FEDERAL ROAD REGION NO	DIVISION	PROJECT NO	SHEET NO.
VIII	COLORADO	FR 083-1(39) Sec. 2	1

RIGHT OF WAY
SH 88 TO PARKER

REVISIONS

3-1-86	Created & Updated Sheet	D-1
2-27-87	Revised Beg. & End Sta.	D-1
3-20-87	Added Sheet 6A & Bases of Bearing	D-1
4-13-87	Update & Added Sheet Nº 12	D-1
5-18-87	Revised Bases of Bearing	D-1
10-7-87	Deleted Intersection Detail Sheets	D-1
—	Nºs 7 thru 12	—

STATE DEPARTMENT OF HIGHWAYS
DIVISION OF HIGHWAYS—STATE OF COLORADO

RIGHT OF WAY PLAN OF PROPOSED
FEDERAL AID PROJECT NO. FR 083-1(39) SEC. 2
STATE HIGHWAY NO. 83
DOUGLAS COUNTY
RIGHT OF WAY

12/29/88

NOTE: CENTERLINE (STATIONING & BEARINGS) SHOWN ON THIS R.O.W. PLAN IS FROM PROJECT SP 536-B & PROJECT PWA 1220-F UNLESS OTHERWISE SHOWN

CONVENTIONAL SIGNS

County Line
Township or Range Line
Land Lines
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 (Virgin Location)
Top of Cuts
Toe of Fills
Barbed Wire Fence
Chain Link Fence
Woven Wire-Combination Fence
Snow Fence
Wood Fence
Gear Fence

Trees — Deciduous — Coniferous

Tel & Teleg. Lines
Electric Lines — Existing — To be Removed — Relocated
Elec. Trans. Tower
Buried Tel. Cable
Buried Electric Cable
Gas Main
Oil Main
Water Main
Sanitary Sewers
Storm Sewers

Road Approaches

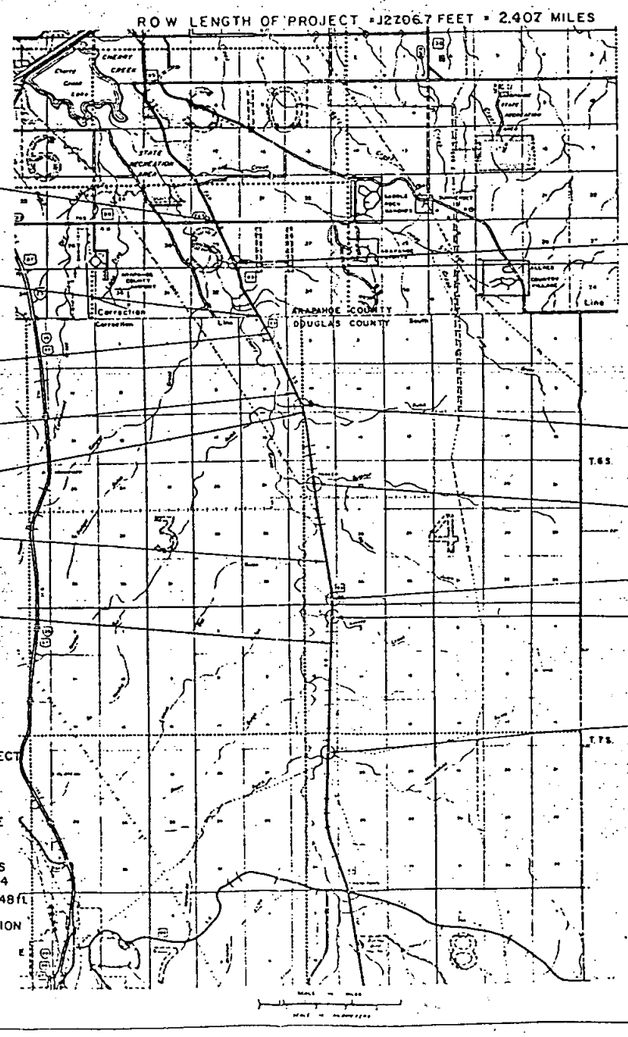
Section Corner — Center of Section

Culverts & Drains
Proposed
Existing
Proposed
Existing (To be dashed)

Bridges
Existing (To be dashed)

SCALE OF ORIGINAL DRAWINGS
PLAN SHEETS 1" = 100'
DETAIL SHEETS 1" = 50'

R.O.W. LENGTH OF PROJECT = 12706.7 FEET = 2.407 MILES



BEGIN PROJECT FR 083-1(39) Sec. 1 (1984) R.O.W. & CONSTR.

BEG. R.O.W. ON FR 083-1(39) Sec. 2 STA. 116+37.93 PROJECTED=
26.4 FT. LT. OF STA. 719+42.11 ON SP 536-B M.P. 63.2
END PROJECT FR 083-1(39) Sec. 2 R.O.W. & CONSTR.

PROJECT FC 083-1(33) (1983) R.O.W. & CONSTR.

END PROJECT SP 536-B (1937) R.O.W. CONSTR.
BEGIN PROJECT P.W.A. 1220-F UNIT 2 (1940) R.O.W. & CONSTR.

END R.O.W. ON FR 083-1(39) Sec. 2 STA. 243+44.1 PROJECTED =
20.0 FT. LT. OF STA. 848+12.7 ON PWA 1220-F M.P. 60.8

END PROJECT P.W.A. 1220-F UNIT 2 (1940) R.O.W. & CONSTR.
BEGIN PROJECT F.A.S. 30-A(1) (1939) R.O.W. & CONSTR.

END PROJECT F.A.S. 30-A(1) (1939) R.O.W. & CONSTR.
BEGIN PROJECT F.A.S. 30-B(1) (1939) R.O.W. & CONSTR.

PROJECT TQFC 083-1(1) SITE 1 (1977) R.O.W. & CONSTR.

PROJECT BRF 083-1(23) (1982) R.O.W. & CONSTR.

PROJECT BRF 083-1(19) (1981) R.O.W. & CONSTR.

PROJECT TQFC 083-1(1) SITE 2 (1977) R.O.W. & CONSTR.

PROJECT BRF 083-1(18) (1981) R.O.W. & CONSTR.

PROJECT BRF 083-1(17) (1981) R.O.W. & CONSTR.

NOTE: BASIS OF BEARINGS ON THIS PROJECT IS THE CENTERLINE OF EXISTING S.H. 83 WHICH WAS ESTABLISHED UNDER PROJECT SP 536-B & PWA 1220-F. ALL PROPERTY LINES, SUBDIVISION PLATS, SECTION LINES, ETC. WERE ROTATED TO REFLECT THIS UNLESS OTHERWISE NOTED. THERE IS A ROTATION OF 1°00'50" FROM CONSTRUCTION PLANS. (e.g., S28°38'42"E ON CONSTR. PLANS = S27°37'52"E ON R.O.W. PLANS)

FIELD MONUMENT USED FOR BASIS OF BEARING ON ALL PARCELS WEST OF EAST LINE OF SECTION 9 (See Sheet Nº 5) E.1/4 Cor. Sec. 4 (Pin & Cap) AND THE S.E. Cor. Sec. 4 (Stone) Bearing = S.0°06'14"W.–2631.48 ft.

MONUMENTS USED FOR ALL PARCELS EAST OF WEST LINE, SECTION 10 (See Sheet Nº 5) N.W. Cor. Sec. 15 (Pin & Cap) AND THE N.E. Cor. Sec. 15 (Iron Pin) Bearing = N.89°55'48"E.–5286.21 ft.

SUBACCOUNT = 84058

INDEX OF SHEETS

SHEET NOS.	
1	TITLE SHEET
2-20	TABULATION SHEETS
3-6A	DETAIL PLAN SHEETS SHOWING R.O.W.

DIVISION OF HIGHWAYS
APPROVED
P.E. McClaugh 4-13-87
DISTRICT ENGINEER — DATE

DEPARTMENT OF TRANSPORTATION
FEDERAL HIGHWAY ADMINISTRATION
APPROVED — DATE
DIVISION ADMINISTRATOR

COLORADO
DEPARTMENT OF HIGHWAYS
DIVISION OF HIGHWAYS
FORM NO. 136
(1.1969)

R.O.W. TABULATION OF PROPERTIES IN DOUGLAS COUNTY S.H. NO. 83

FED. ROAD REGION	DIVISION	PROJECT NUMBER	SHEET NUMBER
VIII	COLO.	FR 083-1(39) SEC. 2	2

RIGHT OF WAY

PARCEL NO.	OWNER	ADDRESS	LOCATION	AREA IN SQUARE FEET: PARCEL	TO BE ACQUIRED	REMAINDER: LEFT	REMAINDER: RIGHT	PARCEL NO.	REMARKS
			T.6S., R.66W., 6th. P.M.						
31A	SEVENTEEN MILE VENTURE, A COLORADO	3300 S. PARKER RD.	N 1/2 SEC. 4	2,169	2,169	95,095		31A	
	JOINT VENTURE	AURORA, COLORADO 80014							
34	WILLIAM J. RATEUKE & GRACE RATEUKE	8300 S. PARKER HIGHWAY		29,874	29,874	324,860		34	
TE-34		PARKER, COLORADO 80134		2,000				TE-34	For Reconstructing an existing road approach
35	I. P. GREGG & THELMA GREGG	P.O. BOX 98	NE 1/4 SEC. 4	13,339	13,339	114,860		35	
		PARKER, COLORADO 80134							
36 Rev.	JOHN J. WRIGHT, JR. &	5558 E. VALLEY HI DR.	VALLEY HI SUBD. LOT 1	6,555	6,555	100,323		36 Rev.	
	GWENDOLYN WRIGHT J. T.	PARKER, COLORADO 80134							
37	JOHN R. CLARKE, 25%; BONITA D.	P.O. BOX 303	NE 1/4 SEC. 4	8,831	8,831	208,492		37	
	CLARKE, 25%; FLOYD M. WINSLOW, JR.,	PARKER, COLORADO 80134							
	25%; GAIL WINSLOW, 25%								
38	SAME	SAME	NE 1/4 SEC. 4	7,541	7,541	208,764		38	
TE-38				1,801				TE-38	For Reconstructing an existing road approach
39	HOWARD C. & DORIS I. BAINBRIDGE	13883 NO. STATE HWY. 83	NW 1/4 SEC. 4	14,450	14,450		120,046	39	
TE-39		PARKER, COLORADO 80134		1,200				TE-39	For Reconstructing an existing road approach
39A	CLARKSON DEVELOPMENT CO.,	1901 CLARKSON ST.	NW 1/4 SEC. 4	14,340	14,340		2,353,994	39A	
DELETED TE-39A	A COLORADO CORPORATION	DENVER, COLORADO 80018						TE-39A	DELETED
39B	JESSE ARCHER		NW 1/4 SEC. 4	753	753		38,734	39B	
40	NATIONAL ACCEPTANCE CO. OF AMERICA	600 S. COMMONWEALTH	N 1/2 OF N 1/2 SEC. 4	22,370	22,370		74,643	40	
TE-40		LOS ANGELES, CA. 90005		1,950				TE-40	For Reconstructing an existing road approach
41	DOUGLAS COUNTY	301 WILCOX ST.	TRACT I, COTTONWOOD	19,986	19,986		10,491	41	DEDICATED; DEEDED IN B. 459 P. 482
		CASTLE ROCK, COLORADO	FILING NO. 1						

REVISIONS

10-7-85	Revised Remainder Parcel No. 35	D-1
3-1-86	Revised Parcel No. 36	D-1
8-21-86	Name Change Parcel 40	D-1
4-13-87	Cleaned & Updated Sheet	D-1
5-12-87	Added TE's Nº 34,38,39,39A,54C	D-1
7-12-89	DELETED PARCEL Nº TE-39A	D-1

COLORADO DEPT. OF HIGHWAYS
PRELIMINARY PLANS
SUBJECT TO CHANGE
DATE JUL 21 1989
JUL 21 1989

WO NUMBER 07/24/85 16:5 8 _DUAL:(DRAW.PJ.840S8.ROW.H201.TAB) B136AA

OF COLORADO
DEPARTMENT OF HIGHWAYS
ON OF HIGHWAYS:
H. FORM NO.136:
AN.1984:

R.O.W. TABULATION OF PROPERTIES IN DOUGLAS COUNTY S.H. NO. 83

FED. ROAD REGION	DIVISION	PROJECT NUMBER	SHEET NUMBER
VIII	COLO.	FR 083-1(39) SEC. 2	2A

RIGHT OF WAY

PARCEL NO.	OWNER	ADDRESS	LOCATION T.6S.,R.66W.,6th P.M.	AREA IN SQUARE FEET: PARCEL	TO BE ACQUIRED	REMAINDER: LEFT	REMAINDER: RIGHT	PARCEL NO.	REMARKS
			E 1/2 SEC. 4,						
42	DOUGLAS COUNTY	301 WILCOX ST.	COTTONWOOD COMMERCIAL	53,531	53,531			42	DEDICATED, DEEDED IN
		CASTLE ROCK, COLORADO 80104	FILING NO. 1						B. 466 P. 662-665
43	DOUGLAS COUNTY	301 WILCOX ST.	COTTONWOOD COMMERCIAL	4,600	4,600			43	DEDICATED, DEEDED IN B. 553 P. 113
		CASTLE ROCK, COLORADO 80104	FILING NO. 2						
44	DOUGLAS COUNTY	301 WILCOX	SE 1/4 SEC. 4	11,988	11,988			44	TO BE DEDICATED
		CASTLE ROCK, COLORADO 80104							
44A	DOUGLAS COUNTY	301 WILCOX ST.	PARKER MEADOWS SUBD.	20,838	20,838			44A	DEDICATED, DEEDED IN B. 530 P. 426
		CASTLE ROCK, COLORADO 80104	FILING NO. 1						
45B	BRIARWOOD DEVELOPMENT CO.	16 INVERNESS PL. E	SE 1/4 SEC. 4	163,413	163,413	6,685,877		45B	
	A COLORADO JOINT VENTURE	BLDG. A		1,400					
		ENGLEWOOD, COLORADO 80112							
TE-45B								TE-45B	For Reconstructing an existing road approach
45A	BRIARWOOD DEVELOPMENT CO. A COLORADO JOINT VENTURE	SAME	NE 1/4 SEC. 9	29,379	29,379	6,685,877		45A	
PE-45A Rev.	SAME	SAME	SAME	11,975	11,975			PE-45A Rev.	PURPOSE: TO RELOCATE UTILITIES LINE EASEMENT
45	BRIARWOOD DEVELOPMENT CO. A COLORADO JOINT VENTURE	SAME	NW 1/4 SEC. 10	34,971	34,971	6,685,877		45	
PE-45	SAME	SAME	SAME	19,027	19,027			PE-45	PURPOSE: TO RELOCATE UTILITIES LINE EASEMENT
46	WOODMAN BROS. INC., LANDSCAPE &	1801 W. BELLEVIEW	SE 1/4 SEC. 4	21,734	21,734		1,265,132	46	
	NURSERY	LITTLETON, COLORADO 80120							
47	RONALD J. & DARIE F. KMIECIAK	12999 N. S.H. 83	SE 1/4 SEC. 4	14,380	14,380		1,479,686	47	THE REMAINDER OF 1,479,686 SQ. FT. IS COMMON TO
		PARKER, COLORADO 80134							PARCEL NOS. 47 & 47A
47A	SAME	SAME	NE 1/4 SEC. 9	30,340	30,340		1,479,686	47A	THE REMAINDER OF 1,479,686 SQ. FT. IS COMMON TO
									PARCEL NOS. 47 & 47A
TE-47A				600				TE-47A	For Reconstructing on existing road approach
48	CLAIR P. MAHR & VIOLET M. MAHR	6572 PINELANE AVE.	NE 1/4 SEC. 9	6,369	6,369		1,740,091	48	
		PARKER, COLORADO 80134							

REVISIONS

3-1-86	Added to name on Par Nos. 45, 45A, 45B	D-1
4-13-87	Revised Remarks on P.E.'s	D-1
5-12-87	Added TE's Nº 45B & 47A	D-1
10-13-87	Revised PE Nº 45A	D-1

HO NUMBER 07/24/95 16:59 QUAI:(DRAW.PJ,84058:ROW,H201,TRB) B136AB

COLORADO
DEPARTMENT OF HIGHWAYS
DIVISION OF HIGHWAYS:
FORM NO. 136:
(1.1984)

R.O.W. TABULATION OF PROPERTIES IN DOUGLAS COUNTY S.H. NO. 83

FED. ROAD REGION	DIVISION	PROJECT NUMBER	SHEET NUMBER
VIII	COLO.	FR 083-1(39) SEC. 2	2B

RIGHT OF WAY

PARCEL NO.	OWNER	ADDRESS	LOCATION	AREA IN SQUARE FEET: PARCEL	TO BE ACQUIRED	REMAINDER: LEFT	REMAINDER: RIGHT	PARCEL NO.	REMARKS
			T.6 S., R.66 W., 6th P.M.						
			NW 1/4 SEC. 10;						
49	MICHAEL E. & CHARLES E. HICKEY	3240 JAY ST.	WEST OF S.H. 83	17,913	17,913		180,634	49	
		WHEATRIDGE, COLORADO 80033							
50	LESTER H. & JEAN C. BOLEJACK	12730 N. PINE LANE ST.	LOT 1, GOBLERS NOB SUBD.	3,667	3,667		41,242	50	
		PARKER, COLORADO 80134							
TE-50				900				TE-50	For Reconstructing on existing road approach
51	HAGEN F. DEES & EDITH DEES	6943 N. YUCCA TRAIL	LOT 4, GOBLERS NOB SUBD.	5,357	5,357		77,406	51	
		PARKER, COLORADO 80134							
52	DOUGLAS COUNTY	301 WILCOX ST.	OUTLOT A, GOBLERS NOB SUBD.	5,489	5,489			52	DEDICATED
		CASTLE ROCK, COLORADO 80104							
53	DONALD J. BOWEY, DORCIE J. BOWEY	5161 CARSON CT.		59,918	59,918	2,133,964		53	
		AURORA, COLORADO 80015							
PE-53	SAME	SAME	SAME	22,599	22,599			PE-53	PURPOSE: TO RELOCATE UTILITIES
			SW 1/4 SEC. 10; T6S R66W						
54	DOUGLAS COUNTY	301 WILCOX ST.	TRACT A, PEAKVIEW CENTER	26,995	26,995			54	DEDICATED; DEEDED IN B. 558 P. 885
		CASTLE ROCK, COLORADO 80104							
PE-54(1)	W.K.B. ENTERPRISES, A COLORADO	C/O ALLEN W. WINDMILLER	LOT 1, PEAKVIEW CENTER	6,042	6,042			PE-54(1)	PURPOSE: TO RELOCATE UTILITIES
	GENERAL PARTNERSHIP	1630 S. LANSING ST.							
		DENVER, COLORADO							
PE-54(4)	PEAKVIEW INVESTMENTS, A LIMITED	SAME	LOT 4, PEAKVIEW CENTER	7,390	7,390			PE-54(4)	PURPOSE: TO RELOCATE UTILITIES
	PARTNERSHIP								
				27,747	27,747		310,463		
55 Rev.2	BLUE-O-DEVELOPMENT CO.	2600 S. PARKER RD. BLDG. 1		27,747	27,747		310,463	55 Rev2	
		SUITE 112							
		AURORA, COLORADO 80014							
56 Rev.	DONALD L. HILLMAN, HELEN E. HILLMAN	P.O. BOX 56		21,453	21,453		241,887	56 Rev.	
		PARKER, COLORADO 80134							
TE-56				900				TE-56	For Reconstructing an existing road approach

REVISIONS		
1-31-86	Revised Parcel Nos. 55, 56, 59	D-1
4-13-87	Revised Remarks on P.E.'s	D-1
5-12-87	Added TE's Nº 50 & 56	D-1
5-7-90	Rev. Par. 55 Rev.	D-1

NO NUMBER 07/23/85 17:04:36 DUA1:(DRAW.PJ.84058.ROW.H201.TAB) B136AC

F COLORADO
EPARTMENT OF HIGHWAYS
N OF HIGHWAYS:
. FORM NO.136:
N.1984:

R.O.W. TABULATION OF PROPERTIES IN DOUGLAS COUNTY S.H. NO. 83

FED. ROAD REGION	DIVISION	PROJECT NUMBER	SHEET NUMBER
VIII	COLO.	FR 083-1(39) SEC. 2	2C

RIGHT OF WAY

REVISIONS		
1-31-86	Revised Parcel Nos. 55, 56, 59	D-1
2-27-87	Added Nos. 63 & PE 63, Revised 61, 62, PE-61, & PE-62	D-1
3-17-87	Added Note to PE-63 Remarks	D-1
4-13-87	Revised Remarks on P.E.'s	D-1

PARCEL NO.	OWNER	ADDRESS	LOCATION T.6S., R.66W., 6th P.M.	AREA IN SQUARE FEET: PARCEL	TO BE ACQUIRED	REMAINDER: LEFT	REMAINDER: RIGHT	PARCEL NO.	REMARKS
			SW 1/4 SEC. 10						
57	R. RUDOLF DIECKMAN, 28% &	9189 E. SUMMIT RD.		5,724	5,724	189,566		57	
	GEE JAY INVESTMENTS	PARKER, COLORADO 80134							
PE-57	SAME	SAME		4,578	4,578			PE-57	PURPOSE: TO RELOCATE UTILITIES
									[illegible] PIPELINE EASEMENT IN E. 189.37 ft. [illegible]
58	A.G.D.J. & ASSOCIATES	9189 E. SUMMIT ROAD		6,071	6,071	37,489		58	
		PARKER, COLORADO 80134							
PE-58	SAME	SAME		3,755	3,755			PE-58	PURPOSE: TO RELOCATE UTILITIES
59Rev.	JOAN MACLACHLAN	7355 N. VILLAGE RD.		92,152	92,152		2,405,740	59Rev.	
		PARKER, COLORADO 80134							
60	DOUGLAS COUNTY	301 WILCOX ST.	TRACT A, PINE LANE SUBD.	97	97			60	DEDICATED
		CASTLE ROCK, COLORADO 80104							
PE-60	DOUGLAS COUNTY	SAME	SAME	59	59			PE-60	PURPOSE: TO RELOCATE UTILITIES
61Rev.	PARKER-HESS ASSOCIATES, L.P.,	C/O IVY G. HUNT	LOT 13, PINE LANE SUBD.	10,972	10,972	262,962		61Rev.	
	A COLORADO LIMITED PARTNERSHIP	6390 PONDEROSA WAY							
		PARKER, COLORADO 80134							
PE-61Rev.	SAME	SAME	SAME	13,133	13,133			PE61Rev.	PURPOSE: TO RELOCATE UTILITIES [illegible]
62Rev.	FEREIDOON FARIPOUR & KAREN LEE		LOT 14, PINE LANE SUBD.	10,258	10,258	262,297		62Rev.	
	FARIPOUR J.T.	C/O MOHAMMAD TATATABOI							
		3435 E. BRIARWOOD AVE.							
		LITTLETON, COLORADO 80122							
PE-62Rev.	SAME	SAME	SAME	7,005	7,005			PE-62Rev.	PURPOSE: TO RELOCATE UTILITIES
63	PARKER-HESS ASSOCIATES, L.P.	C/O IVY G. HUNT 6390 PONDEROSA WAY	LOT 15, PINE LANE SUBD.	1,157	1,157	331,206		63	
PE-63	A COLORADO LIMITED PARTNERSHIP	PARKER, CO. 80134		820	820			PE-63	SAME AS PARCEL PE-62Rev.

WO NUMBER 07/24/[illegible] 7:09:4[illegible] JN1:(DRAW.PJ.84058.ROW.H201.TRB) 8136AD

R. O. W. TABULATION OF PROPERTIES IN DOUGLAS COUNTY S.H. NO. 83 PROJ. FR 083-1(39) SEC. 2

FEDERAL ROAD REGION NO	DIVISION	PROJECT NO	SHEET NO
VIII	COLORADO	FR 083-1(39) SEC. 2	2D

RIGHT OF WAY

PARCEL NO.	OWNER	ADDRESS	LOCATION T.6S., R.66W., 6th P.M.	AREA IN ACRES & SQ. FEET: PARCEL	TO BE ACQUIRED	REMAINDER LEFT	REMAINDER RIGHT	PARCEL NO.	REMARKS
64	M. DAVID LEWIS & MARK J. LEWIS	11245 N. HWY. 83 PARKER, CO. 80134	NW 1/4 SEC. 15,		8755 sq.ft .2010 acres	46277 sq.ft. 1.0624 acre		64	
65	DONALD F. HEITHOFF	12274 W. MARYLAND DR. LAKEWOOD, CO. 80228	SAME		4269 sq.ft. .0980 acres	11449 sq.ft. .2628 acres		65	
66	M. DAVID LEWIS	11245 N. HWY. 83 PARKER, CO. 80134	SAME		4576 sq.ft. .1051 acres			66	
67	LEILA MAY PEASLEE & RAY PEASLEE	11953 N. HWY. 83 PARKER, CO. 80134	SAME		14750 sq.ft. .3386 acres		273544 sq.ft. 6.2797 acres	67	
TE-67	SAME AS PARCEL NO. 67				1,200 sq.ft.			TE-67	For Reconstructing an existing road approach
68 Rev.	SHARON K. PATE	8803 N. SUNBURST TRAIL. PARKER, COLO. 80134	PARKER PROFESSIONAL PARK	1577 SQ.FT. 0.036 AC.	1577 SQ.FT. 0.036 AC.		0.398 acres	68 Rev.	Remainder in Lot 1A
68A	SAME AS Par. 68 Rev.			2470 SQ.FT. 0.056 AC.				68A	Dedicated to Douglas County Bk ,Pg.
PE-68	SAME AS Par. Nº 68 Rev.				3826 sq.ft.			PE-68	Purpose: To Replace a 30.0ft. Ingress & Egress Easement to Lot 2
69	FERDZ SHAHID, ALI HAMID, TARIQ SAEED, RASHID SAEED	17368 E. ASBURY DR. AURORA, COLO. 80013	SAME		4600 sq.ft. .1056 acres		41172 sq.ft. .9452 acres	69	
70	DAVID N. DIREZZA & JAMES L. DIREZZA	33155 HWY 194 14900 W. 72 AVE. LA JUNTA, CO. 81050 ARVADA, CO. 80005	NW 1/4 SEC. 15, T.6S., R.66 W.		3365 sq.ft. .0772 acres		83753 sq.ft. 1.9227 acres	70	
71	DONALD J. WALDEN & CHARLES S. MEURER	PARKER, COLO. 80134	N.W. 1/4 SEC. 15, T.6S., R.66W.		268 sq.ft. .0062 acres			71	
72	DELETED							72	DELETED
72A	DELETED							72A	DELETED
73 Rev.	A.E. TOWERS	11958 N. HWY. 83 PARKER, CO. 80134	NW 1/4 SEC. 15, T.6S., R.66W.	16850 sq.ft. 0.387 acres	9573 sq.ft. 0.220 acres	72312 sq.ft. 1.6601 acres		73 Rev.	
64A	PARKER SEWAGE & SANITATION	19319 E. MAIN ST. PARKER, CO. 80134	SAME		847 sq.ft. .0194 acres	690 sq.ft. .0158 acres		64A	
66R	DELETED							66R	DELETED
PE-72	DELETED							PE-72	DELETED
PE-73	DELETED							PE-73	DELETED
TE-49	MICHAEL E. & CHARLES E. HICKEY	3240 JAY St. WHEATRIDGE, CO. 80033	NW 1/4 Sec. 10, T.6S., R.66W.		1,000 sq.ft			TE-49	For Reconstructing an existing road approach
TE-49A								TE-49A	Same as TE-49
TE-49B								TE-49B	Same as TE-49

REVISIONS		
2-27-87	ADDED SHEET	D-1
3-23-87	Added Parcels PE-72 & PE-73	D-1
4-13-87	Revised Remarks on PE's	D-1
5-12-87	Added TE's Nº 49, 49A, 49B, 67 & 68	D-1
7-8-87	DELETED Parcel Nº 66R	D-1
11-25-87	Added Parcel Nº 72A	D-1
1-6-88	DELETED Par. Nº 72, 72A & PE-72	D-1
3-22-88	Revised AREAS Par. Nº 73 & TE-73	D-1
4-01-88	Revised Names Par. Nº s 68 & 71	D-1
8-15-88	Revised AREA Par. Nº 73	D-1
10-6-88	Changed TE-68 to PE-68	D-1
1-20-89	Deleted Par. Nº PE-73	D-1
3-9-89	Revised Par. Nº 68 Added Par. 68A	D-1
3-13-89	Name Change Par. No. 68, Rev. Nº PE 68, & Par. 68A	D-1

COLORADO DEPT. OF HIGHWAYS
PRELIMINARY PLANS
SUBJECT TO CHANGE
DATE AUG 04 1989

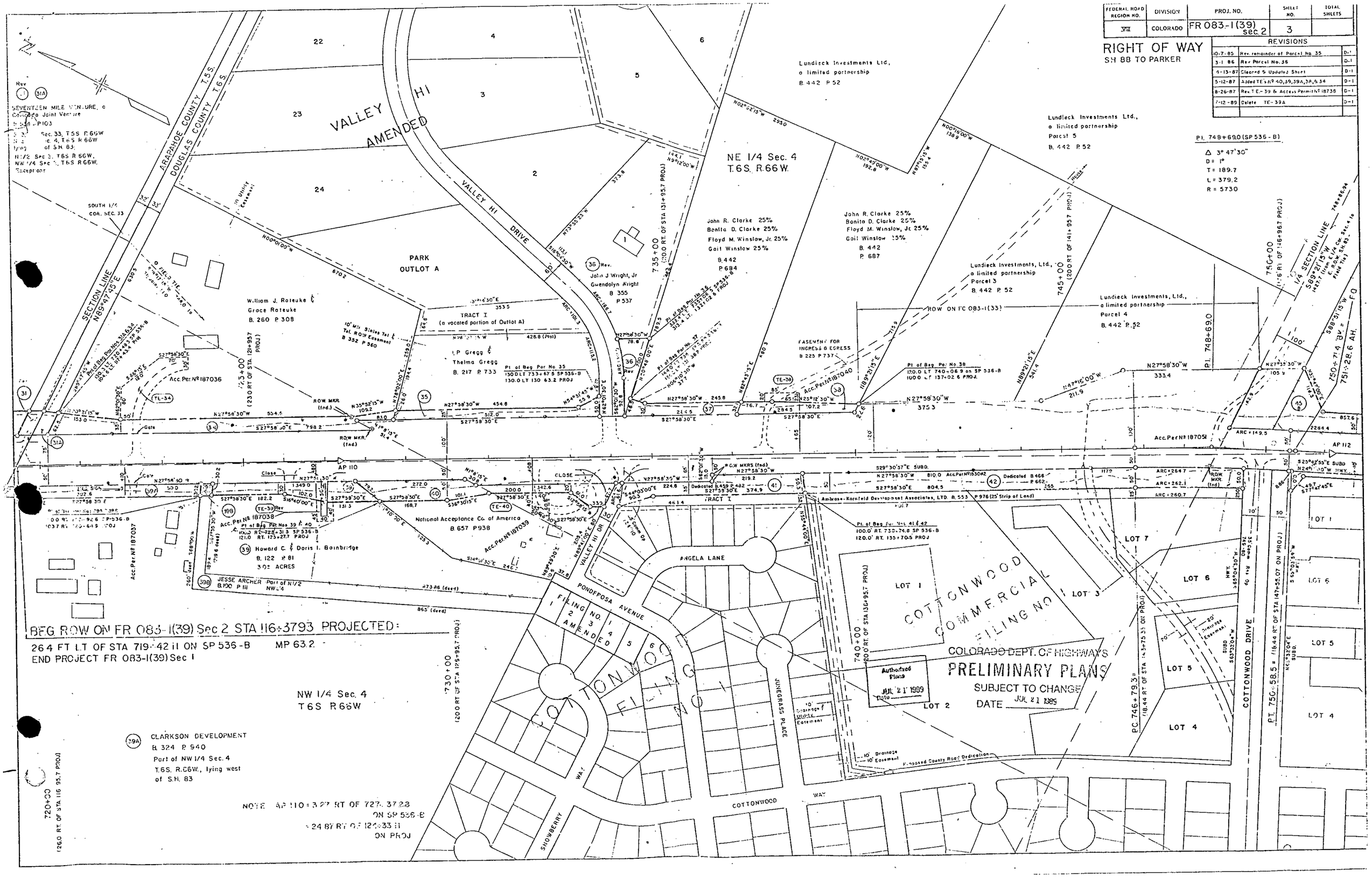
Authorized Plans
AUG 4 1989
Date

FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VII	COLORADO	FR 083-1(39) sec. 2	3	

RIGHT OF WAY

SH 88 TO PARKER

REVISIONS		
10-7-85	Rev. remainder of Parcel No. 35	D-1
3-1 86	Rev Parcel No. 36	D-1
4-13-87	Cleared & Updated Sheet	D-1
5-12-87	Added TE's № 40, 39, 39A, 38, & 34	D-1
8-26-87	Rev. T.E.- 39 & Access Permit № 18738	D-1
7-12-89	Delete TE-39A	D-1



STATE DEPARTMENT OF HIGHWAYS
DIVISION OF HIGHWAYS-STATE OF COLORADO

PLAN AND PROFILE OF PROPOSED
E-470 PROJECT NO. IB04
E-470/S.H. 83 CONNECTION

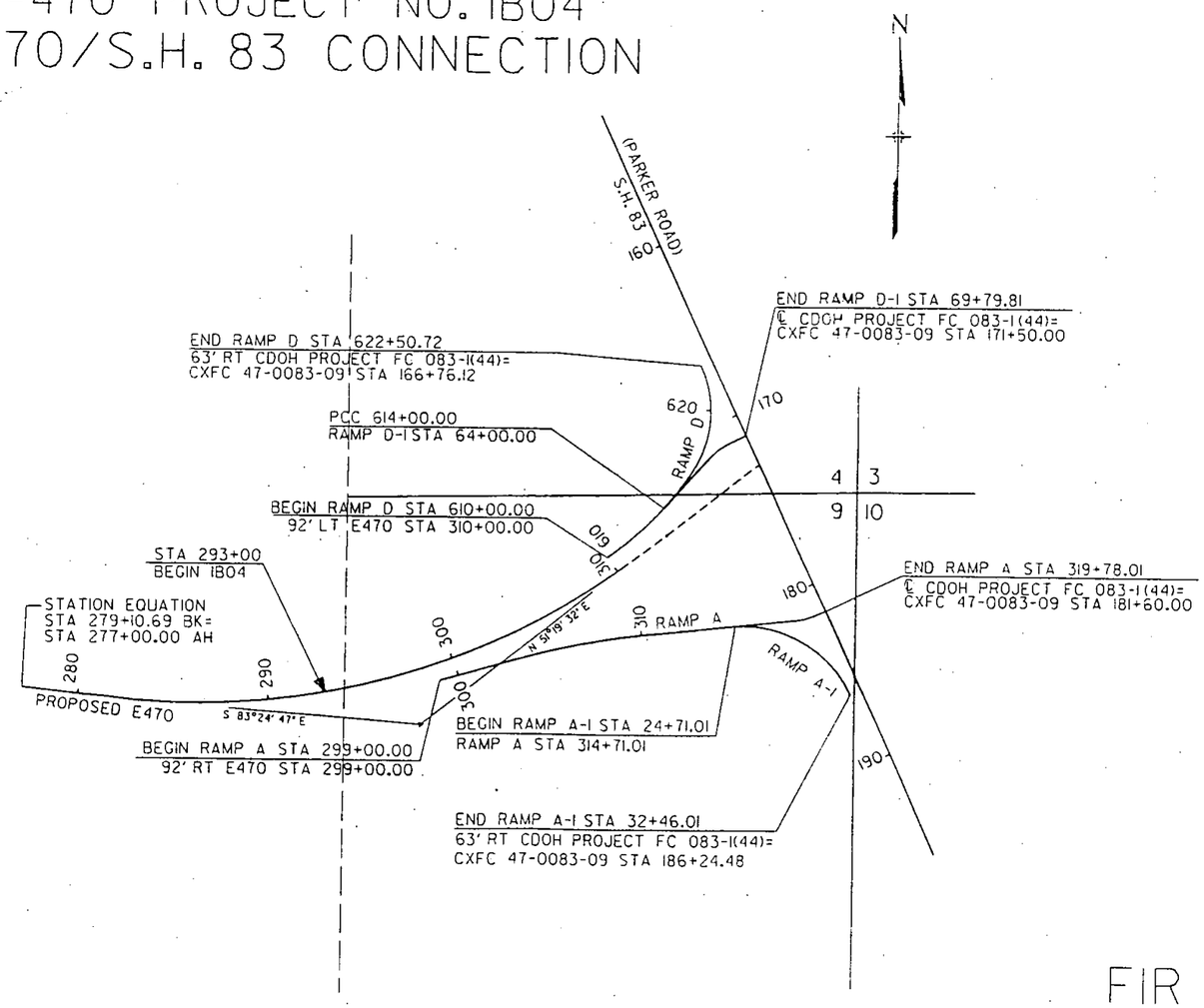
AS CONSTRUCTED			
NO REVISIONS		REVISED		VOID	

FEDERAL ROAD REGION NO.	DIVISION	PROJECT NUMBER	SHEET NUMBER
VIII	COLORADO		

REVISIONS		

INDEX OF SHEETS

SHEET NUMBER	DESCRIPTION
1	TITLE SHEET
2	STANDARD SYMBOLS SHEET
3	STANDARD PLANS LIST
4-8	TYPICAL SECTIONS
9	GENERAL NOTES
10-11	EROSION CONTROL DETAILS
12-14	SURFACING QUANTITIES
15	STRUCTURE QUANTITIES
16-18	TABULATION SHEETS
19	GEOMETRIC LAYOUT
20-21	E470 PLAN & PROFILE
22-23	E470/SH 83 INTERCHANGE PLAN
24-25	RAMP PROFILES
26-27	DRAINAGE & GRADING PLAN
28	CULVERT PROFILE
29-30	SH 83 PLAN & PROFILE
31-37	INTERSECTION DETAIL SHEETS
38-40	PRELIMINARY LANDSCAPE PLANS



STATION	ROADWAY LIN. FT.	ROADWAY MILES	STRUCTURE LIN. FT.	STRUCTURE MILES
STA 293+00 ℄ E470 BEGIN PROJECT IB04				
STA ℄ E470 END PROJECT IB04				
TOTAL NET LENGTH				
	FOR INFORMATION ONLY			
EASTBOUND E470				
STA 293+00 TO STA 303+18.74 BEGIN STR.	1018.74	0.193	638.57	0.121
STR. NO. 5.130 STA 309+57.31 END STR. STA 299+00	1057.31	0.200		
TOTAL WESTBOUND E470	2076.05	0.393	638.57	0.121
WESTBOUND E470				
STA 293+00 TO STA 302+89.33 BEGIN STR.	989.33	0.187	621.34	0.118
STR. NO. 5.138 STA 309+10.67 END STR. STA 310+00	89.33	0.017		
TOTAL EASTBOUND E470	1078.66	0.204	621.34	0.118
RAMP A				
STA 299+00 TO STA 319+27.01	2027.01	0.384		
TOTAL RAMP A	2027.01	0.384		
RAMP A-1				
STA 24+71.01 TO STA 32+46.01	775.00	0.147		
TOTAL RAMP A-1	775.00	0.147		
RAMP D				
STA 610+00 TO STA 622+50.72	1250.72	0.237		
TOTAL RAMP D	1250.72	0.237		
RAMP. D-1				
STA 64+00 TO STA 69+16.81	516.81	0.098		
TOTAL RAMP D-1	516.81	0.098		
S.H. 83				
STA 156+00 TO STA 192+50	3650.00	0.691		
TOTAL S.H. 83	3650.00	0.691		

SUMMARY

E470	3154.71	0.597	1259.91	0.239
RAMPS	4569.54	0.866		
S.H. 83	3650.00	0.691		
TOTAL	11374.25	2.154	1259.91	0.239

NEW AND REVISED STANDARDS

SCALE OF ORIGINAL DRAWINGS

ON PLAN	1" = 50'
ON PROFILE	1" = 100' HORIZONTAL
	1" = 10' VERTICAL

LOCATION MAP
DOUGLAS COUNTY
T.6S.R.67.W
0 200' 400' 800'

FIR

E-470

PROJECT MANAGER DATE

CONTRACTOR

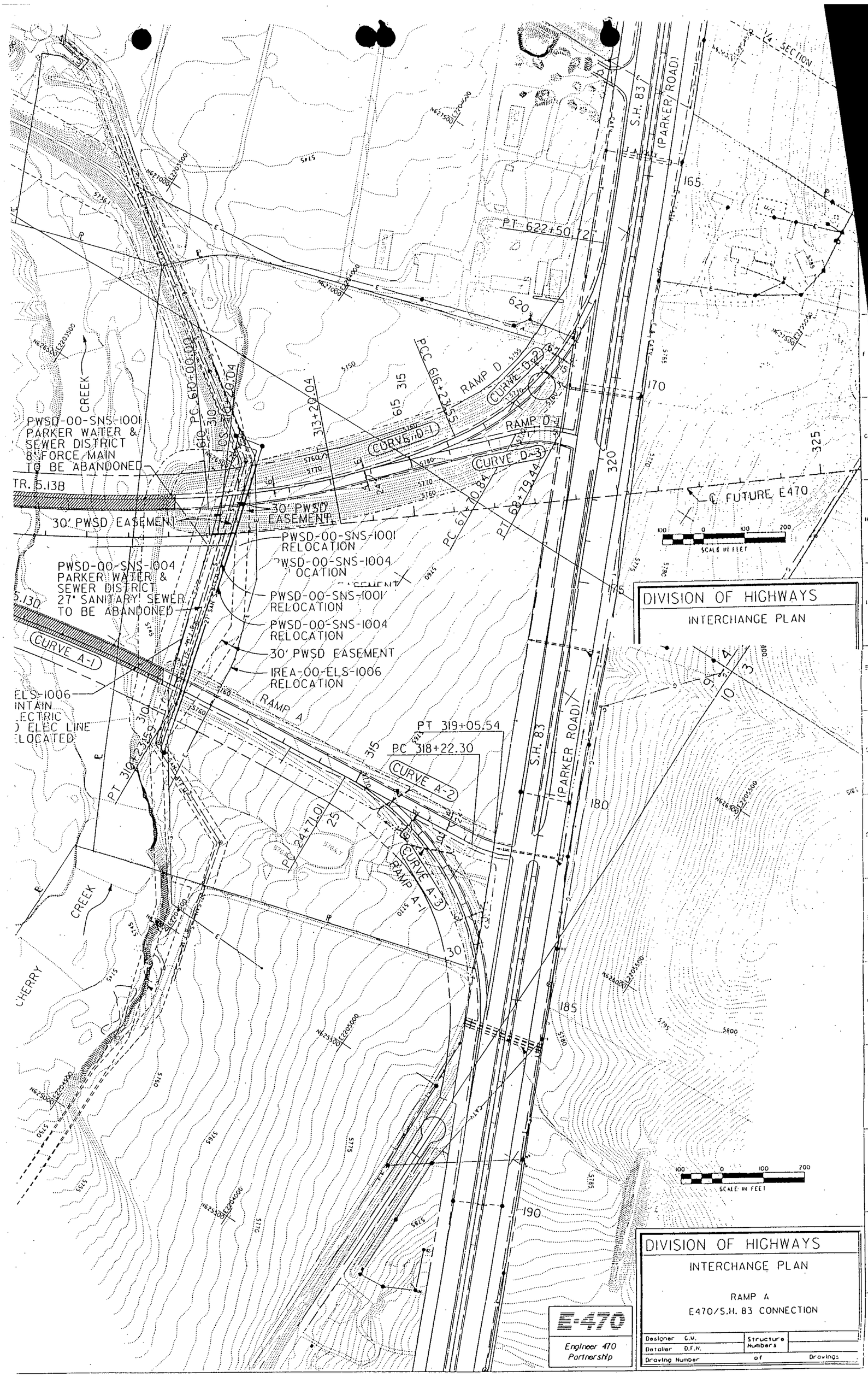
ENGINEER (Project or Resident)

PROJECT STARTED

PROJECT COMPLETED

AS CONSTRUCTED PLANS APPROVED BY:

TITLE: DATE


PT 622+50.72
PCC 616+23.55
RAMP D
CURVE D-2
CURVE D-1
CURVE D-3
RAMP D-1
PC 610+00.00
313+20.04
PWSD-00-SNS-1001
PARKER WATER &
SEWER DISTRICT
8" FORCE MAIN
TO BE ABANDONED
TR. 5.13B
30' PWSD EASEMENT
30' PWSD
EASEMENT
PWSD-00-SNS-1001
RELOCATION
PWSD-00-SNS-1004
RELOCATION
PWSD-00-SNS-1004
PARKER WATER &
SEWER DISTRICT
27" SANITARY SEWER
TO BE ABANDONED
PWSD-00-SNS-1001
RELOCATION
PWSD-00-SNS-1004
RELOCATION
30' PWSD EASEMENT
IREA-00-ELS-1006
RELOCATION
CURVE A-1
RAMP A
PT 319+05.54
PC 318+22.30
CURVE A-2
CURVE A-3
RAMP A-1
PC 24+71.01
PT 68+79.44
PC 67+70.84
S.H. 83
(PARKER ROAD)
CREEK
CHERRY
FUTURE E470
SCALE IN FEET
DIVISION OF HIGHWAYS
INTERCHANGE PLAN
DIVISION OF HIGHWAYS
INTERCHANGE PLAN
RAMP A
E470/S.H. 83 CONNECTION
E-470
Engineer 470
Partnership
Designer C.M.
Detailer D.F.N.
Structure Numbers
Drawing Number
of
Drawings

FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	FR 083-1(39) sec. 2	4	

RIGHT OF WAY
S.H. 88 TO PARKER

REVISIONS		
3-1-88	Cleaned & Updated Sheet	0-1
3-23-87	Added Field Ties	0-1
4-15-87	Cleaned & Updated Sheet	2-1
5-12-87	Added TE-Nº 45B	0-1
10-13-87	Revised PE Nº 45A	0-1

LUNDIECK INVESTMENTS, LTD.,
a Limited Partnership
Parcel 5
B. 442 P. 52

SE 1/4 Sec. 4
T.6S. R.66W.

AMERICAN INVESTMENTS, INC.
B. 415 P. 857
Part of S 1/2 Section 3
T. 6 S. R 66 W.

SECTION LINE S00°06'15"W (Field Tie to E1/4 Cor Sec 4 & NE Cor Sec. 4)
(Actual Tie 2631.45ft = S0°06'14"W)
2631.3

20' WYCO Pipeline Easement, B.170 P.212

STONE With Chiled Holes

BRIARWOOD DEVELOPMENT COMPANY
B. 468 P 108
Part of SE 1/4 Sec. 4,
Part of NE 1/4 Sec. 9,
Part of NW 1/4 Sec. 10
lying east of S.H. 83 in
T.6S. R.66W.

1/4 SECTION LINE S 89°21'15"W

EASEMENT FOR INGRESS & EGRESS B.318 P.181

E 1/4 Cor (Fnd) Pos Cor (USGS)

S 89°51'13"W

Field Tie to E 1/4 Cor. Azimuth 13°43'26" From A.P. 114

750+71.4 BK = EQ.
751+28.6 AH.

Field Tie to Sec. Cor. B15.821'

Azimuth 90°34' From A.P. 118

Pt of Beg Par. Nos 45A & 45B
1150 LT. 778+67.1 SP 536-B
95.2 LT. 173+06.8 on PROJ.
FIELD TIE = N89°03'13"E 336.3' TO SE COR SEC 4

16.5' Mtr Stc 45 To ½ Tel Easement
B 237 P 237

Acc. Par. Nº 1870-2

Acc. Par. Nº 1870-41

Acc. Par. Nº 1870-41

Acc. Par. Nº 1870-2

Acc. Par. Nº 1870-2

Acc. Par. Nº 1870-2

Pt of Beg Par Nos 43 & 44
62.6 RT 750+24.7 SP 536-C
82.6 RT 151+64.4 on PROJ.

Pt of Beg Par Nos 46 & 47
550 RT 773+06.3 SP 536-B
999 RT 169+48.0 PROJ

Pt of Beg Parcel No 44A
Tract SW Cor. Parker Meadows Filing Nº 1
S89°13'15"W — 926.9'

TRACT A, ROW DEDICATION-0.105 B.253 P.113

TRACT C, ROW Dedication-0.49 AC. B.510 P.426

10' Utility Easement

SIGNS AT PARKER MEADOWS

BROMPTON WAY

SUBD LINE

COTTONWOOD DRIVE

COTTONWOOD WAY

FRINGED SAGE WAY

LOT 1
LOT 2
LOT 3
LOT 4
LOT 5
LOT 6

COTTONWOOD COMMERCIAL FILING NO 2

COTTONWOOD FILING NO. 2

PARKER MEADOWS SUBD FILING NO 1

PT. 750+58.5
110.44 RT OF 147+50.00

755+00 (200 RT OF STA 151+39.7 PROJ)

760+00 (200 RT OF STA 156+39.7 PROJ)

765+00 (199' RT OF STA 161+39.7 ON PROJ)

770+00 (199.9' RT OF STA 166+39.7 PROJ)

775+00 (199 RT OF STA 171+39.7 ON PROJ)

780+00 (199 RT OF STA 176+39.7 PROJ)

10' CATV Easement

WOODMAN BROTHERS, INC.
LANDSCAPE & NURSERY
B 352 P 603
Part of Sec. 9 & Sec. 4
T 6S. R.66 W

RONALD J. & DARIE F KWIECIAK
B 304 P 839
Part of NE 1/4 Sec. 9, SE 1/4 Sec. 4
T. 6 S. R66W.

SE 1/4 Sec 4
T6S R66W

NE 1/4 Sec. 9
T6S. R.66W.

SECTION LINE S 89°05'15"W

NOTE AP 114 [illegible] 773+0325 ON SP 536-B
[illegible] 169+498 ON PROJ

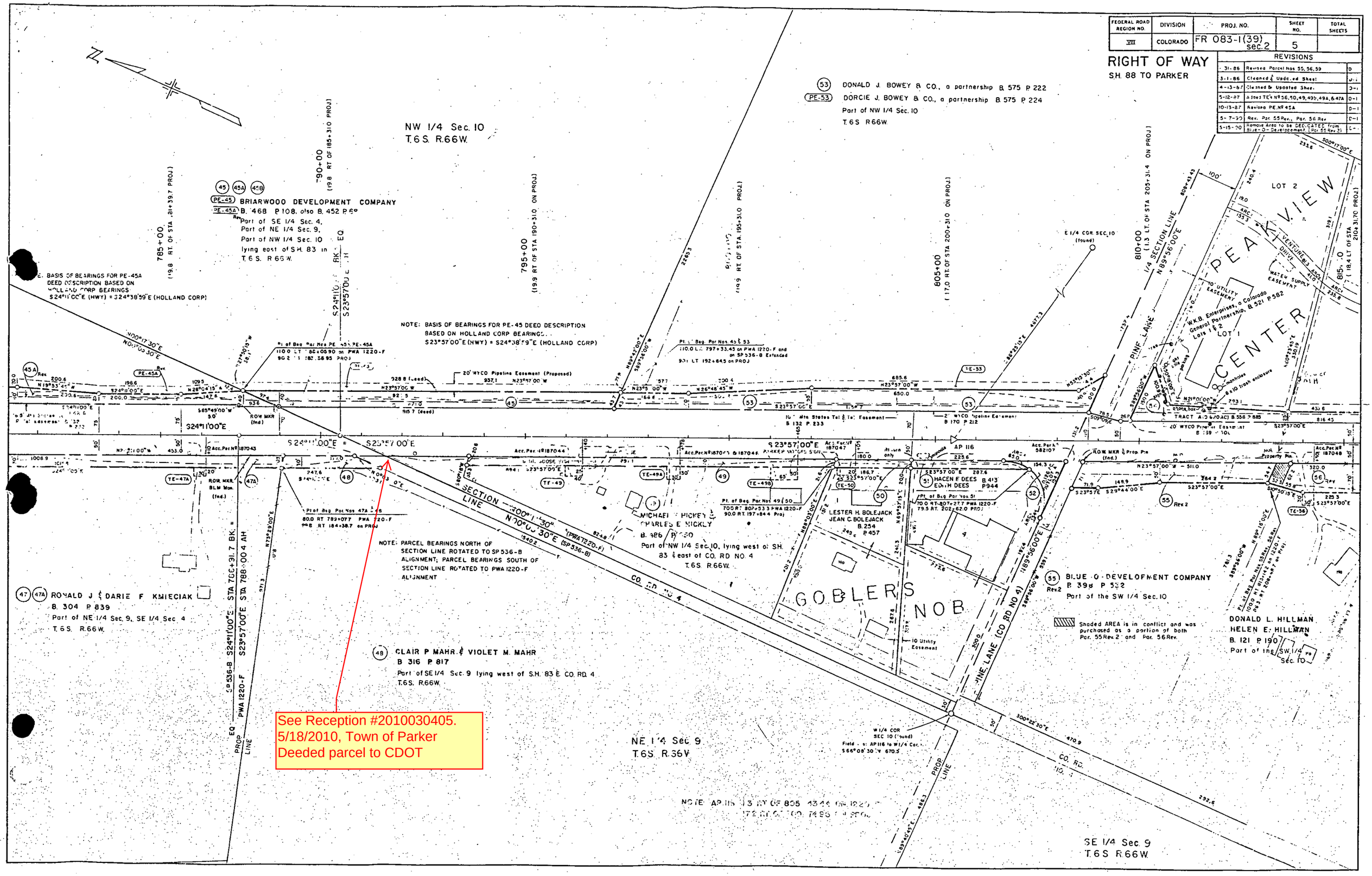
AP 112 [illegible] 752+77.7 ON SP 536-B
[illegible] 168+57.15 ON PROJ

FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	FR 083-1(39) sec. 2	5	

RIGHT OF WAY

S.H. 88 TO PARKER

REVISIONS		
3-31-86	Revised Parcel Nos 55, 56, 59	D
3-1-86	Cleaned & Updated Sheet	D-1
4-13-87	Cleaned & Updated Sheet	D-1
5-12-87	Added TE's #36, 40, 49, 49A, 49B, 47A	D-1
10-13-87	Revised PE #45A	D-1
5-7-90	Rev. Par. 55 Rev., Par. 56 Rev.	D-1
3-15-90	Remove Area to be DEDICATED from Blue-O-Development (Par. 55 Rev 2)	D-1

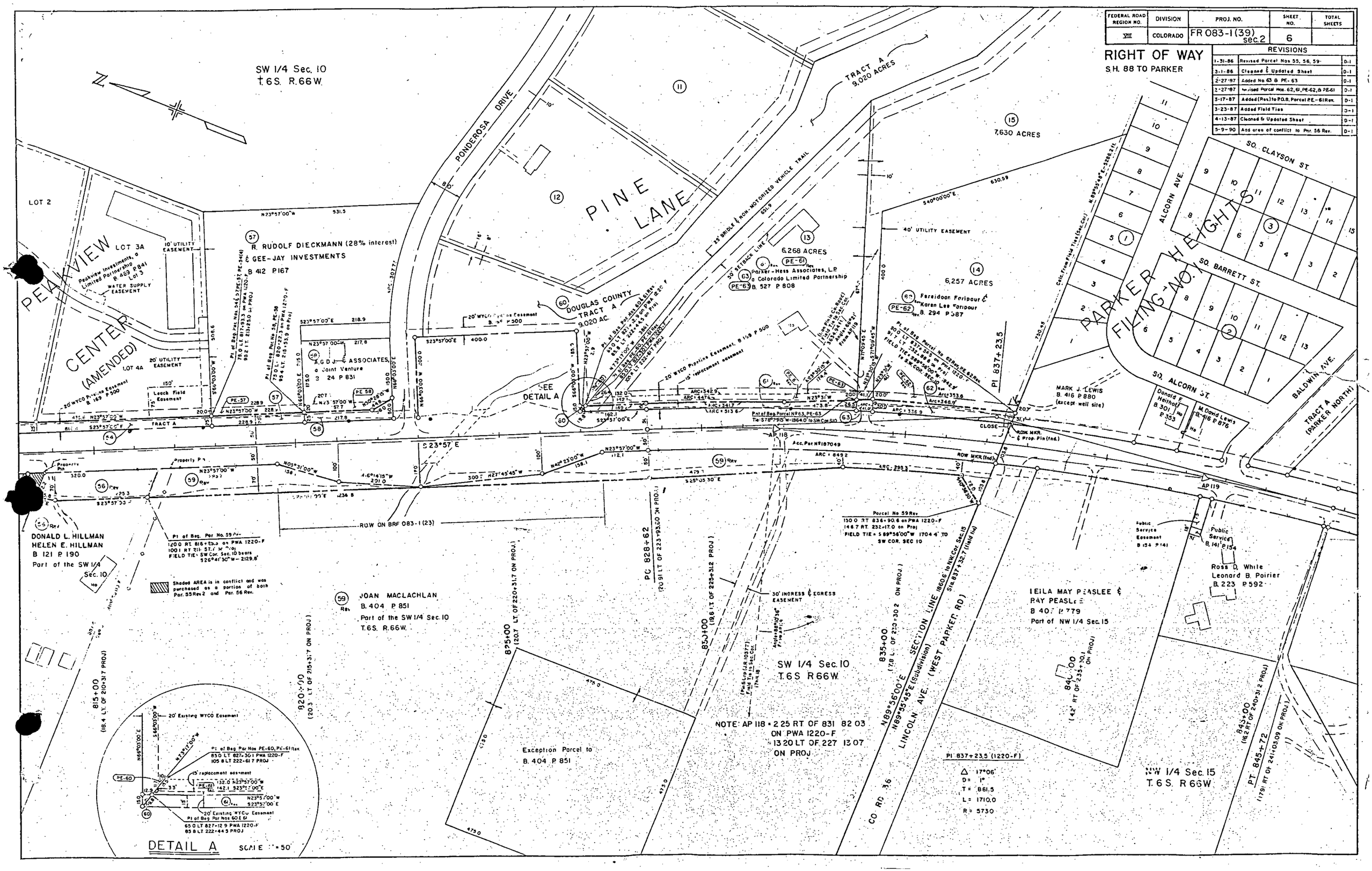


FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	FR 083-1(39) sec.2	6	

RIGHT OF WAY

S.H. 88 TO PARKER

REVISIONS		
1-31-86	Revised Parcel Nos. 55, 56, 59	D-1
3-1-86	Cleaned & Updated Sheet	D-1
2-27-87	Added No. 63 & PE-63	D-1
2-27-87	Revised Parcel Nos. 62, 61, PE-62, & PE-61	D-1
3-17-87	Added (Rev.) to P.O.B. Parcel PE-61 Rev.	D-1
3-23-87	Added Field Ties	D-1
4-13-87	Cleaned & Updated Sheet	D-1
5-9-90	Add area of conflict to Prc. 56 Rev.	D-1



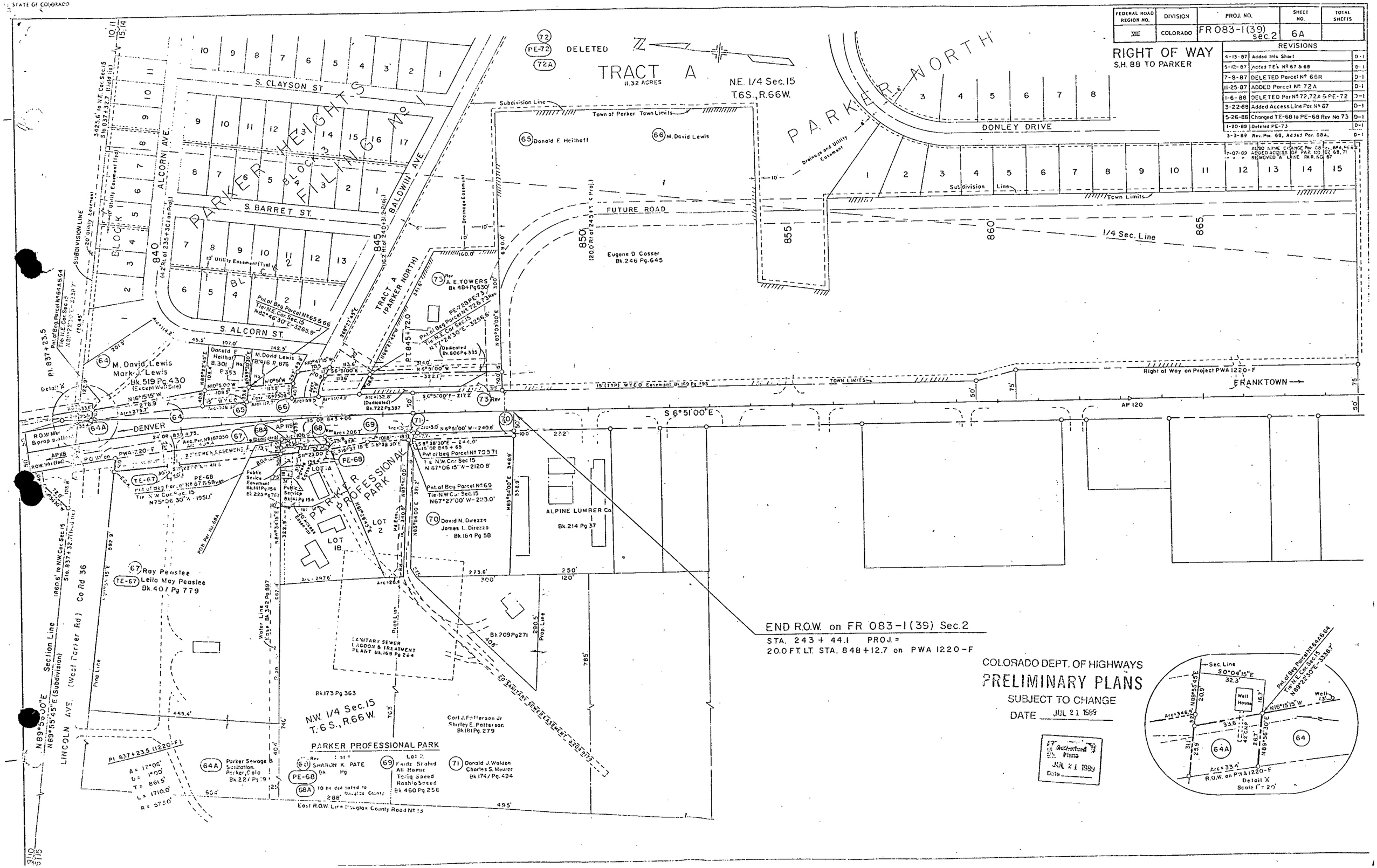
STATE OF COLORADO

FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	FR 083-1(39) sec. 2	6A	

RIGHT OF WAY
S.H. 88 TO PARKER

REVISIONS

4-13-87	Added this Sheet	D-1
5-12-87	Added TE's Nº 67 & 69	D-1
7-8-87	DELETED Parcel Nº 66R	D-1
11-25-87	ADDED Parcel Nº 72A	D-1
1-6-88	DELETED Par. Nº 72, 72A & PE-72	D-1
3-22-88	Added Access Line Par. Nº 67	D-1
5-26-88	Changed TE-68 to PE-68 Rev No 73	D-1
1-20-89	Deleted PE-73	D-1
3-3-89	Rev. Par. 68, Added Par. 68A,	D-1
7-07-89	ALSO NAME CHANGE Par. 68 to Par. 68A & PE-68 ADDED ACCESS OR PAR. NO 70A, 69, 71 REMOVED "A" LINE PAR. NO 67	



COLORADO DEPT. OF HIGHWAYS
PRELIMINARY PLANS
SUBJECT TO CHANGE
DATE JUL 21 1989

Approved Plans
JUL 21 1989
Date