

move this to the second line of the Title

Resubdivision

Colliers: The titleblock has been changed to Filing No. 9, labeled as a resubdivision, and the filing number has been put on its own line.

A PLAT AMENDMENT OF LOTS 1, 2 AND 3, BLOCK 1, PORTEOS SUBDIVISION FILING NO. 6 IN THE NORTHWEST QUARTER OF SECTION 9 , TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO

SHEET 1 OF 9

LAND DESCRIPTION

A PARCEL OF LAND BEING ALL OF LOT 1, LOT 2 AND LOT 3, BLOCK 1, PORTEOS FILING NO. 6 AS RECORDED UNDER RECEPTION NO. 202200085169 IN THE ADAMS COUNTY CLERK AND RECORDERS OFFICE SITUATED IN THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 9, THENCE S00°27'03"E, ALONG THE EAST LINE OF SAID NORTHWEST QUARTER, 108.01 FEET TO THE POINT OF BEGINNING;

THENCE S00°27'03"E, ALONG SAID EAST LINE OF SAID LOTS 2 AND 3, 2145.48 FEET;

THENCE ALONG THE SOUTH LINE OF SAID LOT 2, S89°57'03"W, 2646.94 FEET;

THENCE ALONG THE WEST LINES OF SAID LOTS 1 AND 2, N00°19'51"W, 2121.50' FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET, AND A LONG CHORD BEARING N44°53'15"E, 35.49 FEET;

THENCE ALONG SAID CURVE TO THE RIGHT 39.46 FEET, THROUGH A CENTRAL ANGLE OF 90°26'2";

THENCE S89°53'29"E, 60.04 FEET;

THENCE N00°06'23"E, 6.00 FEET;

THENCE S89°53'32"E, 2557.21 TO THE POINT OF BEGINNING;

CONTAINING 5,682,912 SQUARE FEET OR 130.461 ACRES, MORE OR LESS, 682

is this 02" or 20"

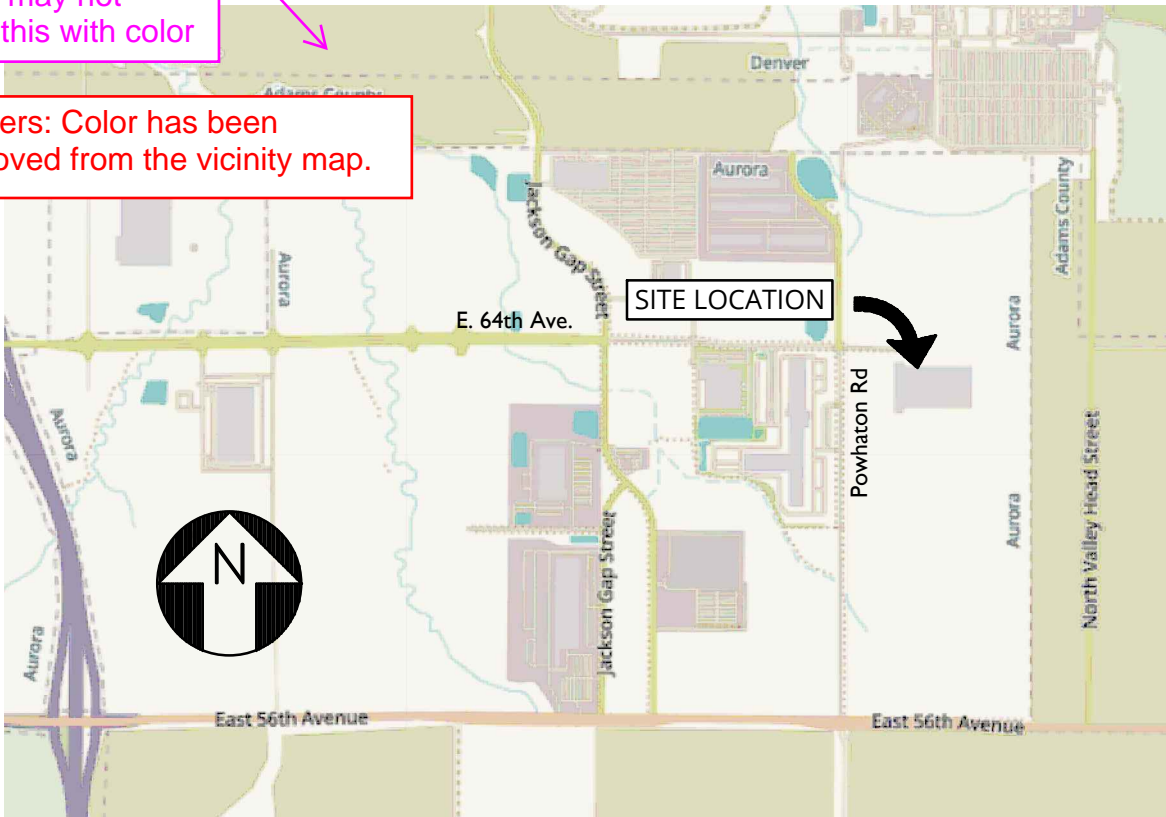
Colliers: The 02" has been corrected to 21" to match the linework. The 682 was erroneous and has been removed.

NOTES

- RIGHT-OF-WAY FOR INGRESS AND EGRESS FOR SERVICE AND EMERGENCY VEHICLES IS GRANTED OVER, ACROSS, ON, AND THROUGH ANY AND ALL PRIVATE ROADS, WAYS, AND FIRE LANES NOW OR HEREAFTER ESTABLISHED ON THE DESCRIBED PROPERTY. THE SAME ARE HEREBY DESIGNATED AS FIRE LANES AND EMERGENCY AND SERVICE VEHICLE ROADS, AND SHALL BE POSTED "NO PARKING - FIRE LANE".
- BASIS OF BEARINGS: BEARINGS ARE BASED UPON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 9, T.03S. R.65W. AS BEARING S 89°53'32" E. BETWEEN THE NORTHWEST CORNER OF SECTION 9 BEING A FOUND 3.25" ALUMINUM CAP STAMPED: "PSCO, 1993, PLS 19607," 0.8' BELOW SURFACE, IN RANGE BOX, AND THE NORTH QUARTER CORNER OF SECTION 9 BEING A FOUND 3.25" ALUMINUM CAP 0.8' BELOW SURFACE IN A PLOWED FIELD, STAMPED:"CITY OF AURORA, 2008, PLS 23527." PROJECT COORDINATES ARE MODIFIED COLORADO STATE PLANE CENTRAL ZONE 83(1992) COORDINATES PER COA'S MAP BOOK 94Y.
- THE EASEMENT AREA WITHIN EACH LOT OR TRACT IS TO BE CONTINUOUSLY MAINTAINED BY THE OWNER OF THE LOT OR TRACT EXCEPTING THE CITY OF AURORA FROM SUCH RESPONSIBILITY. ANY STRUCTURES INCONSISTENT WITH THE USE GRANTED IN THE EASEMENT ARE PROHIBITED.
- ALL OWNERS OF LOTS ADJACENT TO EAST 64TH AVENUE. AND POWHATON ROAD SHALL BE REQUIRED TO COMPLY WITH REQUIREMENTS OF THE AURORA CITY CODE RESTRICTING THE ABILITY TO BUILD A FENCE ALONG THOSE STREETS OR THE TYPES AND SIZES OF FENCES THAT CAN BE BUILT ALONG THOSE STREETS.
- UNITS: ALL DIMENSIONS SHOWN HEREON ARE IN U.S. SURVEY FEET. ALL BEARINGS SHOWN HERE ON ARE IN DEGREE-MINUTES-SECONDS.
- THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY COLLIERS ENGINEERING & DESIGN TO DETERMINE OWNERSHIP OR EASEMENTS OF RECORD. FOR ALL INFORMATION REGARDING EASEMENTS, RIGHTS-OF-WAY AND TITLE OF RECORD, COLLIERS ENGINEERING & DESIGN RELIED UPON THE COMMITMENT FOR TITLE INSURANCE ORDER NUMBER 00502920-201-T21-ES, ISSUED BY CHICAGO TITLE INSURANCE COMPANY AND HAVING AN EFFECTIVE DATE OF MARCH 5, 2024
- THE OWNERS OR OCCUPANTS OF THE LANDS HEREIN DESCRIBED SHALL HAVE NO RIGHT OR CAUSE OF ACTION, EITHER IN LAW OR IN EQUITY, FOR DAMAGES OR INJURY TO ANY PERSON OR PROPERTY ARISING OUT OF OR RESULTING DIRECTLY OR INDIRECTLY, FROM THE OVERFLIGHT OF AIRCRAFT, OR FOR DAMAGES OR INJURY TO ANY PERSON OR PROPERTY RESULTING FROM ANY NOISE, NUISANCE, VIBRATIONS OF ANY KIND OR DESCRIPTION RESULTING, DIRECTLY OR INDIRECTLY, FROM AIRCRAFT OVERFLIGHTS PROVIDED, THAT NOTHING CONTAINED IN THE FOREGOING EASEMENT SHALL DIVEST THE OWNERS OR OCCUPANTS, THEIR HEIRS, SUCCESSORS ADMINISTRATORS OR ASSIGNS, OF ANY RIGHT OR CAUSE OF ACTION FOR DAMAGES TO ANY PERSON OR PROPERTY RESULTING FROM THE NEGLIGENT OPERATION OF AIRCRAFT OVERFLIGHTS OVER THE DESCRIBED PREMISES AT ANY ALTITUDE ABOVE GROUND LEVEL.
- 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.
- CONFLICTING BOUNDARY EVIDENCE WAS FOUND DURING THIS SURVEY NEAR NORTHEAST CORNER SECTION 9 AS NOTED, FOUND CONFLICTING MONUMENT 9.15' SOUTH, 3.25" ALUMINUM CAP STAMPED: "REAMS & PATTERSON LS 13239."
- NON-EXCLUSIVE SIDEWALK EASEMENTS ARE HEREBY GRANTED TO THE CITY OF AURORA FOR THE PURPOSE OF MAINTAINING, RECONSTRUCTING, CONTROLLING AND USING SUCH SIDEWALKS TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS, PROVIDED THE CITY SHALL NOT INTERFERE WITH ANY OTHER STRUCTURES OR IMPROVEMENTS

be Advised that the County may not accept this with color

Colliers: Color has been removed from the vicinity map.



VICINITY MAP
 1"= 2000'

OWNER (LOT 1): AOZI – AURORA BUILDING I, LLC AN INDIANA LIMITED LIABILITY COMPANY. BY: AMBROSE PROPERTY GROUP, LLC AN INDIANA LIMITED LIABILITY COMPANY. ITS MANAGER.

SIGNATURE
 GRANT GOLDMAN
 PRINT NAME
 AUTHORIZED REPRESENTATIVE
 PRINT TITLE
 NOTARIAL: STATE OF INDIANA)
 COUNTY OF _____)
 THE FORGONG INSTRUMENT WAS ACKNOWLEDGE BEFORE ME THIS ____ DAY OF _____, 20__ BY _____ AS _____ OF AOZI – AURORA BUILDING I, LLC AN INDIANA LIMITED LIABILITY COMPANY
 WITNESS MY HAND AND OFFICIAL SEAL
 NOTARY PUBLIC _____
 MY COMMISSION EXPIRES _____

OWNER (LOT 2): AOZI – AURORA BUILDING II, LLC AN INDIANA LIMITED LIABILITY COMPANY. BY: AMBROSE PROPERTY GROUP, LLC AN INDIANA LIMITED LIABILITY COMPANY. ITS MANAGER.

SIGNATURE
 GRANT GOLDMAN
 PRINT NAME
 AUTHORIZED REPRESENTATIVE
 PRINT TITLE
 NOTARIAL: STATE OF INDIANA)
 COUNTY OF _____)
 THE FORGONG INSTRUMENT WAS ACKNOWLEDGE BEFORE ME THIS ____ DAY OF _____, 20__ BY _____ AS _____ OF AOZI – AURORA BUILDING II, LLC AN INDIANA LIMITED LIABILITY COMPANY
 WITNESS MY HAND AND OFFICIAL SEAL
 NOTARY PUBLIC _____
 MY COMMISSION EXPIRES _____

OWNER (LOT 3): ACP DIA 1287 INVESTORS, LLC, A COLORADO LIMITED LIABILITY COMPANY BY: PORTEOS HOLDINGS, LLC, AN ARIZONA LIMITED LIABILITY COMPANY, ITS SOLE MEMBER

BY: A&C PROPERTIES, INC. AN ARIZONA CORPORATION, ITS MANAGER

SIGNATURE
 WILLIAM P. WICHTERMAN
 PRINT NAME
 VICE PRESIDENT
 PRINT TITLE
 NOTARIAL: STATE OF COLORADO)
 COUNTY OF _____)
 THE FORGONG INSTRUMENT WAS ACKNOWLEDGE BEFORE ME THIS ____ DAY OF _____, 20__ BY _____ AS _____ OF ACP DIA 1287 INVESTORS, LLC, A COLORADO LIMITED LIABILITY COMPANY
 WITNESS MY HAND AND OFFICIAL SEAL
 NOTARY PUBLIC _____
 MY COMMISSION EXPIRES _____

COVENANTS:

THE UNDERSIGNED OWNERS, FOR THEMSELVES, THEIR HEIRS, SUCCESSORS AND ASSIGNS, COVENANT AND AGREE WITH THE CITY OF AURORA; NO STRUCTURE CONSTRUCTED ON ANY PORTION OF THE PLATTED LAND SHOWN HEREIN SHALL BE OCCUPIED OR USED UNLESS AND UNTIL ALL PUBLIC IMPROVEMENTS, AS DEFINED BY CHAPTER 146 OF THE CITY CODE OF AURORA, COLORADO, ARE IN PLACE AND ACCEPTED BY THE CITY OR CASH FUNDS OR OTHER SECURITY FOR THE SAME ARE ESCROWED WITH THE CITY OF AURORA AND A CERTIFICATE OF OCCUPANCY HAS BEEN ISSUED BY THE CITY;

ALL ELECTRICAL, COMMUNITY UTILITY LINES AND SERVICES, AND STREET LIGHTING CIRCUITS, EXCEPT AS PROVIDED IN SECTION 126-505 OF THE CITY CODE AS THE SAME MAY BE AMENDED FROM TIME TO TIME, SHALL BE INSTALLED UNDERGROUND;

ALL CROSSINGS OR ENCROACHMENTS, INCLUDING BUT NOT LIMITED, TO PRIVATE LANDSCAPE IRRIGATION SYSTEMS, UNDERDRAINS, OR PRIVATE UTILITIES INTO EASEMENTS OWNED BY THE CITY OF AURORA ARE ACKNOWLEDGED BY THE UNDERSIGNED AS BEING SUBJECT TO THE CITY OF AURORA'S USE AND OCCUPANCY OF SAID EASEMENTS AND RIGHTS-OF-WAY. THE UNDERSIGNED, THEIR SUCCESSORS AND ASSIGNS, HEREBY AGREE TO INDEMNIFY AND HOLD HARMLESS THE CITY OF AURORA FOR ANY LOSS, DAMAGE, OR REPAIR TO PRIVATE LANDSCAPE IRRIGATION SYSTEMS, UNDERDRAINS, OR PRIVATE UTILITIES THAT MAY RESULT FROM THE CITY OF AURORA'S USE AND OCCUPANCY OR EXERCISE OF ITS RIGHTS IN SAID EASEMENTS AND RIGHTS OF WAY. THE UNDERSIGNED, ITS SUCCESSORS AND ASSIGNS, FURTHER AGREES TO REMOVE, REPAIR, REPLACE, RELOCATE, MODIFY, OR OTHERWISE ADJUST SAID PRIVATE LANDSCAPE IRRIGATION SYSTEMS, UNDERDRAINS, PRIVATE DETENTION POND AND DRAINAGE FEATURES, OR PRIVATE UTILITIES UPON REQUEST FROM THE CITY OF AURORA AND AT NO EXPENSE TO THE CITY OF AURORA.

CITY OF AURORA APPROVALS:

THE FOREGOING INSTRUMENT IS APPROVED FOR FILING AND CONVEYANCE OF STREETS AND EASEMENTS AS SHOWN HEREON AND IS ACCEPTED BY THE CITY OF AURORA, COLORADO, THIS ____ DAY OF _____, 20__ AD, SUBJECT TO THE CONDITION THAT THE CITY SHALL UNDERTAKE MAINTENANCE OF ANY SUCH STREETS ONLY AFTER CONSTRUCTION HAS BEEN COMPLETED BY THE SUBDIVIDER TO CITY OF AURORA SPECIFICATIONS

CITY ENGINEER
 DATE

PLANNING DIRECTOR
 DATE

SURVEYORS STATEMENT:

I, DOUGLAS H. ORT III, A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF

COLORADO DO HEREBY CERTIFY I WAS IN RESPONSIBLE CHARGE OF THE SURVEY WORK USED IN THE PREPARATION OF THIS PLAT; THE POSITIONS OF THE PLATTED POINTS SHOWN HEREON HAVE AN ACCURACY OF NOT LESS THAN ONE (1) FOOT IN TEN THOUSAND (10,000) FEET PRIOR TO ADJUSTMENTS; AND ALL BOUNDARY MONUMENTS AND CONTROL CORNERS SHOWN HEREON WERE IN PLACE AS DESCRIBED ON MARCH 01, 2024. I FURTHER CERTIFY THAT THE INFORMATION CONTAINED HEREIN IS ACCURATE AND IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE TO MY KNOWLEDGE, INFORMATION AND BELIEF. THIS CERTIFICATION IS NOT A GUARANTY OR WARRANTY, EITHER EXPRESSED OR IMPLIED.

DOUGLAS H. ORT III, PLS 37066
 FOR AND ON BEHALF OF COLLIERS ENGINEERING AND DESIGN, D.B.A. MASER CONSULTING.

COLLIERS ENGINEERING & DESIGN
 www.colliersengineering.com

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 7110 West Jefferson Ave., Suite 100
 Lakewood, CO 80235
 Phone: 303.731.6216 • Fax: 303.632.2445

A PLAT AMENDMENT OF LOTS 1, 2 AND 3, BLOCK 1, ORTEOS SUBDIVISION FILING NO. 6
IN THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO
SHEET 2 OF 9

LEGEND

- SECTION CORNER AS DESCRIBED
- FOUND 1.25" YELLOW PLASTIC CAP PLS 38412 ON 24" #5 REBAR (TYP)

Resubdivision

Colliers: The titleblock has been changed to Filing No. 9, labeled as a resubdivision, and the filing number has been put on its own line.

Is this the P.O.C.?

Colliers: Point of Commencement callout has been removed from the NW corner and remains on the north quarter corner callout.

P.O.C.

Advisory Comment: Add the Rcpt. numbers for all the existing easements shown on the plat

Colliers: Reception numbers have not been shown since all easements are being vacated prior to plat approval.

Colliers: Comma has been removed from the easement callout.

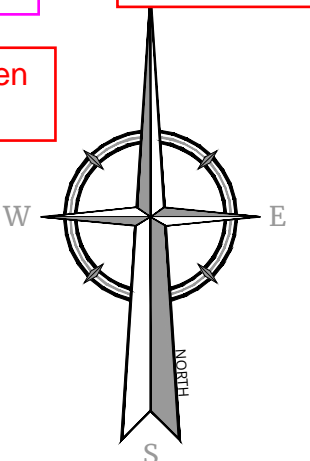
Colliers: Details I and O have been excluded on purpose due to their visual similarity to numbers, especially when combined with reference sheet numbers.

PARCEL 0181900000177 (UNPLATTED)

add monument here to break up the distance longer than 1400'

Colliers: Monument has been set and shown in the plat.

Colliers: This line has been removed.



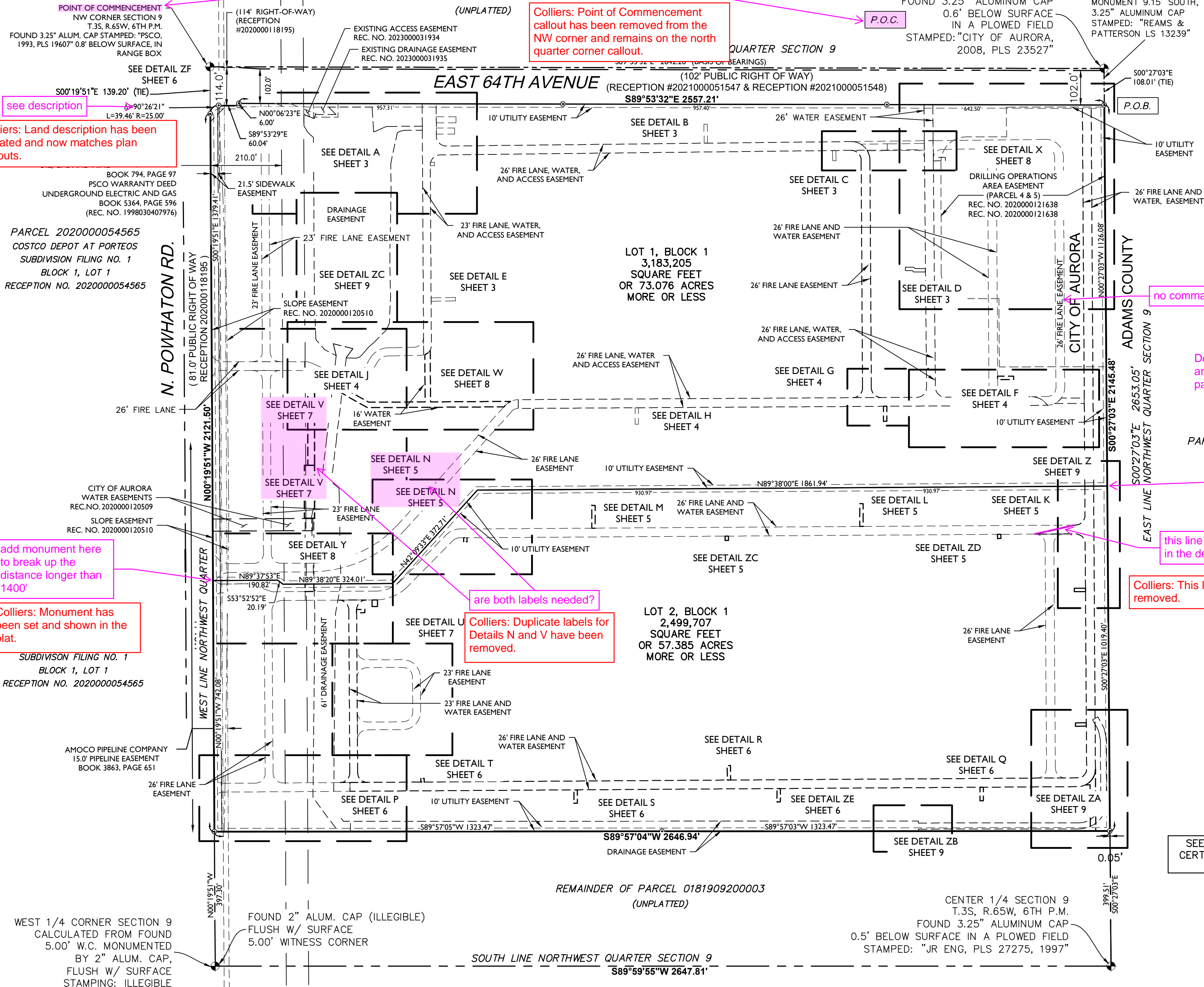
SEE COVER PAGE FOR SURVEYOR'S CERTIFICATION, SEAL, SIGNATURE AND GENERAL NOTES.

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Colliers: Land description has been updated and now matches plan callouts.

BOOK 794, PAGE 97
 PSCO WARRANTY DEED
 UNDERGROUND ELECTRIC AND GAS
 BOOK 5364, PAGE 596
 (REC. NO. 1998030407976)

PARCEL 2020000054565
 COSTCO DEPOT AT ORTEOS
 SUBDIVISION FILING NO. 1
 BLOCK 1, LOT 1
 RECEPTION NO. 2020000054565

add monument here to break up the distance longer than 1400'

Colliers: Monument has been set and shown in the plat.

SUBDIVISION FILING NO. 1
 BLOCK 1, LOT 1
 RECEPTION NO. 2020000054565

AMOCO PIPELINE COMPANY
 15.0' PIPELINE EASEMENT
 BOOK 3863, PAGE 651

WEST 1/4 CORNER SECTION 9
 CALCULATED FROM FOUND
 5.00' W.C. MONUMENTED
 BY 2" ALUM. CAP,
 FLUSH W/ SURFACE
 STAMPING: ILLEGIBLE

FOUND 2" ALUM. CAP (ILLEGIBLE)
 FLUSH W/ SURFACE
 5.00' WITNESS CORNER

SOUTH LINE NORTHWEST QUARTER SECTION 9
 S89°59'55"W 2647.81'

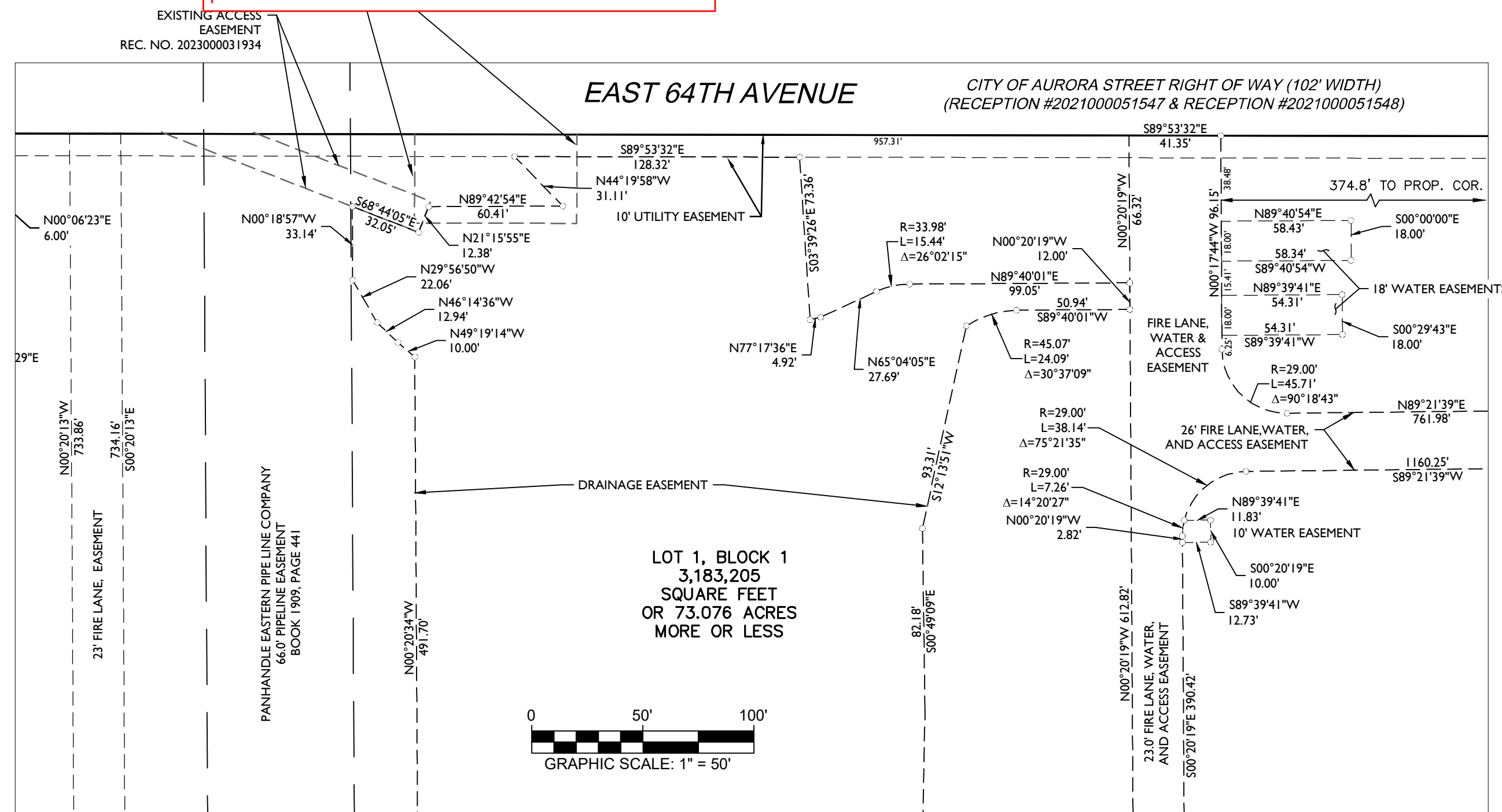
REMAINDER OF PARCEL 0181909200003 (UNPLATTED)

CENTER 1/4 SECTION 9
 T.3S, R.65W, 6TH P.M.
 FOUND 3.25" ALUMINUM CAP
 0.5' BELOW SURFACE IN A PLOWED FIELD
 STAMPED: "JR ENG, PLS 27275, 1997"

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CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO
SHEET 3 OF 9

Resubdivision

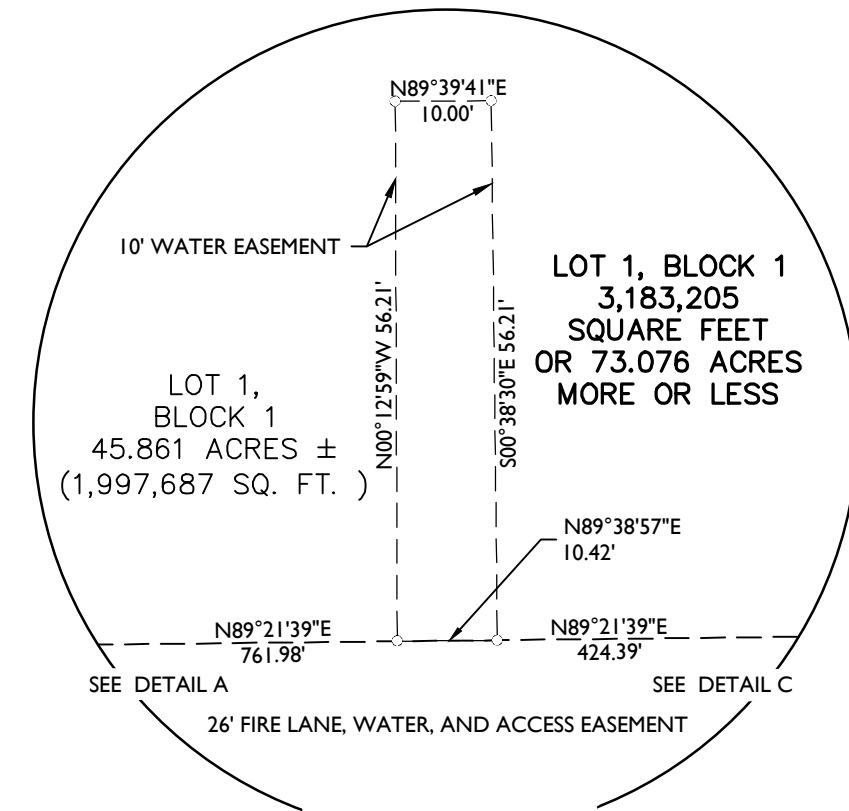
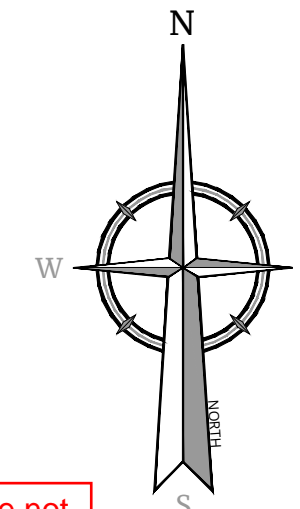
Colliers: The titleblock has been changed to Filing No. 9, labeled as a resubdivision, and the filing number has been put on its own line.



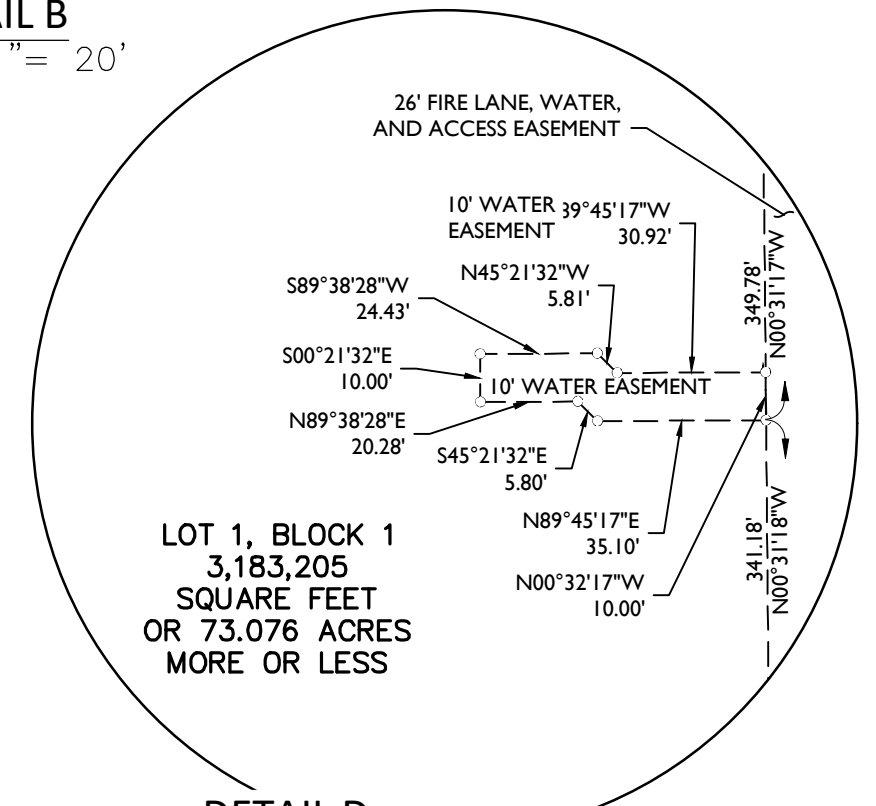
DETAIL A
 SCALE: 1" = 50'

Advisory Comment: Add the Rcpt. numbers for all the existing easements shown on the plat

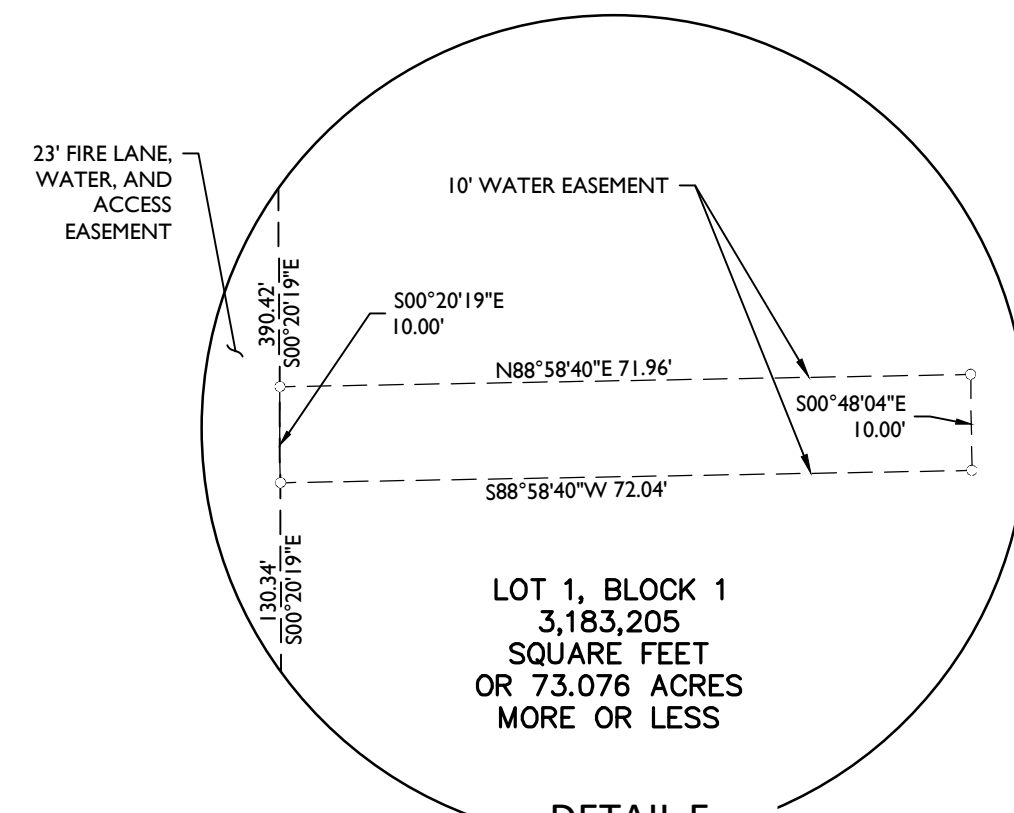
Colliers: Reception numbers have not been shown since all easements are being vacated prior to plat approval.



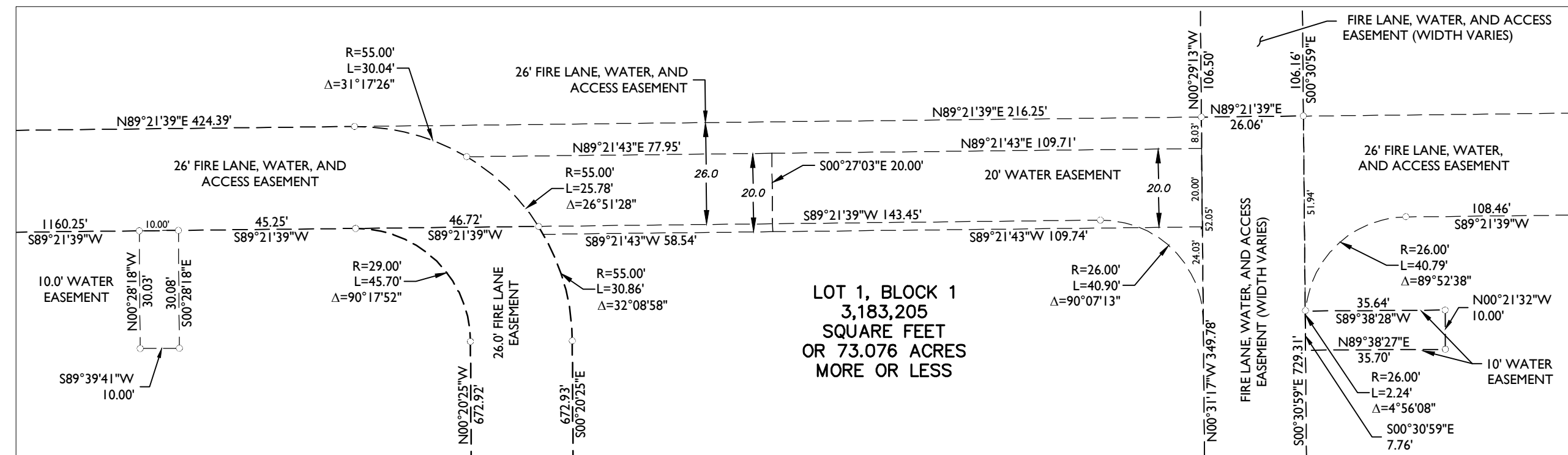
DETAIL B
 SCALE: 1" = 20'



DETAIL D
 SCALE: 1" = 40'



DETAIL E
 SCALE: 1" = 20'



DETAIL C
 SCALE: 1" = 30'

add Bar Scales for the details (typ.)

Colliers: Graphical scales have been added to all details. Where multiple details have the same scale, a single scale bar has been placed to keep the plans from getting too busy.

SEE COVER PAGE FOR SURVEYOR'S CERTIFICATION, SEAL, SIGNATURE AND GENERAL NOTES.

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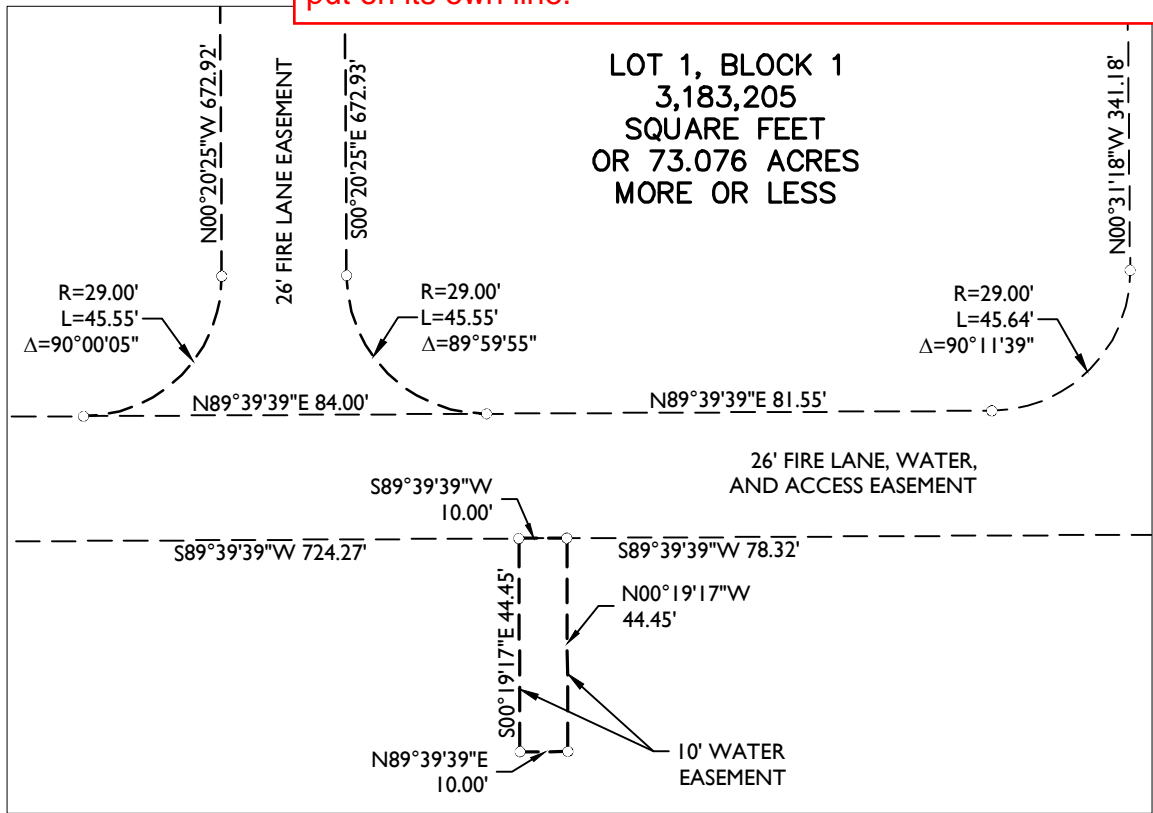
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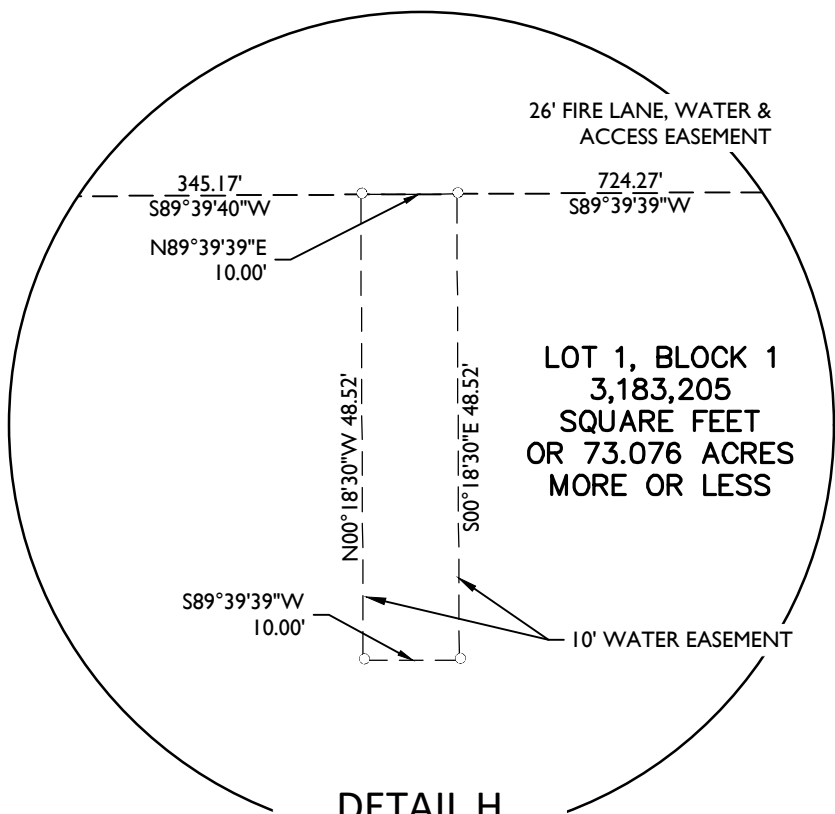
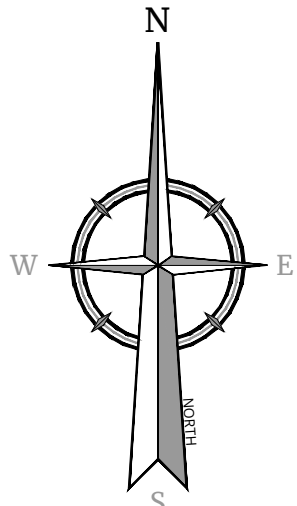
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IN THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO
SHEET 4 OF 9

Resubdivision

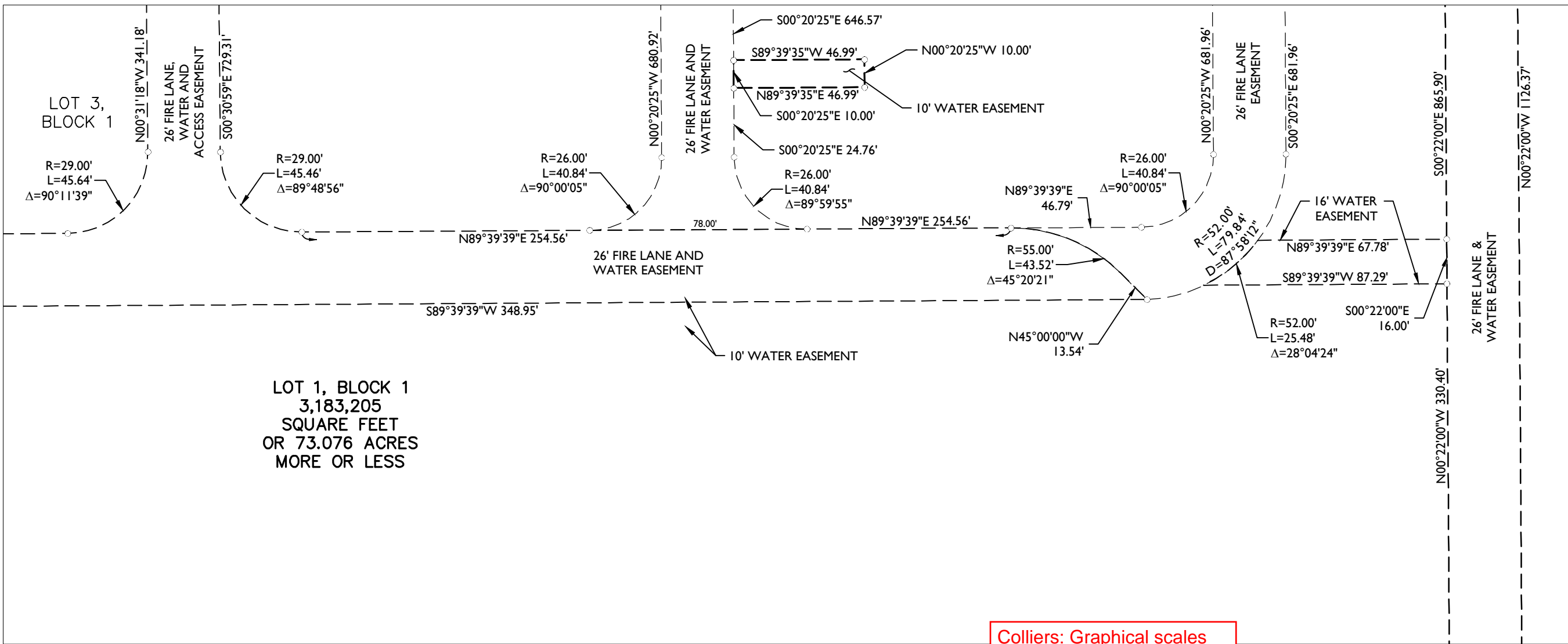
Colliers: The titleblock has been changed to Filing No. 9, labeled as a resubdivision, and the filing number has been put on its own line.



DETAIL G
SCALE: 1" = 40'



DETAIL H
SCALE: 1" = 20'



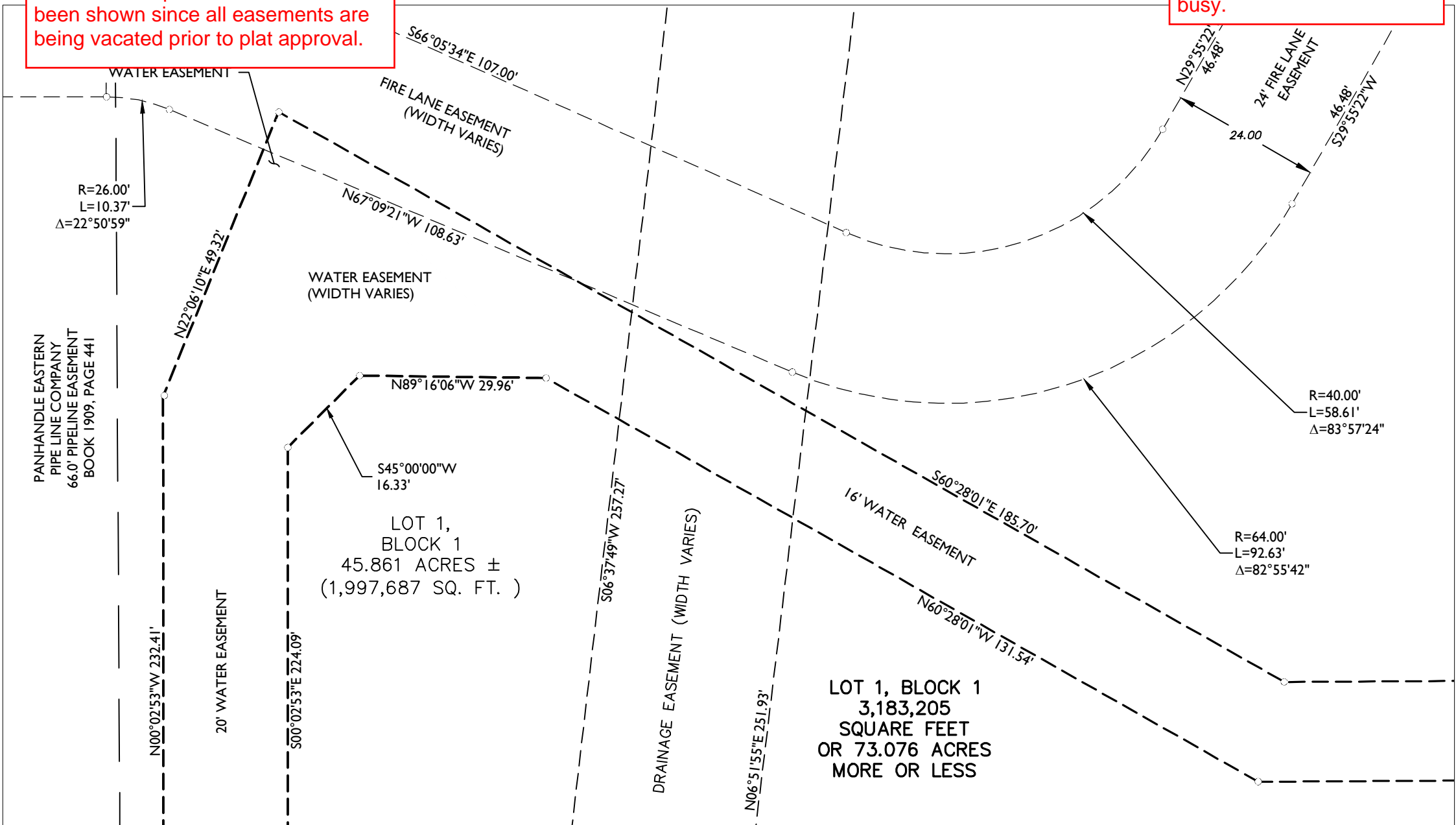
DETAIL F
SCALE: 1" = 40'

Advisory Comment: Add the Rcpt. numbers for all the existing easements shown on the plat

Colliers: Reception numbers have not been shown since all easements are being vacated prior to plat approval.

add Bar Scales for the details (typ.)

Colliers: Graphical scales have been added to all details. Where multiple details have the same scale, a single scale bar has been placed to keep the plans from getting too busy.



DETAIL J
SCALE: 1" = 20'

SEE COVER PAGE FOR SURVEYOR'S
CERTIFICATION, SEAL, SIGNATURE AND
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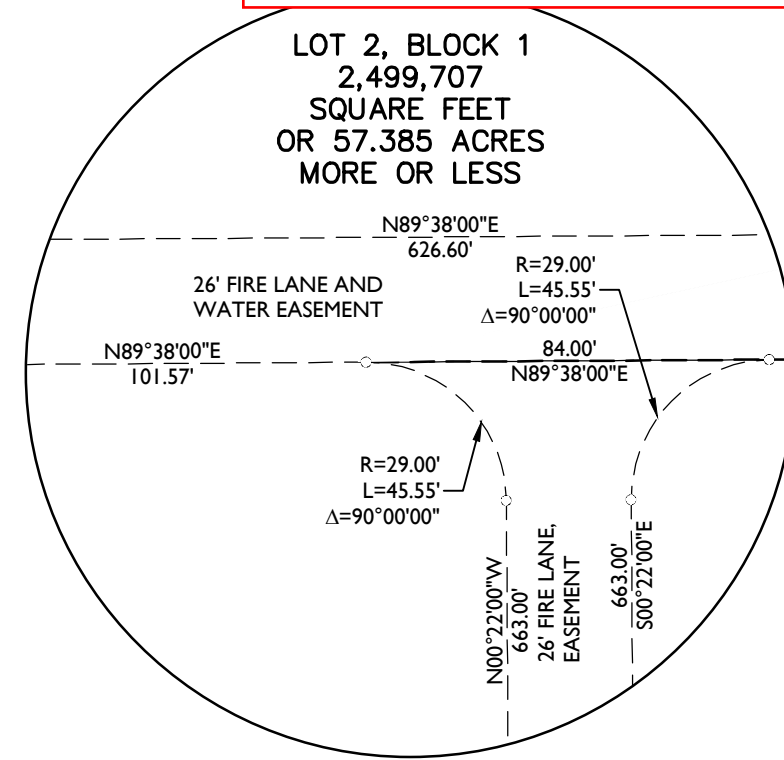
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SHEET 5 OF 9

Resubdivision

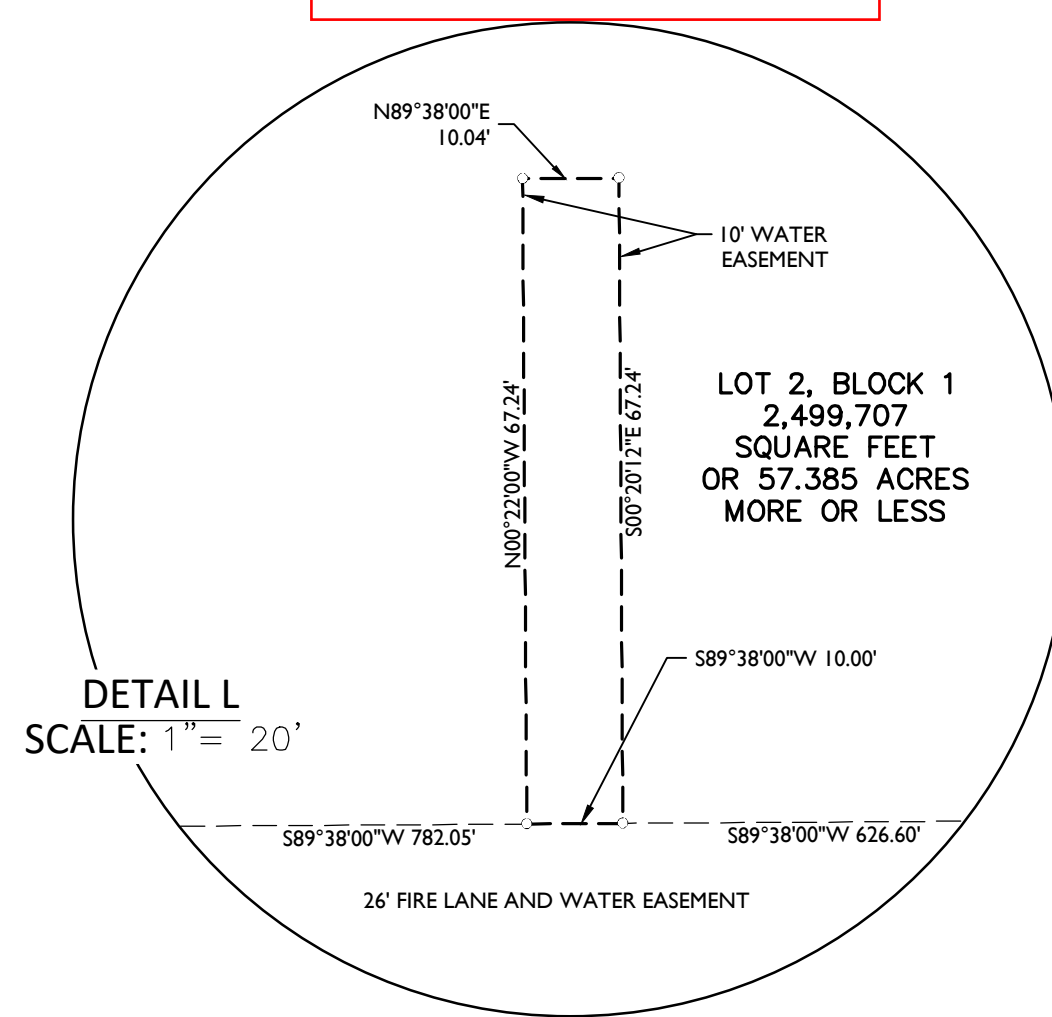
Colliers: The titleblock has been changed to Filing No. 9, labeled as a resubdivision, and the filing number has been put on its own line.

Advisory Comment: Add the Rcpt. numbers for all the existing easements shown on the plat

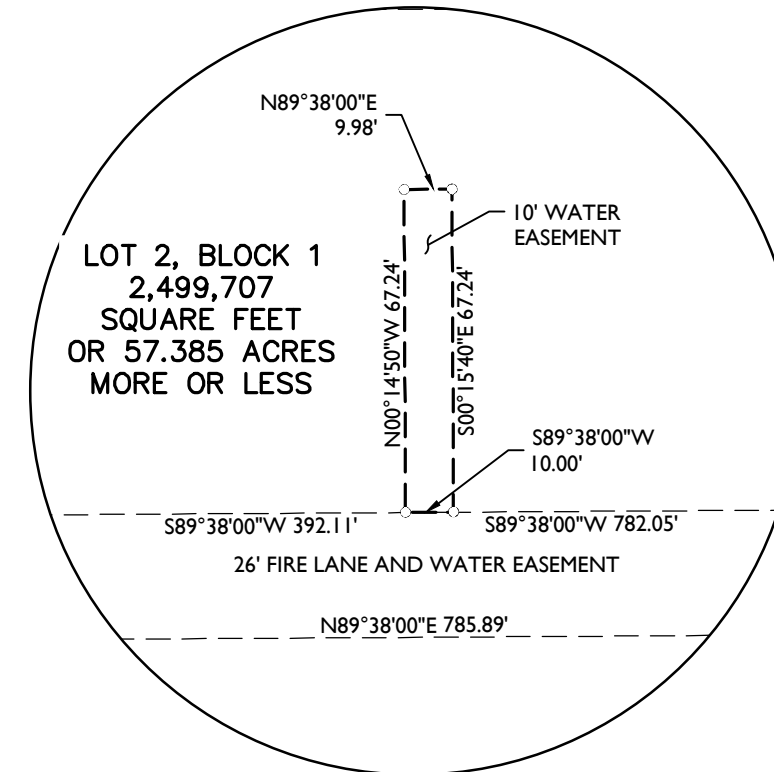
Colliers: Reception numbers have not been shown since all easements are being vacated prior to plat approval.



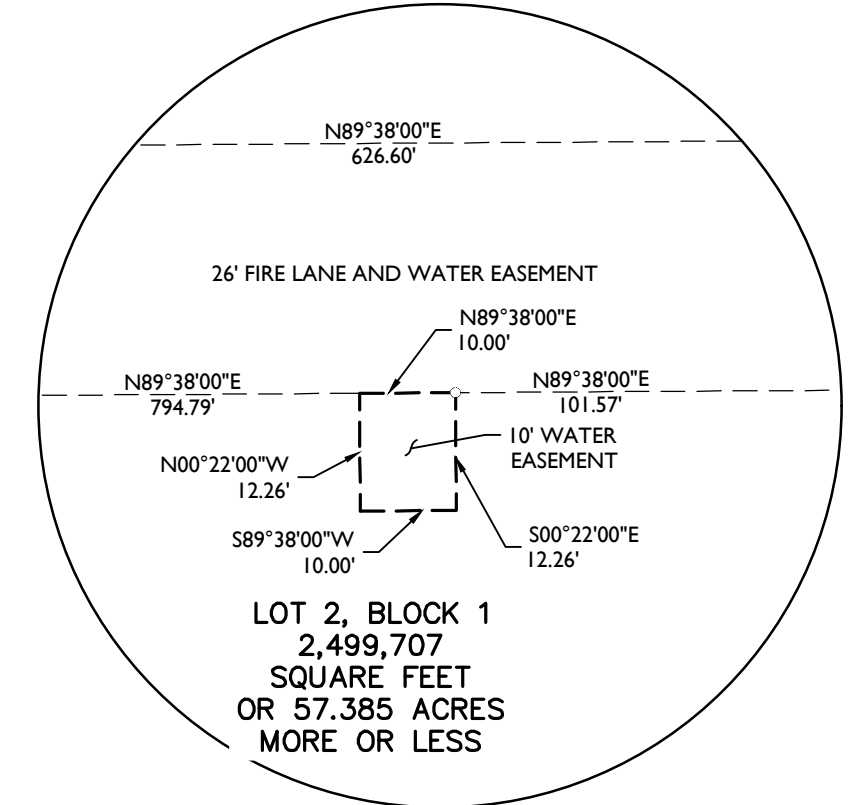
DETAIL K
 SCALE: 1" = 40'



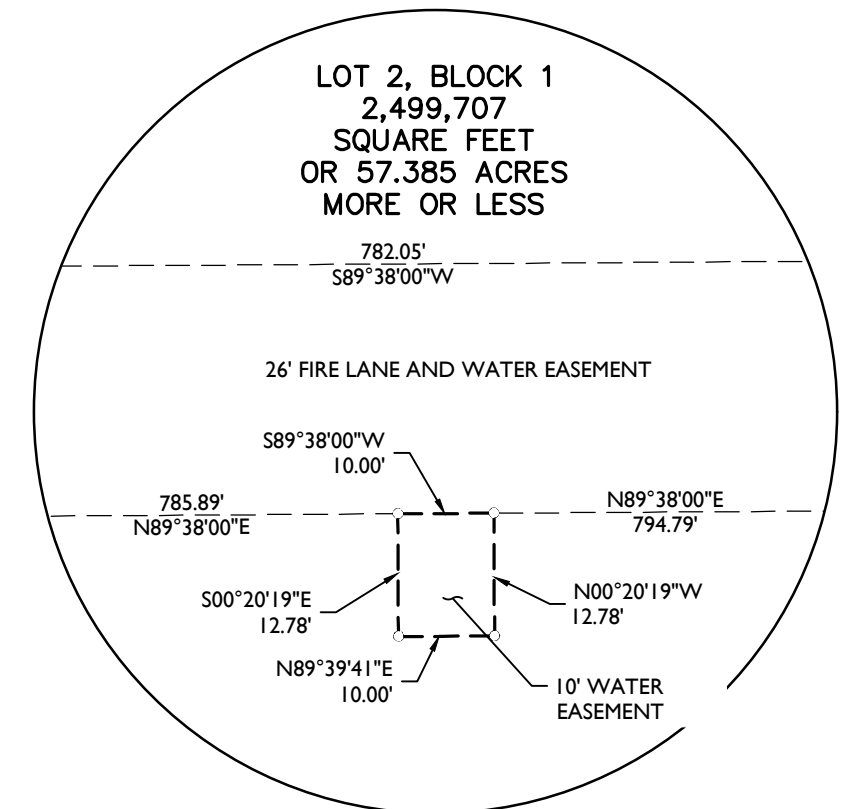
DETAIL L
 SCALE: 1" = 20'



DETAIL M
 SCALE: 1" = 40'



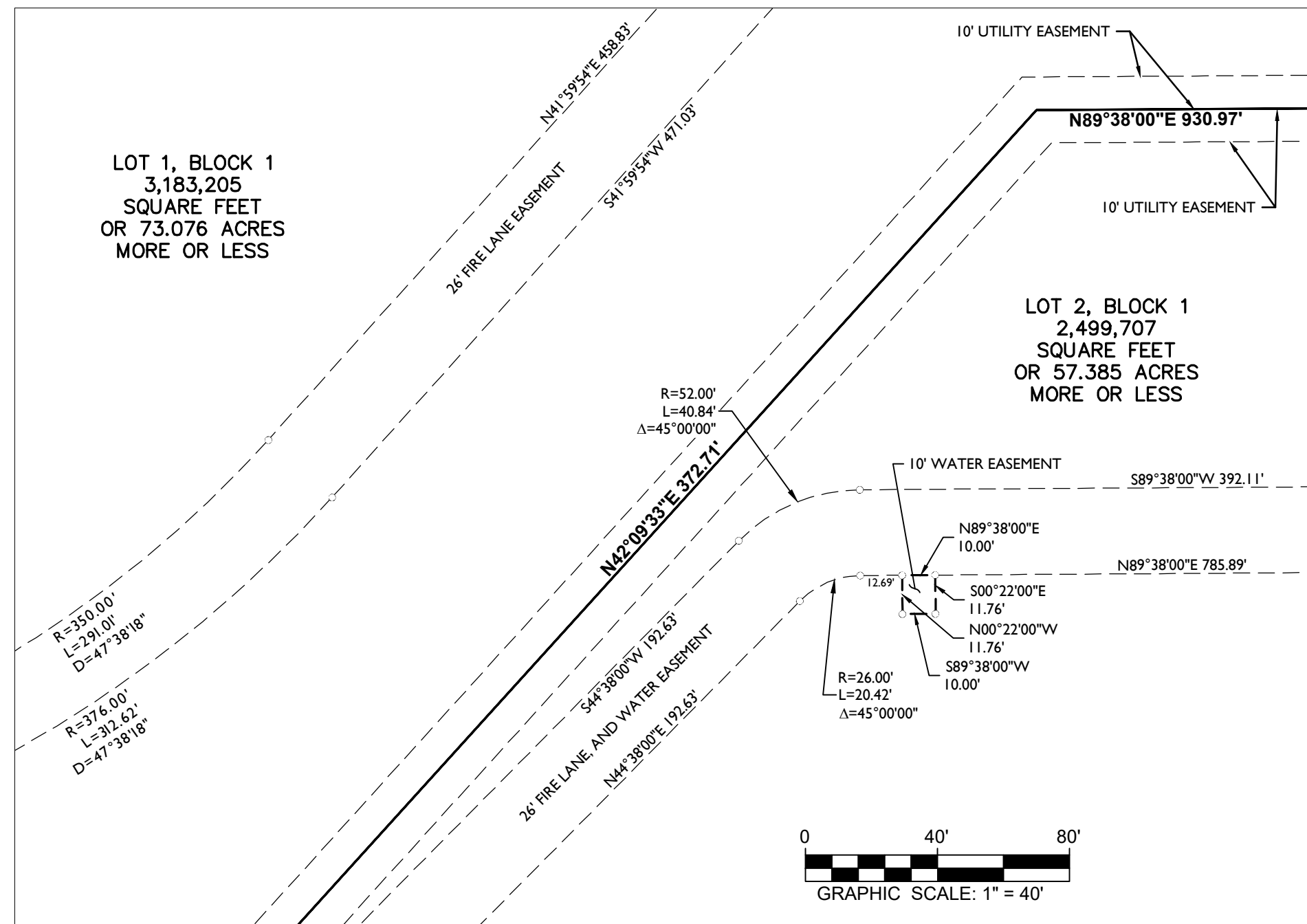
DETAIL ZC
 SCALE: 1" = 20'



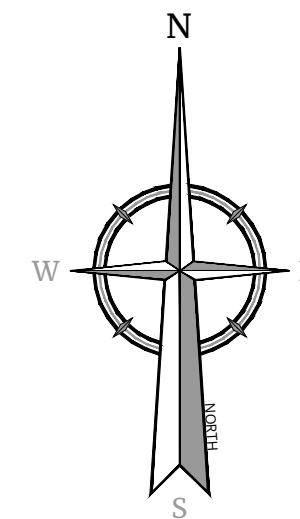
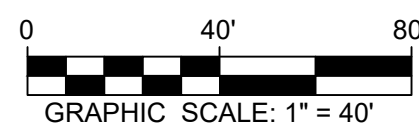
DETAIL ZD
 SCALE: 1" = 20'

add Bar Scales for the details (typ.)

Colliers: Graphical scales have been added to all details. Where multiple details have the same scale, a single scale bar has been placed to keep the plans from getting too busy.



DETAIL N
 SCALE: 1" = 40'



SEE COVER PAGE FOR SURVEYOR'S CERTIFICATION, SEAL, SIGNATURE AND GENERAL NOTES.

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 Phone: 303.731.6216 • Fax: 303.632.2445

A PLAT AMENDMENT OF LOTS 1, 2 AND 3, BLOCK 1, PORTEOS SUBDIVISION FILING NO. 6
IN THE NORTHWEST QUARTER OF SECTION 9 , TOWNSHIP 3 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO
 SHEET 6 OF 9

Colliers: The titleblock has been changed to Filing No. 9, labeled as a resubdivision, and the filing number has been put on its own line.



this does not match
the description or
graphic on Sheet 2

add Bar Scales for
the details (typ.)

Colliers: Graphical scales have been added to all details. Where multiple details have the same scale, a single scale bar has been placed to keep the plans from getting too busy.

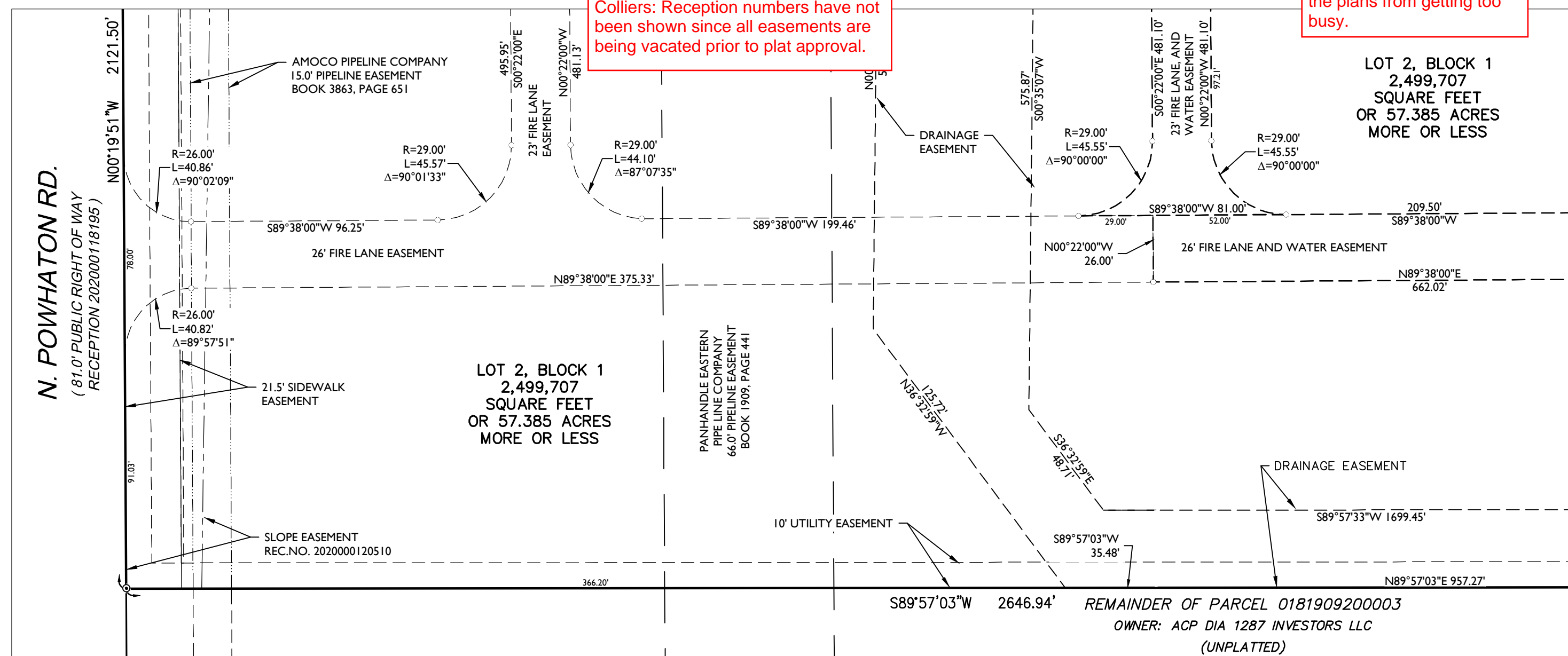


Colliers: Description on cover page has been revised to match plan callout and easement name has been changed to "traffic signalization easement".

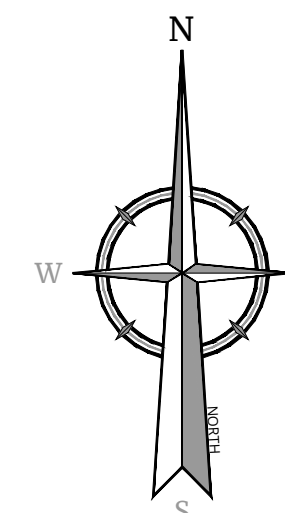
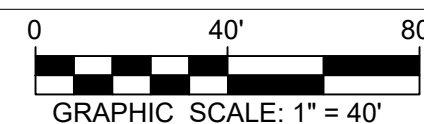
DETAIL ZF
SCALE: 1" = 40'

Advisory Comment: Add the Rcpt. numbers for all the existing easements shown on the plat

Colliers: Reception numbers have not been shown since all easements are being vacated prior to plat approval.



DETAIL P
SCALE: 1" = 40'



SEE COVER PAGE FOR SURVEYOR'S
CERTIFICATION, SEAL, SIGNATURE AND
GENERAL NOTES.

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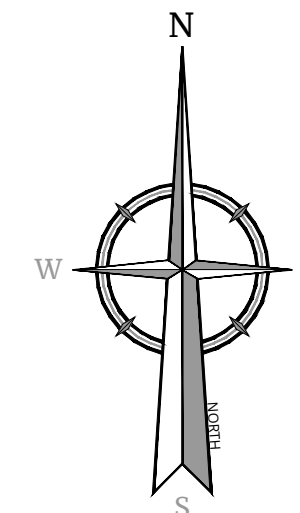
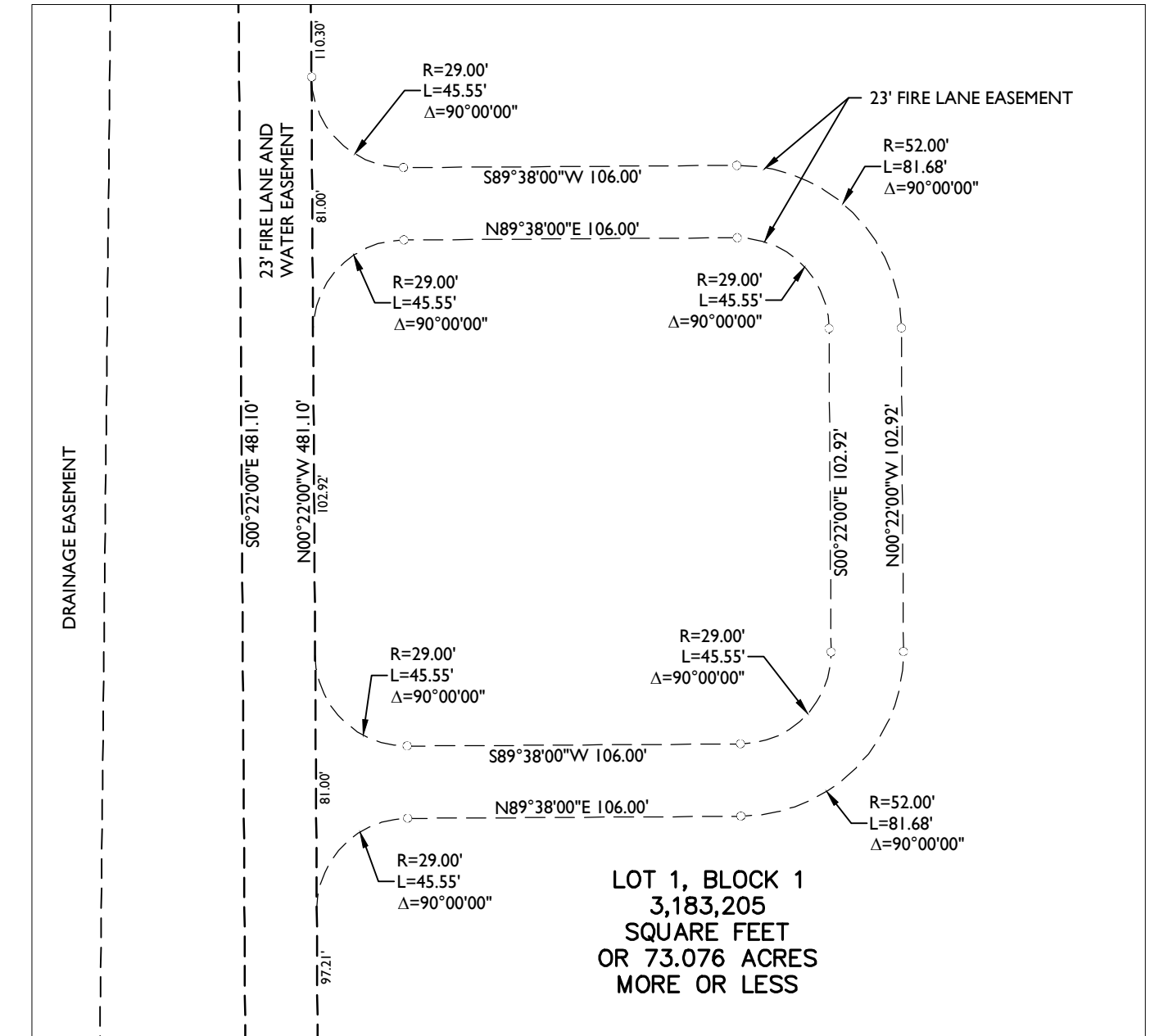
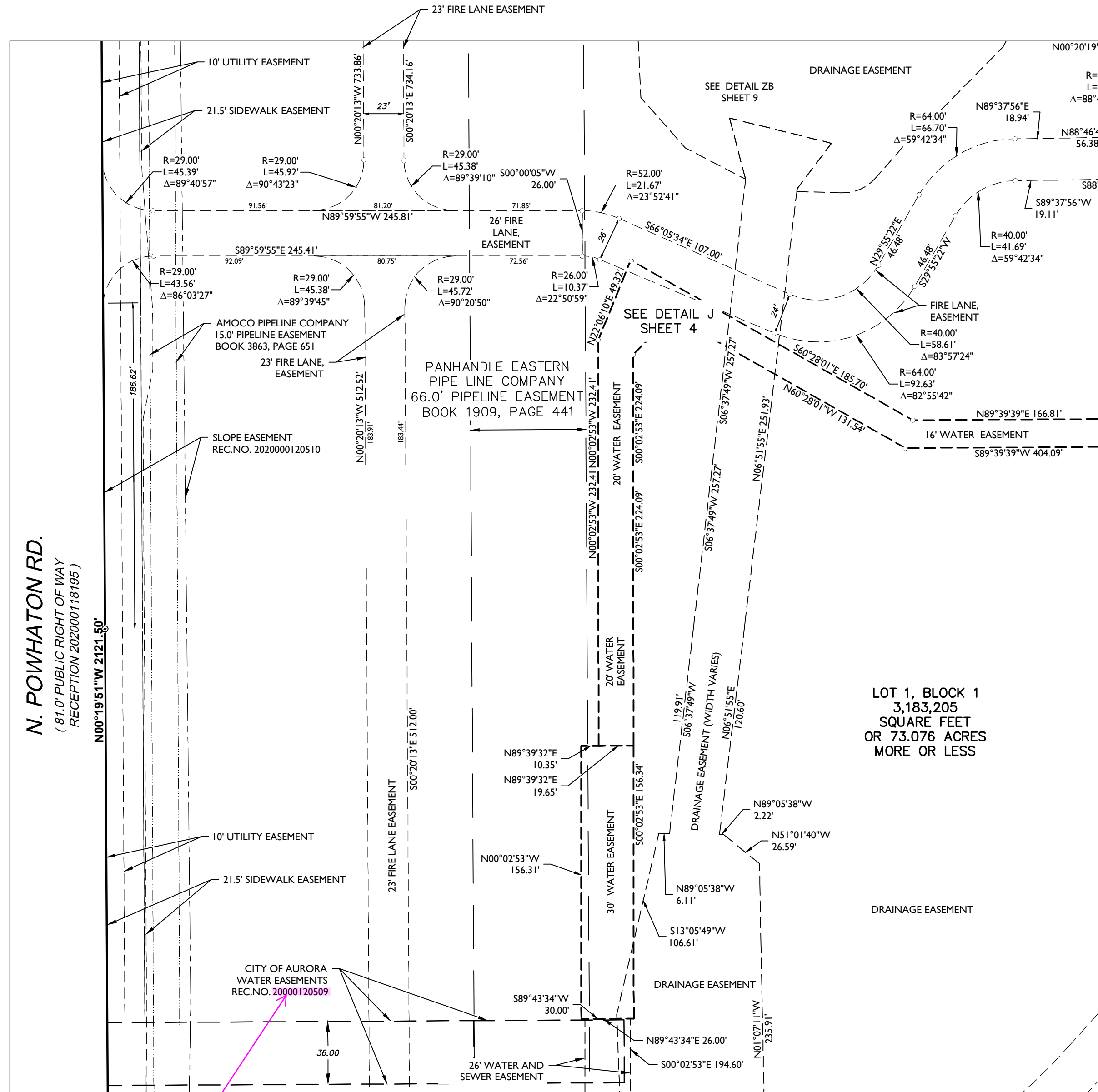
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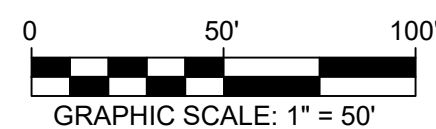
A PLAT AMENDMENT OF LOTS 1, 2 AND 3, BLOCK 1, ORTEOS SUBDIVISION FILING NO. 6
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CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO
SHEET 7 OF 9

Resubdivision

Colliers: The titleblock has been changed to Filing No. 9, labeled as a resubdivision, and the filing number has been put on its own line.



DETAIL U
 SCALE: 1" = 50'



DETAIL V
 SCALE: 1" = 50'

is this correct?

Colliers: Reception number has been verified to be correct.

Advisory Comment: Add the Rpt. numbers for all the existing easements shown on the plat

Colliers: Reception numbers have not been shown since all easements are being vacated prior to plat approval.

SEE COVER PAGE FOR SURVEYOR'S CERTIFICATION, SEAL, SIGNATURE AND GENERAL NOTES.

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CITY OF AURORA, COUNTY OF ADAMS, STATE OF COLORADO
SHEET 8 OF 9

Resubdivision

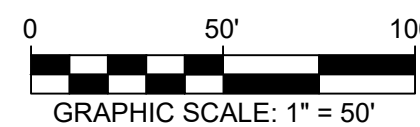
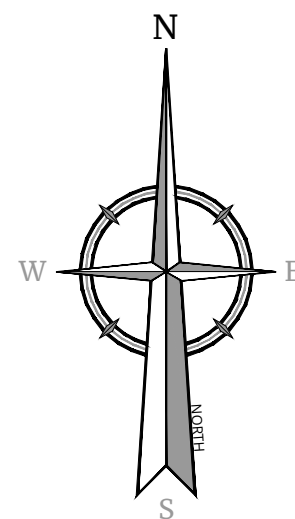
Colliers: The titleblock has been changed to Filing No. 9, labeled as a resubdivision, and the filing number has been put on its own line.

Advisory Comment: Add the Rcpt. numbers for all the existing easements shown on the plat

Colliers: Reception numbers have not been shown since all easements are being vacated prior to plat approval.

missing data

Colliers: This detail label has been moved to show line segment label.



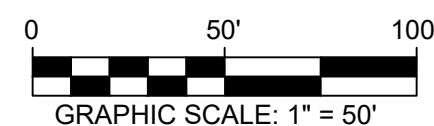
DETAIL W
SCALE: 1" = 50'

check this distance

Colliers: Distance has been verified.

add monument here to break up the distance longer than 1400'

Colliers: Monument has been added and shown in plan view.



DETAIL Y
SCALE: 1" = 50'

Colliers: Reception numbers have not been shown since all easements are being vacated prior to plat approval.

Advisory Comment: Add the Rcpt. numbers for all the existing easements shown on the plat

Repeat comment: Is this easement 10' or 16'? Please see AW spec 5.04 for easement sizing according to meter size. A 3" meter requires an 18' easement.

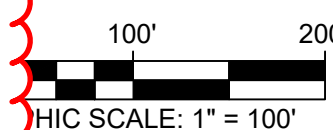
Colliers: Easement has been revised to be 18'.

where are these distances measured?

Colliers: Duplicate distance has been removed.

confirm this name with Aurora Water

Colliers: Easement name has been revised to Aurora Water's standards.



DETAIL X
SCALE: 1" = 100'

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SHEET 9 OF 9

Resubdivision

Colliers: The titleblock has been changed to Filing No. 9, labeled as a resubdivision, and the filing number has been put on its own line.

Colliers: Monument has been added and shown.

add monument here to break up the distance longer than 1400'

add easement line distances on both sides of the Lot line

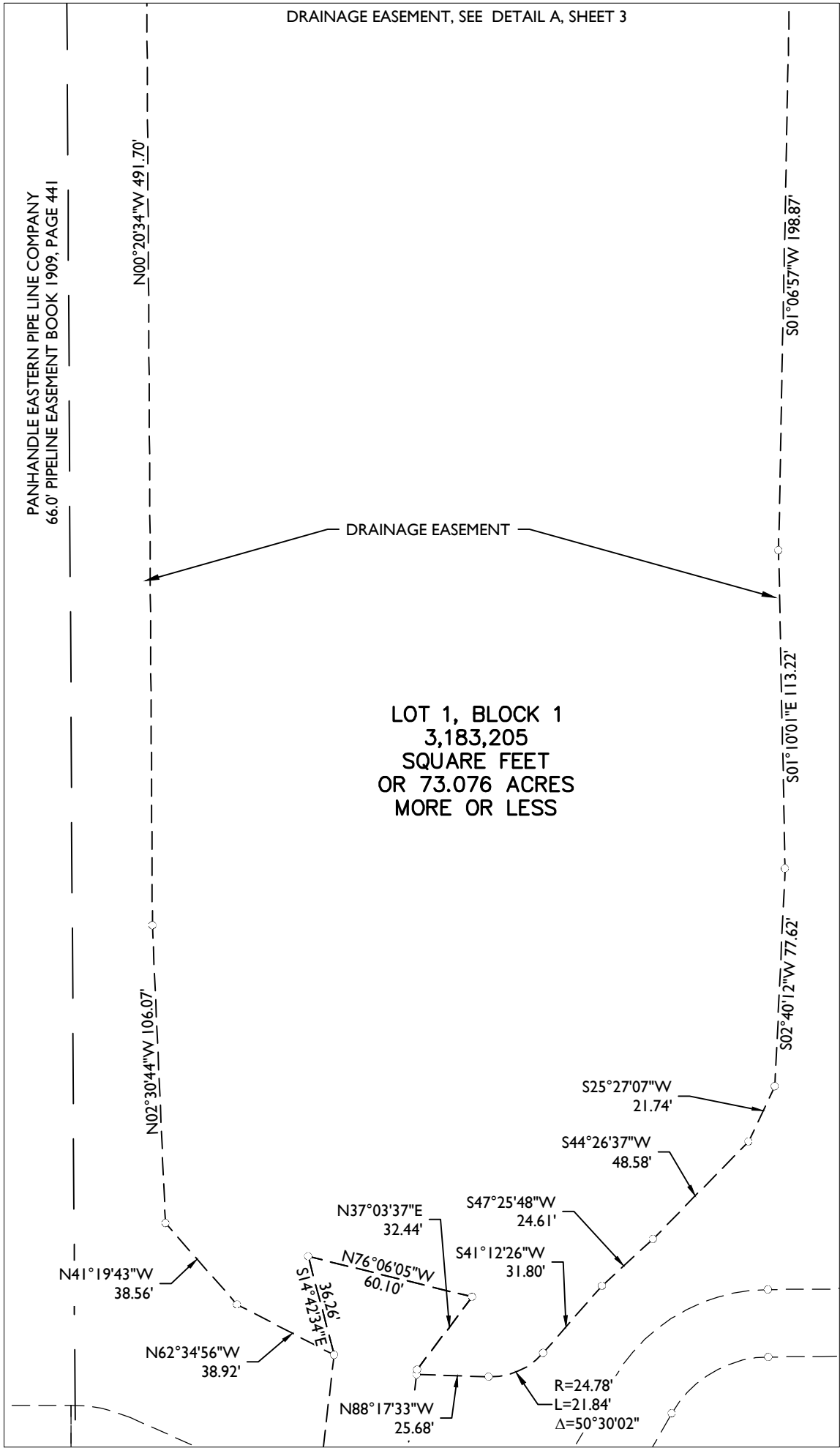
Colliers: Distances on either side of the lot line have been added.

add Lot line here

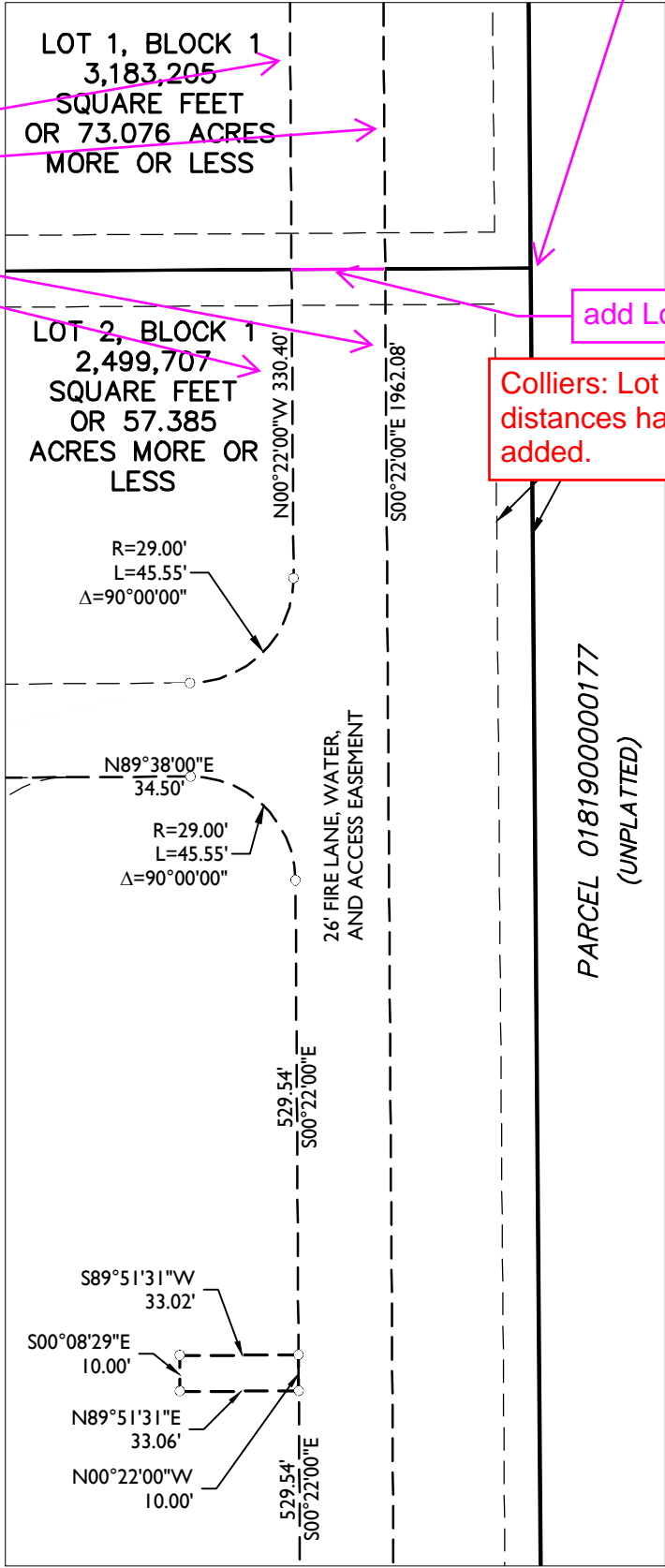
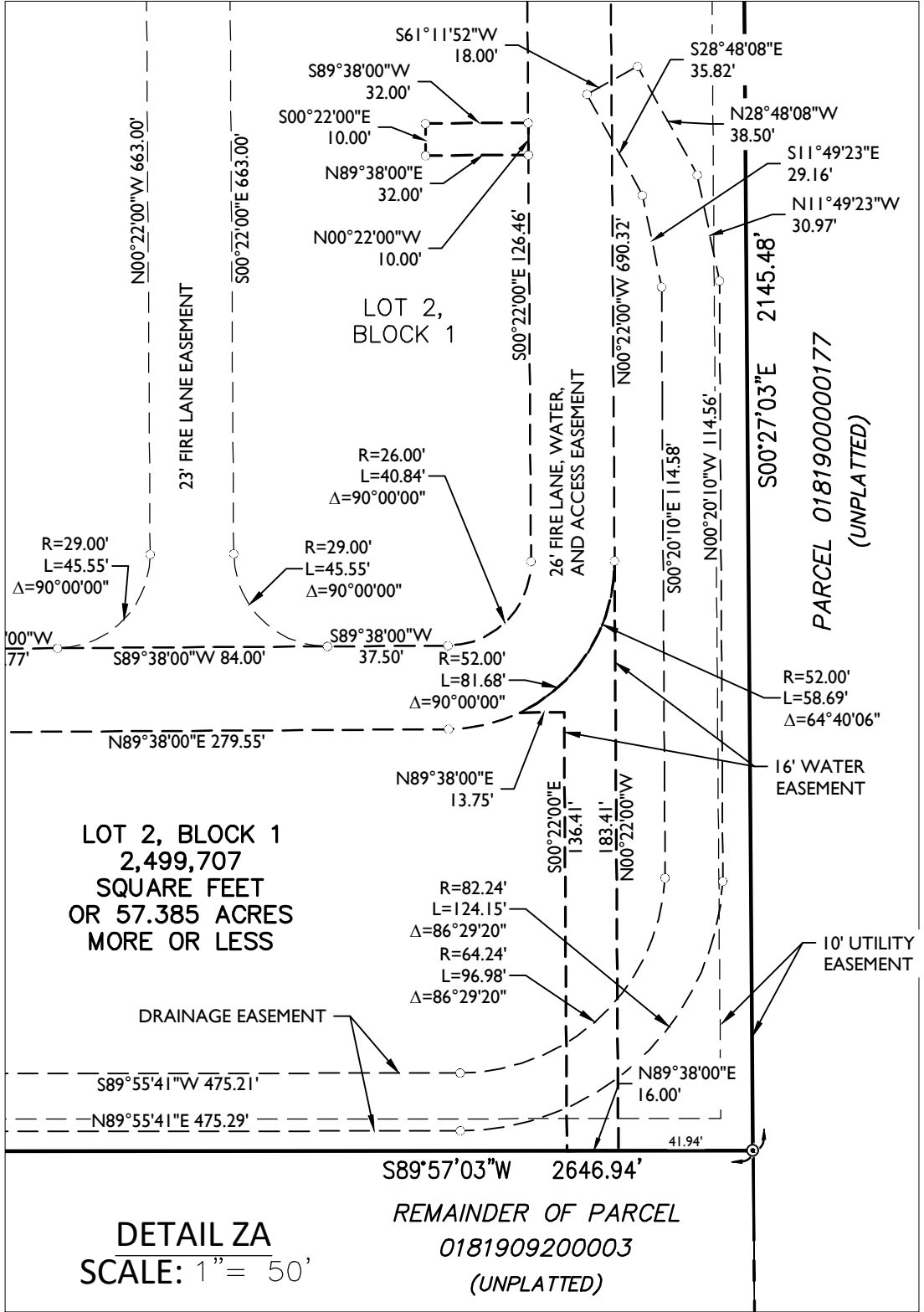
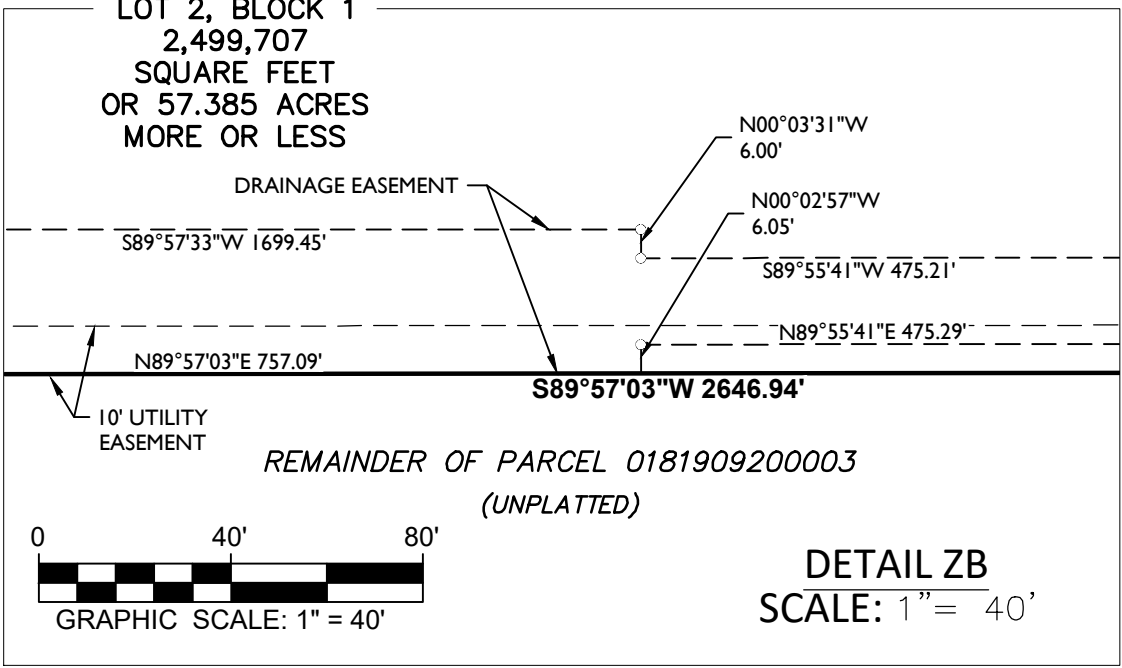
Colliers: Lot line distances have been added.

Colliers: Reception numbers have not been shown since all easements are being vacated prior to plat approval.

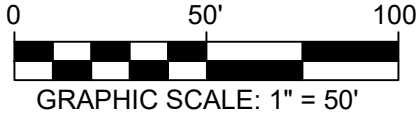
Advisory Comment: Add the Rcpt. numbers for all the existing easements shown on the plat



DETAIL ZC
SCALE: 1" = 50'



DETAIL Z
SCALE: 1" = 50'



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