



2829 W Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

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

Right of Way Plans			
Title Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	07/31/25	1.01 of 1.01	1.01
SURVEYOR STATEMENT (ROW PLAN)			
I, Chet F. Smith, a professional land surveyor licensed in the State of Colorado, do hereby state to the City of Commerce City and the Colorado Department of Transportation that based upon my knowledge, information and belief, the 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. 38271			

TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



CITY OF COMMERCE CITY STATE OF COLORADO

RIGHT OF WAY PLANS OF PROPOSED

Chambers Rd., E. 105th Ave. to E. 116th Ave. Adams County

R.O.W. Length of Project = 1.31 Miles
Const. Length of Project = 1.43 Miles

SECTION CORNER	1/4 AND 1/16 SECTION CORNERS	SET EASEMENT MONUMENT	TEMPORARY EASEMENT POINT	RIGHT OF WAY MARKER	RIGHT OF WAY POINT (FOR INFO ONLY)
BLM MARKER	PROPERTY PIN	NOAA MARKER	QUARTER AND SIXTEENTH SECTION CORNERS (TOPO POINT)		
FEDERAL MONUMENT	WITNESS CORNER	BENCH MARK	USGS MARKER		
LOCAL OR PLSS MONUMENT	SECONDARY CONTROL MONUMENT	RIGHT OF WAY MARKER			
PROJECT CONTROL MONUMENT	DENSIFICATION CONTROL MONUMENT	HIGH ACCURACY REFERENCE NETWORK CONTROL MONUMENT			

N 9.88 E 3.81 EL 0.00
 N 10.13 E 3.81 EL 0.00
 N 10.38 E 3.81 EL 0.00

PERMANENT, PROPERTY, SLOPE, & UTILITY EASEMENT LINE (PROPOSED AND EXISTING)

TEMPORARY EASEMENT LINE (PROPOSED AND EXISTING)

PROPERTY BOUNDARY LINE (PROPOSED AND EXISTING)

ACCESS CONTROL LINE (PROPOSED AND EXISTING)

BARRIER ACCESS CONTROL LINE (PROPOSED AND EXISTING)

RIGHT OF WAY LINE (PROPOSED AND EXISTING)

VIRGIN RIGHT OF WAY LINE (PROPOSED AND EXISTING)

CITY LIMIT LINE

COUNTY LINE

QUARTER SECTION LINE

SECTION LINE (EXISTING)

SIXTEENTH SECTION LINE

STATE LINE

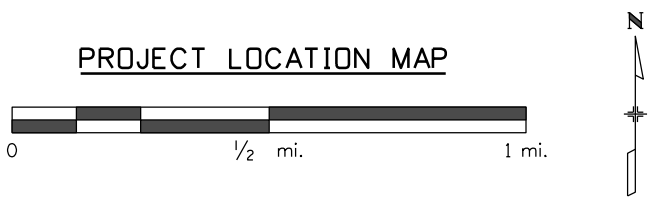
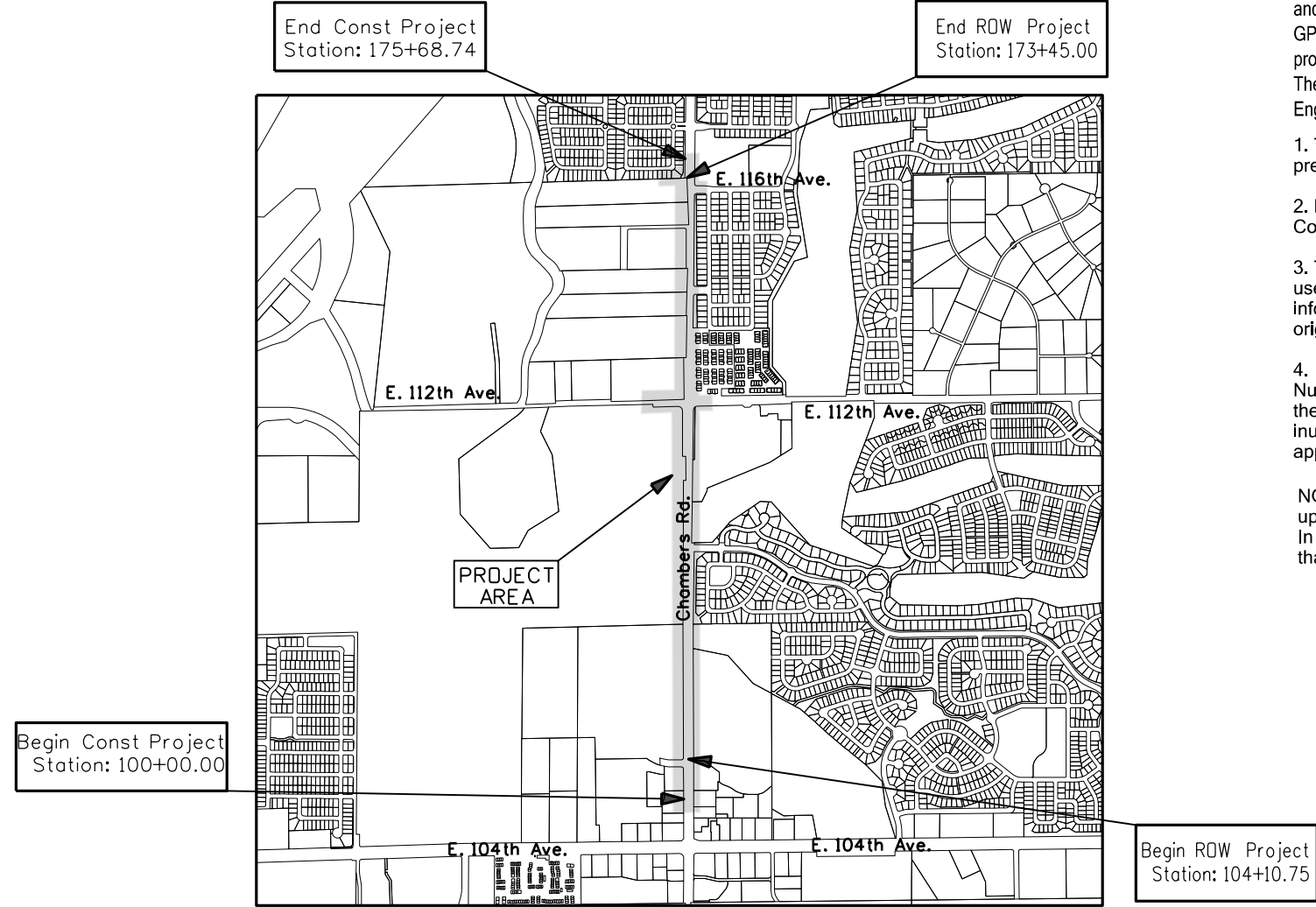
TOWNSHIP LINE

SURVEY/ROW

TERRAIN

TOP OF CUT (PROPOSED AND EXISTING)

TOE OF FILL (PROPOSED AND EXISTING)



Basis of Bearings: Bearings are based on the Colorado Central Zone (502) Bearing of N36°25'54"W between Adams County Control Point 185 being a 3 1/4" Aluminum Cap stamped "ADAMS COUNTY COLORADO SURVEY MARK 95.0185 1955 2S66 S4" located approximately .75 Miles West of Tower Road and 25 feet North of East 112TH Avenue and Adams Control Point 175 being a CDOT 3 1/4" Aluminum Cap stamped "STATE HWY I-76 GPS JFSA 11 MILE POST 17.8" located 47' Northwest of intersection of Cameroon St. on the projected centerline of O'Brien Way and 39.7' Southeast of the Burlington Northern railroad tracks. The bearings are as reported in the Project Control Diagram produced by Martin/Martin Consulting Engineers. Project Number 2022-17-PW, by Ryan R. Bryson, PLS 38538, 07/31/2025.

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 and Topographic, Co. relied on the Title Commitments prepared by H.C. Peck & Associates, Inc.
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. Floodplain information shown hereon was taken from the FEMA, FIRM Map Number 08001C0343H, dated March 5, 2007. Zone X, Areas determined to be outside the 0.2% annual chance floodplain and Zone A - Special flood hazard area subject to inundation by the 1% annual chance flood. Floodplain lines shown hereon are an approximation based on digitizing the floodplan map referenced above.

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
FEDERAL-AID HIGHWAY PROJECT

ROW PLANS AUTHORIZED: _____ DATE _____

CDOT CHIEF ENGINEER

SHEET NO.	INDEX OF SHEETS
1.01	(1) Title Sheet
2.01-2.03	(4) Tabulation of Properties
3.01-3.05	(5) Project Control Diagram
4.01-4.06	(6) Land Survey Control Diagram
5.01-5.02	(2) Monumentation Sheet
6.01-6.0X	(N/A) Tabulation of Road Approach Sheets
7.01-7.10	(10) Plan Sheets
8.01-8.02	(2) Ownership Map
(29) Total Sheets	
Scales of Original 11"x17" Drawings	
Plan Sheets 1"=100'	
Ownership Map 1"=300'	

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



2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

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

Right of Way Plans			
Tabulation of Properties			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/17/2025	2.01 to 2.03	2.01

TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



R.O.W. TABULATION OF PROPERTIES IN ADAMS COUNTY CHAMBERS RD WIDENING

Parcel No.	Ownership Name and Mailing Address	Parcel Id Site Address	Location	Area In Square Feet [Acres]					Reception No.	Title Commitment No.	Purpose
				Area Of Parcel SF (Acres)	Existing ROW	Net Area left+right	Remainder Left	Remainder Right			
			T2S, R66W, 6TH P.M.								
TE-102	REALTY INCOME PROPERTIES 26, LLC, a Delaware limited liability company 11995 EL CAMINO REAL SAN DIEGO, CA 92130-2539	0172308306086 10550 CHAMBERS RD COMMERCE CITY, CO	SW 1/4, SEC. 8 LOT 1, SECOND CREEK VILLAGE SUBDIVISION	6,873 (0.158)							Access, Construction and Grading
TE-104	CITY OF COMMERCE CITY, a home rule municipal corporation of the State of Colorado 5291 E 60TH AVE COMMERCE CITY, CO 80022-3203	0172308306085 NO ADDRESS LISTED COMMERCE CITY, CO	SW 1/4, SEC. 8 TRACT B, SECOND CREEK VILLAGE SUBDIVISION	110,278 (2.532)						10333A2025	Access, Construction and Grading
PE-104	same as above	same as above		9,595 (0.220)							Drainage Construction and Maintenance
PE-104A	same as above	same as above		23,595 (0.542)							Drainage Construction and Maintenance
PE-104B	same as above	same as above		669 (0.015)							Drainage Construction and Maintenance
TE-105	DIBC BUFFALO HILLS RANCH, LLC, a Colorado limited liability company, as to an undivided 96% interest. FFP-DIA, LLC, a Colorado limited liability company, as to an undivided 4% interest. 270 SAINT PAUL ST STE 300 DENVER, CO 80206-5133	0172307400003 NO ADDRESS LISTED COMMERCE CITY, CO	SE 1/4, SEC. 7	80,654 (1.852)						10341A2025	Access, Construction and Grading
PE-105	same as above	same as above		1,376 (0.032)							Drainage Construction and Maintenance
TE-106	10770 Chambers Inc., a Colorado Corporation 13824 FILLMORE ST THORNTON, CO 80602-8759	0172308306067 10780 CHAMBERS RD COMMERCE CITY, CO	SW 1/4, SEC. 8 LOT 1, SECOND CREEK VILLAGE SUBDIVISION	8,770 (0.201)						10332A2025	Access, Construction and Grading
RW-107	DIBC BUFFALO HILLS RANCH, LLC, a Colorado limited liability company, as to an undivided 96% interest. FFP-DIA, LLC, a Colorado limited liability company, as to an undivided 4% interest. 270 SAINT PAUL ST STE 300 DENVER, CO 80206-5133	0172307100002 14401 E 104TH AVE COMMERCE CITY, CO	NE 1/4, SEC. 7	21,964 (0.504)			15,316,896			10340A2025	Roadway Infrastructure Improvements
PE-107	same as above	same as above		593 (0.014)							Drainage Construction and Maintenance
TE-107	same as above	same as above		71,279 (1.636)							Access, Construction and Grading
UE-107	same as above	same as above		50 (0.001)							Maintenance and Installation of Utilities
TE-108	REUNION METROPOLITAN DISTRICT C/O CLIFTON LARSON ALLEN 8390 E CRESCENT PKWY STE 300 GREENWOOD VILLAGE, CO 80111-2813	0172308201036 NO ADDRESS LISTED COMMERCE CITY, CO	NW 1/4, SEC. 8 TRACT A, REUNION FILING NO. 5	25,920 (0.595)							Access, Construction and Grading



2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II



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

Right of Way Plans			
Tabulation of Properties			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/17/2025	2.01 to 2.03	2.02

R.O.W. TABULATION OF PROPERTIES IN ADAMS COUNTY CHAMBERS RD WIDENING

Parcel No.	Ownership Name and Mailing Address	Parcel Id Site Address	Location	Area In Square Feet [Acres]				Reception No.	Title Commitment No.	Purpose
				Area Of Parcel SF (Acres)	Existing ROW	Net Area left+right	Remainder Left			
UE-108	same as above	same as above	T2S, R66W, 6TH P.M.	96 (0.002)						Maintenance and Installation of Utilities
TE-109	REUNION METROPOLITAN DISTRICT C/O CLIFTON LARSON ALLEN 8390 E CRESCENT PKWY STE 300 GREENWOOD VILLAGE, CO 80111-2813	0172308210032 NO ADDRESS LISTED COMMERCE CITY, CO	NW 1/4, SEC. 8 TRACT A, REUNION FILING NO. 9	513 (0.012)						Access, Construction and Grading
RW-110	CITY OF COMMERCE CITY, a home rule municipal corporation of the State of Colorado, acting by and through its GOLF ENTERPRISE FUND 7887 E 60TH AVE COMMERCE CITY, CO 80022-4199	0172308200012 15700 E 112TH AVE COMMERCE CITY, CO 80022	NW 1/4, SEC. 8	9,787 (0.225)			3,233,473		10334A2025	Roadway Infrastructure Improvements
PE-110	same as above	same as above		733 (0.017)						Drainage Construction and Maintenance
TE-110	same as above	same as above		10,746 (0.247)						Access, Construction and Grading
RW-111	Clayton Properties Group, Inc., a Tennessee Corporation 10 INVERNESS DR E STE 250 ENGLEWOOD, CO 80112-5612	0172308200014 NO ADDRESS LISTED COMMERCE CITY, CO	NW 1/4, SEC. 8	3,191 (0.073)			846,553		10337A2025	Roadway Infrastructure Improvements
TE-111	same as above	same as above		10,066 (0.231)						Access, Construction and Grading
TE-112	REUNION METROPOLITAN DISTRICT 8390 E CRESCENT PKWY STE 300 GREENWOOD VILLAGE, CO 80111-2813	0172308200010 NO ADDRESS LISTED COMMERCE CITY, CO	NW 1/4, SEC. 8	7,343 (0.169)					10339A2025	Access, Construction and Grading
RW-113	Don D. Schlup Exempt Marital Trust 10165 PIEDMONT DR HIGHLANDS RANCH, CO 80126-5503	0172306002002 NO ADDRESS LISTED COMMERCE CITY, CO	SE 1/4, SEC. 6 LOT 2 B-BIN-A-GIN SUBDIVISION	13,388 (0.307)		412,650			09129B2022	Roadway Infrastructure Improvements
TE-113	same as above	same as above		13,351 (0.307)						Access, Construction and Grading
RW-115	THE GERALD K GASSMAN TRUST UA dtd July 29, 1999 and THE CATHERINE M. GASSMAN TRUST UA dtd July 29, 2009, equally as joint tenants in common 11301 CHAMBERS RD BRIGHTON, CO 80601-7147	0172306000011 11301 CHAMBERS RD BRIGHTON, CO 80601-7147	SE 1/4, SEC. 6	27,644 (0.635)		841,056			09130B2022	Roadway Infrastructure Improvements
TE-115	same as above	same as above		15,009 (0.345)						Access, Construction and Grading

Colorado Department of Transportation



2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

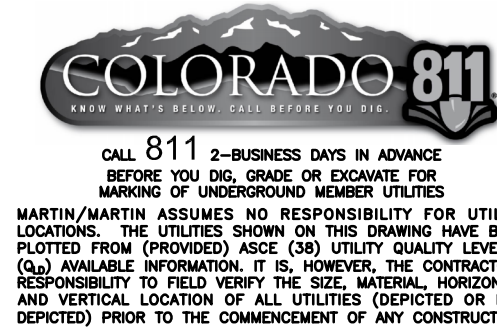
Right of Way Plans			
Tabulation of Properties			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/17/2025	2.01 to 2.03	2.03

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



R.O.W. TABULATION OF PROPERTIES IN ADAMS COUNTY CHAMBERS RD WIDENING

Parcel No.	Ownership Name and Mailing Address	Parcel Id Site Address	Location	Area In Square Feet [Acres]				Reception No.	Title Commitment No.	Purpose
				Area Of Parcel SF (Acres)	Existing ROW	Net Area left+right	Remainder Left			
			T2S, R66W, 6TH P.M.							
RW-117	Michael Medina and Thu Bui 11355 CHAMBERS RD BRIGHTON, CO 80603-7147	0172306001002 11355 CHAMBERS RD BRIGHTON, CO 80603-7147	SE 1/4, SEC. 6 LOT 2,DOWNEY SUBDIVISION	6,762 (0.155)			433,964		09131B2022	Roadway Infrastructure Improvements
PE-117	same as above	same as above		312 (0.007)						Drainage Construction and Maintenance
TE-117	same as above	same as above		8,448 (0.194)						Access, Construction and Grading
RW-118	Patricia A. Bisant 11425 CHAMBERS RD BRIGHTON, CO 80603-7147	0172306001001 11425 CHAMBERS RD BRIGHTON, CO 80603-7147	SE 1/4, SEC. 6 LOT 1,DOWNEY SUBDIVISION	7,745 (0.178)			410,769		09132B2022	Roadway Infrastructure Improvements
PE-118	same as above	same as above		288 (0.007)						Drainage Construction and Maintenance
TE-118	same as above	same as above		8,434 (0.194)						Access, Construction and Grading
RW-119	Landing Place Church Inc., a Colorado nonprofit corporation 13659 E 104TH AVE STE 300 COMMERCE CITY, CO 80022	0172306401003 11475 CHAMBERS RD BRIGHTON, CO 80603	SE 1/4, SEC. 6 Lot 1, Landing Place Church Subdivision, Filing No. 1, Amendment No. 1	4,028 (0.092)			371,435		09133B2022	Roadway Infrastructure Improvements
TE-119	same as above	same as above		14,660 (0.337)						Access, Construction and Grading
RW-120	THREE BARNS LLC PO BOX 247 EASTLAKE, CO 80614-0247	0172306000019 11585 CHAMBERS RD BRIGHTON, CO 80603	SE 1/4, SEC. 6	8,529 (0.196)			425,733		09134B2022	Roadway Infrastructure Improvements
TE-120	same as above	same as above		8,041 (0.185)						Access, Construction and Grading
RW-121	Lulu Marie Hatheway 11751 CHAMBERS RD. BRIGHTON, CO 80603	0172306000018 11751 CHAMBERS RD. BRIGHTON, CO 80603	SE 1/4, SEC. 6	7,937 (0.182)			426,213		09135B2022	Roadway Infrastructure Improvements
TE-121	same as above	same as above		8,707 (0.200)						Access, Construction and Grading
PE-122	CITY OF COMMERCE CITY, a home rule municipal corporation of the State of Colorado 7887 E 60TH AVE COMMERCE CITY, CO 80022-4199	0172305213019 NO ADDRESS LISTED COMMERCE CITY, CO	SE 1/4, SEC. 6 Lot 1, Exc Parc(2020000077489) The Villages At Buffalo Run East Filing No. 8	218 (0.005)						Drainage Construction and Maintenance



Date	Description	Initials

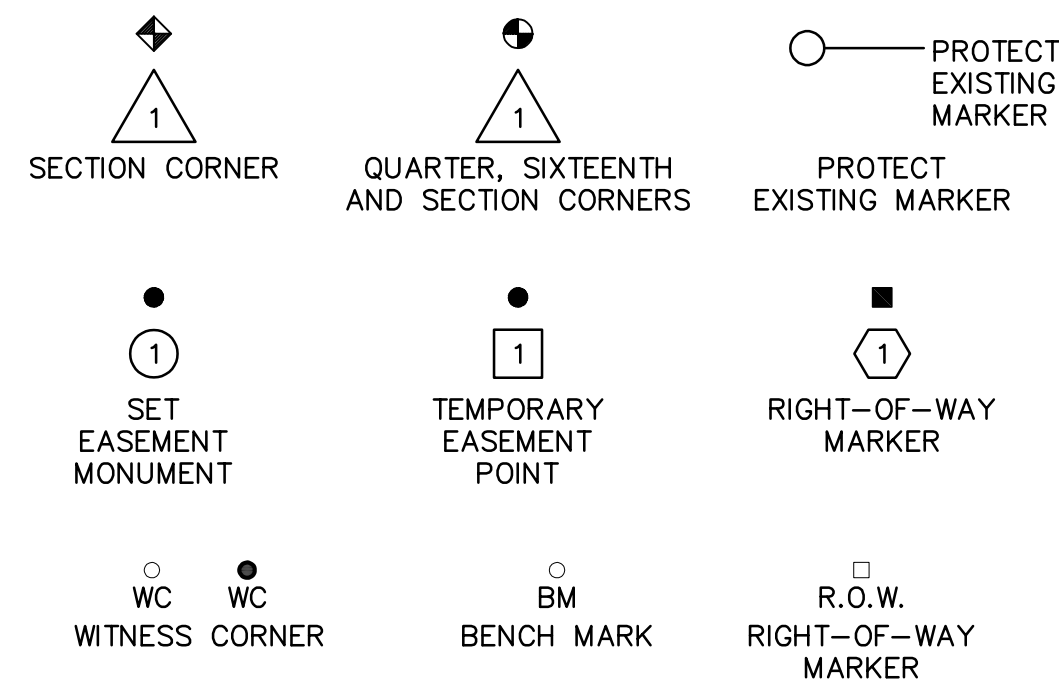
CHAMBERS ROAD IMPROVEMENTS
 E. 105TH AVE. TO E. 116TH AVE.
 LOCATED IN SW 1/4 OF SECTION 5, SE 1/4 OF SECTION 6,
 E 1/2 OF SECTION 7 & W 1/2 OF SECTION 8
 T2S, R66W OF THE 6TH P.M.
 COUNTY OF ADAMS, STATE OF COLORADO

PROJECT CONTROL DIAGRAM			
TITLE SHEET			
Project Number: 23.1036			
Project Location: CHAMBERS ROAD IMPROVEMENTS			
E. 105TH AVE. TO E. 116TH AVE.			
Project Code:	Last Mod. Date:	Subset:	Sheet No.:
26548	August 22, 2025	3.01 to 3.05	3.01

CITY OF COMMERCE CITY ADAMS COUNTY STATE OF COLORADO

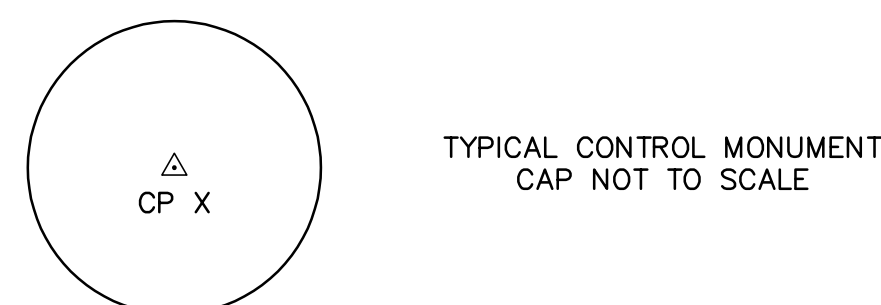
PROJECT CONTROL DIAGRAM
 CHAMBERS ROAD E. 105TH AVE. TO E. 116TH AVE.
 A PART OF THE SW 1/4 OF SEC. 5, SE 1/4 OF SEC. 6, E 1/2 OF SEC. 7
 AND THE W 1/2 OF SEC. 8, T2S, R66W, 6TH P.M.

SHEET NO.	INDEX OF SHEETS
3.01	(1) TITLE SHEET
3.02-3.04	(3) COORDINATE TABLES
3.05	(1) PLAN SHEET
	(5) TOTAL SHEETS



▲ N: 713752.74
 E: 139359.41
 EL 0.00
 PROJECT CONTROL MONUMENT

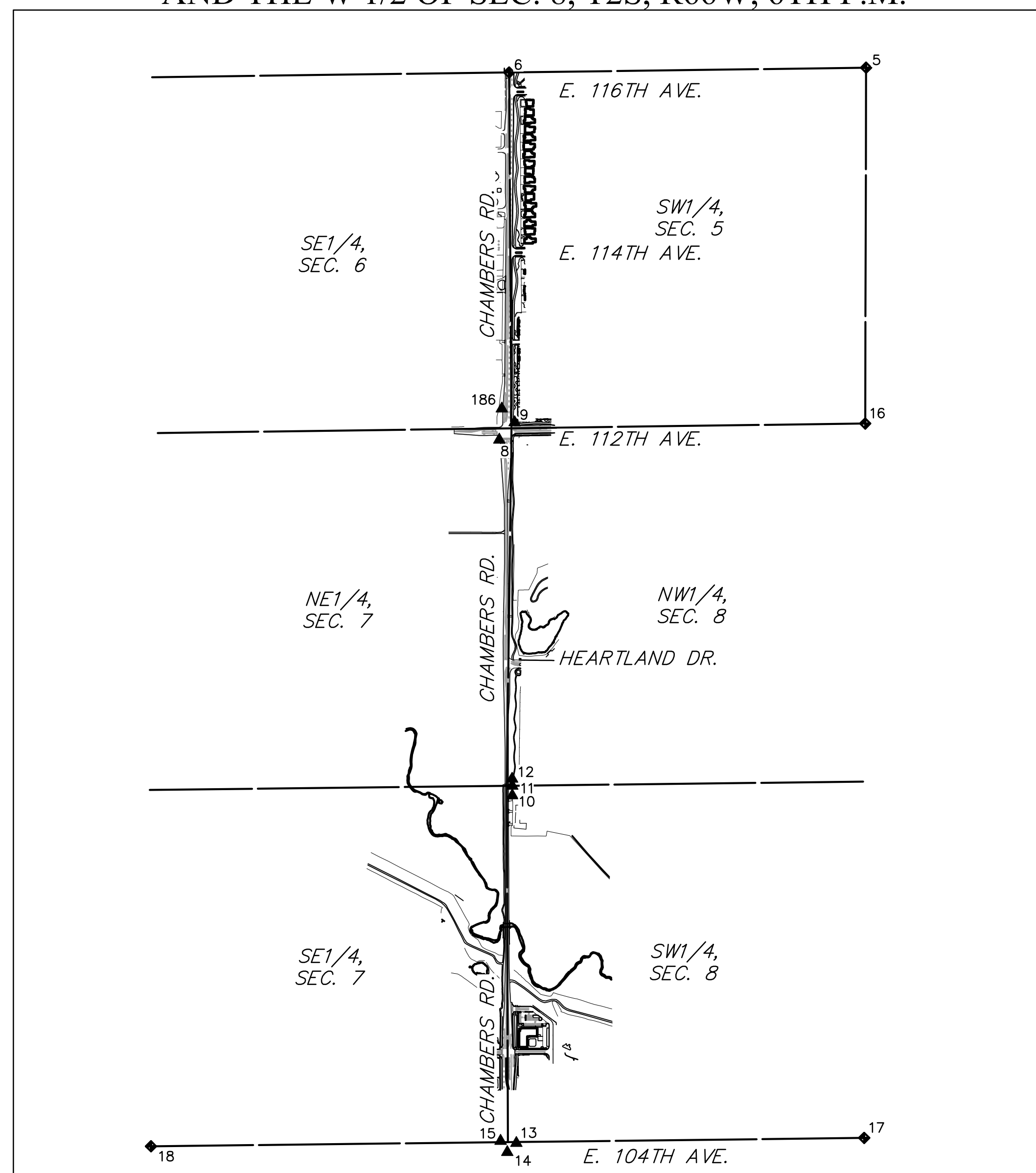
NOTE: FOR A COMPLETE LISTING OF SYMBOLOGY USED WITHIN THIS SET OF PLANS, PLEASE REFER TO THE M-100-1 STANDARD SYMBOLS OF THE COLORADO DEPARTMENT OF TRANSPORTATION M&S STANDARDS PUBLICATION. EXISTING FEATURES ARE SHOWN AS SCREENED WEIGHT (GRAY SCALE). PROPOSED OR NEW FEATURES ARE SHOWN AS FULL WEIGHT WITHOUT SCREENING.



▲ CP - CONTROL POINT MONUMENTS SET BY MARTIN/MARTIN. THEY ARE 18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP #"

GENERAL NOTES:

- THIS PROJECT CONTROL DIAGRAM IS NOT A BOUNDARY SURVEY OF THE ADJOINING PROPERTY AND IS PREPARED FOR THE CITY OF COMMERCE CITY PURPOSES ONLY.
- THIS PLAN SET IS SUBJECT TO CHANGE AND MAY NOT BE THE MOST CURRENT SET. IT IS THE USER'S RESPONSIBILITY TO VERIFY WITH THE CITY OF COMMERCE CITY 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, 2012 FOUND IN THE COLORADO DEPARTMENT OF TRANSPORTATION, M&S STANDARDS FOR TYPICAL SURVEY MONUMENT DESCRIPTIONS.



PROJECT LOCATION MAP
 SCALE: 1"=700'

BASIS OF BEARING

BEARINGS ARE BASED ON THE COLORADO CENTRAL ZONE (502) BEARING OF N36°25'54"W BETWEEN ADAMS COUNTY CONTROL POINT 185 BEING A 3-1/4" ALUMINUM CAP STAMPED "ADAMS COUNTY COLORADO SURVEY MARK 95.0185 1995 2S66 S4" LOCATED APPROXIMATELY .75 MILES WEST OF TOWER ROAD AND 25 FEET NORTH OF EAST 112TH AVENUE AND ADAMS CONTROL POINT 175 BEING A CDOT 3-1/4" ALUMINUM CAP STAMPED "STATE HWY 1-76 GPS JFSA 11 MILE POST 17.8" LOCATED 47' NORTHWEST OF INTERSECTION OF CAMEROON ST. ON THE PROJECTED CENTERLINE OF O'BRIEN WAY AND THE 39.7' SOUTHEAST OF THE BURLINGTON NORTHERN RAILROAD TRACKS.

PROJECT COORDINATES

PROJECT COORDINATES ARE BASED ON MODIFIED COLORADO CENTRAL ZONE (502) COORDINATES USING THE COMMERCE CITY COMBINED SCALE FACTOR OF 0.99979199, SCALING STATE PLANE COORDINATES FROM 0,0 USING THE INVERSE OF THE COMBINED SCALE FACTOR (1.00020808) AND SUBTRACTING 1,000,000 FROM THE NORTHING AND 3,000,000 FROM THE EASTING

BENCHMARK

ELEVATIONS ARE BASED ON ADAMS COUNTY CONTROL POINT 185, A 3-1/4" ALUMINUM CAP STAMPED "ADAMS COUNTY COLORADO SURVEY MARK 95.0185 1995 2S66 S4" LOCATED APPROXIMATELY .75 MILES WEST OF TOWER ROAD AND 25 FEET NORTH OF EAST 112TH AVENUE

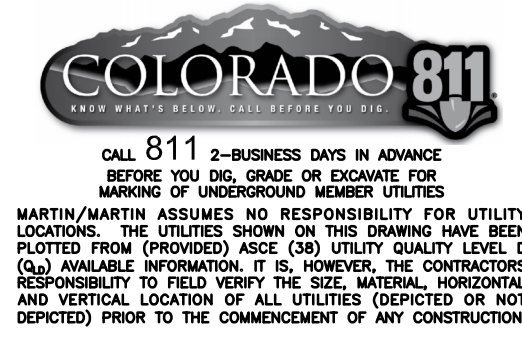
ELEVATION = 5173.39' (NAVD 1988 US. FT.)

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE (3) 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 (10) YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

SURVEYOR STATEMENT (PROJECT CONTROL DIAGRAM)

I, RYAN R. BRYSON PLS, 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. 38538



CALL 811 2-BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE OR EXCAVATE FOR MARKING OF UNDERGROUND MEMBER UTILITIES LOCATIONS. THE UTILITIES SHOWN ON THIS DRAWING HAVE BEEN PLOTTED FROM PROVIDED ASCE (A8) UTILITY QUALITY LEVEL 2 (Q) AVAILABLE INFORMATION. IT IS, HOWEVER, THE CONTRACTORS RESPONSIBILITY TO FIELD VERIFY THE SIZE, MATERIAL, HORIZONTAL AND VERTICAL LOCATION OF ALL UTILITIES (DEPICTED OR NOT DEPICTED) PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION.

Date	Description	Initials

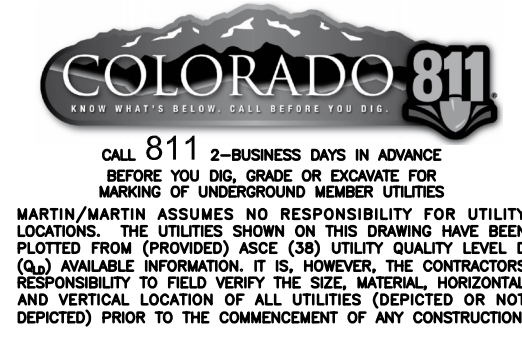
CHAMBERS ROAD IMPROVEMENTS
 E. 105TH AVE. TO E. 116TH AVE.
 LOCATED IN SW 1/4 OF SECTION 5, SE 1/4 OF SECTION 6,
 E 1/2 OF SECTION 7 & W 1/2 OF SECTION 8
 T2S, R66W OF THE 6TH P.M.
 COUNTY OF ADAMS, STATE OF COLORADO

PROJECT CONTROL DIAGRAM			
COORDINATE TABLES			
Project Number: 23.1036			
Project Location: CHAMBERS ROAD IMPROVEMENTS			
E. 105TH AVE. TO E. 116TH AVE.			
Project Code:	Last Mod. Date:	Subset:	Sheet No.:
26548	August 22, 2025	3.01 to 3.05	3.02

CHARN GEODETIC COORDINATE SUMMARY TABLE

POINT NO.	GEODETIC COORDINATES NAD-83 (2011) (CHARN)		ELIP HEIGHT (FT)	ORTHO HEIGHT (FT)	MAPPING ANGLE	GRID SCALE FACTOR	NAD 83 (2011) ZONE 502		DESCRIPTION
	LATITUDE (N)	LONGITUDE (W)					SP NORTHING (FT)	SP EASTING (FT)	
5	N39°54'26.50539"	W104°47'58.55649"	5060.42	5119.41	00°26'30"	1.0000349273	1756149.213	3196496.274	3-1/4" ALUMINUM CAP PLS #6973
6	N39°54'26.35647"	W104°48'32.68003"	5059.02	5117.95	00°26'09"	1.0000349171	1756113.781	3193837.190	2" ALUMINUM CAP IN RANGE BOX PLS # UNREADABLE
8	N39°53'59.33626"	W104°48'33.88480"	5085.11	5144.00	00°26'08"	1.0000330788	1753378.908	3193764.088	#5 REBAR W/ 1" RED PLASTIC CAP PLS #38252 (SECTION CORNER TIE)
9	N39°54'00.60856"	W104°48'32.40050"	5086.31	5145.20	00°26'09"	1.0000331649	1753508.531	3193878.791	#5 REBAR W/ 1" RED PLASTIC CAP PLS #38252 (SECTION CORNER TIE)
10	N39°53'33.16507"	W104°48'32.90161"	5069.59	5128.43	00°26'09"	1.0000313146	1750731.251	3193860.855	MAG NAIL W/ 1-1/2" ALUMINUM TAG PLS #31159 (SECTION CORNER TIE)
11	N39°53'33.87085"	W104°48'32.89845"	5070.39	5129.24	00°26'09"	1.0000313620	1750802.670	3193860.558	MAG NAIL W/ 1-1/2" ALUMINUM TAG PLS #31159 (SECTION CORNER TIE)
12	N39°53'34.38648"	W104°48'32.91112"	5071.114	5129.96	00°26'09"	1.0000313966	1750854.839	3193859.174	MAG NAIL W/ 1-1/2" ALUMINUM TAG PLS #31159 (SECTION CORNER TIE)
13	N39°53'07.58172"	W104°48'32.76970"	5087.62	5146.42	00°26'09"	1.0000296058	1748142.581	3193890.825	1" BRASS DISK PLS #30099 (SECTION CORNER TIE FLUSH IN CONCRETE MEDIAN)
14	N39°53'06.92562"	W104°48'33.63885"	5086.86	5145.67	00°26'08"	1.0000295622	1748075.676	3193823.576	1" BRASS DISK PLS #30099 (SECTION CORNER TIE FLUSH IN CONCRETE MEDIAN)
15	N39°53'07.74925"	W104°48'34.26776"	5088.27	5147.07	00°26'08"	1.0000296170	1748158.645	3193773.917	1" BRASS DISK PLS #30099 (SECTION CORNER TIE FLUSH IN CONCRETE MEDIAN)
16	N39°54'00.32798"	W104°47'58.90712"	5091.41	5150.36	00°26'30"	1.0000331459	1753500.128	3196489.369	3-1/4" ALUMINUM CAP IN RANGE BOX PLS #38252
17	N39°53'07.77343"	W104°47'59.53055"	5088.10	5146.97	00°26'30"	1.0000296186	1748181.818	3196481.766	3-1/4" ALUMINUM CAP IN RANGE BOX PLS #30099
18	N39°53'07.55979"	W104°49'07.67819"	5106.68	5165.41	00°25'47"	1.0000296044	1748119.811	3191169.618	3-1/4" ALUMINUM CAP IN RANGE BOX PLS #30099
186	N39°54'01.63678"	W104°48'33.59462"	5084.87	5143.76	00°26'08"	1.0000332346	1753611.868	3193784.935	3-1/4" ALUMINUM CAP IN LOGO BOX ADAMS COUNTY CONTROL POINT #95.0186

PLOT DATE: Wednesday, August 27, 2025 11:39 AM LAST SAVED BY: SAREHART
 DRAWING LOCATION: G:\Willis\23.1036-Commerce City - Chambers Road Widening\SURVEY\Survey Control Diagram\SERIES_3 - COORD TABLES.dwg



CALL 811 2-BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE OR EXCAVATE FOR MARKING OF UNDERGROUND MEMBER UTILITIES LOCATIONS. THE UTILITIES SHOWN ON THIS DRAWING HAVE BEEN PLOTTED FROM PROVIDED ASCE (M) UTILITY QUALITY LEVEL 2 (U) AVAILABLE INFORMATION. IT IS, HOWEVER, THE CONTRACTORS RESPONSIBILITY TO FIELD VERIFY THE SIZE, MATERIAL, HORIZONTAL AND VERTICAL LOCATION OF ALL UTILITIES (DEPICTED OR NOT DEPICTED) PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION.

Date	Description	Initials

CHAMBERS ROAD IMPROVEMENTS
 E. 105TH AVE. TO E. 116TH AVE.
 LOCATED IN SW 1/4 OF SECTION 5, SE 1/4 OF SECTION 6,
 E 1/2 OF SECTION 7 & W 1/2 OF SECTION 8
 T2S, R66W OF THE 6TH P.M.
 COUNTY OF ADAMS, STATE OF COLORADO

PROJECT CONTROL DIAGRAM			
COORDINATE TABLES			
Project Number: 23.1036			
Project Location: CHAMBERS ROAD IMPROVEMENTS			
E. 105TH AVE. TO E. 116TH AVE.			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	August 22, 2025	3.01 to 3.05	3.03

PROJECT GEODETIC COORDINATE TABLE

POINT NO.	GEODETIC COORDINATES NAD-83 (2011) (CHARN)		ELIP HEIGHT (NAVD88) (FT)	ORTHO HEIGHT (FT)	MAPPING ANGLE	GRID SCALE FACTOR	NAD 83 (2011) ZONE 502		DESCRIPTION
	LATITUDE (N)	LONGITUDE (W)					SP NORTHING (FT)	SP EASTING (FT)	
500	N39°54'25.80907"	W104°48'31.94505"	5060.69	5119.59	00°26'09"	1.0000348797	1756058.825	3193894.887	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 500"
501	N39°54'20.39393"	W104°48'33.23976"	5068.24	5127.16	00°26'08"	1.0000345100	1755510.102	3193798.159	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 501"
502	N39°54'14.72182"	W104°48'32.11598"	5070.53	5129.42	00°26'09"	1.0000341234	1754936.811	3193890.102	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 502"
503	N39°54'09.61868"	W104°48'33.29029"	5070.28	5129.15	00°26'08"	1.0000337763	1754419.731	3193802.511	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 503"
504	N39°54'04.26241"	W104°48'32.41393"	5081.17	5140.00	00°26'09"	1.0000334126	1753878.253	3193874.932	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 504"
505	N39°53'58.71284"	W104°48'33.88636"	5084.85	5143.66	00°26'08"	1.0000330365	1753315.824	3193764.446	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 505"
506	N39°53'53.67295"	W104°48'33.51544"	5080.35	5139.23	00°26'08"	1.0000326956	1752806.061	3193797.232	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 506"
507	N39°53'48.32570"	W104°48'32.64946"	5088.29	5147.17	00°26'09"	1.0000323346	1752265.490	3193868.841	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 507"
508	N39°53'42.85057"	W104°48'33.94233"	5086.75	5145.71	00°26'08"	1.0000319656	1751710.701	3193772.285	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 508"
509	N39°53'36.92366"	W104°48'33.98923"	5073.500	5132.34	00°26'08"	1.0000315670	1751110.935	3193773.189	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 509"
510	N39°53'31.77017"	W104°48'32.99504"	5066.81	5125.62	00°26'09"	1.0000312211	1750590.047	3193854.646	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 510"
511	N39°53'26.57447"	W104°48'34.02344"	5066.03	5124.86	00°26'08"	1.0000308730	1750063.691	3193778.483	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 510"
512	N39°53'21.32631"	W104°48'32.93301"	5065.71	5124.51	00°26'09"	1.0000305220	1749533.282	3193867.517	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 511"
513	N39°53'16.34661"	W104°48'34.06454"	5076.20	5135.03	00°26'08"	1.0000301895	1749028.721	3193783.147	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 513"
514	N39°53'11.14952"	W104°48'32.77440"	5085.43	5144.24	00°26'09"	1.0000298432	1748503.599	3193887.713	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 514"

PLOT DATE: Wednesday, August 27, 2025 11:40 AM LAST SAVED BY: SAREHART
 DRAWING LOCATION: G:\Willis\23.1036-Commerce City - Chambers Road Widening\SURVEY\Survey Control Diagram\SERIES 3 - COORD TABLES.dwg



MARTIN/MARTIN
CONSULTING ENGINEERS
12499 WEST COLFAX AVENUE
LAKEWOOD, COLORADO 80215
303.431.6100
MARTINMARTIN.COM



CALL 811 2-BUSINESS DAYS IN ADVANCE
BEFORE YOU DIG, GRADE OR EXCAVATE FOR
MARKING OF UNDERGROUND MEMBER UTILITIES
LOCATIONS. THE UTILITIES SHOWN ON THIS DRAWING HAVE BEEN
PLOTTED FROM (PROVIDED) ASCE (M) UTILITY QUALITY LEVEL 0
(Q) AVAILABLE INFORMATION. IT IS, HOWEVER, THE CONTRACTORS
RESPONSIBILITY TO FIELD VERIFY THE SIZE, MATERIAL, HORIZONTAL
AND VERTICAL LOCATION OF ALL UTILITIES (DEPICTED OR NOT
DEPICTED) PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION.

Date	Description	Initials

CHAMBERS ROAD IMPROVEMENTS
E. 105TH AVE. TO E. 116TH AVE.
LOCATED IN SW 1/4 OF SECTION 5, SE 1/4 OF SECTION 6,
E 1/2 OF SECTION 7 & W 1/2 OF SECTION 8
T2S, R66W OF THE 6TH P.M.
COUNTY OF ADAMS, STATE OF COLORADO

PROJECT CONTROL DIAGRAM			
COORDINATE TABLES			
Project Number: 23.1036			
Project Location: CHAMBERS ROAD IMPROVEMENTS			
E. 105TH AVE. TO E. 116TH AVE.			
Project Code:	Last Mod. Date:	Subset:	Sheet No.:
26548	August 22, 2025	3.01 to 3.05	3.04

PROJECT COORDINATE TABLE				
POINT NO.	PROJECT COORDINATES		ELEV (FT) (NAVD88)	DESCRIPTION
	NORTHING (FT)	EASTING (FT)		
500	756424.152	194559.397	5119.59	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 500"
501	755875.314	194462.646	5127.16	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 501"
502	755301.902	194554.607	5129.42	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 502"
503	754784.714	194466.998	5129.15	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 503"
504	754243.123	194539.432	5140.00	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 504"
505	753680.576	194428.922	5143.66	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 505"
506	753170.706	194461.713	5139.23	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 506"
507	752630.022	194533.336	5147.17	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 507"
508	752075.117	194436.759	5145.71	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 508"
509	751475.225	194437.662	5132.34	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 509"
510	750954.229	194519.134	5125.62	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 510"
511	750427.762	194442.954	5124.86	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 511"
512	749897.242	194532.006	5124.51	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 512"
513	749392.575	194447.616	5135.03	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 513"
514	748867.343	194552.203	5144.24	18" #5 REBAR WITH 2" ALUMINUM CAP STAMPED "MM CP 514"

PROJECT COORDINATES = STATE PLANE/0.99979199
- 1,000,000 FROM NORTHING
- 3,000,000 FROM EASTING

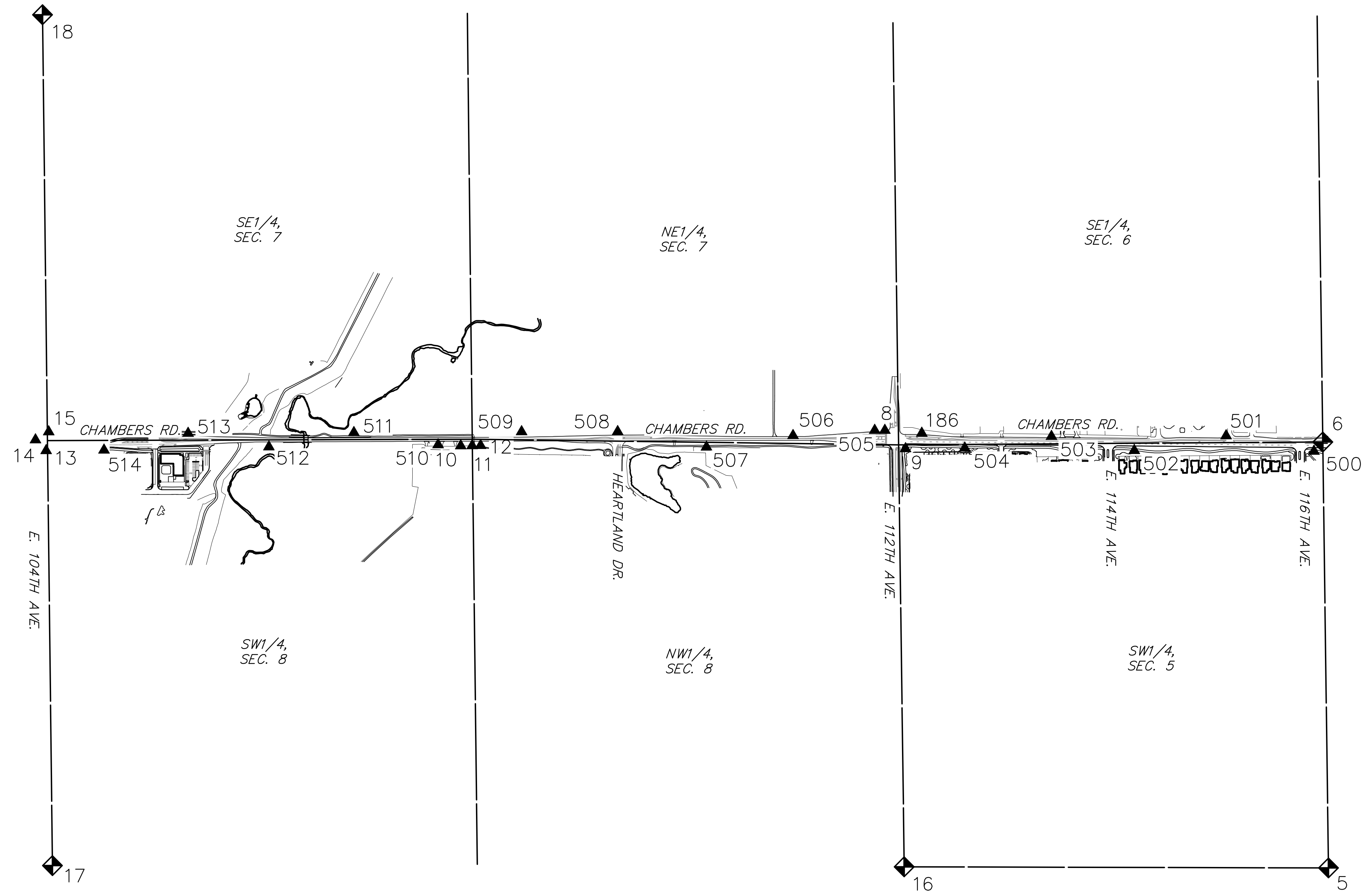
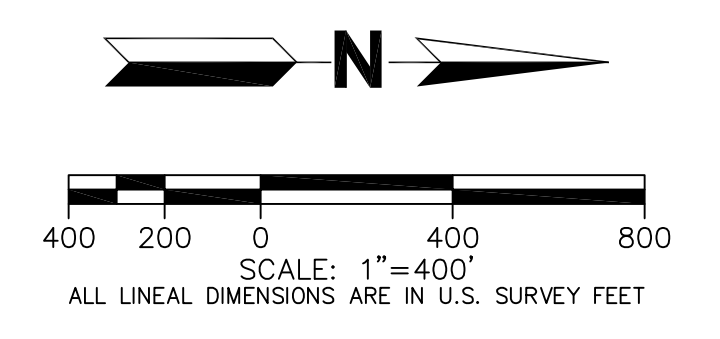


CALL 811 2-BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE OR EXCAVATE FOR MARKING OF UNDERGROUND MEMBER UTILITIES. MARTIN/MARTIN ASSUMES NO RESPONSIBILITY FOR UTILITY LOCATIONS. THE UTILITIES SHOWN ON THIS DRAWING HAVE BEEN PLOTTED FROM (PROVIDED) ASCE (M) UTILITY QUALITY LEVEL 0 (U) AVAILABLE INFORMATION. IT IS, HOWEVER, THE CONTRACTORS RESPONSIBILITY TO FIELD VERIFY THE SIZE, MATERIAL, HORIZONTAL AND VERTICAL LOCATION OF ALL UTILITIES (DEPICTED OR NOT DEPICTED) PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION.

Date	Description	Initials

CHAMBERS ROAD IMPROVEMENTS
 E. 105TH AVE. TO E. 116TH AVE.
 LOCATED IN SW 1/4 OF SECTION 5, SE 1/4 OF SECTION 6,
 E 1/2 OF SECTION 7 & W 1/2 OF SECTION 8
 T2S, R66W OF THE 6TH P.M.
 COUNTY OF ADAMS, STATE OF COLORADO

PROJECT CONTROL DIAGRAM			
PLAN SHEET			
Project Number: 23.1036			
Project Location: CHAMBERS ROAD IMPROVEMENTS			
E. 105TH AVE. TO E. 116TH AVE.			
Project Code:	Last Mod. Date:	Subset:	Sheet No.:
26548	August 22, 2025	3.01 to 3.05	3.05



PLOT DATE: Wednesday, August 27, 2025 11:40 AM LAST SAVED BY: SAREHART
 DRAWING LOCATION: G:\Willis\23.1036-Commerce City - Chambers Road Widening\SURVEY\Survey Control Diagram\SERIES 3 - SURVEY CONTROL.dwg



Sheet Revisions		
Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions		
Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

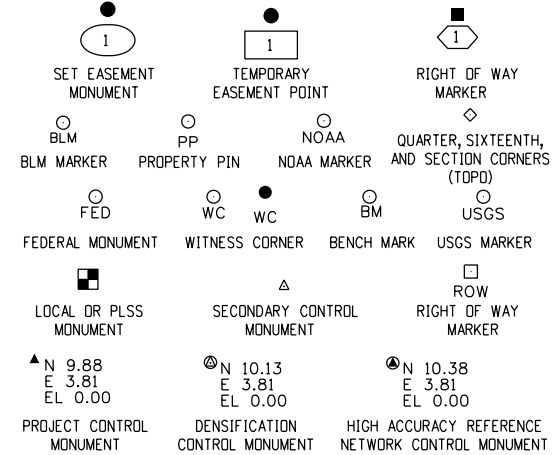
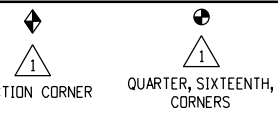
Sheet Revisions		
Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Project Code:	Last Mod. Date:	Subset	Sheet No.
26548	05-08-25	4.01 to 4.06	4.01

SURVEYOR STATEMENT (LAND SURVEY CONTROL DIAGRAM)

I, Chet F. Smith, a professional land surveyor licensed in the State of Colorado, do hereby state to the City of Commerce City and 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. 38271



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. Existing features are shown as screened weight (gray scale). Proposed or new features are shown as full weight without screening.

General Notes:

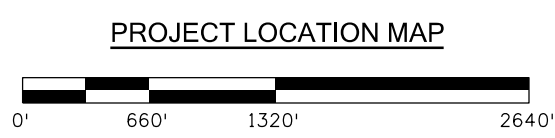
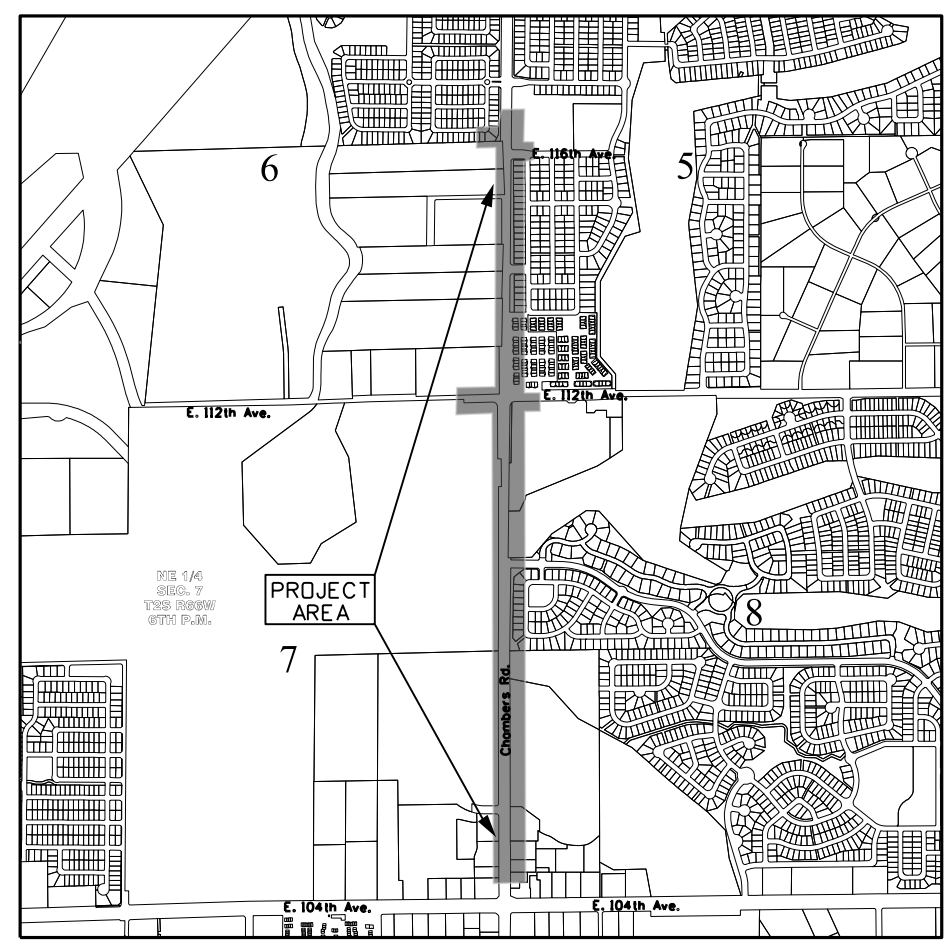
1. This Land Survey Control Diagram is prepared for the City of Commerce City and the Colorado Department of Transportation purposes only. It is not a Boundary Survey, Land Survey Plat, or Right Of Way Plan. No determination has been made to determine if the found monuments as shown are in their proper position or if they are at the corners they are intended to monument.
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 control survey.
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 the City of Commerce City and the Colorado Department of Transportation 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 found in the Colorado Department of Transportation M & S Standards for typical survey monument descriptions.

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.

CITY OF COMMERCE CITY STATE OF COLORADO

LAND SURVEY CONTROL DIAGRAM

Chambers Rd. E. 105th Avenue to E. 116th Avenue
Sections 5, 6, 7, 8
Township 2 South, Range 66 West
of the 6th Principal Meridian
County of Adams



Basis of Bearings: Bearings are based on the Colorado Central Zone (502) Bearing of N36°25'54"W between Adams County Control Point 185 being a 3 1/4" Aluminum Cap stamped "ADAMS COUNTY COLORADO SURVEY MARK 95.0185 1955 2S66 S4" located approximately .75 Miles West of Tower Road and 25 feet North of East 112th Avenue and Adams Control Point 175 being a CDOT 3 1/4" Aluminum Cap stamped "STATE HWY I-76 GPS JFSA 11 MILE POST 17.8" located 47' Northwest of intersection of Cameroon St. on the projected centerline of Obrien Way and 39.7' Southeast of the Burlington Northern railroad tracks. The bearings are as reported in the Project Control Diagram produced by Martin/Martin Consulting Engineers. Project Number 2022-17-PW, by Ryan R. Bryson, PLS 38538, 07/31/2025

Basis of Elevations: Project elevations are based on a NAVD88 elevation of 5173.39sft on Adams County Control Point 185, A 3 1/4" Aluminum Cap Stamped "Adams County Colorado Survey Mark 95.0185 1995 2S66 S4"

COORDINATE DATUM: Project coordinates are modified Colorado State Plane Central Zone (502) NAD83(11) coordinates. The combined elevation/scale factor used to modify the coordinates from state plane to project coordinates is 1.00020808. The resulting project coordinates are truncated by 1,000,000 in the Northing and 3,000,000 in the Easting after converting from state plane coordinates to project coordinates.
Project Coordinates Northing US Survey Feet= State Plane Coordinate Northing * 1.00020808 - 1,000,000.
Project Coordinates Easting US Survey Feet= State Plane Coordinate Easting * 1.00020808 - 3,000,000.

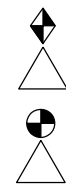
All lineal units and project coordinates are US Survey Feet, unless otherwise noted.

SHEET NO.	INDEX OF SHEETS
4.01	(1) Title Sheet
4.02-4.04	(3) Coordinate Tables
4.05-4.06	(2) Plan Sheets
<hr/>	
	(6) Total Sheets



Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX

Project Number: 2022-17-PW			
Project Location: CHAMBERS ROAD WIDENING			
E. 105th Avenue to E. 116th Avenue			
Project Code:	Last Mod. Date	Subset	Sheet No.
26548	05-08-25	4.01 to 4.06	4.02



FOUND ALIQUOT CORNERS TABULATION - PROJECT SPECIFIC COORDINATES (U.S. FEET)

FOUND & SET ALIQUOT CORNER MONUMENT COORDINATE TABLE (PROJECT COORDINATES)			
Point No.	Northing (ft)	Easting (ft)	Description
201	753864.91	197154.34	S ¼, SEC 5, T2S, R66W, 6TH P.M., FOUND 3" ALUMINUM CAP, BENT, STAMPED AS SHOWN ON SHEET 4.06 HEREIN
202	748545.45	197146.76	S ¼, SEC 8, T2S, R66W, 6TH P.M., FOUND 3/4" ALUMINUM CAP, STAMPED AS SHOWN ON SHEET 4.05 HEREIN
*203	759005.26	191886.62	N ¼, SEC 6, T2S, R66W, 6TH P.M., FOUND 3/4" ALUMINUM CAP
204	756479.13	194501.62	E ¼, SEC 6, T2S, R66W, 6TH P.M., FOUND 2" ALUMINUM CAP, ILLEGIBLE, STAMPED AS SHOWN ON SHEET 4.06 HEREIN
205	753754.71	191888.82	S ¼, SEC 6, T2S, R66W, 6TH P.M., FOUND 3/4" ALUMINUM CAP, ILLEGIBLE, STAMPED AS SHOWN ON SHEET 4.4.06 HEREIN
206	753829.65	194519.23	SE COR, SEC 6, T2S, R66W, 6TH P.M., FOUND 3/4" ALUMINUM CAP, STAMPED AS SHOWN ON SHEET 4.06 HEREIN
207	751167.26	194484.43	E ¼, SEC 7, T2S, R66W, 6TH P.M., FOUND 3/4" ALUMINUM CAP, ILLEGIBLE, STAMPED AS SHOWN ON SHEET 4.05 HEREIN
208	748514.17	194492.85	SE COR, SEC 7, T2S, R66W, 6TH P.M., FOUND 3/4" ALUMINUM CAP, STAMPED AS SHOWN ON SHEET 4.05 HEREIN
209	756514.61	197161.33	C ¼, SEC 5, T2S, R66W, 6TH P.M., FOUND 3/4" ALUMINUM CAP, BENT, STAMPED AS SHOWN ON SHEET 4.06 HEREIN

*NOT GRAPHICALLY SHOWN



FOUND PROPERTY EVIDENCE TABULATION - PROJECT SPECIFIC COORDINATES (U.S. FEET)

FOUND BOUNDARY MONUMENT COORDINATE TABLE (PROJECT COORDINATES)			
Point No.	Northing (ft)	Easting (ft)	Description
300	753879.06	194589.07	FOUND 1 ¼" YELLOW PLASTIC CAP, STAMPED "PLS 20142"
301	757019.75	194567.22	FOUND 1 ¼" RED PLASTIC CAP, STAMPED "AMERICAN WEST, PLS 38046"
302	757044.39	194592.46	FOUND 1 ¼" RED PLASTIC CAP, STAMPED "AMERICAN WEST, PLS 38046"
303	757043.70	194653.52	FOUND #5 REBAR, BENT, LOCATION AT BASE
304	757062.22	194747.20	FOUND PUNCH HOLE IN CONCRETE
305	756480.81	194448.93	FOUND NAIL W/TAG, STAMPED "JB 38752"
306	756372.32	194776.46	FOUND 1 ¼" RED PLASTIC CAP, STAMPED "AMERICAN WEST, PLS 38046"
307	756479.09	194561.70	FOUND 1 ¼" RED PLASTIC CAP, STAMPED "AMERICAN WEST, PLS 38046"
308	756377.44	195558.86	FOUND 1 ¼" RED PLASTIC CAP, STAMPED "AMERICAN WEST, PLS 380??"
309	756394.46	195578.49	FOUND NAIL IN CONCRETE
310	756988.13	192719.57	FOUND 1 ¼" YELLOW PLASTIC CAP, STAMPED "J. KRATZ PLS 20142"
311	756933.97	192729.20	FOUND 1 ¼" YELLOW PLASTIC CAP, STAMPED "GMS LS 16109"
312	757223.61	192645.26	FOUND ½" REBAR W/FLAGGING
313	757343.56	192590.29	FOUND ½ REBAR, BENT, LOCATED AT BASE, 1.8' DEEP
316	754790.98	192780.96	FOUND #4 REBAR
317	755077.49	192953.09	FOUND ¼" STEEL ROD
318	755359.67	192944.25	FOUND #5 REBAR, BENT, LOCATION AT BASE
319	755482.18	192852.49	FOUND 1 ¼" YELLOW PLASTIC CAP, STAMPED "RW BAYER PLS 6973"
320	755536.23	192806.72	FOUND 1 ¼" YELLOW PLASTIC CAP, STAMPED "GMS LS 16109"
321	755868.19	192653.41	FOUND 1 ¼" YELLOW PLASTIC CAP, STAMPED "RW BAYER PLS 6773"
322	749817.40	193167.88	FOUND ¾" REBAR
323	749821.12	193377.62	FOUND 1 ¼" ORANGE PLASTIC CAP, STAMPED "AZTEC PLS 36580"
324	748776.65	193389.71	FOUND 1 ¼" ORANGE PLASTIC CAP, STAMPED "AZTEC PLS 36580"
325	748777.14	193430.27	FOUND #5 REBAR
326	748577.16	193432.63	FOUND 1 ¼" ORANGE PLASTIC CAP, STAMPED "AZTEC PLS 36580"
327	748588.24	194407.67	FOUND 1 ¼" ORANGE PLASTIC CAP, STAMPED "AZTEC PLS 33204"
328	749545.41	194549.62	FOUND #4 REBAR, BENT, LOCATION AT BASE
329	749406.77	194856.33	FOUND #4 REBAR
330	749285.49	194856.03	FOUND #4 REBAR
331	749166.13	195082.56	FOUND 60D NAIL W/FLAGGING, BENT, LOCATION AT BASE
332	749149.88	195142.15	FOUND 1 ¼" RED PLASTIC CAP, STAMPED "MICHAEL LANG PLS 37053"
333	749143.41	195315.99	FOUND #4 REBAR
334	749180.09	195404.25	FOUND 1" RED PLASTIC CAP, STAMPED "PLS 34183"
335	749244.63	195480.39	FOUND 1 ¼" ORANGE PLASTIC CAP, STAMPED "PLS 38069"

8/13/2025 8:25:03 AM P:\SURVEY\MARTIN_MARTIN_CONSULTING_ENGINEERS\Chambers Road Widening\1003734_03734_RDW_Survey\Drawings\Reference_Files\Drawings\Reference_Files\Control_Diagrams\26548_RDW_LSCD_coordinate_sheet_1.dgn

Colorado Department of Transportation



2829 W. Howard Pl.
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

Sheet Revisions			Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials	Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX	mm/dd/yy	XXXXXXXX	XXX

LAND SURVEY CONTROL DIAGRAM

MONUMENT COORDINATE TABLE

Project Number: 2022-17-PW			
Project Location: CHAMBERS ROAD WIDENING			
E. 105th Avenue to E. 116th Avenue			
Project Code:	Last Mod. Date	Subset	Sheet No.
26548	05-08-25	4.01 to 4.06	4.04



○
PP

FOUND PROPERTY EVIDENCE TABULATION - PROJECT SPECIFIC COORDINATES (U.S. FEET)

391	752960.51	197292.82	FOUND 1 1/4" YELLOW PLASTIC CAP, STAMPED "AZTEC PLS 36567"
392	752201.95	194825.77	FOUND 1 1/4" ORANGE PLASTIC CAP, STAMPED "AZTEC LS 25545"
393	752387.26	194984.76	FOUND 1 1/4" ORANGE PLASTIC CAP, STAMPED "AZTEC LS 25545"
394	752629.15	195343.19	FOUND #4 REBAR
395	752203.04	195794.14	FOUND 1 1/4" YELLOW PLASTIC CAP, STAMPED "AZTEC PLS 36580"
396	752143.02	195881.23	FOUND 1 1/4" YELLOW PLASTIC CAP, STAMPED "AZTEC PLS 36580"
397	752108.91	195936.82	FOUND 1 1/4" YELLOW PLASTIC CAP, STAMPED "AZTEC PLS 36580"
398	752257.72	195685.71	FOUND 1 1/4" YELLOW PLASTIC CAP, STAMPED "AZTEC PLS 36580"
399	752307.04	195548.82	FOUND 1 1/4" YELLOW PLASTIC CAP, STAMPED "AZTEC PLS 36567"
400	752516.11	195572.04	FOUND 1 1/4" YELLOW PLASTIC CAP, STAMPED "AZTEC PLS 36580"
401	752624.84	195474.64	FOUND 1 1/4" YELLOW PLASTIC CAP, STAMPED "BAYER LS 6973"
402	756950.36	195712.34	FOUND "X" IN CONCRETE
403	756862.32	195711.83	FOUND NAIL IN CONCRETE
404	756821.84	195711.40	FOUND NAIL IN CONCRETE
405	756616.94	195662.33	FOUND NAIL IN CONCRETE
406	756540.72	195624.72	FOUND NAIL IN CONCRETE
407	752623.77	194533.54	FOUND #4 REBAR
408	752753.25	194709.95	FOUND 1 1/4" YELLOW PLASTIC CAP, STAMPED "BAYER LS 6973"
409	752788.61	194712.11	FOUND 1 1/4" YELLOW PLASTIC CAP, ILLEGIBLE
410	753125.67	194560.06	FOUND 1 1/4" PINK PLASTIC CAP, STAMPED "AZTEC-PLS 38636"
411	753092.21	195455.99	FOUND 1 1/4" YELLOW PLASTIC CAP, STAMPED "BAYER LS 6973"
412	753176.78	195588.00	FOUND 1 1/4" PINK PLASTIC CAP, STAMPED "AZTEC-PLS 38636"
413	753648.60	195425.68	FOUND 1 1/4" PINK PLASTIC CAP, STAMPED "AZTEC-PLS 38636"

□
ROW

FOUND R.O.W. EVIDENCE TABULATION - PROJECT SPECIFIC COORDINATES (U.S. FEET)

Point No.	Northing(ft)	Easting(ft)	Description
373	758942.49	193857.61	FOUND 3 1/4" ALUMINUM CAP - STAMPED "COLO DEPT OF TRANSPORTATION POINT NO 507 ROW MONUMENT PLS 25961"

8/13/2025 8:24:42 AM P:\SURVEY\MARTIN_MARTIN_CDNSULTING_ENGINEERS\Chambers Road Widening\1003734_03734_ROW_Survey\Drawings\Reference_Files\Control_Diagrams\26548_ROW_LSCD_coordinate_sheet_3.dgn

Colorado Department of Transportation



2829 W. Howard Pl.
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

Sheet Revisions		
Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions		
Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions		
Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

LAND SURVEY CONTROL DIAGRAM

PLAN SHEET

Project Number: 2022-17-PW

Project Location: CHAMBERS ROAD WIDENING

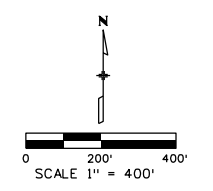
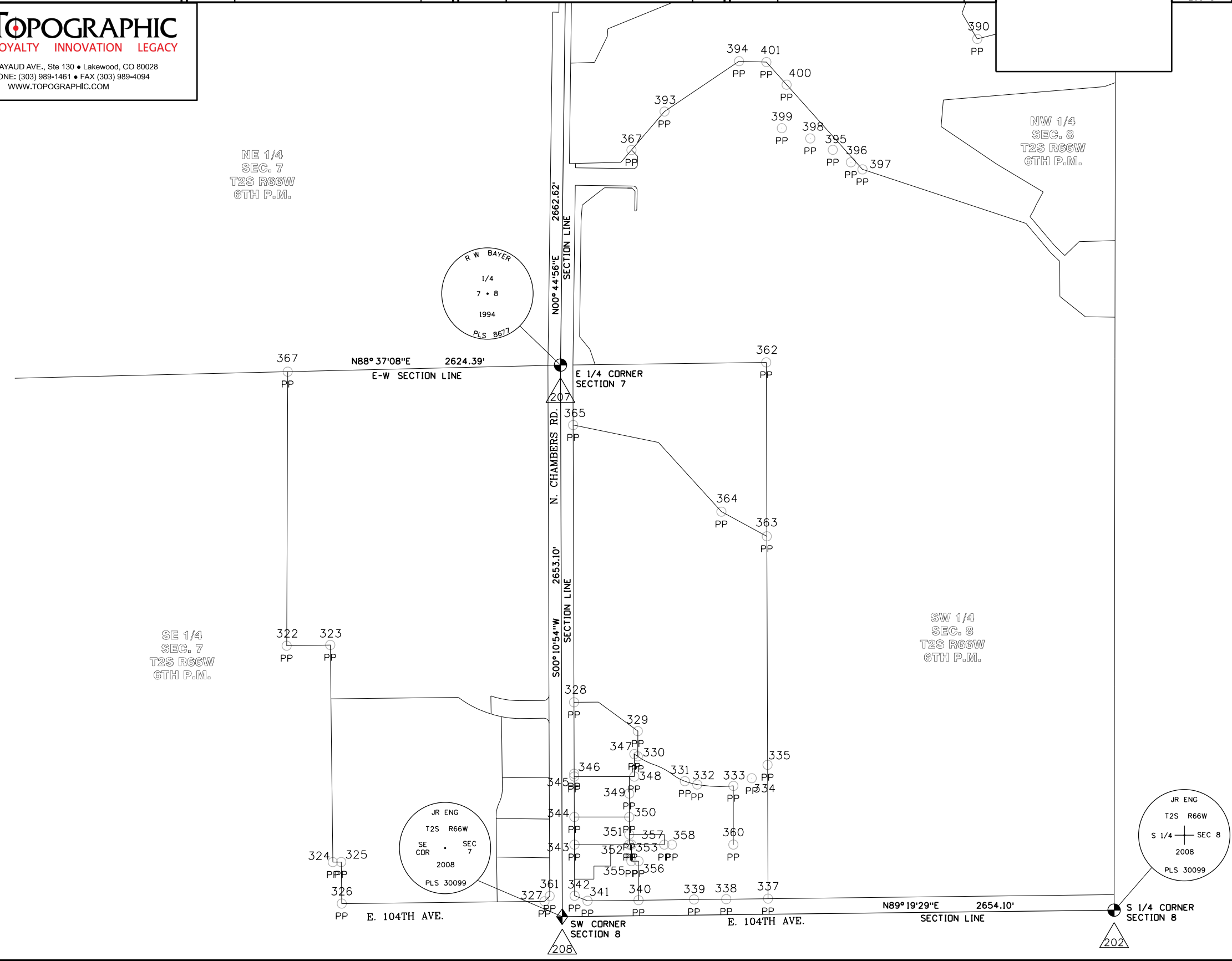
E. 105th Avenue to E. 116th Avenue

Project Code	Last Mod. Date	Subset	Sheet No.
26548	07-31-25	4.01 to 4.06	4.05



12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX: (303) 989-4094
WWW.TOPOGRAPHIC.COM

8/13/2025 8:30:16 AM P:\SURVEY\MARTIN_MARTIN_CONSULTING_ENGINEERS\Chambers Road Widening\1003734\03734 ROW_Survey Drawings\Reference_Files\Control_Diagrams\26548_ROW_LSCD_plan_sheet_L.dgn





Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

LAND SURVEY CONTROL DIAGRAM

PLAN SHEET

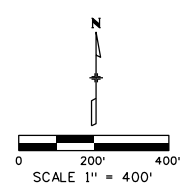
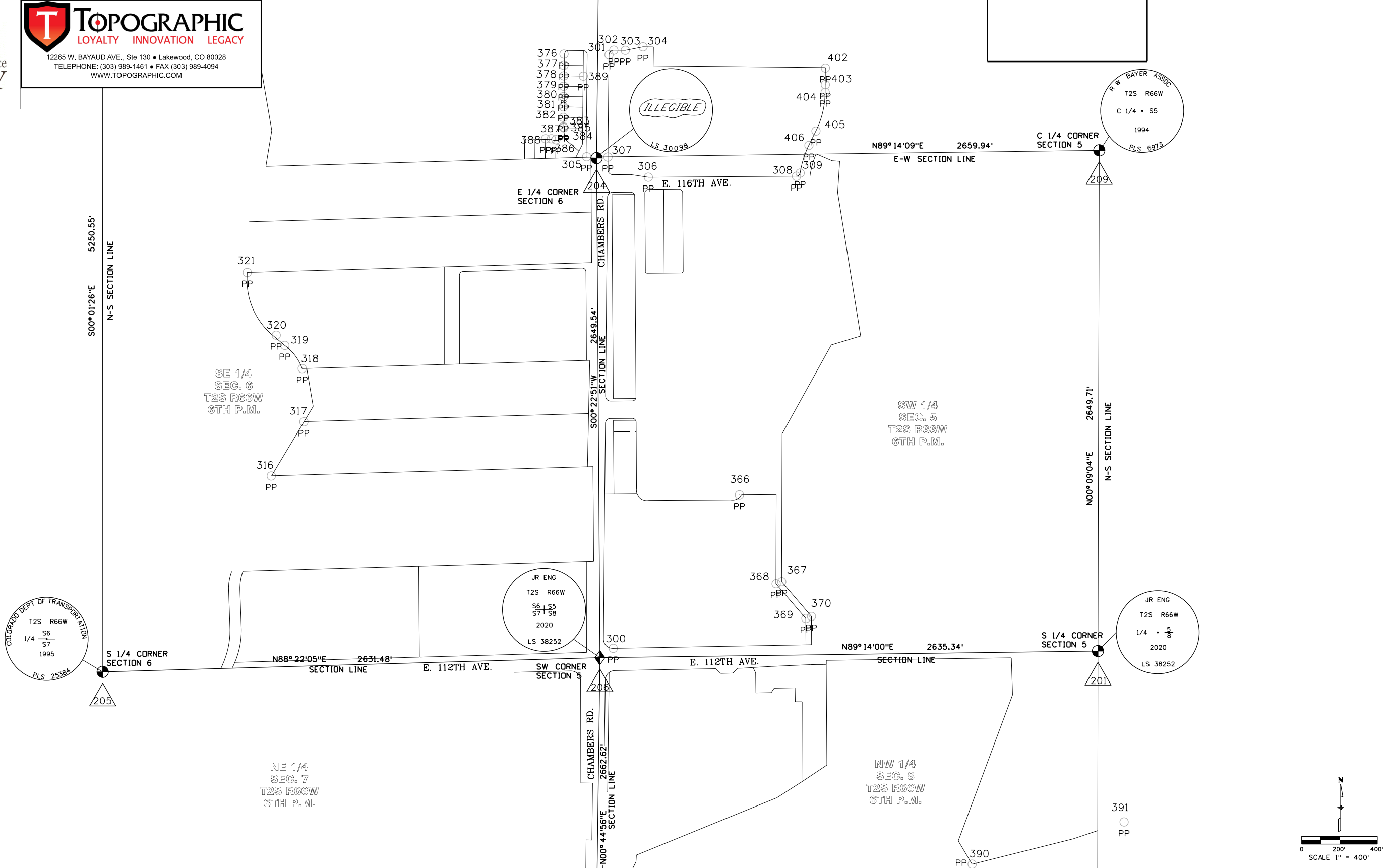
Project Number: 2022-17-PW			
Project Location: CHAMBERS ROAD WIDENING			
E. 105th Avenue to E. 116th Avenue			
Project Code:	Last Mod. Date:	Subset:	Sheet No.:
26548	07-31-25	4.01 to 4.06	4.06



TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM

8/13/2025 8:36:43 AM P:\SURVEY\MARTIN_CONSULTING_ENGINEERS\Chambers Road Widening\1003734_03734\RDW_Survey\Drawings\Reference_Files\Control_Diagrams\26548_RDW_LSCD plan sheet_2.dgn





2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Sheet Revisions

Date	Description	Initials

Right of Way Plans

Monumentation Sheet

Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code:	Last Mod. Date	Subset	Sheet No.
26548	11/17/25	5.01 of 5.02	5.01

TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



SURVEYOR STATEMENT FOR THE CALCULATED POSITIONS OF R.O.W. MONUMENTS
I, Chet Smith, a professional land surveyor licensed in the State of Colorado, do hereby state to the City of Commerce City and the Colorado Department of Transportation that based upon my knowledge, information and belief, the research, calculations and evaluation of survey evidence was performed and the calculated positions of the Right-of-Way points depicted on this Right-of-Way Plan were prepared 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.
PLS No. 38271



TABULATION OF R.O.W. MONUMENTS TO BE SET			
Point No.	Northing(ft)	Easting(ft)	Description
500	753166.92	194418.53	RW-107
506	752210.85	194438.07	RW-107
507	752137.48	194554.20	RW-110
511	753095.36	194539.64	RW-111
512	753855.39	194369.36	RW-113
513	753908.865	194422.523	RW-113
520	755121.01	194433.89	RW-117/RW-118
525	755884.48	194441.04	RW-119
528	755919.17	194441.37	RW-120
532	756477.57	194446.60	RW-121



TABULATION OF R.O.W. POINTS FOR INFORMATION ONLY			
Point No.	Northing(ft)	Easting(ft)	Description
502	753166.18	194480.56	RW-107
503	752865.01	194446.62	RW-107
504	752864.62	194476.61	RW-107
508	752136.86	194527.11	RW-110
509	752620.04	194533.42	RW-110/RW-111
510	752620.46	194546.85	RW-110/RW-111
514	754339.09	194426.56	RW-113/RW-115
515	754339.75	194449.63	RW-113/RW-115
516	753857.66	194448.83	RW-113
517	754839.40	194431.25	RW-115/RW-117
518	754840.86	194482.51	RW-115
519	754340.78	194485.83	RW-115
521	755121.75	194459.68	RW-117/RW-118
522	754840.04	194453.50	RW-115/RW-117
523	755402.17	194436.52	RW-118/RW-119
524	755403.00	194465.84	RW-118
526	755871.84	194445.66	RW-119
527	755402.51	194448.78	RW-118/RW-119
529	756187.27	194443.88	RW-120/RW-121
530	756188.12	194473.56	RW-120/RW-121
531	755920.14	194475.34	RW-120
533	756478.28	194471.63	RW-121

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.

QUANTITY OF MONUMENTS TO BE SET

CAP TYPE	MONUMENT TYPE									
	1	1A	2	2A	3	3A	4	5	5(S)	6
REFERENCE										
ROW	9								1	
CONTROL										
ALIQUOT CORNER										
PERMANENT EASEMENT										
PROJECT POINTS										
WITNESS POST (REQUIRED)										

GENERAL NOTES:

1. Refer to the M-629-1 Survey Monuments of the Standard Plans found in The Colorado Department of Transportation, M & S Standards for survey monument descriptions.

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.

COORDINATE DATUM: Project coordinates are modified Colorado State Plane Central Zone (502) NAD83(11) coordinates. The combined elevation/scale factor used to modify the coordinates from state plane to project coordinates is 1.00020808. The resulting project coordinates are truncated by 1,000,000 in the Northing and 3,000,000 in the Easting after converting from state plane coordinates to project coordinates.
Project Coordinates Northing US Survey Feet = State Plane Coordinate Northing * 1.00020808 - 1,000,000.
Project Coordinates Easting US Survey Feet = State Plane Coordinate Easting * 1.00020808 - 3,000,000.

SURVEYOR STATEMENT FOR SET R.O.W. 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, the 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. _____



2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

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

Right of Way Plans Monumentation Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/18/25	5.01 of 5.02	5.02



12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM

TABULATION OF TEMPORARY EASEMENT POINTS TO BE STAKED

Point No.	Northing(ft)	Easting(ft)	Description
700	749820.92	194418.70	TE-105
701	749920.77	194319.03	TE-105
702	750054.09	194331.98	TE-105
703	751165.29	194402.82	TE-105/TE-107
704	751165.81	194424.41	TE-105/TE-107
705	749578.97	194429.47	TE-105
706	749558.94	194419.53	TE-105
707	751168.11	194544.43	TE-106/TE-108
708	751168.51	194574.46	TE-106
709	750872.96	194575.37	TE-104/TE-106
710	750879.09	194545.35	TE-104/TE-106
711	750178.41	194676.43	TE-104
712	752130.95	194577.62	TE-106/TE-108
713	750793.00	194575.62	TE-108
714	752032.00	194585.74	TE-108
715	753753.57	194390.24	TE-107
716	753709.47	194416.95	TE-107
717	752138.02	194577.49	TE-109/TE-110
718	752621.13	194568.03	TE-110/TE-111
719	753122.17	194551.99	TE-111/TE-112
720	753122.33	194539.99	TE-111/TE-112
721	753711.17	194547.68	TE-112
722	753744.25	194560.12	TE-112
723	753878.40	194392.24	TE-113
724	754338.24	194396.55	TE-113/TE-115
725	754838.55	194401.24	TE-115/TE-117
727	755401.32	194406.52	TE-118/TE-119
728	755891.30	194411.11	TE-119
729	756186.42	194413.88	TE-120/TE-121
730	755918.32	194411.37	TE-120
731	756476.73	194416.60	TE-121
732	755891.70	194425.09	TE-119
733	752686.92	194409.61	TE-107
734	752686.85	194393.63	TE-107
735	749682.92	194678.00	TE-104
738	749546.11	194647.78	TE-104
739	749546.23	194665.40	TE-104
740	749545.41	194549.58	TE-104
742	752116.45	194556.84	TE-109
743	752137.55	194557.12	TE-109/TE-110
744	752116.06	194587.10	TE-109
745	753122.09	194558.23	TE-111
747	750229.13	194326.23	TE-105

TABULATION OF TEMPORARY EASEMENT POINTS TO BE STAKED

Point No.	Northing(ft)	Easting(ft)	Description
748	750405.68	194281.24	TE-105
749	750442.84	194340.17	TE-105
750	750443.02	194399.60	TE-105
751	750229.33	194387.38	TE-105
752	750178.14	194590.30	TE-104
753	749486.66	194665.59	TE-102
754	749486.30	194549.77	TE-102
755	753166.99	194418.53	TE-107

TABULATION OF PERMANENT EASEMENT POINTS TO BE STAKED

Point No.	Northing(ft)	Easting(ft)	Description
600	750341.61	194427.05	PE-105A
601	750320.25	194427.12	PE-105A
602	750320.00	194362.83	PE-105A
603	750341.44	194362.75	PE-105A
604	749566.32	194549.51	PE-104A
605	749566.78	194647.71	PE-104A
606	749630.32	194647.51	PE-104A
607	749680.35	194584.22	PE-104A
608	749680.24	194549.15	PE-104A
609	750320.72	194547.12	PE-104B
610	750320.88	194589.75	PE-104B
611	750341.95	194589.67	PE-104B
612	750341.95	194585.19	PE-104B
613	750649.03	194584.21	PE-104B
614	750649.15	194622.36	PE-104B
615	750793.14	194621.91	PE-104B
616	750792.90	194545.62	PE-104B
617	752015.85	194555.53	PE-119
618	752015.77	194561.32	PE-120
619	752032.32	194561.54	PE-121
620	752032.39	194555.75	PE-122
621	752169.33	194553.71	PE-123
622	752242.65	194552.60	PE-124
623	752242.80	194562.60	PE-125
624	752169.48	194563.71	PE-126
625	752005.50	194435.38	PE-127
626	752005.56	194430.38	PE-128
627	752015.56	194430.51	PE-129

TABULATION OF PERMANENT EASEMENT POINTS TO BE STAKED

Point No.	Northing(ft)	Easting(ft)	Description
628	752015.50	194435.51	PE-130
629	749651.22	194621.07	PE-104B
630	749679.15	194627.13	PE-104B
631	749674.91	194646.67	PE-104B
632	749637.41	194638.54	PE-104B
633	756462.71	194561.73	PE-122
634	756479.02	194561.63	PE-122
635	756482.71	194561.66	PE-122
636	756482.54	194572.70	PE-122
637	756462.55	194572.40	PE-122
638	755110.18	194433.79	PE-118
639	755110.18	194403.79	PE-118
640	755120.16	194403.88	PE-118
641	755130.18	194403.98	PE-118
642	755130.18	194433.97	PE-118
643	753139.98	194423.94	PE-107
644	753139.53	194394.31	PE-107
645	753159.53	194394.01	PE-107
646	753159.98	194423.64	PE-107



2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

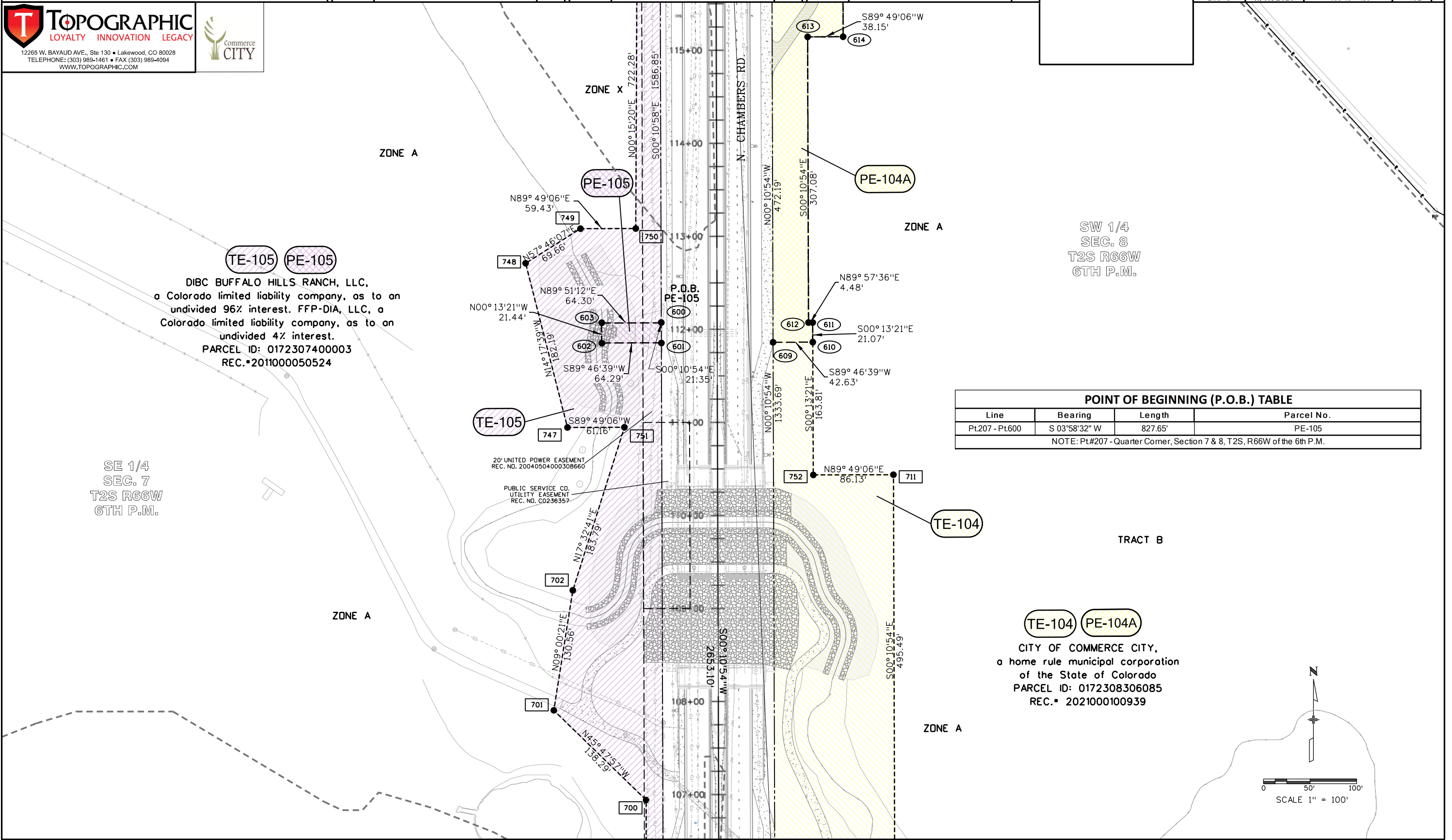
TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



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

Right of Way Plans			
Plan Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/19/2025	7.01 to 7.10	7.02



TE-105 PE-105
DIBC BUFFALO HILLS RANCH, LLC,
a Colorado limited liability company, as to an
undivided 96% interest. FFP-DIA, LLC, a
Colorado limited liability company, as to an
undivided 4% interest.
PARCEL ID: 0172307400003
REC.#2011000050524

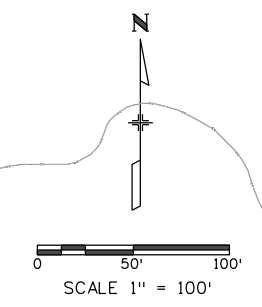
SE 1/4
SEC. 7
T2S R66W
6TH P.M.

SW 1/4
SEC. 8
T2S R66W
6TH P.M.

POINT OF BEGINNING (P.O.B.) TABLE			
Line	Bearing	Length	Parcel No.
Pt.207 - Pt.600	S 03°58'32" W	827.65'	PE-105

NOTE: Pt.#207 - Quarter Corner, Section 7 & 8, T2S, R66W of the 6th P.M.

TE-104 PE-104A
CITY OF COMMERCE CITY,
a home rule municipal corporation
of the State of Colorado
PARCEL ID: 0172308306085
REC.# 2021000100939





2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

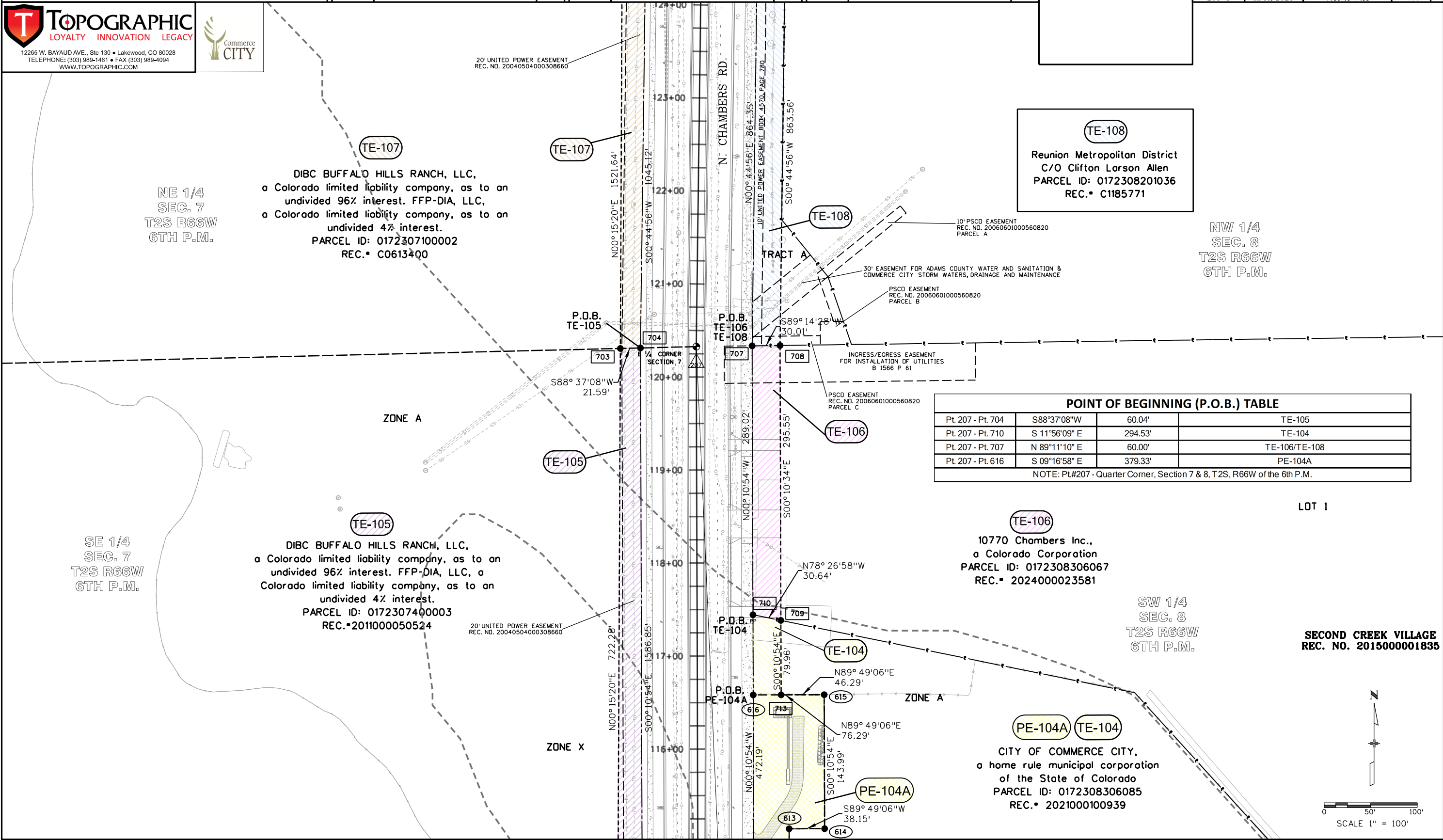
TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



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

Right of Way Plans			
Plan Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/19/2025	7.01 to 7.10	7.03



Pt. 207 - Pt.	Bearing	Distance	Point
Pt. 207 - Pt. 704	S88°37'08"W	60.04'	TE-105
Pt. 207 - Pt. 710	S 11°56'09" E	294.53'	TE-104
Pt. 207 - Pt. 707	N 89°11'10" E	60.00'	TE-106/TE-108
Pt. 207 - Pt. 616	S 09°16'58" E	379.33'	PE-104A

NOTE: Pt.#207 - Quarter Corner, Section 7 & 8, T2S, R66W of the 6th P.M.

NE 1/4
SEC. 7
T2S R66W
6TH P.M.

DIBC BUFFALO HILLS RANCH, LLC,
a Colorado limited liability company, as to an
undivided 96% interest. FFP-DIA, LLC,
a Colorado limited liability company, as to an
undivided 4% interest.
PARCEL ID: 0172307100002
REC.# C0613400

SE 1/4
SEC. 7
T2S R66W
6TH P.M.

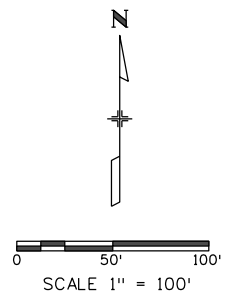
DIBC BUFFALO HILLS RANCH, LLC,
a Colorado limited liability company, as to an
undivided 96% interest. FFP-DIA, LLC, a
Colorado limited liability company, as to an
undivided 4% interest.
PARCEL ID: 0172307400003
REC.# 2011000050524

10770 Chambers Inc.,
a Colorado Corporation
PARCEL ID: 0172308306067
REC.# 2024000023581

SW 1/4
SEC. 8
T2S R66W
6TH P.M.

SECOND CREEK VILLAGE
REC. NO. 2015000001835

CITY OF COMMERCE CITY,
a home rule municipal corporation
of the State of Colorado
PARCEL ID: 0172308306085
REC.# 2021000100939





2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II



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

Right of Way Plans			
Plans Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/19/2025	7.01 to 7.10	7.04

Line	Bearing	Distance (ft)
Pt. # 625 - Pt. # 626	N89°15'04"W	5.00
Pt. # 626 - Pt. # 627	N00°44'56"E	10.00
Pt. # 627 - Pt. # 628	S89°15'04"E	5.00
Pt. # 628 - Pt. # 625	S89°15'04"W	10.00

Line	Bearing	Distance (ft)
Pt. # 621 - Pt. # 622	N00°52'15"W	73.32
Pt. # 622 - Pt. # 623	N89°07'45"E	10.00
Pt. # 623 - Pt. # 624	S00°52'15"E	73.32
Pt. # 624 - Pt. # 621	S89°07'45"W	10.00

Line	Bearing	Distance (ft)
Pt. # 742 - Pt. # 743	N00°44'56"E	21.10
Pt. # 743 - Pt. # 717	N88°40'42"E	20.37
Pt. # 717 - Pt. # 712	S01°07'15"E	7.07
Pt. # 712 - Pt. # 744	S32°27'27"E	17.65
Pt. # 744 - Pt. # 742	N89°15'04"W	30.26

Line	Bearing	Distance (ft)
Pt. # 620 - Pt. # 619	S89°15'04"E	5.79
Pt. # 619 - Pt. # 618	S00°46'56"W	16.55
Pt. # 618 - Pt. # 617	N89°15'04"W	5.79
Pt. # 617 - Pt. # 620	N00°46'56"E	16.55

Line	Bearing	Length	Parcel No.
Pt.207 - Pt.742	N 04°21'45" E	951.95'	TE-109
Pt.207 - Pt.625	N 03°20'56" W	839.67'	UE-107
Pt.207 - Pt.620	N 04°42'44" E	868.07'	UE-108
Pt.207 - Pt.621	N 03°57'18" E	1004.46'	PE-110
Pt. 207 - Pt.507	N 04°06'46" E	972.73'	RW-110/TE-110

NOTE: Pt.#207 - Quarter Corner, Section 7 & 8, T2S, R66W of the 6th P.M.

TE-107 UE-107 RW-107
 DIBC BUFFALO HILLS RANCH, LLC,
 a Colorado limited liability company, as to an
 undivided 96% interest. FFP-DIA, LLC,
 a Colorado limited liability company, as to an
 undivided 4% interest.
 PARCEL ID: 0172307100002
 REC.# C0613400

NE 1/4
 SEC. 7
 T2S R66W
 6TH P.M.

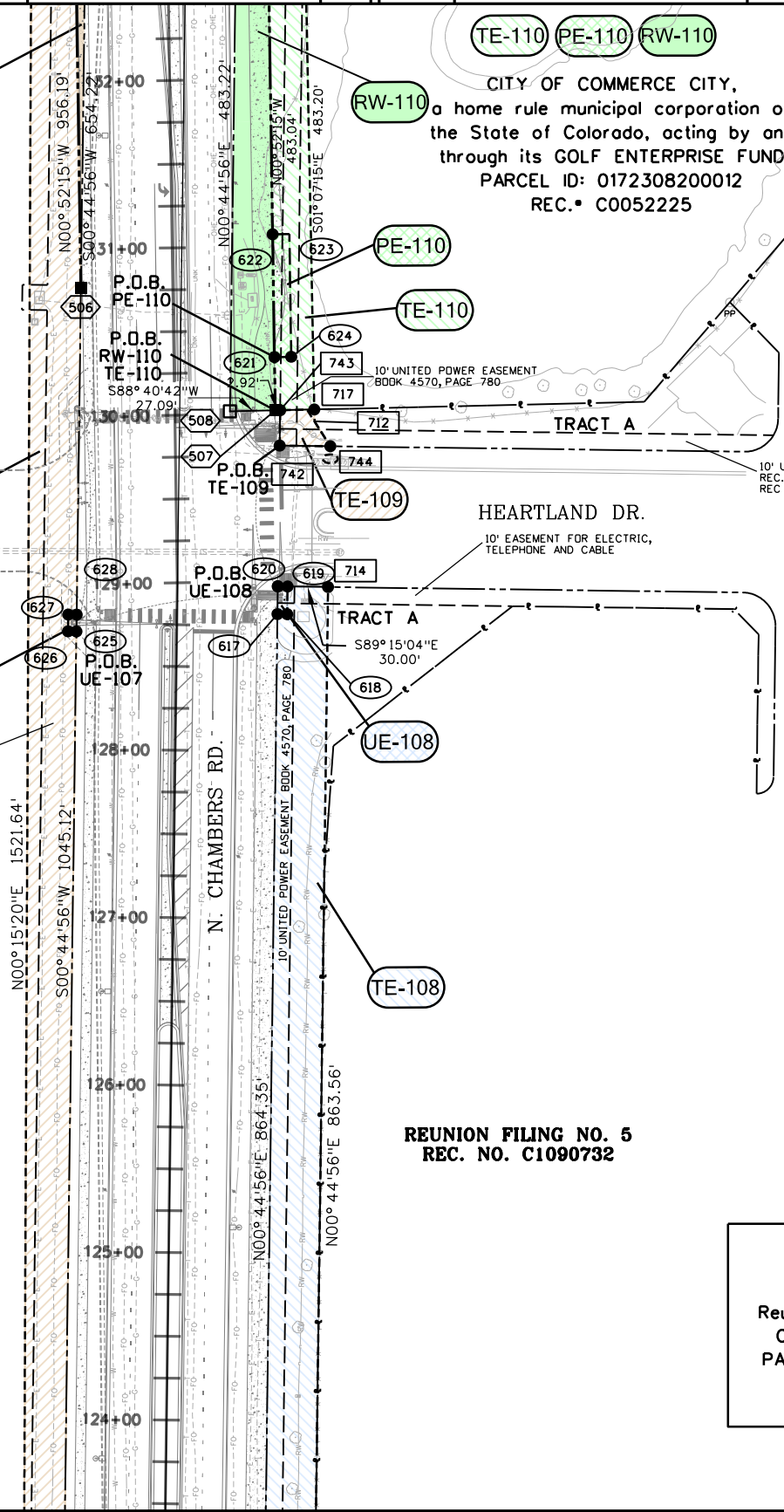
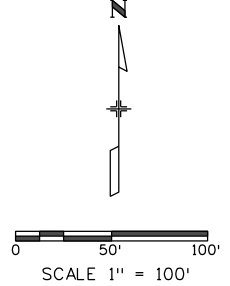
REUNION FILING NO. 5
 REC. NO. C1090732

TE-108 UE-108
 Reunion Metropolitan District
 C/O Clifton Larson Allen
 PARCEL ID: 0172308201036
 REC.# C1185771

TE-109
 Reunion Metropolitan District
 C/O Clifton Larson Allen
 PARCEL ID: 0172308210032
 REC.# 2006001435130

REUNION FILING NO. 9
 REC. NO. 20050601000575310

NW 1/4
 SEC. 8
 T2S R66W
 6TH P.M.





2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II



NE 1/4
SEC. 7
T2S R66W
6TH P.M.

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

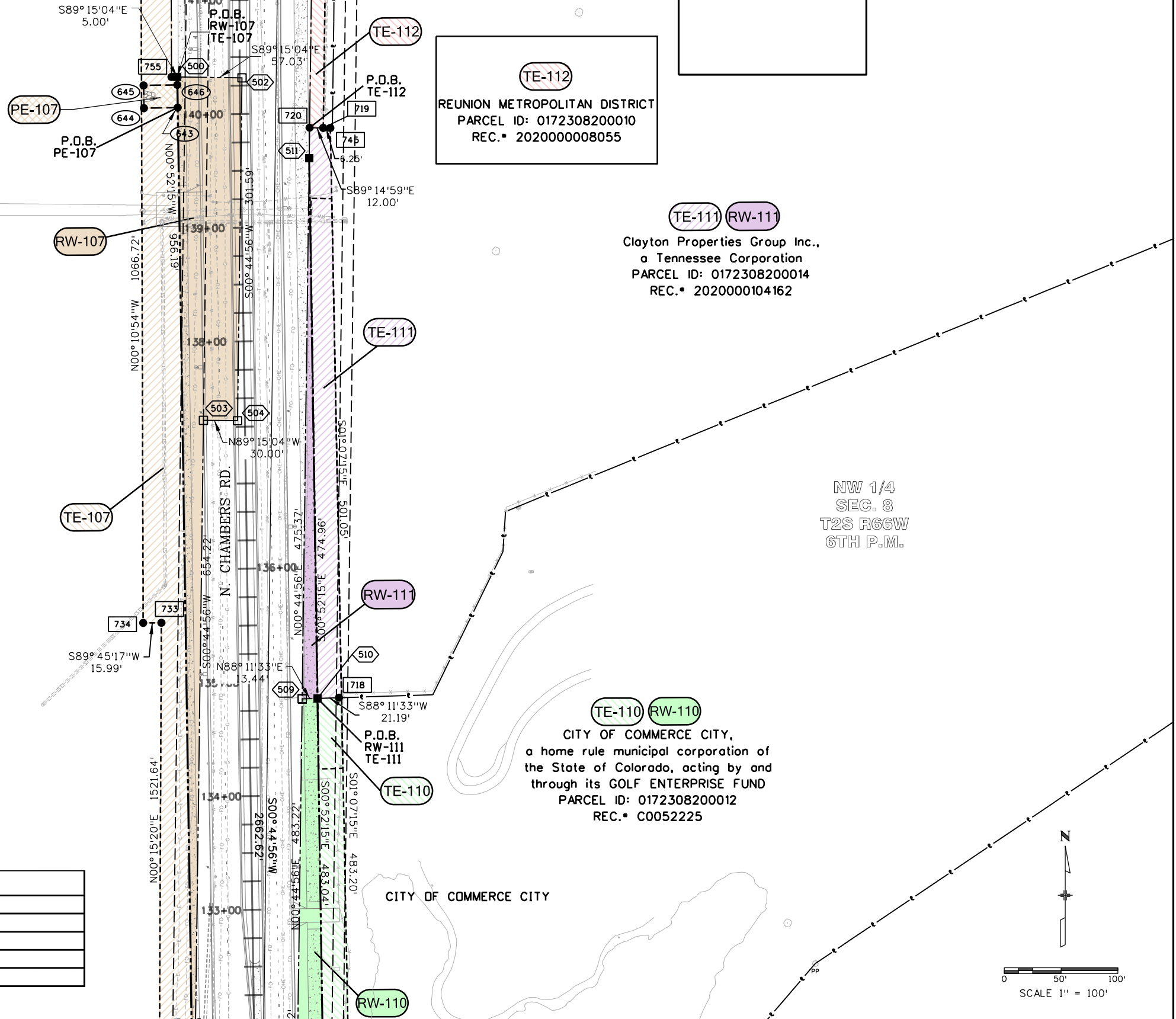
Right of Way Plans			
Plan Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/19/2025	7.01 to 7.10	7.05

Line	Bearing	Distance (ft)
Pt. # 643 - Pt. # 644	S89°07'45"W	29.63
Pt. # 644 - Pt. # 645	N00°52'15"W	20.00
Pt. # 645 - Pt. # 646	N89°07'45"E	29.63
Pt. # 646 - Pt. # 643	S00°52'15"E	20.00

TE-107 PE-107 RW-107
 DIBC BUFFALO HILLS RANCH, LLC,
 a Colorado limited liability company, as to an
 undivided 96% interest. FFP-DIA, LLC,
 a Colorado limited liability company, as to an
 undivided 4% interest.
 PARCEL ID: 0172307100002
 REC.# C0613400

Pt. #	Bearing	Distance	Point of Beginning
Pt. 207 - Pt. 643	N01°45'23"W	1973.65'	PE-107
Pt. 207 - Pt. 500	N01°44'40"W	2000.59'	RW-107/TE-107
Pt. 207 - Pt. 510	N02°27'35"E	1454.54'	RW-111/TE-111
Pt. 207 - Pt. 720	N01°37'40"E	1955.85'	TE-112

NOTE: Pt.#207 - Quarter Corner, Section 7 & 8, T2S, R66W of the 6th P.M.



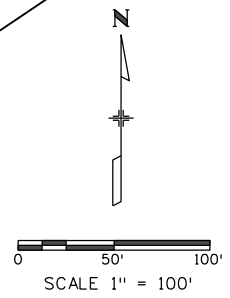
TE-112
 REUNION METROPOLITAN DISTRICT
 PARCEL ID: 0172308200010
 REC.# 202000008055

TE-111 RW-111
 Clayton Properties Group Inc.,
 a Tennessee Corporation
 PARCEL ID: 0172308200014
 REC.# 2020000104162

TE-110 RW-110
 CITY OF COMMERCE CITY,
 a home rule municipal corporation of
 the State of Colorado, acting by and
 through its GOLF ENTERPRISE FUND
 PARCEL ID: 0172308200012
 REC.# C0052225

NW 1/4
 SEC. 8
 T2S R66W
 6TH P.M.

CITY OF COMMERCE CITY





2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

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

Right of Way Plans			
Plan Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/19/2025	7.01 to 7.10	7.06

TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



**B-GIN-A-GIN
SUBDIVISION (AMENDED)
REC. NO. A022171**

**Don D. Schlup Exempt Marital Trust
PARCEL ID: 0172306002002
REC. • 2020000135199**

SE 1/4
SEC. 6
T2S R66W
6TH P.M.

SW 1/4
SEC. 5
T2S R66W
6TH P.M.

NE 1/4
SEC. 7
T2S R66W
6TH P.M.

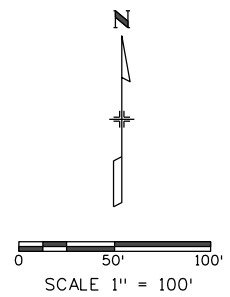
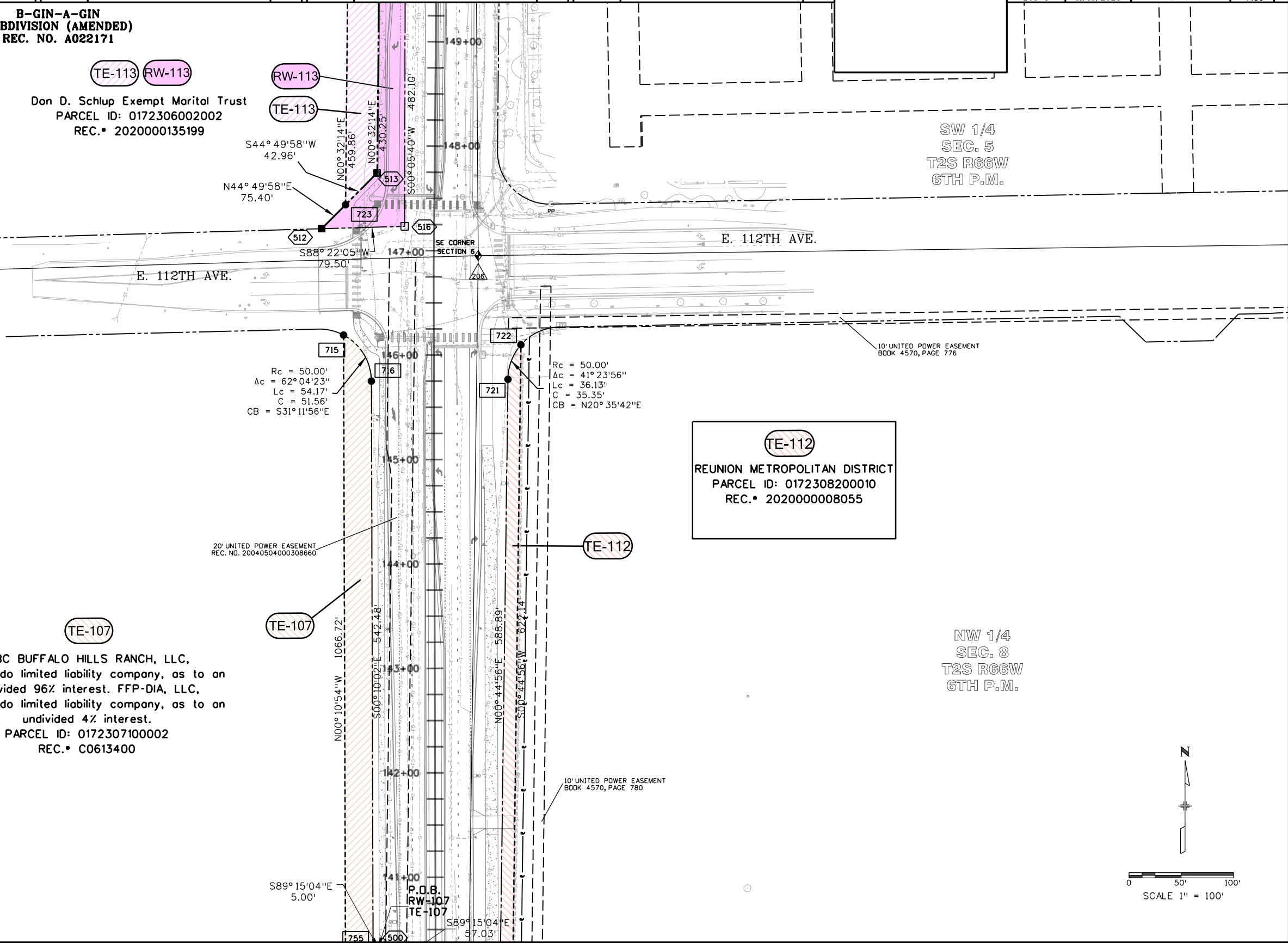
NW 1/4
SEC. 8
T2S R66W
6TH P.M.

TE-107

DIBC BUFFALO HILLS RANCH, LLC,
a Colorado limited liability company, as to an
undivided 96% interest. FFP-DIA, LLC,
a Colorado limited liability company, as to an
undivided 4% interest.
**PARCEL ID: 0172307100002
REC. • C0613400**

TE-112

**REUNION METROPOLITAN DISTRICT
PARCEL ID: 0172308200010
REC. • 2020000008055**





2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



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

Right of Way Plans			
Plan Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/19/2025	7.01 to 7.10	7.07

TE-117 RW-117
Michael Medino and Thu Bui
PARCEL ID: 0172306001002
REC.# 2018000075796

SE 1/4
SEC. 6
T2S R66W
6TH P.M.

SUBJECT TO AMERICAN
TELEPHONE AND TELEGRAPH
EASEMENT, NOT PLOTTABLE
REC. NO. 188610 AND 188611

TE-115 RW-115
THE GERALD K. GASSMAN TRUST UA dtd July
29, 1999 and THE CATHERINE M. GASSMAN
TRUST UA dtd July 29, 2009, equally as
joint tenants in common
PARCEL ID: 0172306000011
REC.# 2010000008629

SW 1/4
SEC. 5
T2S R66W
6TH P.M.

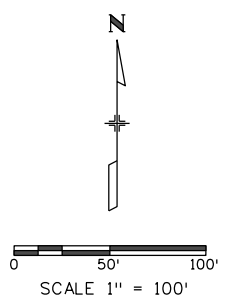
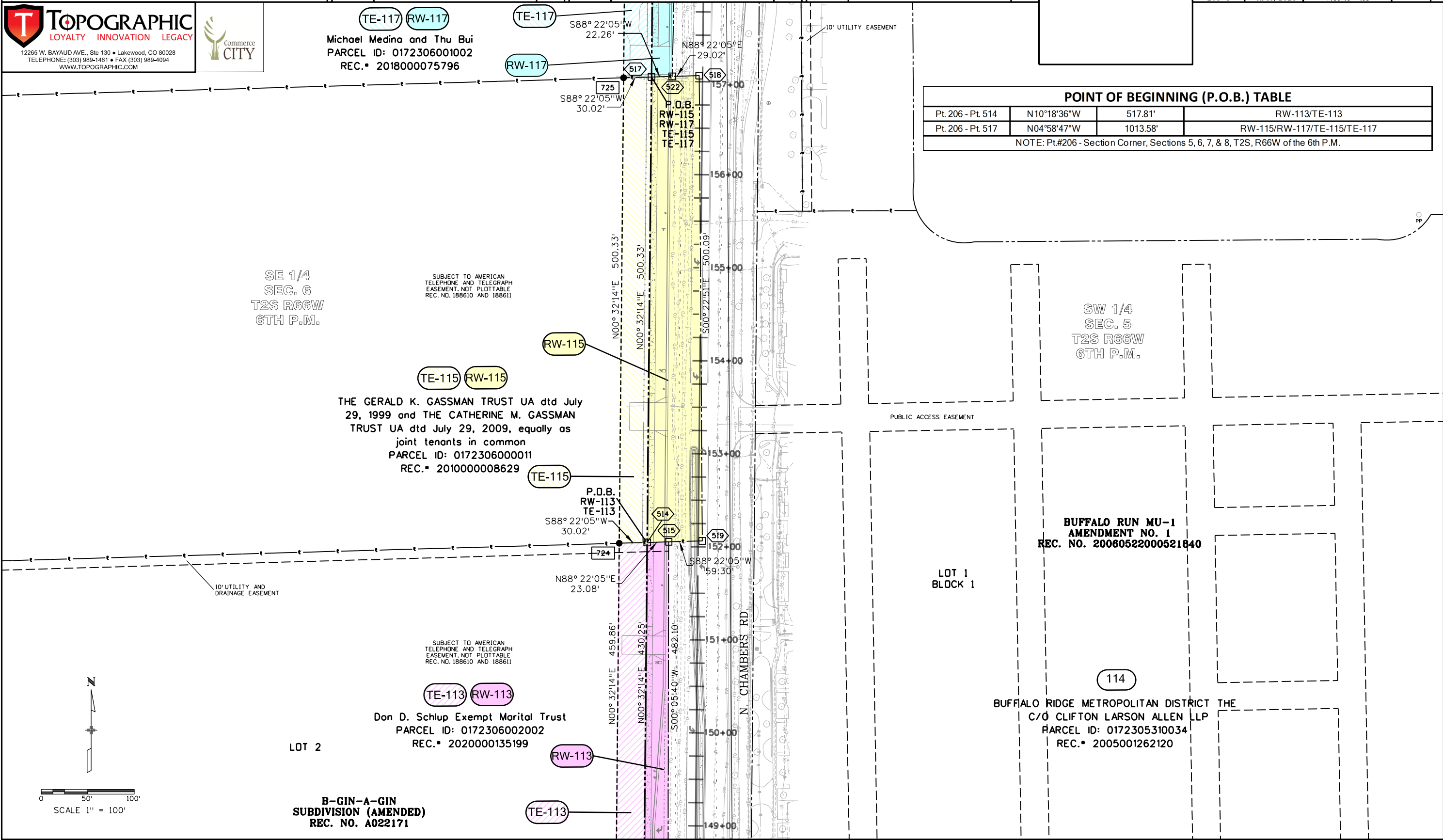
LOT 1
BLOCK 1
BUFFALO RUN MU-1
AMENDMENT NO. 1
REC. NO. 20060522000521840

LOT 2
TE-113 RW-113
Don D. Schlup Exempt Marital Trust
PARCEL ID: 0172306002002
REC.# 2020000135199

114
BUFFALO RIDGE METROPOLITAN DISTRICT THE
C/O CLIFTON LARSON ALLEN LLP
PARCEL ID: 0172305310034
REC.# 2005001262120

B-GIN-A-GIN
SUBDIVISION (AMENDED)
REC. NO. A022171

POINT OF BEGINNING (P.O.B.) TABLE			
Pt. 206 - Pt. 514	N10°18'36"W	517.81'	RW-113/TE-113
Pt. 206 - Pt. 517	N04°58'47"W	1013.58'	RW-115/RW-117/TE-115/TE-117
NOTE: Pt.#206 - Section Corner, Sections 5, 6, 7, & 8, T2S, R66W of the 6th P.M.			





2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



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

Right of Way Plans			
Plan Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/19/2025	7.01 to 7.10	7.08

LANDING PLACE CHURCH SUBDIVISION
FILING NO. 1, AMENDMENT NO. 1
REC. NO. 2019000045999

Landing Place Church Inc.,
a Colorado nonprofit corporation
PARCEL ID: 0172306401003
REC. # 2019000045999

Patricia A. Bisont
PARCEL ID: 0172306001001
REC. # 2015000027177

Michael Medina and Thu Bui
PARCEL ID: 0172306001002
REC. # 2018000075796

116
BUFFALO RIDGE METROPOLITAN DISTRICT THE
C/O CLIFTON LARSON ALLEN LLP
PARCEL ID: 0172305301018
REC. # 2005001262120

SW 1/4
SEC. 5
T2S R66W
6TH P.M.

THE VILLAGES AT BUFFALO
RUN EAST, FILING NO. 2
REC. NO. C1126959

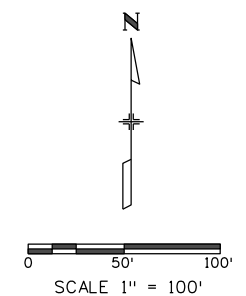
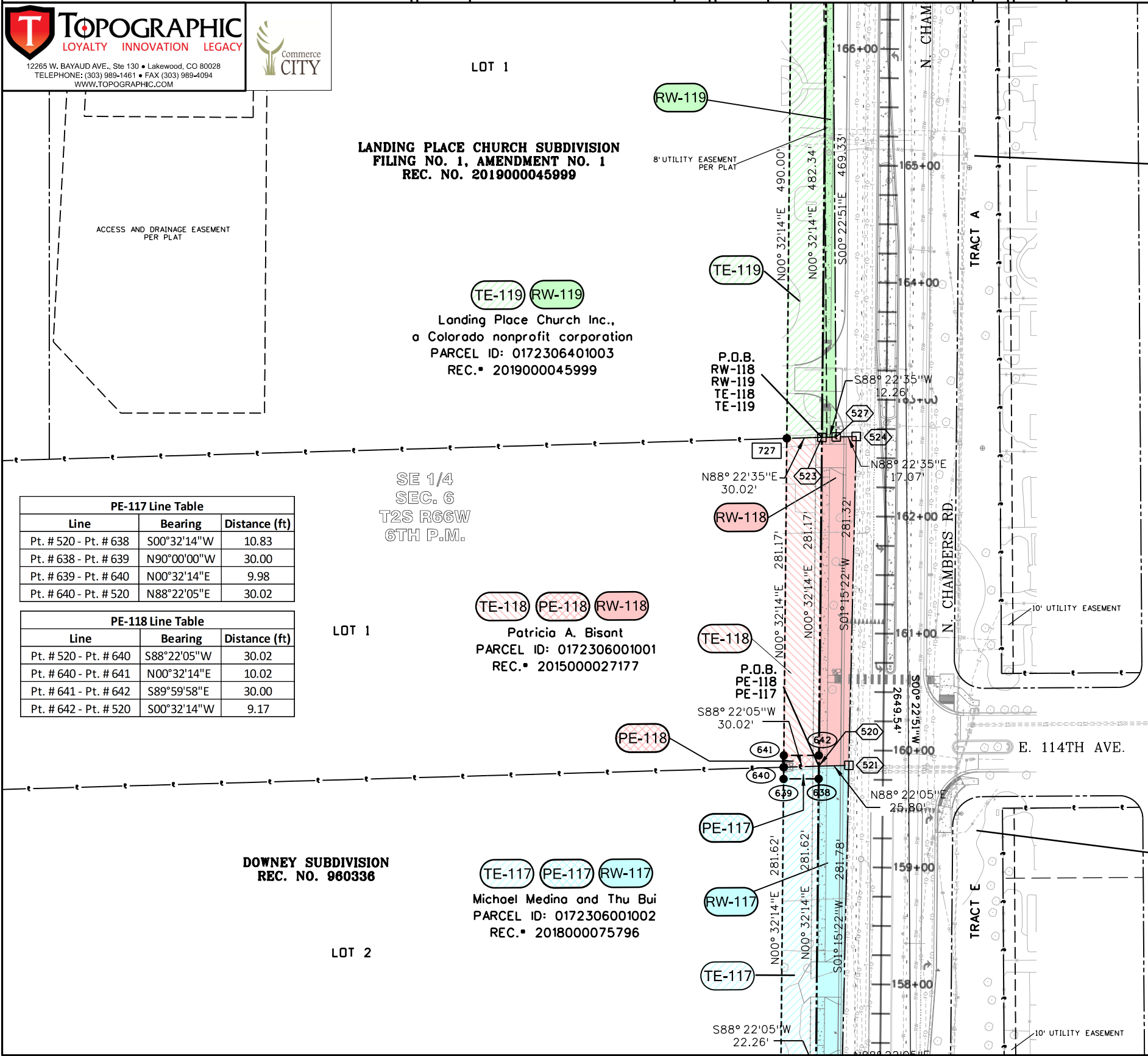
POINT OF BEGINNING (P.O.B.) TABLE			
Pt. 204 - Pt. 523	S03°27'33"W	1078.93'	RW-118/RW-119/TE-118/TE-119
Pt. 206 - Pt. 520	N03°46'52"W	1294.18'	PE-117/PE-118
NOTE: Pt.#204 - Quarter Corner, Sections 5 & 6, T2S, R66W of the 6th P.M.			
NOTE: Pt.#206 - Section Corner, Sections 5, 6, 7, & 8, T2S, R66W of the 6th P.M.			

PE-117 Line Table		
Line	Bearing	Distance (ft)
Pt. # 520 - Pt. # 638	S00°32'14"W	10.83
Pt. # 638 - Pt. # 639	N90°00'00"W	30.00
Pt. # 639 - Pt. # 640	N00°32'14"E	9.98
Pt. # 640 - Pt. # 520	N88°22'05"E	30.02

PE-118 Line Table		
Line	Bearing	Distance (ft)
Pt. # 520 - Pt. # 640	S88°22'05"W	30.02
Pt. # 640 - Pt. # 641	N00°32'14"E	10.02
Pt. # 641 - Pt. # 642	S89°59'58"E	30.00
Pt. # 642 - Pt. # 520	S00°32'14"W	9.17

DOWNEY SUBDIVISION
REC. NO. 960336

LOT 2





2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

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

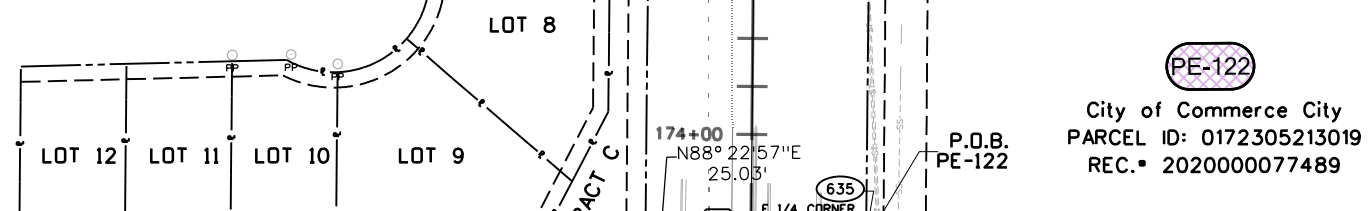
Right of Way Plans			
Plan Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/14/2025	7.01 to 7.10	7.09

TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



NE 1/4
SEC. 6
T2S R66W
6TH P.M.



City of Commerce City
PARCEL ID: 0172305213019
REC. # 2020000077489

NW 1/4
SEC. 5
T2S R66W
6TH P.M.

TE-121 RW-121
Lulu Marie Hatheway
PARCEL ID: 0172306000018
REC. # 2007000058173

PE-122 Line Table		
Line	Bearing	Distance (ft)
Pt. # 634 - Pt. # 635	N00°35'02"E	3.69
Pt. # 635 - Pt. # 636	S89°07'55"E	11.04
Pt. # 636 - Pt. # 637	S00°52'05"W	20.00
Pt. # 637 - Pt. # 633	N89°07'55"W	10.66
Pt. # 633 - Pt. # 634	N00°22'51"W	16.32

SE 1/4
SEC. 6
T2S R66W
6TH P.M.

TE-120 RW-120
THREE BARNS LLC
PARCEL ID: 0172306000019
REC. # 2018000015485

116
BUFFALO RIDGE METROPOLITAN DISTRICT THE
C/O CLIFTON LARSON ALLEN LLP
PARCEL ID: 0172305301018
REC. # 2005001262120

SW 1/4
SEC. 5
T2S R66W
6TH P.M.

TE-119 RW-119
Landing Place Church Inc.,
a Colorado nonprofit corporation
PARCEL ID: 0172306401003
REC. # 2019000045999

P.O.B.
RW-120
RW-121
TE-120
TE-121

ACCESS EASEMENT
REC. NO. 2018000073907

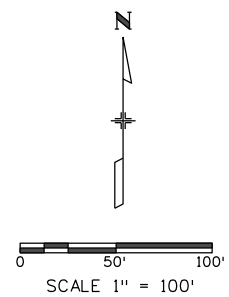
10' ACCESS EASEMENT
REC. NO. 2017000097770

10' UTILITY EASEMENT

Rc = 20.00'
Δc = 51°55'15"
Lc = 18.12'
C = 17.51'
CB = S65°40'04"E

Rc = 20.00'
Δc = 39°19'36"
Lc = 13.75'
C = 13.46'
CB = S20°02'39"E

POINT OF BEGINNING (P.O.B.) TABLE			
Pt. 204 - Pt. 529	S11°11'26"W	297.52'	RW-120/RW-121/TE-120/TE-121
Pt. 204 - Pt. 634	S89°53'54"E	60.00'	PE-122
NOTE: Pt.#204 - Quarter Corner, Sections 5 & 6, T2S, R66W of the 6th P.M.			





2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



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

Right of Way Plans			
Plan Sheet			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/19/2025	7.01 to 7.10	7.10

NE 1/4
SEC. 6
T2S R66W
6TH P.M.

123
BUFFALO RIDGE METROPOLITAN DISTRICT THE
C/O CLIFTON LARSON ALLEN LLP
PARCEL ID: 0172306101120
REC. # 2005001262140

BUFFALO RUN SUBDIVISION
FILING NO. 1
REC. NO. C0891558

TE-121 RW-121
Lulu Marie Hatheway
PARCEL ID: 0172306000018
REC. # 2007000058173

E. 117TH AVE.

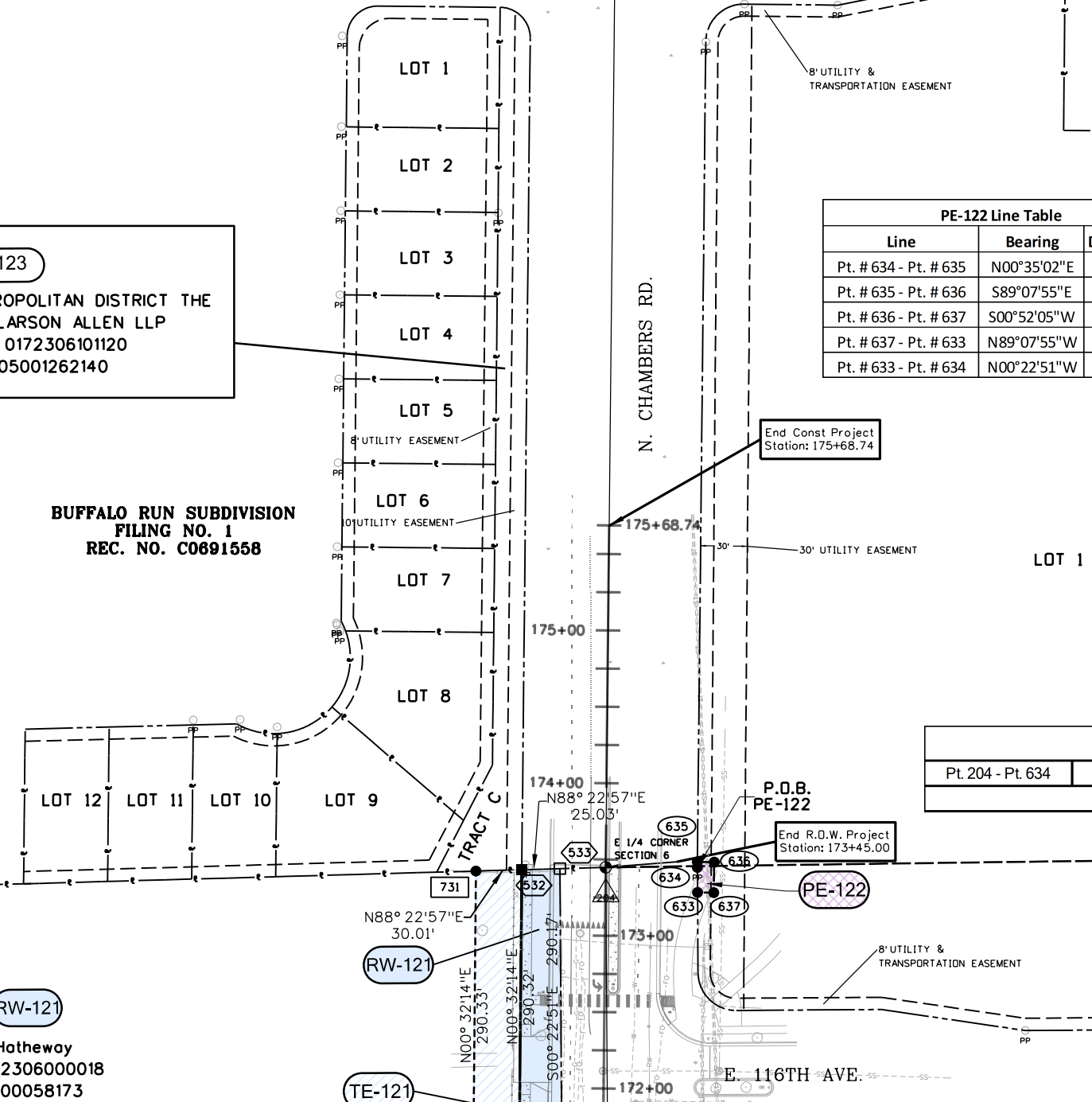
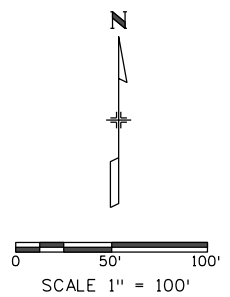
NW 1/4
SEC. 5
T2S R66W
6TH P.M.

PE-122 Line Table		
Line	Bearing	Distance (ft)
Pt. # 634 - Pt. # 635	N00°35'02"E	3.69
Pt. # 635 - Pt. # 636	S89°07'55"E	11.04
Pt. # 636 - Pt. # 637	S00°52'05"W	20.00
Pt. # 637 - Pt. # 633	N89°07'55"W	10.66
Pt. # 633 - Pt. # 634	N00°22'51"W	16.32

THE VILLAGES AT BUFFALO
RUN EAST, FILING NO. 8
REC. NO. 2015000093423

PE-122
City of Commerce City
PARCEL ID: 0172305213019
REC. # 2020000077489

POINT OF BEGINNING (P.O.B.) TABLE			
Pt. 204 - Pt. 634	S89°53'54"E	60.00'	PE-122
NOTE: Pt.#204 - Quarter Corner, Sections 5 & 6, T2S, R66W of the 6th P.M.			



RW-121

TE-121

End Const Project Station: 175+68.74

End R.O.W. Project Station: 173+45.00

P.O.B. PE-122



2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM

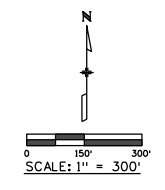
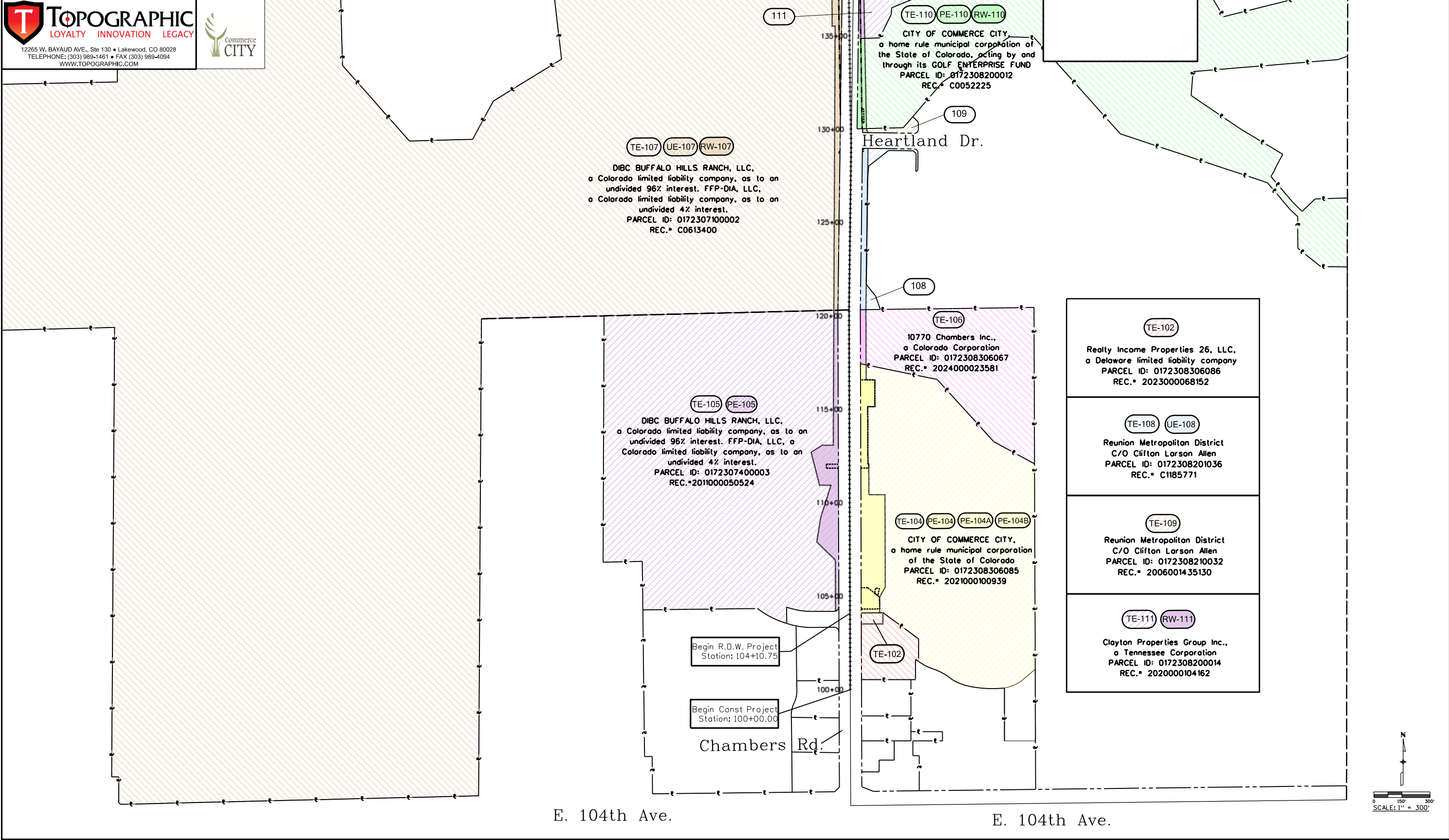


Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

Sheet Revisions		
Date	Description	Initials

Right of Way Plans			
Ownership Map			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/19/2025	8.01 to 8.02	8.01



E. 104th Ave.

E. 104th Ave.



2829 W. Howard Pl.,
Denver, CO 80204
Phone: 303-759-2368

Region 1

JAD PLS-II

TOPOGRAPHIC
LOYALTY INNOVATION LEGACY

12265 W. BAYAUD AVE., Ste 130 • Lakewood, CO 80028
TELEPHONE: (303) 989-1461 • FAX (303) 989-4094
WWW.TOPOGRAPHIC.COM



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

Right of Way Plans			
Ownership Map			
Project Number: 2022-17-PW			
Project Location: Chambers Road Widening			
E. 105th Avenue to E. 116th Avenue			
Project Code	Last Mod. Date	Subset	Sheet No.
26548	11/19/2025	8.01 to 8.02	8.02

