



Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials
8-1-18	Revised sheets 2.01,7.01,7.02,8.01	PMM		XXXXXXXXX	XXX		XXXXXXXXX	XXX

Right of Way Plans			
Title Sheet			
Project Number: FBR 071A-018			
Project Location: State Highway 71			
Otero County			
Project Code	Last Mod. Date	Subset	Sheet No.
21012	8-1-18	1.01 of 1.01	1.01

DEPARTMENT OF TRANSPORTATION STATE OF COLORADO

RIGHT OF WAY PLANS OF PROPOSED PROJECT NO. FBR 071A-018 STATE HIGHWAY NO. 71 OTERO COUNTY

R.O.W. Length of Project = 0.44 Miles
Const. Length of Project = 0.74 Miles

SHEET NO.	INDEX OF SHEETS
1.01	(1) Title Sheet
2.01-2.01	(1) Tabulation of Properties
3.01-3.03	(3) Project Control Diagram
4.01-4.01	(1) Land Survey Control Diagram
5.01-5.01	(1) Monumentation Sheets
6.01-6.01	(NA) Tabulation of Road Approach Sheets
7.01-7.02	(2) Plan Sheets
8.01-8.01	(1) Ownership Map
(10) Total Sheets	

Scales of Original 11"x17" Drawings
Plan Sheets 1"=100'
Ownership Map 1"=1000'

Basis of Bearings: Bearings used in the calculations of coordinates are based on a grid bearing of N05°15'41"W from CM-MP 19.27 to CM-MP 19.54. Both monuments are CDOT Type II, marked appropriately for their milepost location and control position.

The area within this plan set lies within a flood plain. FEMA flood map, online services indicates that the flood map for this area is map number 0801320055B

1. This Right-of-Way Plan is not a boundary survey of the adjoining property and is prepared for the Colorado Department of Transportation purposes only.

2. For title information, The Colorado Department of Transportation relied on Title Commitments, prepared by H.C. Peck for WESTCOR Land Title Insurance Company

3. This plan set is subject to change and may not be the most current set. It is the user's responsibility to verify with CDOT that this set is the most current. The information contained on the attached drawing is not valid unless this copy bears an original signature of the Professional Land Surveyor hereon named.

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.

**COLORADO DEPARTMENT OF TRANSPORTATION
STATE HIGHWAY PROJECT**

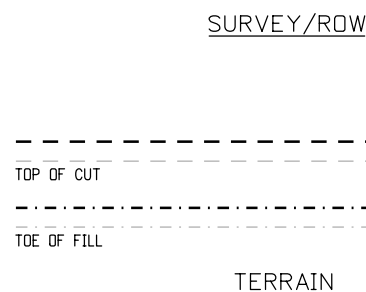
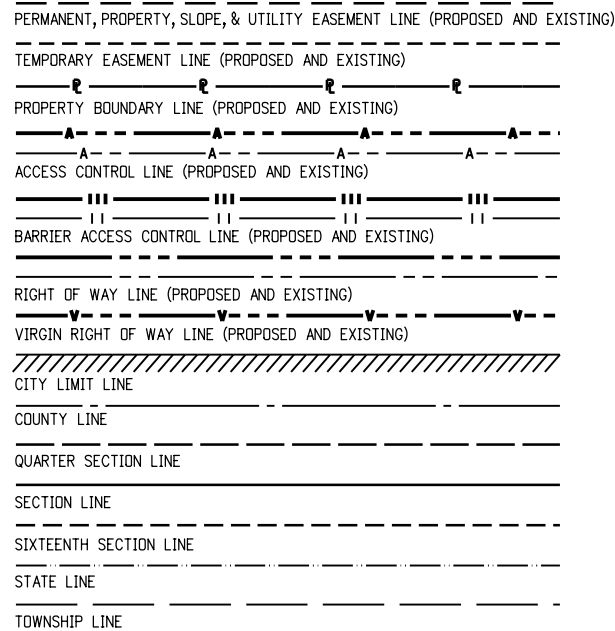
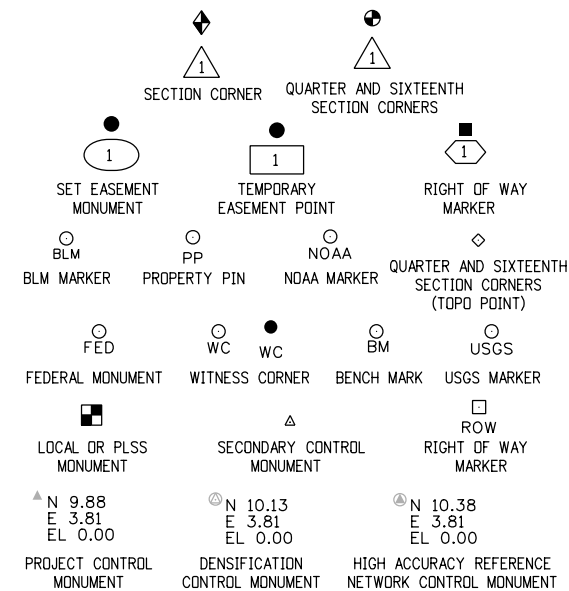
ROW PLANS AUTHORIZED: _____ DATE _____

CHIEF ENGINEER

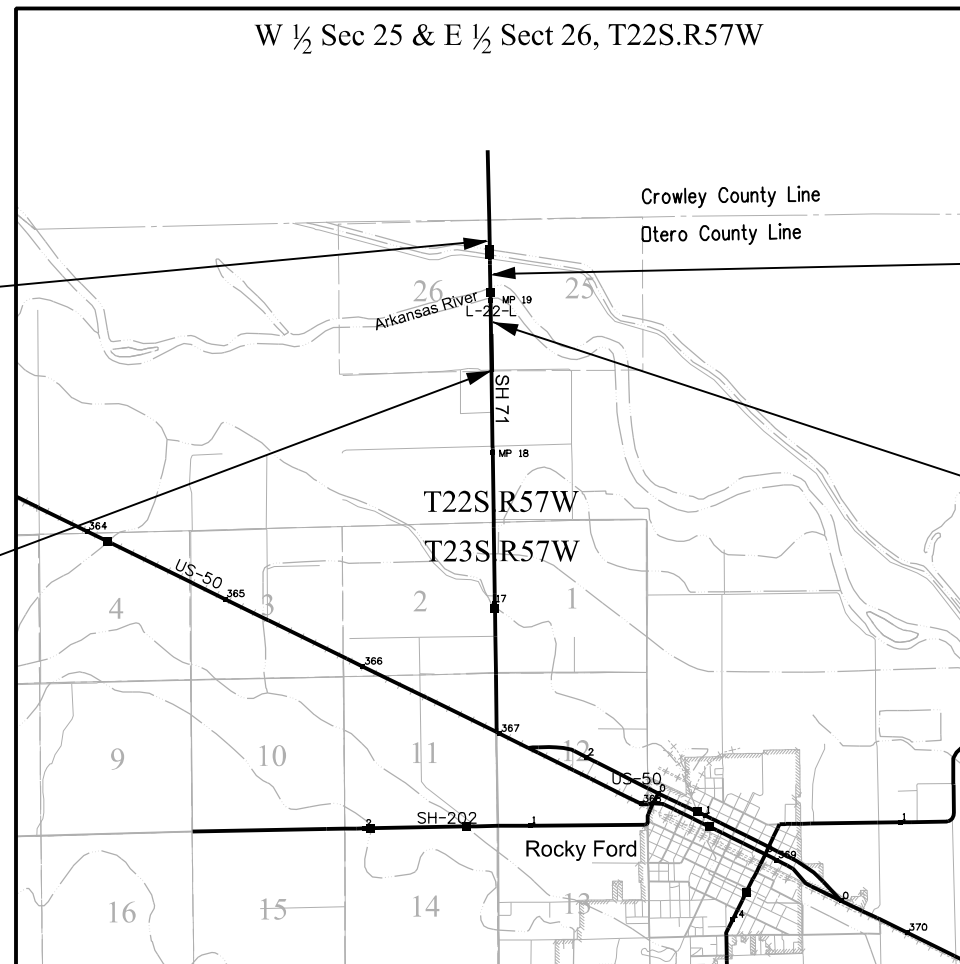
SURVEYOR STATEMENT (ROW PLAN)

I, Paul Mandarich, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation that based upon my knowledge, information and belief, research, calculations and evaluation of the survey evidence were performed and this Right-of-Way Plan was prepared under my responsible charge in accordance with applicable standards of practice defined by Colorado Department of Transportation publications. This statement is not a guaranty or warranty, either expressed or implied.

PLS No. 38382



Note: For a complete listing of symbology used within this set of plans, please refer to the M-100-1 Standard Symbols of the Colorado Department of Transportation M&S Standards Publication. Existing topo features are shown as screened weight (gray scale). Proposed or new features are shown as full weight without screening, except as noted with the word (proposed).



PROJECT LOCATION MAP



FILING CERTIFICATION: DAY OF _____, 20____, AT _____ M.,
 DEPOSITED THIS _____ DAY OF _____ OF THE COUNTY LAND SURVEYS/RIGHT OF WAY
 IN BOOK _____ RECEPTION NUMBER _____
 SIGNED _____ DEPT. _____



Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX

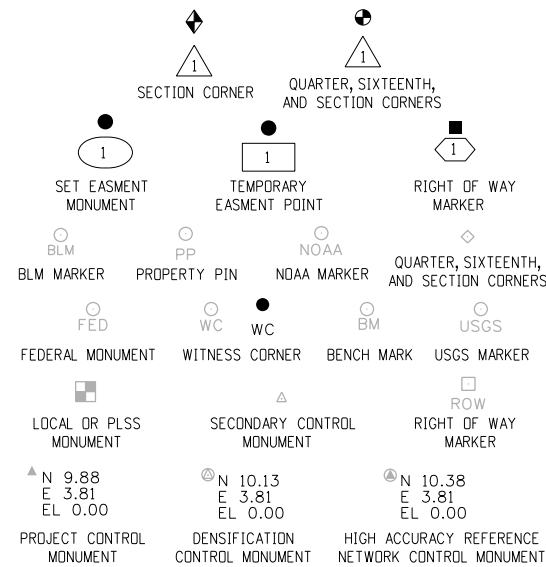
Project Control Diagram			
Title Sheet			
Project Number: FBR 0711-016			
Project Location: SH 71 BRIDGE L-22-K			
M.P. 19.26			
Project Code:	Last Mod. Date:	Subset	Sheet No.
18440	2/02/2012	3.01 of 3.XX	3.01

DEPARTMENT OF TRANSPORTATION STATE OF COLORADO

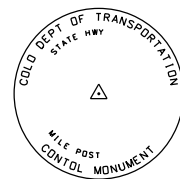
PROJECT CONTROL DIAGRAM

State Highway 71 MP 18.76 to 19.54
Section 25, 26
Township 22 South, Range 57 West
of the 6th Principal Meridian
County of Otero

SHEET NO.	INDEX OF SHEETS
3.01-3.0X	(1) Title Sheet
3.02-3.0X	(1) Coordinate Tables
3.03-3.0X	(1) Plan Sheet
(3) Total Sheets	



Note: For a complete listing of symbolology used within this set of plans, please refer to the M-100-1 Standard Symbols of the Colorado Department of Transportation M&S Standards Publication dated July 2006. Existing features are shown as screened weight (gray scale). Proposed or new features are shown as full weight without screening.

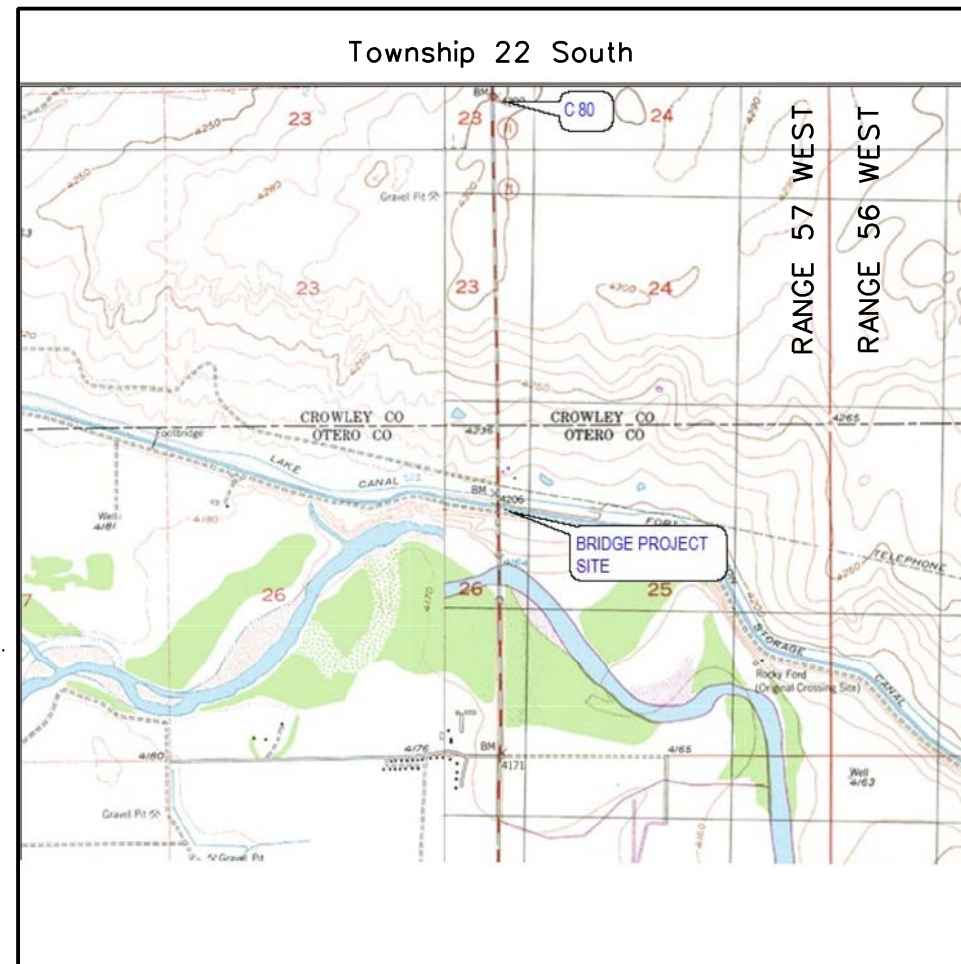


Typical Control Monument Cap
Not to Scale

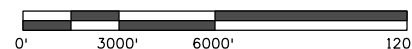
▲ CM-MP - Control Point Monuments set by CDOT. They are CDOT Type 2 monuments, a 3 1/4" dia. aluminum control monument cap (as shown) on a 3' x 3/4" dia. aluminum security rod on a 3' x 3/4" dia. smooth aluminum rod.

General Notes:

1. This Project Control Diagram is not a boundary survey of the adjoining property and is prepared for the Colorado Department of Transportation purposes only.
2. This plan set is subject to change and may not be the most current set. It is the user's responsibility to verify with CDOT that this set is the most current. The information contained on the attached drawing is not valid unless this copy bears an original signature of the Professional Land Surveyor hereon named.
3. Refer to the M-629-1 Survey Monuments of the Standard Plans dated July, 2006 found in The Colorado Department of Transportation, M & S Standards for typical survey monument descriptions.



PROJECT LOCATION MAP



Basis of Bearings: Bearings used in the calculations of coordinates are based on a grid bearing of N05°15'41"W from CM-MP 19.27 to CM-MP 19.54. Both monuments are CDOT Type II, marked appropriately for their milestone location and control position. The survey data was obtained from a Global Positioning System (GPS) survey base on the Colorado High Accuracy Reference Network (CHARN).

Basis of Elevations: Project elevations are based on Bench Mark C 271 1941, PID: JJ0513, a standard bench mark disk set on top of a concrete monument, with a NAVD 88 elevation of 4261.92ft. C 271 is a SECOND CLASS order 0 benchmark. Elevations for Project were established by G.P.S. methods.

COORDINATE DATUM: Project coordinates are modified Colorado State Plane South Zone NAD 83/(03) coordinates. The combined reciprocal elevation/scale factor used to modify the coordinates from state plane to project coordinates is 1.0002403171. The resulting project coordinates are the State Plane Coordinates (SPC) truncated by 1,000,127.35 ft. in the Northing and 3,000,121.14 ft. in the easting and multiplied by the reciprocal combined factor.
Project Coordinates Northing (US Survey feet)
= [SPC Northing (in feet) - 1,000,127.35 ft] * 1.0002403171
Project Coordinates Easting (US Survey feet)
= [SPC Easting (in feet) - 3,000,121.14 ft] * 1.0002403171

This control diagram is a historic diagram done at a previous date used for a different project. All points were checked for their accuracy for this project.

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.

SURVEYOR STATEMENT (PROJECT CONTROL DIAGRAM)

I, Larry R. Lucas, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation this Project Control Diagram was prepared and the field survey it represents was performed under my responsible charge and, based upon my knowledge, information and belief is in accordance with applicable standards of practice defined by Colorado Department of Transportation publications. This statement is not a guaranty or warranty, either expressed or implied.

PLS No. 30103





Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX

Project Control Diagram			
Coordinate Tables			
Project Number: FBR 0711-016			
Project Location: SH 71 BRIDGE L-22-K			
M.P. 19.26			
Project Code:	Last Mod. Date:	Subset	Sheet No.
18440	02/02/2012	3.01 of 3.02	3.01

GEODETIC COORDINATE TABLE

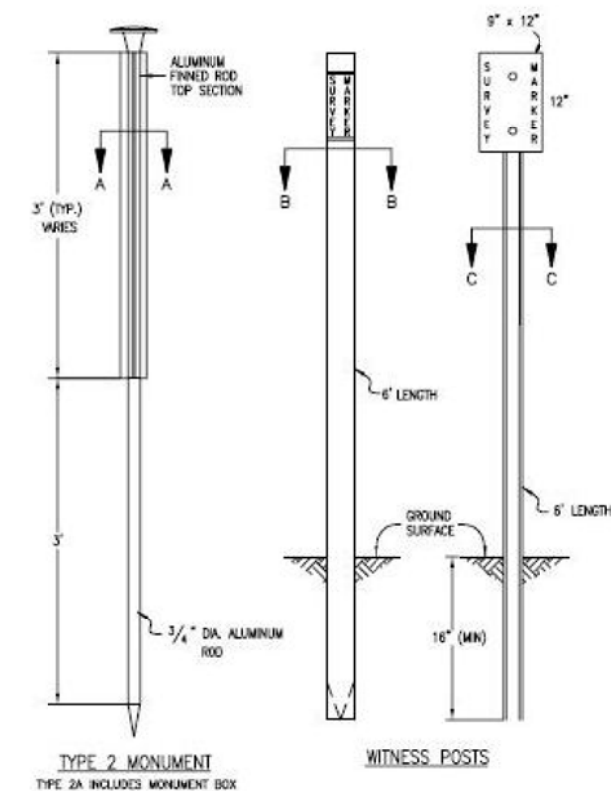
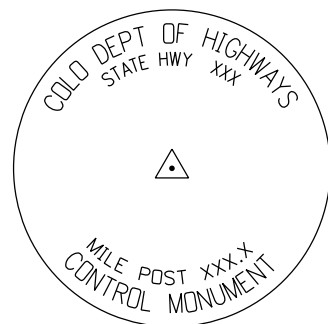
Point No.	Geodetic Coordinates NAD-83(XX) (CHARN)		Elip Height (NAVD88) (SFT)	Ortho Height (SFT)	Mapping Angle	Grid Scale Factor	NAD 83(93) Zone South (0503)		Description
	Latitude(N)	Longitude(W)					SP Northing(SFT)	SP Easting(SFT)	
ROCKY FORI	38°03'09.62261"N	103°43'12.45328"W	4109.53	4180.63	1°05'30"	0.999952647	1,509,558.87	3,512,472.69	USGS BRASS TABLET
C 271	38°08'28.38511"N	103°44'52.17349"W	4191.21	4261.92	1°04'29"	0.999959718	1,541,646.20	3,503,893.27	USGS BRASS TABLET
1954	38°06'47.49421"N	103°44'52.07138"W	4165.69	4236.53	1°04'29"	0.999957222	1,531,442.65	3,504,092.85	3.5 in Alum Cap Reference point to Sec
P 438 O CO	38°07'02.28698"N	103°54'43.16599"W	4221.90	4291.48	0°58'27"	0.999957573	1,532,094.21	3,456,835.37	NGS DEEP ROD MONUMENT
1876	38°06'07.16758"N	103°44'50.26313"W	4101.99	4172.83	1°04'30"	0.999956291	1,527,366.91	3,504,313.87	CDOT TYPE 5 MONUMENT
B271	38°06'36.24453"N	103°44'51.47309"W	4137.72	4208.56	1°04'30"	0.999956959	1,530,305.81	3,504,162.00	USGS BRASS TABLET
1927	38°06'33.65762"N	103°44'50.78953"W	4131.84	4202.68	1°04'30"	0.999956898	1,530,045.20	3,504,221.54	CDOT TYPE 2 MONUMENT (Not Found)

PROJECT COORDINATE TABLE

Point No.	Project Coordinates		Elev(ft) (NAVD88)	Description
	Northing(ft)	Easting(ft)		
ROCKY FORD	509,553.94	512,474.67	4180.635	1075
1954	531,442.98	504,092.82	4236.61	1075
P438	532,094.69	456,824.01	4291.51	1075
2156	541,648.99	503,893.19	4262.13	1075
1876	527,366.26	504,313.90	4172.90	1075
b271	530,305.86	504,161.99	4208.64	1076
1927	530,045.20	504,221.54	4202.75	Not Found
100	531,450.47	504,136.68		1077



COORDINATE DATUM: Project coordinates are modified Colorado State Plane South Zone NAD '83/(03) coordinates. The combined reciprocal elevation/scale factor used to modify the coordinates from state plane to project coordinates is 1.0002403171. The resulting project coordinates are the State Plane Coordinates (SPC) truncated by 1,000,127.35 ft. in the Northing and 3,000,121.14 ft. in the easting and multiplied by the reciprocal combined factor.
 Project Coordinates Northing (US Survey feet) = [SPC Northing (in feet) - 1,000,127.35 ft] * 1.0002403171
 Project Coordinates Easting (US Survey feet) = [SPC Easting (in feet) - 3,000,121.14 ft] * 1.0002403171



Colorado Department of Transportation



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 905 Erie Avenue
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Region 2

TTA

Sheet Revisions

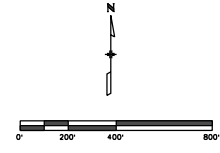
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Sheet Revisions

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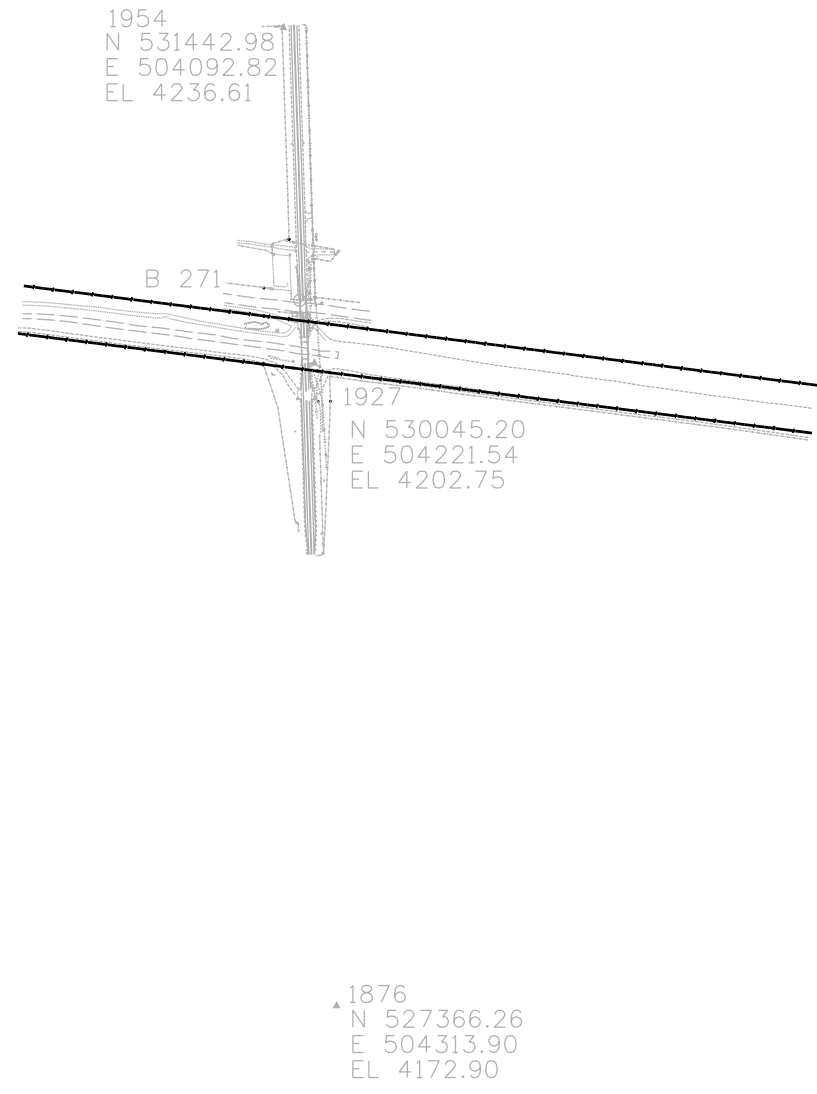
Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX



Project Control Diagram

Plan Sheet			
Project Number: F BR 0711-016			
Project Location: SH 71C BRIDGE L-22-K			
MP 19.26			
Project Code:	Last Mod. Date	Subset	Sheet No.
18440	02/02/2012	3.01 of 3.01	3.01





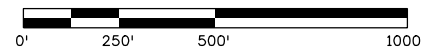
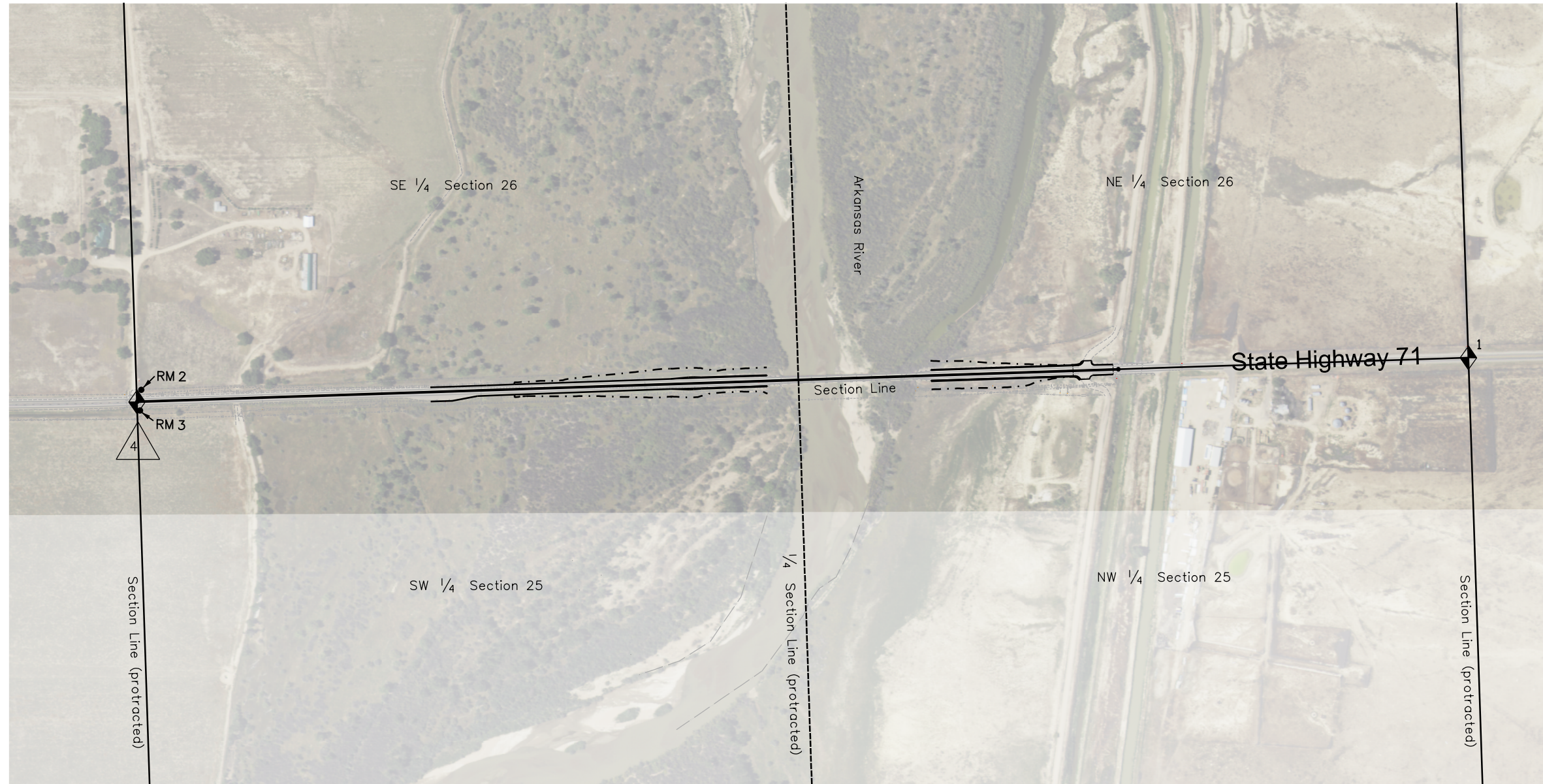
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Sheet Revisions		
Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions		
Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Land Survey Control Diagram			
Plan Sheet			
Project Number: FBR 071A-018			
Project Location: State Highway 71			
Otero County			
Project Code:	Last Mod. Date	Subset	Sheet No.
21012	1-22-18	4.01 of 4.01	4.01

West 1/2 Section 25 & East 1/2 Section 26,
Township 22 South, Range 57 West of the 6th P.M.





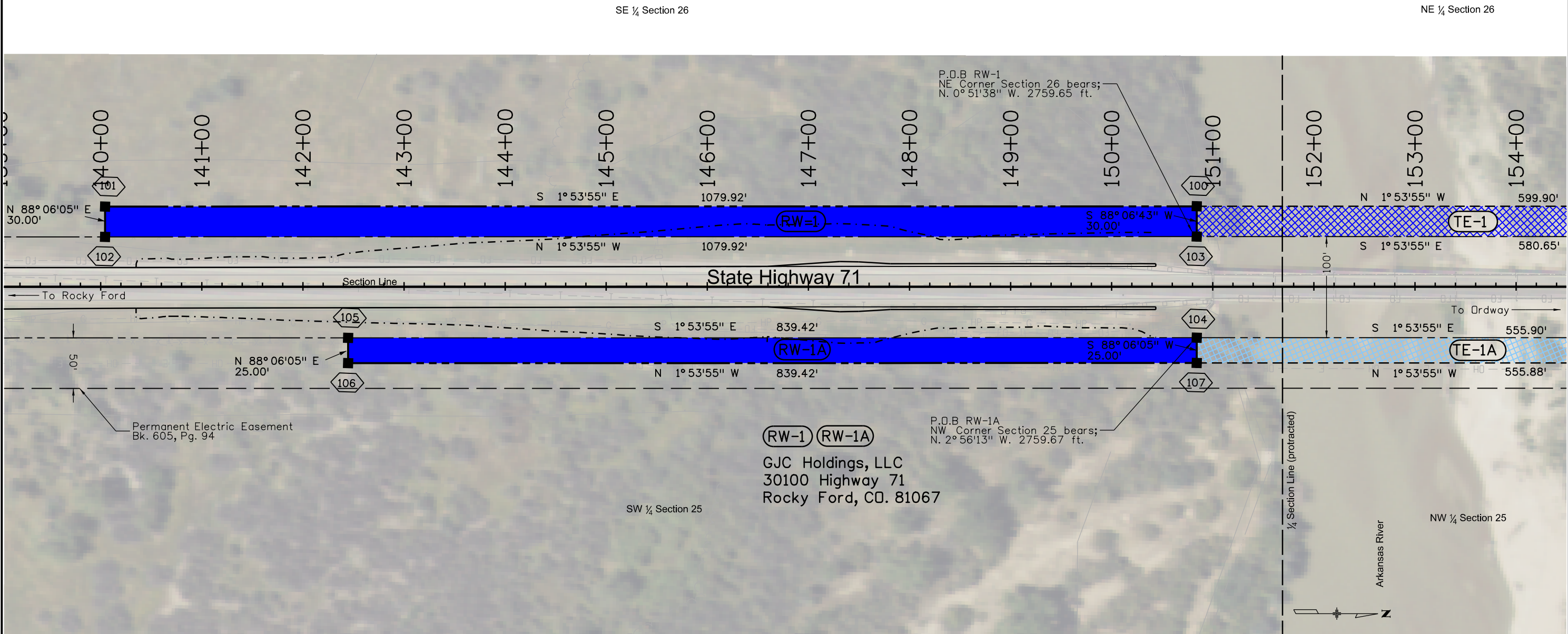
Sheet Revisions		
Date	Description	Initials
8-1-18	RW-1 & RW-1A Ownership Change	PMM

Sheet Revisions		
Date	Description	Initials
	XXXXXXXX	XXX

Sheet Revisions		
Date	Description	Initials
	XXXXXXXX	XXX

Right of Way Plans			
Plan Sheet			
Project Number: FBR 071A-018			
Project Location: State Highway 71			
Mile Post 18.46 to 19.20			
Project Code:	Last Mod. Date:	Subset:	Sheet No.:
21012	8-1-18	7.01 of 7.02	7.01

SW ¼ Section 25 & SE ¼ Section 26,
T. 22 S., R. 57 W., of the 6th P.M.





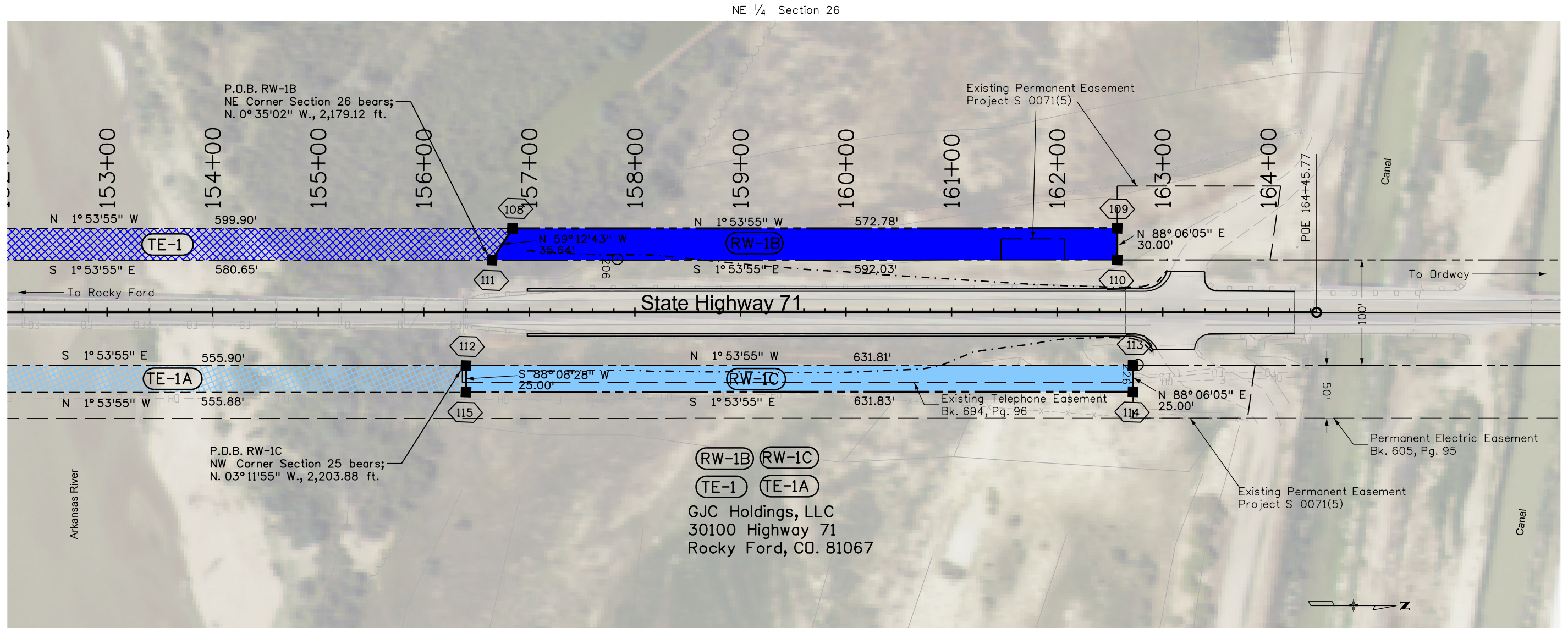
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Date	Description	Initials
8-1-18	Changed RW-2, RW-2A, TE-2, TE-2A to RW-1B, RW-1C, TE-1, TE-1B	PMM

Sheet Revisions		
Date	Description	Initials
	XXXXXXXXX	XXX

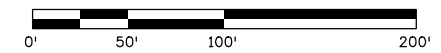
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Date	Description	Initials
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Right of Way Plans			
Plan Sheet			
Project Number: FBR 071A-018			
Project Location: State Highway 71			
Mile Post 18.46 to 19.20			
Project Code:	Last Mod. Date:	Subset:	Sheet No.:
21012	8-1-18	7.02 of 7.02	7.02

NW ¼ Section 25 & NE ¼ Section 26,
T. 22 S., R. 57 W., of the 6th P.M.



NW ¼ Section 25





Sheet Revisions		
Date	Description	Initials
8-1-18	Ownership Change RW-1 and RW-1A	PMM

Sheet Revisions		
Date	Description	Initials
	XXXXXXXX	XXX

Sheet Revisions		
Date	Description	Initials
	XXXXXXXX	XXX

Right of Way Plans			
Ownership Sheet			
Project Number: FBR 071A-018			
Project Location: State Highway 71			
Otero County			
Project Code:	Last Mod. Date:	Subset:	Sheet No.:
21012	8-1-18	8.01 of 8.01	8.01

Section 25 and Section 26, Township 22 South, Range 57 West, of the 6th P.M.

