

8/12/2013 10:47:43 AM c:\project\wise\paz_working\dot278545\18108ROW_TiteSh1.dgn SIGNED DEPT. OF THE COUNTY LAND SURVEYS/RIGHT OF WAY SURVEYS AT PAGE RECEPTION NUMBER

Colorado Department of Transportation



1420 2nd Street
Greeley, CO 80631
Phone: (970) 350-2161 FAX: 970-350-2178

Region 4

Right of Way

PTS

Sheet Revisions		
Date	Description	Initials
8-5-2013	REVISED SHEETS 2.01, 5.01, 7.02, 7.03	TWN
	7.04, 7.05, 8.01	

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

Right of Way Plans			
Title Sheet			
Project Number: FSA 052A-036			
Project Location: SH 52 at WCR 59 Intersection			
Project Code:	Last Mod. Date:	Subset:	Sheet No.
18108	8-5-2013	1.01 of 1.01	1.01

DEPARTMENT OF TRANSPORTATION

STATE OF COLORADO

RIGHT OF WAY PLANS OF PROPOSED

PROJECT NO. FSA 052A-036

STATE HIGHWAY NO. 52

WELD COUNTY

R.O.W. Length of Project = 0.50 Miles
Const. Length of Project = 0.50 Miles

Scales of Original 11x17 Drawings
Plan Sheets 1"=50'
Ownership Map 1"=100'

SHEET NO.	INDEX OF SHEETS
1.01	(1) Title Sheet
2.01	(1) Tabulation of Properties
3.01-3.03	(3) Project Control Diagram
4.01-4.03	(3) Preliminary Land Survey Control Diagram
5.01	(1) Monumentation Sheets
6	(NA) Tabulation of Road Approach Sheets
7.01-7.05	(5) Plan Sheets
8.01	(1) Ownership Map
(15) Total Sheets	

Basis of Bearings: Bearings used in the calculations of coordinates are based on a grid bearing of N89°27'55"E (889.37') from the Control Point "3644" (CDDT Type 5 Monument, MP 36.44), Section 2, Township 1 North, Range 64 West, Sixth P.M. and the Control Point "3661" (CDDT Type 5 Monument, MP 36.61), Section 2, Township 1 North, Range 64 West, Sixth P.M. as obtained from a Global Positioning System (GPS) survey based on the Colorado High Accuracy Reference Network (CHARN).

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 Heritage Title Company.
(see sheet 2.01 for commitment numbers)
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 CDDT 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 OF COLORADO

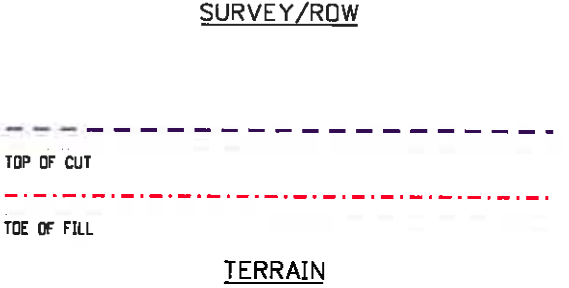
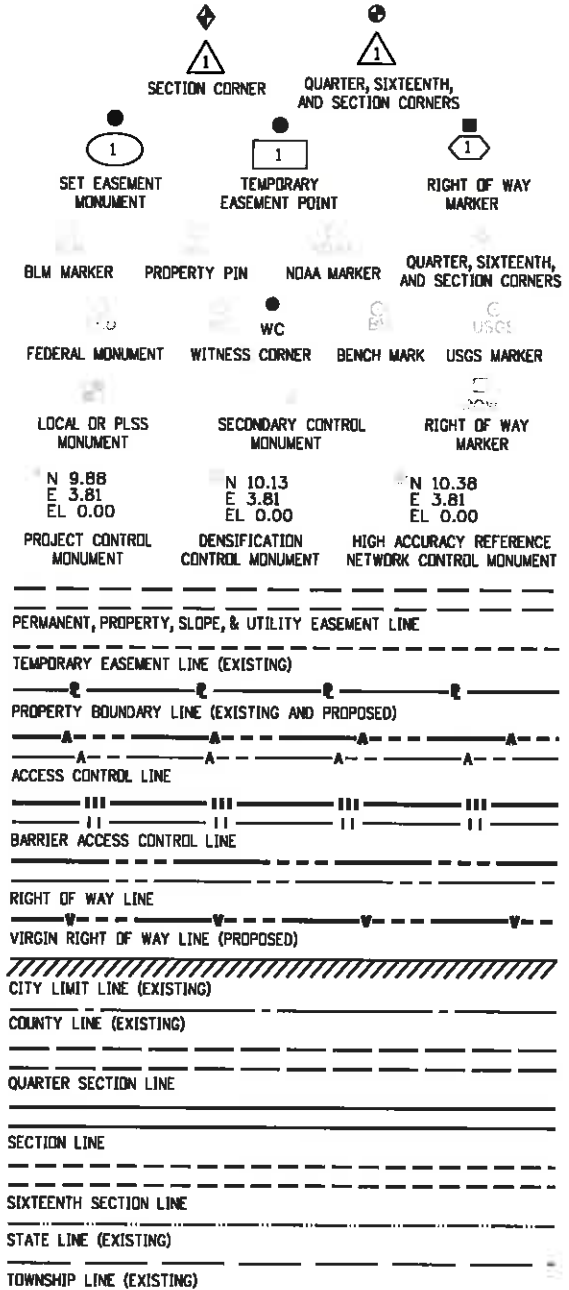
ROW PLANS AUTHORIZED:



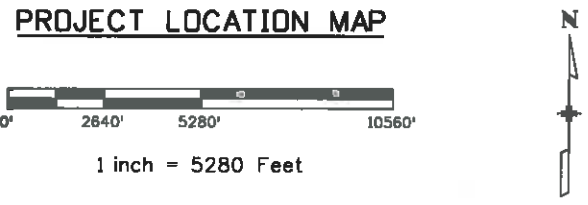
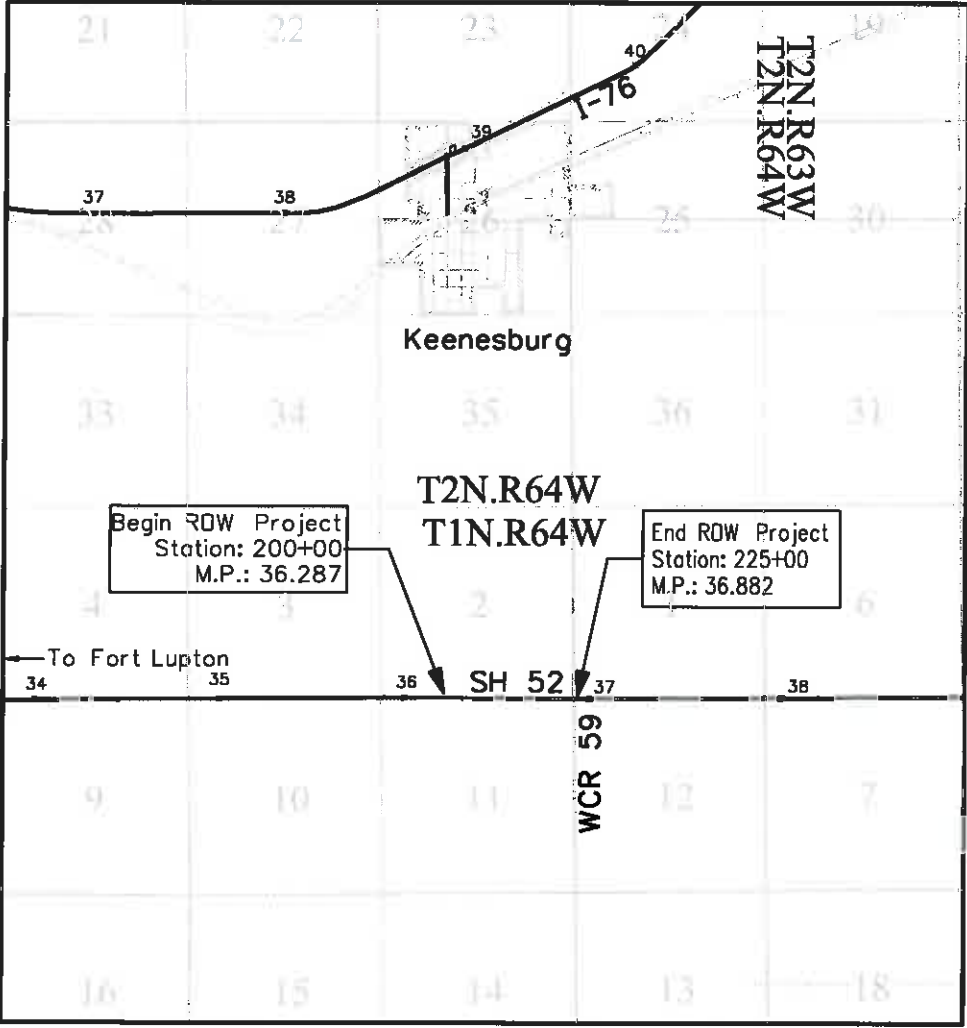
8-16-13

DATE

RIGHT OF WAY MANAGER



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 dated July 2012. Existing features are shown as screened weight (gray scale), except as noted with the word (existing). Proposed or new features are shown as full weight without screening, except as noted with the word (proposed).



SURVEYOR STATEMENT (ROW PLAN)

I, Thomas W. Nicholas, 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. 28657

Region 4

Right of Way

PTS

Date	Description	Initials
8-5-2013	REVISED PE-2, PE-2A, PE-3, TE-3A	TWN
	DELETED TE-2, TE-3	

[illegible][illegible]

Tabulation of Properties

Project Location: SH 52 at WCR 59 Intersection

Project Code:	Last Mod. Date	Subset	Subset Sheets	Sheet Number
18108	8-5-2013	ROW	2.01 of 2.01	2.01

[illegible]



Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Project Control Diagram

Title Sheet

Project Number: FSA 052A-036

Project Location: SH 52 at WCR 59 Intersection

Project Code:	Last Mod. Date:	Subset	Sheet No.
18108	08-05-2013	3.01 of 3.03	3.01

DEPARTMENT OF TRANSPORTATION
STATE OF COLORADO

PROJECT CONTROL DIAGRAM

State Highway 52 MP 36.258 to 36.892

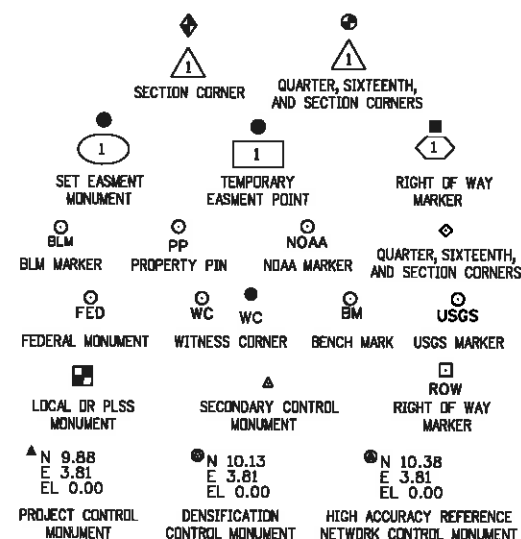
Sections: 1, 2, 11, 12

Township 1 North, Range 64 West
of the 6th Principal Meridian
County of Weld

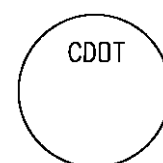
SHEET NO.

3.01
3.02
3.03

INDEX OF SHEETS

(1) Title Sheet
(1) Coordinate Tables
(1) Plan Sheet
(3) Total Sheets

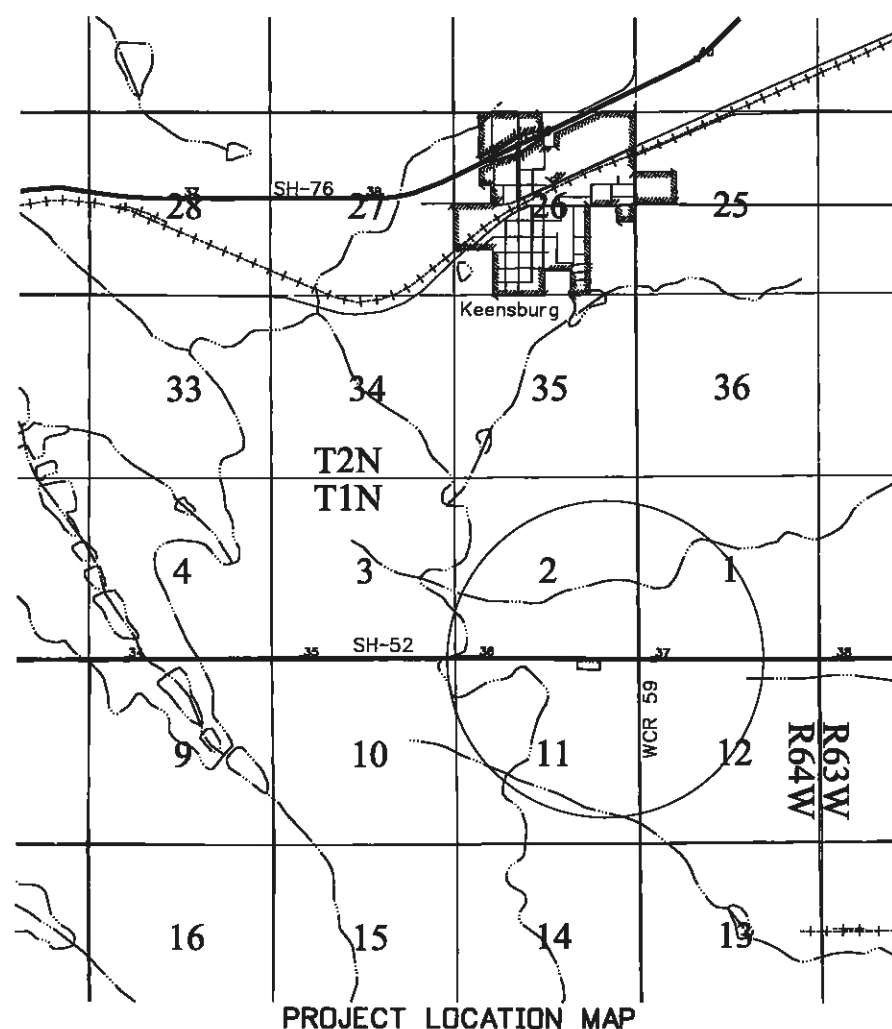
Note: For a complete listing of symbolology used within this set of plans, please refer to the M-100-1 Standard Symbols of the Colorado Department of Transportation M&S Standards Publication dated July 2012. Existing features are shown as screened weight (gray scale). Proposed or new features are shown as full weight without screening.

Typical Control Monument Cap
Not to Scale

▲ CM-MP - Control Point Monuments set by CDOT. They are CDOT Type 5 monuments, a 2" dia. aluminum control monument cap (as shown) cemented into concrete headwalls.

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, 2012 found in The Colorado Department of Transportation, M & S Standards for typical survey monument descriptions.



BASIS OF BEARINGS: Bearings used in the calculations of coordinates are based on a grid bearing of N 89° 27' 55" E (889.37') from the Control Point "3644" (CDOT Type 5 Monument, MP 36.44), Section 2, Township 1 North, Range 64 West, Sixth P.M. and the Control Point "3661" (CDOT Type 5 Monument, MP 36.61), Section 2, Township 1 North, Range 64 West, Sixth P.M. as obtained from a Global Positioning System (GPS) survey based on the Colorado High Accuracy Reference Network (CHARN).

BASIS OF ELEVATIONS: Project elevations are GPS derived, using GEOID 09, based on a NAVD 88 elevation of 1520.200m on NGS Benchmark "I76 MP36.16" (Stamped "I76 MP36.16", Standard CDOT Disk on aluminum rod).

COORDINATE DATUM: Project coordinates are modified Colorado State Plane North Zone NAD 83(2007) coordinates. The CHARN is based on NAD 83(2007) datum. The project seed point coordinates are: Northing = 387422.104m; Easting = 998664.123m, and Elevation = 1520.145m. The ground scale factor used to modify the coordinates is 1.00027324257191. Project Coordinates are truncated by 350,000m in the Northing and 950,000m in the Easting.

To get from Project to State Plane coordinates: add the truncation, subtract the seed point northing and easting, divide by the ground scale factor, then add the seed point northing and easting.

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, Edward C. Warwick, 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. 29056



Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Project Control Diagram

Coordinate Tables

Project Number: FSA 052A-036
Project Location: SH 52 at WCR 59 Intersection

Project Code:	Last Mod. Date	Subest	Sheet No.
18108	06-05-2013	3.02 of 3.03	3.02

CHARN GEODETIC COORDINATE TABLE

(adjusted field data) (meters)

Point Name	COORDINATES NAD-83(2007)		ELLIP. HEIGHT	MAPPING ANGLE	SCALE	NAD 83(2007) ZONE 0501		Description
	LATTITUDE	LONGITUDE				NORTHING	EASTING	
CM 3616 (I-76 MP 36.16) CM 4162 (I-76 MP 41.62)	40° 06' 39.20944"N 40° 08' 15.50524"N	104° 34' 22.68981"W 104° 28' 54.62902"W	1501.616 1476.740	0° 35' 56" 0° 39' 28"	0.999959810 0.999958785	391546.033 394601.035	993431.728 1001166.017	CDOT Type 2 Ctl. Mon. CDOT Type 2 Ctl. Mon.

▲ GEODETIC COORDINATE TABLE

(adjusted field data) (meters)

Point Name	COORDINATES NAD-83(2007)		ELLIP. HEIGHT	MAPPING ANGLE	SCALE	NAD 83(2007) ZONE 0501		Description
	LATTITUDE	LONGITUDE				NORTHING	EASTING	
CM 0202 CM 3644 (SH 52 MP 36.44) CM 3661 (SH 52 MP 36.61) CM 3966 (I-76 MP 39.66)	40° 05' 15.97503"N 40° 04' 23.67504"N 40° 04' 23.65899"N 40° 07' 05.14959"N	104° 30' 31.97794"W 104° 30' 43.69161"W 104° 30' 32.25395"W 104° 30' 31.20849"W	1492.156 1505.078 1499.960 1490.413	0° 38' 25" 0° 38' 18" 0° 38' 25" 0° 38' 26"	0.999960871 0.999961620 0.999961620 0.999959512	389038.146 387422.104 387424.633 392405.331	998923.623 998664.123 998935.118 998904.207	3.25" alu. cap, J.R. Eng. CDOT Type 5 Ctl. Mon. CDOT Type 5 Ctl. Mon. CDOT Type 2 Ctl. Mon.

▲ PROJECT COORDINATE SUMMARY TABLE (feet)

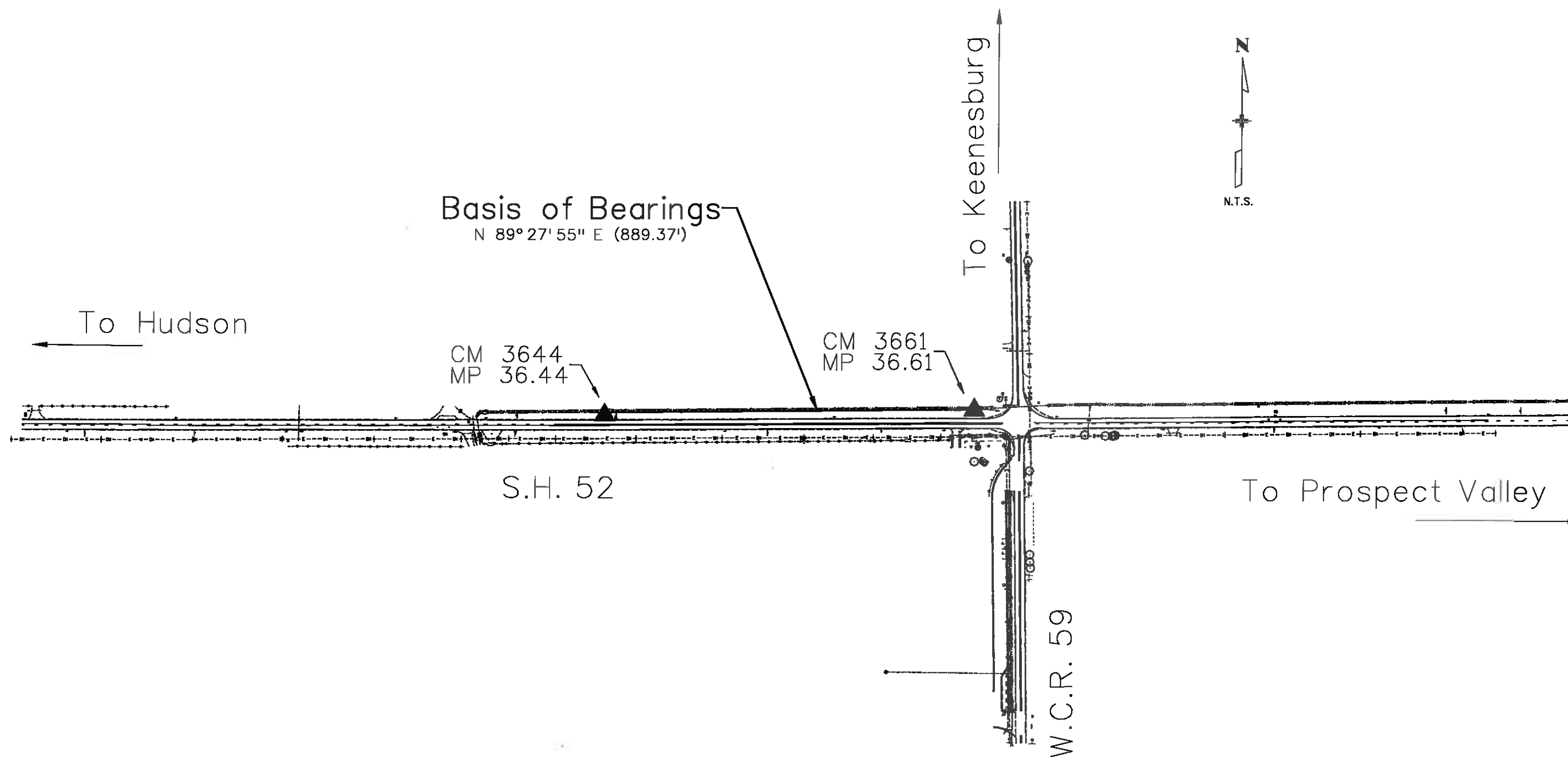
Point Name	PROJECT COORDINATES		ELEV. (NAVD 88)	Description
	NORTHING	EASTING		
CM 0202 CM 3616 (I-76 MP 36.16) CM 3644 (SH 52 MP 36.44) CM 3661 (SH 52 MP 36.61) CM 3966 (I-76 MP 39.66) CM 4162 (I-76 MP 41.62)	128079.101 136309.308 122775.686 122783.985 139129.292 146334.999	160510.486 142487.572 159658.875 160548.209 160446.769 167869.416	4956.512 4987.342 4998.839 4982.063 4950.897 4906.227	3.25" alu. cap, J.R. Eng. CDOT Type 2 Ctl. Mon. CDOT Type 5 Ctl. Mon. CDOT Type 5 Ctl. Mon. CDOT Type 2 Ctl. Mon. CDOT Type 2 Ctl. Mon.

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

Project Control Diagram			
Plan Sheet			
Project Number: FSA 052A-036			
Project Location: SH 52 at WCR 59 Intersection			
Project Code	Last Mod. Date	Subset	Sheet No.
18108	06-05-2013	3.03 of 3.03	3.03





Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Land Survey Control Diagram

Title Sheet

Project Number: FSA 052A-036			
Project Location: SH 52 at WCR 59 Intersection			
Project Code:	Last Mod. Date:	Subset Sheets:	Sheet Number:
18108	5-23-2013	ROW	4.01 4.03

DEPARTMENT OF TRANSPORTATION
STATE OF COLORADO

PRELIMINARY LAND SURVEY CONTROL DIAGRAM

State Highway 52 MP 36.287 to 36.889

Section 1, 2, 11, 12

Township 1 North, Range 64 West

of the 6th Principal Meridian

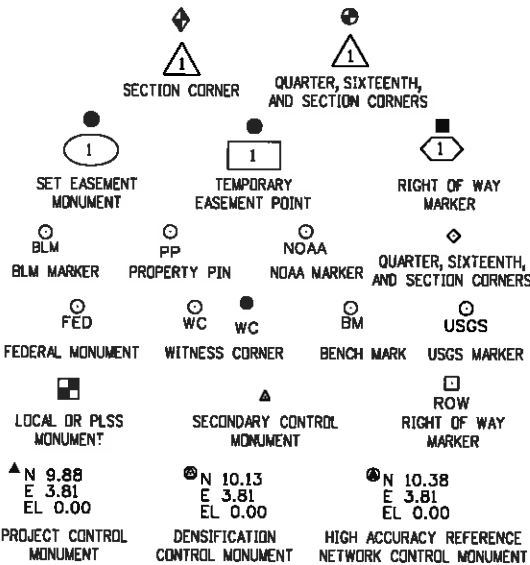
County of Weld

SHEET NO.

4.01
4.02
4.03

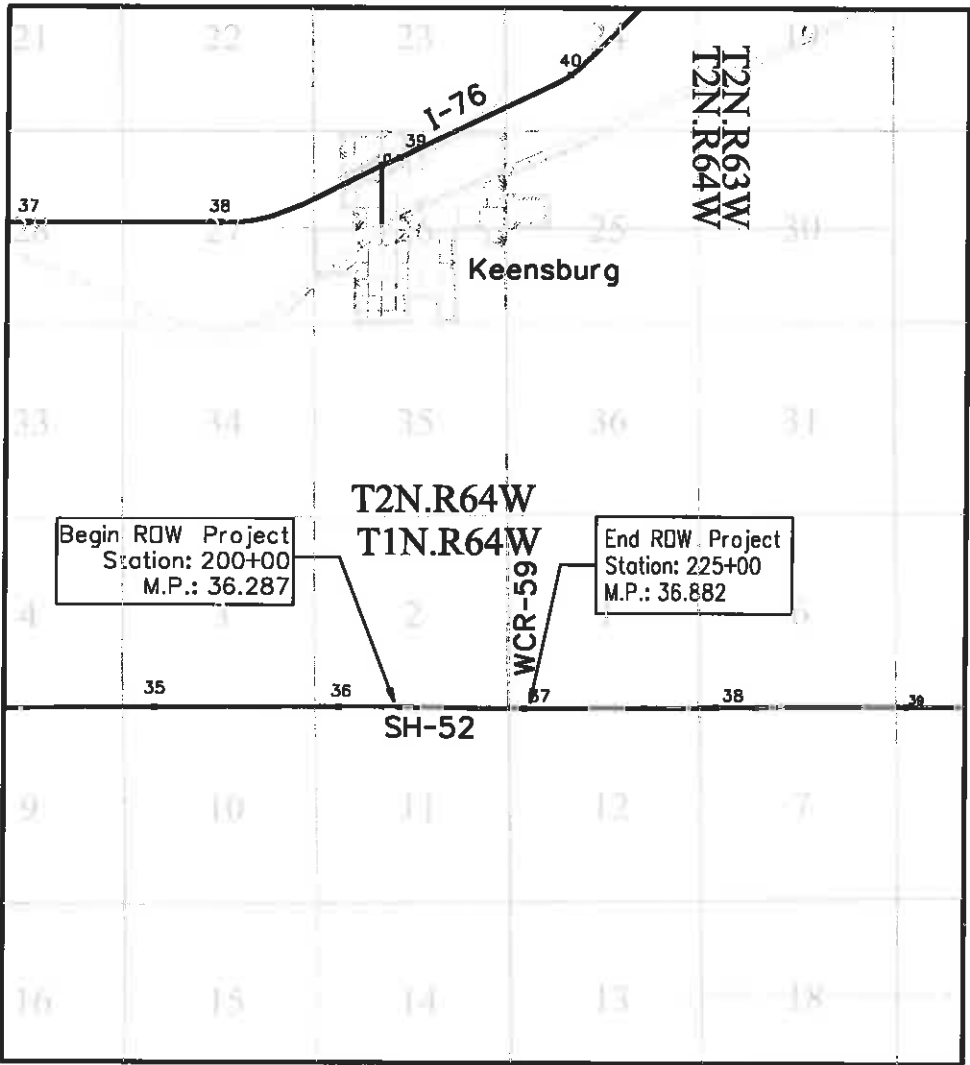
INDEX OF SHEETS

- (1) Title Sheet
(1) Monument Coordinate Tables
(1) Plan Sheet
(3) Total Sheets



General Notes:

1. This Preliminary Land Survey Control Diagram is an interim document for information purposes only. This document will be superseded by the Land Survey Control Diagram included with the deposited right of way plans.
2. Title policy, title commitment, and title research are not part of this survey, therefore easements, rights, and restrictions of record were not researched and are not shown on this diagram. The verification of the physical evidence with relation to easements, rights of ways, property boundaries, and restrictions, as described in the instruments of record, were not included in this land survey control diagram.
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.
4. Refer to the M-629-1 Survey Monuments of the Standard Plans dated July, 2012 found in The Colorado Department of Transportation, M & S Standards for typical survey monument descriptions.



PROJECT LOCATION MAP



Lineal Units = U.S. Survey Feet

Basis of Bearings: Bearings used in the calculations of coordinates are based on a grid bearing of N89°27'55"E (889.37') from the Control Point "3644" (CDOT Type 5 Monument, MP 36.44), Section 2, Township 1 North, Range 64 West, Sixth P.M. and the Control Point "3661" (CDOT Type 5 Monument, MP 36.61), Section 2, Township 1 North, Range 64 West, Sixth P.M. as obtained from a Global Positioning System (GPS) survey based on the Colorado High Accuracy Reference Network (CHARN).

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SURVEYOR STATEMENT (LAND SURVEY CONTROL DIAGRAM)

I, Thomas W. Nicholas, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation this Land Survey 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. 28657



Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Land Survey Control Diagram

Monument Coordinate Tables

Project Number: FSA 052A-036				
Project Location: SH 52 at WCR 59 Intersection				
Project Code:	Last Mod. Date:	Subset:	Subset Sheets:	Sheet Number:
18108	5-23-2013	ROW	4.01 to 4.03	4.02



FOUND ALIQUOT MONUMENT COORDINATE TABLE

Point No.	Northing(ft)	Easting(ft)	Description
1	122764.61	160654.07	2 1/2" Alum. Cap in Range Box
2	122742.37	158013.54	3 1/4" Alum. Cap in Range Box
3	121417.04	160673.35	2 1/2" Alum. Cap in Range Box
4	125395.88	160597.58	2 1/2" Alum. Cap in Range Box
5	122785.61	163283.14	2 1/2" Alum. Cap in Range Box



FOUND BOUNDARY MONUMENT COORDINATE TABLE

Point No.	Northing(ft)	Easting(ft)	Description
52	122785.27	158012.29	rebar pls 27269
53	122702.40	158014.16	rebar pls 27269
54	122787.46	158613.78	rebar pls 27269
55	122787.46	159364.64	rebar pls 27269
56	122787.46	159443.73	#3 rebar no cap
57	122787.46	160623.31	#4 rebar LS 27269



ROW

FOUND R.O.W. MONUMENT COORDINATE TABLE

Point No.	Northing(ft)	Easting(ft)	Description
50	122769.37	161244.04	brass cap in concrete
51	122696.72	157297.18	brass cap in concrete



1420 2nd Street
Greeley CO 80631
Phone: (970) 350-2161 FAX: (970) 350-2178

Region 4

Right of Way

PTS

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Sheet Revisions

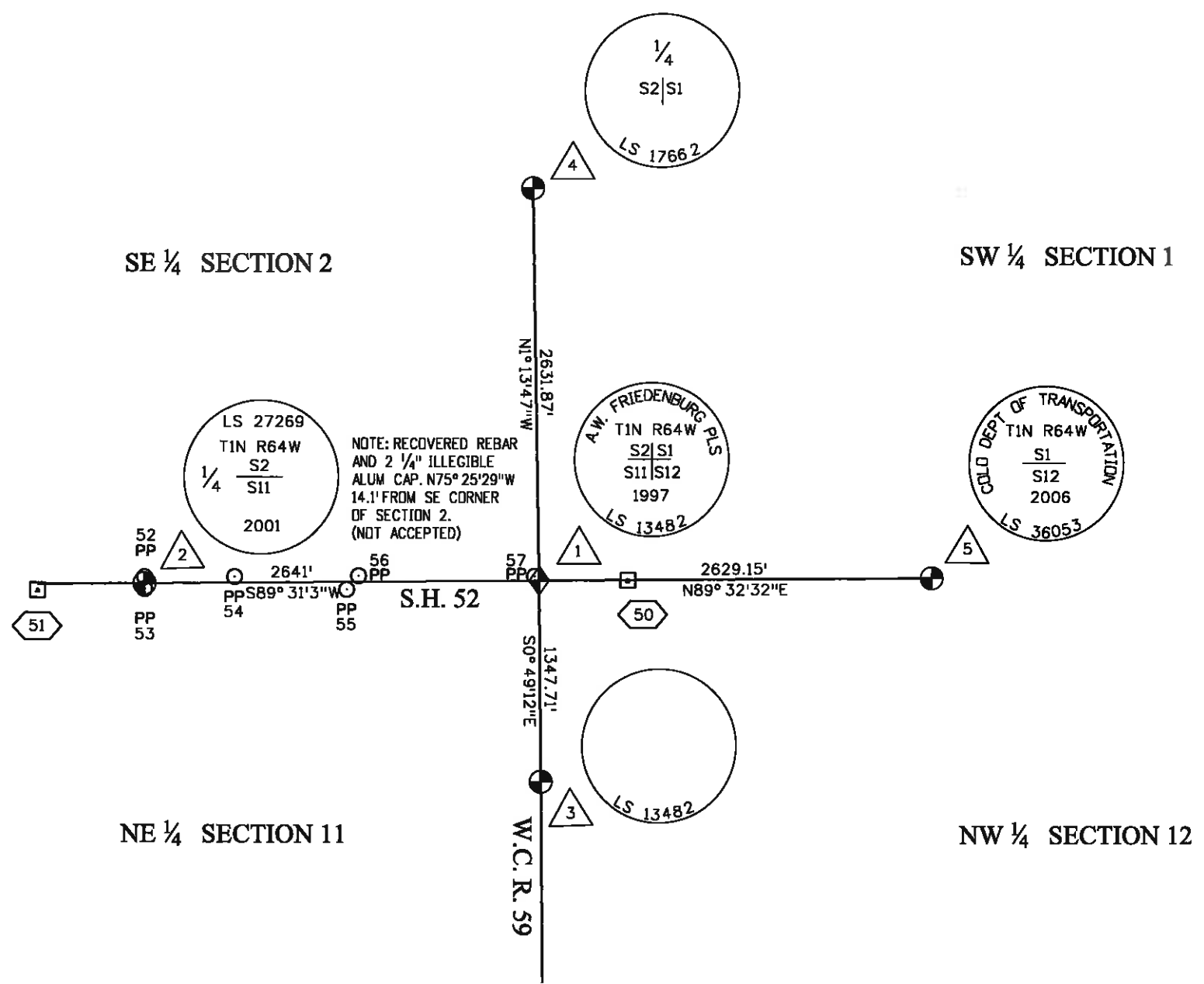
Date	Description	Initials

Prelim. Land Survey Control Diagram

Plan Sheet

Project Number: FSA 052A-036
Project Location: SH 52 at WCR 59 Intersection

Project Code	Last Mod. Date	Subset	Subset Sheets	Sheet Number
18108	5-23-2013	ROW	4.01 of 4.03	4.03



T 1 N , R 64 W





Phone: .

FAX: .

Region 04

Right of Way

PTS

Sheet Revisions

Date	Description	Initials
8-5-2013	REVISED POINTS 151-153, 156, 158, 209	TWN
	DELETED POINT 160	

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Right of Way Plans

Monumentation Sheet

Project Number: FSA 052A-036

Project Location: SH 52 at WCR 59 Intersection

Project Code	Last Mod. Date	Sheet	Sheet Sheets	Sheet Number
18108	8-5-2013	ROW	5.01 to 5.01	5.01

TABULATION OF R.O.W. MONUMENTS TO BE SET

Point No.	Northing(ft)	Easting(ft)	Description
100	122787.13	158216.69	ROW
101	122788.55	158566.79	ROW
102	122795.95	158666.71	ROW
103	122704.09	158217.08	ROW
104	122797.17	158966.71	ROW
105	122791.20	159061.93	ROW
106	122706.12	158716.98	ROW
107	122701.51	158816.97	ROW
108	122804.35	160623.21	ROW
109	122809.24	160683.12	ROW
112	122708.85	160624.86	ROW
113	122707.20	160216.96	ROW
114	122802.99	160461.88	ROW

TABULATION OF PERMANENT EASEMENT MONUMENTS TO BE SET

Point No.	Northing(ft)	Easting(ft)	Description
150	122793.49	159333.87	PE
151	122878.49	159333.15	PE
152	122858.66	159353.32	PE
153	122858.36	159318.32	PE
154	122808.79	159368.75	PE
155	122793.79	159368.87	PE
156	122793.37	159318.87	PE
157	122859.42	159443.23	PE
158	122879.42	159443.06	PE
159	122809.42	159443.65	PE
161	122819.35	160622.89	PE
162	122839.24	160682.47	PE
163	122809.55	160721.22	PE
164	122839.34	160695.58	PE

TABULATION OF TEMPORARY EASEMENT POINTS TO BE STAKED

Point No.	Northing(ft)	Easting(ft)	Description
200	122703.80	159379.44	TE
201	122763.78	159368.47	TE
202	122793.48	159332.54	TE
203	122703.67	159348.96	TE
204	122703.72	159360.16	TE
205	122703.64	159340.11	TE
206	122808.49	159333.74	TE
207	122793.66	159353.89	TE
208	122859.50	159453.23	TE
209	122879.50	159453.06	TE
210	122794.42	159443.77	TE
211	122805.61	160773.20	TE
212	122775.62	160773.45	TE
213	122791.82	160618.98	TE
214	122791.10	160534.03	TE
215	122811.10	160533.86	TE
216	122811.73	160608.35	TE
217	122818.41	160612.90	TE
218	122869.13	160611.81	TE
219	122869.56	160631.81	TE
220	122812.44	160633.04	TE

QUANTITY OF MONUMENTS TO BE SET BY CDDT FORCES

CAP TYPE	MONUMENT TYPE									
	1	1A	2	2A	3	3A	4	5	5(S)	6
REFERENCE										
ROW	13									
CONTROL										
ALIQUOT CORNER										
PERMANENT EASEMENT										14
PROJECT POINTS										
WITNESS POST (REQUIRED)										

General Notes:

- All centerline and offset stationing may not represent the centerline as constructed in the field.
- Refer to the M-629-1 Survey Monuments of the Standard Plans dated July, 2012 found in The Colorado Department of Transportation, M & S Standards for survey monument descriptions.
- This plan set is subject to change and may not be the most current set. It is the user's responsibility to verify with CDDT 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.

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SURVEYOR STATEMENT (R.O.W. MONUMENTS)

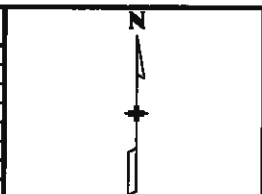
I, Thomas Nicholas, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation that based upon my knowledge, information and belief, adequate research, calculations and evaluation of survey evidence were performed and the Right-of-Way monuments depicted on this Right-of-Way Plan were set 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. 28657

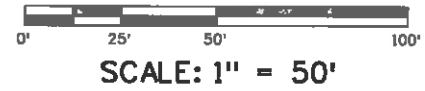
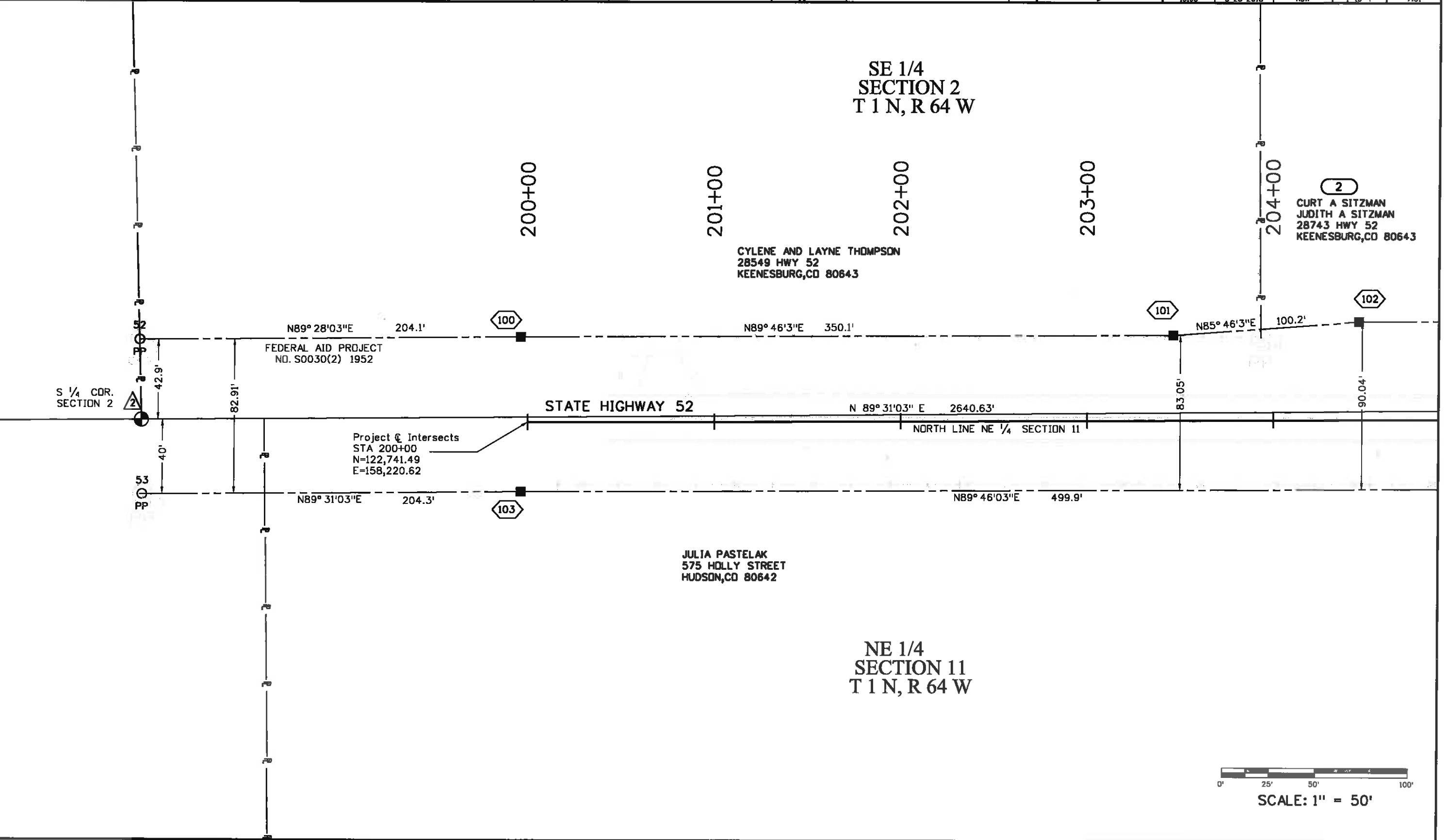
Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials



Right of Way Plans				
Plan Sheets				
Project Number: FSA 052A-036				
Project Location: SH 52 at WCR 59 Intersection				
Project Code	Last Mod. Date	Subset	Subset Sheets	Sheet Number
18108	5-23-2013	ROW	1 to 4	7.01





1420 2nd Street
Greeley, CO 80631
Phone: (970) 350-2161 FAX: (970) 350-2178

Region 4

Right of Way

PTS

Sheet Revisions

Date	Description	Initials
8-5-2013	DELETED TE-2, REVISED PE-2 & PE-2A	TWN

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Right of Way Plans

Plan Sheets

Project Number: FSA 052A-036
Project Location: SH 52 at WCR 59 Intersection

Project Code	Last Mod. Date	Subset	Subset Sheets	Sheet Number
18108	8-5-2013	ROW	7.01 to 7.04	7.02

SE 1/4
SECTION 2
T 1 N, R 64 W

LOT A
RE 1475-2-4-RE2068

PE-2 REV CURT A SITZMAN
PE-2A REV JUDITH A SITZMAN
TE-2A 28743 HWY 52
KEENESBURG, CO 80643

NOTE: TE-5 MAY NOT BE
NEEDED IF DITCH AGREEMENT
IS REACHED WITH HENRYLYN
IRRIGATION DISTRICT.

NOTE: TE-2A MAY NOT BE
NEEDED IF DITCH AGREEMENT
IS REACHED WITH EASTERN PLAINS
DEVELOPMENT LLC.

SEE OVERLAPPING
EASEMENT DETAIL
SHEET 7.05

205+00

206+00

207+00

208+00

209+00

210+00

211+00

212+00

N89° 46' 03" E 300.0'

95.40'
S86° 24' 57" E

1400.00'
N89° 31' 3" E

STATE HIGHWAY 52

N 89° 31' 03" E 2640.63'
NORTH LINE NE 1/4 SECTION 11

JULIA PASTELAK
575 HOLLY STREET
HUDSON, CO 80642

SCHOOL DISTRICT NO. RE-3
99 WEST BROADWAY STREET
KEENESBURG, CO 80643

NE 1/4
SECTION 11
T 1 N, R 64 W

POINT OF BEGINNING TIE CHART			
PARCEL	BEARING	DIST.	ALIQUOT CORNER
PE-2 REV	N88° 41' 58" W	1285.53'	SE Corner Sec. 2
TE-2A	S87° 18' 21" W	1295.34'	SE Corner Sec. 2
PE-2A REV	N88° 43' 12" W	1300.52'	SE Corner Sec. 2



SCALE: 1" = 50'

LINE TABLE		
LINE #	BEARING	DIST.
L1	S89° 46' 03" W	30.47'
L2	N10° 21' 53" W	91.30'
L3	S89° 31' 03" W	1405.04'
L4	N89° 31' 03" E	1440.71'
L5	S89° 46' 03" W	20.04'
L6	N03° 59' 19" W	90.07'
L7	N89° 31' 03" E	20.04'
L8	S03° 59' 19" E	90.16'
L9	N00° 24' 39" W	15.00'
L10	N89° 31' 03" E	109.91'
L11	S89° 31' 03" W	50.00'
L12	N00° 28' 57" W	65.00'
L13	S89° 31' 03" W	74.91'
L14	S00° 28' 57" E	15.00'

LINE TABLE		
LINE #	BEARING	DIST.
L15	N0° 28' 57" W	85.00'
L16	N89° 31' 03" E	124.91'
L17	S00° 28' 57" E	50.00'
L18	N89° 31' 03" E	109.91'
L19	S00° 28' 57" E	20.00'
L20	S89° 31' 03" W	89.91'
L21	S89° 31' 03" W	89.91'
L22	S10° 21' 53" E	60.98'
L27	N0° 28' 57" W	65.00'

TE-5
HENRYLYN IRRIGATION DISTRICT
617 BIRCH STREET
HUDSON, CO 80642

SCHOOL DISTRICT
NO. RE-3
99 W. BROADWAY
KEENESBURG, CO
80643

Colorado Department of Transportation



1420 2nd Street
Fort Collins CO 80631
Phone: 970-350-2161 FAX: 970-350-2178

Region 4 Right of Way PTS

Sheet Revisions

Date	Description	Initials
8-5-2013	REVISED PE-3	TWN

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Right of Way Plans

Plan Sheet

Project Number: FSA 052A-036
Project Location: SH 52 at WCR 59 Intersection

Project Code	Last Mod. Date	Subset	Subset Sheets	Sheet Number
18108	8-5-2013	ROW	7.01 of 7.05	7.04

N



THE NORTH 10' OF THE SOUTH
40' OF THE SE 1/4 DEEDED TO
WELD CO. PER REC 666589 1933
IS NOT SHOWN ON FEDERAL AID
PROJECT NO. S0030(2) 1952

(PE-3 REV)

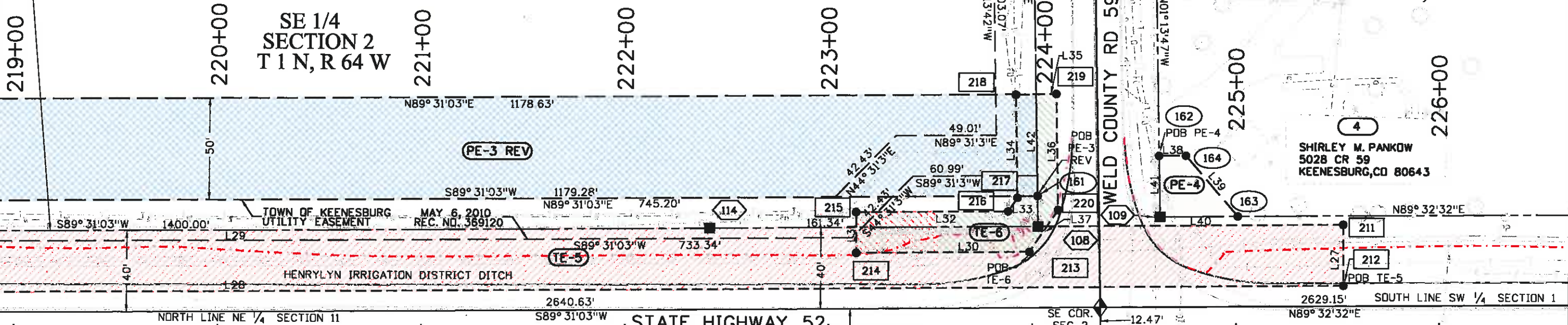
EASTERN PLAINS
DEVELOPMENT LLC
28425 HWY 52
KEENESBURG, CO 80643

LOT B
CORRECTED R.E.
NO. 1475-02-4 RE-3930

TOWN OF KEENESBURG
UTILITY EASEMENT
MAY 6, 2010
REC. NO. 369120

LOT A
AMENDED R.E.
NO. 1475-1-3-RE-379

SW 1/4
SECTION 1
T 1 N, R 64 W



SHIRLEY M. PANKOW
5028 CR 59
KEENESBURG, CO 80643

Project @ Intersects
E. Line Section 11
STA 224+33.65
N=122,752.18
E=160,654.27

RAYMOND W. BURY
PO BOX 409
KEENESBURG, CO 80643

U.S. WEST COMMUNICATIONS, INC.
CORPORATE EASEMENT
REC. NO. 2464955

SCHOOL DISTRICT NO. RE-3
99 WEST BROADWAY STREET
KEENESBURG, CO 80643

LINE #	BEARING	DIST.
L26	N00° 28' 57" W	15.00'
L27	S00° 28' 57" E	30.00'
L28	S89° 31' 03" W	1405.04'
L29	N89° 31' 03" E	1440.71'
L30	S89° 31' 03" W	84.95'
L31	N00° 28' 57" W	20.00'
L32	N89° 31' 03" E	74.49'
L33	N34° 16' 08" E	8.09'
L34	N01° 13' 47" W	50.73'
L35	N88° 46' 13" E	20.00'
L36	S01° 13' 47" E	57.13'

LINE #	BEARING	DIST.
L37	S34° 16' 08" W	24.96'
L38	N89° 32' 32" E	13.10'
L39	S40° 43' 07" E	39.91'
L40	S89° 32' 32" W	38.11'
L41	N01° 13' 47" W	30.00'
L42	S01° 13' 47" E	50.00'

NOTE: TE-5 AND TE-6 MAY NOT
BE NEEDED IF DITCH AGREEMENT
IS REACHED WITH HENRYLYN
IRRIGATION DISTRICT.

(TE-5)
HENRYLYN IRRIGATION DISTRICT
617 BIRCH STREET
HUDSON, CO 80642

(TE-6)
HENRYLYN IRRIGATION DISTRICT
617 BIRCH STREET
HUDSON, CO 80642

PARCEL	BEARING	DIST.	ALIQUOT CORNER
TE-6	N52° 12' 32" W	44.40'	SE Corner Sec. 2
PE-4	N20° 50' 15" E	79.85'	SE Corner Sec. 2

NW 1/4
SECTION 12
T 1 N, R 64 W





Sheet Revisions

Date	Description	Initials
8-5-2013	REVISED PE-2, PE-2A DELETED TE-2	TWN

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Right of Way Plans

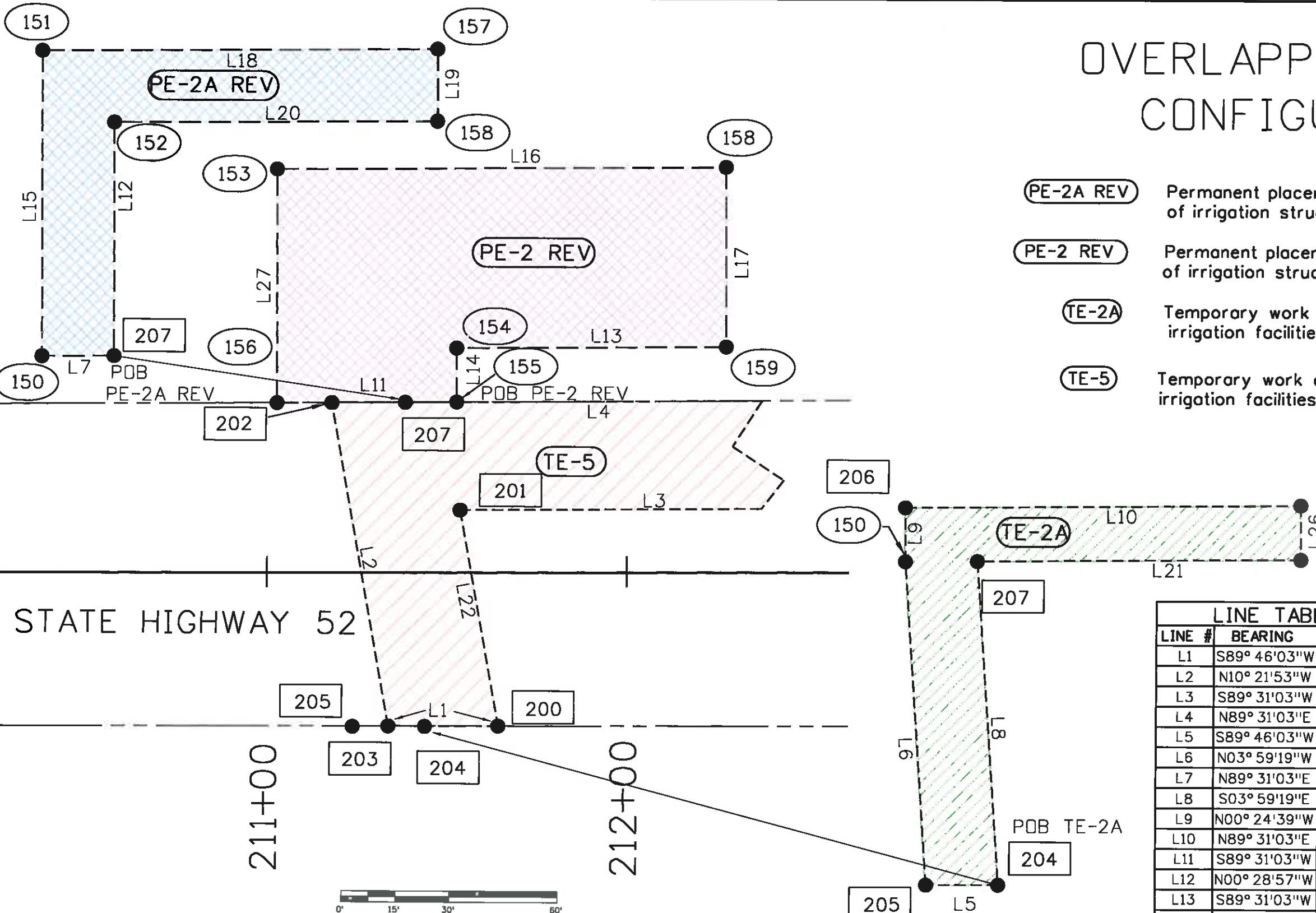
Plan Sheets

Project Number: FSA 052A-036
Project Location: SH 52 at WCR 59 Intersection

Project Code:	Last Mod. Date	Subset	Subset Sheets	Sheet Number
18108	8-05-2013	ROW	7.01 to 7.05	7.05

OVERLAPPING TE & PE CONFIGURATION

- PE-2A REV** Permanent placement, construction and maintenance of irrigation structures and facilities.
- PE-2 REV** Permanent placement, construction and maintenance of irrigation structures and facilities.
- TE-2A** Temporary work area for construction of irrigation facilities.
- TE-5** Temporary work area for construction of irrigation facilities.



LINE TABLE		
LINE #	BEARING	DIST.
L1	S89° 46'03"W	30.47'
L2	N10° 21'53"W	91.30'
L3	S89° 31'03"W	1405.04'
L4	N89° 31'03"E	1440.71'
L5	S89° 46'03"W	20.04'
L6	N03° 59'19"W	90.07'
L7	N89° 31'03"E	20.04'
L8	S03° 59'19"E	90.16'
L9	N00° 24'39"W	15.00'
L10	N89° 31'03"E	109.91'
L11	S89° 31'03"W	50.00'
L12	N00° 28'57"W	65.00'
L13	S89° 31'03"W	74.91'
L14	S00° 28'57"E	15.00'

LINE TABLE		
LINE #	BEARING	DIST.
L15	N0° 28'57"W	85.00'
L16	N89° 31'03"E	124.91'
L17	S00° 28'57"E	50.00'
L18	N89° 31'03"E	109.91'
L19	S00° 28'57"E	20.00'
L20	S89° 31'03"W	89.91'
L21	S89° 31'03"W	89.91'
L22	S10° 21'53"E	60.98'
L26	N00° 28'57"W	15.00'
L27	N00° 28'57"W	65.00'

Sheet Revisions		
Date	Description	Initials
8-5-2013	REVISED PE-2, PE-2A, PE-3, TE-3A	TWN
	DELETED TE-2, TE-3	

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials



Right of Way Plans			
Ownership Sheet			
Project Number: FSA 052A-036			
Project Location: SH 52 at WCR 59 Intersection			
Project Code: 18108	Last Mod. Date: 8-5-2013	Subset: 8.01 of 8.01	Sheet No.: 8.01

SE 1/4
SECTION 2
T 1 N, R 64 W

SW 1/4
SECTION 1
T 1 N, R 64 W

CYLENE AND LAYNE THOMPSON
28549 HWY 52
KEENESBURG, CO 80643

TE-3A REV EASTERN PLAINS DEVELOPMENT LLC
PE-3 REV 28425 HWY 52
KEENESBURG, CO 80643

NOTE: PROJECT AREA IS WITHIN ZONE C
= AREAS OF MINIMAL FLOODING
COMMUNITY PANEL NUMBER 080266
1025CMAP REVISED SEPT 28 1982
PANEL 10250F 1075

PE-2A REV CURT A SITZMAN
PE-2 REV JUDITH A SITZMAN
TE-2A 28743 HWY 52
KEENESBURG, CO 80643

PE-2A REV

TE-3A REV

PE-2 REV

PE-3 REV

SHIRLEY M. PANKOW
5028 CR 59
KEENESBURG, CO 80643

PE-4

LOT A
RE-379

STATE HIGHWAY 52

NOTE: TE-5 AND TE-6 MAY NOT
BE NEEDED IF DITCH AGREEMENT
IS REACHED WITH HENRYLYN
IRRIGATION DISTRICT.

NOTE: TE-2A AND TE-3A REV MAY
NOT BE NEEDED IF DITCH AGREEMENT
IS REACHED WITH EASTERN
PLAINS DEVELOPMENT LLC.

SCHOOL DISTRICT NO. RE-3
99 WEST BROADWAY STREET
KEENESBURG, CO 80643

JULIA PASTELAK
575 HOLLY STREET
HUDSON, CO 80642

TE-5 HENRYLYN IRRIGATION DISTRICT
TE-6 617 BIRCH STREET
HUDSON, CO 80642

SCHOOL DISTRICT NO. RE-3
99 WEST BROADWAY STREET
KEENESBURG, CO 80643

RAYMOND W. BURY
PO BOX 409
KEENESBURG, CO 80643

NE 1/4
SECTION 11
T 1 N, R 64 W

NW 1/4
SECTION 12
T 1 N, R 64 W



SCALE 1" = 200'