

MEET

STATE DEPARTMENT OF HIGHWAYS

DIVISION OF HIGHWAYS—STATE OF COLORADO

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
Deer Fence

Trees
Deciduous
Coniferous

Tel. & Teleg. Lines
Electric Lines
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)

PLAN AND PROFILE OF PROPOSED FEDERAL AID PROJECT NO. I 70-3(125) STATE HIGHWAY NO. 70 JEFFERSON COUNTY

RIGHT OF WAY

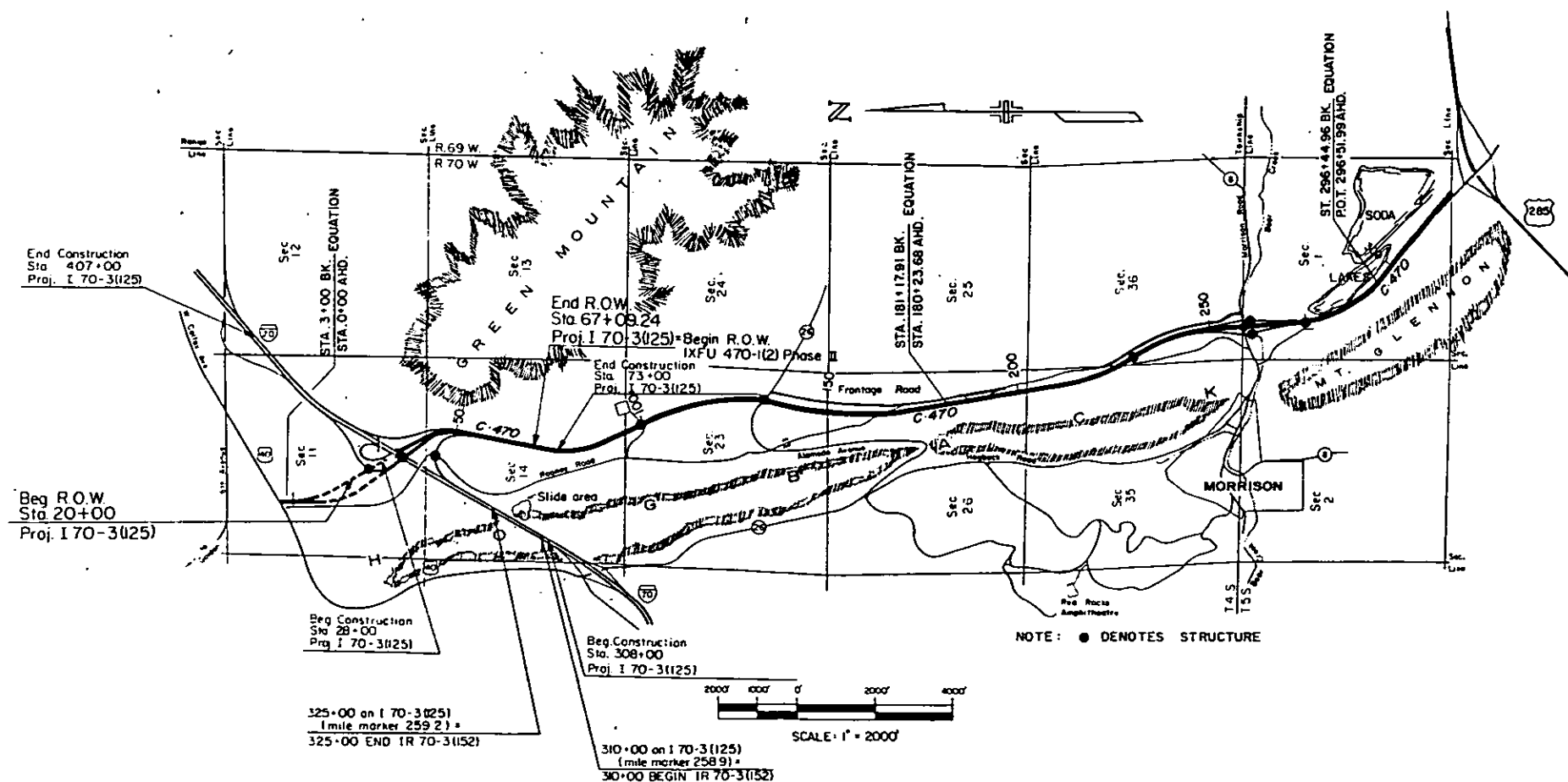
PLAN SHEETS SCALE 1"=100'
OWNERSHIP MAP SCALE 1"=400'
LENGTH OF ROW = 0.89 MILE

INDEX OF SHEETS

SHEET NO.
1 TITLE SHEET
2-2C TABULATION OF PROPERTIES
3-7 PLAN SHEETS SHOWING R.O.W. REQUIRED
8,8A OWNERSHIP MAP

FEDERAL ROAD DISTRICT NO.	DIVISION	PROJECT NO.	SHEET NO.
VII	COLORADO	I 70-3(125)	1

RIGHT OF WAY INTERCHANGE AT C-470 AND I-70			REVISIONS
DATE	BY	DESCRIPTION	NO.
7/19/83		Change Proj. No.	06
1/9/84		Add Sh. No. 2B	06
1/30/84		Change Proj. No.	06
2/3/86		Added Tab Sheet 2C	06



DIVISION OF HIGHWAYS

APPROVED
[Signature]
DISTRICT ENGINEER
DATE 7/2/83

DEPARTMENT OF TRANSPORTATION
FEDERAL HIGHWAY ADMINISTRATION

APPROVED

DIVISION ADMINISTRATOR
DATE

DISTRICT VI JAN 1983
SUB ACCT 82014

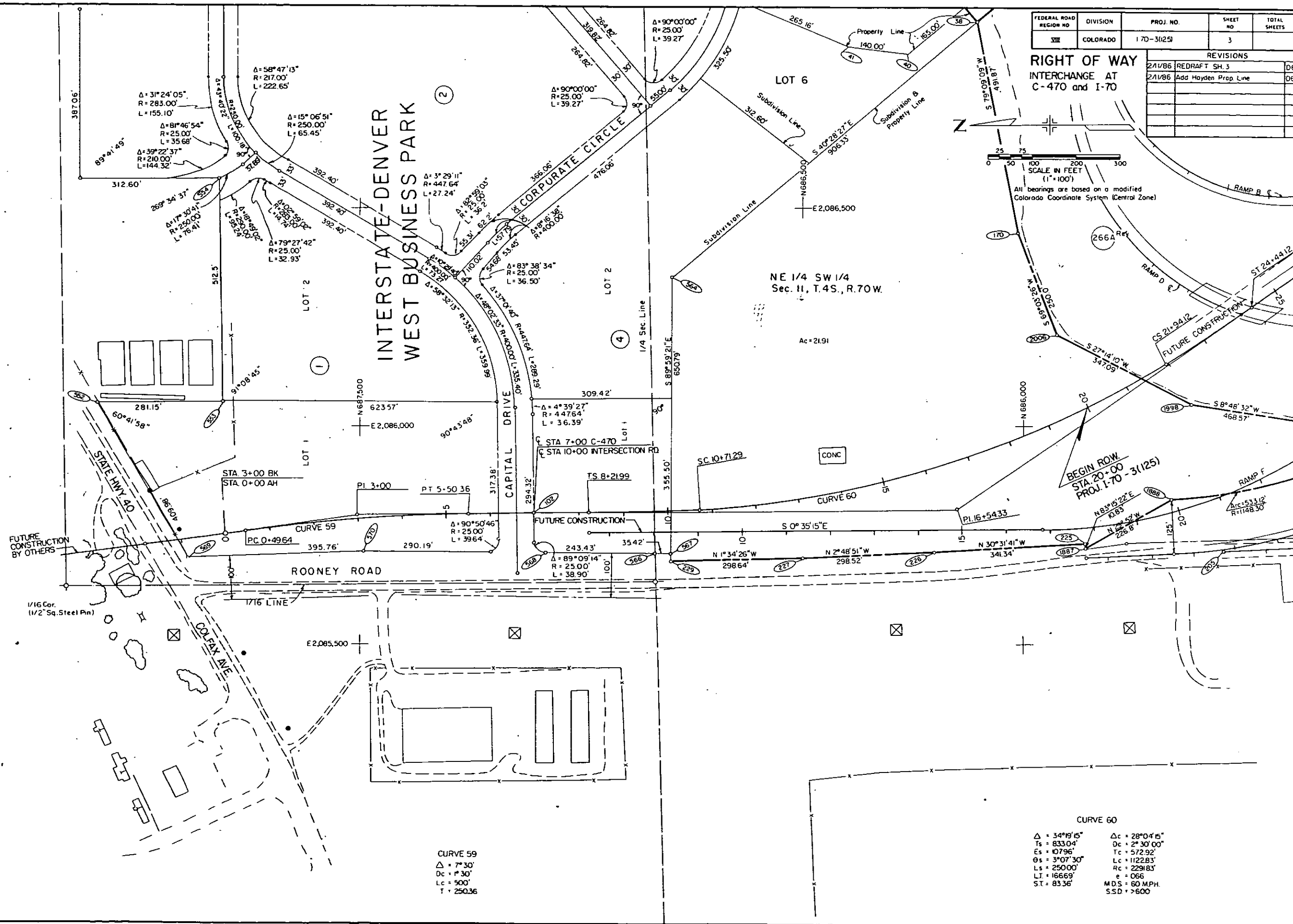
(52)E-04 I 70-3(125)

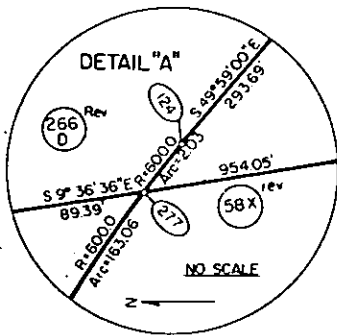
FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	170-3(125)	3	

REVISIONS		
2/11/86	REDRAFT SH. 3	05
2/11/86	Add Hayden Prop. Line	06

**RIGHT OF WAY
INTERCHANGE AT
C-470 and I-70**

SCALE IN FEET
(1"=100')
All bearings are based on a modified
Colorado Coordinate System (Central Zone)





NW 1/4 Sec. 14
T. 4 S., R. 70 W., 6th PM.

AREA D
18.346 AC

PI 47+33.26
Δ = 30° 26' 18\"/>

AREA C
4.178 AC

Δ = 60° 53' 06\"/>

Δ = 13° 58' 29\"/>

Δ = 24° 09' 5\"/>

Δ = 43° 56' 8\"/>

Δ = 41° 00' 0\"/>

Δ = 19° 54' 0\"/>

Δ = 4° 00' 0\"/>

Δ = 25° 13' 3\"/>

Δ = 49° 7' 5\"/>

Δ = 19° 54' 0\"/>

Δ = 4° 00' 0\"/>

Δ = 25° 13' 3\"/>

Δ = 49° 7' 5\"/>

Δ = 19° 54' 0\"/>

Δ = 4° 00' 0\"/>

Δ = 25° 13' 3\"/>

Δ = 49° 7' 5\"/>

Δ = 19° 54' 0\"/>

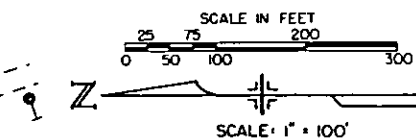
Δ = 4° 00' 0\"/>

Δ = 25° 13' 3\"/>

Δ = 49° 7' 5\"/>

FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	1-70-3 (125)	4	

REVISIONS		
7-19-83	Change Proj. No.	D-6
1-5-84	Add PE-277, TE-277, 258, 258A, 266D	D-6
3-0-84	Change Proj. No.	D-6
6-7-84	Delete PE-277, TE-277	D-6
6-26-84	Delete 266E, 277, 279	D-6
7-12-84	Add TE-277A, TE-279	D-6
7-24-84	Add barrier to 266D	D-6
1-13-86	Add 58XA, 58X Rev, 266D2	D-6
1-13-86	Revised 266D	D-6



All bearings are based on a modified Colorado Coordinate System (Central Zone)

SW 1/4 Sec. 14
T. 4 S., R. 70 W., 6th PM.

* Note: 258, 258A, 266D are to be acquired under R.O.W. Proj. 1XFU 470-1(2) Phase II

Owner

THE DENVER BRICK AND PIPE COMPANY,
a Colorado Corporation

JOHN O HAYDEN, as trustee of the St. Claire
Okie Hayden Testamentary

COUNTY OF JEFFERSON,
a Body Politic and Corporate

PUBLIC SERVICE COMPANY OF COLORADO,
a Colorado Corporation

CDOH

PNT. NO.	OFFSET LEFT	OFFSET RIGHT	STA
121	50.00'		49+03.03
124	55.00'		49+03.03
128	55.00'		60+49.08
231	241.69'		47+18.12
232	423.12'		46+19.93
234		129.00'	46+08.34
235		69.54'	47+35.79
236	6.63'		48+33.47
237		362.87'	58+75.70
238		38.47'	59+65.85
255		125.62'	45+91.13
271		270.03'	60+95.32
272	18.33'		60+71.95

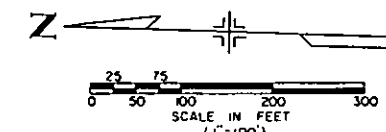
PNT. NO.	OFFSET LEFT	OFFSET RIGHT	STA
275	53.19'		48+03.36
276		105.35'	46+19.39
277		55.00'	49+00.81

FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	I-70-3(125)	4A	

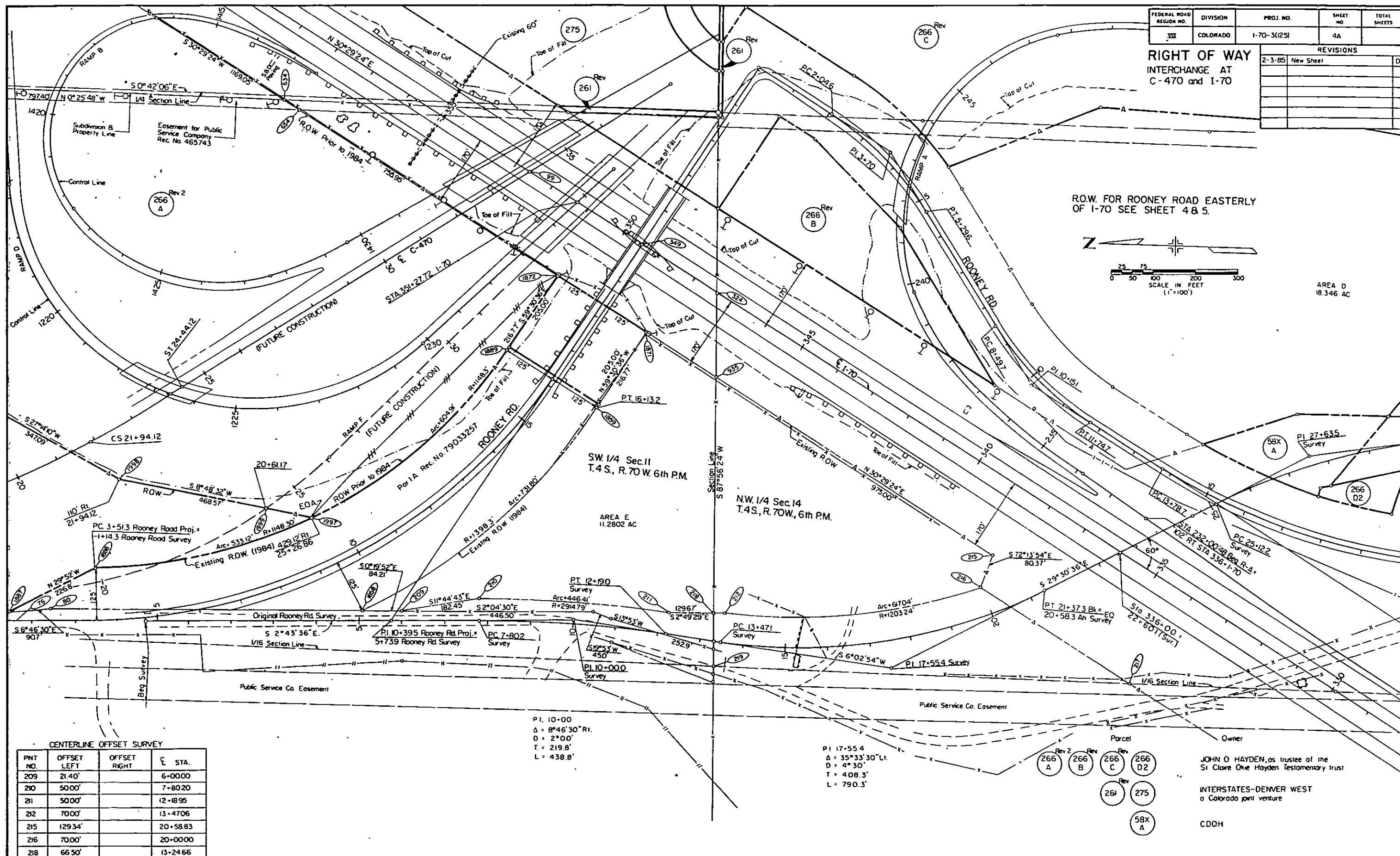
**RIGHT OF WAY
INTERCHANGE AT
C-470 and I-70**

REVISIONS		
2-3-85	New Sheet	D6

R.O.W. FOR ROONEY ROAD EASTERLY
OF I-70 SEE SHEET 4 & 5.



AREA D
18.346 AC



CENTERLINE OFFSET SURVEY

PNT NO.	OFFSET LEFT	OFFSET RIGHT	STA.
209	21.40'		6+0000
210	50.00'		7+8020
211	50.00'		12+1895
212	70.00'		13+4706
215	129.34'		20+5883
216	70.00'		20+0000
218	66.50'		13+2466

PT. 10+00
Δ = 8°46'30" R.
D = 2°00'
T = 219.8'
L = 438.8'

PT. 17+55.4
Δ = 35°33'30" L.
D = 4°30'
T = 408.3'
L = 790.3'

JOHN O HAYDEN, as trustee of the
St. Clare One Hayden Testamentary Trust

INTERSTATES-DENVER WEST
a Colorado joint venture

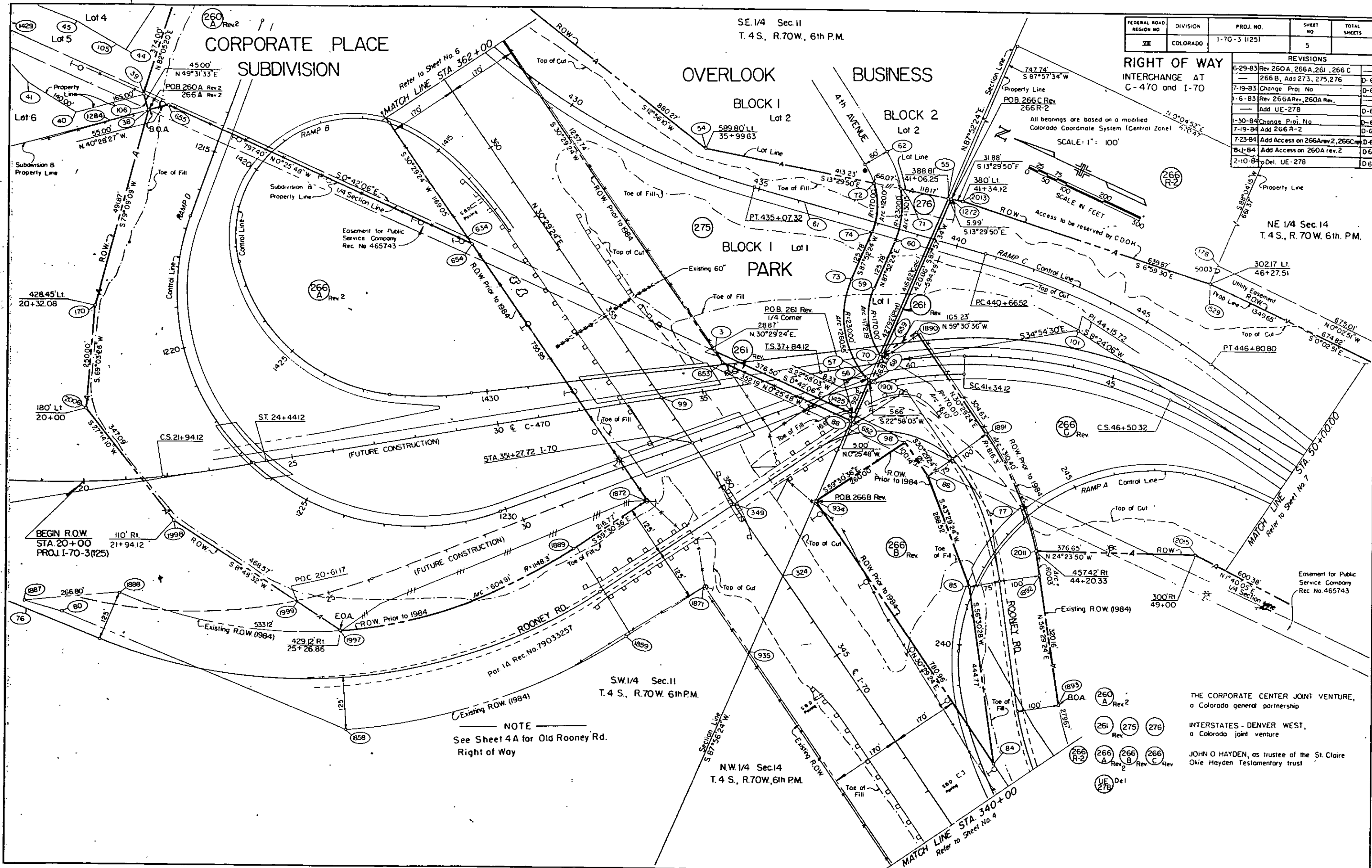
CDOH

SE 1/4 Sec. II
T. 4 S., R. 70 W., 6th P.M.

FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	1-70-3 (125)	5	

REVISIONS	
6-29-83	Rev 260A, 266A, 261, 266 C
7-19-83	Change Proj. No
7-19-84	Add 266 R-2
7-23-84	Add Access on 266A Rev. 2, 266C Rev. 2
8-1-84	Add Access on 260A Rev. 2
2-10-84	Del. UE-278

NE 1/4 Sec. 14
T. 4 S., R. 70 W., 6th P.M.



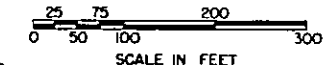
NOTE
See Sheet 4A for Old Rooney Rd.
Right of Way

THE CORPORATE CENTER JOINT VENTURE,
a Colorado general partnership
INTERSTATES - DENVER WEST,
a Colorado joint venture
JOHN O HAYDEN, as trustee of the St. Claire
Okie Hayden Testamentary trust

FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VII	COLORADO	170-3(125)	6	

REVISIONS				
6-21-83	Rev. 260A, Add 273,274,275	D6		
7-19-83	Change Proj. No.	D6		
1-6-84	Rev 206A Rev., Del. 273 B 274.			
	Add SE 206A	D6		
1-30-84	Change Proj. No.	D6		
7-23-84	Add Access on 266A Rev. 2	D6		
8-1-84	Add Access on 260A Rev. 2	D6		
2-19-86	Add INTER-DEN. WEST SUB.	D-6		

RIGHT OF WAY
INTERCHANGE AT C-470 AND I-70



SCALE 1"=100'
All bearings are based on a modified Colorado Coordinate System (Central Zone).

PARCEL NO.	OWNER
SE 260 A	THE CORPORATE CENTER JOINT VENTURE, a Colorado general partnership
260 A Rev. 2	
275	INTERSTATES - DENVER WEST, a Colorado joint venture
273	DELETED
274	DELETED

PI. 381+41.2
Δ = 19°07'30" R1
D = 0°59'59.7"
R = 5,730'
T = 965.3'
L = 1,912.5'

SE 1/4 Sec. II
T. 4 S., R. 70 W.
6th P.M.

OVERLOOK
BUSINESS
PARK

BLOCK 2
Lot 2

BLOCK 1
Lot 2

INTERSTATE DENVER
WEST BUSINESS PARK
NOTE: Reserved 10' Wide Utility Easement around
all BLOCKS 1-6.

CORPORATE

PLACE

SUBDIVISION

NE 1/4 Sec. II
T. 4 S., R. 70 W.
6th P.M.

SW 1/4 Sec. II
T. 4 S., R. 70 W.
6th P.M.

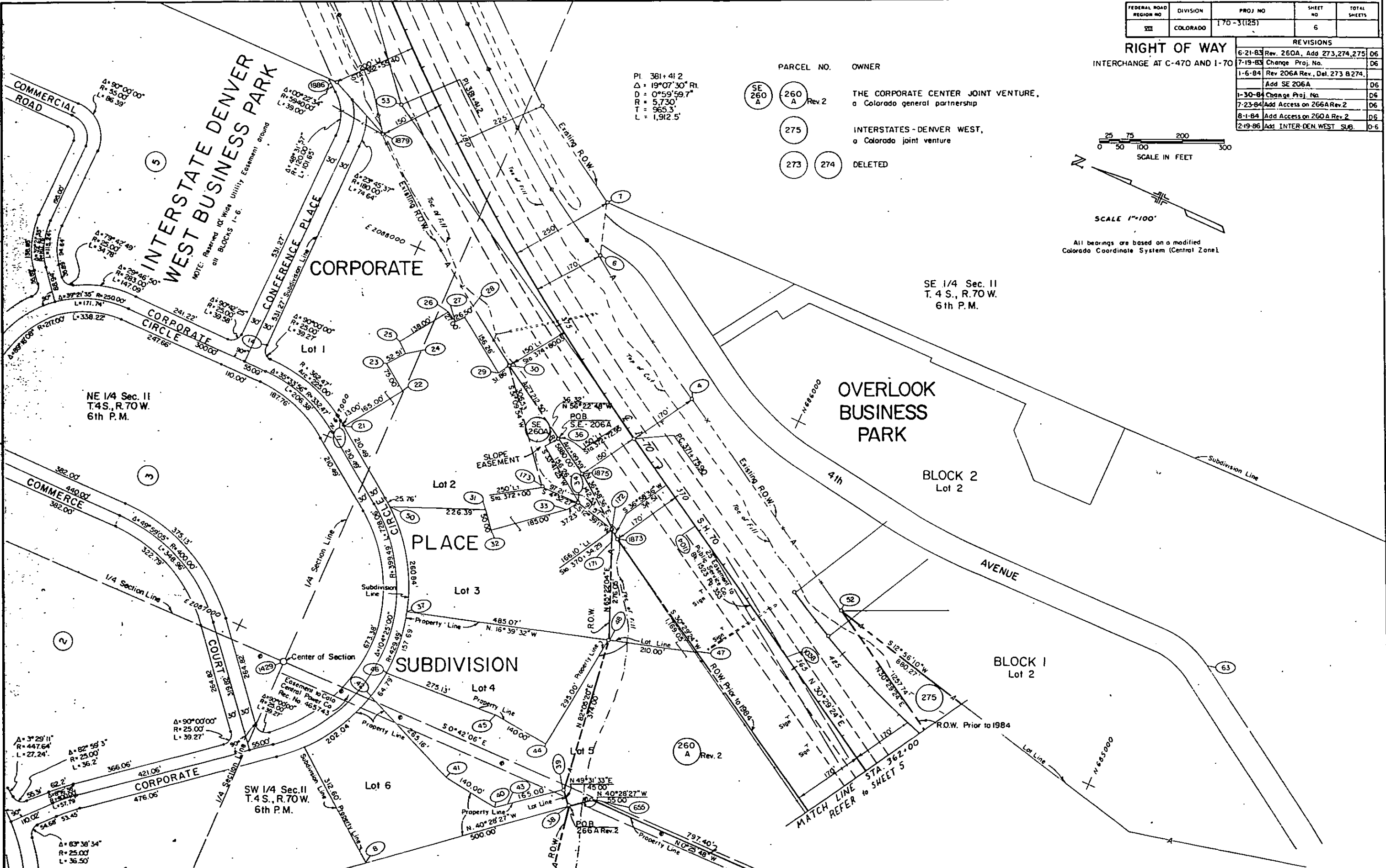
COMMERCIAL
ROAD

COMMERCE

CORPORATE

AVENUE

MATCH LINE
REFER TO SHEET 5



NE 1/4 SEC. 14, T.4S., R.70W., 6th P.M.

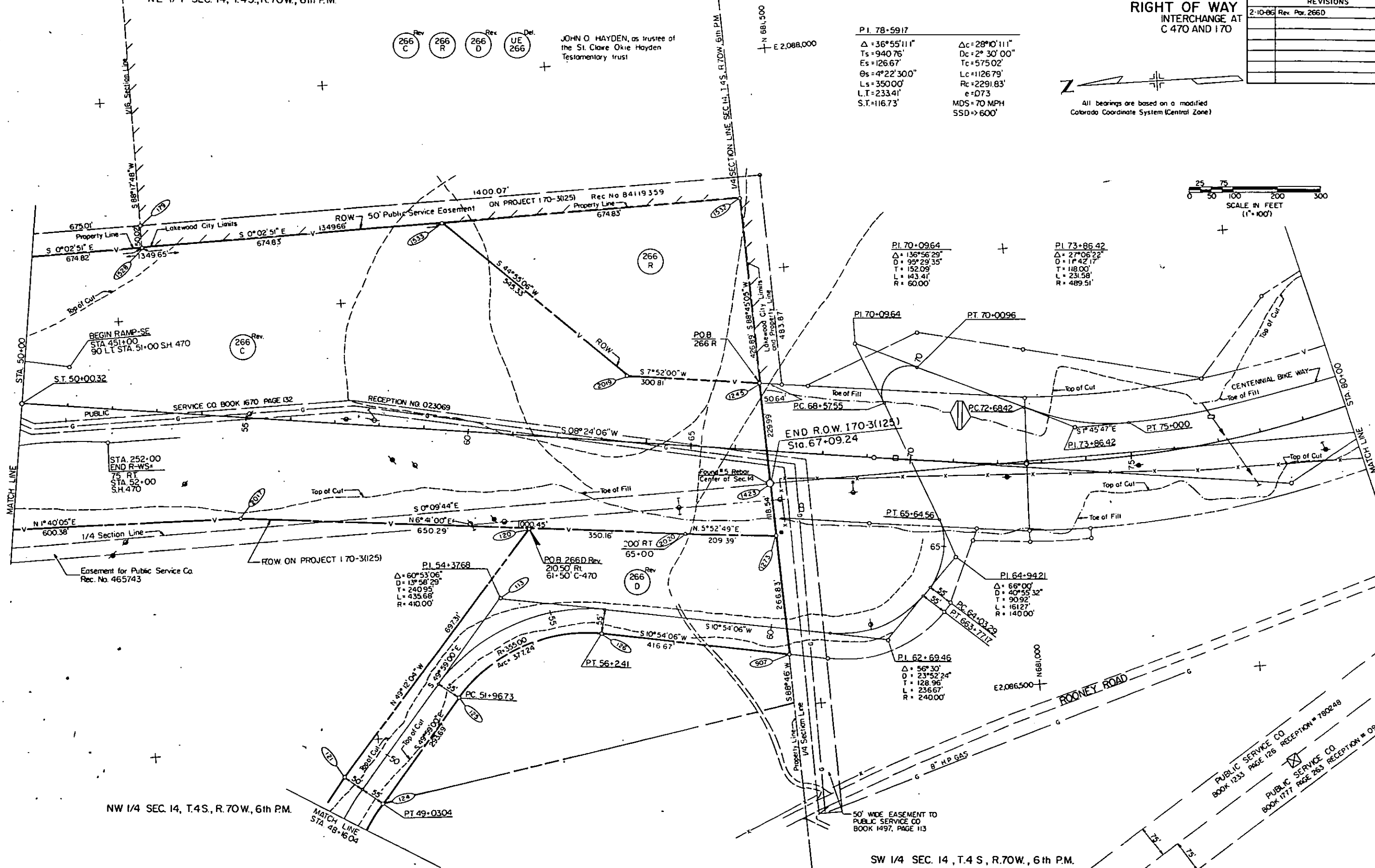
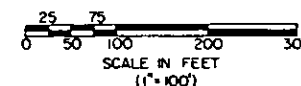
SE 1/4 SEC. 14, T.4S., R.70W., 6th P.M.

FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VIII	COLORADO	170-3(125)	7	

RIGHT OF WAY
INTERCHANGE AT
C 470 AND 170

REVISIONS		
2-10-86	Rev. Per. 266D	D6

All bearings are based on a modified
Colorado Coordinate System (Central Zone)

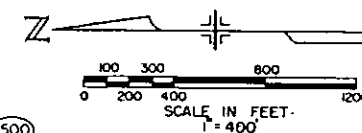


NW 1/4 SEC. 14, T.4S., R.70W., 6th P.M.

SW 1/4 SEC. 14, T.4S., R.70W., 6th P.M.

OWNERSHIP MAP
PART OF
Sections 11 & 14, T.4 S., R.70W, 6th PM.
JEFFERSON COUNTY
Showing Claimants with Regard to Right of Way
For Projects: I 70-3 (125)

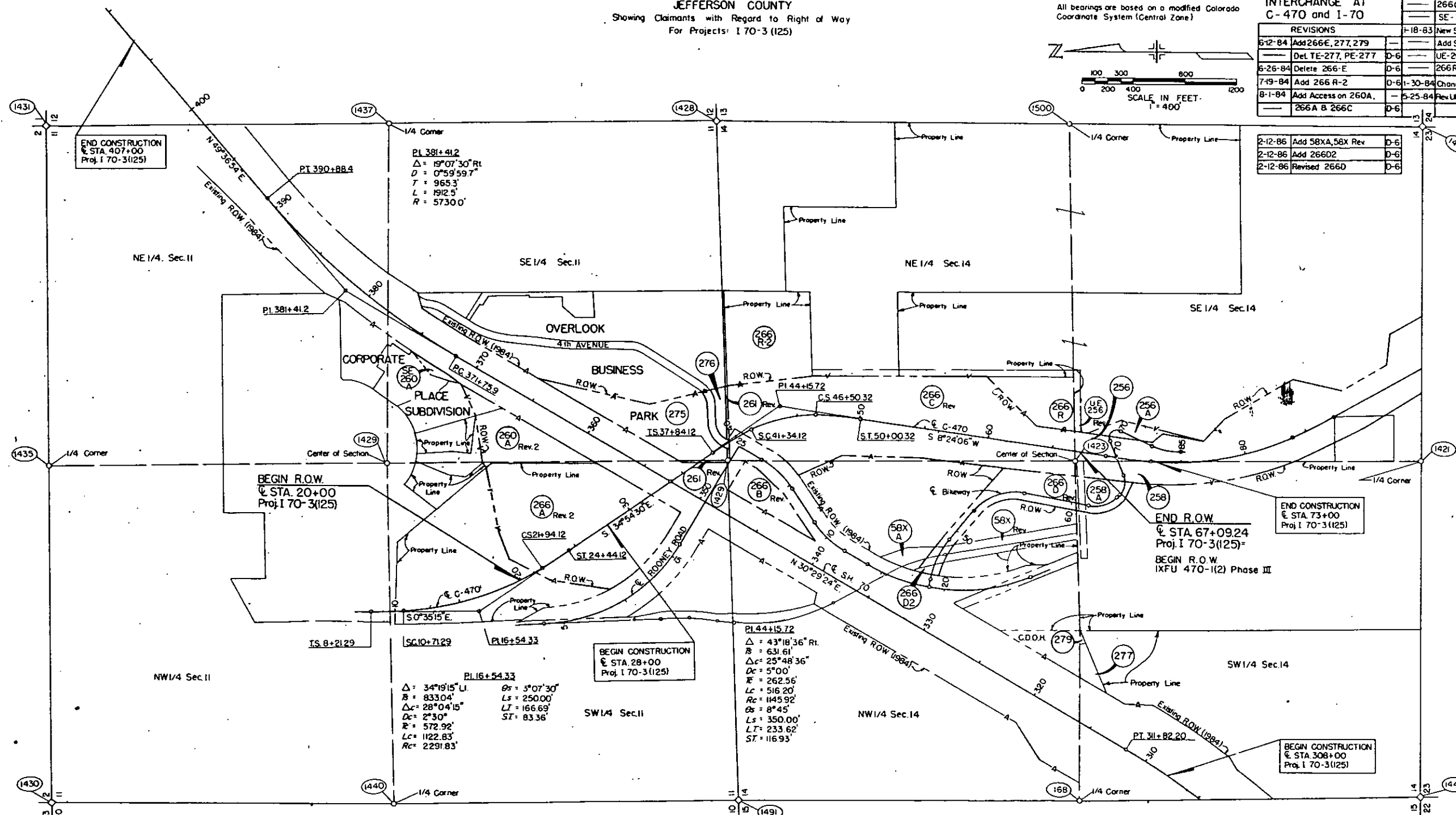
All bearings are based on a modified Colorado
Coordinate System (Central Zone)



FEDERAL ROAD REGION NO.	DIVISION	PROJ. NO.	SHEET NO.	TOTAL SHEETS
VII	COLORADO	I 70-3 (125)	8	

REVISIONS		REVISIONS	REVISIONS
6-30-83	Rev 260A, 261, 266A, 266B,	1-18-83	New Sheet, Rev 260A Rev 266A Rev
	266C, Add 273, 274, 275, 276		Add SE-260A, UE-256, UE-256A
	SE-256		UE-266, UE-278, PE-277, TE-277
6-12-84	Add 266E, 277, 279		266R, Del 273, 274, SE-256
	Del TE-277, PE-277		Change Proj. No.
6-26-84	Delete 266-E		Rev UE-256, Del UE-256A, UE-266
7-19-84	Add 266 R-2		
8-1-84	Add Access on 260A,		
	266A & 266C		

2-12-86	Add 58XA, 58X Rev	D-6
2-12-86	Add 266D2	D-6
2-12-86	Revised 266D	D-6



*Note: Parcels 256, 256A, 258, & 258A, 266D are to be
acquired under R.O.W. Proj. IXFU 470-1(2) Phase II

PARCEL NO.	OWNER	PARCEL NO.	OWNER
SE 256 Del	THE CITY OF LAKEWOOD, a Municipal corporation	266 D2	JOHN O HAYDEN, a trustee of the St. Claire Okie Hayden Testamentary trust
UE 256 Del		266 R-2	
UE 256 Rev	THE DENVER BRICK AND PIPE CO, a Colorado corporation	266 E Del	Deleted
256 A Rev		266 R	
258 A Rev	THE CORPORA TE CENTER JOINT VENTURE, a Colorado general partnership	UE 266 Del	COUNTY OF JEFFERSON, a Body Politic and corporate
260 A Rev 2		266 C Rev	
276	INTERSTATES-DENVER WEST, a Colorado joint venture	266 B Rev	PUBLIC SERVICE COMPANY OF COLORADO, a Colorado corporation
275		266 A Rev	
261 Rev		277 Del	C.D.O.H.
		279	
		58X Rev	
		58X A Rev	

