

CONVENTIONAL SIGNS

County Line	---
Township or Range Line	---
Land Lines	Section Line 1/4 Section Line 1/16 Section Line
Property or Tract Line	---
City Limits	---
Railroad	+++
Existing Road	---
New Road	---

Control of Access	---
Access denied by Deed	---
Right of Way Line	---
Protected by Freeway Law (Virgin Location)	---
Top of Cuts	---
Toe of Fills	---
Barbed Wire Fence	---
Chain Link Fence	---
Barrier fence	---
Woven Wire - Combination Fence	---
Snow Fence	---
Wood Fence	---
Deer Fence	---

Trees	Deciduous	Coniferous
Tel & Teleg. Lines	Existing	To Be Removed
Electric Lines	Existing	Relocated
Elec. Trans. Tower	Existing	Relocated
Buried Tel. Cable	Existing	New
Buried Electric Cable	Existing	New
Gas Main	Existing	New
Oil Main	Existing	New
Water Main	Existing	New
Sanitary Sewers	Existing	New
Storm Sewers	Existing	New

Road Approaches	Existing	New
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Section Corner	Center of Section
3 2	10 11

Culverts and Drains	Proposed	Existing
	No Hole	1 Hole
	2 Holes	End Sections
	Proposed	Existing (to be Dashed)
	Siphon	CBC

Bridges	Existing (to be Dashed)
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DEPARTMENT OF TRANSPORTATION STATE OF COLORADO

RIGHT OF WAY PLAN OF PROPOSED FEDERAL AID PROJECT NO. FC(CX)074-1(4) STATE HIGHWAY NO.74 JEFFERSON COUNTY

RIGHT OF WAY

Scale of Original Plans

Plan Sheets 1" = 50'
Detail Sheets 1" = 50'
Ownership Maps 1" = 400'

R.O.W. Length of Project = 7017 ft. / 1.329 mi.

R. 71 W.

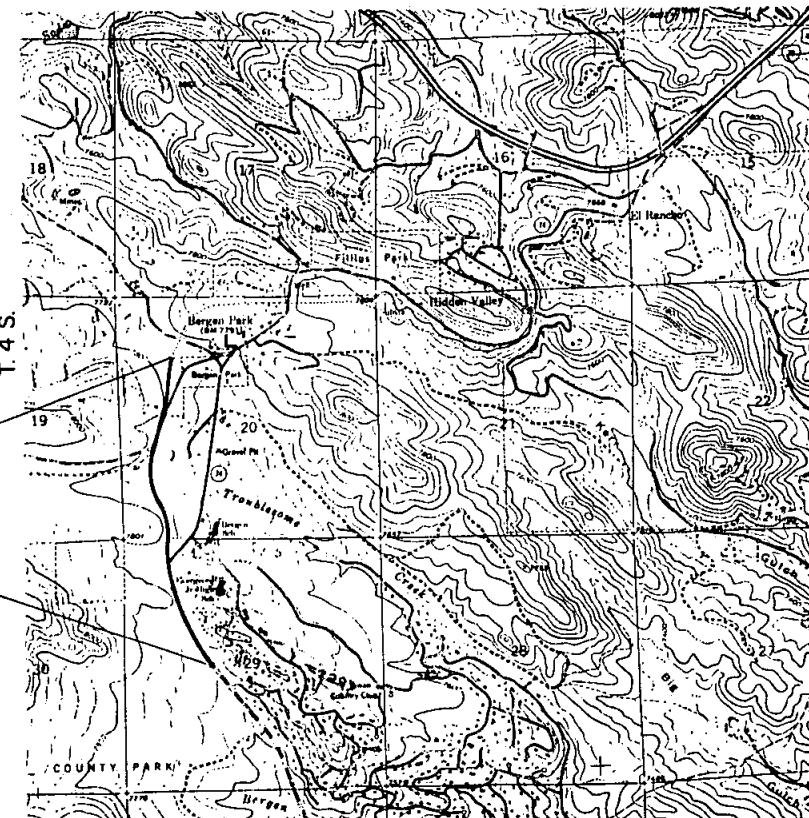
STA. 142+82.87 BEGIN PROJECT
ALIGNMENT AND R.O.W. ON
PROJECT FC(CX)074-1(4) M.P. 2.51

STA. 213+00 END PROJECT ALIGNMENT
STA. 193+09.04 END R.O.W. PROJECT
PROJECT FC(CX)074-1(4) M.P. 3.84

Basis of Bearings

N 89° 31' 18" W, FROM A CDOH TYPE 2
CONTROL MONUMENT (A 3 1/4" ALUMINUM
CAP) CP-225, STAMPED "STATE HIGHWAY
74, MILE POST 1.8, CONTROL MONUMENT"
AND ANOTHER CDOH TYPE 2 CONTROL
MONUMENT CP-226, STAMPED "STATE
HIGHWAY 74, MILE POST 1.9, CONTROL
MONUMENT".

Date: APRIL 1993
District One
Subaccount: 89103



FEDERAL ROAD DISTRICT NO.	DIVISION	PROJECT NO.	SHEET NO.
VII	COLORADO	FC(CX)074-1(4)	1

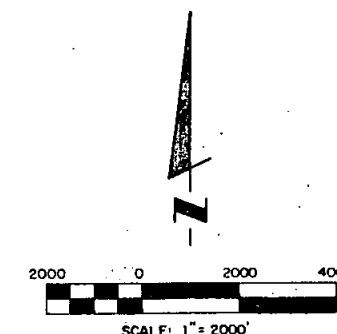
RIGHT OF WAY
JEFFCO HWY. NO. 65
TO
LEWIS RIDGE

REVISIONS	

INDEX OF SHEETS

1. TITLE SHEET
2. TABULATION OF PROPERTIES
3. MONUMENTATION SHEET
- 4.- 10. DETAIL PLAN SHEETS
11. OWNERSHIP MAP

PART OF SECTIONS 20 AND 29
TOWNSHIP 4 SOUTH,
RANGE 71 WEST,
OF THE 6th P.M.



DEPARTMENT OF TRANSPORTATION
FEDERAL HIGHWAY ADMINISTRATION

AUTHORIZED: _____
DATE: _____

DIVISION ADMINISTRATOR

R.O.W. TABULATION OF PROPERTIES IN JEFFERSON COUNTY S.H. NO. 74

RIGHT OF WAY

[illegible]

CONTROL AND MONUMENTATION SHEET

FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	SHEET TOTALS
VIII	COLO.	PC(CX)074-1(4)	3	11

RIGHT OF WAY
JEFFCO HWY. NO. 65
TO
LEWIS RIDGE

REVISIONS

TABULATION OF R/W MARKERS TO BE SET

POINT	NORTH	EAST	POINT	NORTH	EAST
6692	91493.08916	89963.42950	11152	92820.81423	89557.95641
6718	89592.03833	90704.08291	11153	92528.35425	89684.88386
			11155	92271.81422	89743.25326
			11157	91571.72283	89680.86073
6887	95368.74255	90012.33348	11160	91289.20794	89702.08493
7001	91372.94765	89970.58829	11161	91150.29555	89734.62462
7002	91300.01372	89967.55346	11162	90982.96757	89803.99199
7007	90842.12041	90063.31648	11175	91908.53842	89965.75412
7008	90607.47671	90128.01498	11177	92412.06785	89956.09744
7009	91401.87212	89971.79185			
7180	93659.33518	88989.78658	11225	95526.26914	89856.46351
7181	93744.78890	88991.01438	11227	95871.49867	89930.07981
7581	90796.06081	89843.08135			
7582	90544.56234	89901.52583	11253	94127.07776	89744.93880
8086	91041.40530	93146.84123	11254	94112.23318	89792.68436
			11255	94064.48762	89777.83979
8219	93737.55589	88990.91046	11256	94079.33220	89730.09423
8220	93673.76952	88989.99398	11260	93989.30444	89701.93634
9062	91701.64592	90144.59326	11262	92890.39200	89754.54227
9063	91875.74271	90292.16857	11268	93695.37614	89432.43367
			11273	92948.97496	89513.71437
8810	91858.85403	89989.39132	11274	92924.73684	89521.89964
8811	91955.05345	90164.15467	11275	92837.49099	89499.24628
8812	92206.84977	90394.46203	11276	92933.31446	89466.23017
8813	91638.67110	90080.29573	11277	93337.65066	89431.68257
8815	91770.27936	90257.65079	11278	93332.09551	89381.98740
9065	91878.49526	90334.50876	11279	93282.40500	89387.54203
11136	95125.87380	89819.46021	11280	93287.96015	89437.23720
11137	94550.30173	89658.04752	11284	94813.61357	89744.90522
11141	93836.49158	89277.68464	11285	93903.90119	89469.54881
11142	93820.47113	89157.36022	11292	91973.16409	89740.50050
11146	93692.10295	89095.53595	11296	92853.88052	89546.48380
7172	95312.7017	90154.3756			
8224	94676.41840	89889.30876			
11186	94675.52995	89915.45814			

SURVEY CONTROL POINT TABULATION

DESIGNATION	NORTH	EAST	DESCRIPTION	STATION	OFFSET
84	91238.001	89837.548	CP 54(CDDH) PK NAIL	190+70.36	17.76 LT.
86	92904.800	89203.756	CP 236(CDDH) 3 1/4' MON.	172+29.00	410.11 RT.
91	90672.650	89877.209	CP 241(CDDH) 3 1/4' MON.	196+25.04	90.76 RT.
92	89824.437	90324.857	CP 242(CDDH) 3 1/4' MON.	205+65.07	63.22 RT.
95	90676.200	89985.412	VP 33(CDDH) PK NAIL	196+53.38	13.62 LT.
96	90291.675	90159.994	VP 56(CDDH) PK NAIL	200+79.09	32.94 LT.
97	89446.661	90649.304	CP 27(CDDH) PK NAIL	210+59.12	0.80 RT.
233	95566.220	90244.995	CP 233(CDDH) 3 1/4' MON.	145+85.61	272.83 LT.
234	94562.951	89348.665	CP 234(CDDH) 3 1/4' MON.	156+27.92	73.12 LT.
235	93875.056	89544.098	CP 235(CDDH) 3 1/4' MON.	163+73.63	20.87 RT.
240	91344.298	89516.687	CP 240(CDDH) 3 1/4' MON.	189+37.18	285.16 RT.
243	89293.035	90696.768	CP 243(CDDH) 3 1/4' MON.	212+20.14	50.31 RT.

PARCEL AND EASEMENT POINT TABULATION

POINT	NORTH	EAST	POINT	NORTH	EAST	POINT	NORTH	EAST
30	94319.68272	89807.75117	8226	94429.21599	89797.16069	8833	93365.77548	89720.55832
6647	91808.23432	90234.94425	8739	89288.69613	90603.99678	8834	93434.55868	89691.73043
6648	91596.68789	90037.43071	8766	94564.01332	89609.96384	8835	93490.19089	89673.76856
6657	89843.19060	90540.48299	8805	94513.80642	89865.17666	8836	93637.58893	89633.94809
6658	89327.19845	90846.62486	8806	94491.19836	89938.36910	8837	93534.74429	89378.43050
6691	91654.01988	90078.38315	8807	94462.55442	89929.52141	8838	93695.12995	89406.71162
6693	91376.15926	89935.03304	8808	94366.98881	89900.00261	8839	93979.68857	89751.31729
6702	90584.42676	90101.37151	8809	94389.66775	89826.58069	8840	94257.00656	89820.11955
6887	95368.74255	90012.33348	8814	91767.29980	90253.63554	8841	94316.15075	89818.89414
7003	89995.71715	90411.28346	9037	91911.97357	90296.36918	8848	92110.29504	89691.76226
7004	90203.63432	90281.13150				8849	92223.81525	89742.81070
7006	90584.47943	90133.87147	11231	93357.63663	89636.42106			
7010	91968.34115	89853.32149	11232	92422.63102	90005.90405			
			11241	93813.62403	89708.67947			
7143	95352.63286	90053.16536	11242	93823.36382	89659.63728			
7146	94326.87004	89807.05625	11257	94305.42018	89852.74816			
7147	94465.23437	89850.07512	11263	93974.37900	89749.65669			
7149	91963.57993	89964.69853	11265	93011.17568	89757.90442			
7578	91979.34360	89595.94610	11267	93369.19066	89755.86353			
7580	91918.67269	89608.30023	11282	93694.88743	89382.13297			
7584	90092.18062	90086.94381	11284	94813.61357	89744.90522			
7585	89874.60636	90222.54552	11287	94621.64340	89685.60849			
8026	91951.42313	90249.07711						
8111	91706.53513	90044.25900	11293	91975.30077	89690.51807			
8112	91576.76070	89935.21596	11294	92266.42549	89693.20146			
8143	91679.43921	89913.74195	11295	93834.98139	89457.28185			
8144	91921.39551	90224.79555	14073	89300.03605	90864.32960			
8211	94757.44665	89879.73191	14074	89176.34167	90677.14408			
8214	94576.66136	89793.58624	14075	93198.27811	89782.55287			
8215	94678.23303	89835.89960	14076	93172.86630	89665.27440			
8216	94677.87011	89846.58143	14077	92993.23017	89715.31666			
8217	93986.83047	89547.87087	14078	92416.29312	89976.02008			
8221	93839.82669	89471.32640	14079	92207.48900	89980.02453			
8222	93963.75735	89603.25707	14080	92207.10553	89960.02820			
8223	94678.05547	89899.99060	14081	93135.12546	89463.20294			
			14082	93056.02017	89482.05517			
8225	94466.49545	89812.69080	14083	93035.72095	89404.67338			
7174	93637.58221	89633.94779	14084	93118.34202	89384.98327			
6525	95327.38456	90117.16014						
6886	95910.26382	90011.36691						
8218	93896.54614	89451.75848						

QUANTITIES OF MONUMENTS TO BE SET

CAP TYPE	MONUMENT TYPE							
	1	1A	2	2A	3	3A	4	5
REFERENCE								
RIGHT OF WAY	59							
CONTROL								
ALLOT CORNER			4					
WITNESS POST								

GENERAL NOTES

- This Right of Way plan is not a complete boundary survey of all adjoining owners and is prepared for Highway Department purposes only.
- Field survey control precision computed to exceed 1 in 20,000.
- Memorandum of Ownerships supplied by SECURITY TITLE GUARANTY CO. 3575 CHERRY CREEK DRIVE NORTH DENVER, CO. 80209
- 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.
- All R.O.W. Markers set from survey control points.
- All centerline and offset stationing is theoretical only and may not represent the centerline as constructed in the field.
- All coordinates listed are assumed project coordinates.

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 Howard M. Ouellette P.L.S. No. 24673

FOR AND ON BEHALF OF HOWARD NEEDLES TAMMEN & BERGENOFF

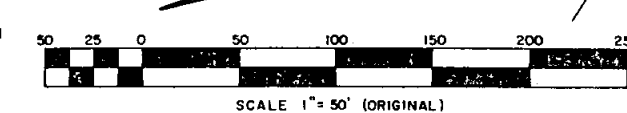
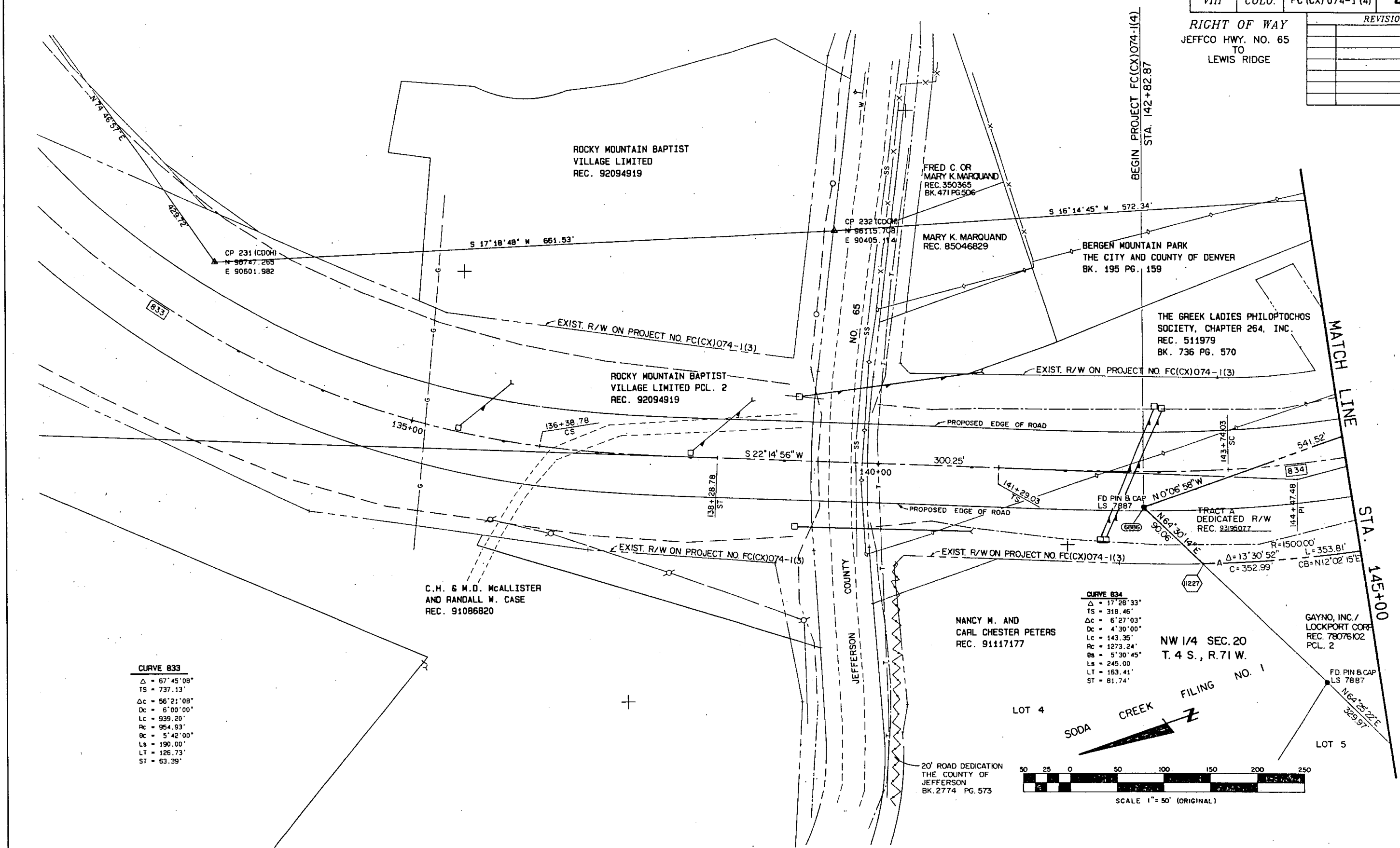
Date Nov 14, 1997



FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	SHEET TOTALS
VIII	COLO.	FC(CX) 074-1(4)	4	11

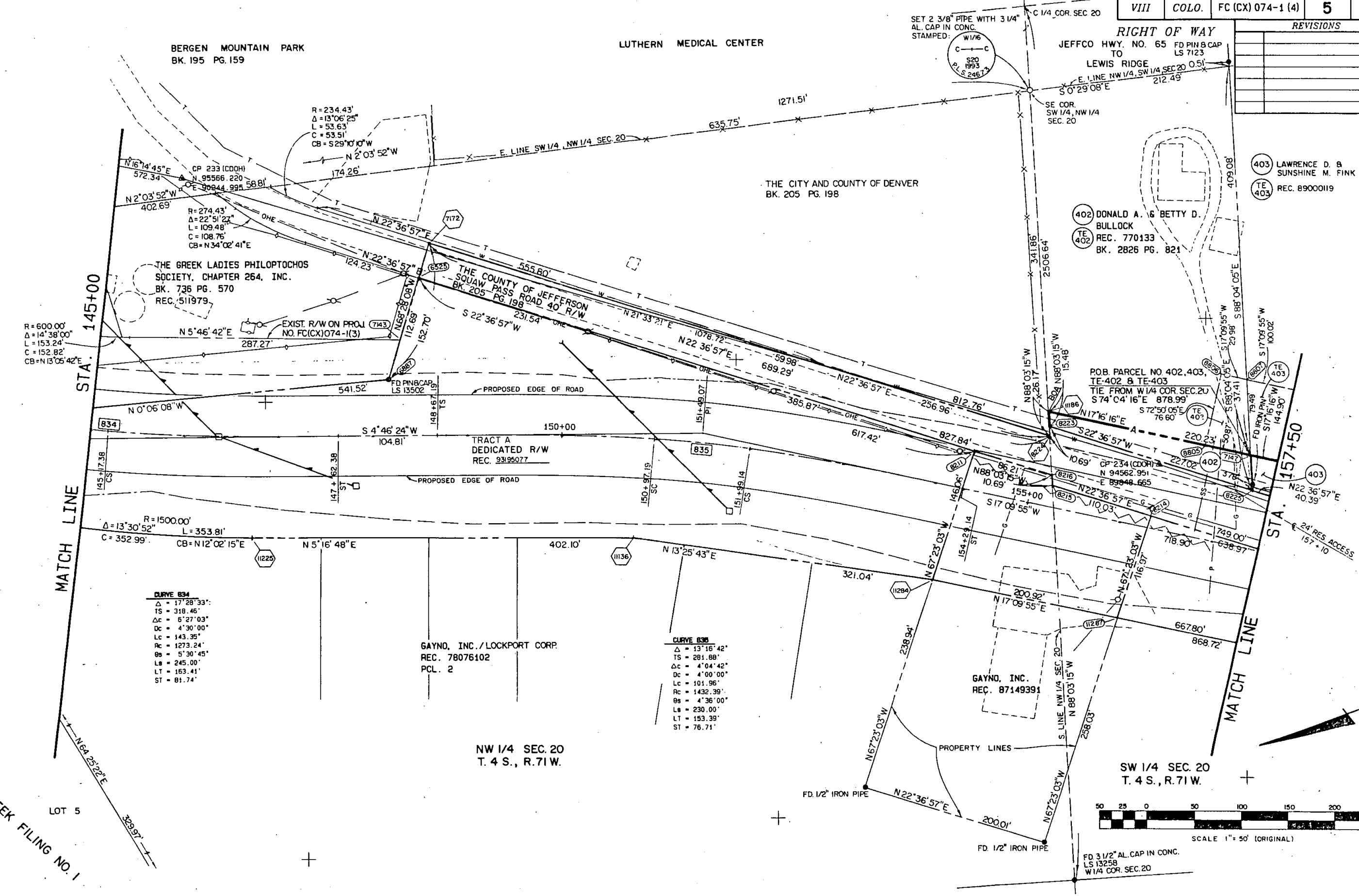
RIGHT OF WAY
 JEFFCO HWY. NO. 65
 TO
 LEWIS RIDGE

REVISIONS	



FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	SHEET TOTALS
VIII	COLO.	FC (CX) 074-1 (4)	5	11

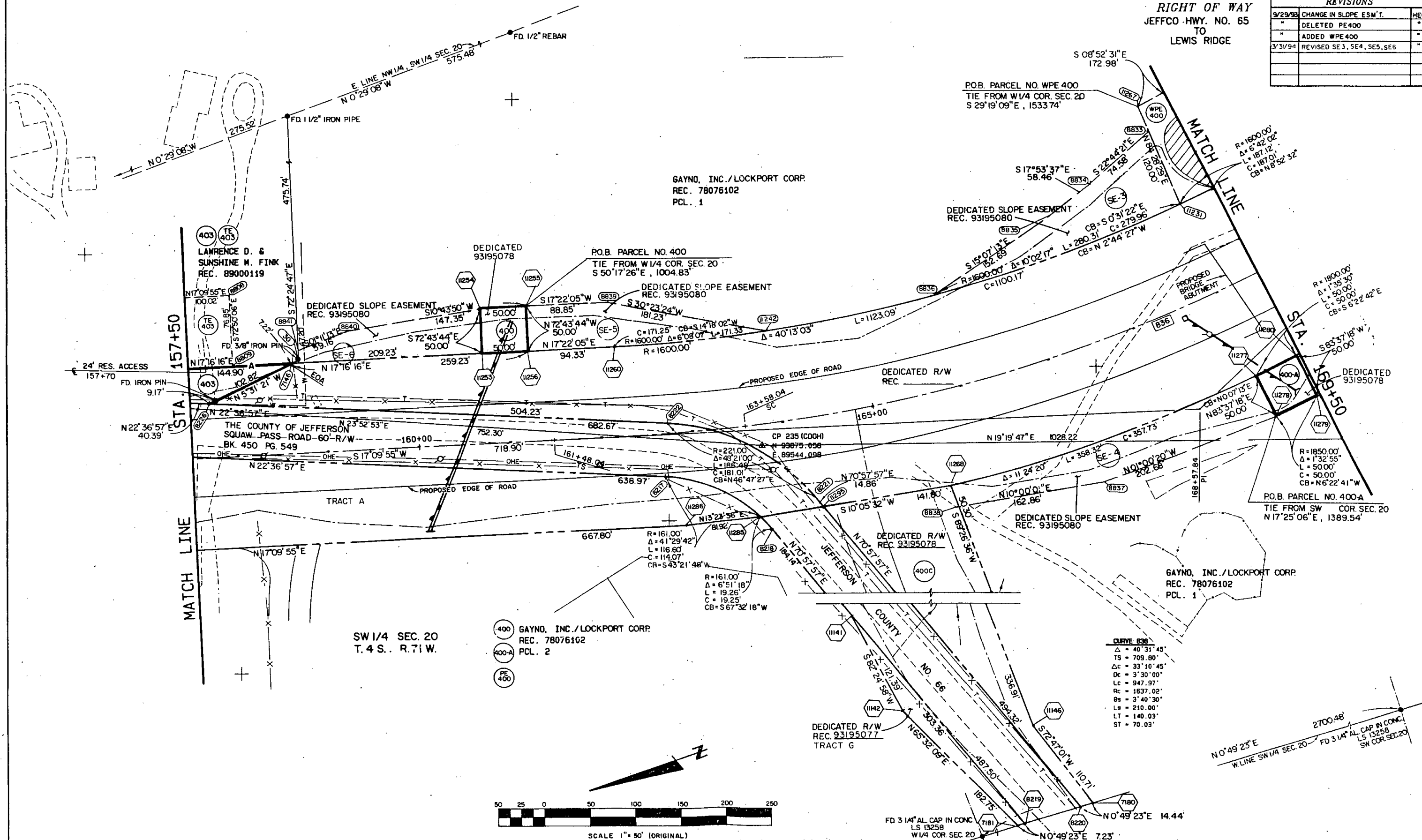
REVISIONS	



FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	SHEET TOTALS
VIII	COLO.	FC (CX) 074-1 (4)	6	11

RIGHT OF WAY
JEFFCO HWY. NO. 65
TO
LEWIS RIDGE

REVISIONS		
9/29/88	CHANGE IN SLOPE ESM'T.	HEC
"	DELETED PE 400	"
"	ADDED WPE 400	"
3/31/94	REVISED SE 3, SE 4, SE 5, SE 6	"

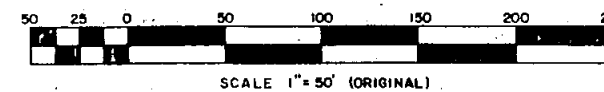
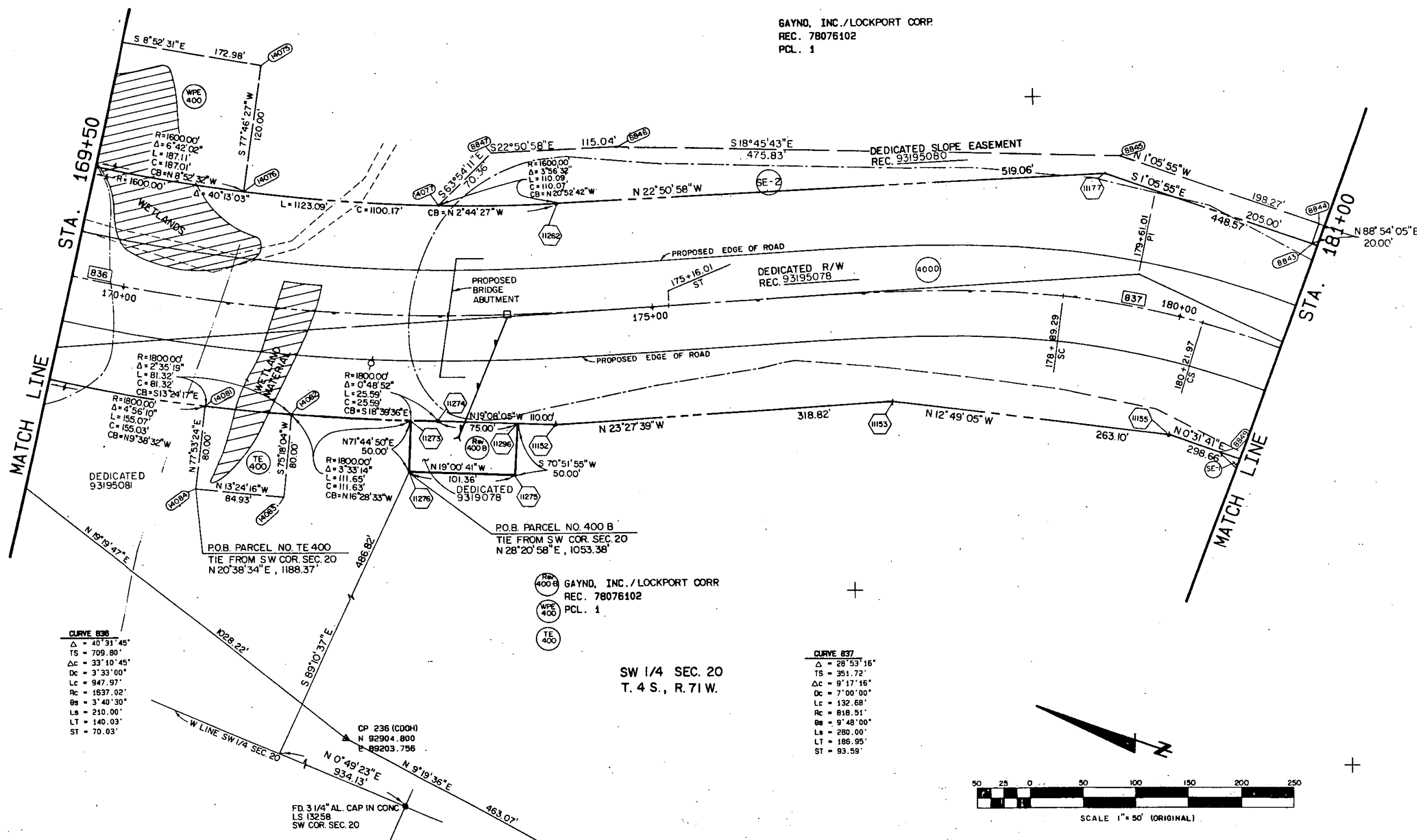


FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	SHEET TOTALS
VIII	COLO.	FC (CX) 074-1 (4)	7	11

RIGHT OF WAY
 JEFFCO HWY. NO. 65
 TO
 LEWIS RIDGE

REVISIONS		
DATE	REVISION	BY
9/29/93	REVISED 400B	HEC
"	DELETED PE400	"
"	ADDED WPE400 & TE400	"
3/31/94	REVISED SE-1 & SE-2	"

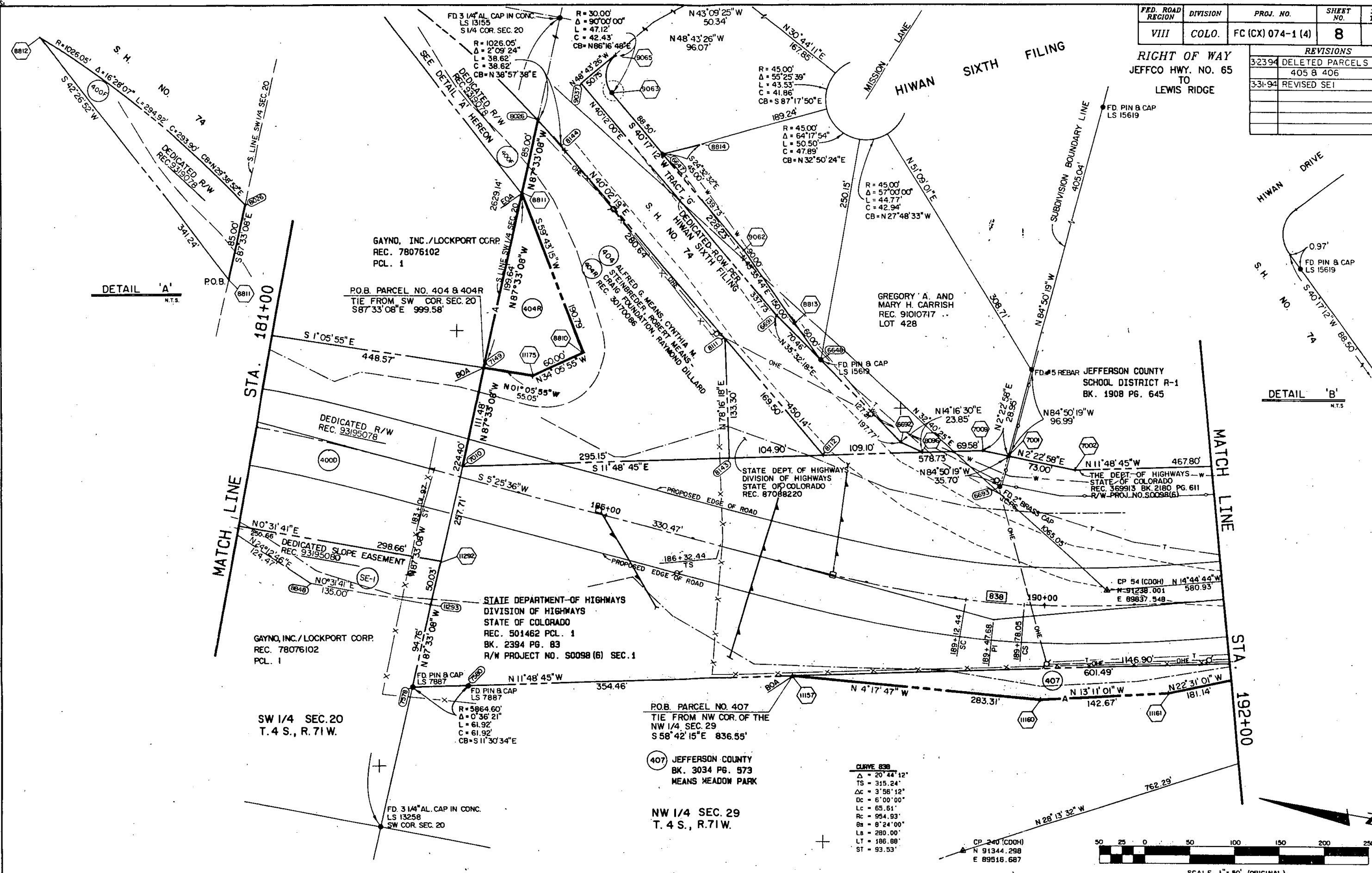
GAYND, INC./LOCKPORT CORP.
 REC. 78076102
 PCL. 1



FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	SHEET TOTALS
VIII	COLO.	FC (CX) 074-1 (4)	8	11

RIGHT OF WAY
JEFFCO HWY. NO. 65
TO
LEWIS RIDGE

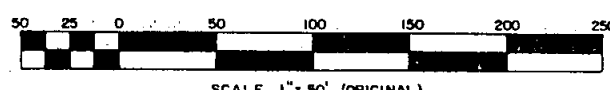
REVISIONS	
3-23-94	DELETED PARCELS 405 & 406
3-31-94	REVISED SE1



DETAIL 'A'
N.T.S.

DETAIL 'B'
N.T.S.

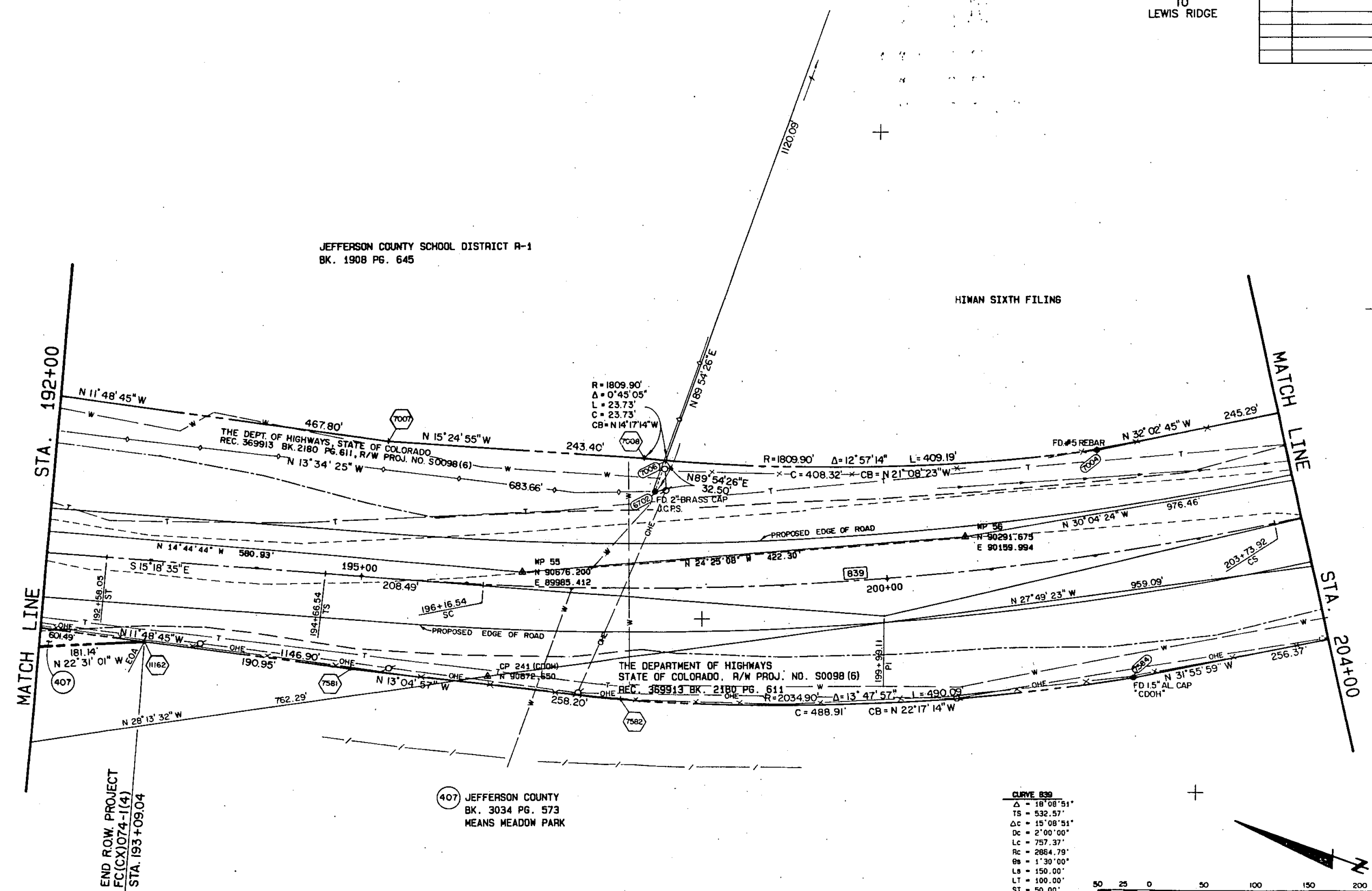
CURVE 838
Δ = 20' 44" 12"
TS = 315.24'
ΔC = 3' 56" 12"
DC = 6' 00" 00"
LC = 65.61'
RC = 954.93'
SC = 8' 24" 00"
LS = 280.00'
LT = 186.88'
ST = 93.53'



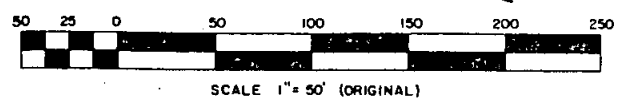
FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	SHEET TOTALS
VIII	COLO.	FC (CX) 074-1 (4)	9	11

RIGHT OF WAY
JEFFCO HWY. NO. 65
TO
LEWIS RIDGE

REVISIONS	



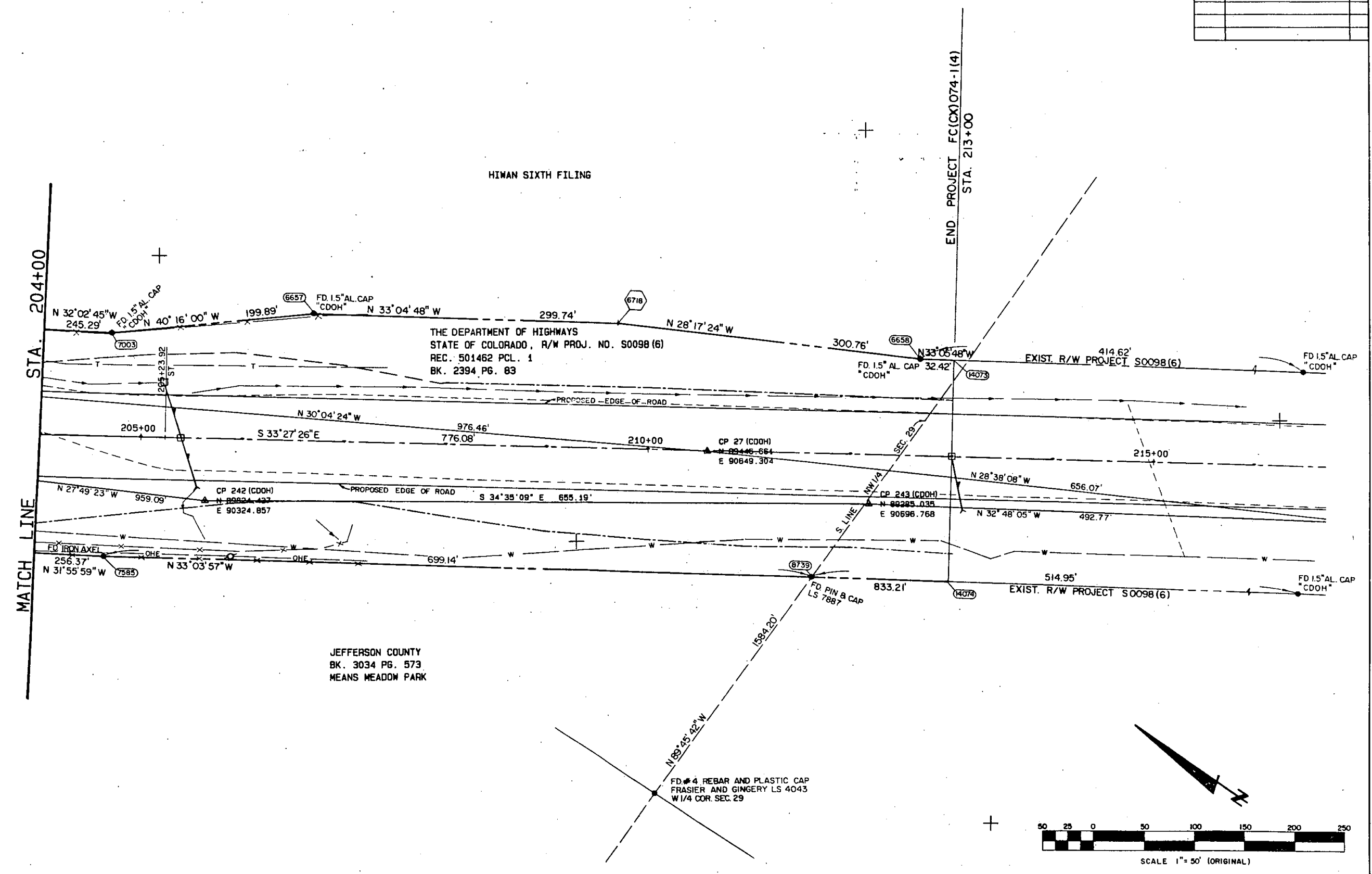
CURVE 839
Δ = 18° 08' 51"
TS = 532.57'
ΔC = 15° 08' 51"
Dc = 2° 00' 00"
Lc = 757.37'
R = 2864.79'
ΔB = 1° 30' 00"
LB = 150.00'
LT = 100.00'
ST = 50.00'



FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	SHEET TOTALS
VIII	COLO.	FC (CX) 074-1 (4)	10	11

RIGHT OF WAY
JEFFCO HWY. NO. 65
TO
LEWIS RIDGE

REVISIONS	



PRELIMINARY OWNERSHIP MAP
T.4 S., R.71 W., 6th P.M.
JEFFERSON COUNTY, COLORADO

JEFFCO HWY. NO. 65
TO
LEWIS RIDGE

FED. ROAD REGION	DIVISION	PROJ. NO.	SHEET NO.	SHEET TOTALS
VIII	COLO.	FC(CX)074-1(4)	11	11

RIGHT OF WAY

BASIS OF BEARINGS: N 89°31'18"W, FROM A COOH TYPE 2 CONTROL MONUMENT
(A 3 1/4" ALUMINUM CAP) CP-225, STAMPED "STATE HIGHWAY 74, MILE POST 1.8,
CONTROL MONUMENT" AND ANOTHER COOH TYPE 2 CONTROL MONUMENT CP-226,
STAMPED "STATE HIGHWAY 74, MILE POST 1.9, CONTROL MONUMENT".

REVISIONS		
DATE	REVISION	BY
9/29/93	REVISED 400B	HEC
"	DELETED PE400	"
"	ADDED WPE400 & TE400	"
3/31/94	DELETED 405 & 406	"
"	REVISED SE1, SE2, SE3, SE4,	"
	SE5 & SE6	"

