



Colorado Department of Transportation

Region 4

1420 2nd Street

Greeley, CO 80631

Phone: 970-350-2153 Fax: 970-350-2178

R-4 ROW Unit: Peter Sulmeisters, PLS

Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials



HCL

Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310

ENGLEWOOD, CO. 80112

P: (303) 773-1605

F: (303) 773-3297

Right of Way Plans			
Title Sheet			
Project Number: IM 392A-012			
Project Location: I-25 & SH 392			
LARIMER COUNTY - WINDSOR, CO			
Project Code: 16639	Last Mod. Date: 06-11-10	Subset: 1	Sheet No.: 1.01

CITY OF FORT COLLINS & TOWN OF WINDSOR

LARIMER COUNTY

STATE OF COLORADO

RIGHT OF WAY PLANS OF PROPOSED

PROJECT NO. IM 392A-012

STATE HIGHWAY NO. 392

R.O.W. Length of Project = 0.37 Miles
Const. Length of Project = 0.94 Miles

SHEET NO.	INDEX OF SHEETS
1.01	(1) Title Sheet
2.01	(1) Tabulation of Properties
NA	(NA) Project Control Diagram
4.01-4.03	(3) Land Survey Control Diagram
5.01-5.02	(2) Monumentation Sheets
Not Used	(NA) Tabulation of Road Approach Sheets
7.01-7.04	(4) Plan Sheets
8.01	(1) Ownership Map
	(12) Total Sheets
Scales of Original 11x17 Drawings	
Plan Sheets 1"=100', 1"=40' (7.04)	
Ownership Map 1"=600'	

Basis of Bearings: All bearings are based on the line connecting the N.W. corner of Section 22, T. 6N., R. 68W. of the 6th P.M. (3-1/4" Aluminum cap set in a range box, stamped "PLS 5028, 1993") and the Witness corner for the north quarter corner (N 1/4) of Section 22, T. 6N., R. 68W. of the 6th P.M. (3-1/4" Aluminum cap set in a range box stamped "Colo Dept of Transportation, PLS 31159, WC 614.68") being a Grid bearing of N 89° 24' 06" E a distance of 2036.52' as obtained from a global positioning system (GPS) survey based on the Colorado High Accuracy Reference Network (CHARN). Said grid bearing is NAD 83 (1992) Colorado State Plane North Zone 501.

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, HCL Engineering & Surveying, LLC relied on Title Commitments prepared by H.C. Peck & Associates, Inc. See Sheet 2.01
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.

DEPARTMENT OF TRANSPORTATION

STATE OF COLORADO

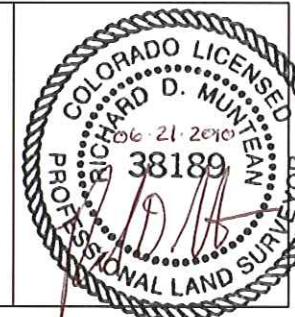
AUTHORIZED: _____ DATE _____

RIGHT OF WAY MANAGER

SURVEYOR STATEMENT (ROW PLAN)

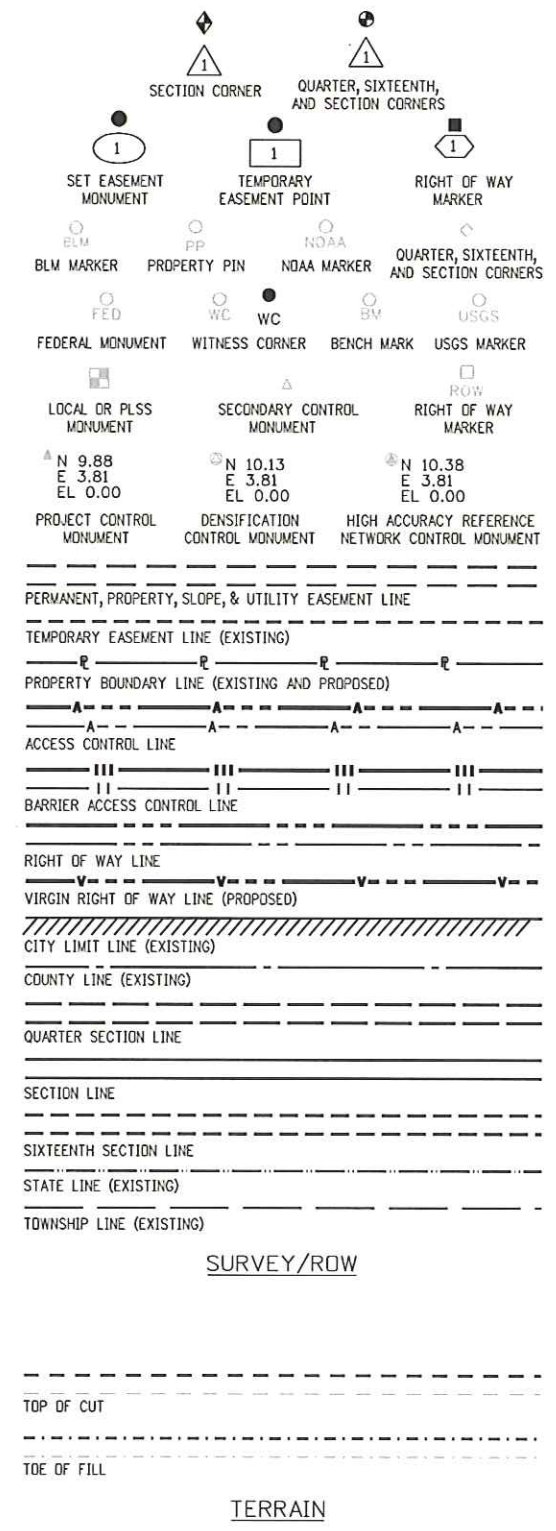
I, Richard D. Muntean, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation that based upon my knowledge, information and belief, research, calculations and evaluation of the survey evidence were performed and this Right-of-Way Plan 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. 38189

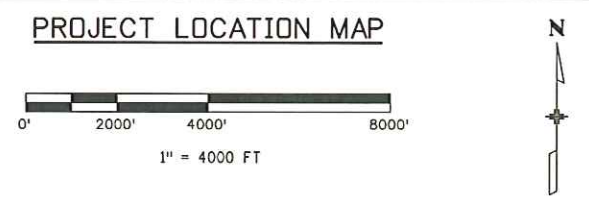
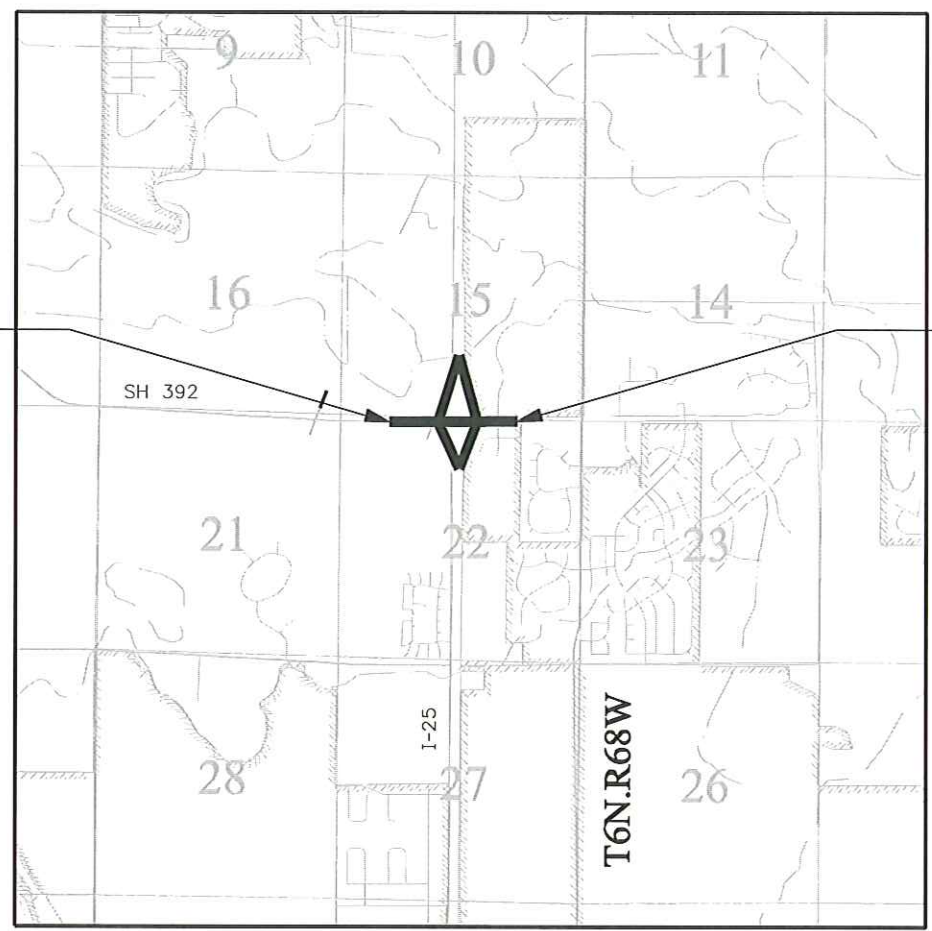


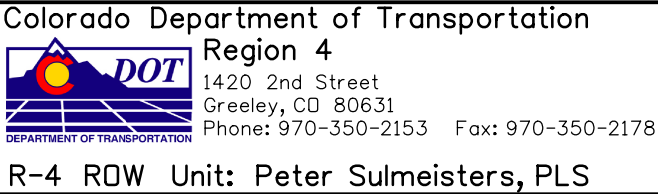
FILING CERTIFICATION: DEPOSITED THIS _____ DAY OF _____, 20____, AT _____, CO., BY _____, DEPT. _____, IN BOOK _____ OF THE COUNTY LAND SURVEYS/RIGHT OF WAY SURVEYS AT PAGE _____, RECEPTION NUMBER _____.

SIGNED _____, DEPT. _____, 6/11/2010 Richard 8:03:12 AM h:\092344.00 SH 392-125 Phase II\16639 ROW_Survey Drawings\REV_16639_ROW_TitleSheet.dgn



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), 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).





R-4 ROW Unit: Peter Sulmeisters, PLS

Sheet Revisions		
Date	Description	Initials
1-24-2011	Change PE-1 to TE-1	RDM

[illegible][illegible]

Right of Way Plans			
Tabulation of Properties			
Project Number: IM 392A-012			
Project Location: SH 392 & I-25			
LARIMER COUNTY - WINDSOR, CO			
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.
16639	06-11-10	1 OF 1	RW 2.01

R.O.W. TABULATION OF PROPERTIES IN LARIMER COUNTY S.H. NO. 392

[illegible]

Shawn 1:33:55 PM P:\105 West Projects\129-0013 - I-25 SH 392 Monumentation\ROW_Survey\REV-I-21-2011_16639ROW_TabProp01.dgn



Colorado Department of Transportation

Region 4

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Greeley, CO 80631
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Survey Unit: Mark Guerrero, PLS

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ENGLEWOOD, CO. 80112
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Land Survey Control Diagram			
Title Sheet			
Project Number: IM 392A-012			
Project Location: SH 392 & I-25			
Larimer County - Windsor, Colorado			
Project Code: 16639	Last Mod. Date: 06-11-10	Subset: 1 of 3	Sheet No.: 4.01

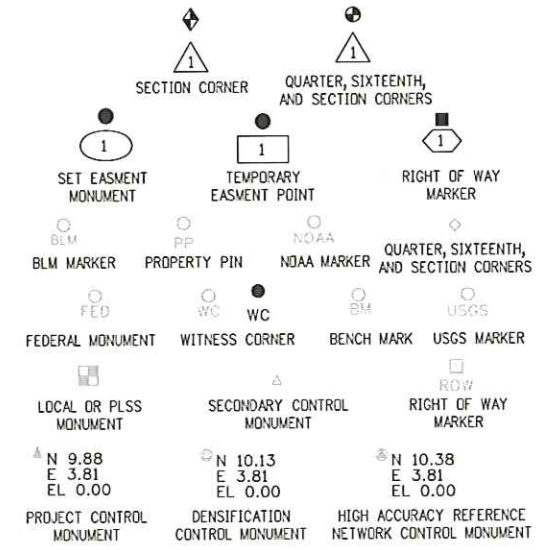
DEPARTMENT OF TRANSPORTATION

STATE OF COLORADO

LAND SURVEY CONTROL DIAGRAM

State Highway 392
Sections 15 and 22
Township 6 North, Range 68 West
of the 6th Principle Meridian
County of Larimer

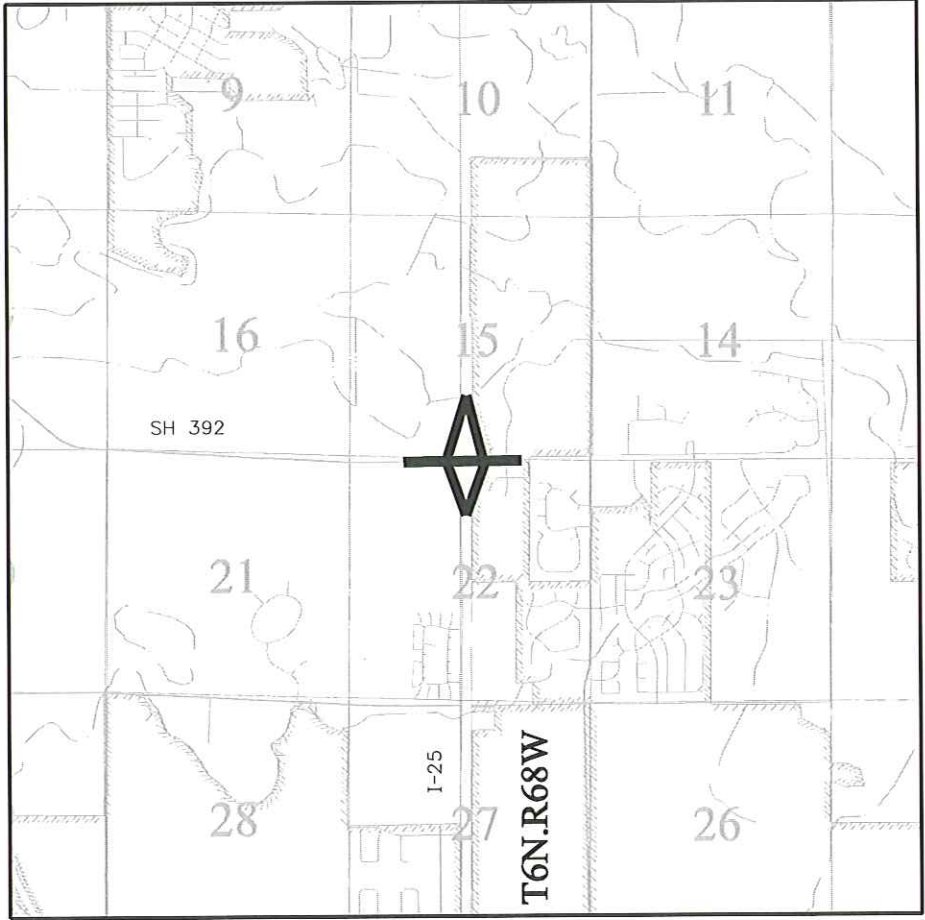
SHEET NO.	INDEX OF SHEETS
4.01	(1) Title Sheet
4.02	(1) Monument Coordinate Tables
4.03	(1) Plan Sheet
	(3) Total Sheets



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.

General Notes:

- This Land Survey Control Diagram is not a boundary survey of the adjoining property and is prepared for the Colorado Department of Transportation purposes only.
- 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 controlsurvey.
- 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.
- 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 BEARING:

All bearings are based on the line connecting the N.W. corner of Section 22, T. 6N., R. 68W. of the 6th P.M. (3-1/4" Aluminum cap set in a range box, stamped "PLS 5028.1993") and the Witness corner for the north quarter corner (N 1/4) of Section 22, T. 6N., R. 68W. of the 6th P.M. (3-1/4" Aluminum cap set in a range box stamped "Colo Dept of Transportation, PLS 31159.WC 614.68") being a Grid bearing of N 89° 24' 06" E a distance of 2036.52' as obtained from a global positioning system (GPS) survey based on the Colorado High Accuracy Reference Network (CHARN). Said grid bearing is NAD 83 (1992) Colorado State Plane North Zone 501.

BASIS OF ELEVATION:

Vertical control for this project was provided by the Colorado Department of Transportation (Region 4), and is based on NAVD 88.

COORDINATE DATUM:

Coordinates on this project are for the use of the CDDT for the construction of this project and are considered Project Coordinates only. Coordinates were established from the survey control diagram information prepared by CDDT Region IV for projects SHE 0253-193 & SHE 3921-009.

NOTE: This map does not represent a boundary survey or title search performed by HCL Engineering & Surveying, LLC. There may exist easements and/or other encumbrances affecting the subject properties that are not shown hereon.

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 (LAND SURVEY CONTROL DIAGRAM)

I, Richard D. Muntean, 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. 38189





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Land Survey Control Diagram				
Monument Coordinate Tables				
Project Number: IM 392A-012				
Project Location: SH 392 & I-25				
LARIMER COUNTY - WINDSOR, COLORADO				
Project Code:	Last Mod. Date	Subset	Sheet No.	
16639	06-11-10	2 of 3	4.02	



FOUND ALIQUOT MONUMENT COORDINATE TABLE (PROJECT COORDINATES)				
Point No.	Northing(ft)	Easting(ft)	Location	Description
400	269642.32	191330.13	SE Corner Sec. 15, T.6N., R.68W., 6TH P.M.	Fnd 3" Brass Cap in Range Box per Mon. Rec. by LS 28285
403	269628.52	190005.07	E 1/16 Corner Sec. 15 & 22, T.6N., R.68W., 6TH P.M.	Fnd 2" Aluminum Cap 0.5' BTG in Range Box Per Mon. Rec. by LS 16415
405	269614.56	188680.05	S 1/4 Corner Sec. 15, T.6N., R.68W., 6TH P.M.	Not Fnd This Survey Calc. Position from Ref. Ties Per Mon Rec. by LS 16415 and W.C.
406	266957.63	188732.40	C 1/4 Corner Sec 22, T.4N., R.68W., 6TH P.M.	Fnd 3-1/4" Aluminum Cap Flush 78.66' W.C. Per Mon. Rec. by LS 22098
407	266984.21	191323.08	E 1/4 Corner Sec 22, T.4N., R.68W., 6TH P.M.	Fnd 3-1/4" Aluminum Cap 1.0' BTG in Range Box Per Mon. Rec. by LS ??
408	266970.58	189998.37	E 1/16 Corner Sec. 22, T.6N., R.68W., 6TH P.M.	Fnd 3-1/4" Aluminum Cap 1.0' BTG 10' W.C.
409	274944.73	188699.47	N 1/4 Corner Sec. 15, T.6N., R.68W., 6TH P.M.	Fnd 3-1/4" Aluminum Cap 0.3' ATG Per Mon Rec. by LS 22098
410	266930.32	186019.30	W 1/4 Corner Sec. 22, T.6N., R.68W., 6TH P.M.	Fnd 3-1/4" Aluminum Cap 0.5' BTG Per Mon Rec. by LS 25646
412	269586.87	186028.99	SW Corner Sec.15, T.6N., R.68W., 6TH P.M.	Fnd 3-1/4" Aluminum Cap 0.3' ATG Per Mon Rec. by LS 22098
450	269608.14	188065.40	S 1/4 Corner Sec. 15, T.6N., R.68W., 6TH P.M.	Fnd 3-1/4" Aluminum Cap 0.4' BTG in Range Box 614.68' W.C.
505	269626.64	188703.12	S 1/4 Corner Sec. 15, T.6N., R.68W., 6TH P.M.	Fnd Chiseled Cross on Bridge Per Mon Rec. By LS 16415
506	266957.09	188653.74	C 1/4 Corner Sec 22, T.4N., R.68W., 6TH P.M.	Calc. Position From W.C.
508	266970.65	189988.36	E 1/16 Corner Sec. 22, T.6N., R.68W., 6TH P.M.	Calc. Position From W.C.
605	269595.95	188705.79	S 1/4 Corner Sec. 15, T.6N., R.68W., 6TH P.M.	Fnd Chiseled Cross on Bridge Per Mon Rec. By LS 16415

PP

FOUND BOUNDARY MONUMENT COORDINATE TABLE (PROJECT COORDINATES)			
Point No.	Northing(ft)	Easting(ft)	Description
301	271767.81	188478.00	Fnd #4 Rebar with 1" Yellow Plastic Cap "M&S LS 7242" 0.3' BTG
302	271409.43	188477.59	Fnd #4 Rebar with 1" Yellow Plastic Cap Illegible 0.1' ATG
303	270924.83	188428.06	Fnd #4 Rebar with 1" Yellow Plastic Cap Illegible 0.1' ATG
304	270710.18	188403.62	Fnd #4 Rebar No Cap Flush
305	269758.51	188100.61	Fnd #4 Rebar No Cap 1.0' ATG
306	269683.09	188051.42	Fnd #4 Rebar with 1" Yellow Plastic Cap Illegible Flush
308	269635.98	187354.88	Fnd #4 Rebar with 1" Yellow Plastic Cap" R/L LS 23372" Flush
313	269876.54	187355.23	Fnd #4 Rebar with 1" Yellow Plastic Cap" R/L LS 23372" 0.3' ATG
314	269961.38	187509.26	Fnd #4 Rebar with 1" Yellow Plastic Cap" R/L LS 23372" 0.3' ATG
315	270616.80	187668.87	Fnd #4 Rebar No Cap Flush
316	270822.63	188139.47	Fnd #4 Rebar No Cap 1.0' BTG
317	270840.34	187998.41	Fnd #4 Rebar with 1" Yellow Plastic Cap "M&S LS 7242" Flush
319	271406.37	187744.26	Fnd #4 Rebar with 1" Yellow Plastic Cap "M&S LS 7242" 0.2' BTG
320	271438.47	187725.86	Fnd #4 Rebar with 1" Yellow Plastic Cap "M&S LS 7242" 0.2' BTG
321	269529.33	186028.79	Fnd #4 Rebar with 1-1/4" Orange Plastic Cap "Stewart & Assoc. 7839 Flush
322	269529.97	186088.74	Fnd #4 Rebar with 1-1/4" Orange Plastic Cap "Stewart & Assoc. 7839 Flush
324	269522.53	187604.11	Fnd #4 Rebar No Cap Flush
325	269528.26	188054.03	Fnd #4 Rebar No Cap 0.2' ATG
326	269056.03	188343.08	Fnd #4 Rebar No Cap Flush
327	268989.43	188365.84	Fnd #4 Rebar with 1-1/4" Orange Plastic Cap "Stewart & Assoc. 7839 Flush
328	268805.76	188427.94	Fnd #4 Rebar with 1-1/4" Orange Plastic Cap "Stewart & Assoc. 7839 Flush
329	268578.54	188445.37	Fnd #4 Rebar with 1-1/4" Orange Plastic Cap "Stewart & Assoc. 7839 Flush
330	268283.34	188467.97	Fnd #4 Rebar with 1-1/4" Orange Plastic Cap "Stewart & Assoc. 7839 Flush
335	268909.32	188802.95	Fnd #4 Rebar No Cap 0.2' BTG
336	269473.31	189034.76	Fnd #5 Rebar with 2-1/2" Aluminum Cap "D.B. & CO PLS 35596" 0.1' BTG
337	269475.58	189161.79	Fnd #4 Rebar with 1-1/2" Aluminum Cap "2.0' WC D.B. & CO-PLS 35596" Flush
338	269501.63	189203.6	Fnd #4 Rebar No Cap 0.3' BTG
339	269502.18	189276.44	Fnd #5 Rebar with 2-1/2" Aluminum Cap "D.B. & CO PLS 35596" 0.1' BTG
342	269518.82	189103.11	Fnd Bent #4 Rebar with 3/4" Yellow Plastic Cap "COLORADO PLS 12374" Flush
344	269580.3	189202.58	Fnd Bent #4 Rebar with 3/4" Yellow Plastic Cap "CHARLES B JONES-PLS 22098" 0.5' BTG
348	269588.62	190004.82	Fnd PK Nail in Asphalt Flush



PROJECT COORDINATE TABLE				
Point No.	Project Coordinates		Elev(ft) (NAVD88)	Description
	Northing(ft)	Easting(ft)		
1	269653.02	186955.73	4877.71	Fnd Larimer County Mark
17	269691.81	189718.77	4906.81	Fnd CDOT Control Cap MP 00.17
201	269885.63	188864.21	4907.78	Set #5 Rebar with HCL 2" Aluminum Control Cap
202	269907.56	188350.77	4906.21	Set #5 Rebar with HCL 2" Aluminum Control Cap
203	269577.82	188259.78	4913.83	Set #5 Rebar with HCL 2" Aluminum Control Cap
204	269287.05	188429.71	4908.48	Set #5 Rebar with HCL 2" Aluminum Control Cap
205	269530.02	188877.85	4916.29	Set #5 Rebar with HCL 2" Aluminum Control Cap

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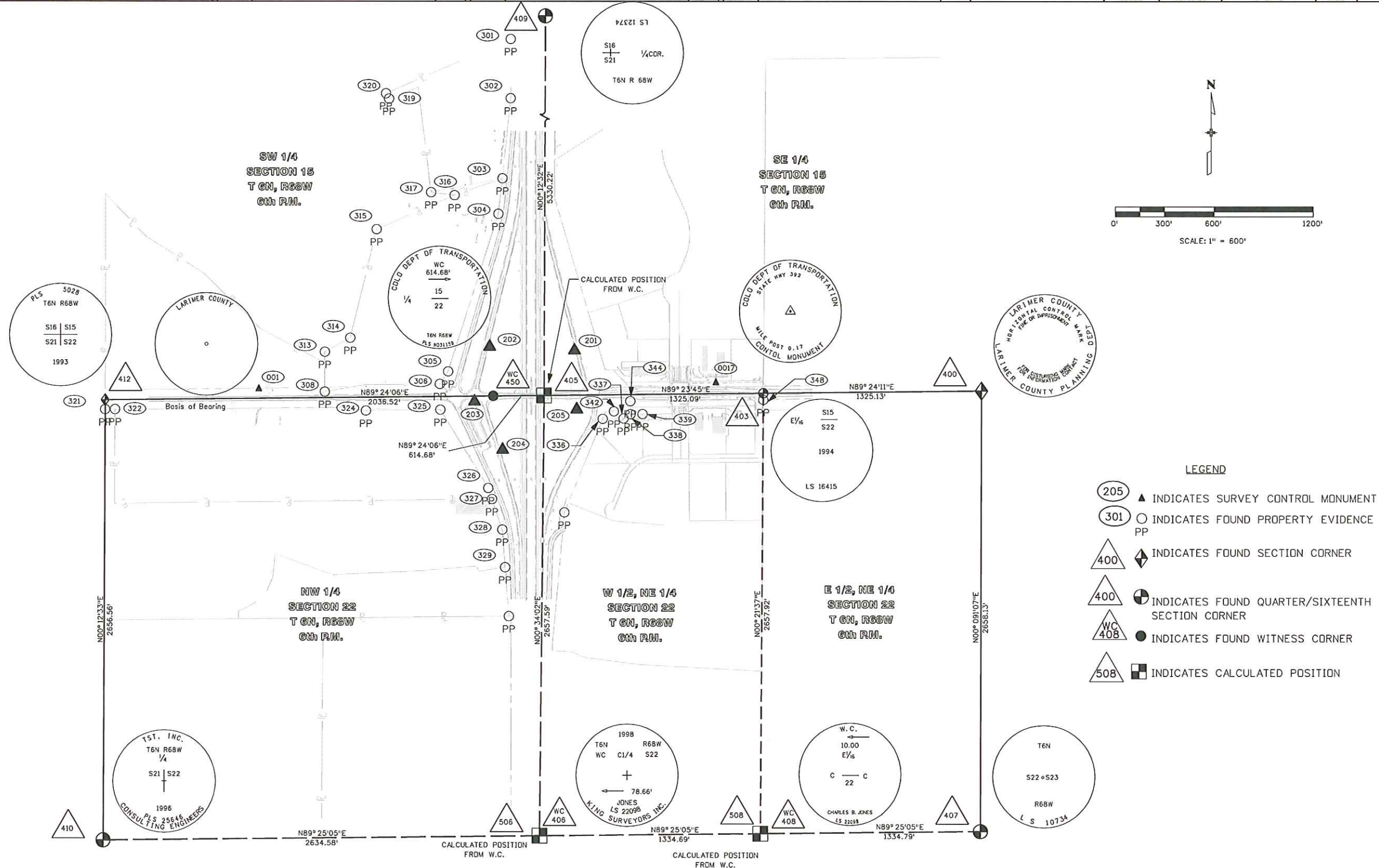
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Land Survey Control Diagram			
Plan Sheet			
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LARIMER COUNTY - WINDSOR, COLORADO			
Project Code: 16639	Lost Mod. Date: 06-11-10	Subset Sheets: 3 OF 3	Sheet No.: 4.03





Colorado Department of Transportation

Region 4

1420 2nd Street

Greeley, CO 80631

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R-4 ROW Unit: Peter Sulmeisters, PLS

Sheet Revisions			Sheet Revisions			Sheet Revisions			Right of Way Plans			
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials	Monumentation Sheet			
1-24-2011	Change PE-1 to TE-1	RDM							Project Number: IM 392A-012			
									Project Location: SH 392 & I-25			
									LARIMER COUNTY - WINDSOR, COLORADO			
									Project Code:	Last Mod. Date	Subset	Sheet No.
									16639	06-11-10	1 OF 2	5.01

105WEST

INCORPORATED

2140 S. Ivanhoe Street, Suite G5

Denver, CO 80222

303.859.4491

XXX

TABULATION OF R.O.W. MONUMENTS TO BE SET					
Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
3003	269660.64	187354.51	CDOT Type I Monument	105+34.98	60.01 LT.
3022	269674.37	187545.97	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	107+26.57	71.74 LT.
3023	269808.87	187713.27	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	108+95.28	204.48 LT.
3024	269868.29	187715.73	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	108+98.36	263.86 LT.
3025	270173.57	187896.14	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	110+81.96	567.23 LT.
3026	270377.38	188232.64	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	114+20.58	767.50 LT.
3027	270460.12	188297.85	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	114+86.65	849.56 LT.
3028	270523.67	188318.11	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	115+07.58	912.89 LT.
3029	270516.08	188341.90	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	115+31.29	905.06 LT.
3033	270216.09	188246.24	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	114+32.49	606.08 LT.
3034	270093.92	188044.52	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	112+29.50	486.03 LT.
3035	269916.74	187959.27	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	111+42.40	309.76 LT.
3036	269756.96	187980.05	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	111+61.50	149.77 LT.
3037	269770.72	188104.23	CDOT Type I Monument	112+85.82	162.23 LT.
3038	269783.20	188216.77	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	113+98.48	173.52 LT.
3039	269867.93	188300.12	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	114+82.71	257.38 LT.
3040	270201.75	188348.53	Fnd. 1/1/4" Blue Plastic Cap "LS 34174"	115+34.62	590.67 LT.
3041	269522.69	187615.82	CDOT Type I Monument	107+94.83	80.66 RT.
3042	269426.75	187700.59	CDOT Type I Monument	108+78.59	177.49 RT.
3043	269303.31	187755.65	CDOT Type I Monument	109+32.35	301.50 RT.
3044	269138.32	187942.92	CDOT Type I Monument	111+17.87	468.45 RT.
3045	269065.71	188183.41	CDOT Type I Monument	113+57.59	543.58 RT.
3046	268989.59	188365.92	CDOT Type I Monument	115+39.29	621.61 RT.

Note:

At the time of the 2010 survey it was anticipated that 23 CDOT Type I ROW Monuments would need to be set. At the time of the 2013 field monumentation, 105 West became aware that 15 of the 23 locations were monumented by others as shown on this sheet in the "Tabulation of ROW Monuments To Be Set" Table. 105 West verified the locations of the found monuments to be within acceptable tolerance of the positions shown hereon.

△
XX

TABULATION OF ALIQUOT MONUMENTS TO BE SET					
Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
450	269608.14	188065.40	W.C. S 1/4 Corner Sec. 15, T.6N., R.68W., 6TH P.M.	112+45.28	0.06 LT.

Note:

The coordinate listed above was intended to be used to re-set the 614.68' W.C. monument as found prior to construction.

△
XX

TABULATION OF FOUND ALIQUOT MONUMENT (12-20-2013)					
Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
450	269612.01	188420.64	W.C. S 1/4 Corner Sec. 15, T.6N., R.68W., 6TH P.M.	116+00.31	0.21 LT.

Note:

The coordinate listed above was found for this monument at the time of the 2013 Field Monumentation and was re-set in 2012 as a 259.00' W.C by PLS 34579.

QUANTITY OF MONUMENTS TO BE SET

CAP TYPE	MONUMENT TYPE									
	1	1A	2	2A	3	3A	4	5	5(S)	6
REFERENCE										
ROW	8									
CONTROL										
ALIQUOT CORNER										
PERMANENT EASEMENT										25
PROJECT POINTS										
WITNESS POST (REQUIRED)	8									

General Notes:

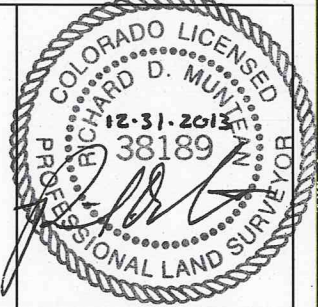
- All centerline and offset stationing may not represent the centerline as constructed in the field.
 - Refer to the M-629-1 Survey Monuments of the Standard Plans dated July, 2006 found in The Colorado Department of Transportation, M & S Standards for survey monument descriptions.
 - This plan set is subject to change and may not be the most current set. It is the user's responsibility to verify with 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.
 - The below COORDINATE DATUM statement was provided by CDOT as shown on the Project Control Diagram for Project No(s). SHE 0253-193 and SHE 3921-009
- COORDINATE DATUM: Project coordinates are modified Colorado State Plane North Zone NAD '83/(92) coordinates. The CHARN is based on the NAD '83(92) datum. The project seed point coordinates are: Northing = 1418093.609, Easting = 3149054.308, and Elevation = 4927.106sft. The ground scale factor used to modify the coordinate is 1.0002676693. Project Coordinates are truncated by 1,148,291.667sft in the Northing and 2,952,750.000 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 (R.O.W. MONUMENTS)

I, Richard D. Muntean, 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. 38189





Colorado Department of Transportation

Region 4

1420 2nd Street

Greeley, CO 80631

Phone: 970-350-2153 Fax: 970-350-2178

R-4 ROW Unit: Peter Sulmeisters, PLS

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials



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Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310

ENGLEWOOD, CO. 80112

P: (303) 773-1605

F: (303) 773-3297

Right of Way Plans				
Monumentation Sheet				
Project Number: IM 392A-012				
Project Location: SH 392 & I-25				
LARIMER COUNTY - WINDSOR, COLORADO				
Project Code: 16639	Last Mod. Date: 06-11-10	Subset: 2 OF 2	Sheet No. 5.02	

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TABULATION OF PERMANENT EASEMENT MONUMENTS TO BE SET					
Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
3000	269660.11	187304.35	CDOT Type VI Monument	104+84.81	60.01 LT.
3001	269730.46	187303.61	CDOT Type VI Monument	104+84.81	130.37 LT.
3002	269731.00	187354.61	CDOT Type VI Monument	105+35.82	130.37 LT.
3004	269783.91	187682.22	CDOT Type VI Monument	108+63.96	179.84 LT.
3005	269869.52	187685.75	CDOT Type VI Monument	108+68.39	265.41 LT.
3006	270199.23	187880.60	CDOT Type VI Monument	110+66.69	593.06 LT.
3007	270403.04	188217.10	CDOT Type VI Monument	114+05.31	793.32 LT.
3008	270469.23	188269.27	CDOT Type VI Monument	114+58.17	858.97 LT.
3009	270561.36	188298.64	CDOT Type VI Monument	114+88.50	950.79 LT.
3010	270553.78	188322.43	CDOT Type VI Monument	115+12.21	942.95 LT.
3011	270424.92	188281.34	CDOT Type VI Monument	114+69.78	814.54 LT.
3012	269373.14	187724.51	CDOT Type VI Monument	109+01.94	231.35 RT.
3013	269324.04	187724.51	CDOT Type VI Monument	109+01.42	280.44 RT.
3014	269295.16	187737.39	CDOT Type VI Monument	109+14.00	309.46 RT.
3015	269119.18	187937.13	CDOT Type VI Monument	111+11.89	487.53 RT.
3016	269062.87	188123.61	CDOT Type VI Monument	112+97.76	545.79 RT.
3017	269081.43	188131.34	CDOT Type VI Monument	113+05.69	527.31 RT.
4001	268989.28	188340.67	CDOT Type VI Monument	115+14.04	621.65 RT.
4002	269056.28	188180.03	CDOT Type VI Monument	113+54.11	552.97 RT.
4003	269069.24	188137.1	CDOT Type VI Monument	113+11.32	539.56 RT.
4004	269050.69	188129.36	CDOT Type VI Monument	113+03.39	558.03 RT.
4005	269109.6	187934.24	CDOT Type VI Monument	111+08.90	497.07 RT.
4006	269291.09	187728.25	CDOT Type VI Monument	109+04.83	313.43 RT.
4007	269321.91	187714.51	CDOT Type VI Monument	108+91.40	282.47 RT.
4008	269371.01	187714.51	CDOT Type VI Monument	108+91.59	233.37 RT.
4009	269421.28	187692.09	CDOT Type VI Monument	108+70.02	182.87 RT.
4010	269522.82	187602.37	CDOT Type VI Monument	107+81.38	80.40 RT.
4011	269522.55	187604.22	CDOT Type VI Monument	107+83.23	80.69 RT.

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TABULATION OF TEMPORARY EASEMENT POINTS TO BE STAKED					
Point No.	Northing(ft)	Easting(ft)	Description	Station	Offset
3047	269731.10	187364.44	N/A	105+45.65	130.37 LT.
3048	269666.72	187365.12	N/A	105+45.65	65.99 LT.
3049	269679.68	187552.56	N/A	107+33.22	76.98 LT.
3058	269528.59	189118.67	N/A	122+97.65	90.53 RT.
3059	269533.39	189266.63	N/A	124+45.66	87.29 RT.
3060	269545.73	189266.50	N/A	124+45.66	74.95 RT.
3067	269544.44	189144.46	N/A	123+23.61	74.95 RT.



POB TIE TABLE				
FROM	TO	BEARING	DISTANCE	PARCEL
412	3003	N86° 48'53"E	1327.57	PE-1, TE-2, 2A
412	3004	N83° 12'12"E	1664.93	UE-2
412	3038	N84° 52'20"E	2196.57	2X
412	3041	S87° 41'03"E	1588.13	3





Colorado Department of Transportation

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R-4 ROW Unit: Peter Sulmeisters, PLS

Sheet Revisions		
Date	Description	Initials

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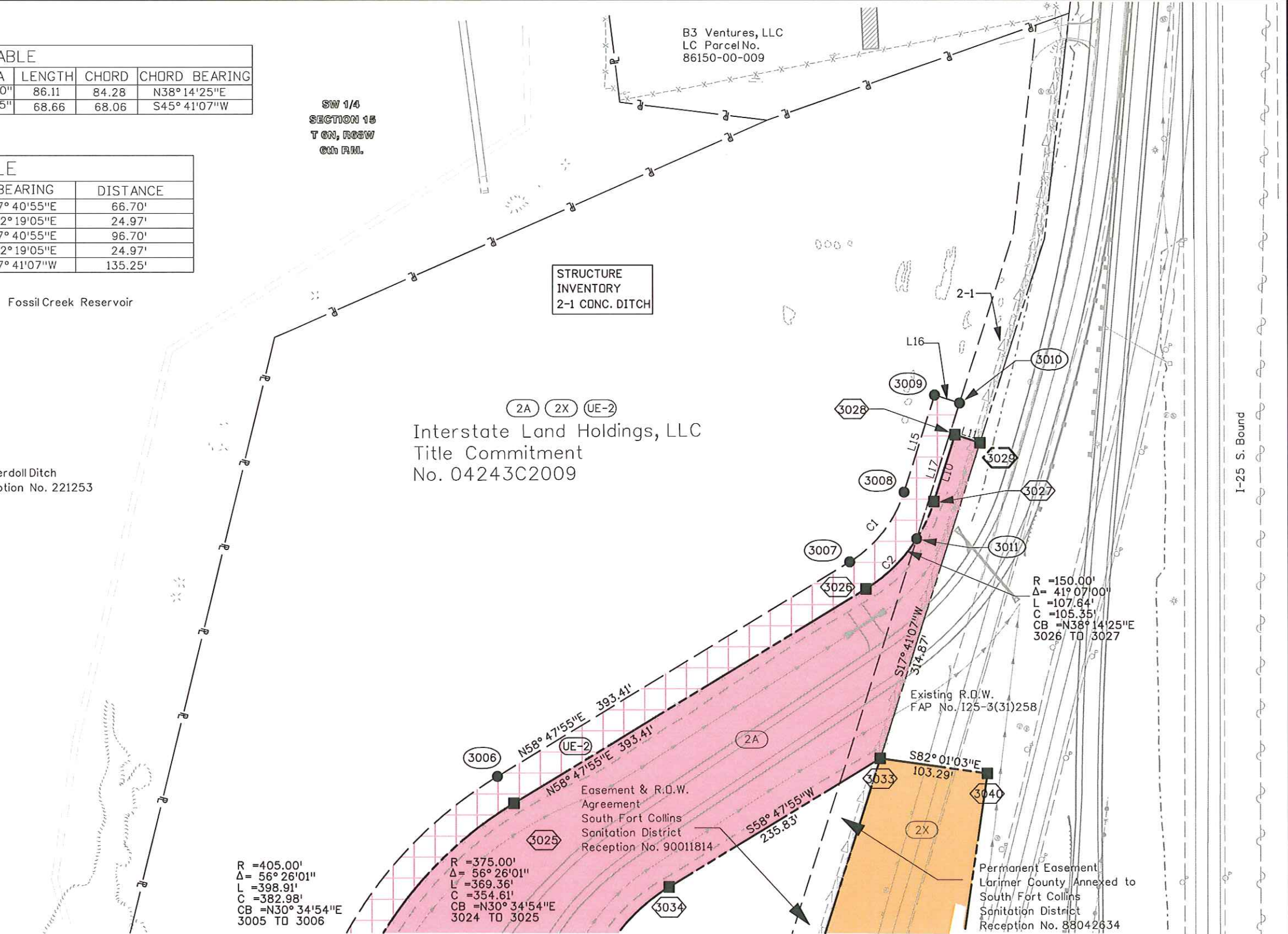
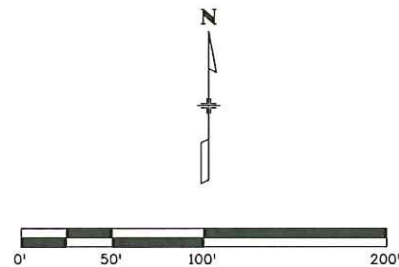
Engineering & Surveying, LLC

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Right of Way Plans			
Plan Sheet			
Project Number: IM 392A-012			
Project Location: I-25 & SH 392			
LARIMER COUNTY - WINDSOR, CO			
Project Code: 16639	Last Mod. Date: 06-11-10	Subset Sheets: 3 OF 4	Sheet No.: 7.03

CURVE TABLE							
CURVE	FROM	TO	RADIUS	DELTA	LENGTH	CHORD	CHORD BEARING
C1	3007	3008	120.00	41° 07' 00"	86.11	84.28	N38° 14' 25" E
C2	3011	3026	150.00	26° 13' 35"	68.66	68.06	S45° 41' 07" W

LINE TABLE				
LINE	FROM	TO	BEARING	DISTANCE
L10	3027	3028	N17° 40' 55" E	66.70'
L11	3028	3029	S72° 19' 05" E	24.97'
L15	3008	3009	N17° 40' 55" E	96.70'
L16	3009	3010	S72° 19' 05" E	24.97'
L17	3010	3011	S17° 41' 07" W	135.25'



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Engineering & Surveying, LLC

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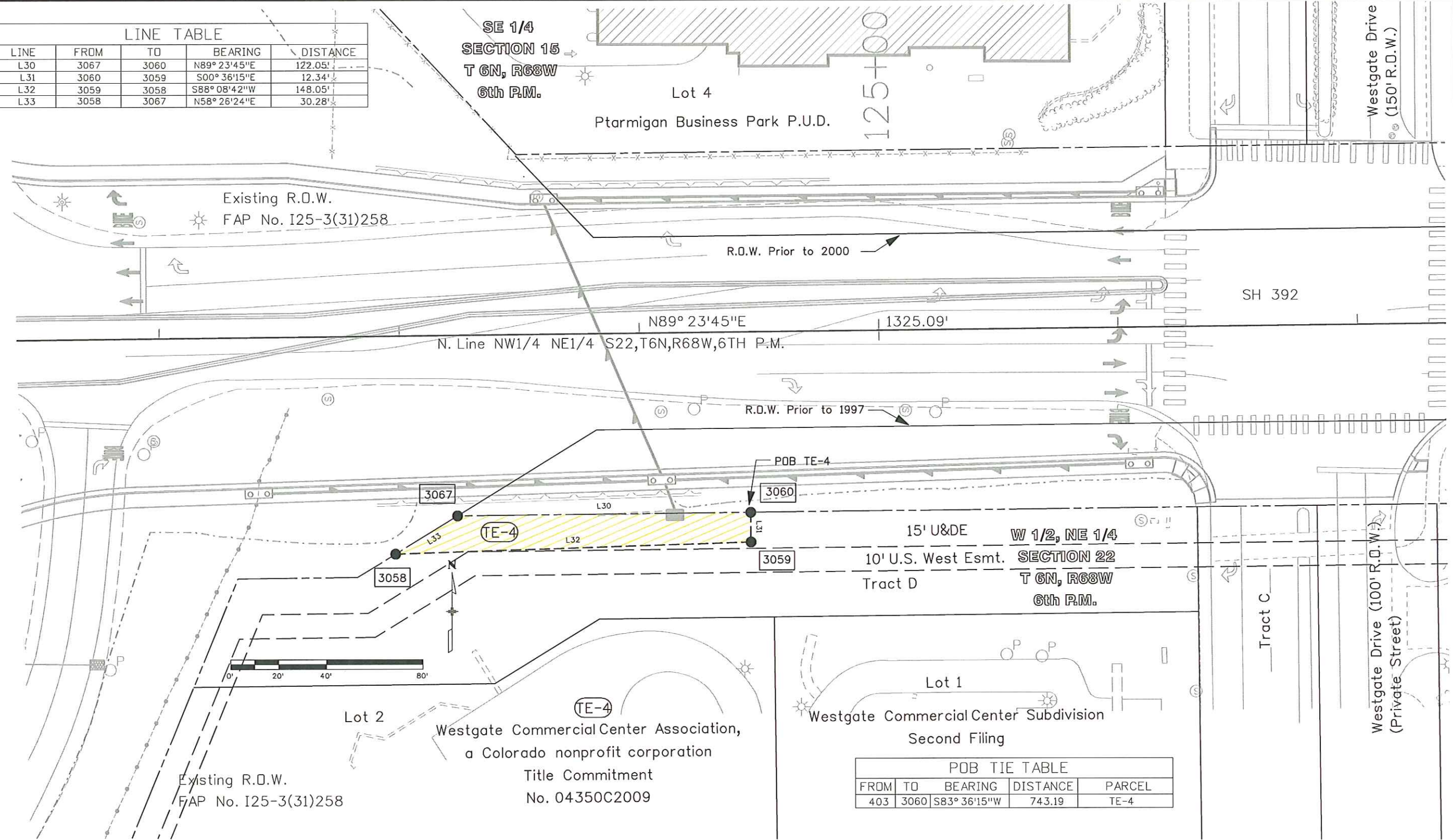
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Right of Way Plans			
Plan Sheet			
Project Number: IM 392A-012			
Project Location: I-25 & SH 392			
Project Location: LARIMER COUNTY - WINDSOR, CO			
Project Code: 16639	Last Mod. Date: 06-11-10	Subset Sheets: 4 OF 4	Sheet No.: 7.04

LINE TABLE				
LINE	FROM	TO	BEARING	DISTANCE
L30	3067	3060	N89° 23'45"E	122.05'
L31	3060	3059	S00° 36'15"E	12.34'
L32	3059	3058	S88° 08'42"W	148.05'
L33	3058	3067	N58° 26'24"E	30.28'



POB TIE TABLE				
FROM	TO	BEARING	DISTANCE	PARCEL
403	3060	S83° 36'15"W	743.19	TE-4

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Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials



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Right of Way Plans

Ownership Sheet

Project Number: IM 392A-012

Project Location: I-25 & SH 392

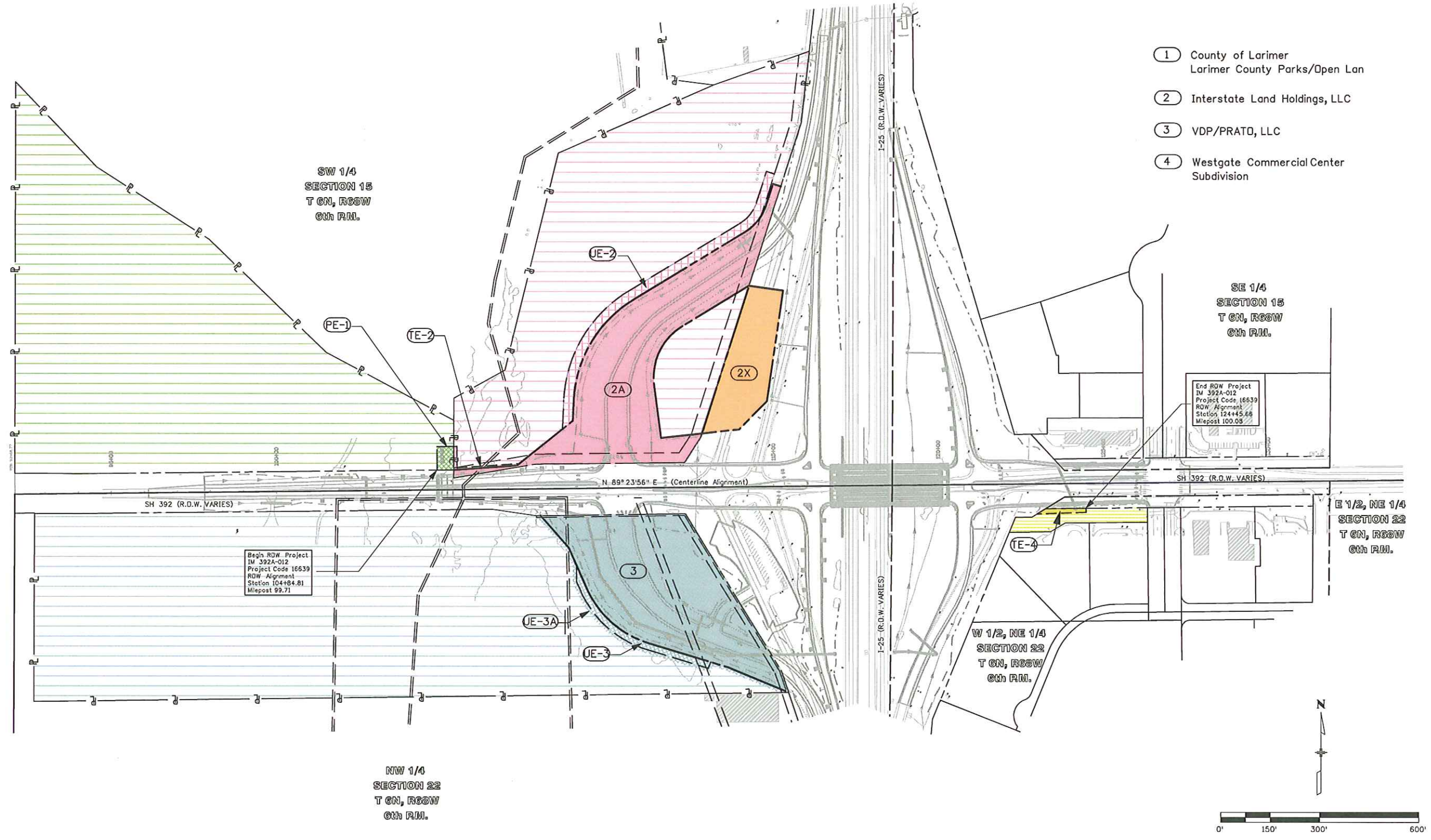
Project Location: LARIMER COUNTY - WINDSOR, CO

Project Code: 16639

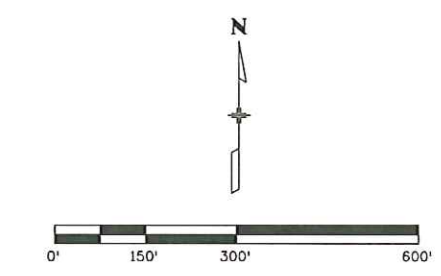
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Subset Sheets: 1

Sheet No.: 8.01



- 1 County of Larimer
Larimer County Parks/Open Lan
- 2 Interstate Land Holdings, LLC
- 3 VDP/PRATO, LLC
- 4 Westgate Commercial Center
Subdivision



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