

COLORADO DEPARTMENT OF TRANSPORTATION



Region 4
1420 2nd Street
Greeley, CO 80631
Phone: (970) 350-2153 FAX: (970) 350-2178

RIGHT OF WAY PLANS UNIT: MYRON DUANE HORA

Sheet Revisions

mm/yy	XXXXX	XXX

RIGHT OF WAY

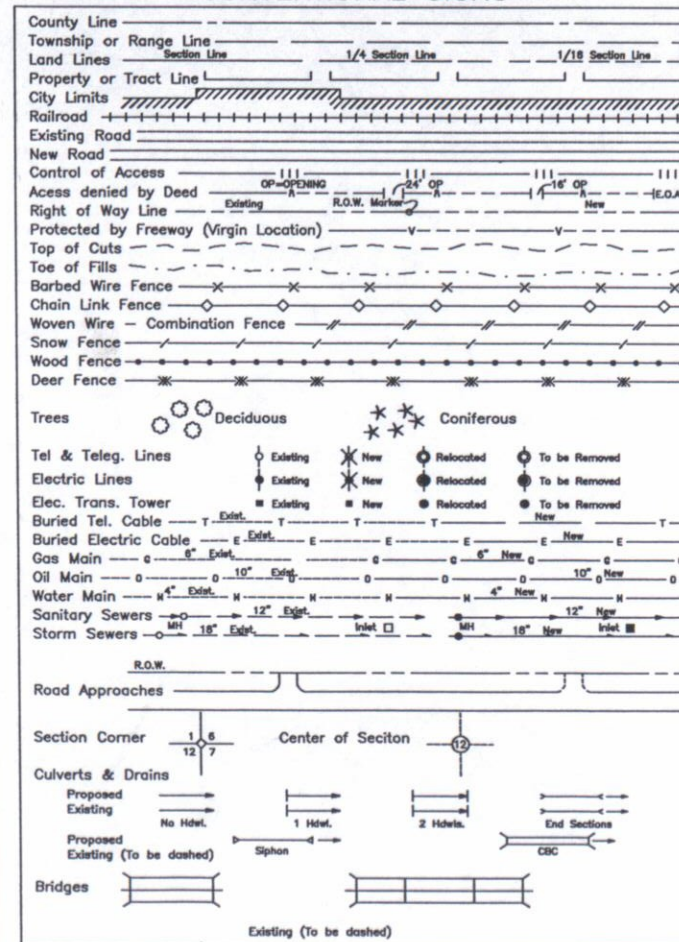
TITLE SHEET

BRF 034-1(33)

SH 34 Over BNRR, Loveland

PROJECT CODE: 92052 SHEET NUMBER: 1

CONVENTIONAL SIGNS



DEPARTMENT OF TRANSPORTATION STATE OF COLORADO

RIGHT OF WAY PLAN OF PROPOSED

FEDERAL AID PROJECT NO. BRF 034-1(33)

STATE HIGHWAY NO. SH 34

RIGHT OF WAY

SCALES OF ORIGINAL DRAWINGS

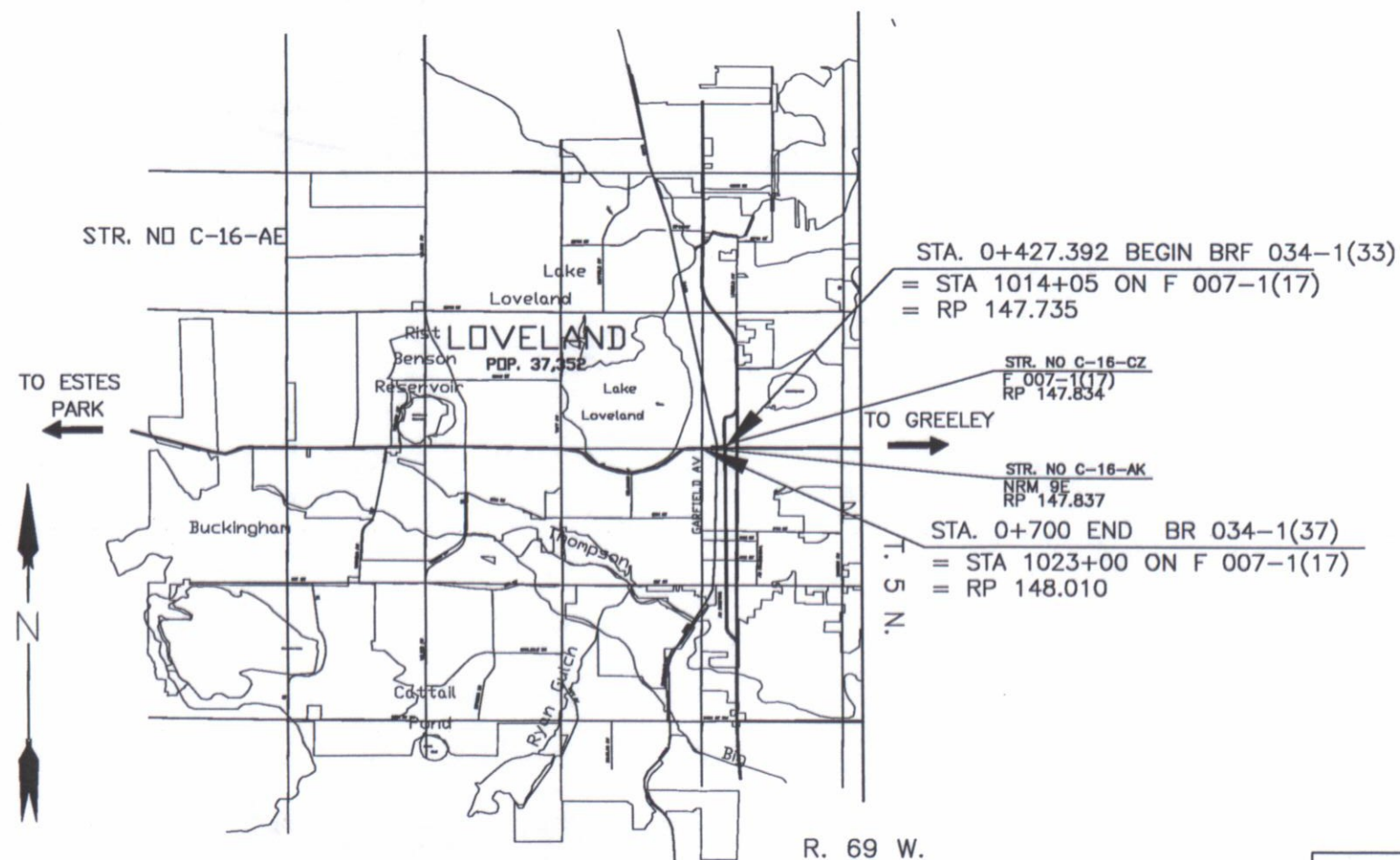
PLAN SHEETS 1 : 1000

OWNERSHIP MAP 1 : 1000

R.O.W. LENGTH OF PROJECT

INDEX OF SHEETS

- 1 Title Sheet
- 2 Tabulation of Properties
- 3 Control Diagram
- 4 Monumentation Sheets
- 5 Plan Sheet & Ownership Map
- 6 Parcel Details
- 7 Found Pins and Control



BASIS OF BEARINGS

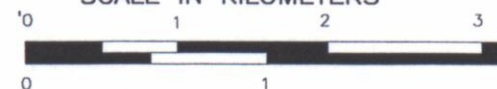
All bearings are based on a line connecting Colorado Department of Transportation (CDOT) Control Point # 9180 and CDOT Control Point # 9185 as bearing N 89°23'40" E.

CDOT C.P. # 9180
CDOT Type 2 Monument

CDOT C.P. # 9185
CDOT Type 2 Monument

N 89°23'40" E

SCALE IN KILOMETERS



SCALE IN MILES

DIVISION ADMINISTRATOR
FEDERAL HIGHWAY ADMINISTRATION

AUTHORIZED

DATE

DIV. ADMINISTRATOR

FILED IN BOOK OF THE COUNTY LAND SURVEYS/RIGHT OF WAY
AT 19... AT... M... FOR INFORMATION
ONLY IN BOOK OF THE COUNTY LAND SURVEYS/RIGHT OF WAY
SURVEYS AT PAGE... RECEPTION NUMBER...
SIGNED... DEPT.

R.O.W. TABULATION OF PROPERTIES IN LARIMER COUNTY

S.H. NO. 34

RIGHT OF WAY
SH 34 Over BNR (Loveland)

PARCEL NO.	OWNER	ADDRESS	LOCATION	AREA IN SQUARE METERS					BOOK-PAGE	REMARKS
				AREA OF PARCEL	EXISTING ROW	NET AREA	LEFT REMAINDER	RIGHT		
			T. 5 N., R. 69 W., 6TH P.M. Larimer County							
1	David L. Williamson	1352 N. Garfield Ave. Loveland, CO 80538 (303) 000-0000	Pt. Lot 34, Block 2 Lakeside Addition	72.4 (779 SF)		72.4 (779 SF)		1123.2+/- (12090 SF)		
TE-1	(Same As Above)	(Same As Above)	(Same As Above)	79.14 (852 SF)		79.14 (852 SF)				Work Area Easement
TE-2	Neil Ackerman	1404 N. Garfield Ave. Loveland, CO 80538 (970) 667-5793	Pt. Lot 22, Block 1 Cherry Hill Addition	24.96 (269 SF)		24.96 (269 SF)				Work Area Easement
3	Dennis L. Severson and Margaret R. Severson	3250 Beech Loveland, CO 80538 (970) 000-0000	Pt. Lot 1, Block 2 Lakeside Addition	3.9 (42 SF)		3.9 (42 SF)		926.94+/- (9977 SF)		
TE-3	(Same As Above)	(Same As Above)	(Same As Above)	107.82 (1161 SF)		107.82 (1161 SF)				Work Area Easement
RE-4	The Burlington Northern and Sante Fe Railway Company	contact: 3700 Globeville Rd. Denver, CO 80216 (303) 480-6393	Pt. SW 1/4 Sec 12, Pt. NW 1/4 Sec 13	2933.55 (31576 SF)	2374.18 (25555 SF)	559.371 (6021 SF)				For the construction and maintenance of highway crossing structures.
TE-5	James O. Davis	3409 Marianna Ct. Loveland, CO 80537 (970) 669-2609	Lot 17, 18, 19 Block 4 Loveland Heights Sub.	102.42 (1102 SF)		102.42 (1102 SF)				Required for work area and access
		SITE ADDRESS: 104 E 14th St Loveland, CO 80537								

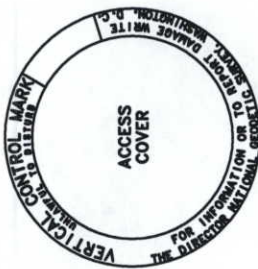
RIGHT OF WAY
SH 34 Over BNR (Loveland)

[illegible]

POINT NAME	MODIFIED PROJECT COORDINATES (m)		ELEV. (m)	DESCRIPTION
	NORTHING	EASTING		
CP 9175	(MP 91.75 / SH 34)	50554.9380	1533.7680	CDOT Type II Control Monument
CP 9180	(MP 91.80 / SH 34)	24230.8660	1535.8300	CDOT Type II Control Monument
CP 9180A	(MP 91.80A / SH 34)	24258.7890	1535.8090	CDOT Type II Control Monument
CP 9181	(MP 91.81 / SH 34)	24260.4615	1532.2604	CDOT Type II Control Monument
CP 9185	(MP 91.85 / SH 34)	24294.5610	1532.2820	CDOT Type II Control Monument
CP 9185A	(MP 91.85A / SH 34)	24259.6120	1534.2940	CDOT Type II Control Monument
CP 9185A	(MP 91.85A / SH 34)	24261.5918	1534.7580	CDOT Type II Control Monument
CP 9190	(MP 91.90 / SH 34)	24231.1310	1531.3330	CDOT Type II Control Monument



**Typical Control
Mounment Cap
Not to Scale**



Typical mon. box for deep rod bench mark. Actual pt. used within is J-401, 1984.

BASIS OF BEARINGS: All bearings are based on a line connecting Control Point 9180 to Control Point 9185. The line thus established has a bearing of N.89°23'40"E.

BASIS OF ELEVATIONS: Project is based on an elevation of 1,531.449m on Bench Mark J-401, an NGS vertical control mark. All other Control Points on this project were then tied in by means of running a Bench Loop.

COORDINATE DATUM: Coordinates on this project are for the exclusive use of the CDOT for the construction of this project and are considered Project Coordinates only.

CP - Control Point Monuments set by CDOT. They were CDOT type 2 monuments, a 3-1/4" dia. aluminum control monument cap (as shown) on a 3' X 3/4" dia. finned aluminum security rod on a 3' X 3/4" dia. smooth aluminum rod.

NOTE: This control survey is for the use of the Colorado Department of Transportation personnel. The survey is not a complete Boundary Survey. Title Policy, Title Commitment, and Title Research were not part of this control survey, therefore, easements, rights, and restrictions of record are not shown. The verification of the physical evidence with relation to easements, rights of way, property boundaries, and restriction, as described in the instruments of record, were not included in this control survey.

NOTE: 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 statement shown.

NOTE: No guarantee as to the accuracy of the information contained on the attached drawing is either stated or implied unless this copy bears an original signature of the professional land surveyor hereon named.

SURVEYORS STATEMENT: I, Joseph A. Surprenant, a Professional Land Surveyor in the State of Colorado, hereby state that this Control Survey Diagram was prepared under my direct supervision this day of _____, from a field survey performed under my supervision and checking for and on behalf of the Department of Transportation, State of Colorado, and is not a Land Survey Plat or Right-of-Way Survey Plat and to the best of my knowledge and belief this control survey, as shown, meets the minimum horizontal control tolerances of a Type B Survey and this topographic survey, as shown, meets the minimum horizontal control tolerances of a Type D Survey as listed in the Colorado Department of Transportation Survey Manual Chapter Three (Revised 4/29/92).

Joseph A. Surprenant L.S. 10740

COLORADO DEPARTMENT OF TRANSPORTATION



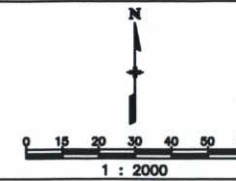
Region 4
1420 2nd Street
Greeley, CO 80631
Phone: (970) 350-2173 FAX: (970) 350-2178

SURVEY UNIT: JOSEPH A. SURPRENANT

Sheet Revisions

DATE	REVISION	BY
08/99	Added Control Points 9180A and 9185A	LKG

34 MP 91.9 to MP 92.0
NW 1/4 Section 13, T.5N., R.69W., 6th P.M.
SW 1/4 Section 12, T.5N., R.69W., 6th P.M.
LARIMER COUNTY, COLORADO



SURVEY

CONTROL DIAGRAM

BRF 034-1(033)

SH 34 overpass BNRR, Loveland

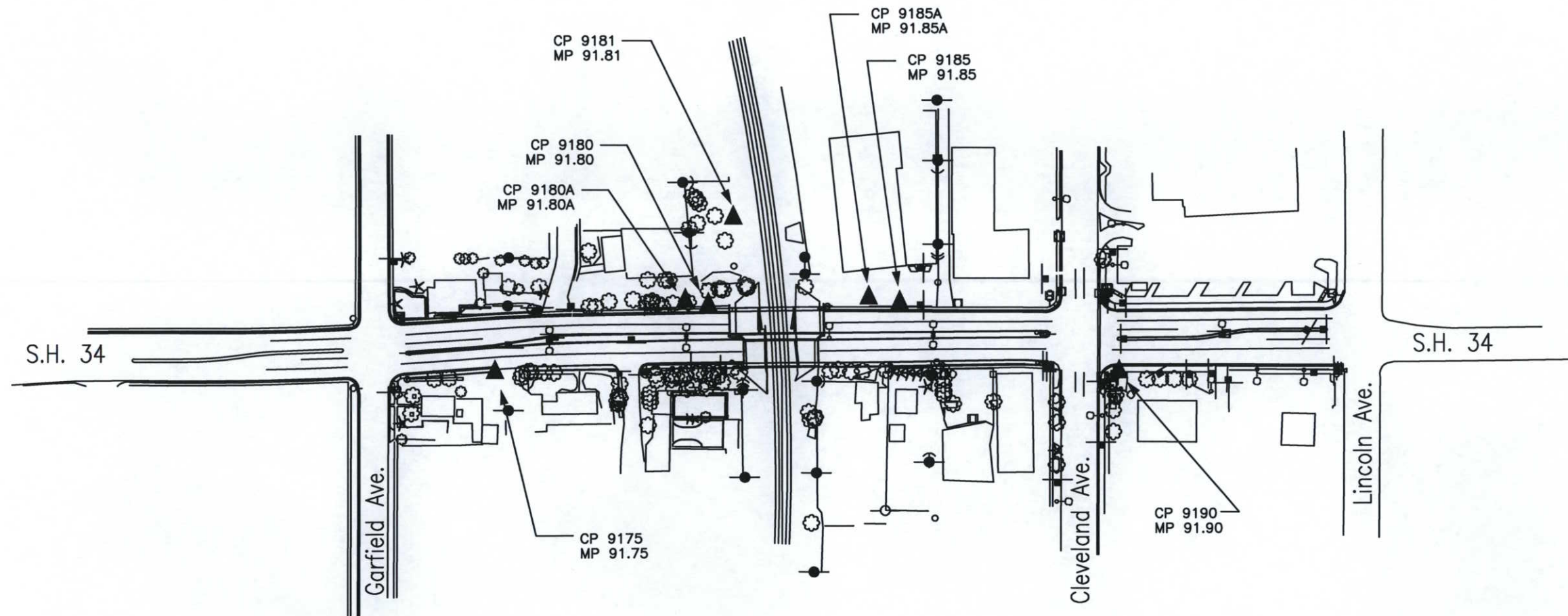
PROJECT CODE: 92052

SHEET NUMBER:

3A

SE 1/4 Sec. 11

SW 1/4 Sec. 12



NE 1/4 Sec. 14

NW 1/4 Sec. 13

CONTROL AND MONUMENTATION SHEET

RIGHT OF WAY

FED. ROAD REGION	DIVISION	PROJECT NUMBER	SHEET NUMBER
III	COLORADO	BRF 024-1(23)	4
REVISIONS			MDH
9/17/97	Add points for LIE-8, change RE-3 to RE-4		

TABULATION OF R.O.W. MARKERS
TO BE SET BY STATE FORCES

PNT 101 24226.6860 50516.9596 Sta 0+650 +/-
PNT 102 24230.5551 50570.6533 Sta 0+700 +/-

TABULATION OF TEMPORARY EASEMENTS
TO BE STAKED

PNT 103 24228.8416 50602.2629 TE-3
PNT 104 24228.5224 50567.0359 TE-3
PNT 105 24225.0221 50567.0164 TE-3
PNT 106 24224.9547 50559.5159 TE-1, TE-3
PNT 107 24224.9172 50554.5156 TE-1
PNT 108 24227.9052 50554.5321 TE-1
PNT 109 24223.5237 50493.7298 TE-1
PNT 110 24225.1955 50516.9288 TE-1
PNT 255 24254.0409 50517.1568 TE-2
PNT 256 24255.3763 50534.4805 TE-2
PNT 257 24255.2239 50544.0536 TE-2
PNT 258 24256.6098 50570.4985 TE-2
PNT 270 24231.6506 50689.0472 TE-5
PNT 271 24227.6503 50689.0362 TE-5
PNT 272 24231.8894 50714.6512 TE-5, TE-6
PNT 273 24227.8891 50714.6402 TE-5, TE-6
PNT 274 24228.0482 50731.7095 TE-6
PNT 275 24187.0400 50731.5970 TE-6
PNT 276 24187.0316 50734.6450 TE-6, TE-7
PNT 277 24232.0402 50734.7685 TE-6, TE-7
PNT 278 24228.1051 50737.8057 TE-7
PNT 279 24228.2823 50756.8063 TE-7
PNT 280 24232.2825 50756.8173 TE-7
PNT 281 24186.9918 50737.6929 TE-7
PNT 313 24342.6587 50671.2830 LIE-8
PNT 314 24345.4784 50686.2599 LIE-8
PNT 315 24272.3061 50681.3998 LIE-8

TABULATION OF RAILROAD EASEMENTS
TO BE STAKED

PNT 220 24217.8965 50685.0148 RE-4
PNT 221 24217.6121 50654.5271 RE-4
PNT 222 24277.4393 50696.1949 RE-4
PNT 223 24276.8681 50634.9421 RE-4

GENERAL NOTES

1. This Right of Way plan is not a complete boundary survey of all adjoining owners and is prepared for Highway Department purposes Only.
2. Survey Control Points set with a higher degree of accuracy than ROW Markers.
3. 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.
4. All R.O.W. Markers set from survey control points.
5. All centerline and offset stationing is theoretical only and may not represent the centerline as constructed in the field. All stationing is approximate.
6. All coordinates listed are project coordinates only.
7. Field survey control precision computed to exceed 1/20,000.
8. Commitments for Title Insurance supplied by Security Title Company.
9. It is estimated that three Control Points will be disturbed and need to be replaced.

QUANTITY OF MONUMENTS TO BE SET

CAP TYPE	MONUMENT TYPE				
	1	1A	2	2A	3 3A 4 5
REFERENCE					
RIGHT OF WAY	2				
CONTROL			3		
ALIQUOT CORNER					
WITNESS POST					

SURVEYOR CERTIFICATE (FIELD)

Control Survey and Monumentation was done under my supervision and checking.

NAME _____ P.L.S. NO. _____

DATE _____

SURVEYOR CERTIFICATE (OFFICE)

R.O.W. Plans and Legal Descriptions were prepared under my supervision and checking.

NAME _____ P.L.S. NO. _____

DATE _____

T. 5 N., R 69 W.

See Sheet 6 for Parcel Details

FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	BRF 034-1(33)	5	

RIGHT OF WAY
SH 34 Over BNRR, Loveland

REVISIONS		
9/17/97	Add Parcel LTB	MOH

SE 1/4 Sec. 11

SW 1/4 Sec. 12

STA 0+700 END BRF 034-1(33)
= STA 1023+00 ON F 007-1(7)
= R.P. 148.010

STA 0+427.392 BEGIN BRF 034-1(33)
= STA 1014+05 ON F 007-1(7)

LAKEPARK
ADDITION

CHERRY HILL
ADDITION

CAPITAL HILL
ADDITION

LOVELAND
HEIGHTS

LAKEPARK
ADDITION

LAKE
SIDE
ADDITION

NE 1/4 Sec 14

NW 1/4 Sec. 13

RE4 The Burlington Northern and
Sante Fe Railway Company

LTB8 John Dooley
d/b/a/ Skate Castle
104 E 15th
Loveland CO 80537
Lease from BNSF

TE2 Neil Ackerman
1404 N. Garfield Ave.
Loveland CO 80538

TE7 Clifford C. Johnson and
Lola Johnson
2473 Chama Ct.
Loveland CO 80538

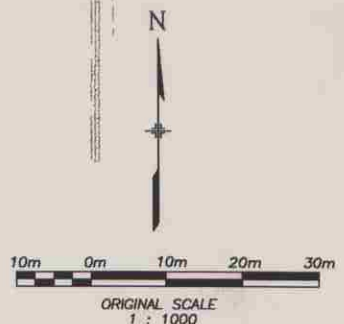
1 David L. Williamson
1352 N. Garfield Ave.
Loveland CO 80538
Recp. # 93029942
Lot 31, 32, 33, and 34, Block 2
Subject to:
Bk. E, Pg. 334, Mining Reservation
ROW, Bk 1367, Pg. 872, CDOH

3 Dennis L. Severson and
Margaret R. Severson
3250 Beech
Loveland CO 80538
Recp. # 95061340
Lot 1, 2 and Pt. 3 and 4, Block 2
Subject to:
Bk. E, Pg. 334, Mining Reservation
Bk. 1387, Pg. 493, Ingress - Egress Easement

TE5 James O Davis
3409 Marianna Ct.
Loveland CO 80537

TE6 Clifford C. Johnson
2473 Chama Ct.
Loveland CO 80538

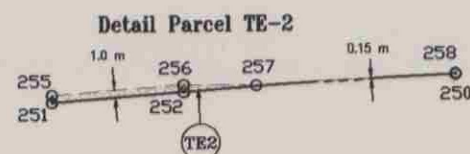
DATE:
SUBACCOUNT:
DRAWN BY:



FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	BRF 034-1(33)	6	

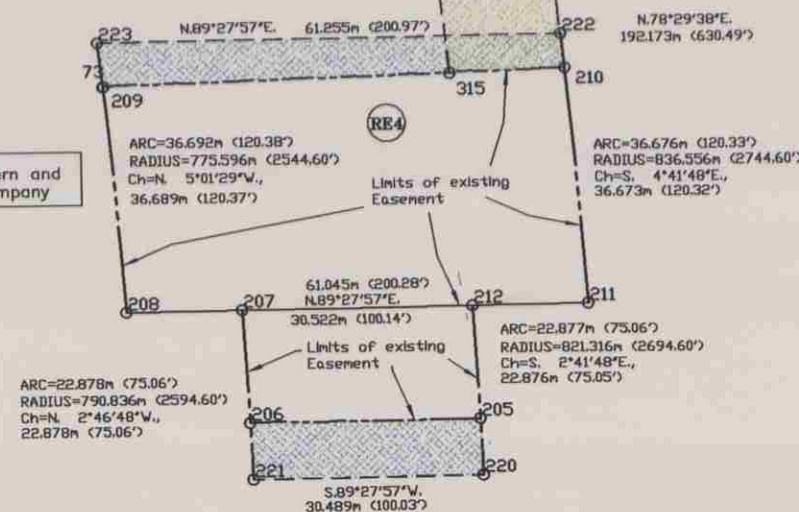
RIGHT OF WAY SH 34 Over BNRR, Loveland

REVISIONS			MOH
9/17/97	Add Parcel LTE8		



TE2 Neil Ackerman
1404 N. Garfield Ave.
Loveland CO 80538

Detail Parcel RE-4 and LTE-8



RE4 The Burlington Northern and
Sante Fe Railway Company

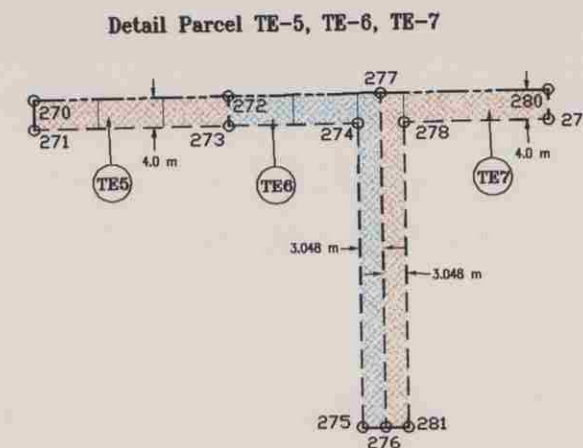
LTE8 John Dooley
d/b/a/ Skate Castle
104 E 15th
Loveland CO 80537
Lease from BNSF



1 David L. Williamson
1352 N. Garfield Ave.
Loveland CO 80538
Recp. # 93029942
Lot 31, 32, 33, and 34, Block 2
Subject to:
Bk. E, Pg. 334, Mining Reservation
ROW, Bk 1367, Pg. 872, CDOH

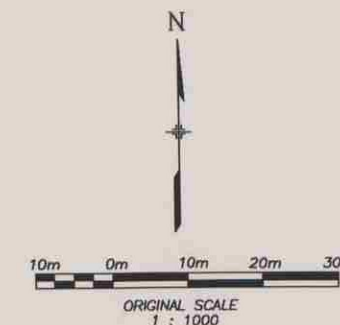
3 Dennis L. Severson and
Margaret R. Severson
3250 Beech
Loveland CO 80538
Recp. # 95061340
Lot 1, 2 and Pt. 3 and 4, Block 2
Subject to:
Bk. E, Pg. 334, Mining Reservation
Bk. 1387, Pg. 493, Ingress - Egress Easement

TE5 James O Davis
3409 Marianna Ct.
Loveland CO 80537



TE7 Clifford C. Johnson and
Lola Johnson
2473 Chama Ct.
Loveland CO 80538

TE6 Clifford C. Johnson
2473 Chama Ct.
Loveland CO 80538



T. 5 N., R 69 W.

SE 1/4 Sec. 11

SW 1/4 Sec. 12

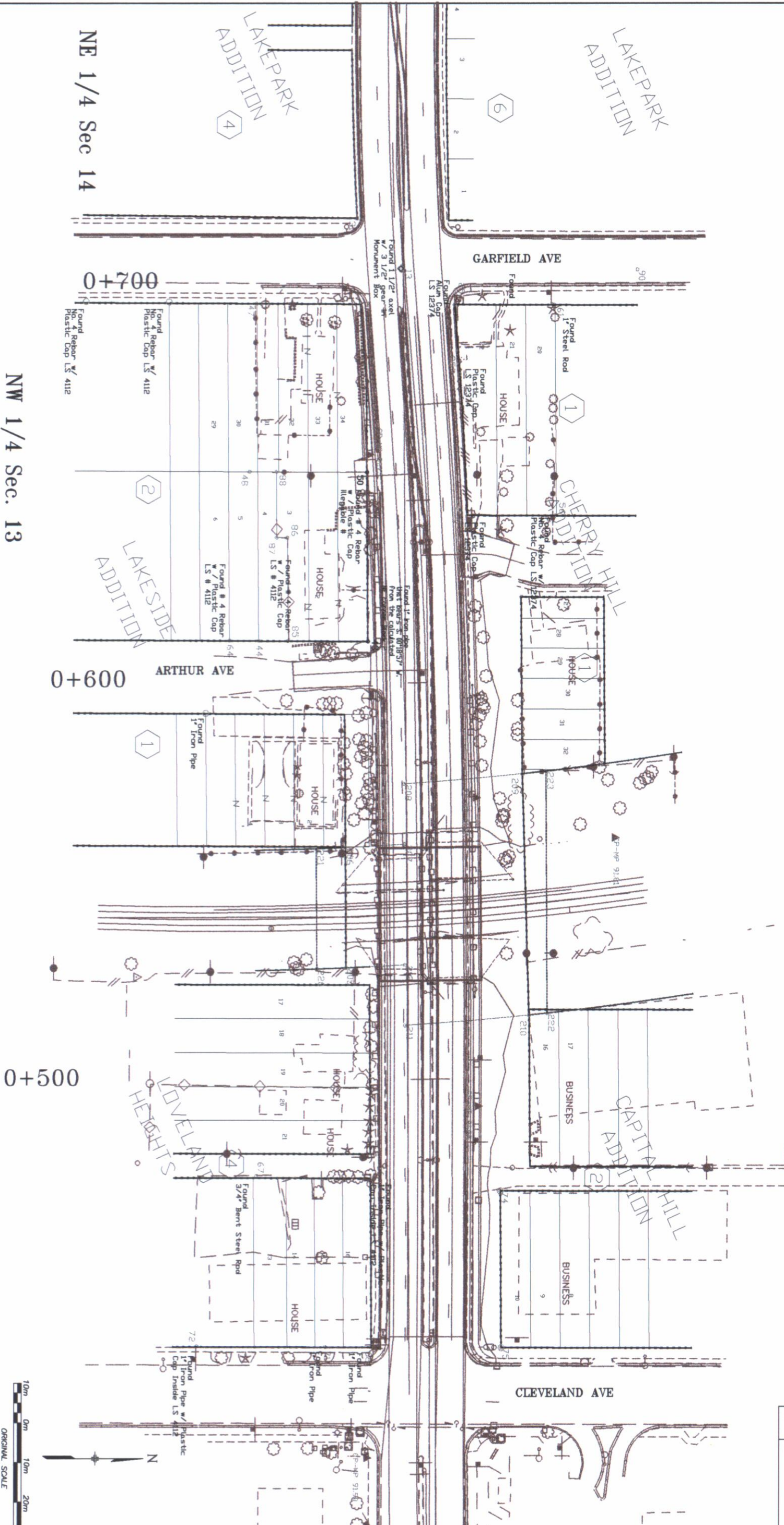
Found Pins and Control Points

SH 34 Over BNR, Loveland

RIGHT OF WAY

FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
XIII	COLORADO	BRF 034-1(33)	7	

REVISIONS



10m 0m 10m 20m 30m
ORIGINAL SCALE
1" = 1000'

DATE:
SUBACCOUNT:
DRAWN BY: