

# PLAT IDENTIFICATION SHEET



2003158044 2 PGS

OFFICIAL RECORDS  
DOUGLAS COUNTY CO  
CAROLE R. MURRAY  
CLERK & RECORDER  
RECORDING FEE: \$21.00  
2 PGS

# 2003158044  
10/31/2003 02:13 PM

## GRANTOR:

(owner/signer)

✓ JAMESCOMPANY, A DIVISION OF TOUSA HOMES, INC.,  
a Florida corporation

## GRANTEE:

(subdivision name or name of plat)

✓ Maher Ranch Filing No. 1, 1<sup>st</sup> Amendment  
A replat of Tract R, Maher Ranch Filing No. 1

## LEGAL:

(section-township-range)

25-7-67

# MAHER RANCH FILING NO. 1, 1ST AMENDMENT

A REPLAT OF TRACT R, MAHER RANCH FILING NO. 1  
SITUATED IN THE NORTHEAST QUARTER OF SECTION 25,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6th PRINCIPAL MERIDIAN,  
TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO

**LEGAL DESCRIPTION**

A PARCEL OF LAND BEING A PART OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TRACT R  
MAHER RANCH FILING NO. 1  
RECEPTION NO. 200292550

**CERTIFICATE OF DEDICATION AND OWNERSHIP**

THE UNDERSIGNED, BEING ALL OF THE OWNER(S) OF CERTAIN LANDS IN THE TOWN OF CASTLE ROCK, DOUGLAS COUNTY, COLORADO, DESCRIBED HEREIN, HAVE LAID OUT, PLATTED, AND SUBDIVIDED THE SAME INTO ONE LOT AND BLOCK AND EASEMENTS AS SHOWN ON THIS PLAT, UNDER THE NAME AND STYLE OF MAHER RANCH FILING NO. 1, 1ST AMENDMENT. THE UNDERSIGNED HEREBY DEDICATE TO THE TOWN OF CASTLE ROCK FOR PURPOSES OF OWNERSHIP AND MAINTENANCE ALL UTILITY EASEMENTS AS DESCRIBED AND SHOWN HEREON.

THE UNDERSIGNED HEREBY FURTHER DEDICATE TO THE PUBLIC UTILITIES AND CABLEVISION THE RIGHT TO INSTALL, MAINTAIN, AND OPERATE MAINS, TRANSMISSION LINES, SERVICE LINES, CABLE TELEVISION LINES AND APPURTENANCES TO PROVIDE SUCH UTILITY, COMMUNICATION, AND CABLE TELEVISION SERVICES WITHIN THIS SUBDIVISION, OR PROPERTY CONTIGUOUS THERETO, UNDER, ALONG, AND ACROSS PUBLIC ROADS AS SHOWN ON THIS PLAT AND ALSO UNDER, ALONG, AND ACROSS THESE UTILITY EASEMENTS AS DESCRIBED AND IDENTIFIED FOR SPECIFIC USES HEREON.

EXECUTED THIS 22<sup>ND</sup> DAY OF OCTOBER, 2003

**OWNER:**

JAMESCOMPANY, A DIVISION OF TOUSA HOMES, INC., A FLORIDA CORPORATION

By: [Signature]  
As: EVP OPERATIONS

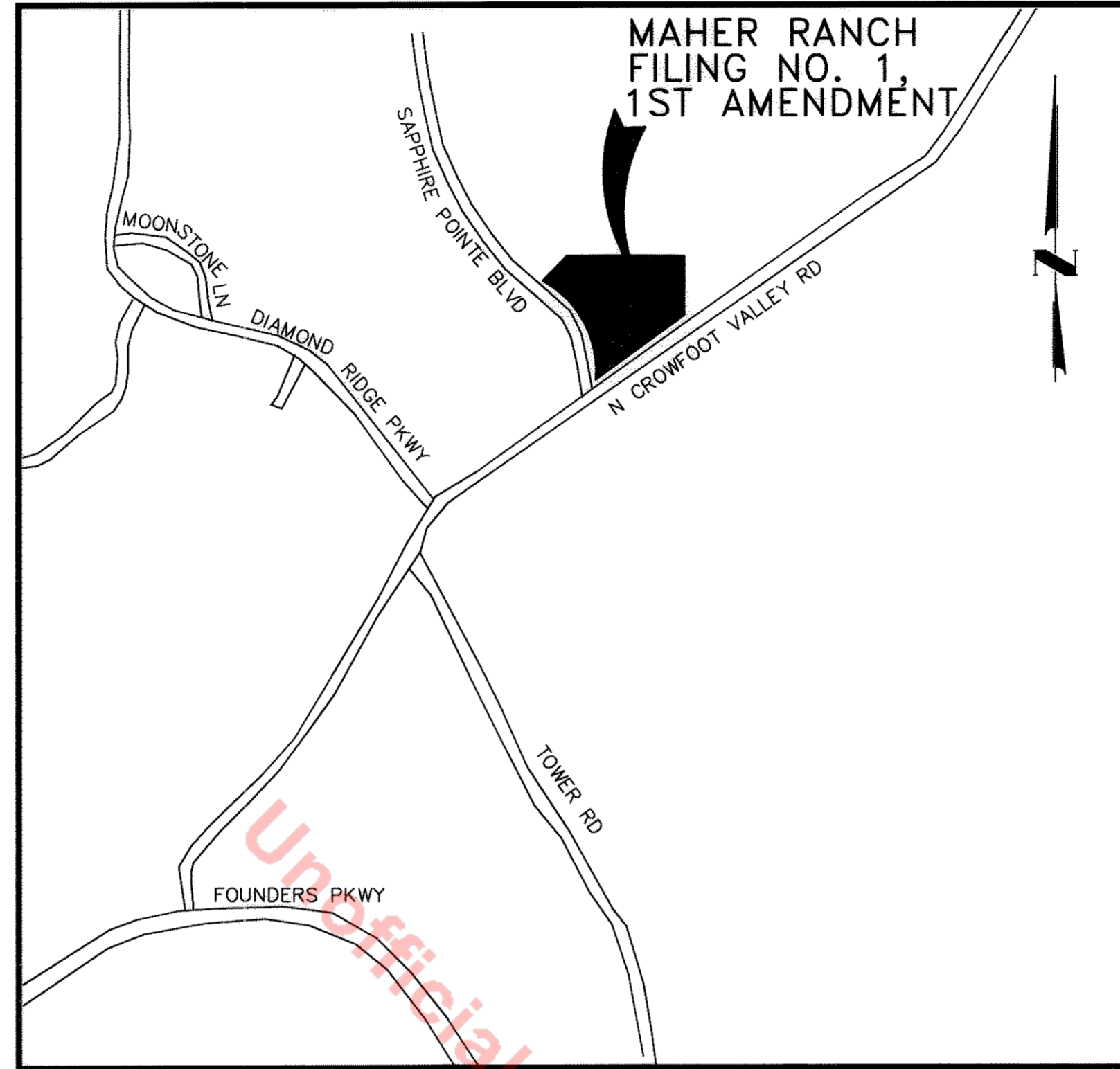
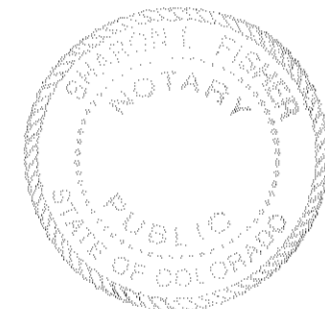
STATE OF COLORADO )  
) SS:  
COUNTY OF DOUGLAS

SUBSCRIBED AND SWORN TO BEFORE ME THIS 22<sup>ND</sup> DAY OF OCTOBER, 2003  
BY DAN WENZELAS EVP OPERATIONS, JAMES COMPANY

WITNESS MY HAND AND OFFICIAL SEAL.

[Signature]  
NOTARY PUBLIC

MY COMMISSION EXPIRES 05/26/2007



VICINITY MAP  
SCALE: 1"=1000'

**INDEX**

- 1 COVER SHEET
- 2 FINAL PLAT

**DRAINAGE MAINTENANCE**

THE TOWN OF CASTLE ROCK REQUIRES THAT MAINTENANCE ACCESS BE PROVIDED TO ALL STORM DRAINAGE FACILITIES TO ASSURE CONTINUOUS OPERATIONAL CAPABILITY OF THE SYSTEM. THE PROPERTY OWNER, SUBSEQUENT OWNERS, HEIRS, SUCCESSORS AND ASSIGNS SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL DRAINAGE FACILITIES INCLUDING, BUT NOT LIMITED TO, INLETS, PIPES, CULVERTS, CHANNELS, DITCHES, HYDRAULIC STRUCTURES, AND DETENTION BASINS LOCATED ON THIS PROPERTY UNLESS MODIFIED BY THE SUBDIVISION IMPROVEMENTS AGREEMENT. SHOULD THE OWNER FAIL TO ADEQUATELY MAINTAIN SAID FACILITIES, THE TOWN SHALL HAVE THE RIGHT TO ENTER SAID PROPERTY FOR THE PURPOSES OF OPERATION AND MAINTENANCE. ALL SUCH MAINTENANCE COSTS WILL BE ASSESSED TO THE PROPERTY OWNER, SUBSEQUENT OWNERS, HEIRS, SUCCESSORS AND ASSIGNS. THE MAINTENANCE COSTS SHALL INCLUDE ALL ACTUAL COSTS FOR LABOR, EQUIPMENT AND MATERIALS AND A 15% FEE.

**LANDSCAPE MAINTENANCE**

PURSUANT TO SECTION 17.62.080 OF THE TOWN OF CASTLE ROCK MUNICIPAL CODE, THE OWNER OF THE PROPERTY, SUBSEQUENT OWNERS, HEIRS, SUCCESSORS AND ASSIGNS SHALL BE RESPONSIBLE FOR THE PROPER MAINTENANCE OF THE AREA SUBJECT TO THE APPROVED FINAL PD SITE PLAN. LANDSCAPING WITHIN PUBLIC RIGHTS-OF-WAY IS TO BE MAINTAINED BY THE ADJACENT PRIVATE PROPERTY OWNER OR THE HOMEOWNERS ASSOCIATION, IF APPLICABLE. LANDSCAPING SHALL BE CONTINUOUSLY MAINTAINED INCLUDING NECESSARY WATERING, WEEDING, PRUNING, MOWING, PEST CONTROL, AND REPLACEMENT OF DEAD OR DISEASED PLANT MATERIAL. REPLACEMENT FOR DEAD OR DISEASED PLANT MATERIAL SHALL BE THE SAME TYPE OF PLANT MATERIAL AS SET FORTH IN THE APPROVED FINAL PD SITE PLAN; FOR EXAMPLE, A TREE MUST REPLACE A TREE, A SCRUB MUST REPLACE A SCRUB, GROUND COVER MUST REPLACE GROUND COVER, ETC. UPON WRITTEN NOTICE BY THE TOWN, THE OWNER WILL HAVE SIX (6) MONTHS TO CURE OR REPLACE DAMAGED OR DEAD LANDSCAPE MATERIAL. IN THE CASE OF DISEASED LANDSCAPE MATERIAL, A SHORTER COMPLIANCE PERIOD MAY BE SPECIFIED IN SAID NOTICE. THE TOWN OF CASTLE ROCK WATER CONSERVATION ORDINANCE REGULATES TIMES OF SEASONAL IRRIGATION AND PROHIBITS THE WASTING OF POTABLE WATER THROUGH IMPROPER IRRIGATION.

**EMERGENCY ACCESS EASEMENTS**

EMERGENCY ACCESS IS HEREBY GRANTED OVER ALL PAVED SURFACES ON THE PROPERTY.

**WATER RIGHTS DEDICATION AGREEMENT**

THE PROVISION OF MUNICIPAL WATER TO THIS SUBDIVISION IS SUBJECT TO THE TERMS AND CONDITIONS OF THE MAHER RANCH PHASE 1 ANNEXATION AND DEVELOPMENT AGREEMENT, RECORDED ON THE 28th DAY OF JULY, 2000, AT RECEPTION NUMBER 00052256.

**SIGHT DISTANCE EASEMENT RESTRICTIONS**

NO SOLID OBJECT EXCEEDING 30" IN HEIGHT ABOVE THE FLOWLINE ELEVATION OF THE ADJACENT STREET, INCLUDING BUT NOT LIMITED TO BUILDINGS, UTILITY CABINETS, WALLS, FENCES, TREES, LANDSCAPE PLANTS, CUT SLOPES AND BERMS, SHALL BE PLACED IN SIGHT DISTANCE EASEMENTS AS SHOWN ON THIS PLAT.

**GENERAL NOTES:**

1. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH TO DETERMINE OWNERSHIP OR EASEMENTS OF RECORD. FOR ALL INFORMATION REGARDING EASEMENT, RIGHTS-OF-WAY AND TITLE OF RECORD, KIRKHAM MICHAEL AND ASSOCIATES RELIED UPON COMMITMENT FOR TITLE INSURANCE ORDER NO. K063045B03 ISSUED BY FIRST AMERICAN HERITAGE TITLE COMPANY DATED JULY 15, 2003 AT 7:29 A.M.
2. ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVERED 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.
3. THIS PROPERTY LIES WITHIN ZONE X; AN AREA DETERMINED TO LIE OUTSIDE THE 500 YEAR FLOOD PLAIN PER FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER 0800500187C, SAID PANEL IS NOT PRINTED SINCE THE ENTIRE PANEL IS ZONE X; AREA OUTSIDE THE 500 YEAR FLOOD PLAIN PER THE MAP INDEX 080050 0001-0500, REVISED SEPTEMBER 30, 1987.
4. **BASIS OF BEARINGS:** THE BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN AS MONUMENTED ON THE WEST BY 3" ALUMINUM CAP STAMPED "1/4 COR. S24 S25 1996, LS 10717" AND MONUMENTED ON THE EAST BY A #6 REBAR WITH ALUMINUM CAP STAMPED "NOLTE E 1/4 S24 S25 28656" AND BEARS NORTH 89°57'30" EAST.
5. THE TOWN OF CASTLE ROCK REQUIRES THAT MAINTENANCE ACCESS BE PROVIDED TO ALL STORM DRAINAGE FACILITIES TO ASSURE CONTINUOUS OPERATIONAL CAPABILITY OF THE SYSTEM. THE PROPERTY OWNER, SUBSEQUENT OWNERS, HEIRS, SUCCESSORS AND ASSIGNS SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL DRAINAGE FACILITIES INCLUDING, BUT NOT LIMITED TO, INLETS, PIPES, CULVERTS, CHANNELS, DITCHES, HYDRAULIC STRUCTURES, AND DETENTION BASINS LOCATED ON THIS PROPERTY UNLESS MODIFIED BY THE SUBDIVISION IMPROVEMENTS AGREEMENT. SHOULD THE OWNER FAIL TO ADEQUATELY MAINTAIN SAID FACILITIES, THE TOWN SHALL HAVE THE RIGHT TO ENTER SAID PROPERTY FOR THE PURPOSES OF OPERATION AND MAINTENANCE. ALL SUCH MAINTENANCE COSTS WILL BE ASSESSED TO THE PROPERTY OWNER, SUBSEQUENT OWNERS, HEIRS, SUCCESSORS AND ASSIGNS. THE MAINTENANCE COSTS SHALL INCLUDE ALL ACTUAL COSTS FOR LABOR, EQUIPMENT AND MATERIALS AND A 15% FEE.

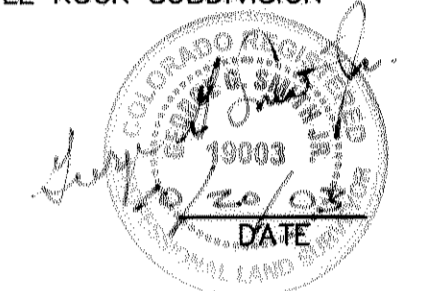
**GENERAL NOTES CONTINUED:**

6. ALL UTILITY, DRAINAGE AND EMERGENCY ACCESS EASEMENTS AS SHOWN ON THIS FINAL PLAT SHALL BE GRANTED TO THE TOWN OF CASTLE ROCK.
7. NO SOLID OBJECT EXCEEDING 30" IN HEIGHT ABOVE THE FLOWLINE ELEVATION OF THE ADJACENT STREET, INCLUDING BUT NOT LIMITED TO BUILDINGS, UTILITY CABINETS, WALLS, FENCES, TREES, LANDSCAPE PLANTINGS, CUT SLOPES AND BERMS, SHALL BE PLACED IN SIGHT DISTANCE EASEMENTS AS SHOWN ON THIS PLAT.
8. PURSUANT TO SECTION 4.2.5 OF THE TOWN OF CASTLE ROCK LANDSCAPE REGULATIONS, THE OWNER OF THE PROPERTY, SUBSEQUENT OWNERS, HEIRS, SUCCESSORS AND ASSIGNS SHALL BE RESPONSIBLE FOR THE PROPER MAINTENANCE OF THE AREA SUBJECT TO THE APPROVED FINAL PD SITE PLAN. LANDSCAPING WITHIN PUBLIC RIGHTS-OF-WAY IS TO BE MAINTAINED BY THE ADJACENT PRIVATE PROPERTY OWNER OR THE HOMEOWNERS ASSOCIATION, IF APPLICABLE. LANDSCAPING SHALL BE PLANTED AND MAINTAINED IN A NEAT, CLEAN AND HEALTHY CONDITION BY THE OWNER. THIS INCLUDES PROPER PRUNING, MOWING, WEEDING AND IRRIGATION. VIOLATION OF THESE PARAMETERS IS CONSIDERED A VIOLATION OF PRIMARY CODE. UPON WRITTEN NOTICE BY THE TOWN, AN OWNER WILL HAVE SIX (6) MONTHS TO CURE OR REPLACE DAMAGED OR DEAD LANDSCAPE MATERIAL. IN THE CASE OF DISEASED LANDSCAPE MATERIAL, A SHORTER COMPLIANCE PERIOD MAY BE SPECIFIED IN SAID NOTICE.

**SURVEYOR'S STATEMENT**

I, GEORGE G. SMITH, JR., A DULY REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THIS PLAT TRULY AND CORRECTLY REPRESENTS THE RESULTS OF A SURVEY MADE ON JUNE 30, 2003, BY ME OR UNDER MY DIRECT SUPERVISION AND THAT ALL MONUMENTS EXIST AS SHOWN HEREON; THAT MATHEMATICAL CLOSURE ERRORS ARE LESS THAN 1:50,000 (SECOND ORDER); AND THAT SAID PLAT HAS BEEN PREPARED IN FULL COMPLIANCE WITH ALL APPLICABLE LAWS OF THE STATE OF COLORADO DEALING WITH MONUMENTS, SUBDIVISIONS OR SURVEYING OF LAND AND ALL PROVISIONS, WITHIN MY CONTROL, OF THE TOWN OF CASTLE ROCK SUBDIVISION REGULATIONS.

[Signature]  
GEORGE G. SMITH, JR.  
COLORADO REGISTERED PROFESSIONAL LAND SURVEYOR #19003



**TITLE CERTIFICATE**

I, Charlie A. Matlock, BEING AN AUTHORIZED REPRESENTATIVE OF FIRST AMERICAN HERITAGE TITLE COMPANY, A TITLE INSURANCE COMPANY LICENSED TO DO BUSINESS IN THE STATE OF COLORADO, HAVE MADE AN EXAMINATION OF THE PUBLIC RECORDS AND STATE THAT ALL OWNERS, MORTGAGEES AND LIENHOLDERS OF THE PROPERTY ARE LISTED IN THE CERTIFICATE OF OWNERSHIP AND DEDICATION.

SIGNED THIS 22<sup>ND</sup> DAY OF October, 2003

[Signature]  
AUTHORIZED REPRESENTATIVE

[Signature]  
5/21/07

First American Heritage Title Co.  
TITLE INSURANCE COMPANY

**TOWN APPROVAL AND ACCEPTANCE**

ON BEHALF OF THE TOWN COUNCIL OF THE TOWN OF CASTLE ROCK, COLORADO, I HEREBY CERTIFY THAT THIS PLAT WAS APPROVED IN ACCORDANCE WITH ALL APPLICABLE REGULATIONS AND THAT THE DEDICATIONS ON THIS PLAT ARE HEREBY ACCEPTED BY THE TOWN.

ATTEST: [Signature] TOWN CLERK  
[Signature] TOWN MANAGER

**DIRECTOR OF DEVELOPMENT SERVICES APPROVAL**

THIS PLAT WAS APPROVED BY THE DIRECTOR OF DEVELOPMENT SERVICES OF THE TOWN OF CASTLE ROCK, COLORADO THIS 23<sup>RD</sup> DAY OF October, A.D., 2003

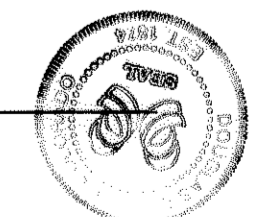
[Signature]  
DIRECTOR OF DEVELOPMENT SERVICES

**DOUGLAS COUNTY CLERK & RECORDER'S CERTIFICATE**

STATE OF COLORADO )  
) SS  
COUNTY OF DOUGLAS )

I HEREBY CERTIFY THAT THIS PLAT WAS FILED IN MY OFFICE ON THE 21<sup>ST</sup> DAY OF OCTOBER, 2003 AT 2:12 O'CLOCK P.M. AND WAS RECORDED UNDER RECEPTION NUMBER 2003169044

[Signature]  
DOUGLAS COUNTY CLERK AND RECORDER



5600 SOUTH QUEBEC STREET, SUITE 2000, GREENWOOD VILLAGE, CO 80111  
PHONE: (303) 694-2300 FAX: (303) 694-2822

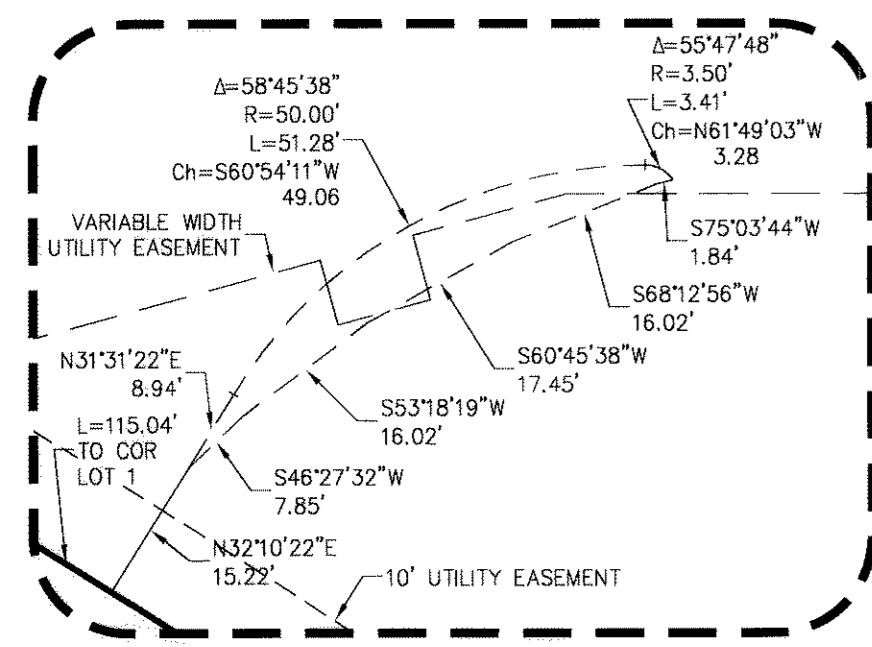
PREPARED: 8/5/03

revisions:  
revised per city comments rje 8/5/03

PLOT PATH: H:\020113\100-020113\SURVEY\PLAT\FINAL\_PLAT.DWG  
 PLOTTED: MON 10/20/03 12:10:26P BY: REBEKHEEN  
 PLOT SHEETS: 3 ex-base, 1 pro-base  
 DRAWN: 10/17/03 BY: REBEKHEEN  
 MODIFIED: 10/17/03 2:02:41P LAYOUT: Cover-sheet

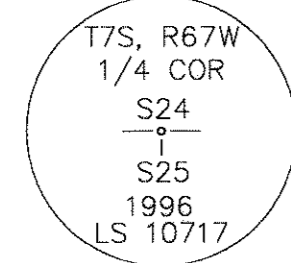
# MAHER RANCH FILING NO. 1, 1ST AMENDMENT

A REPLAT OF TRACT R, MAHER RANCH FILING NO. 1  
 SITUATED IN THE NORTHEAST QUARTER OF SECTION 25,  
 TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6th PRINCIPAL MERIDIAN,  
 TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO  
 SHEET 2 OF 2



DETAIL A  
 SIGHT DISTANCE EASEMENT  
 SCALE 1"=20'

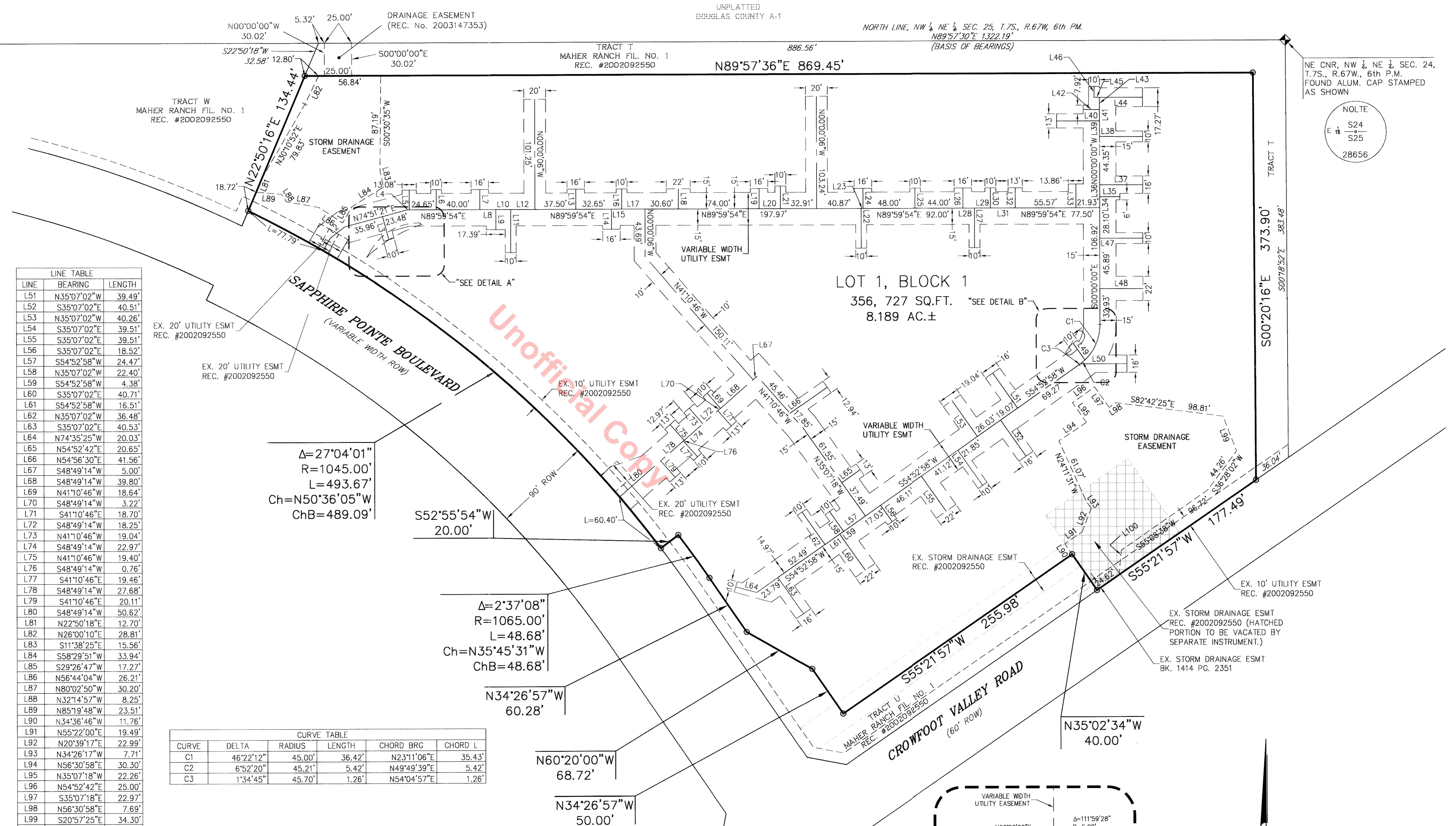
N 1/4 CNR, SEC. 25,  
 T.7S., R.67W., 6th P.M.  
 FOUND 3-1/2" ALUM. CAP  
 STAMPED AS SHOWN



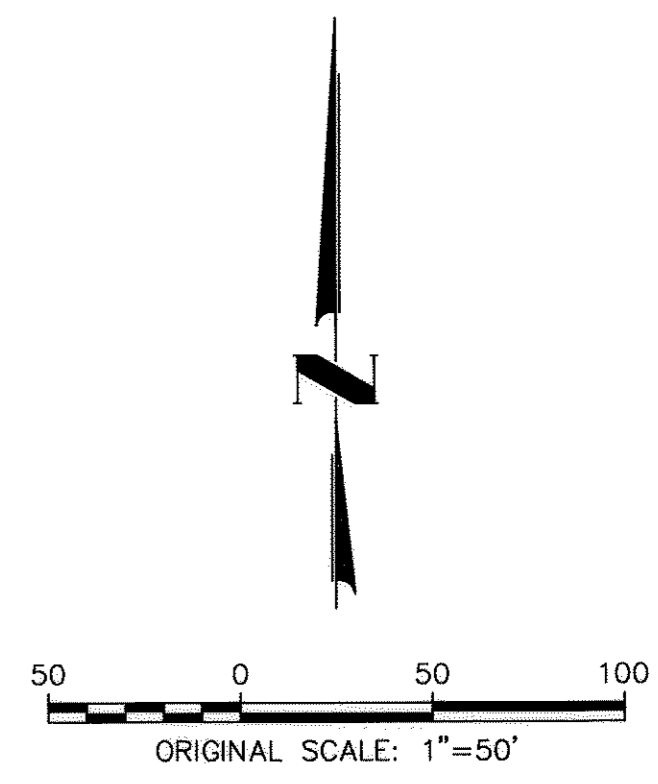
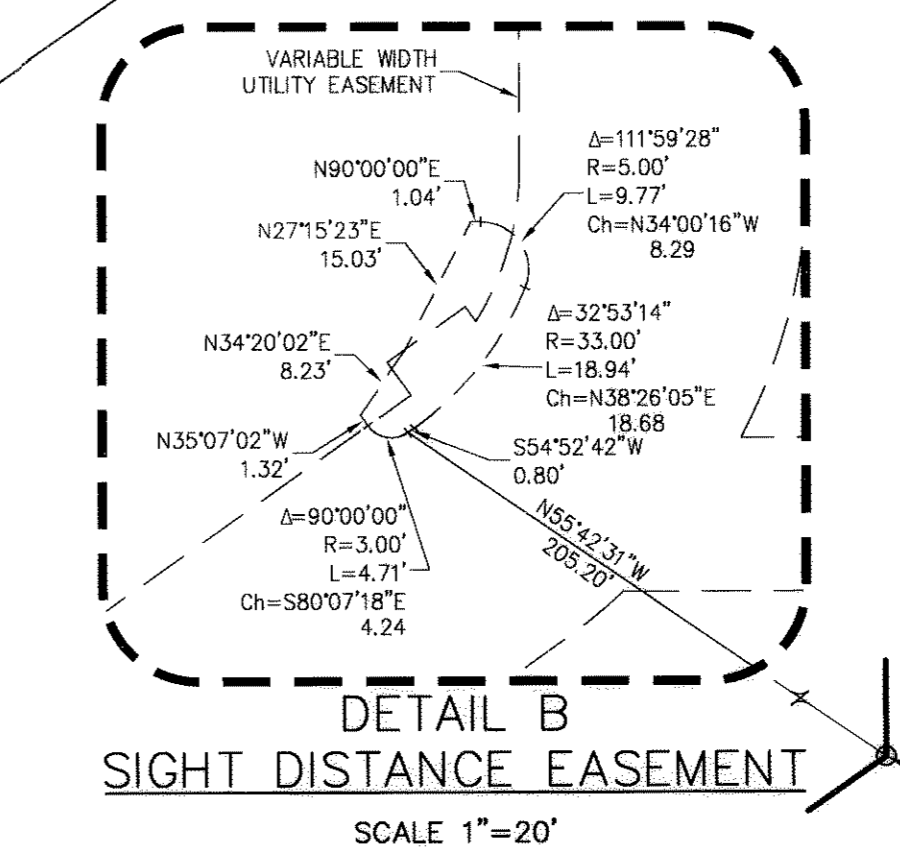
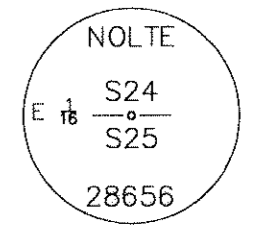
LINE	BEARING	LENGTH
L1	N29°51'21"E	12.89'
L2	N52°21'21"E	16.99'
L3	S15°08'39"E	21.97'
L4	N89°59'54"E	1.91'
L5	N00°00'06"W	18.12'
L6	N00°00'06"W	18.50'
L7	N00°00'06"W	18.50'
L8	N89°59'54"E	14.68'
L9	S00°00'06"E	18.50'
L10	N89°59'54"E	13.70'
L11	S00°00'06"E	39.57'
L12	N89°59'54"E	22.13'
L13	N00°00'06"W	18.50'
L14	S00°00'06"E	18.50'
L15	N89°59'54"E	9.36'
L16	N00°00'06"W	18.50'
L17	N89°59'54"E	21.40'
L18	N00°00'06"W	18.50'
L19	N00°00'06"W	18.50'
L20	N89°59'54"E	19.59'
L21	N00°00'06"W	20.75'
L22	S00°00'06"E	36.50'
L23	N89°59'54"E	1.63'
L24	N00°00'06"W	18.50'
L25	N00°00'06"W	18.50'
L26	N00°00'06"W	18.50'
L27	S00°00'06"E	36.50'
L28	N89°59'54"E	10.58'
L29	N89°59'54"E	14.67'
L30	N00°00'06"W	18.50'
L31	N89°59'54"E	22.75'
L32	N00°00'06"W	18.50'
L33	N00°00'06"W	21.83'
L34	N00°00'06"W	10.01'
L35	N90°00'00"E	18.50'
L36	N00°00'06"W	11.00'
L37	N90°00'00"E	39.50'
L38	N90°00'00"E	39.50'
L39	N00°00'06"W	14.42'
L40	S90°00'00"W	39.37'
L41	N00°00'06"W	10.46'
L42	S90°00'00"W	15.00'
L43	N00°00'06"W	11.14'
L44	N90°00'00"E	39.50'
L45	S90°00'00"W	5.00'
L46	N00°00'06"W	9.92'
L47	N90°00'00"E	39.50'
L48	N90°00'00"E	39.50'
L49	N35°07'17"W	18.77'
L50	S90°00'00"E	42.85'

LINE	BEARING	LENGTH
L51	N35°07'02"W	39.49'
L52	S35°07'02"E	40.51'
L53	N35°07'02"W	40.26'
L54	S35°07'02"E	39.51'
L55	S35°07'02"E	39.51'
L56	S35°07'02"E	18.52'
L57	S54°52'58"W	24.47'
L58	N35°07'02"W	22.40'
L59	S54°52'58"W	4.38'
L60	S35°07'02"E	40.71'
L61	S54°52'58"W	16.51'
L62	N35°07'02"W	36.48'
L63	S35°07'02"E	40.53'
L64	N74°35'25"W	20.03'
L65	N54°52'42"E	20.65'
L66	N54°56'30"E	41.56'
L67	S48°49'14"W	5.00'
L68	S48°49'14"W	39.80'
L69	N41°10'46"W	18.64'
L70	S48°49'14"W	3.22'
L71	S41°10'46"E	18.70'
L72	S48°49'14"W	18.25'
L73	N41°10'46"W	19.04'
L74	S48°49'14"W	22.97'
L75	N41°10'46"W	19.40'
L76	S48°49'14"W	0.76'
L77	S41°10'46"E	19.46'
L78	S48°49'14"W	27.68'
L79	S41°10'46"E	20.11'
L80	S48°49'14"W	50.62'
L81	N22°50'18"E	12.70'
L82	N26°00'10"E	28.81'
L83	S11°38'25"E	15.56'
L84	S58°29'51"W	33.94'
L85	S29°26'47"W	17.27'
L86	N56°44'04"W	26.21'
L87	N80°02'50"W	30.20'
L88	N32°14'57"W	8.25'
L89	N85°19'48"W	23.51'
L90	N34°36'46"W	11.76'
L91	N55°22'00"E	19.49'
L92	N20°39'17"E	22.99'
L93	N34°26'17"W	7.71'
L94	N56°30'58"E	30.30'
L95	N35°07'18"W	22.26'
L96	N54°52'42"E	25.00'
L97	S35°07'18"E	22.97'
L98	N56°30'58"E	7.69'
L99	S20°57'25"E	34.30'
L100	S05°39'06"W	22.67'

CURVE	DELTA	RADIUS	LENGTH	CHORD BRG	CHORD L
C1	46°22'12"	45.00'	36.42'	N23°11'06"E	35.43'
C2	6°52'20"	45.21'	5.42'	N49°49'39"E	5.42'
C3	1°34'45"	45.70'	1.26'	N54°04'57"E	1.26'



NE CNR, NW 1/4, NE 1/4, SEC. 24,  
 T.7S., R.67W., 6th P.M.  
 FOUND ALUM. CAP STAMPED  
 AS SHOWN



LEGEND:  
 SET #5 REBAR WITH PLASTIC CAP  
 PLS 19003

**KIRKHAM MICHAEL**  
 CONSULTING ENGINEERS  
 5600 SOUTH QUEBEC STREET, SUITE 2000, GREENWOOD VILLAGE, CO 80111  
 PHONE: (303) 694-2300 FAX: (303) 694-2822

PREPARED: 8/5/03  
 revisions:  
 revised per city comments rje 8/5/03

PLOT PATH: H:\020103\DD-020103\SURVEY\PLAT\FINAL PLAT.DWG  
 PLOTTED: MON 10/20/03 12:06:53P  
 BY: REDERVEEN  
 D:\XREFS: H:\020103\DD-020103\SURVEY\PLAT\FINAL PLAT.DWG  
 MODIFIED: FRI 10/17/03 2:02:41P  
 LAYOUT: Sheet\_2