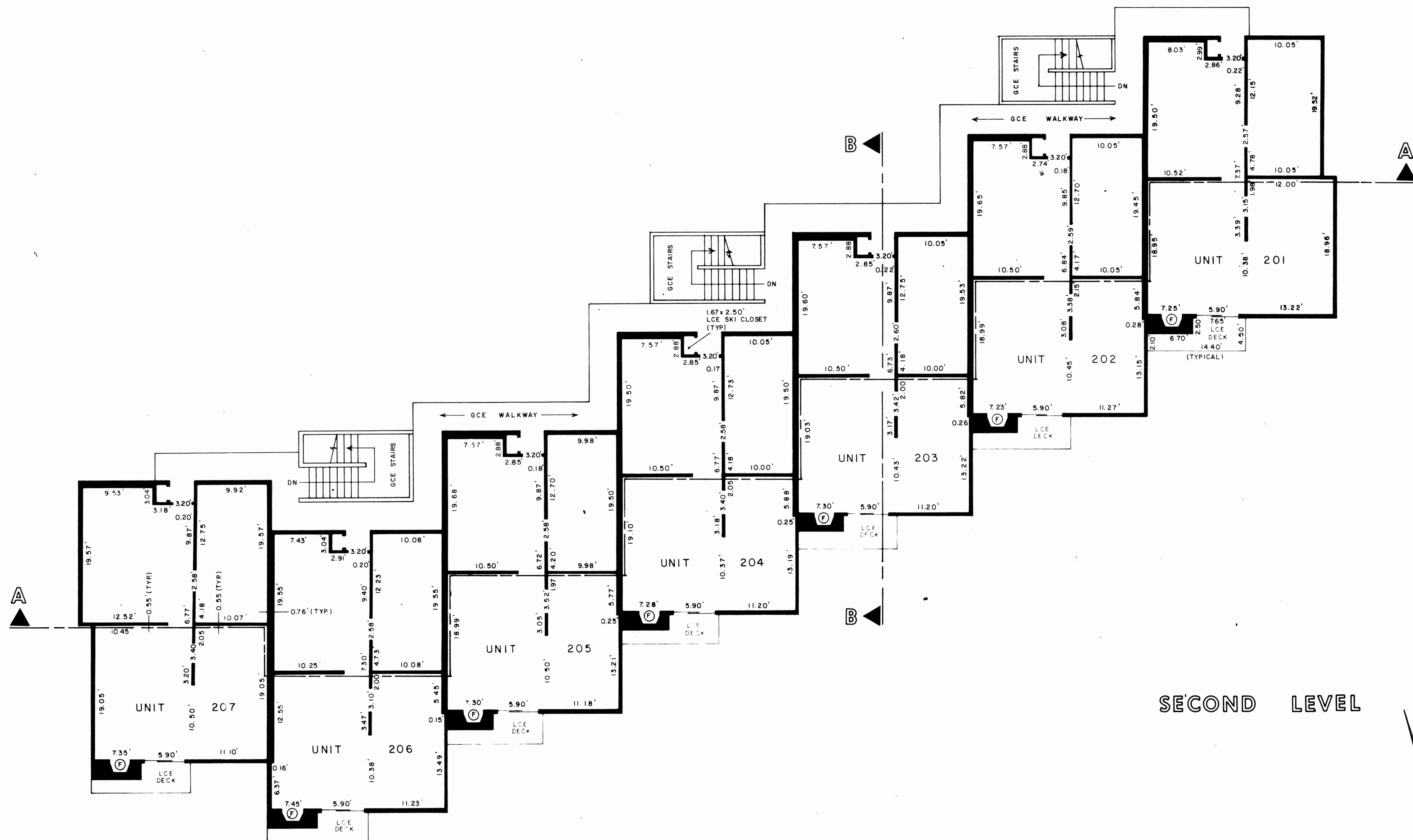


PEAK ONE CONDOMINIUMS, PAGE 3 OF 5

DRAWING NUMBER

DRAWING NUMBER

CONDOMINIUM MAP FOR PEAK ONE CONDOMINIUMS

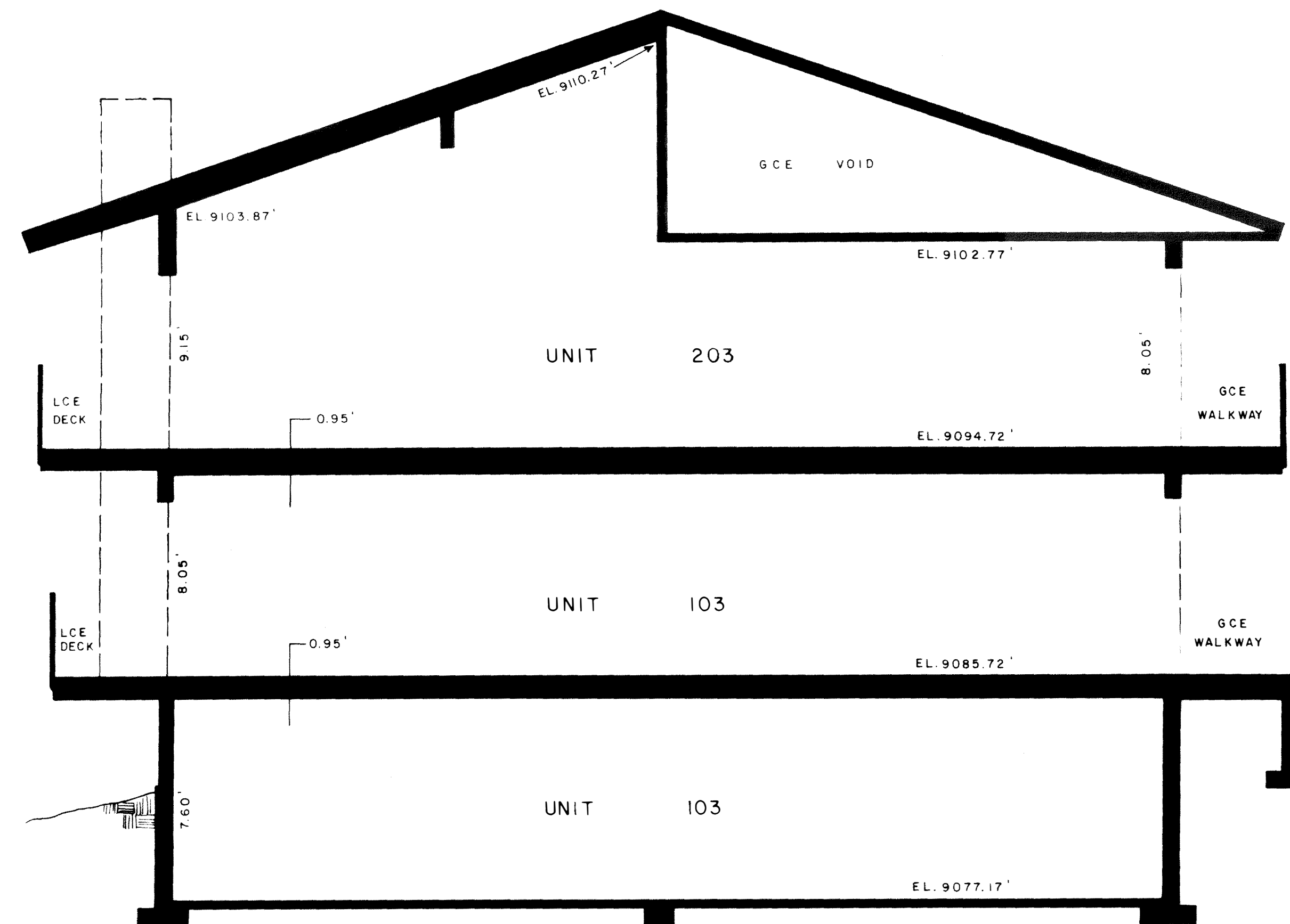


SECOND LEVEL

CONDOMINIUM MAP FOR PEAK ONE CONDOMINIUMS

EL. 9110.79'	UNIT 207	UNIT 206	UNIT 205	EL. 9110.27'	UNIT 204	UNIT 203	EL. 9109.25'	UNIT 202	UNIT 201
	EL. 9095.24'	-0.95'			EL. 9094.72'	-0.95'		EL. 9093.70'	-0.95'
	UNIT 107	UNIT 106	UNIT 105		UNIT 104	UNIT 103		UNIT 102	UNIT 101
	EL. 9086.24'	-0.95'			EL. 9085.72'	-0.95'		EL. 9084.70'	-0.95'
	UNIT 107	UNIT 106	UNIT 105		UNIT 104	UNIT 103		UNIT 102	UNIT 101
	EL. 9077.69'	-0.95'			EL. 9077.17'	-0.95'		EL. 9076.15'	-0.95'

SECTION A-A
SCALE 1/8" = 1'

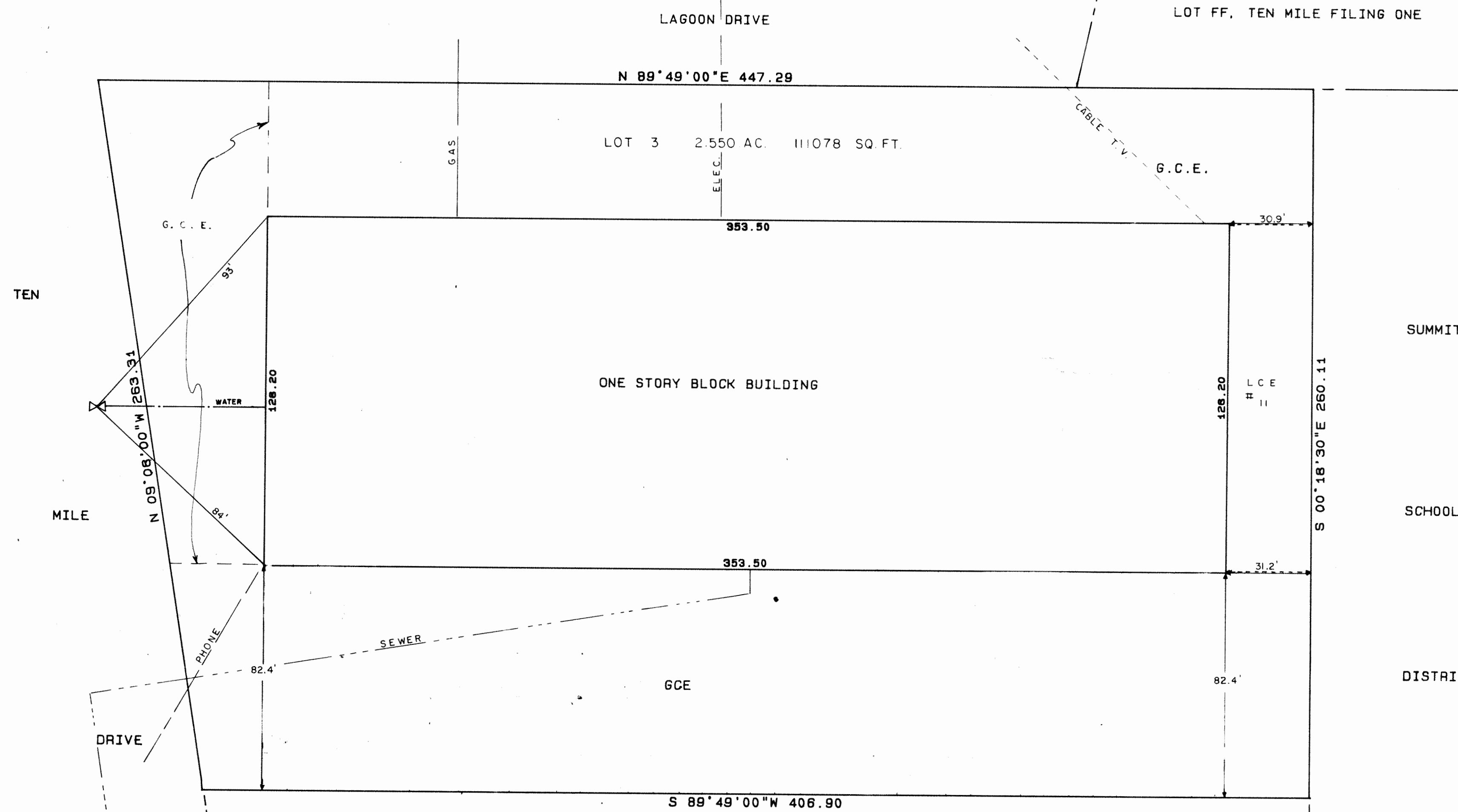
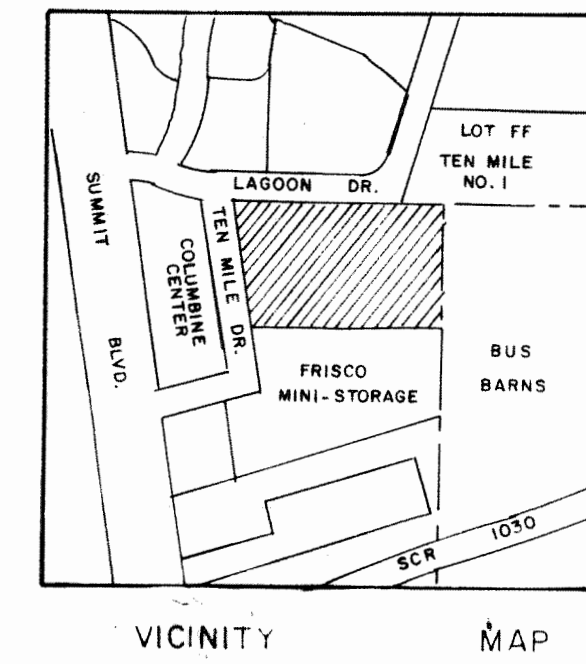


SECTION B-B
SCALE 1/4" = 1'

PEAK ONE CONDOMINIUMS, PAGE 5 OF 5

CONDOMINIUM MAP FOR
PEAK ONE INDUSTRIAL
PLAZA CONDOMINIUMS

LOT 3, A RESUBDIVISION OF TRACT K OF TEN-MILE FILING
NUMBER ONE AND A PORTION OF LOT 16 AND ALL OF
LOTS 17 AND 18 OF, FRISCO HEIGHTS SUBDIVISION ADDITION
TOWN OF FRISCO, SUMMIT COUNTY, COLORADO

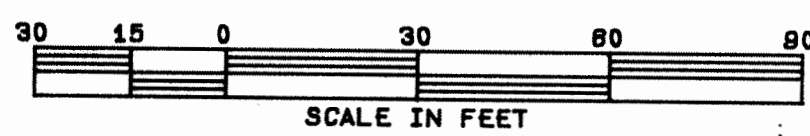


8. IN THE EVENT THAT ANY OF THE THREE DOUBLE BAY UNITS BEING
1/2, 8/9, AND 10/11 ARE SOLD TO 2 SEPARATE BUSINESSES,
THE UNITS SHALL BE REQUIRED TO INSTALL A ONE HOUR FIRE-
RATED PARTITION, AND SHALL APPLY FOR ALL APPLICABLE PERMITS
REQUIRED IN THE INSTALLATION OF SAID WALL.

NOTES:

1. ALL WIDE EXTERIOR DOORS 12.00 UNLESS NOTED.
2. ALL PASSAGE TYPE DOORS 3.38 UNLESS NOTED.
3. UNIT DIMENSIONS TO THE OUTSIDE OF EXTERIOR WALLS
AND TO THE CENTER OF INTERIOR PARTITION WALLS.
4. G.C.E. --- GENERAL COMMON ELEMENT
5. ELEV. = ELEVATION: U.S.G.S. SEA LEVEL DATUM
1929 BENCH MARK DISC. DESIGNATED 9087, IN FACE
OF LARGE ROCK ALONG RAILROAD GRADE NEAR THE
SOUTHWEST CORNER OF THE TOWN OF FRISCO, COLORADO.
6. BENCHMARK ELEVATION = 9085.47
7. RESUBDIVISION PLAT FILED UNDER RECEPTION NO. 192236, 6/13/79.

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.



BACKLUND LAND SURVEYS
P.O. BOX 614
FRISCO, CO 80443
PHONE (303) 668-3730

OWNER'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS THAT: PEAK ONE INDUSTRIAL PLAZA PARTNERSHIP, A COLORADO GENERAL PARTNER-
SHIP BEING THE OWNER OF THE LAND DESCRIBED AS FOLLOWS:

LOT 3, A RESUBDIVISION OF TRACT K OF TEN-MILE FILING NUMBER ONE AND A PORTION
OF LOT 16 AND ALL OF LOTS 17 AND 18 OF, FRISCO HEIGHTS SUBDIVISION ADDITION
TOWN OF FRISCO, SUMMIT COUNTY, COLORADO.

DOES HEREBY CERTIFY THAT THIS CONDOMINIUM MAP FOR PEAK ONE INDUSTRIAL PLAZA
CONDOMINIUMS, HAS BEEN PREPARED PURSUANT TO THE PURPOSES STATED IN THE
CONDOMINIUM DECLARATIONS FOR PEAK ONE INDUSTRIAL PLAZA CONDOMINIUMS,
DATED 1990 AND FILED FOR RECORD UNDER RECEPTION NO.
IN THE OFFICE OF THE SUMMIT COUNTY CLERK AND RECORDER.

HAVE LAID OUT, PLATTED AND CONDOMINIUMIZED SAME UNDER THE NAME AND STYLE OF
PEAK ONE INDUSTRIAL PLAZA CONDOMINIUMS.

IN WITNESS WHEREOF, THE SAID OWNER, PEAK ONE INDUSTRIAL PLAZA PARTNERSHIP, A COLORADO GENERAL PARTNERSHIP,
HAS CAUSED ITS NAME TO HEREUNTO BE SUBSCRIBED.

THIS 27 DAY OF February, 1990

PEAK ONE INDUSTRIAL PLAZA PARTNERSHIP, A COLORADO GENERAL PARTNERSHIP.

BY Bryon R. Wood
BYRON R. WOOD, GENERAL PARTNER

NOTARIAL

STATE OF COLORADO)
) ss
COUNTY OF SUMMIT)

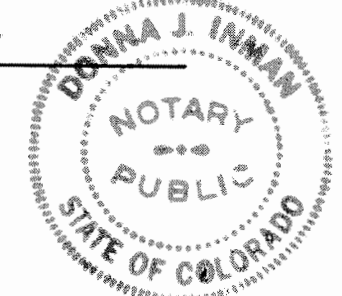
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 27 DAY OF February
1990 BY BYRON R. WOOD, AS GENERAL PARTNER OF PEAK ONE INDUSTRIAL PLAZA PARTNERSHIP,
A COLORADO GENERAL PARTNERSHIP.

WITNESS MY HAND AND OFFICIAL SEAL

Dorinda J. Inman
NOTARY PUBLIC

200 N. RIDGE ST
ADDRESS BRECKENRIDGE

August 11, 1993
MY COMMISSION EXPIRES



TITLE COMPANY CERTIFICATE

LAND TITLE GUARANTEE COMPANY DOES HEREBY CERTIFY THAT WE HAVE EXAMINED THE
TITLE TO ALL LANDS AS SHOWN ON THIS PLAT, AND TITLE TO SUCH LANDS IS IN THE
DEDICATOR FREE AND CLEAR OF ALL LIENS, TAXES AND ENCUMBRANCES, EXCEPT AS FOLLOWS: n/a

Dorinda J. Inman
AGENT

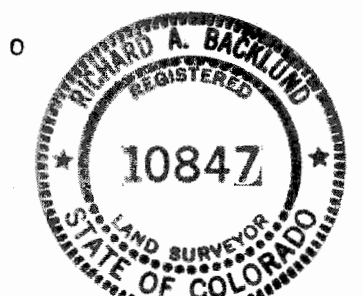
2-27-90
DATE

SURVEYOR'S CERTIFICATE

I, RICHARD A. BACKLUND, BEING A REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO,
DO HEREBY CERTIFY THAT THIS CONDOMINIUM MAP FOR PEAK ONE INDUSTRIAL PLAZA,
CONDOMINIUMS, SHOWING THE SURVEY WITH BUILDING LOCATION AND IMPROVEMENTS,
UNIT DESIGNATIONS, DIMENSIONS, AND ELEVATIONS, ALL OBTAINED AFTER SUBSTANTIAL
COMPLETION, ACCURATELY DEPICTS THE LAYOUT, MEASUREMENTS AND LOCATIONS OF ALL
IMPROVEMENTS KNOWN AS, PEAK ONE INDUSTRIAL PLAZA, CONDOMINIUMS, AS SHOWN ON THE
FILED CONDOMINIUM MAP FOR PEAK ONE INDUSTRIAL PLAZA, CONDOMINIUMS, RECEPTION NO.
TOWN OF FRISCO, SUMMIT COUNTY, COLORADO

DATED THIS 23rd DAY OF February, 1990

Richard A. Backlund
RICHARD A. BACKLUND, COLORADO L.S. NO. 10847



TOWN OF FRISCO PLANNING
COMMISSION APPROVAL

THE PLANNING COMMISSION OF FRISCO, COLORADO, DOES HEREBY AUTHORIZE AND APPROVE THIS
MAP OF THE ABOVE CONDOMINIUM AT A MEETING OF SAID COMMISSION HELD ON THIS 27 DAY
OF February, 1990

CHAIRMAN Jeff

TOWN COUNCIL APPROVAL

THIS CONDOMINIUM MAP FOR PEAK ONE INDUSTRIAL PLAZA CONDOMINIUMS, IS APPROVED
FOR FILING THIS 27 DAY OF February, 1990.

TOWN COUNCIL, FRISCO, COLORADO.

BY James A. Spent
MAYOR

ATTEST: Clara J. Jantz
TOWN CLERK

CLERK AND RECORDER'S ACCEPTANCE

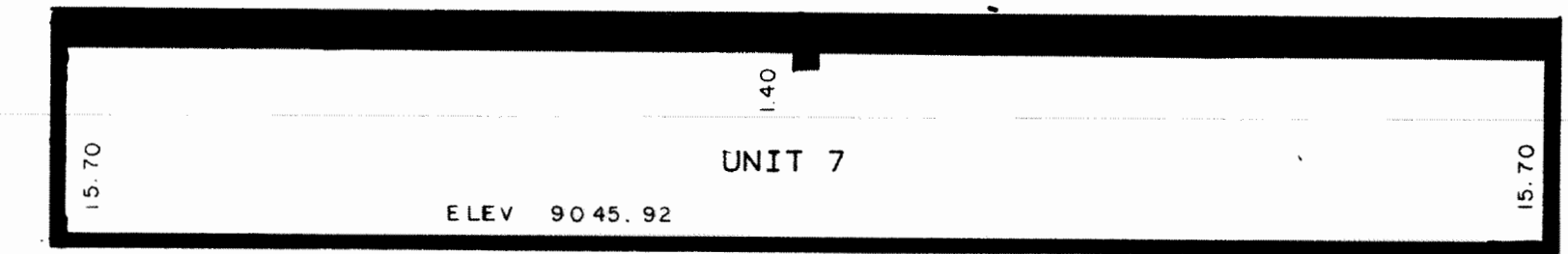
THIS CONDOMINIUM MAP WAS ACCEPTED FOR FILING IN THE OFFICE OF THE SUMMIT COUNTY CLERK
AND RECORDER ON THIS 28 DAY OF February, 1990, AT 2:49 P.M., AND DULY FILED
FOR RECORD UNDER RECEPTION NO. 383633, CONDOMINIUM DECLARATION FILED AT REC. NO. 383633

William Richmond
SUMMIT COUNTY CLERK AND RECORDER/DEPUTY

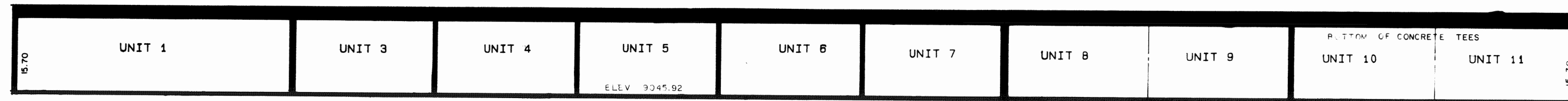


SHEET 1 OF 2

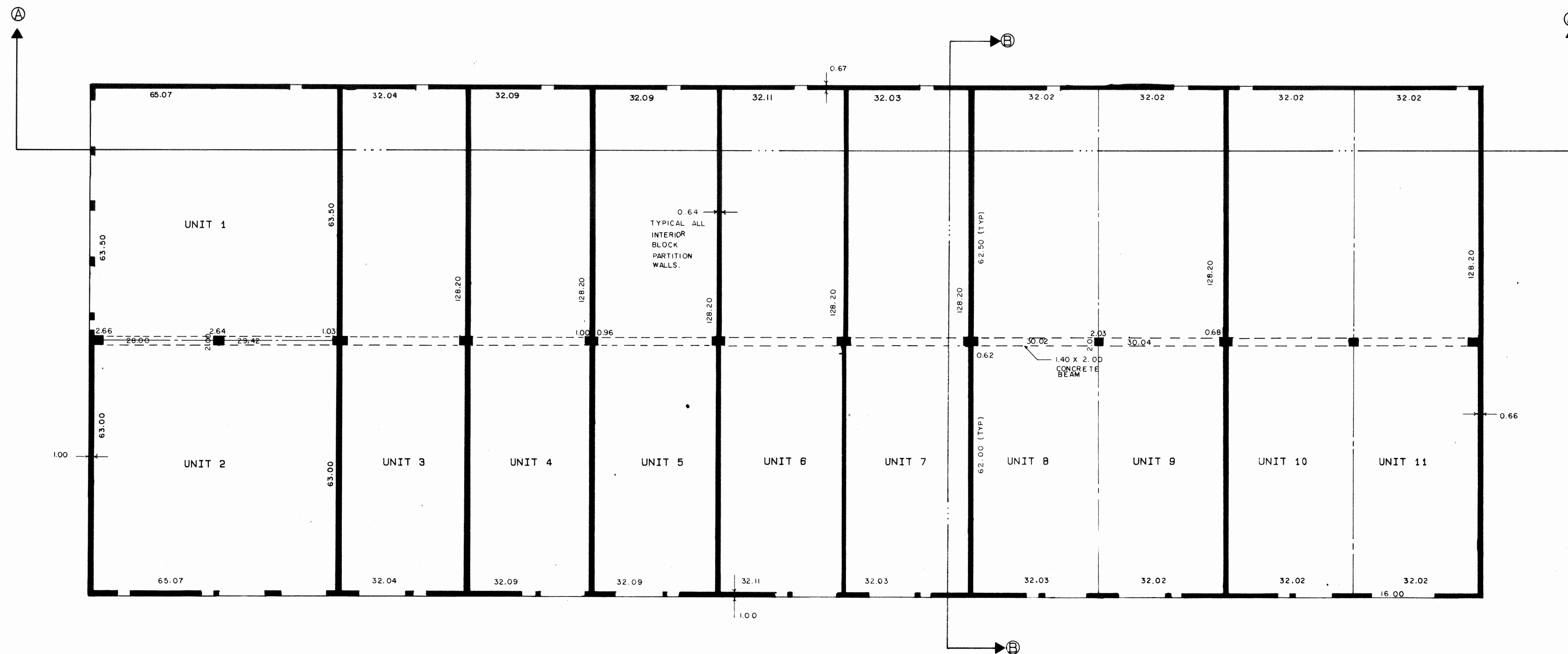
CONDOMINIUM MAP FOR
 PEAK ONE INDUSTRIAL
 PLAZA CONDOMINIUMS
 LOT 3, A RESUBDIVISION OF FRISCO HEIGHTS
 SUBDIVISION ADDITION
 TOWN OF FRISCO, SUMMIT COUNTY, COLORADO



SECTION B-B
 SCALE 1/16"=1'



SECTION A-A
 SCALE 1/16"=1'

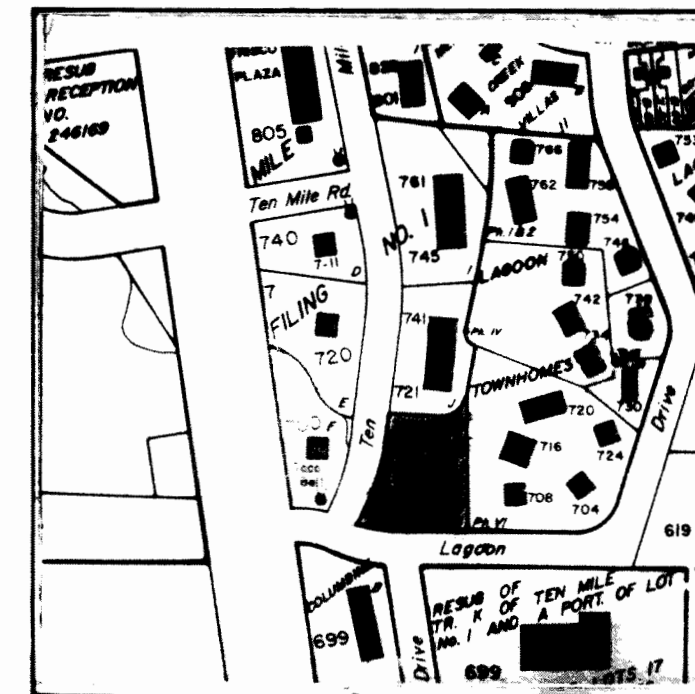
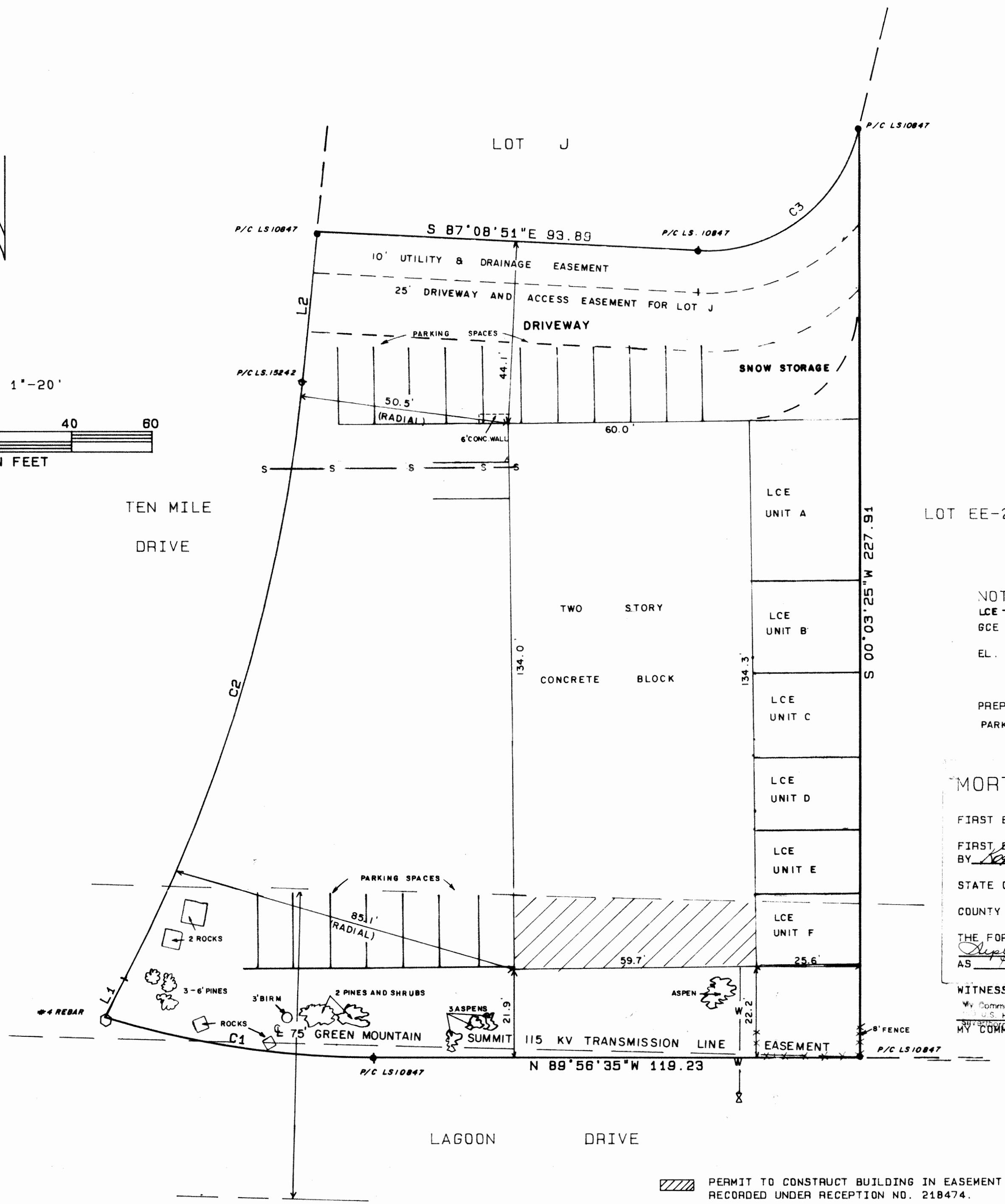
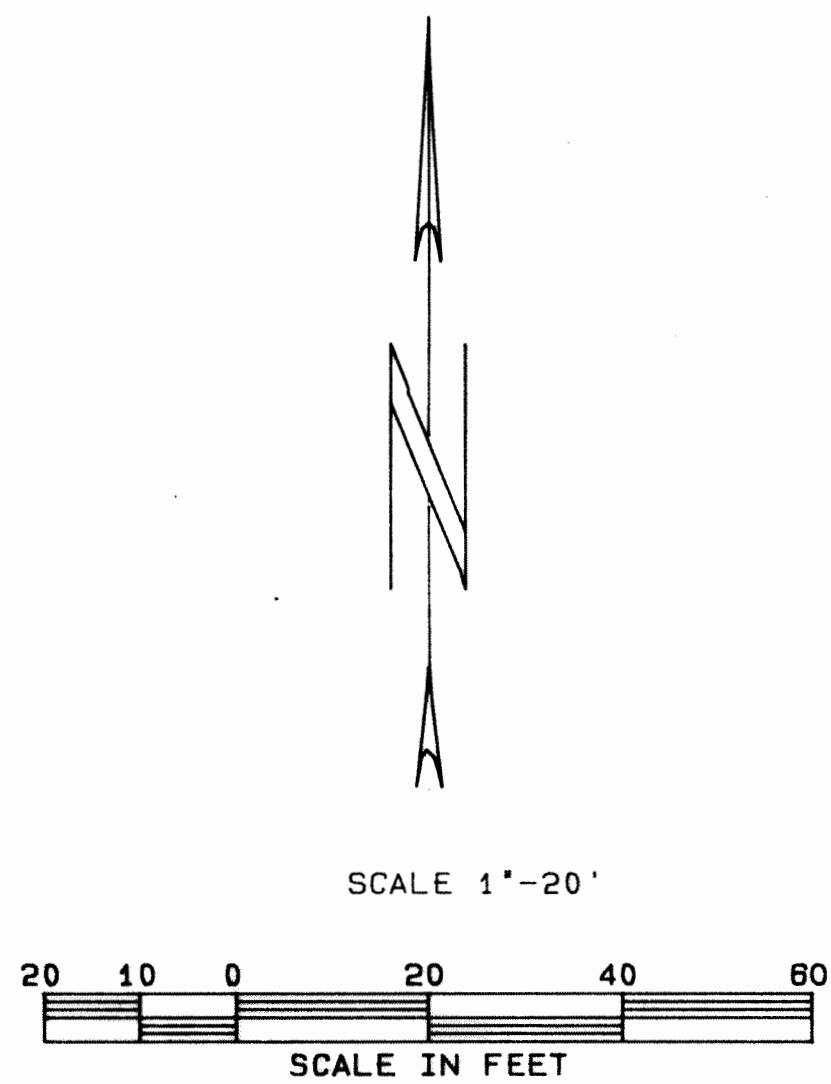


FIRST FLOOR
 SCALE 1/16"=1'



PEAK ONE INDUSTRIAL PLAZA CONDOMINIUMS PAGE 2

CONDOMINIUM MAP FOR
PEAK TWO CONDOMINIUMS
LOCATED ON LOT EE-3 OF A RESUBDIVISION OF LOT EE
TEN-MILE FILING NUMBER ONE, TOWN OF FRISCO
SUMMIT COUNTY, COLORADO



VICINITY MAP

NOTES:
LCE --- LIMITED COMMON ELEMENT
GCE --- GENERAL COMMON ELEMENT
EL. = ELEVATIONS: U.S.G.S. SEA LEVEL DATUM OF 1929 BENCHMARK DISC DESIGNATED 8070 IN FACE OF LARGE ROCK ALONG ABANDONED RAILROAD GRADE NEAR THE SOUTHWEST CORNER OF THE FRISCO TOWNSITE. BENCHMARK ELEVATION = 8085.47
PREPARATION DATE - FEBRUARY 21, 1991.
PARKING AND LANDSCAPE DETAILS LOCATED BY OTHERS.

MORTGAGE HOLDERS CERTIFICATE & ACKNOWLEDGEMENT

FIRST BANK OF SILVERTHORNE, N.A. DOES HEREBY APPROVE OF THIS RESUBDIVISION
BY Loew Probst, Inc.
STATE OF COLORADO)
COUNTY OF SUMMIT) SS
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 24th DAY OF September 1991, BY Loew Probst AS President OF FIRST BANK OF SILVERTHORNE, N.A.
WITNESS MY HAND AND OFFICIAL SEAL
My Commission Expires 10/31/96
BY S. E. Hansen NOTARY PUBLIC
ADDRESS

PERMIT TO CONSTRUCT BUILDING IN EASEMENT RECORDED UNDER RECEPTION NO. 218474.

LINE	BEARING	DISTANCE	CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BRG
1	N 27°34'18"E	10.45	1	18°53'53"	228.38	88.78	33.82	88.52	N 81°28'38"W
2	N 05°48'09"E	37.02	2	24°48'10"	403.84	133.87	77.78	152.75	N 18°40'14"E
			3	81°05'00"	38.00	53.78	32.50	48.40	N 52°18'38"E

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.

OWNER'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS THAT: PEAK ONE INDUSTRIAL PLAZA PARTNERSHIP, A COLORADO GENERAL PARTNERSHIP BEING THE OWNER OF THE LAND DESCRIBED AS FOLLOWS
LOT EE-3 OF A RESUBDIVISION OF LOT EE, TEN-MILE FILING NUMBER ONE, TOWN OF FRISCO SUMMIT COUNTY, COLORADO, ALSO KNOWN AS EE-3 WAREHOUSE CONDOMINIUM, AS FILED FOR RECORD IN THE OFFICE OF THE SUMMIT COUNTY CLERK AND RECORDER UNDER RECEPTION NO. 270150.
DOES HEREBY CERTIFY THAT THIS CONDOMINIUM MAP FOR PEAK TWO CONDOMINIUMS HAS BEEN PREPARED PURSUANT TO THE PURPOSES STATED IN THE CONDOMINIUM DECLARATION FOR PEAK TWO CONDOMINIUMS DATED AND FILED FOR RECORD UNDER RECEPTION NO. 410037 IN THE OFFICE OF THE SUMMIT COUNTY CLERK AND RECORDER.
HAS LAID OUT, PLATTED AND CONDOMINIUMIZED SAME UNDER THE NAME AND STYLE OF CONDOMINIUM MAP FOR PEAK TWO CONDOMINIUMS AND BY THESE PRESENTS DOES HEREBY DEDICATE TO THE PERPETUAL USE OF THE TOWN OF FRISCO, STATE OF COLORADO, THOSE PORTIONS OF LAND LABELED AS EASEMENTS FOR THE INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES AS SHOWN HEREON.
IN WITNESS WHEREOF, FRISCO LANDS, INC., A COLORADO CORPORATION HAS CAUSED ITS NAME TO HEREUNTO BE SUBSCRIBED THIS 25th DAY OF September AD 1991.
PEAK ONE INDUSTRIAL PLAZA PARTNERSHIP
E. J. OLBRIGHT, GENERAL PARTNER
JAMES D. NEVILLE, GENERAL PARTNER
Byron R. Wood, GENERAL PARTNER

NOTARIAL

STATE OF COLORADO)
COUNTY OF SUMMIT) SS
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 25th DAY OF September 1991, BY E. J. OLBRIGHT, BYRON R. WOOD AND JAMES D. NEVILLE, AS GENERAL PARTNERS, OF PEAK ONE INDUSTRIAL PLAZA PARTNERSHIP, A COLORADO GENERAL PARTNERSHIP
WITNESS MY HAND AND OFFICIAL SEAL
Sept 16, 1995
MY COMMISSION EXPIRES
Byron R. Wood
NOTARY PUBLIC
ADDRESS

TITLE COMPANY CERTIFICATE

COLORADO TITLE INSURANCE, INC. DOES HEREBY CERTIFY THAT WE HAVE EXAMINED THE TITLE TO ALL LANDS AS SHOWN ON THIS PLAT, AND TITLE TO SUCH LANDS IS IN THE DEDICATOR FREE AND CLEAR OF ALL LIENS, TAXES AND ENCUMBRANCES, EXCEPT AS FOLLOWS: NONE
AGENT Robert A. DeLuca DATE SEPTEMBER 24, 1991

SURVEYOR'S CERTIFICATE

I, RICHARD A. BACKLUND, BEING A REGISTERED LAND SURVEYOR IN THE STATE OF COLORADO DO HEREBY CERTIFY THAT THIS PLAT OF PEAK TWO CONDOMINIUMS WAS MADE BY ME AND UNDER MY SUPERVISION AND THAT IT IS ACCURATE TO THE BEST OF MY KNOWLEDGE. PINS WITH CAPS HAVE BEEN SET AT ALL BOUNDARY CORNERS UNLESS NOTED.
DATED THIS 24th DAY OF SEPTEMBER AD 1991.
RICHARD A. BACKLUND, COLORADO L.S. NO. 10847

TOWN OF FRISCO PLANNING COMMISSION APPROVAL

THE PLANNING COMMISSION OF FRISCO, COLORADO, DOES HEREBY AUTHORIZE AND APPROVE THIS MAP OF THE ABOVE CONDOMINIUM AT A MEETING OF SAID COMMISSION HELD ON THIS 24th DAY OF September AD, 1991.
CHAIRMAN James D. Neville

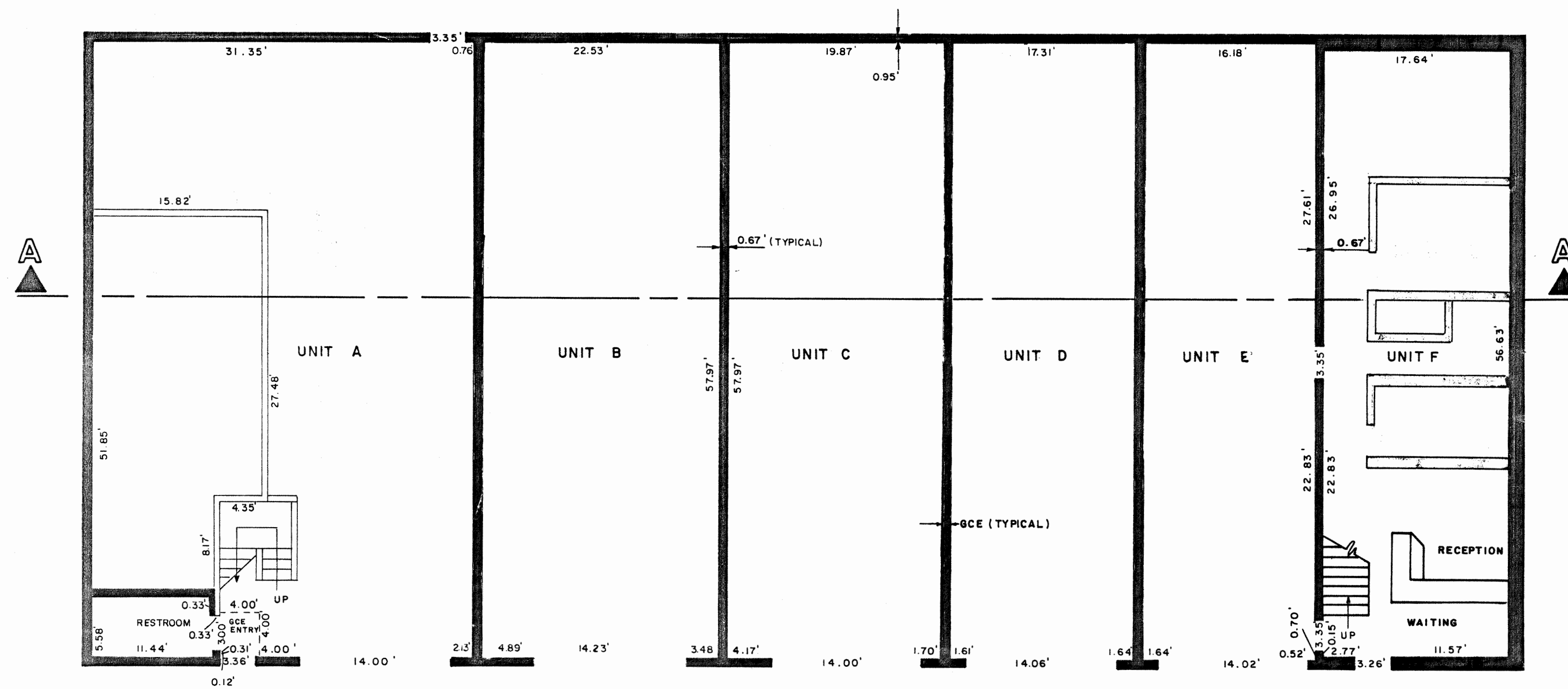
APPROVAL BY TOWN COUNCIL

THE WITHIN PLAT OF "PEAK TWO CONDOMINIUMS," TOWN OF FRISCO, IS APPROVED FOR FILING THIS 25th DAY OF September, 1991. THE DEDICATION OF THE PUBLIC WAYS SHOWN HEREON WILL NOT BE ACCEPTED UNTIL SAID PUBLIC WAYS HAVE BEEN SATISFACTORILY COMPLETED THE TOWN SPECIFICATIONS BY THE SUBDIVIDER. UPON SUCH SATISFACTORY COMPLIANCE, THE TOWN COUNCIL OF THE TOWN OF FRISCO SHALL ADOPT A RESOLUTION ACCEPTING THE SAID DEDICATION OF PUBLIC WAYS AND DULY RECORD SUCH ACCEPTANCE.
TOWN COUNCIL, FRISCO, COLORADO
BY David L. Bull ATTEST James D. Neville
MAYOR TOWN CLERK

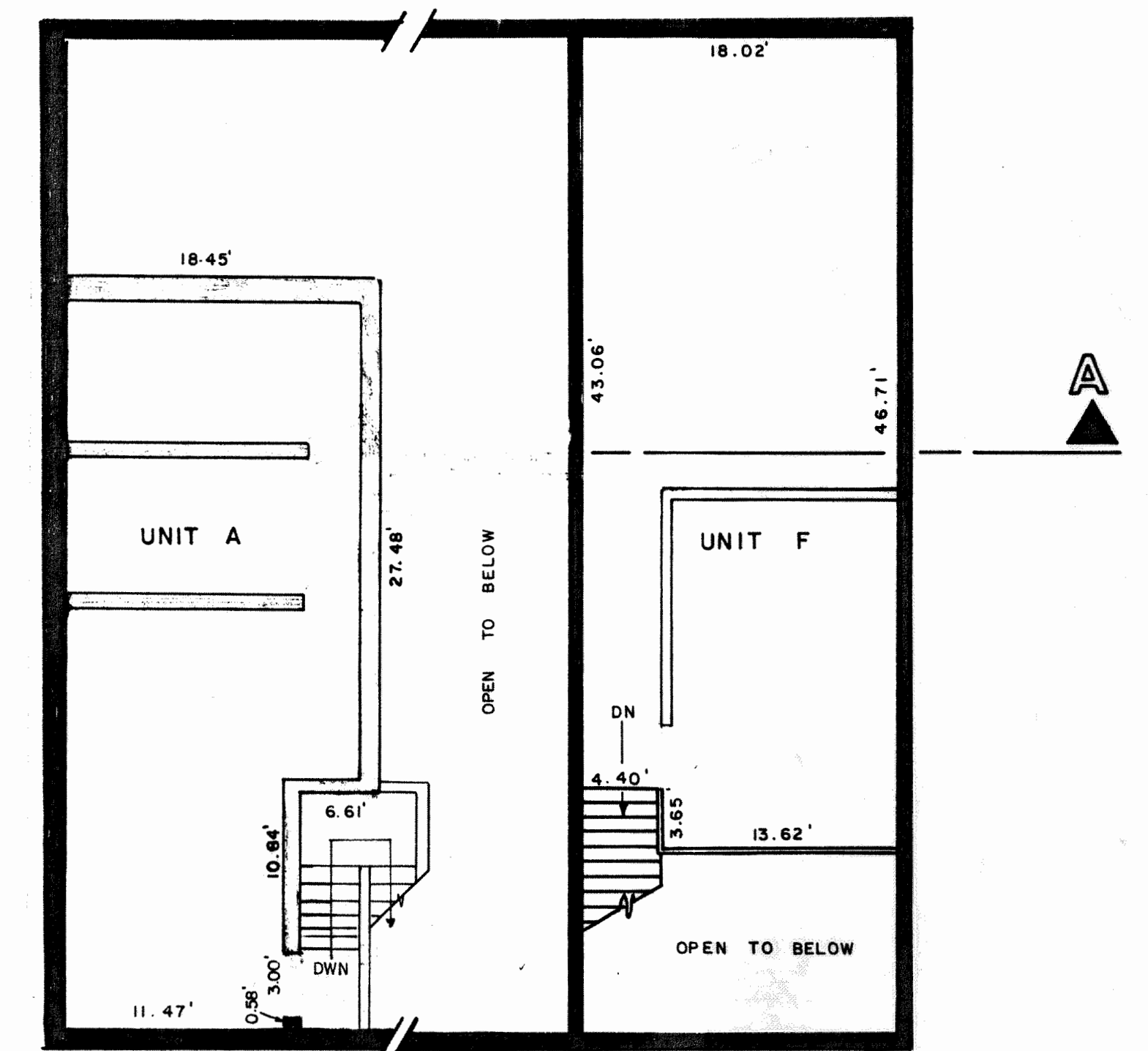
CLERK AND RECORDER'S ACCEPTANCE

THIS CONDOMINIUM MAP WAS ACCEPTED FOR FILING IN THE OFFICE OF THE SUMMIT COUNTY CLERK AND RECORDER ON THIS 27th DAY OF September, 1991, AT 3:05 P.M., AND DULY FILED FOR RECORD UNDER RECEPTION NO. 410038. CONDOMINIUM DECLARATION FILED UNDER RECEPTION NO. 410037
David L. Bull
SUMMIT COUNTY CLERK AND RECORDER/DEPUTY

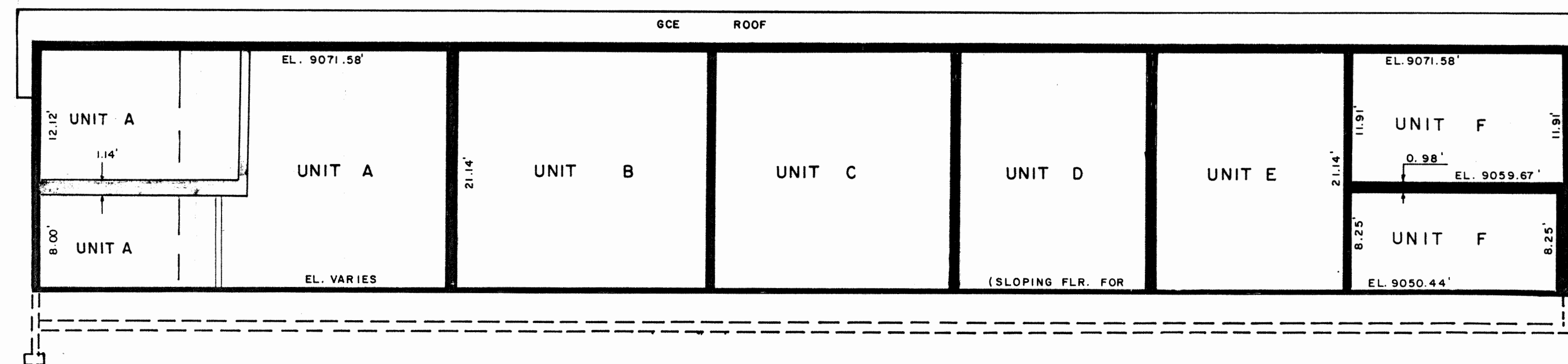
CONDOMINIUM MAP FOR
PEAK TWO CONDOMINIUMS



FIRST FLOOR
SCALE 1/8" = 1'



SECOND FLOOR
SCALE 1/8" = 1'



SECTION A-A
SCALE 1/8" = 1'

PEAK TWO CONDOMINIUMS (WAREHOUSE), SHEET 2 OF 2

DRAWING NUMBER

DRAWING NUMBER

Owner approval



Jason Swinger

to me ▾

Mon, Sep 23, 2:57 PM

Hi Jolina – please see attached.

I hereby approve your application to use the office space you lease at 719 Ten Mile Dr as office / medical office.

Let me know if you need anything else.

Thanks,

Jason Swinger
Broker / Owner
Breckenridge Real Estate Company, LLC
PO Box 5157
Breckenridge, CO 80424
Mobile: 970.409.9400
Fax: 1.800.886.4023
www.RealBreckenridge.com
