

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	REVISE SHEETS 1, 2-26, 3A-3C, 4, 5-12, 13-15	JPH
12/05	REVISE SHEETS 1, 3A AND 4	JPH
05/06	REVISE SHEETS 1-3, 6-8, 16, 17, 19-21, 24-26	JLH
05/06	REVISE SHEETS 1, 2, 8, 16, 21, 24 & 26	JLH
06/06	REVISE SHEETS 1, 6, 19 & 25	JLH
07/06	REVISE SHEETS 1, 4, 17 & 24	JLH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



RIGHT OF WAY PLANS

TITLE SHEET

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subst. Sheets	Sheet No.	Total No. of Sheets
14171	07/18/06	1 of 26	1	26

DEPARTMENT OF TRANSPORTATION
STATE OF COLORADO

RIGHT OF WAY PLAN OF PROPOSED
FEDERAL AID PROJECT NO. STU C010-073
STATE HIGHWAY NO. 88
DENVER COUNTY
RIGHT OF WAY

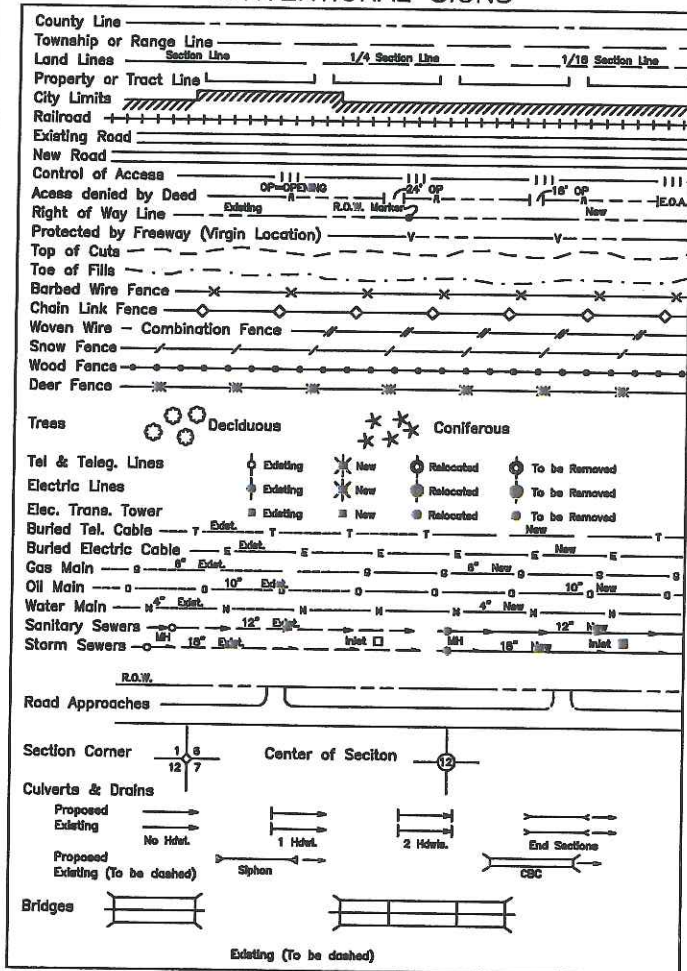
SCALES OF ORIGINAL DRAWINGS

PLAN SHEETS 1"=40'

OWNERSHIP MAP 1"=100'

R.O.W. LENGTH OF PROJECT 4080 FEET

CONVENTIONAL SIGNS

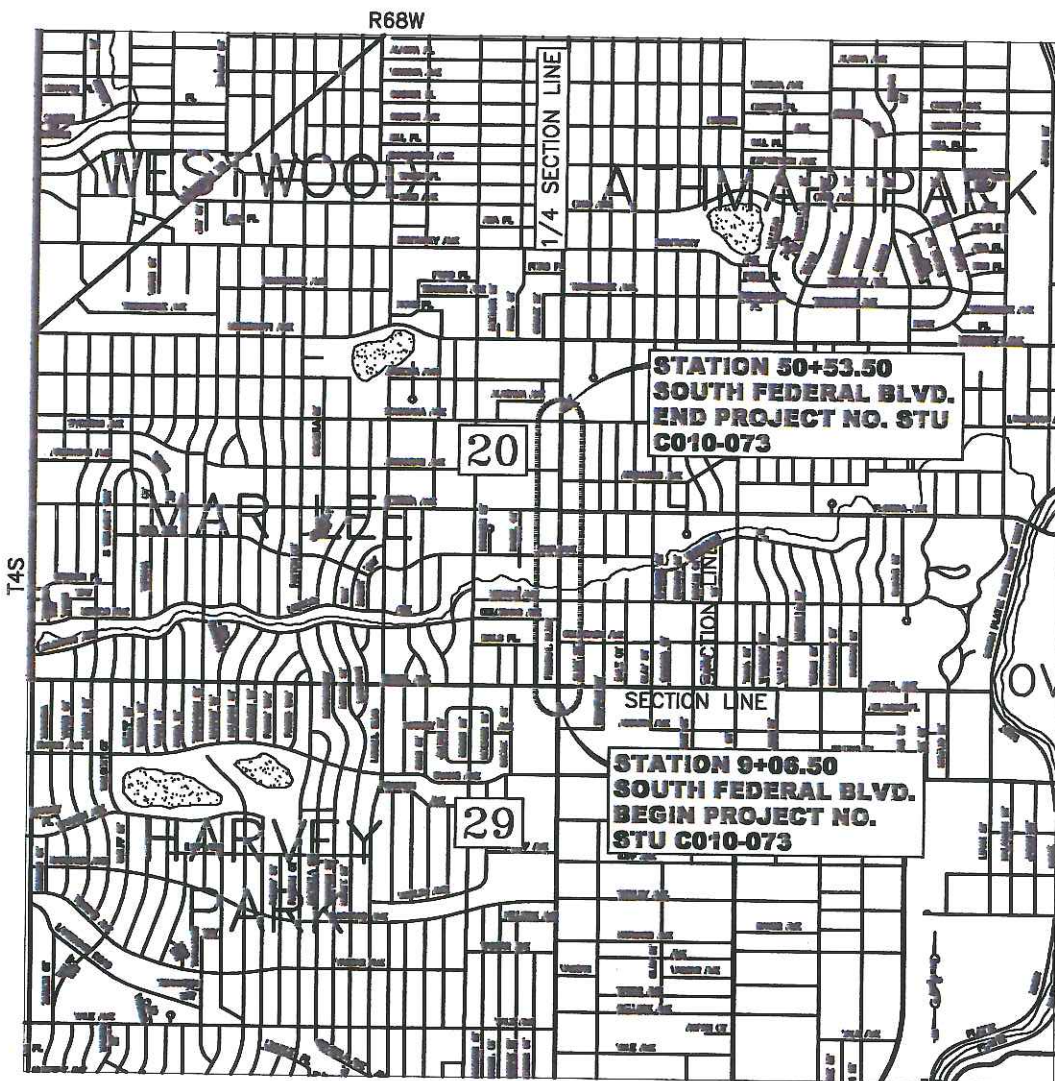


APPROVED

APPROVED JUL 21 2006

BASIS OF BEARINGS

All bearings are based on the westerly line of south federal boulevard assumed to bear N 00°23'31" W, being monumented at the southeast corner of Lot 6, Boulevard Acres by a No. 4 rebar with a yellow plastic cap stamped "184 (illegible)" and to the north along said west line a distance of 2597.26 feet by a 1/2 inch yellow plastic cap stamped "hp survey is 4161" which is the northeasterly corner of Parcel 36 as shown under CDOT Right Of Way Plans project number STU C010-073.



VICINITY MAP
1"=3000'

INDEX OF SHEETS

- 1 Title Sheet
- 2 - 2G Tabulation of Properties
- 3 - 3D Survey Control Diagram
- 4 Monumentation Sheet
- 5 - 12 Plan Sheets
- 13 - 15 Ownership Maps

NOTE Significant changes have taken place on the drawings, namely; ownership names and addresses, parcel and temporary easement configuration along with their associated bearings and distances. Temporary Easement 33 has been deleted as a result of the right-of-way being dedicated to the City.

DEPARTMENT OF TRANSPORTATION
FEDERAL HIGHWAY ADMINISTRATION

AUTHORIZED:

DATE

DIVISION ADMINISTRATOR

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	REVISE PARCEL 1, 2, 3, TE-2, TE-4	JPH
	NAME CHANGE TE-5	
05/06	REVISE OWNERSHIP TE-5	
05/06	REVISE OWNERSHIP PARCEL 2 REV, TE-2 REV, AND TE-4 REV	JLH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.

Engineering & Surveying, LLC
9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112
PHONE: (303) 773-1605
FAX: (303) 773-3287

RIGHT OF WAY PLANS

TABULATION OF PROPERTIES

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code:	Last Mod. Date	Subsect Sheets	Sheet No.	Total No. of Sheets
14171	05/30/06	2 of 26	2	26

R.O.W. TABULATION OF PROPERTIES IN DENVER COUNTY

S.H. NO. 88

PARCEL NO.	OWNER	ADDRESS	LOCATION	AREA IN SQUARE FEET					PARCEL NUMBER	REMARKS
				AREA OF PARCEL	EXISTING ROW	NET AREA	REMAINDER			
							LEFT	RIGHT		
1 REV	MCDONALDS CORP	5251 DTC PRKWY., STE. 300	NW 1/4 SEC. 29, T.4S., R.68W., 6TH P.M.	80 S.F.		80 S.F.	37,649 S.F.		1 REV	
	ATTN: Mr. DAVID MORONEY Jr.	GREENWOOD VILLAGE, CO. 80111		0.0018 ACRE		0.0018 ACRE	0.8643 ACRE			
		SITE ADDRESS:								
		1901 S FEDERAL BLVD								
		DENVER, CO 80219								
2 REV	THE ROSE MARIE HEALY LIVING TRUST	950 S BUTLER WAY	SW 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	132 S.F.		132 S.F.		11,437 S.F.	2 REV	
		LAKEWOOD, CO 80226		0.0030 ACRE		0.0030 ACRE		0.2632 ACRE		
		SITE ADDRESS:								
		1895 S FEDERAL BLVD								
		DENVER, CO 80219								
TE-2 REV	(Same As Above)	(Same As Above)	(Same As Above)	233 S.F.		233 S.F.			TE-2 REV	REQUIRED FOR CONSTRUCTION OF ROADWAY
				0.0053 ACRE		0.0053 ACRE				
3 REV	ARMATAS, SPERO S. & BOUZARELOS, GEORGE	4 IVY STREET	SE 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	15 S.F.		15 S.F.		34,592 S.F.	3 REV	
		DENVER, CO 80220	LOT 10, BLOCK 4, FLORIDA HEIGHTS	0.0003 ACRE		0.0003 ACRE		0.7941 ACRE		
		SITE ADDRESS:								
		2995 W JEWELL AVE								
		DENVER, CO 80219								
TE-4 REV	THE ROSE MARIE HEALY LIVING TRUST	950 S BUTLER WAY	SW 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	559 S.F.		559 S.F.			TE-4 REV	REQUIRED FOR CONSTRUCTION OF ROADWAY AND
		LAKEWOOD, CO 80226		0.0128 ACRE		0.0128 ACRE				DRIVEWAY RECONSTRUCTION
		SITE ADDRESS:								
		1885 S FEDERAL BLVD								
		DENVER, CO 80219								
TE-5	TIC-02-2005, LLC AND WILLIAM & MELANIE CORMIER	8137 S. GARFIELD WAY	SW 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	300 S.F.		300 S.F.			TE-5	REQUIRED FOR CONSTRUCTION OF ROADWAY
		CENTENNIAL, CO 80122		0.0069 ACRE		0.0069 ACRE				
		SITE ADDRESS:								
		1877 S FEDERAL BLVD								
		DENVER, CO 80219								

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	REVISE PARCEL TE-9, TE-10, TE-11	JPH
05/06	REVISE OWNERSHIP TE-11 REV	JPH

**DENVER, COLORADO**

**PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.**



HCL

Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1805
FAX: (303) 773-3287

RIGHT OF WAY PLANS

TABULATION OF PROPERTIES

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

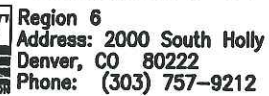
PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
14171	05/16/06	3 of 26	2A	26

R.O.W. TABULATION OF PROPERTIES IN DENVER COUNTY

S.H. NO. 88

[illegible]

[illegible]

HCL

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1605
FAX: (303) 773-3297

PROJECT NUMBER: STU C010-073				
PROJECT LOCATION: SOUTH FEDERAL BOULEVARD				
PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE				
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
14171	07/18/06	4 of 26	2B	26

S.H. NO. 88

P:\QDProjects\City - Denver\Federal\Proj Dwg\DWG\ROW plans from HCL 7-19-2006\Tabsh1.dwg, Model, 7/20/2006 2:19:13 PM



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions		
mm/yy	DESCRIPTION	REV
11/05	REVISE PARCEL 16, TE-16, TE-18, TE-19	JPH

**DENVER, COLORADO**

**PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.**



RIGHT OF WAY PLANS

TABULATION OF PROPERTIES

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
14171	05/16/08	5 of 26	2C	26

R.O.W. TABULATION OF PROPERTIES IN DENVER COUNTY

S.H. NO. 88

[illegible]

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	NAME CHANGE PARCEL TE-22, TE-23, TE-24	JPH
05/06	NAME CHANGE PARCEL TE-23 AND TE-24	JLH
06/06	REVISE OWNERSHIP TE-22, TE-23 AND TE-24	JLH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.

Engineering & Surveying, LLC
9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112
PHONE: (303) 773-1605
FAX: (303) 773-3287

RIGHT OF WAY PLANS

TABULATION OF PROPERTIES

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code:	Last Mod. Date	Subst. Sheets	Sheet No.	Total No. of Sheet
14171	06/08/06	6 of 26	20	26

R.O.W. TABULATION OF PROPERTIES IN DENVER COUNTY

S.H. NO. 88

PARCEL NO.	OWNER	ADDRESS	LOCATION	AREA IN SQUARE FEET					PARCEL NUMBER	REMARKS
				AREA OF PARCEL	EXISTING ROW	NET AREA	REMAINDER			
							LEFT	RIGHT		
21	DAN, TAI & HSU, DING-WEN	5153 S MILLER STREET	SW 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	116 S.F.		116 S.F.	62150 S.F.		21	
		LITTLETON, CO 80127	PLOTS 9 & 10, BLOCK 2, PROGRESS	0.0027 ACRE		0.0027 ACRE	1.4268 ACRE			
		SITE ADDRESS:	HEIGHTS							
		1601-1611 S FEDERAL BLVD								
		DENVER, CO 80219								
TE-21	(Same As Above)	(Same As Above)	(Same As Above)	1332 S.F.		1332 S.F.			TE-21	REQUIRED FOR CONSTRUCTION OF ROADWAY AND
				0.0306 ACRE		0.0306 ACRE				DRIVEWAY RECONSTRUCTION
TE-22	2401 CALIFORNIA LLC	1624 S FEDERAL BLVD	SE 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	179 S.F.		179 S.F.			TE-22	REQUIRED FOR CONSTRUCTION OF ROADWAY
		DENVER, CO 80219	LOT 3, BLOCK 2, FLORIDA HEIGHTS	0.0041 ACRE		0.0041 ACRE				
TE-23	2401 CALIFORNIA LLC.	1618 S FEDERAL BLVD	SE 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	179 S.F.		179 S.F.			TE-23	REQUIRED FOR CONSTRUCTION OF ROADWAY
		DENVER, CO 80219	LOT 2, BLOCK 2, FLORIDA HEIGHTS	0.0041 ACRE		0.0041 ACRE				
TE-24	2401 CALIFORNIA LLC.	1600 S FEDERAL BLVD	SE 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	179 S.F.		179 S.F.			TE-24	REQUIRED FOR CONSTRUCTION OF ROADWAY
		DENVER, CO 80219	LOT 1, BLOCK 2, FLORIDA HEIGHTS	0.0041 ACRE		0.0041 ACRE				
TE-25	TORRES, JORGE & ESTELA & TORRES MEXICAN FOOD	1597 S FEDERAL BLVD	SW 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	240 S.F.		240 S.F.			TE-25	REQUIRED FOR CONSTRUCTION OF ROADWAY
		DENVER, CO 80219	LOT 6, BLOCK 1, PROGRESS HEIGHTS	0.0055 ACRE		0.0055 ACRE				
		SITE ADDRESS:								
		1577-1597 S FEDERAL BLVD								
		DENVER, CO 80219								

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	NAME CHANGE PARCEL TE-28	JPH
	REVISE PARCEL 30, TE-30	
05/06	NAME CHANGE PARCEL TE-29	JLH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



RIGHT OF WAY PLANS

TABULATION OF PROPERTIES

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subest Sheets	Sheet No.	Total No. of Sheets
14171	05/16/06	7 of 26	2E	26

R.O.W. TABULATION OF PROPERTIES IN DENVER COUNTY

S.H. NO. 88

PARCEL NO.	OWNER	ADDRESS	LOCATION	AREA IN SQUARE FEET				PARCEL NUMBER	REMARKS
				AREA OF PARCEL	EXISTING ROW	NET AREA	REMAINDER LEFT RIGHT		
TE-26	PRAISE CENTER CHURCH, INC.	2005 S LINCOLN ST DENVER, CO 80210 SITE ADDRESS: 1590 S FEDERAL BLVD DENVER, CO 80219	SE 1/4 SEC. 20, T.4S., R.68W., 6TH P.M. LOTS 9 & 10, BLOCK 1, FLORIDA HEIGHTS	239 S.F. 0.0055 ACRE		239 S.F. 0.0055 ACRE		TE-26	REQUIRED FOR CONSTRUCTION OF ROADWAY
TE-27	PRAISE CENTER CHURCH, INC.	2005 S LINCOLN ST DENVER, CO 80210 SITE ADDRESS: 1570 S FEDERAL BLVD DENVER, CO 80219	SE 1/4 SEC. 20, T.4S., R.68W., 6TH P.M. LOT 8, BLOCK 1, FLORIDA HEIGHTS	120 S.F. 0.0027 ACRE		120 S.F. 0.0027 ACRE		TE-27	REQUIRED FOR CONSTRUCTION OF ROADWAY
TE-28	DOAN, LE AN NGUYEN & DOAN, THU THANH NGUYEN	8761 W. 20TH AVE. LAKEWOOD, CO. 80215 SITE ADDRESS: 1566-1568 S FEDERAL BLVD DENVER, CO 80219	SE 1/4 SEC. 20, T.4S., R.68W., 6TH P.M. LOT 7, BLOCK 1, FLORIDA HEIGHTS	120 S.F. 0.0027 ACRE		120 S.F. 0.0027 ACRE		TE-28	REQUIRED FOR CONSTRUCTION OF ROADWAY
TE-29	DENVER-W INVESTMENT LLC	1839 N LINCOLN AVE CHICAGO, IL 60614 SITE ADDRESS: 1505 S FEDERAL BLVD DENVER, CO 80219	SW 1/4 SEC. 20, T.4S., R.68W., 6TH P.M. LOTS 9 & 10, BLOCK 1, PROGRESS HEIGHTS	464 S.F. 0.0107 ACRE		464 S.F. 0.0107 ACRE		TE-29	REQUIRED FOR CONSTRUCTION OF ROADWAY
30 REV	A.R. TEHRANI, INC	1506 S. FEDERAL BLVD. DENVER, CO 80219 SITE ADDRESS: 1506 S FEDERAL BLVD DENVER, CO 80219	SE 1/4 SEC. 20, T.4S., R.68W., 6TH P.M. LOT 1, BLOCK 1, FLORIDA HEIGHTS	94 S.F. 0.0022 ACRE		94 S.F. 0.0022 ACRE	20116 S.F. 0.4618 ACRE	30 REV	
TE-30 REV	(Same As Above)	(Same As Above)	SE 1/4 SEC. 20, T.4S., R.68W., 6TH P.M. TRACTS 1 & 2, BLOCK 1, FLORDIA HEIGHTS	1021 S.F. 0.0234 ACRE		1021 S.F. 0.0234 ACRE		TE-30 REV	REQUIRED FOR CONSTRUCTION OF ROADWAY AND DRIVEWAY RECONSTRUCTION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	RE
11/05	REVISE PARCEL 31, TE-31	JPI
	NAME CHANGE TE-34	
05/06	DELETED TE-33 PROPERTY DEDICATED TO CITY	JLH
05/06	OWNERSHIP CHANGE TE-35	JLH

**DENVER, COLORADO**

**PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.**



HCL



Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1605
FAX: (303) 773-3297

RIGHT OF WAY PLANS

TABULATION OF PROPERTIES

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheet
14171	05/30/06	8 of 26	2F	26

R.O.W. TABULATION OF PROPERTIES IN DENVER COUNTY

S.H. NO. 88

[illegible]

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	NAME CHANGE TE-36	JPH
	REVISE PARCEL 39, TE-40	



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



HCL

Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1605
FAX: (303) 773-3297

RIGHT OF WAY PLANS

TABULATION OF PROPERTIES

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subest Sheets	Sheet No.	Total No. of Sheets
14171	05/16/06	9 of 26	26	26

R.O.W. TABULATION OF PROPERTIES IN DENVER COUNTY

S.H. NO. 88

PARCEL NO.	OWNER	ADDRESS	LOCATION	AREA IN SQUARE FEET					PARCEL NUMBER	REMARKS
				AREA OF PARCEL	EXISTING ROW	NET AREA	LEFT	REMAINDER RIGHT		
TE-36	DOMENICO FAMILY REAL ESTATE CO, LLLP.	8418 W 95TH DRIVE	NW 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	97 S.F.		97 S.F.			TE-36	REQUIRED FOR CONSTRUCTION OF ROADWAY
	AND MORELAND, WILLIAM DOUGLAS	BROOMFIELD, CO 80021	TRACT 37, GARFIELD HEIGHTS NEW FILING	0.0022 ACRE		0.0022 ACRE				
		SITE ADDRESS:								
		1401 S FEDERAL BLVD								
		DENVER, CO 80219								
TE-37	BANK LAND CO.	1650 S COLORADO BLVD	NE 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	750 S.F.		750 S.F.			TE-37	REQUIRED FOR CONSTRUCTION OF ROADWAY AND
		DENVER, CO 80222	BLOCK 10, CARLSON-McCLELLAND-	0.02 ACRE		0.02 ACRE				DRIVEWAY RECONSTRUCTION
		SITE ADDRESS:	FREDERICS GREEN ACRES FILING NO 1							
		1380 S FEDERAL BLVD								
		DENVER, CO 80219								
TE-38	BANK LAND CO.	1650 S COLORADO BLVD	(Same As Above)	199 S.F.		199 S.F.			TE-38	REQUIRED FOR CONSTRUCTION OF ROADWAY AND
		DENVER, CO 80222		0.0046 ACRE		0.0046 ACRE				DRIVEWAY RECONSTRUCTION
		SITE ADDRESS:								
		1300 S FEDERAL BLVD (APPRX)								
		DENVER, CO 80219								
39 REV	AGW FEDERAL, LLC	9595 WILSHIRE BLVD #511	NW 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	71 S.F.		71 S.F.	15530 S.F.		39 REV	
		BEVERLY HILLS, CA 90212	TRACT 36, GARFIELD HEIGHTS NEW FILING	0.0016 ACRE		0.0016 ACRE	0.3565 ACRE			
		SITE ADDRESS:								
		1395 S FEDERAL BLVD								
		DENVER, CO 80219								
TE-40 REV	AGW FEDERAL, LLC	9595 WILSHIRE BLVD #511	NW 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	1962 S.F.		1962 S.F.			TE-40 REV	REQUIRED TO RECONSTRUCT ACCESS
		BEVERLY HILLS, CA 90212	TRACT 34, GARFIELD HEIGHTS NEW FILING	0.0450 ACRE		0.0450 ACRE				
		SITE ADDRESS:								
		1339 S FEDERAL BLVD								
		DENVER, CO 80219								
TE-41	JACKSON, WANDA ROSE & EMMETT B.	1291 S. FEDERAL BLVD	NW 1/4 SEC. 20, T.4S., R.68W., 6TH P.M.	1239 S.F.		1239 S.F.			TE-41	REQUIRED FOR CONSTRUCTION OF ROADWAY AND
		DENVER, CO 80219	TRACT 17, GARFIELD HEIGHTS NEW FILING	0.028 ACRE		0.028 ACRE				DRIVEWAY RECONSTRUCTION

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

REV	DESCRIPTION



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



HCL

Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1805
FAX: (303) 773-3297

RIGHT OF WAY PLANS

PROJECT CONTROL DIAGRAM

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD FROM

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Submittal Sheet No.	Sheet No.	Total No. of Sheets
14171	05-18-08	10 of 26	3	26

T. 4 S., R. 68 W., 6th P.M.

SEC. 20

STATION	NORTHING GRID	EASTING GRID	ELEVATION	STATION	NORTHING GRID	EASTING GRID	ELEVATION	DESCRIPTION	STATION	NORTHING GRID	EASTING GRID	ELEVATION	STATION	NORTHING GRID	EASTING GRID	ELEVATION	DESCRIPTION
100	1673432.763	3133629.312	5385.585	100	1673880.653	3134468.020	5385.585	24" NO. 5 REBAR WITH ORANGE PLASTIC CAP STAMPED "HCL BM"	7176	1676998.291	3133605.205	5364.300	7176	1677447.136	3134443.910	5364.300	3/4" YELLOW PLASTIC CAP
101	1673886.096	3133726.174	5386.075	101	1674334.108	3134564.908	5386.075	PK NAIL IN ASPHALT	7350	1676874.430	3133760.715	5361.273	7350	1677323.241	3134599.459	5361.273	STAMPED "HP SURVEY LS 4161"
102	1674522.515	3133620.755	5389.440	102	1674970.697	3134459.461	5389.440	PK NAIL IN ASPHALT	7723	1677645.188	3133680.795	5369.040	7723	1678094.205	3134519.517	5369.040	CHEISED CROSS
103	1674969.357	3133721.964	5350.205	103	1675417.859	3134560.897	5350.205	24" NO. 5 REBAR WITH ORANGE PLASTIC CAP STAMPED "HCL BM"	100013	1673574.135	3133628.008	5366.831	100013	1674022.063	3134466.716	5366.831	CITY AND COUNTY OF DENVER BM 127A
104	1675431.914	3133617.306	5337.125	104	1675880.339	3134456.011	5337.125	PK NAIL IN CONCRETE	100016	1673720.861	3133357.849	5389.651	100016	1674168.828	3134188.485	5389.651	NO 5 REBAR WITH YELLOW PLASTIC CAP STAMPED
105	1675979.242	3133618.485	5352.775	105	1676427.814	3134457.191	5352.775	PK NAIL IN CENTER OF WALK	100018	1673974.127	3133630.900	5384.344	100018	1674422.162	3134489.609	5384.344	CHEISED CROSS
106	1676330.388	3133550.271	5361.970	106	1676779.054	3134388.958	5361.970	24" NO 5 REBAR WITH ORANGE PLASTIC CAP STAMPED "HCL BM"	100024	1674048.768	3133625.513	5382.740	100024	1674486.823	3134484.220	5382.740	CHEISED CROSS
107	1676715.410	3133721.934	5362.850	107	1677184.179	3134560.867	5362.850	PK NAIL IN ASPHALT	100032	1674401.785	3133622.968	5372.488	100032	1674849.935	3134461.675	5372.488	NO 5 REBAR (ILLEGIBLE)
108	1677255.397	3133607.141	5365.900	108	1677704.310	3134445.843	5365.900	24" NO. 5 REBAR WITH ORANGE PLASTIC CAP STAMPED "HCL BM"	100038	1674707.544	3133341.161	5366.802	100038	1675155.775	3134179.792	5366.802	NO 4 REBAR WITH YELLOW PLASTIC CAP STAMPED "184"
109	1677654.222	3133710.060	5369.820	109	1678103.242	3134548.790	5369.820	PK NAIL IN ASPHALT	100039	1674748.780	3133508.503	5363.111	100039	1675187.023	3134347.179	5363.111	CHEISED CROSS
110	1677967.211	3133602.004	5370.985	110	1678418.315	3134440.705	5370.985	24" NO. 5 REBAR WITH ORANGE PLASTIC CAP STAMPED "HCL BM"	100042	1674958.461	3133619.668	5355.100	100042	1675406.760	3134458.374	5355.100	CHEISED CROSS
202	1674069.946	3133727.453	5380.94	202	1674518.007	3134566.187	5380.940	24" NO. 5 REBAR WITH ORANGE PLASTIC CAP STAMPED "HCL BM"	100063	1675084.361	3133992.483	5341.016	100063	1675532.693	3134831.289	5341.016	NO 4 REBAR WITH NO CAP
204	1674395.686	3133631.509	5371.86	204	1674843.834	3134470.217	5371.860	CHEISED X IN SIDEWALK	100064	1675032.116	3133893.595	5343.129	100064	1675480.434	3134732.374	5343.129	NO 5 REBAR WITH RED PLASTIC CAP STAMPED "27601"
205	1674695.489	3133620.077	5363.83	205	1675143.717	3134458.782	5363.830	PK NAIL IN ASPHALT	100073	1675567.300	3133895.159	5339.097	100073	1676015.762	3134533.885	5339.097	CHEISED CROSS
206	1675099.777	3133492.236	5345.70	206	1675548.113	3134330.907	5345.700	CHEISED X IN SIDEWALK	100074	1675627.051	3133709.236	5341.368	100074	1676075.529	3134547.966	5341.368	CHEISED CROSS
207	1675232.208	3133601.266	5341.22	207	1675680.580	3134439.966	5341.220	24" NO. 5 REBAR WITH ORANGE PLASTIC CAP STAMPED "HCL BM"	100080	1675697.793	3134003.862	5340.243	100080	1676148.290	3134842.671	5340.243	CHEISED CROSS
208	1675369.807	3134208.676	5325.27	208	1675818.215	3135047.539	5325.270	PK NAIL IN ASPHALT	100081	1675737.353	3133788.599	5343.511	100081	1676185.860	3134607.342	5343.511	CHEISED CROSS
209	1675692.852	3133725.489	5342.98	209	1676141.347	3134564.223	5342.980	24" NO. 5 REBAR WITH ORANGE PLASTIC CAP STAMPED "HCL BM"	100082	1675807.448	3133788.999	5342.850	100082	1676145.944	3134607.745	5342.850	CHEISED CROSS
211	1676418.281	3133599.321	5361.77	211	1676866.970	3134438.021	5361.770	PK NAIL IN ASPHALT	100085	1675806.456	3133708.217	5346.810	100085	1676254.982	3134548.947	5346.810	CHEISED CROSS
213	1677662.127	3133707.482	5369.57	213	1678111.149	3134546.211	5369.570	PK NAIL IN ASPHALT	100089	1675925.897	3133708.820	5350.356	100089	1676374.455	3134547.550	5350.356	1" IRON PIPE
1522	1673487.545	3133728.165	5385.21	1522	1673935.450	3134566.899	5385.210	NO 5 REBAR WITH 1" YELLOW PLASTIC CAP (ILLEGIBLE)	100092	1676346.874	3133989.336	5359.074	100092	1676795.344	3134838.143	5359.074	NO 5 REBAR WITH NO CAP
1585	1673640.738	3133630.070	5387.29	1585	1674088.684	3134468.778	5387.290	3" ALUM. CDOT CAP IN CONCRETE	100093	1676347.742	3134109.317	5358.016	100093	1676796.412	3134948.154	5358.016	NO 5 REBAR WITH FADED CAP STAMPED "16122"
1757	1673840.488	3133635.295	5386.72	1757	1674288.487	3134474.004	5386.720	3" ALUM. CDOT CAP IN CONCRETE	100097	1676531.582	3133708.355	5361.471	100097	1677284.124	3134694.704	5361.471	CHEISED CROSS
1758	1673812.442	3133629.024	5387.39	1758	1674280.434	3134487.732	5387.390	3" ALUM. CDOT CAP IN CONCRETE	100100	1676835.323	3133655.935	5359.112	100100	1677283.170	3134599.877	5359.112	CHEISED CROSS
2078	1673769.630	3133735.838	5386.83	2078	1674217.810	3134574.574	5386.830	3" ALUM. CDOT CAP IN CONCRETE	100101	1677073.674	3133684.642	5364.062	100101	1677522.539	3134523.365	5364.062	CHEISED CROSS
2215	1673717.236	3133852.515	5385.96	2215	1674185.202	3134691.283	5385.960	PK NAIL WITH 1/2" SHINER STAMPED "LS 25961"	100102	1677716.003	3133949.877	5364.716	100102	1678185.040	3134788.671	5364.716	CHEISED CROSS
3297	1674600.776	3133622.254	5366.803	3297	1675048.979	3134460.961	5366.803	PK NAIL WITH 1/2" BRASS TAG (ILLEGIBLE)	100103	1677717.082	3134080.106	5362.712	100103	1678186.119	3134918.935	5362.712	CHEISED CROSS
3482	1674748.484	3133565.555	5362.953	3482	1675197.727	3134404.246	5362.953	CHEISED CROSS IN CONCRETE	100104	1678503.192	3133688.640	5367.922	100104	1678952.439	3134527.364	5367.922	PK NAIL WITH 1" BRASS TAG STAMPED "27601"
3672	1674910.250	3133719.437	5353.472	3672	1675358.536	3134558.170	5353.472	1" RED PLASTIC CAP STAMPED "MERIDIAN SURV PLS 27601"	100106	1678583.251	3133689.117	5366.278	100106	1679032.520	3134527.841	5366.278	CHEISED CROSS
3689	1675005.331	3133699.208	5346.410	3689	1675453.642	3134537.935	5346.405	CITY AND COUNTY OF DENVER BM 125A	100107	1678583.223	3133688.115	5366.209	100107	1679032.482	3134528.839	5366.209	CHEISED CROSS
4068	1674671.302	3133714.094	5364.190	4068	1675119.523	3134552.825	5364.190	CHEISED CROSS	100108	1678496.580	3133600.548	5368.741	100108	1678945.806	3134439.249	5368.741	CHEISED CROSS
4069	1674611.728	3133715.568	5366.026	4069	1675059.934	3134554.300	5366.026	CHEISED CROSS	100109	1678370.898	3133595.396	5370.909	100109	1678819.910	3134434.095	5370.909	CHEISED CROSS
4070	1674611.656	3133714.582	5365.982	4070	1675059.862	3134553.313	5365.982	CHEISED CROSS	100110	1678369.241	3133515.425	5371.787	100110	1678818.453	3134354.103	5371.787	CHEISED CROSS
4071	1674551.973	3133713.982	5367.479	4071	1675000.163	3134552.713	5367.479	CHEISED CROSS	100111	1678369.968	3133470.381	5372.458	100111	1678819.180	3134309.047	5372.458	CHEISED CROSS
4227	1675102.528	3133491.810	5345.895	4227	1675550.865	3134330.482	5345.895	3/4" YELLOW PLASTIC CAP	100112	1678332.079	3133485.896	5372.444	100112	1678781.281	3134334.369	5372.444	CHEISED CROSS
4228	1675102.550	3133492.867	5345.738	4228	1675550.887	3134331.539	5345.738	3/4" ORANGE PLASTIC CAP (ILLEGIBLE)	100113	1678208.794	3133596.803	5371.433	100113	1678657.963	3134435.503	5371.433	NO 5 REBAR WITH ORANGE PLASTIC CAP (ILLEGIBLE)
4589	1675353.403	3133706.193	5335.280	4589	1675801.807	3134544.921	5335.280	"3" BRASS CAP STAMPED "MDSDD NO 1"	100114	1678084.855	3133603.340	5371.167	100114	1678657.963	3134435.503	5371.433	NO 5 BENT REBAR WITH NO CAP
5311	1675698.789	3133899.755	5341.316	5311	1676147.266	3134738.536	5341.316	CHEISED CROSS	100115	1677960.896	3133598.391	5370.427	100115	1678409.998	3134437.091	5370.427	CHEISED CROSS
5691	1675925.866	3133707.586	5350.433	5691	1676374.424	3134548.315	5350.433	CHEISED CROSS	100116	1677836.864	3133605.230	5370.185	100116	1678285.733	3134443.932	5370.185	CAP STAMPED "11570"
6669	1678334.169	3133700.048	5360.730	6669	1676782.836	3134538.775	5360.740	CITY AND COUNTY OF DENVER BM 126A	100118	1677708.195	3133257.128	5372.742	100118	1678157.230	3134095.737	5372.742	CHEISED CROSS
6883	1676345.968	3133878.938	5359.830	6883	1676794.638	3134717.713	5359.830	NO 4 REBAR	100117	1677670.544	3133322.195	537					

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	ROW MONUMENT NUMBERS	JPH
12/05	DELETED MONUMENTS 100206 AND 100208	JPH



DEVELOPER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



RIGHT OF WAY PLANS

PROJECT CONTROL DIAGRAM

PROJECT NUMBER: STU C010-073				
PROJECT LOCATION: SOUTH FEDERAL BOULEVARD FROM				
PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE				
Project Code:	Last Mod. Date	Subest Sheets	Sheet No.	Total No. of Sheets
14171	05-16-06	11 of 26	3A	26

T. 4 S., R. 68 W., 6th P.M.

SEC. 20

UNPLATTED

BOULEVARD
ACRES

BOULEVARD
ACRES

W.
COLORADO
AVE.

LOT 6

LOT 5

LOT 4

LOT 3

LOT 2

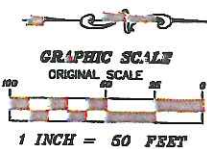
FEDERAL BLVD

BLOCK 4
FLORIDA HEIGHTS

BLOCK 3
FLORIDA HEIGHTS

W.
COLORADO
AVE.

W.
JEWELL
AVE.



COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	ROW MONUMENT NUMBERS	JPH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



RIGHT OF WAY PLANS

PROJECT CONTROL DIAGRAM

PROJECT NUMBER: STU C010-073

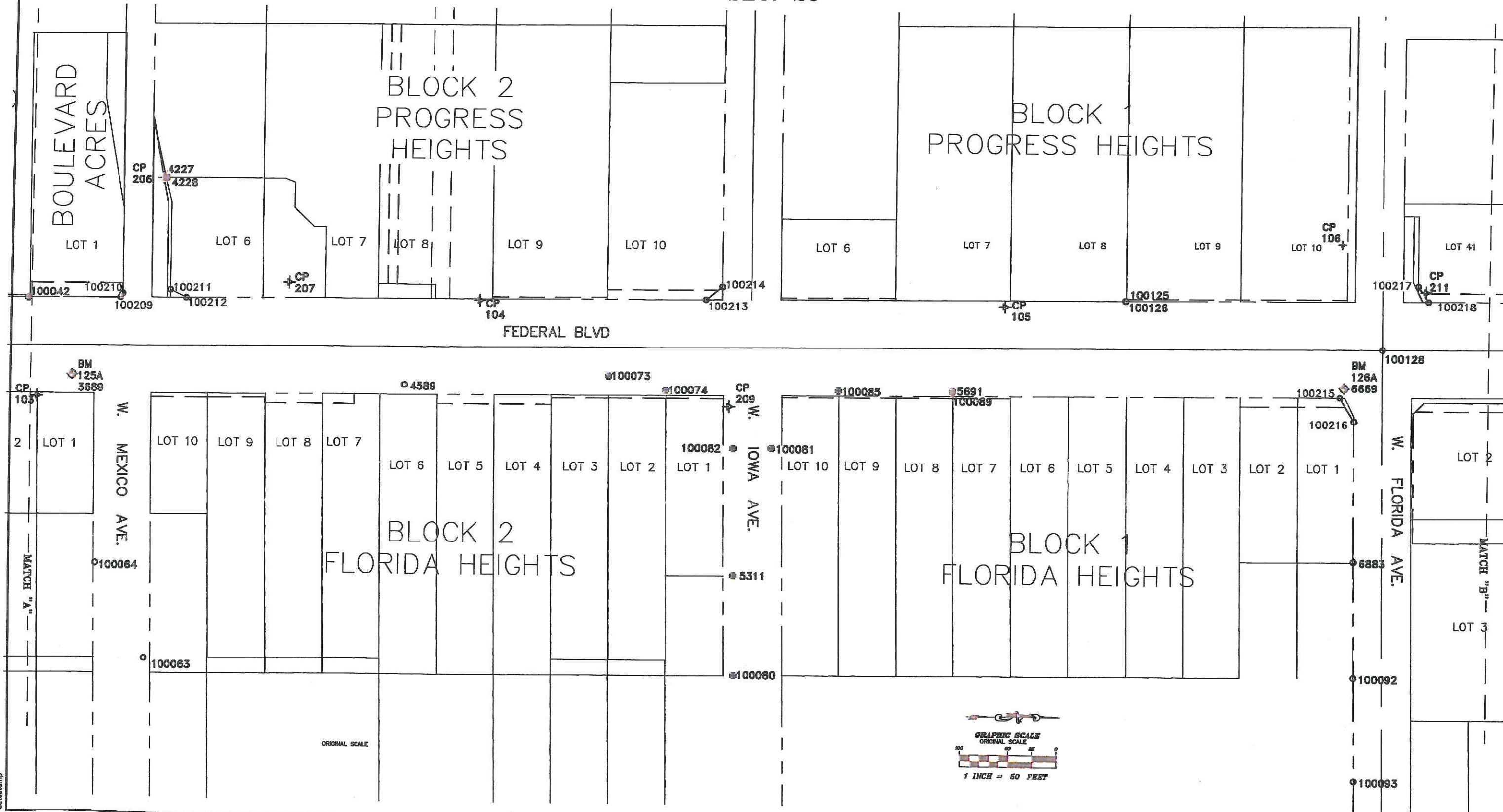
PROJECT LOCATION: SOUTH FEDERAL BOULEVARD FROM

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subest Sheets	Sheet No.	Total No. of Sheets
14171	05-16-06	12 of 26	38	26

T. 4 S., R. 68 W., 6th P.M.

SEC. 20



COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	ROW MONUMENT NUMBERS	JPH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



HGL

Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1805
FAX: (303) 773-3297

RIGHT OF WAY PLANS

PROJECT CONTROL DIAGRAM

PROJECT NUMBER: STU C010-073

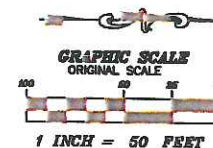
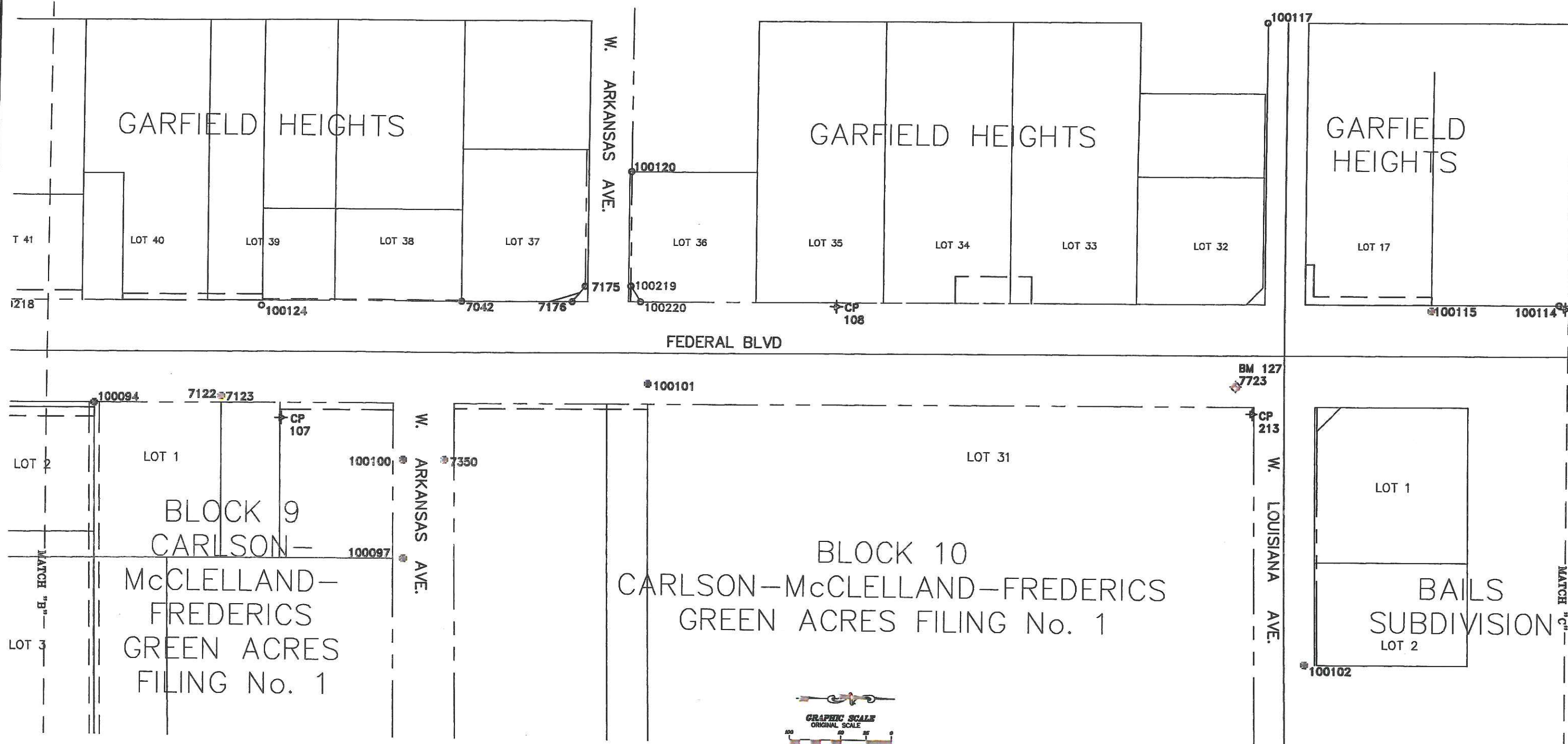
PROJECT LOCATION: SOUTH FEDERAL BOULEVARD FROM

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subest Sheets	Sheet No.	Total No. of Sheets
14171	05-16-06	13 of 26	30	26

T. 4 S., R. 68 W., 6th P.M.

SEC. 20



COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



RIGHT OF WAY PLANS

PROJECT CONTROL DIAGRAM

PROJECT NUMBER: STU C010-073

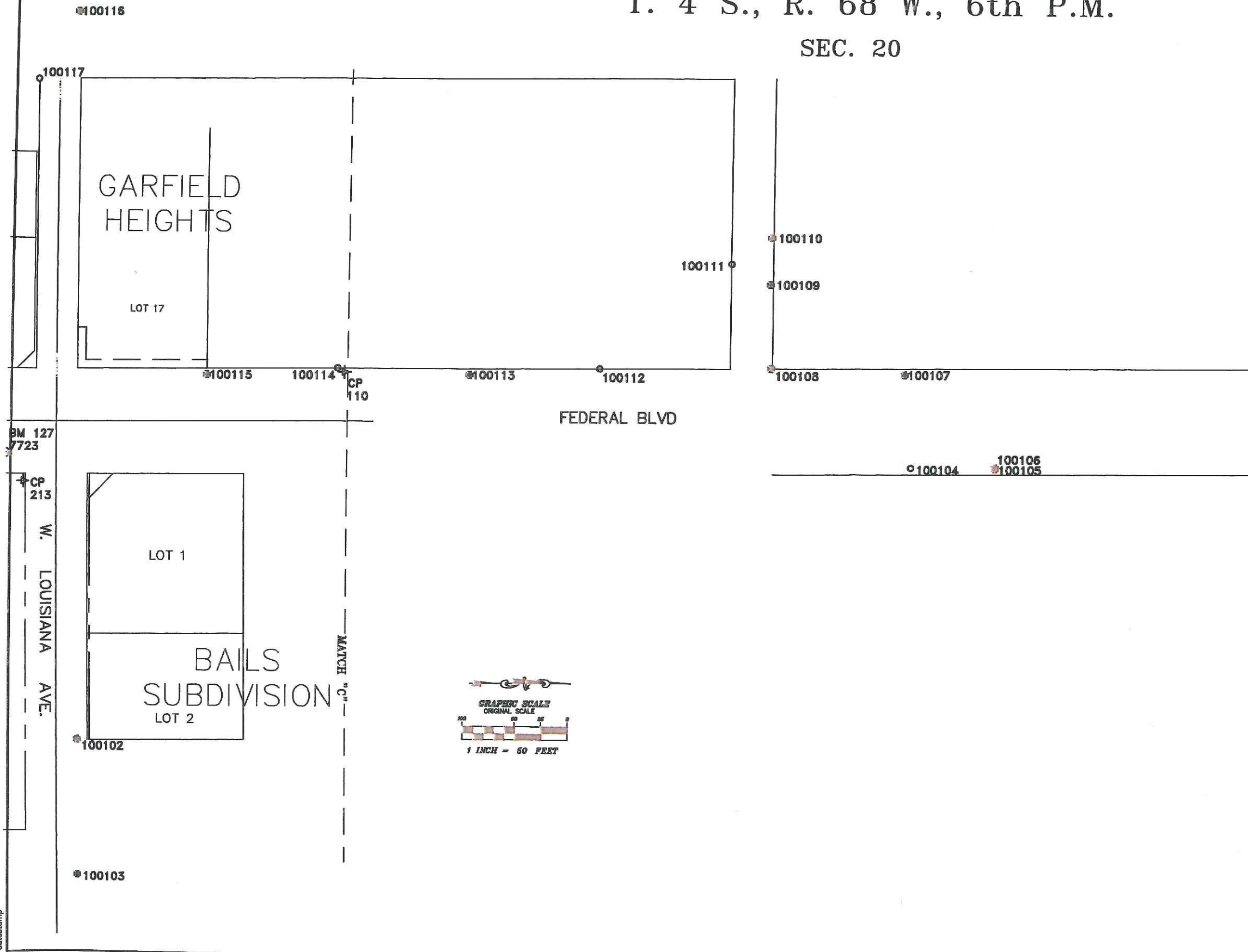
PROJECT LOCATION: SOUTH FEDERAL BOULEVARD FROM

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subest Sheets	Sheet No.	Total No. of Sheets
14171	05-16-06	14 of 26	30	26

T. 4 S., R. 68 W., 6th P.M.

SEC. 20



COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	REVISE COORDINATES AND POINTS 100200-100220	JPH
12/05	DELETE POINTS 100221 AND 100222 DELETE MONUMENTS 100206 AND 100208	JPH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



9870 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

Engineering & Surveying, LLC

PHONE: (303) 773-1005
FAX: (303) 773-3297

RIGHT OF WAY PLANS

MONUMENTATION SHEET

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subest Sheets	Sheet No.	Total No. of Sheets
14171	05-16-06	15 of 26	4	26

MONUMENTATION AND GENERAL NOTES

NOTES

1. THE MONUMENTING LAND SURVEYOR WILL, UPON COMPLETION, CERTIFY TO THE MONUMENTATION AS PER THE CERTIFICATION SHOWN AT RIGHT, AND FILE WITH THE COUNTY PER C.R.S. 38-51-107.
2. ROW MARKERS SET MUST DISPLAY THE PROFESSIONAL LAND SURVEYORS REGISTRATION NUMBER AND THE COORDINATE POINT NUMBER PER THIS SET OF PLANS.
3. THIS RIGHT OF WAY PLAN IS NOT A COMPLETE BOUNDARY SURVEY OF ALL ADJOINING OWNERS.
4. ALL R.O.W. MARKERS WILL BE SET FROM SURVEY CONTROL POINTS, AS SHOWN ON THE CONTROL SHEET.
5. EASEMENTS SHOWN ARE OF RECORD. UNRECORDED EASEMENTS, SUCH AS FOR UTILITIES, HAVE NOT BEEN RESEARCHED.

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

POINT NO	COORDINATES	
	NORTH	EAST
100200	1674138.572	3134466.534
100201	1674160.072	3134456.103
100202	1674231.328	3134565.812
100203	1674223.502	3134569.658
100204	1674221.283	3134416.043
100205	1674255.484	3134463.734
100207	1674321.926	3134463.279
100209	1675504.133	3134457.191
100210	1675506.713	3134453.003
100211	1675556.824	3134448.691
100212	1675573.220	3134456.730
100213	1676116.017	3134453.016
100214	1676133.155	3134439.468
100215	1676778.480	3134548.487
100216	1676793.789	3134573.198
100217	1676858.139	3134431.815
100218	1676869.605	3134447.861
100219	1677504.536	3134428.238
100220	1677513.938	3134443.453

These maps were prepared for the exclusive use of the Colorado Department of Transportation named on the certification hereon. Said certification does not extend to any person(s) without an expressed recertification by the Surveyor naming said person(s)

COUNTY SURVEYORS CERTIFICATE

Deposited this ____ day of _____, 2004 at ____M.
in county surveyor's land survey plat files.

County Surveyor_____

SURVEYOR STATEMENT (ROW MONUMENTS)

I, _____, 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 the Colorado Department of Transportation publications. This statement is not a guaranty or warranty, either expressed or implied.

Name _____ P.L.S. No. _____

Date _____

SURVEYOR STATEMENT (ROW PLAN)

I, James P. Hennessy, a Professional Land Surveyor duly licensed under the laws of the State of Colorado, do hereby state to the Colorado Department of Transportation, that the following Right of Way Acquisition Plans and Ownership Map were prepared under my direct supervision and checking, for and on behalf of HCL Engineering and Surveying, LLC. This set of plans complies with section 38-51-105, Colorado Revised Statutes.

Name _____ P.L.S. No. _____

Date _____

QUANTITY OF CDOT MONUMENTS TO BE SET						
CAP TYPE	MONUMENT TYPE					
	1	2	3	4	5	6
REFERENCE						
RIGHT OF WAY	19					
CONTROL						
ALIQUOT COR						

BASIS OF BEARINGS

All bearings are based on the westerly line of south federal boulevard assumed to bear N 00°23'31" W, being monumented at the southeast corner of Lot 6, Boulevard Acres by a No. 4 rebar with a yellow plastic cap stamped "184 (illegible) and to the north along said west line a distance of 2597.26 feet by a ? inch yellow plastic cap stamped "hp survey ls 4161" which is the northeasterly corner of Parcel 36 as shown under CDOT Right Of Way Plans project number STU C010-073.

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

REV	DATE	DESCRIPTION	BY
11/06		REVISE PARCEL 1, 2, TE-2, 3, TE-4	JPH
05/06		NAME CHANGE TE-5	JH
05/06		REVISE OWNERSHIP PARCEL 2 REV, TE-2 REV, AND TE-4 REV	JH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



HCL

Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1608
FAX: (303) 773-3297

RIGHT OF WAY PLANS

PLAN SHEET

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subst. Sheets	Sheet No.	Total No. of Sheets
14171	05/30/06	16 of 28	5	28

T. 4 S., R. 68 W., 6th P.M.
SEC. 29

T. 4 S., R. 68 W., 6th P.M.
SEC. 20

NOTE: MONUMENT NOT FOUND OR
SET. POSITION INDICATED BY
REFERENCE TIES.

UNPLATTED

McDONALDS CORP
ATTN: MR. DAVID MORONEY JR
5251 DTC PARKWAY, STE. 300
GREENWOOD VILLAGE, CO 80111
SITE ADDRESS:
1901 S FEDERAL BLVD
DENVER, CO 80219

P.O.B.
PARCEL 1 REV

1 REV

N25°52'49"W
23.90'

S00°23'31"E
15.57'

S60°07'47"E
11.91'

QCD TO CITY OF
DENVER
BK 1187, PG 24

TREE
GRATES

SOUTH FEDERAL BOULEVARD
(100' PUBLIC R.O.W.)

W. JEWELL AVENUE
(60' PUBLIC R.O.W.)

101+00

102+00

103+00

S 1/4 COR SEC 20
T4S, R68W, 6th PM

W. JEWELL AVENUE
(60' PUBLIC R.O.W.)

S LINE SE 1/4 SEC 20, T4S, R68W

103+00

THE ROSE MARIE HEALY LIVING TRUST
950 S. BUTLER WAY
LAKEWOOD, CO 80226
SITE ADDRESS:
1895 S FEDERAL BLVD
DENVER, CO 80219

P.O.B.
TE-2 REV

2 REV

N35°04'11"E
44.56'

S54°21'29"W
2.45'

S54°21'29"W
2.45'

P.O.B.
PARCEL 2 REV

2 REV

S89°11'51"W
17.00'

S00°23'31"E
18.02'

N00°23'31"W
66.45'

S00°23'31"E
65.05'

N89°11'51"E
2.00'

P.O.B.
PARCEL 3 REV

3 REV

S00°23'31"E
110.98'

S25°34'34"E
8.68'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

S89°10'33"W
3.69'

UNPLATTED

THE ROSE MARIE HEALY FAMILY TRUST
950 S. BUTLER WAY
LAKEWOOD, CO 80226
SITE ADDRESS:
1885 S. FEDERAL BLVD
DENVER, CO 80219

P.O.B.
TE-4 REV

4 REV

N89°36'29"E
14.00'

N00°23'31"W
79.34'

S00°23'31"E
98.18'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

P.O.B.
TE-4 REV

TE-5

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

TIC-02-2005, LLC AND
WILLIAM & MELANIE
CORMIER
8137 S. GARFIELD WAY
CENTENNIAL, CO. 80122
SITE ADDRESS:
1877 S.
FEDERAL BLVD
DENVER, CO 80219

P.O.B.
TE-4 REV

TE-5

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

S00°23'31"E
75.00'

N00°23'31"W
75.00'

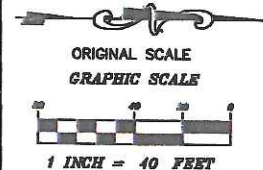
S00°23'31"E
75.00'

N00°23'31"W
75.00'

MATCH "A"

13

10' R
DEDIC
REC



COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

REV	DESCRIPTION	DATE
11/06	REVISE PARCEL TE-8, TE-10, TE-11	JPH
05/08	REVISE PARCEL OWNERSHIP TE-11 REV	JLH
07/08	REVISE PARCEL OWNERSHIP TE-12	JLH



DENVER, COLORADO

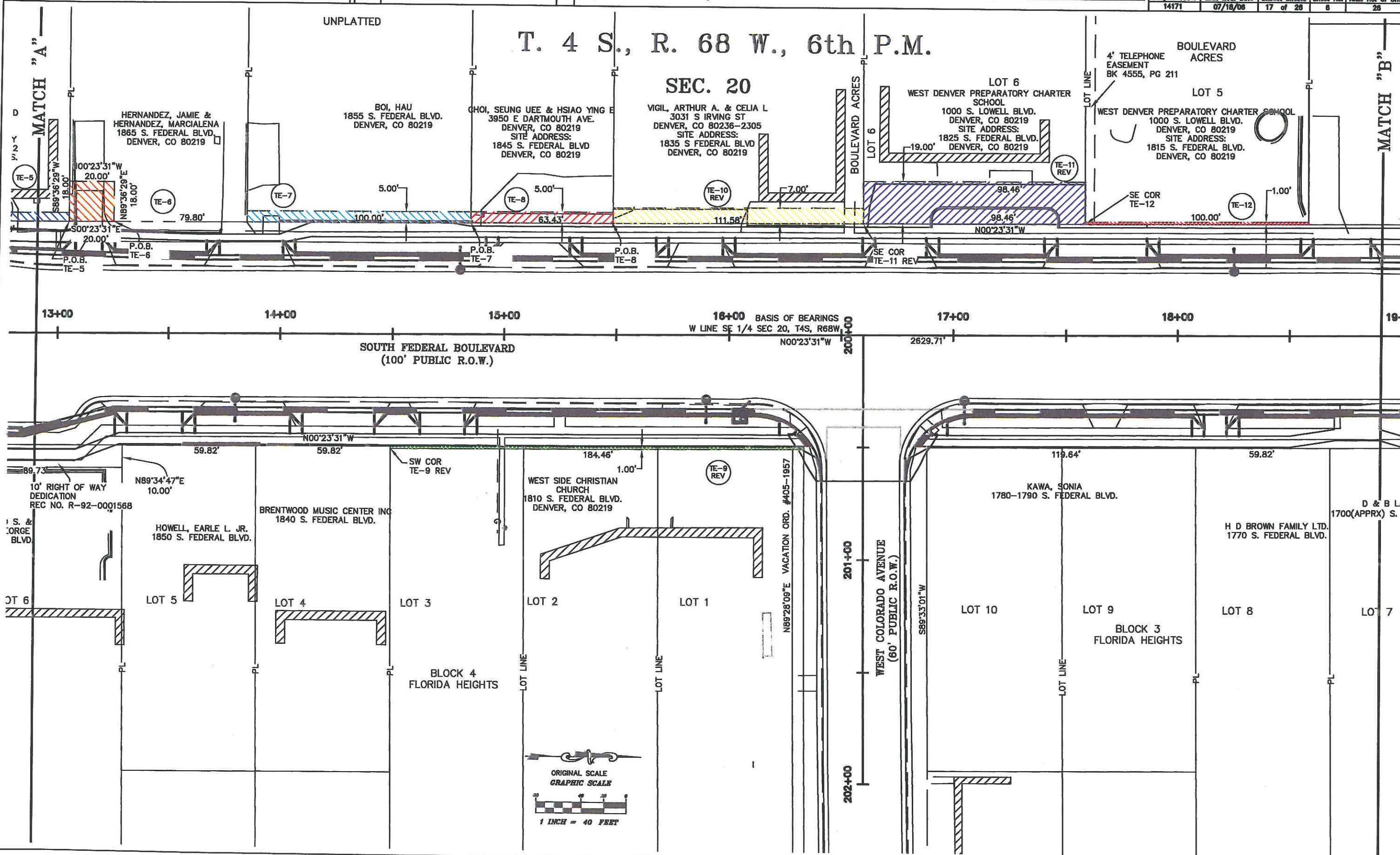
PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.

HCL
Engineering & Surveying, LLC
9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112
PHONE: (303) 773-1605
FAX: (303) 773-3217

RIGHT OF WAY PLANS

PLAN SHEET

PROJECT NUMBER:	STU C010-073
PROJECT LOCATION:	SOUTH FEDERAL BOULEVARD
PROJECT LOCATION:	JEWELL AVENUE TO LOUISIANA AVENUE
Project Code:	14171
Last Mod. Date:	07/18/08
Sheet No. of 26	17 of 26
Sheet No. of 26	6
Sheet No. of 26	26



COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

REV	DATE	DESCRIPTION
11/05		REVISE PARCEL 16, TE-16, TE-18, TE-19



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



HGL

Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1805
FAX: (303) 773-3287

RIGHT OF WAY PLANS

PLAN SHEET

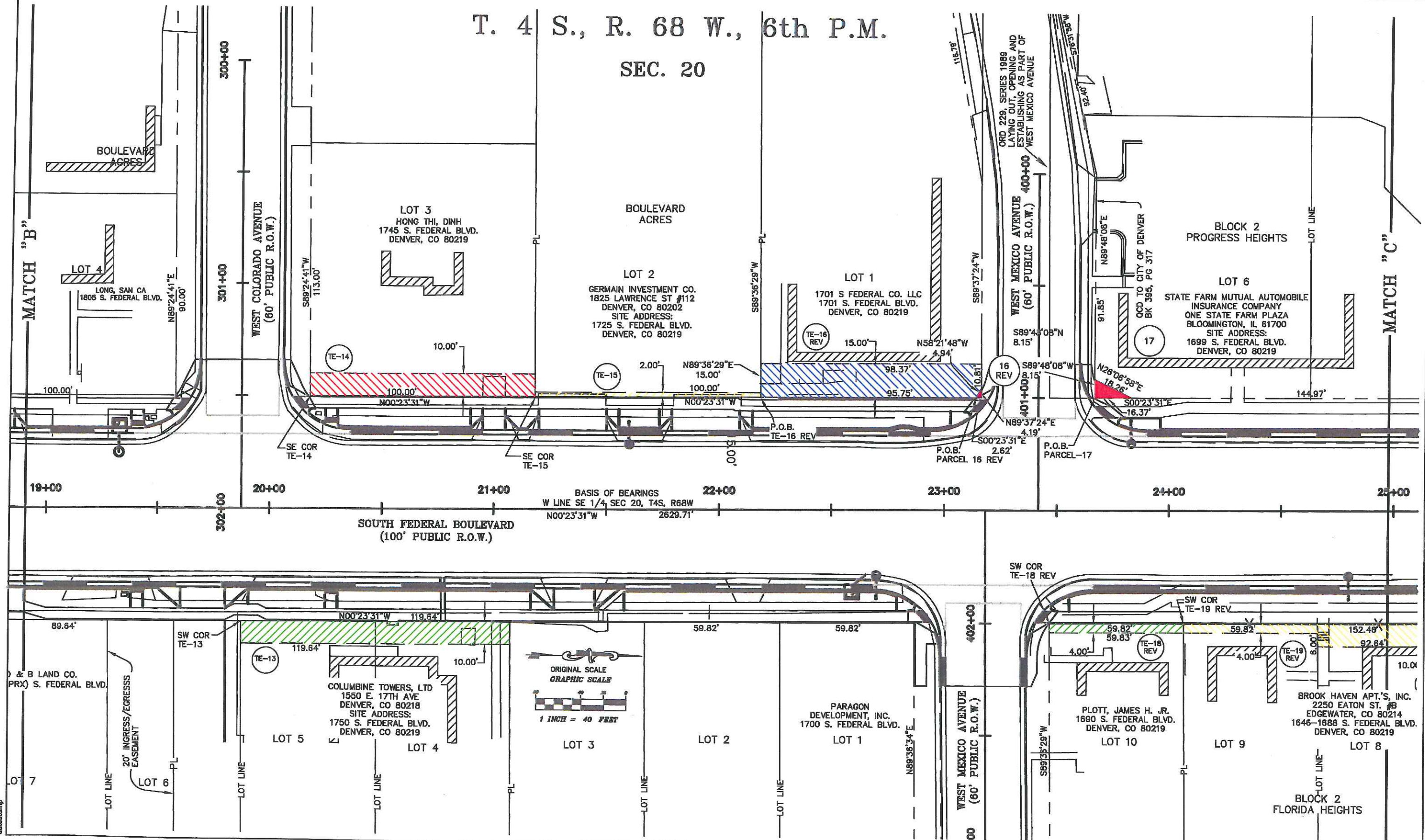
PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Sheet No.	Total No. of Sheets
14171	05/16/06	18 of 28	7

T. 4 S., R. 68 W., 6th P.M.
SEC. 20





Region 6
2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions		
mm/yy	DESCRIPTION	REV
11/05	REVERSE PARCEL TE-10	JPL
	1/4" CHARGE TE-22, TE-23, TE-24	
05/06	REVERSE CHARGES PARCEL TE-23 & TE-24	JUL
06/06	REVERSE CHARGES PARCEL TE-22, TE-23 & TE-24	JUL



PB
192
DENVER, COLORADO
PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



Engineering & Surveying, LLC
9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112
PHONE: (303) 773-1808
FAX: (303) 773-3287

RIGHT OF WAY PLANS

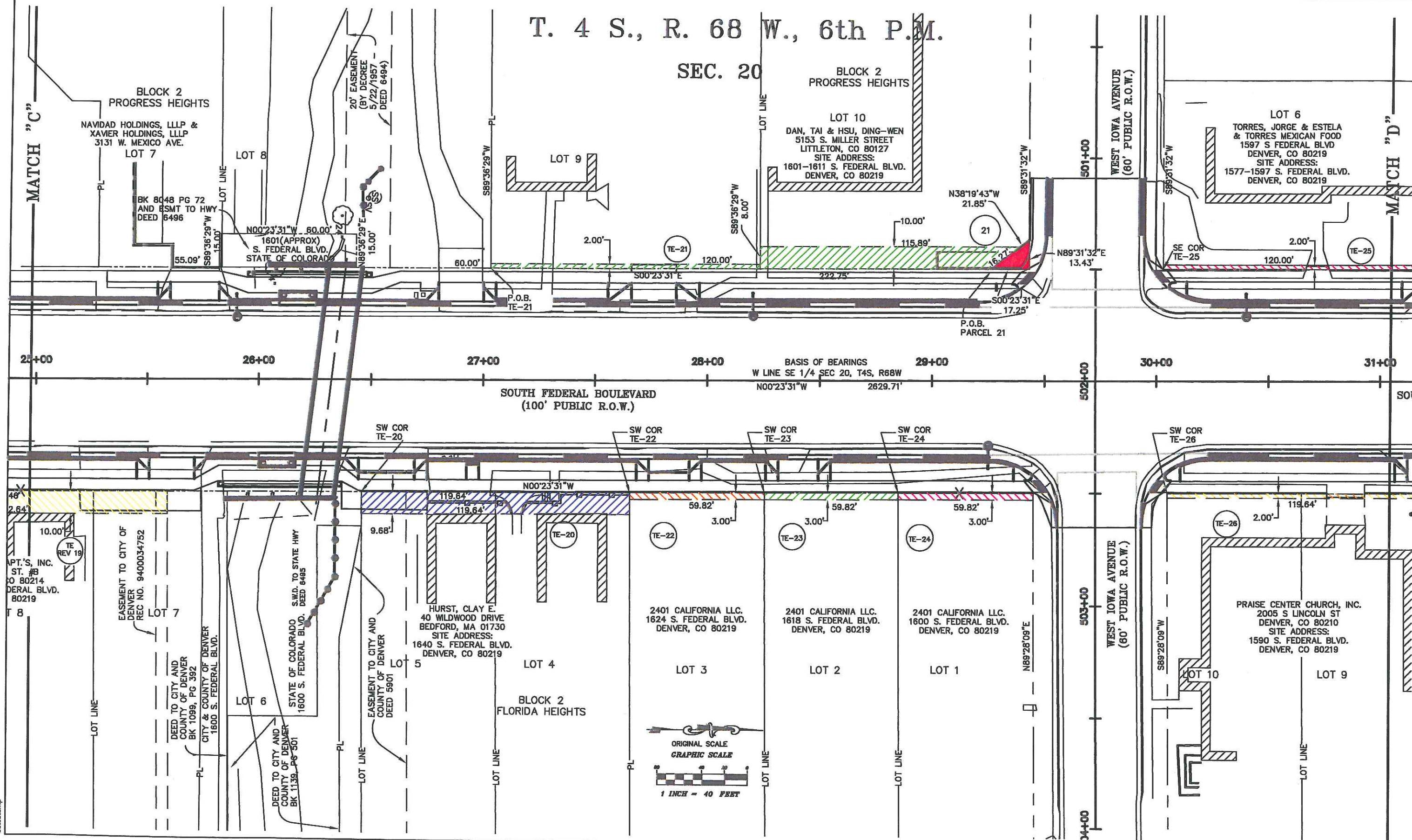
PLAN SHEET

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code:	Last Mod. Date	Subst Sheets	Sheet No.	Total No. of Sheets
14171	06/08/06	19 of 26	8	26



COLORADO DEPARTMENT OF TRANSPORTATION

Region 6
2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

REV	DATE	DESCRIPTION	BY
11/05		REVISE PARCEL 30, TE-30, 31, TE-31	JPH
05/08		NAME CHANGE TE-29	JLH
05/08		REVISE OWNERSHIP PARCEL TE-29	JLH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



RIGHT OF WAY PLANS

PLAN SHEET

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Sheet No.	Total No. of Sheets
14171	05/18/08	20 of 28	9

T. 4 S., R. 68 W., 6th P.M.

SEC. 20

NOTE: MONUMENT NOT FOUND
OR SET. HISTORICAL EVIDENCE
DESTROYED. POSITION SHOWN
AS APPROXIMATE BY
SURROUNDING MONUMENTS AND
PRIOR SURVEYS.

DENVER-W INVESTMENT LLC
1839 N LINCOLN AVE
CHICAGO, ILL 60614
SITE ADDRESS:
1505 S. FEDERAL BLVD.
DENVER, CO 80219

BLOCK 1
PROGRESS HEIGHTS

LOT 7
TORRES MEXICAN FOOD INC.
1545 S. FEDERAL BLVD.

LOT 8
TRAN, STEVE L. & NGUYEN, TP
1533-1537 S. FEDERAL BLVD.

LOT 9

LOT 10

TRACT 41
TE-31
REV

SW COR
TE-29

TE-29

31
REV
N54°27'01"E
19.71'
103.72'
97.32'
11.12'
S00°23'31"E
6.40'
P.O.B.
TE-31 REV
P.O.B.
PARCEL 31 REV
S62°58'21"W
11.02'

SOUTH FEDERAL BOULEVARD
(100' PUBLIC R.O.W.)

SW COR
TE-27
PRAISE CENTER CHURCH, INC.
2005 S LINCOLN ST
DENVER, CO 80210
SITE ADDRESS:
1570 S. FEDERAL BLVD.
DENVER, CO 80219

SW COR
TE-28
LAN & THU THAN NGUYEN DOAN
8761 W. 20th AVE.
DENVER, CO 80215
SITE ADDRESS:
1566-1568 S. FEDERAL BLVD.
DENVER, CO 80219

EASEMENT FOR RIGHT OF
WAY AND SIDEWALK
EASEMENT TO CITY OF
DENVER REC. NO. 00035113

M. A. S. I. INC.
1550 S. FEDERAL BLVD.

A.R. TEHRANI, INC.
1506 S. FEDERAL BLVD.
DENVER, CO 80219

EASEMENT FOR RIGHT
OF WAY AND SIDEWALK
EASEMENT TO CITY OF DENVER
REC. NO. 00035113

ORIGINAL SCALE
GRAPHIC SCALE
1 INCH = 40 FEET

BLOCK 1
FLORIDA HEIGHTS

COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

REV	DESCRIPTION	REV
11/06	REVISE PARCEL TE-31, 30	JPH
05/08	NAME CHANGE TE-34	JLH
05/08	DELETE TE-35 - PROPERTY DEDICATED TO CITY	JLH
05/08	OWNERSHIP CHANGE TE-36	JLH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



HGL

Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1608
FAX: (303) 773-3297

RIGHT OF WAY PLANS

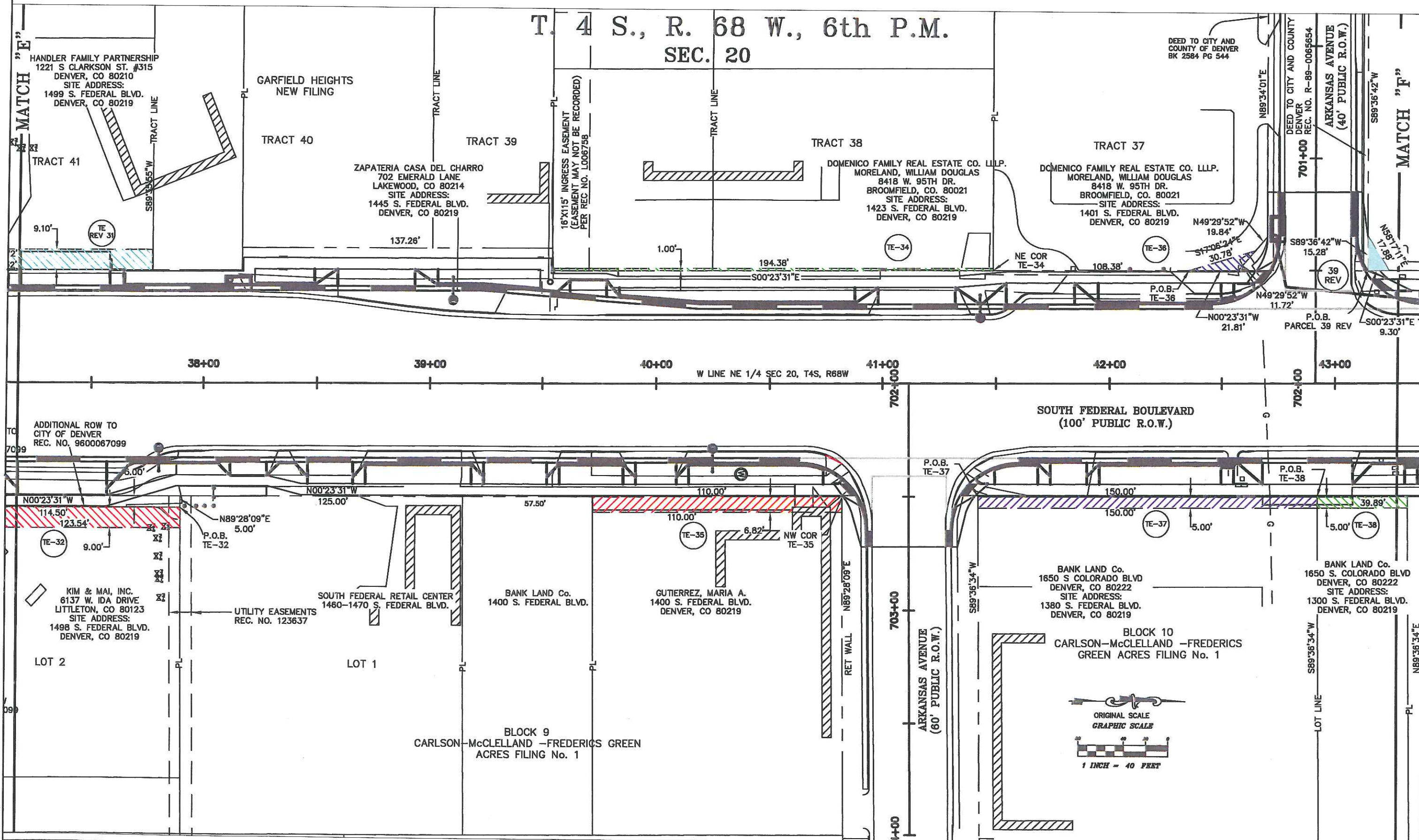
PLAN SHEET

PROJECT NUMBER: STU C010-073

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subst. Sheets	Sheet No.	Total No. of Sheets
14171	05/30/06	21 of 28	10	29



COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

REV	DESCRIPTION	REV
11/06	REVISE PARCEL TE-40	JPH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1805
FAX: (303) 773-3287

RIGHT OF WAY PLANS

PLAN SHEET

PROJECT NUMBER: STU C010-073

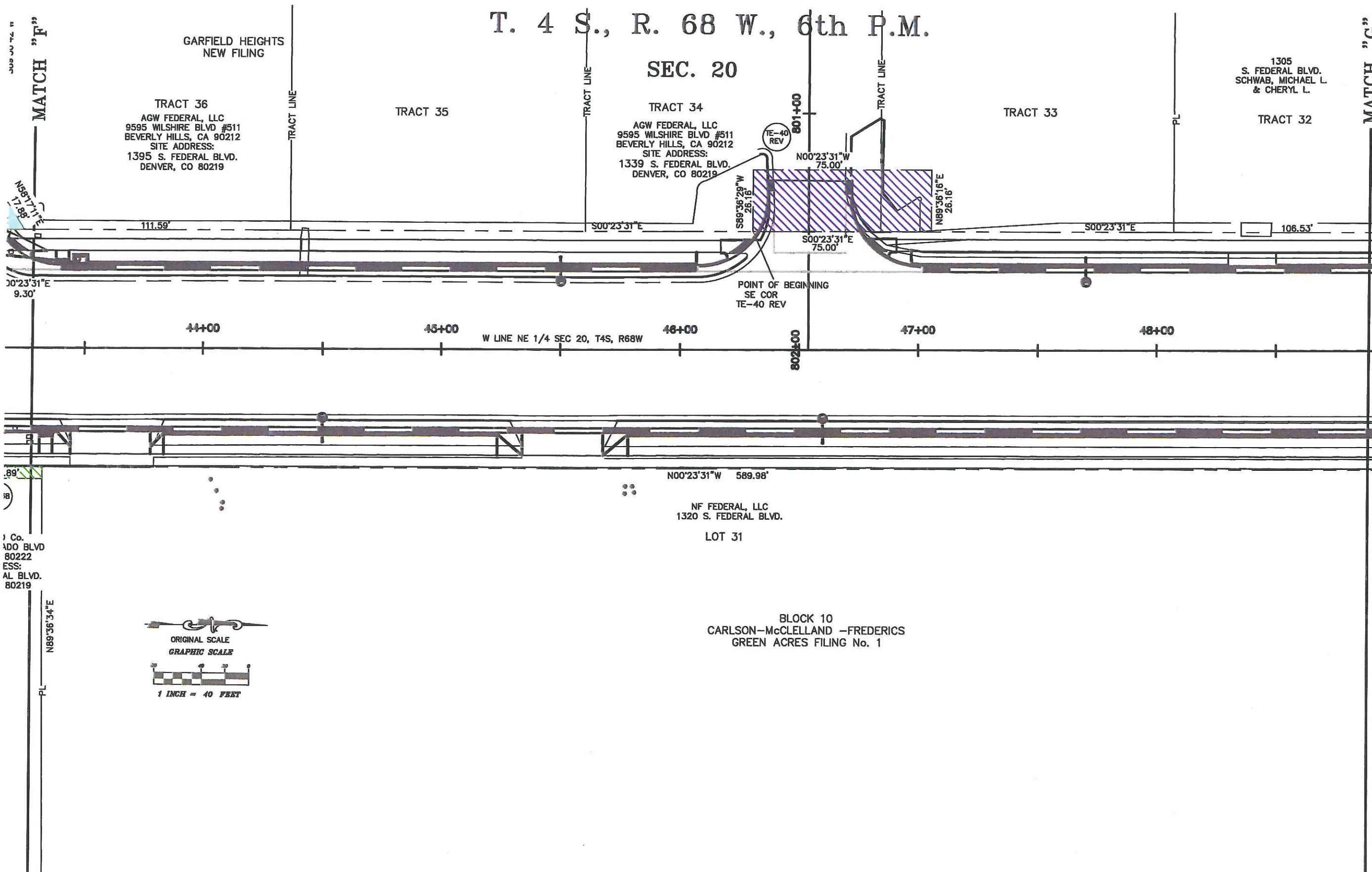
PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Sheet No.	Total No. of Sheets
14171	05/18/06	22 of 28	11 28

T. 4 S., R. 68 W., 6th P.M.

SEC. 20



COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
2000 South Holly
Denver, CO 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

nm/yy	DESCRIPTION	REV



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



Engineering & Surveying, LLC

9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112

PHONE: (303) 773-1608
FAX: (303) 773-3297

RIGHT OF WAY PLANS

PLAN SHEET

PROJECT NUMBER: STU C010-073

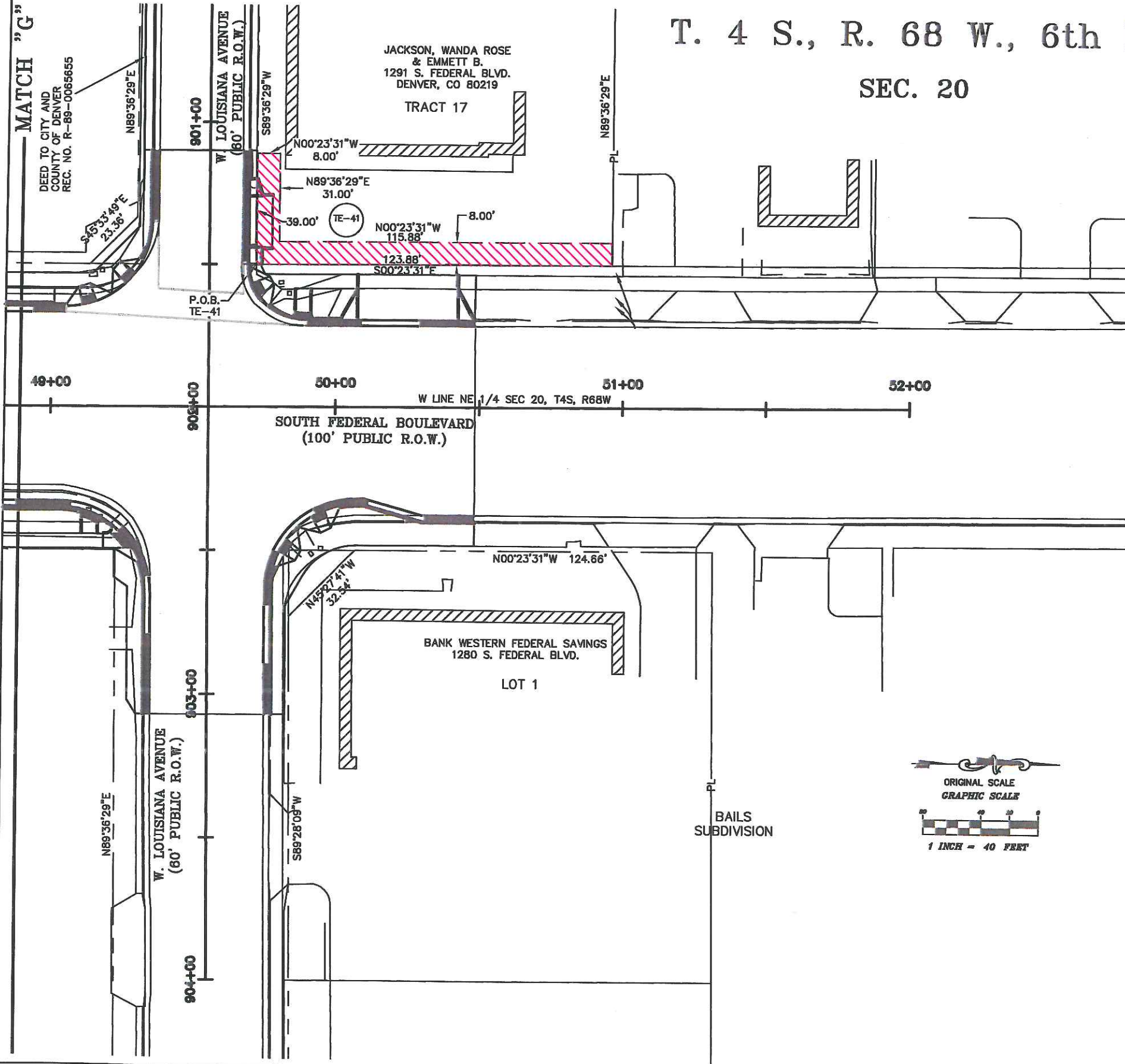
PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subst Sheets	Sheet No.	Total No. of Sheets
14171	05/18/06	23 of 26	12	26

T. 4 S., R. 68 W., 6th P.M.

SEC. 20



COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, Co, 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	REVISE PARCEL 2 AND 18	JPH
	REVISE PARCEL TE-2, TE-4, TE-9, TE-10, TE-11, TE-18	
	NAME CHANGE TE-5	
05/06	REVISE OWNERSHIP PARCEL 2 REV, TE-2 REV, AND TE-4 REV	JLH
07/06	REVISE OWNERSHIP TE-12	JLH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.



Engineering & Surveying, LLC
9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112
PHONE: (303) 773-1805
FAX: (303) 773-3287

RIGHT OF WAY PLANS

OWNERSHIP MAP

PROJECT NUMBER: STU C010-073

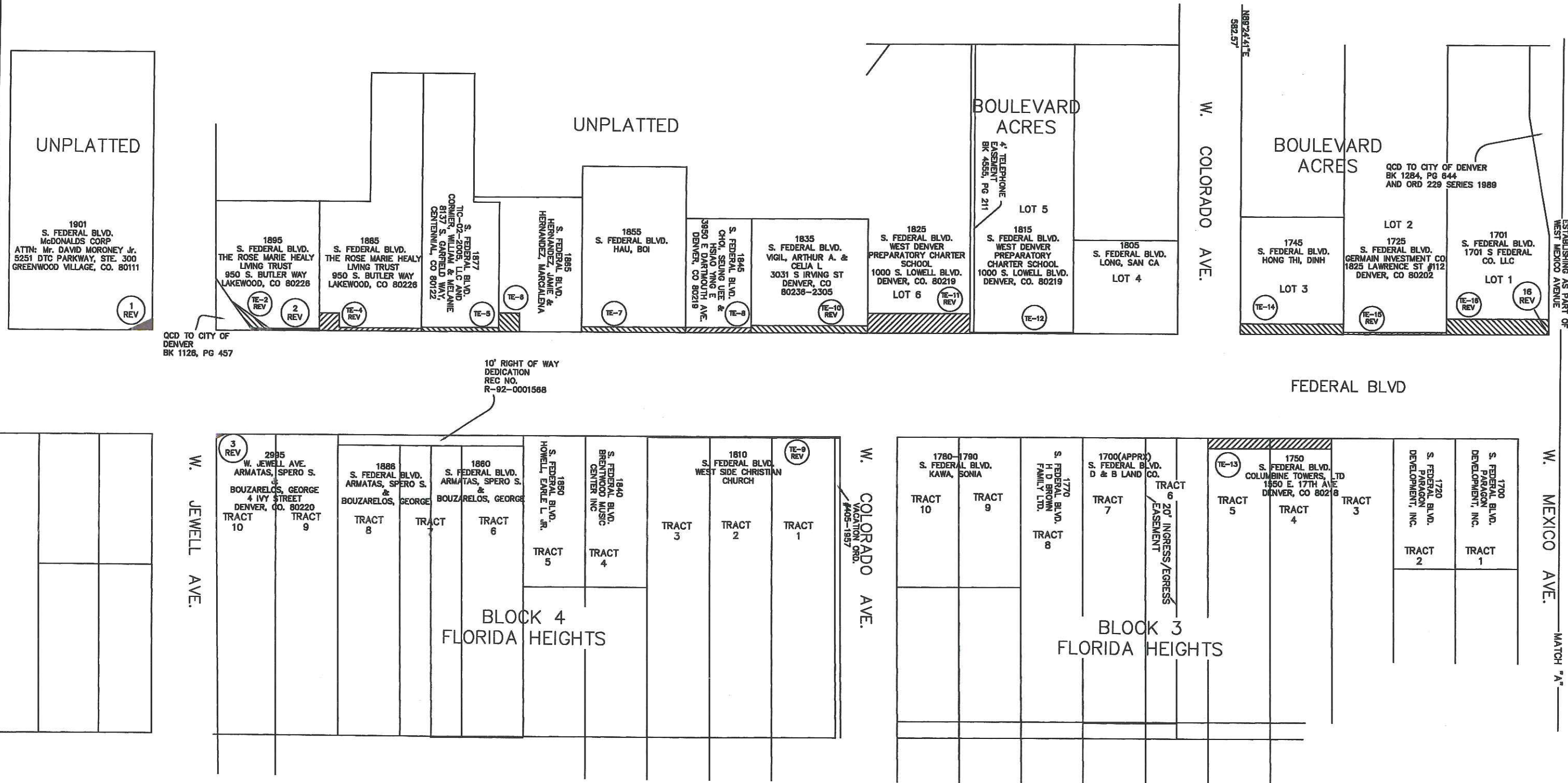
PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code	Last Mod. Date	Subest Sheets	Sheet No.	Total No. of Sheets
14171	07/18/06	24 of 26	13	26

T. 4 S., R. 68 W., 6th P.M.

SEC. 20



COLORADO DEPARTMENT OF TRANSPORTATION



Region 6
Address: 2000 South Holly
Denver, Co, 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions

mm/yy	DESCRIPTION	REV
11/05	REVISE PARCEL 30, 31, TE-18, TE-19, TE-30, TE-31	JPH
06/08	NAME CHANGE TE-22, TE-23, TE-24, TE-28	JLH
06/08	REVISE OWNERSHIP TE-22, TE-23 & TE-24	JLH



DENVER, COLORADO

PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.

HCL
Engineering & Surveying, LLC
9570 KINGSTON CT., SUITE 310
ENGLEWOOD, CO. 80112
PHONE: (303) 773-1605
FAX: (303) 773-3287

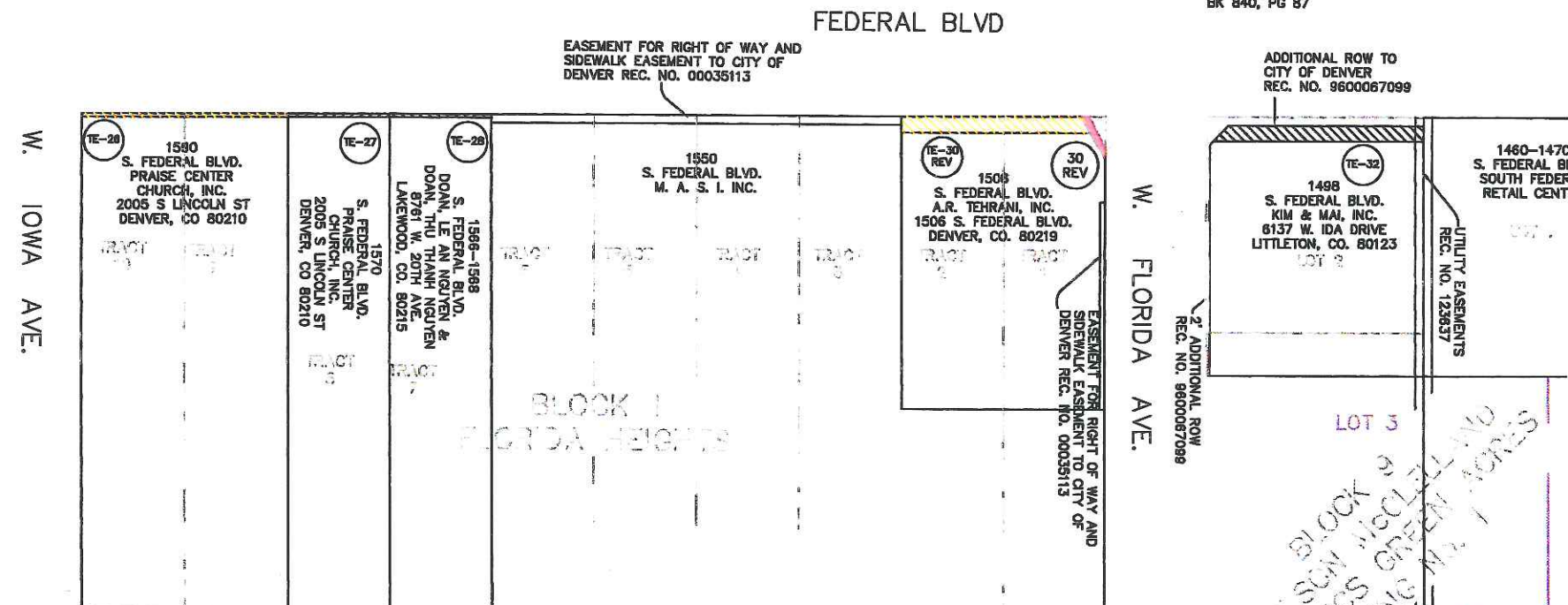
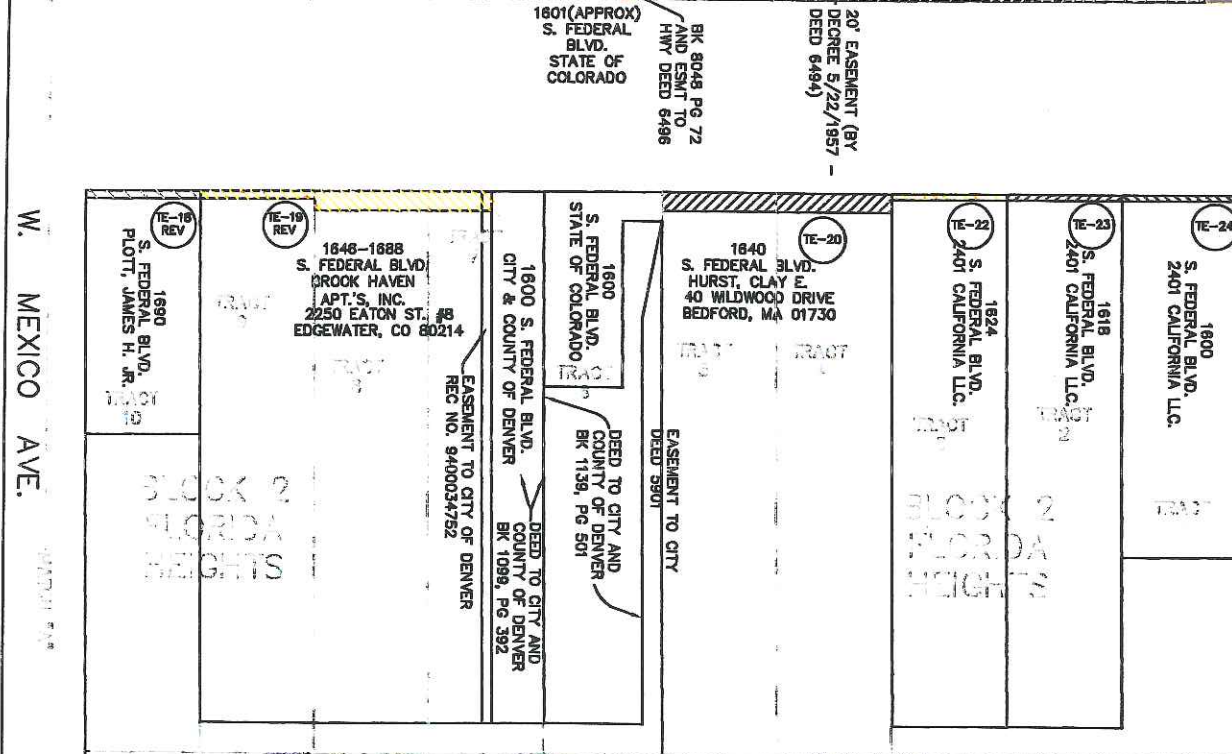
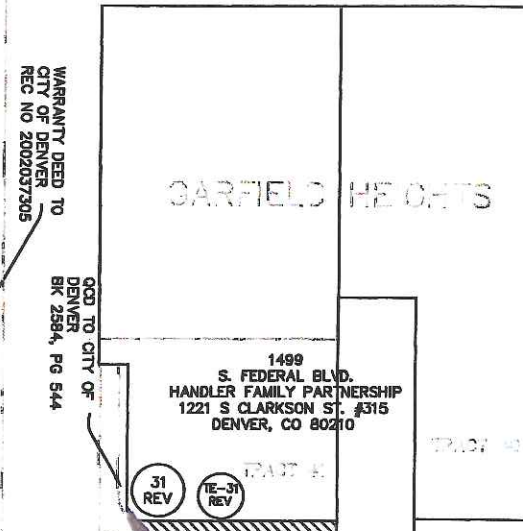
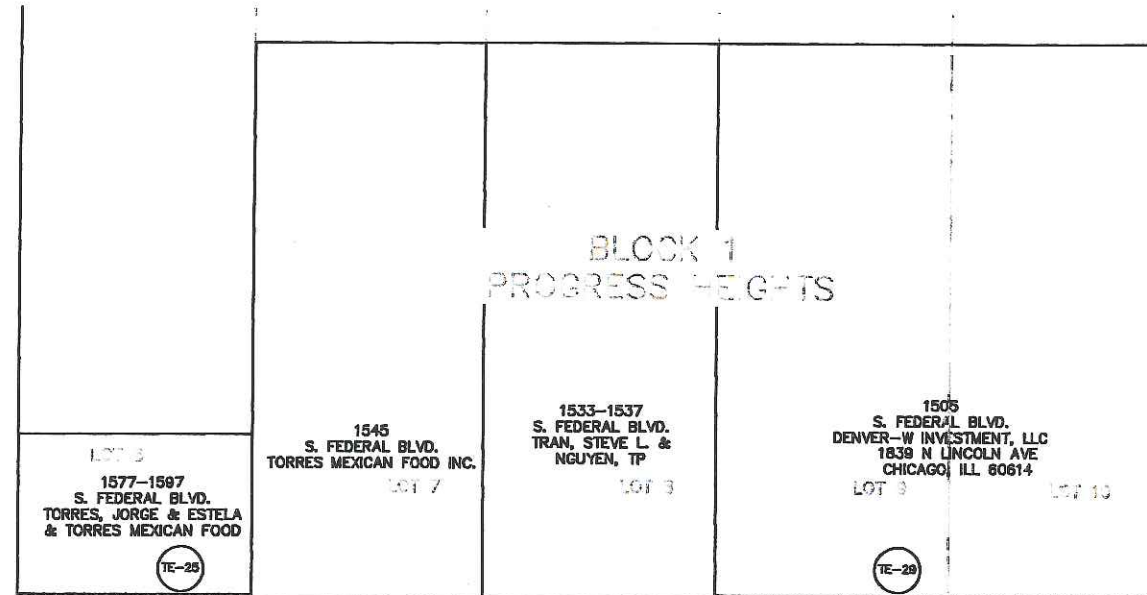
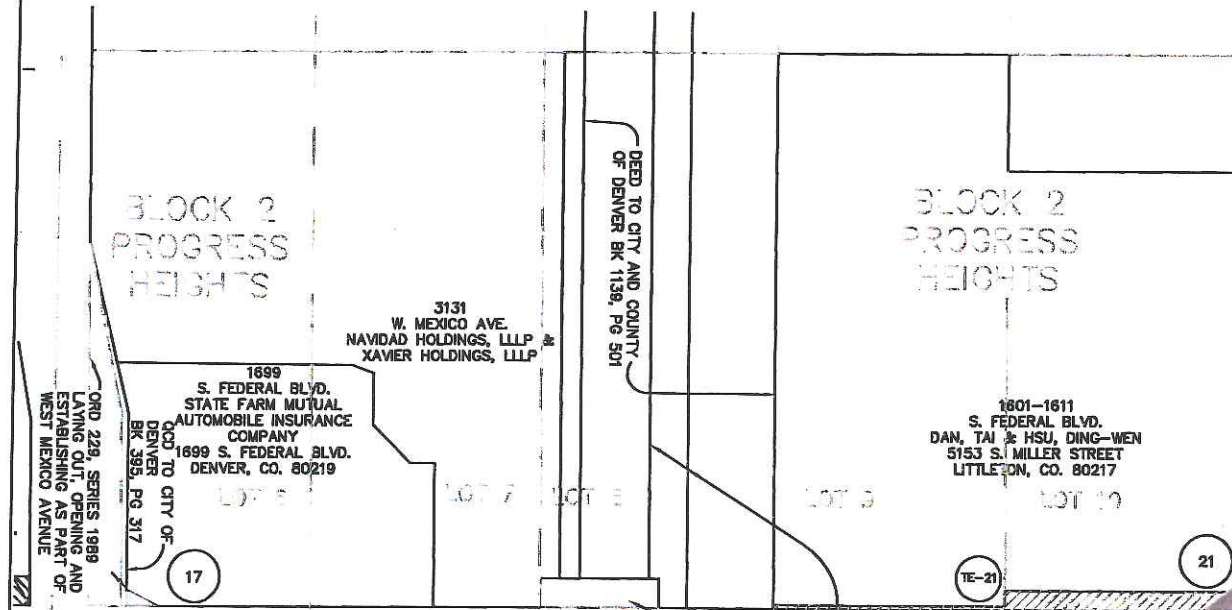
RIGHT OF WAY PLANS

OWNERSHIP MAP

PROJECT NUMBER: STU C010-073				
PROJECT LOCATION: SOUTH FEDERAL BOULEVARD				
PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE				
Project Code:	Last Mod. Date	Subject Sheets	Sheet No.	Total No. of Sheets
14171	08/08/08	25 of 26	14	26

T. 4 S., R. 68W., 6th P.M.

SEC. 20



LOT 3
BLOCK 2
CARLSON ACRES
FREDERICKS GREEN ACRES
FILING NO. 1
MATCH "B"



Region 6
Address: 2000 South Holly
Denver, Co, 80222
Phone: (303) 757-9212

RIGHT OF WAY PLANS UNIT:

Sheet Revisions		
mm/yy	DESCRIPTION	REV
11/05	REVISE PARCEL 30 AND TE-40 MALE CHANGE TE-34, TE-36	JPH
05/06	DELETE PARCEL 33 PROPERTY DEDICATED TO CITY	JLH
05/06	OWNERSHIP CHANGE TE-35	JLH

**DENVER, COLORADO**

**PARSONS BRINCKERHOFF
QUADE & DOUGLAS, INC.**



RIGHT OF WAY PLANS

OWNERSHIP MAP

PROJECT NUMBER: STU C010-073,

PROJECT LOCATION: SOUTH FEDERAL BOULEVARD

PROJECT LOCATION: JEWELL AVENUE TO LOUISIANA AVENUE

Project Code:	Last Mod. Date	Subest Sheets	Sheet No.	Total No. of Sheets
14171	05/30/08	26 of 26	15	26

T. 4 S., R. 68 W., 6th P.M.
SEC. 20

