

FOUNDRY SUBDIVISION FILING NO. 1  
A RESUBDIVISION OF A PORTION OF TASKO ACRES SUBDIVISION FIRST FILING, AND  
A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL

(Advisory Comment) Send in the updated Title Commitment to be dated within 30 calendar days of the plat approval date. (This Commitment should be submitted at the time of your final submittal of the electronic Plat for recording.)

(Advisory Comment) Send in the Certificate of Taxes Due show they are paid in full up to and through the plat approval date of recording. Obtained from the County Treasurer's office. (This Certificate of Taxes should be submitted at the time of your final submittal of the electronic Plat for recording.)

(Advisory Comment) Be advised – sometimes the margins or scale factor may not match the County or City standards as stated in the Subdivision Plat Checklist. If any of these factors are misaligned or scale does not match the drawing information, then this may cause the plat to be sent back and corrected and thus adding time to your submittal. And in turn, you may need to update the Title Commitment to bring it within the 30-day time limit. Please check these items before sending the plat in for recording.

JR RESPONSE: WILL SEND TITLE/ CERTIFICATE OF TAXES DUE .

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 \_\_\_\_\_

SURVEYOR'S CERTIFICATE

I 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 MAY 25, 2023. 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.

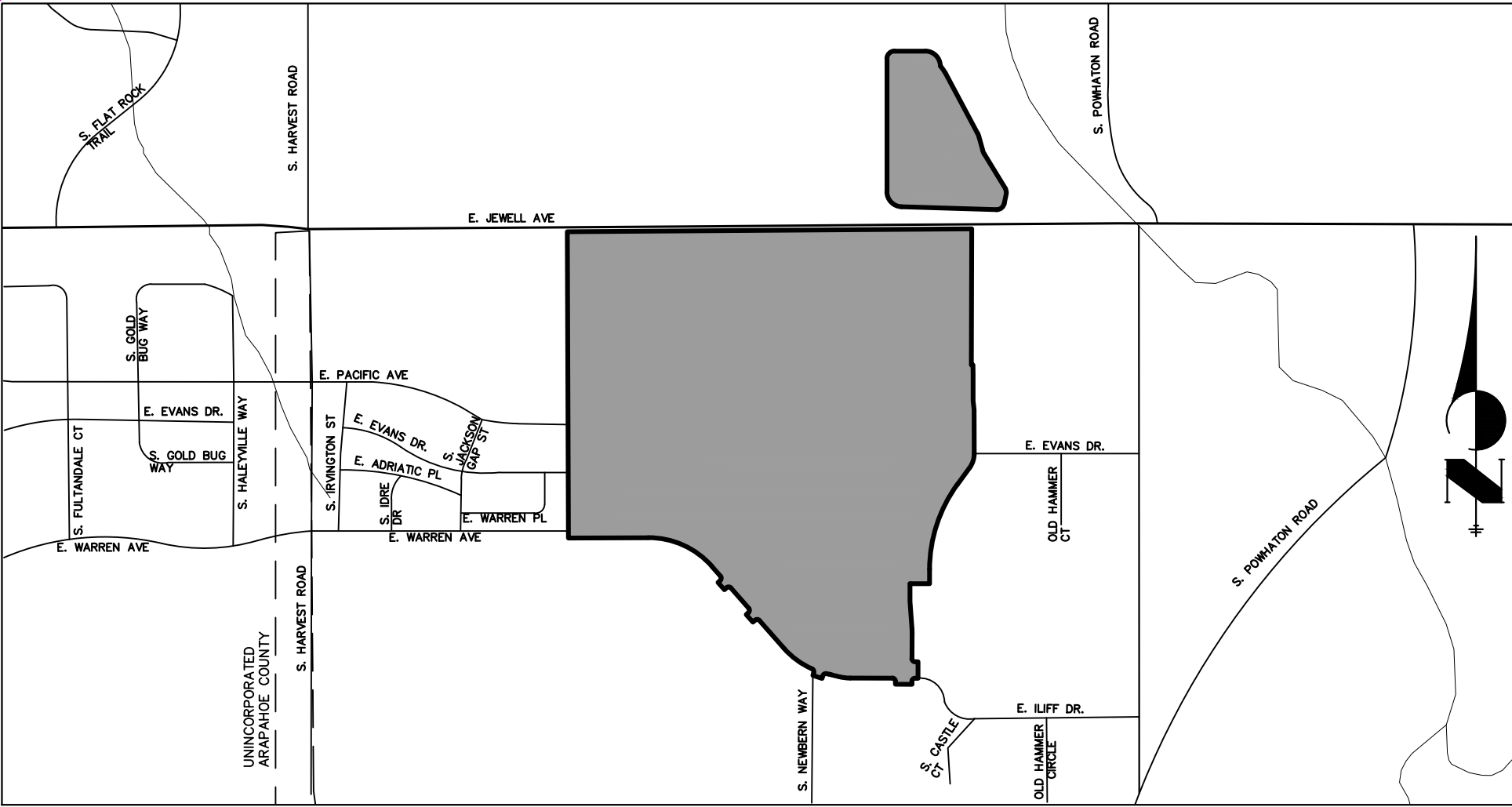
JARROD ADAMS, PROFESSIONAL LAND SURVEYOR  
COLORADO NO. 38252  
FOR AND ON BEHALF OF JR ENGINEERING, LLC



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.

See Advisory Comments on the top of this page

JR RESPONSE: TITLE TO BE UPDATED BEFORE RECORDATION



VICINITY MAP  
SCALE: 1"=1000'

LAND DESCRIPTION

KNOW ALL PEOPLE BY THESE PRESENTS THAT THE UNDERSIGNED WARRANT IT IS THE OWNER OF A PARCEL OF LAND BEING ALL OF THAT PROPERTY RECORDED UNDER RECEPTION NO. E2072828, A PORTION OF THAT PROPERTY RECORDED UNDER RECEPTION NO. E1157135, AND A PORTION OF TASKO ACRES SUBDIVISION FILING NO. 1 RECORDED UNDER RECEPTION NO. 1929919, ALL IN THE RECORDS OF THE ARAPHOE COUNTY CLERK AND RECORDER, LOCATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SEE SHEET 2 FOR LEGAL DESCRIPTION

HAVE LAID OUT, PLATTED, AND SUBDIVIDED THE SAME INTO LOTS, BLOCKS, AND TRACTS AS SHOWN ON THIS PLAT UNDER THE NAME AND STYLE OF FOUNDRY SUBDIVISION FILING NO.1 AND BY THESE PRESENTS DO HEREBY DEDICATE TO THE CITY OF AURORA, COLORADO, FOR THE PERPETUAL USE OF THE PUBLIC, THE STREETS, AND EASEMENTS NOT PREVIOUSLY DEDICATED TO THE PUBLIC.

COVENANTS

THE UNDERSIGNED OWNER, 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.

OWNER CERTIFICATE

CENTURY LAND HOLDINGS, LLC, A COLORADO LIMITED LIABILITY COMPANY

BY: \_\_\_\_\_

STATE OF \_\_\_\_\_ }  
COUNTY OF \_\_\_\_\_ } S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS DAY OF \_\_\_\_\_, 20\_\_\_\_

BY \_\_\_\_\_, AS \_\_\_\_\_.

BY \_\_\_\_\_, NOTARY PUBLIC, WITNESS MY HAND AND SEAL

\_\_\_\_\_, MY COMMISSION EXPIRES \_\_\_\_\_

\_\_\_\_\_  
ADDRESS CITY STATE ZIP CODE

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".
- THE BASIS OF BEARINGS IS THE NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M. BEING MONUMENTED BY A 2-1/2" ALUMINUM CAP STAMPED "LS 13155" IN A RANGE BOX AT THE NORTHWEST CORNER AND A 3-1/4" ALUMINUM CAP STAMPED "LS 15244" IN A RANGE BOX AT THE NORTH QUARTER CORNER, SAID LINE BEARING N89°35'54"E AS REFERENCED TO COLORADO STATE PLANE CENTRAL ZONE NAD(83).
- THE EASEMENT AREA WITHIN EACH LOT IS TO BE CONTINUOUSLY MAINTAINED BY THE OWNER OF THE LOT EXCEPTING THE CITY OF AURORA FROM SUCH RESPONSIBILITY. ANY STRUCTURES INCONSISTENT WITH THE USE GRANTED IN THE EASEMENT ARE PROHIBITED.
- TRACTS A, B, C, D, E, F, G, H, I, J, K, L, M, N, O, P, Q, R, S, T, U, V, W, X, Y, Z, AA, AB, AC, AD, AE, AF, AG, AH, AI, AJ, AK, AL, AM, AN, AO, AP, AQ, AR, AS, AT, AU, AV, AW, AX, AY, AZ, BA, BB, BC, BD, BE, BF, BG, BH, BI, BJ, BK, BL, BM, BN, BO, BP, BQ, BR, BS, BT, BU, BX, & BY SHOWN HEREON, ARE TO BE PRIVATELY OWNED AND MAINTAINED.
- PER C.R.S. 38-51-106, "ALL LINEAL UNITS DEPICTED ON THIS LAND SURVEY PLAT ARE U.S. SURVEY FEET. ONE METER EQUALS 39.37/12 U.S. SURVEY FEET, EXACTLY ACCORDING TO THE NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY."
- THIS PLAT DOES NOT CONSTITUTE A TITLE SEARCH BY JR ENGINEERING, LLC TO DETERMINE OWNERSHIP OF THIS TRACT, VERIFY THE DESCRIPTION SHOWN, VERIFY THE COMPATIBILITY OF THIS DESCRIPTION WITH THAT OF ADJACENT TRACTS, OR VERIFY EASEMENTS OF RECORD. FOR ALL INFORMATION REGARDING EASEMENTS, RIGHT-OF-WAY OR TITLE OF RECORD, JR ENGINEERING, LLC RELIED UPON TITLE COMMITMENT NO. NCS-1180376-CO, PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, DATED MAY 30, 2023 AT 5:00 P.M.
- THE EASEMENTS SHOWN HEREON AND LABELED 6' GAS EASEMENT ARE FOR THE EXCLUSIVE USE AS GAS EASEMENTS; EXCEPT OTHER UTILITIES, SERVICE WALKS, AND DRIVEWAYS MAY CROSS SAID EASEMENTS AT SUBSTANTIALLY RIGHT ANGLES.
- 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.
- 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.
- ALL OWNERS OF LOTS OR TRACTS ADJACENT TO E. JEWELL AVENUE, S. KEWAUNEE STREET, E. CASPIAN AVENUE, E. WARREN AVENUE, S. MUSCADINE WAY, AND S. LANGDALE COURT, 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.

FOUNDRY SUBDIVISION FILING NO. 1

A RESUBDIVISION OF A PORTION OF TASKO ACRES SUBDIVISION FIRST FILING, AND  
A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

LAND DESCRIPTION

A PARCEL OF LAND BEING ALL OF THAT PROPERTY RECORDED UNDER RECEPTION NO. E2072828, A PORTION OF THAT PROPERTY RECORDED UNDER RECEPTION NO. E1157135, AND A PORTION OF TASKO ACRES SUBDIVISION FILING NO. 1 RECORDED UNDER RECEPTION NO. 1929919, ALL IN THE RECORDS OF THE ARAPHOE COUNTY CLERK AND RECORDER, LOCATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH P.M., BEING MONUMENTED BY A 2–1/2 ALUMINUM CAP STAMPED "PLS 13155" AT THE NORTHWEST CORNER, AND BY A 3–1/4" ALUMINUM CAP STAMPED "LS 15244" AT THE NORTH QUARTER CORNER, BEARING N89°35'54"E AS REFERENCED TO COLORADO STATE PLANE CENTRAL ZONE.

COMMENCING AT THE NORTHWEST CORNER OF SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE SIXTH PRINCIPAL MERIDIAN;

THENCE ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 29, N89°35'54"E A DISTANCE OF 1721.87 FEET;

THENCE DEPARTING SAID NORTH LINE, S00°24'06"E A DISTANCE OF 30.00 FEET, TO THE NORTHWESTERLY CORNER OF THAT PROPERTY RECORDED UNDER RECEPTION NO. E1157135 IN THE RECORDS OF ARAPAHOE COUNTY CLERK AND RECORDER, SAID POINT ALSO BEING ON THE SOUTHERLY RIGHT–OF–WAY LINE OF JEWELL AVENUE RECORDED UNDER RECEPTION NO. B9105255, AND THE POINT OF BEGINNING;

THENCE ON SAID SOUTHERLY RIGHT–OF–WAY LINE, THE FOLLOWING THREE (3) COURSES:

- N89°35'54"E A DISTANCE OF 948.64 FEET;
- N89°35'47"E A DISTANCE OF 820.66 FEET;
- N89°35'47"E A DISTANCE OF 916.37 FEET, TO A POINT ON THE WESTERLY LINE OF THAT PROPERTY RECORDED UNDER RECEPTION NO. D0111474;

THENCE ON THE WESTERLY AND SOUTHERLY LINES OF SAID PROPERTY, THE FOLLOWING TWO (2) COURSES:

- S00°08'35"W A DISTANCE OF 903.75 FEET;
- N89°35'13"E A DISTANCE OF 11.07 FEET;

THENCE DEPARTING SAID SOUTHERLY LINE, THE FOLLOWING FIFTY–EIGHT (58) COURSES:

- S00°24'45"E A DISTANCE OF 57.36 FEET;
- S00°12'12"E A DISTANCE OF 180.00 FEET;
- S05°41'56"E A DISTANCE OF 60.28 FEET;
- S00°12'12"E A DISTANCE OF 291.18 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 158.50 FEET, A CENTRAL ANGLE OF 36°22'38" AND AN ARC LENGTH OF 100.63 FEET, TO A POINT OF TANGENT;
- S36°10'26"W A DISTANCE OF 136.08 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 962.00 FEET, A CENTRAL ANGLE OF 36°01'53" AND AN ARC LENGTH OF 604.97 FEET, TO A POINT OF TANGENT;
- S00°08'32"W A DISTANCE OF 94.76 FEET;
- N89°51'29"W A DISTANCE OF 130.01 FEET;
- S00°08'32"W A DISTANCE OF 115.47 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 1153.00 FEET, A CENTRAL ANGLE OF 04°15'46" AND AN ARC LENGTH OF 85.78 FEET, TO A POINT OF REVERSE CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 710.00 FEET, A CENTRAL ANGLE OF 13°15'29" AND AN ARC LENGTH OF 164.29, TO A POINT OF NON–TANGENT;
- S01°48'39"W A DISTANCE OF 8.07 FEET;
- S08°56'19"E A DISTANCE OF 61.16 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 479.00 FEET, A CENTRAL ANGLE OF 07°01'27" AND AN ARC LENGTH OF 58.72 FEET, TO A POINT OF COMPOUND TANGENT CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 59.00 FEET, A CENTRAL ANGLE OF 34°27'54" AND AN ARC LENGTH OF 35.49 TO A POINT OF TANGENT;
- S50°25'40"E A DISTANCE OF 2.87 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 79.00 FEET, A CENTRAL ANGLE OF 48°31'00" AND AN ARC LENGTH OF 66.90 FEET, TO A POINT OF NON–TANGENT;
- S08°56'40"E A DISTANCE OF 78.00 FEET;
- S81°03'20"W A DISTANCE OF 38.94 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 479.00 FEET, A CENTRAL ANGLE OF 06°59'57" AND AN ARC LENGTH OF 58.51 FEET, TO A POINT OF COMPOUND TANGENT CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 59.00 FEET, A CENTRAL ANGLE OF 34°31'26" AND AN ARC LENGTH OF 35.55 FEET, TO A POINT OF TANGENT;
- S39°31'57"W A DISTANCE OF 2.79 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 79.00 FEET, A CENTRAL ANGLE OF 48°30'24" AND AN ARC LENGTH OF 66.88 FEET, TO A POINT OF NON–TANGENT;
- S81°01'33"W A DISTANCE OF 78.00 FEET;
- N08°58'27"W A DISTANCE OF 38.79 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 479.00 FEET, A CENTRAL ANGLE OF 07°01'26" AND AN ARC LENGTH OF 58.72 FEET, TO A POINT OF COMPOUND TANGENT CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 59.00 FEET, A CENTRAL ANGLE OF 34°27'03" AND AN ARC LENGTH OF 35.48 FEET, TO A POINT OF TANGENT;
- N50°26'56"W A DISTANCE OF 2.89 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 79.00 FEET, A CENTRAL ANGLE OF 48°30'23" AND AN ARC LENGTH OF 66.88 FEET, TO A POINT OF TANGENT;
- S81°02'40"W A DISTANCE OF 20.72 FEET;
- S73°55'10"W A DISTANCE OF 8.06 FEET;
- S81°02'40"W A DISTANCE OF 49.67 FEET, TO A POINT OF CURVE;

LAND DESCRIPTION CONTINUED

- ON THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 971.00 FEET, A CENTRAL ANGLE OF 09°05'18" AND AN ARC LENGTH OF 154.02 FEET, TO A POINT OF COMPOUND CURVE;
- ON THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 540.00 FEET, A CENTRAL ANGLE OF 13°01'42" AND AN ARC LENGTH OF 122.79 FEET, TO A POINT OF REVERSE TANGENT CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 20.00 FEET, A CENTRAL ANGLE OF 84°40'19" AND AN ARC LENGTH OF 29.56 FEET TO A POINT TANGENT;
- S18°29'21"W A DISTANCE OF 19.54 FEET;
- N71°30'39"W A DISTANCE OF 64.00 FEET;
- N18°29'21"E A DISTANCE OF 19.54 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 20.00 FEET, A CENTRAL ANGLE OF 84°40'19" AND AN ARC LENGTH OF 29.56 FEET, TO A POINT OF REVERSE TANGENT CURVE;
- ON THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 540.00 FEET, A CENTRAL ANGLE OF 24°50'19" AND AN ARC LENGTH OF 234.10 TO A POINT TANGENT;
- N41°20'40"W A DISTANCE OF 246.03 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 20.00 FEET, A CENTRAL ANGLE OF 90°00'00" AND AN ARC LENGTH OF 31.42 FEET, TO A POINT OF TANGENT;
- S48°39'20"W A DISTANCE OF 20.00 FEET;
- N41°20'40"W A DISTANCE OF 67.00 FEET;
- N48°39'20"E A DISTANCE OF 20.00 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 20.00 FEET, A CENTRAL ANGLE OF 90°00'00" AND AN ARC LENGTH OF 31.42 FEET, TO A POINT OF TANGENT;
- N41°20'40"W A DISTANCE OF 180.00 FEET, TO A POINT OF CURVE;
- THENCE ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 20.00 FEET, A CENTRAL ANGLE OF 90°00'00" AND AN ARC LENGTH OF 31.42 FEET, TO A POINT OF TANGENT;
- S48°39'20"W A DISTANCE OF 20.00 FEET;
- N41°20'40"W A DISTANCE OF 64.00 FEET;
- N48°39'20"E A DISTANCE OF 20.00 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 20.00 FEET, A CENTRAL ANGLE OF 90°00'00" AND AN ARC LENGTH OF 31.42 FEET, TO A POINT OF TANGENT;
- THENCE N41°20'40"W A DISTANCE OF 86.99 FEET, TO A POINT OF NON–TANGENT CURVE;
- ON THE ARC OF A CURVE TO THE LEFT WHOSE CENTER BEARS S48°50'50"W, HAVING A RADIUS OF 560.02 FEET, A CENTRAL ANGLE OF 49°02'28" AND AN ARC LENGTH OF 479.33 FEET, TO A POINT OF TANGENT;
- S89°48'21"W A DISTANCE OF 471.28 FEET, TO A POINT OF CURVE;
- ON THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 20.00 FEET, A CENTRAL ANGLE OF 90°01'28" AND AN ARC LENGTH OF 31.42 FEET, TO A POINT OF NON–TANGENT;
- S89°48'21"W A DISTANCE OF 38.00 FEET, TO A POINT ON THE WESTERLY LINE OF SAID PROPERTY RECORDED UNDER RECEPTION NO. E1157135;

THENCE ON SAID WESTERLY LINE, THE FOLLOWING TWO (2) COURSES:

- N00°12'53"W A DISTANCE OF 1094.63 FEET;
- N00°12'53"W A DISTANCE OF 958.00 FEET, TO THE POINT OF BEGINNING.

CONTAINING A CALCULATED AREA OF 6,470,585 SQUARE FEET OR 148.5442 ACRES.

TRACT SUMMARY CHART			
TRACT NAME	AREA (SF)	AREA (ACRES)	USE OF ENTIRETY OF TRACT
TRACT A	79,091	1.8157	OS/LS/DR/UT
TRACT B	3,480	0.0799	DR/UT/WS/ACCESS
TRACT C	3,276	0.0752	DR/UT/WS/ACCESS
TRACT D	942	0.0216	LS/DR/UT
TRACT E	750	0.0172	LS/DR/UT
TRACT F	750	0.0172	LS/DR/UT
TRACT G	750	0.0172	LS/DR/UT
TRACT H	73,901	1.6965	OS/LS/DR/W/UT
TRACT I	3,276	0.0752	DR/UT/WS/ACCESS
TRACT J	3,276	0.0752	DR/UT/WS/ACCESS
TRACT K	3,276	0.0752	DR/UT/WS/ACCESS
TRACT L	750	0.0172	LS/DR/UT
TRACT M	750	0.0172	LS/DR/UT
TRACT N	750	0.0172	LS/DR/UT
TRACT O	750	0.0172	LS/DR/UT
TRACT P	750	0.0172	LS/DR/UT
TRACT Q	750	0.0172	LS/DR/UT
TRACT R	1,229	0.0282	LS/DR/W/UT
TRACT S	3,894	0.094	OS/LS/DR/W/UT
TRACT T	540	0.0124	DR/UT/W/ACCESS
TRACT U	24,987	0.5736	DR/UT/ACCESS/WS/FA
TRACT V	1,660	0.0381	OS/LS/DR/W/UT
TRACT W	1,700	0.039	OS/LS/DR/W/UT
TRACT X	783	0.018	LS/DR/UT
TRACT Y	1,714	0.0394	OS/LS/DR/UT
TRACT Z	8,882	0.2039	LS/DR/UT
TRACT AA	2,106	0.0484	OS/LS/DR/UT
TRACT AB	2,106	0.0484	OS/LS/DR/UT
TRACT AC	1,706	0.0392	OS/LS/DR/UT
TRACT AD	1,089	0.025	LS/DR/W/UT
TRACT AE	2,435	0.0559	LS/DR/W/UT
TRACT AF	9,910	0.2275	DR/UT/ACCESS/WS/FA
TRACT AG	131,942	3.029	PK/UT
TRACT AH	1,824	0.0419	LS/DR/UT
TRACT AI	20,912	0.4801	DR/UT/ACCESS
TRACT AJ	1,634	0.0375	LS/DR/UT
TRACT AK	683	0.0157	LS/DR/UT
TRACT AL	683	0.0157	LS/DR/UT
TRACT AM	2,306	0.0466	LS/DR/UT
TRACT AN	750	0.0172	LS/DR/UT
TRACT AO	2,612	0.06	OS/LS/DR/UT
TRACT AP	10,028	0.2302	DR/UT/ACCESS/WS/FA
TRACT AQ	2,031	0.0466	LS/DR/UT
TRACT AR	3,494	0.0802	OS/LS/DR/UT
TRACT AS	2,537	0.0582	LS/DR/W/UT
TRACT AT	1,053	0.0242	LS/DR/UT
TRACT AU	741,856	17.0307	SCHOOL
TRACT AV	2,106	0.0484	LS/DR/UT
TRACT AW	30,126	0.6916	LS/DR/UT
TRACT AX	14,999	0.3443	LS/DR/UT/ACCESS/WS/FA
TRACT AY	4,245	0.0975	LS/DR/UT
TRACT AZ	3,548	0.0815	LS/DR/UT
TRACT BA	1,455	0.0334	LS/DR/UT
TRACT BB	2,106	0.0484	LS/DR/UT
TRACT BC	2,046	0.047	LS/DR/UT
TRACT BD	2,046	0.047	LS/DR/UT
TRACT BE	750	0.0172	LS/DR/UT
TRACT BF	773	0.0177	LS/DR/UT
TRACT BG	81,051	1.8607	OS/LS/DR/UT
TRACT BH	3,503	0.0804	LS/DR/UT
TRACT BI	30,568	0.7017	DR/UT/ACCESS/FA
TRACT BJ	909	0.0209	LS/DR/UT
TRACT BK	1,045	0.024	LS/DR/UT
TRACT BL	1,564	0.0359	OS/LS/DR/UT
TRACT BM	525	0.0121	LS/DR/UT
TRACT BN	518	0.0119	LS/DR/UT
TRACT BO	1,415	0.0325	LS/DR/UT
TRACT BP	20,898	0.4797	LS/DR/UT/ACCESS/WS/FA
TRACT BQ	5,136	0.1179	OS/LS/DR/W/UT
TRACT BR	6,675	0.1532	LS/DR/UT/W/PK
TRACT BS	9,032	0.2074	OS/LS/DR/UT
TRACT BT	590,634	13.5591	MULTIFAMILY
TRACT BU	8,075	0.1854	OS/LS/DR/UT
TRACT BV	407,737	9.3604	OS/LS/DR/UT
TRACT BW	130,260	2.9904	OS/LS/DR/UT
TRACT BX	437,800	10.0505	LS/DR/UT
TRACT BY	2,935	0.0674	OS/LS/DR/UT
TOTAL	2,970,834	68.1996	

LEGEND: OS - OPEN SPACE, DR- DRAINAGE EASEMENT, LS - LANDSCAPE EASEMENT, UT- UTILITY EASEMENT, W-WATER EASEMENT, WS-WATER & SANITARY EASEMENT, FA- FIRE LANE EASEMENT, ACCESS EASEMENT

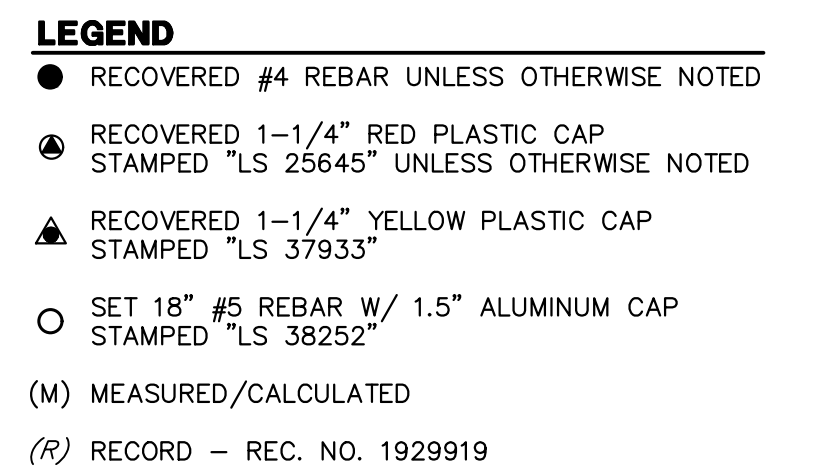
FOUNDRY SUBDIVISION FILING NO. 1  
JOB NO. 16146.00  
MARCH 7, 2024  
SHEET 2 OF 20

add ampersand (&)

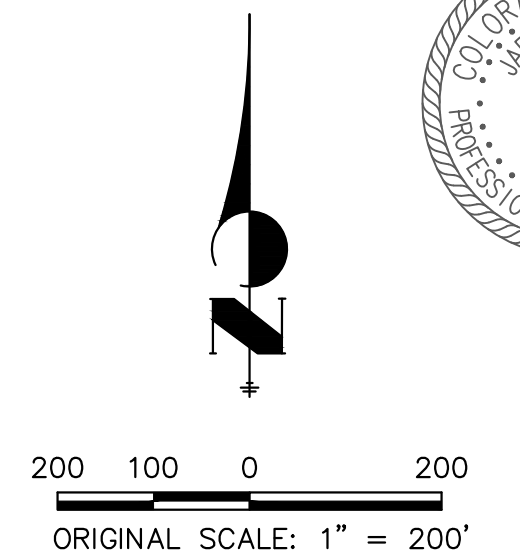
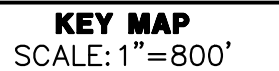
JR REPSONSE: AMPERSAND  
ADDED



**A RESUBDIVISION OF A PORTION OF TASKO ACRES SUBDIVISION FIRST FILING, AND  
A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO**



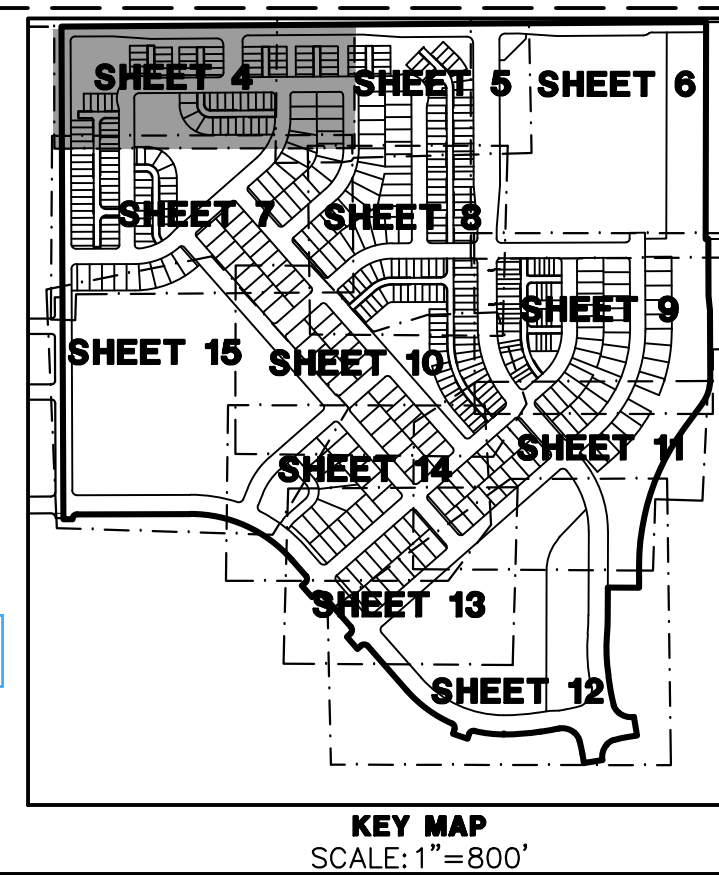
PARKS, RECREATION IMPROVEMENTS, TRAILS, AND OPEN SPACE AREAS PROVIDED TO SATISFY LAND DEDICATION REQUIREMENTS IN ACCORDANCE WITH APPROVED DEVELOPMENT PLANS OR PROVIDED BY A METROPOLITAN DISTRICT OR OTHER APPROPRIATE JURISDICTION OR OWNERS ASSOCIATION IN ACCORDANCE WITH APPROVED METROPOLITAN DISTRICT SERVICE PLANS SHALL BE OPEN TO THE GENERAL PUBLIC.





FOUNDRY SUBDIVISION FILING NO. 1  
JOB NO. 16146.00  
MARCH 7, 2024  
SHEET 3 OF 20

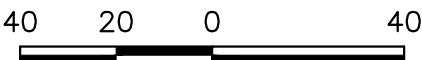
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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO**



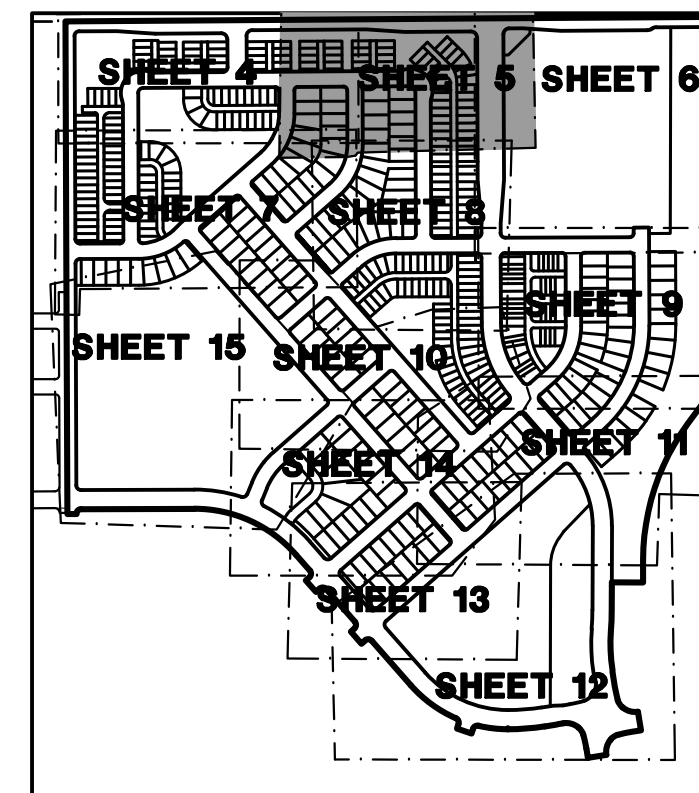
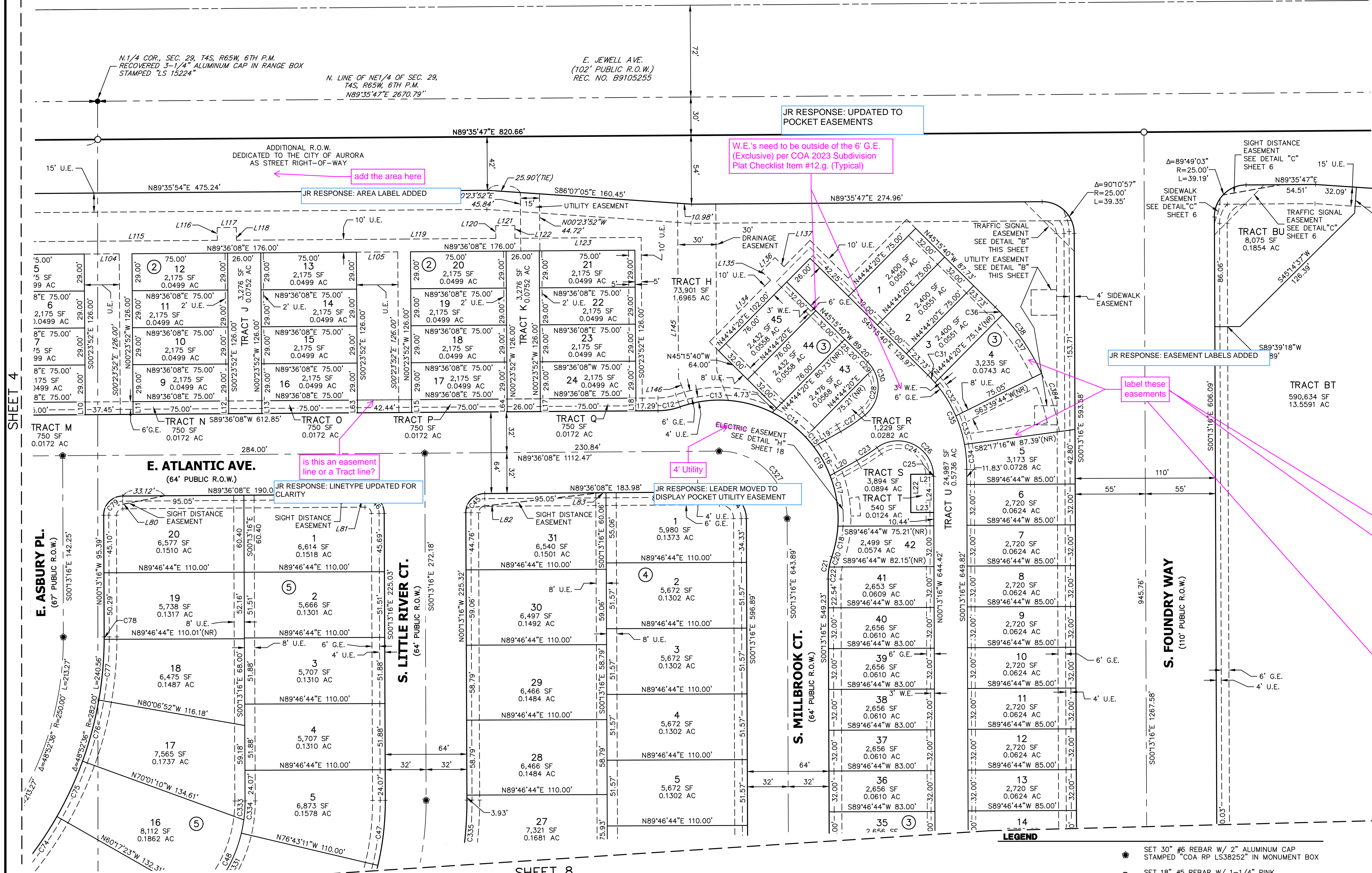
FOUNDRY SUBDIVISION FILING NO. 1  
 JOB NO. 16146.00  
 MARCH 7, 2024  
 SHEET 4 OF 20

  
 ORIGINAL SCALE: 1" = 40'

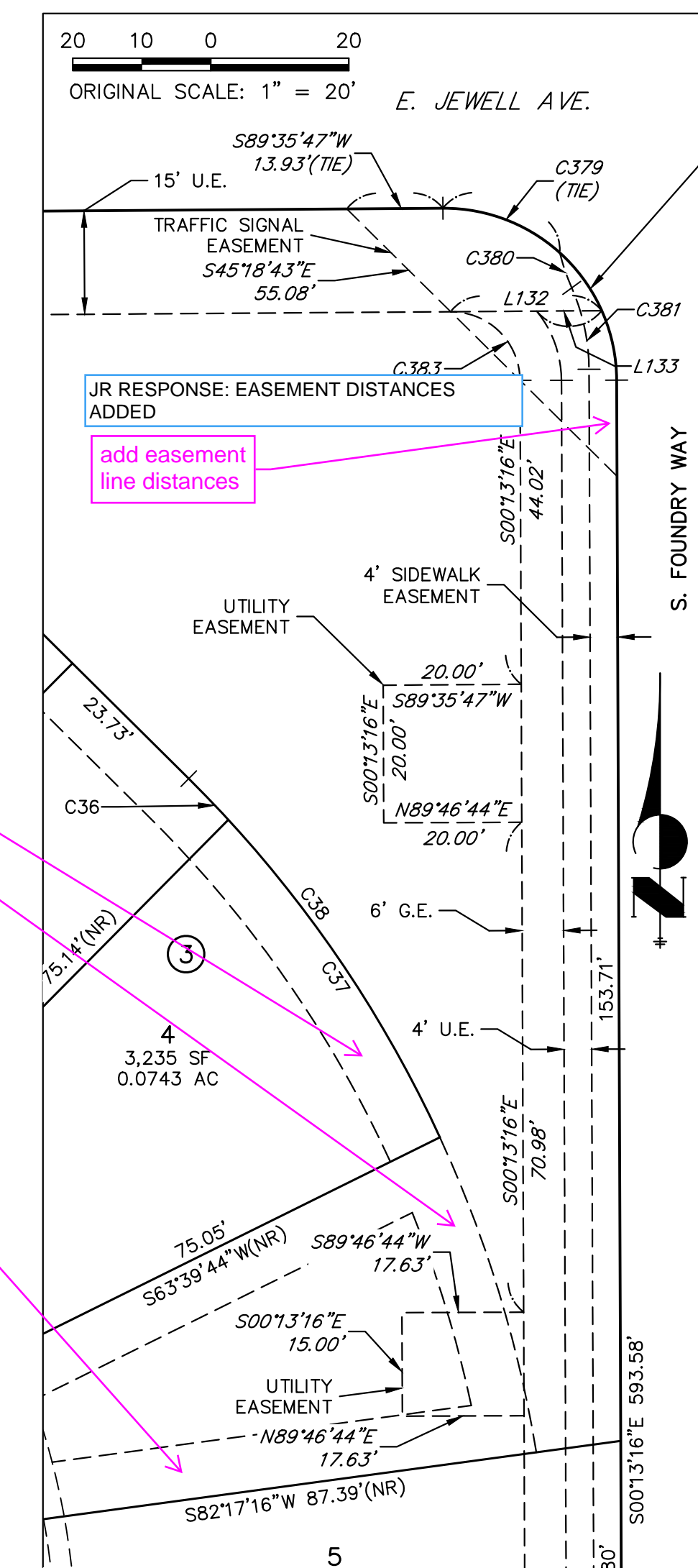
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# FOUNDRY SUBDIVISION FILING NO. 1

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A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



KEY MAP  
SCALE: 1"=800'



- LEGEND**
- SET 30" #6 REBAR W/ 2" ALUMINUM CAP STAMPED "COA RP LS38252" IN MONUMENT BOX
  - SET 18" #5 REBAR W/ 1-1/4" PINK PLASTIC CAP STAMPED "JR ENG 38252"
  - U.E. UTILITY EASEMENT
  - W.E. AURORA WATER EASEMENT
  - G.E. GAS EASEMENT
  - PROPOSED PROPERTY LINE
  - PROPOSED RIGHT-OF-WAY
  - PROPOSED CENTERLINE
  - EXISTING PROPERTY LINE
  - EXISTING RIGHT-OF-WAY

NOTE: SEE SHEETS 16 & 17 FOR LINE AND CURVE TABLES.

NOTE: ALL LINES ARE RADIAL TO THE CORRESPONDING CURVES UNLESS OTHERWISE NOTED (NR) = NON RADIAL BEARING

40 20 0 40  
ORIGINAL SCALE: 1" = 40'

FOUNDRY SUBDIVISION FILING NO. 1  
JOB NO. 16146.00  
MARCH 7, 2024  
SHEET 5 OF 20

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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO**


**LEGEND**


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W.E.'s need to be outside of the 6' G.E. (Exclusive) per COA 2023 Subdivision Plat Checklist Item #12.g. (Typical)

JR RESPONSE: UPDATED TO  
POCKET EASEMENTS

 SET 30" #6 REBAR W/ 2" ALUMINUM CAP  
 STAMPED "COA RP LS38252" IN MONUMENT BOX

 SET 18" #5 REBAR W/ 1-1/4" PINK  
 PLASTIC CAP STAMPED "JR ENG 38252"

U.E. UTILITY EASEMENT  
 W.E. AURORA WATER EASEMENT  
 G.E. GAS EASEMENT

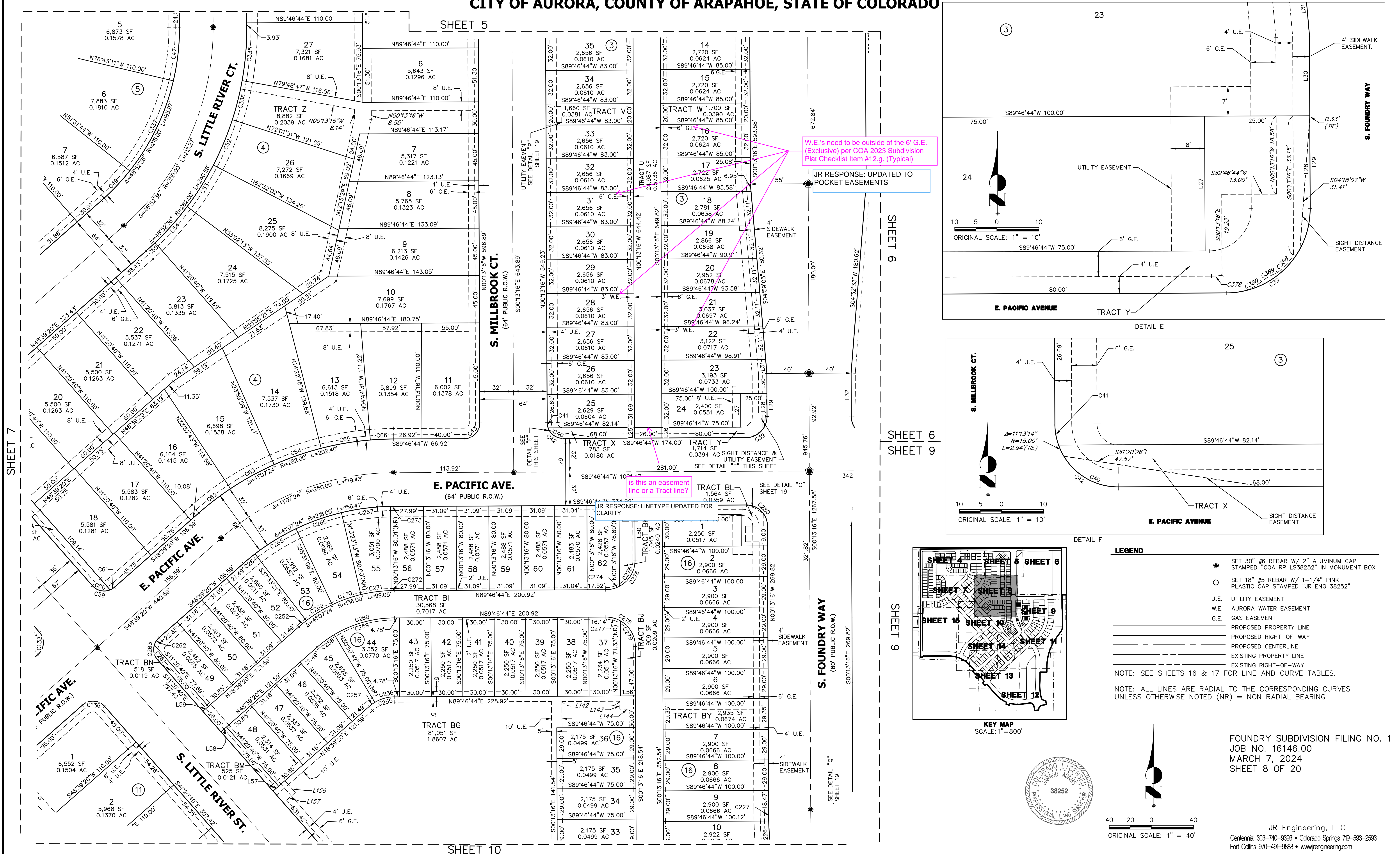
NOTE: ALL LINES ARE RADIAL TO THE CORRESPONDING CURVES  
UNLESS OTHERWISE NOTED (NR) = NON RADIAL BEARING

A circular professional seal for Jarrod Adams, a Colorado Licensed Professional Land Surveyor. The seal features the text "COLORADO LICENSED" at the top, "JARROD ADAMS" in the center, and "PROFESSIONAL LAND SURVEYOR" at the bottom. The license number "38252" is prominently displayed in the middle.

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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



FOUNDRY SUBDIVISION FILING NO. 1  
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MARCH 7, 2024  
SHEET 8 OF 20

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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO**

**TRACT BT**

**E. PACIFIC AVE.**  
(64' PUBLIC R.O.W.)

**TRACT BQ**

**TRACT BP**

**TRACT BR**

**TRACT BS**

**TRACT BV**

**S. NEWBERN WAY**  
(64' PUBLIC R.O.W.)

**S. NEWCASTLE WAY**  
(64' PUBLIC R.O.W.)

**TRACT BO**

**TRACT BF**

**TRACT BW**

**TRACT BX**

**TRACT BY**

**TRACT BZ**

**TRACT CA**

**TRACT CB**

**TRACT CC**

**TRACT CD**

**TRACT CE**

**TRACT CF**

**TRACT CG**

**TRACT CH**

**TRACT CI**

**TRACT CJ**

**TRACT CK**

**TRACT CL**

**TRACT CM**

**TRACT CN**

**TRACT CO**

**TRACT CP**

**TRACT CQ**

**TRACT CR**

**TRACT CS**

**TRACT CT**

**TRACT CU**

**TRACT CV**

**TRACT CW**

**TRACT CX**

**TRACT CY**

**TRACT CZ**

**TRACT DA**

**TRACT DB**

**TRACT DC**

**TRACT DD**

**TRACT DE**

**TRACT DF**

**TRACT DG**

**TRACT DH**

**TRACT DI**

**TRACT DJ**

**TRACT DK**

**TRACT DL**

**TRACT DM**

**TRACT DN**

**TRACT DO**

**TRACT DP**

**TRACT DQ**

**TRACT DR**

**TRACT DS**

**TRACT DT**

**TRACT DU**

**TRACT DV**

**TRACT DW**

**TRACT DX**

**TRACT DY**

**TRACT DZ**

**TRACT EA**

**TRACT EB**

**TRACT EC**

**TRACT ED**

**TRACT EE**

**TRACT EF**

**TRACT EG**

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**TRACT EI**

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**TRACT FV**

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**TRACT HV**

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**TRACT HX**

**TRACT HY**

**TRACT HZ**

**TRACT IA**

**TRACT IB**

**TRACT IC**

**TRACT ID**

**TRACT IE**

**TRACT IF**

**TRACT IG**

**TRACT IH**

**TRACT II**

**TRACT IJ**

**TRACT IK**

**TRACT IL**

**TRACT IM**

**TRACT IN**

**TRACT IO**

**TRACT IP**

**TRACT IQ**

**TRACT IR**

**TRACT IS**

**TRACT IT**

**TRACT IU**

**TRACT IV**

**TRACT IW**

**TRACT IX**

**TRACT IY**

**TRACT IZ**

**TRACT JA**

**TRACT JB**

**TRACT JC**

**TRACT JD**

**TRACT JE**

**TRACT JF**

**TRACT JG**

**TRACT JH**

**TRACT JI**

**TRACT JJ**

**TRACT JK**

**TRACT JL**

**TRACT JM**

**TRACT JN**

**TRACT JO**

**TRACT JP**

**TRACT JQ**

**TRACT JR**

**TRACT JS**

**TRACT JT**

**TRACT JU**

**TRACT JV**

**TRACT JW**

**TRACT JX**

**TRACT JY**

**TRACT JZ**

**TRACT KA**

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**TRACT KE**

**TRACT KF**

**TRACT KG**

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**TRACT KI**

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**TRACT LQ**

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**TRACT LT**

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**TRACT LV**

**TRACT LW**

**TRACT LX**

**TRACT LY**

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**TRACT MC**

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**TRACT NR**

**TRACT NS**

**TRACT NT**

**TRACT NU**

**TRACT NV**

**TRACT NW**

**TRACT NX**

**TRACT NY**

**TRACT NZ**

**TRACT OA**



	SET 30" #6 REBAR W/ 2" ALUMINUM CAP STAMPED "COA RP L538252" IN MONUMENT BOX
	SET 18" #5 REBAR W/ 1-1/4" PINK PLASTIC CAP STAMPED "JR ENG 38252"
U.E.	UTILITY EASEMENT
W.E.	AURORA WATER EASEMENT
G.E.	GAS EASEMENT
_____	PROPOSED PROPERTY LINE
_____	PROPOSED RIGHT-OF-WAY
_____	PROPOSED CENTERLINE
_____	EXISTING PROPERTY LINE
_____	EXISTING RIGHT-OF-WAY

NOTE: ALL LINES ARE RADIAL TO THE CORRESPONDING CURVES  
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FOUNDRY SUBDIVISION FILING NO. 1  
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MARCH 7, 2024  
SHEET 9 OF 20

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SHEET 11

# FOUNDRY SUBDIVISION FILING NO. 1

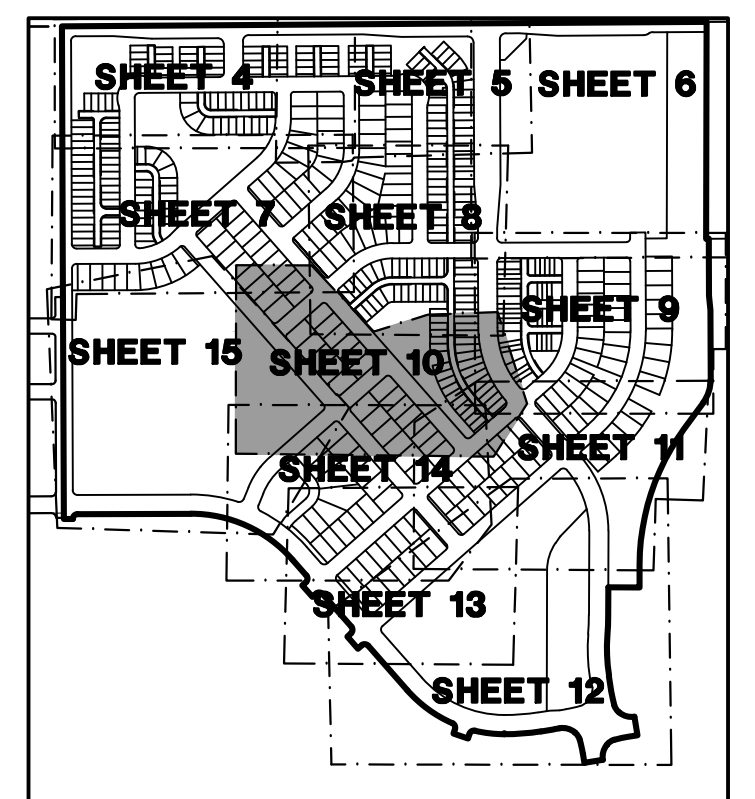
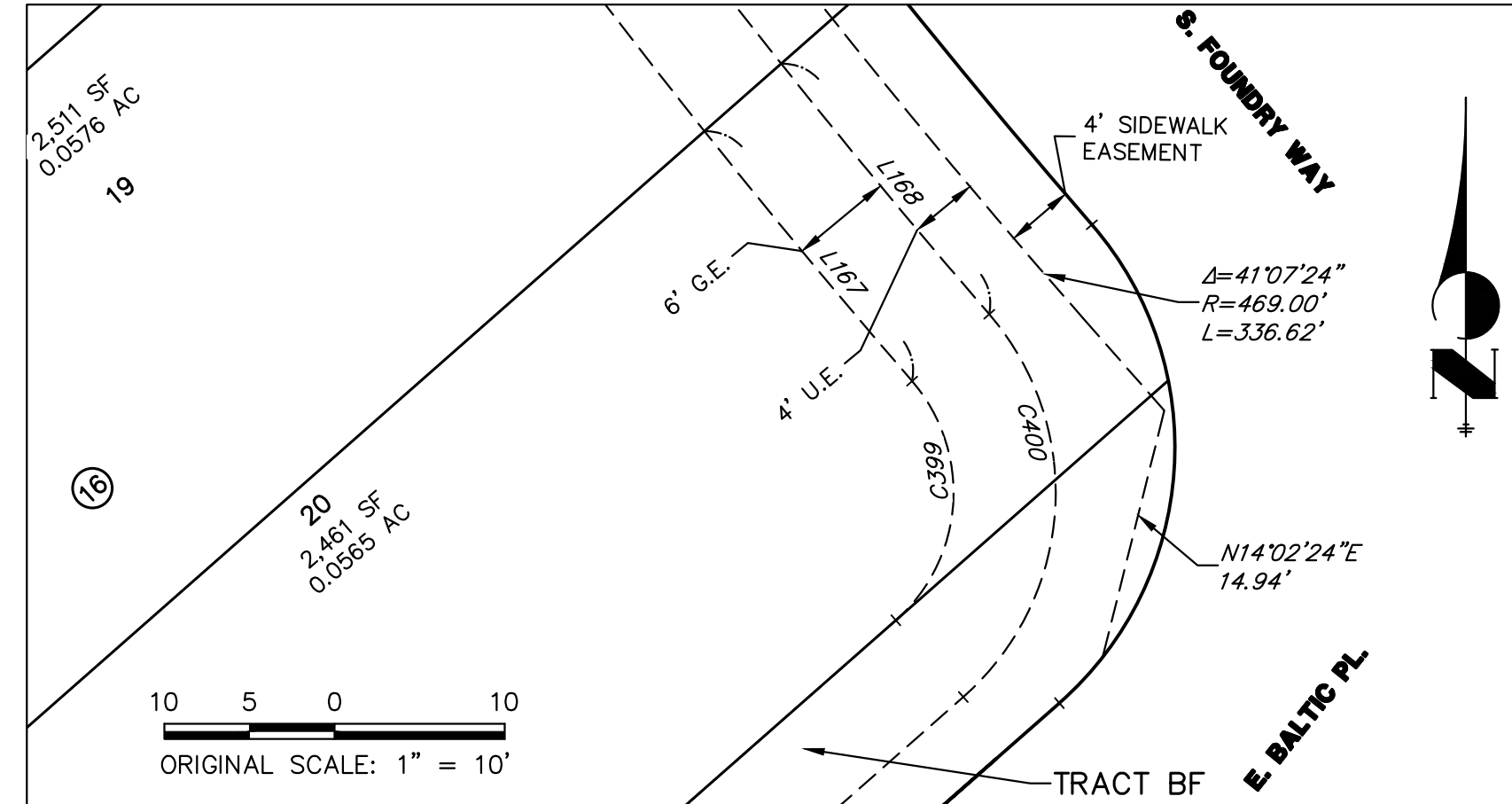
A RESUBDIVISION OF A PORTION OF TASKO ACRES SUBDIVISION FIRST FILING, AND  
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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

## LEGEND

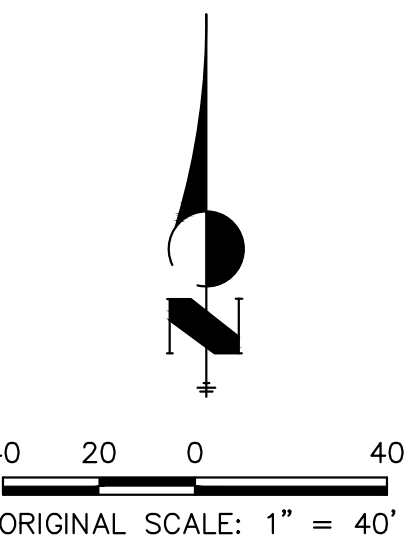
- SET 30" #6 REBAR W/ 2" ALUMINUM CAP STAMPED "COA RP L538252" IN MONUMENT BOX
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- G.E. GAS EASEMENT
- PROPOSED PROPERTY LINE
- PROPOSED RIGHT-OF-WAY
- PROPOSED CENTERLINE
- EXISTING PROPERTY LINE
- EXISTING RIGHT-OF-WAY

NOTE: SEE SHEETS 16 & 17 FOR LINE AND CURVE TABLES.

NOTE: ALL LINES ARE RADIAL TO THE CORRESPONDING CURVES UNLESS OTHERWISE NOTED (NR) = NON RADIAL BEARING



SCALE: 1"=800'

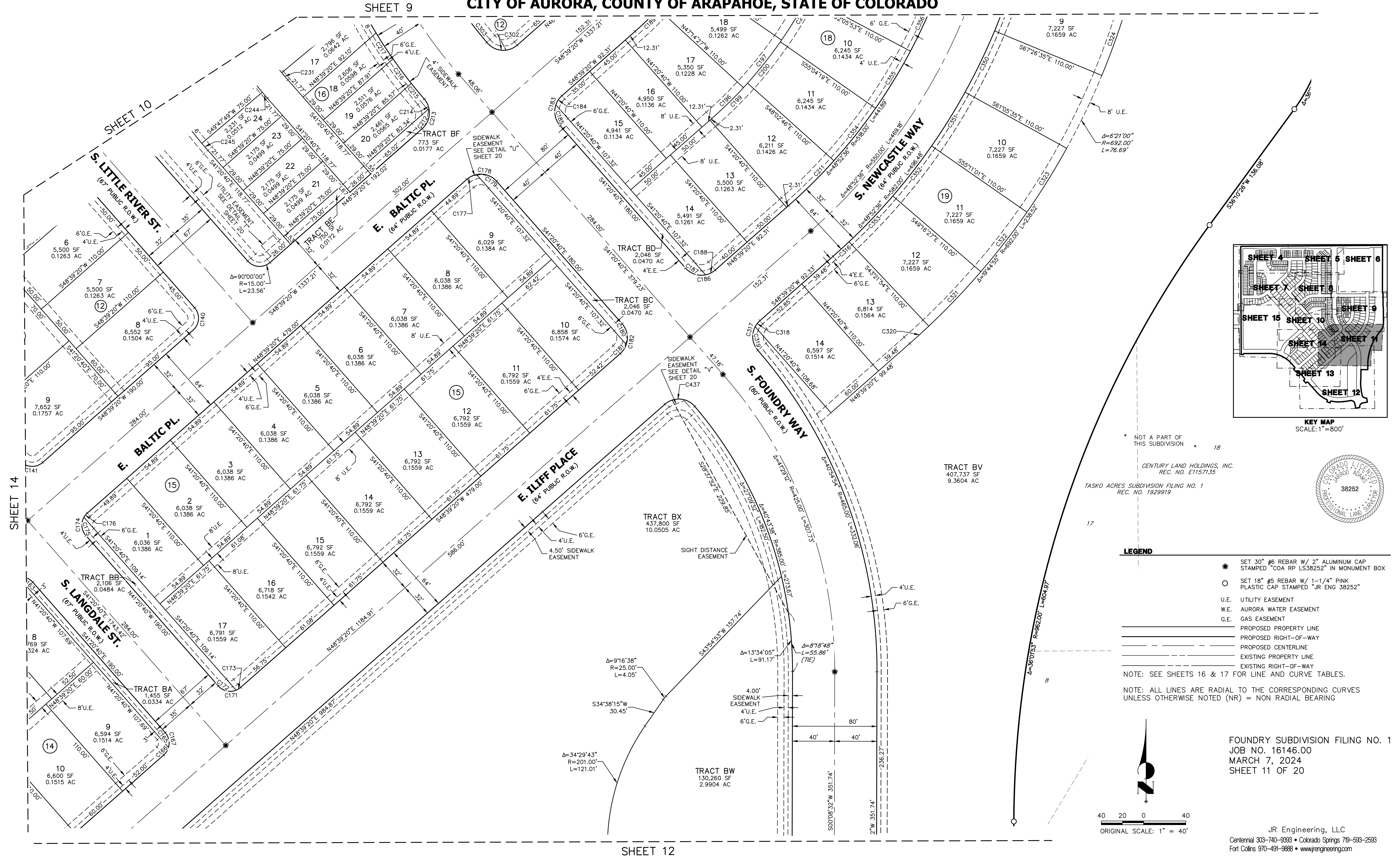


FOUNDRY SUBDIVISION FILING NO. 1  
JOB NO. 16146.00  
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SHEET 10 OF 20

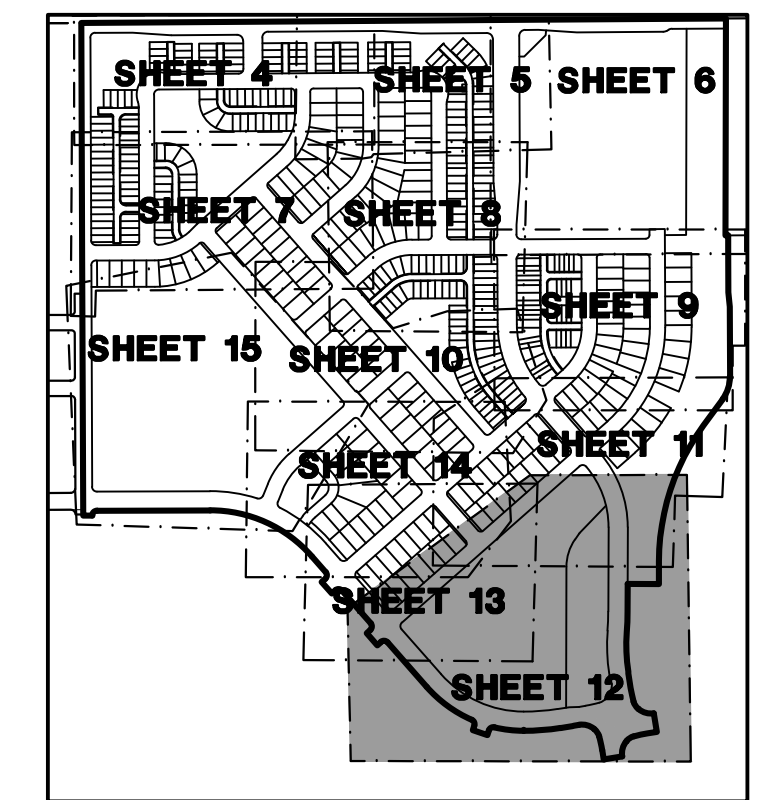
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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO** SHEET 11

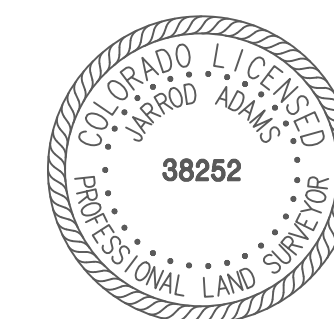


**KEY MAP**  
SCALE: 1"=800'

### **LEGEND**

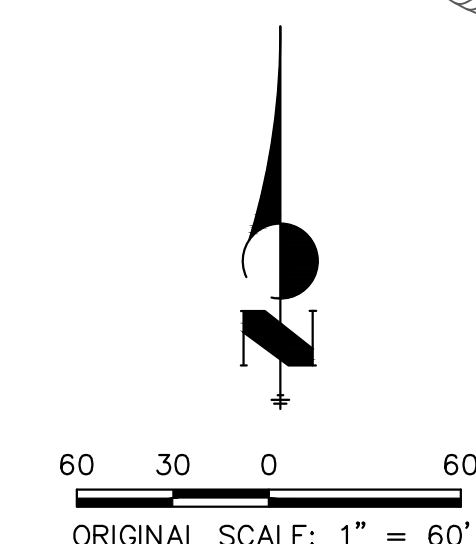
- \_\_\_\_\_ PROPOSED PROPERTY LINE  
 \_\_\_\_\_ PROPOSED RIGHT-OF-WAY  
 \_\_\_\_\_ PROPOSED CENTERLINE  
 \_\_\_\_\_ EXISTING PROPERTY LINE  
 \_\_\_\_\_ EXISTING RIGHT-OF-WAY  
 NOTE: SEE SHEETS 16 & 17 FOR LINE AND CURVE TABLES.

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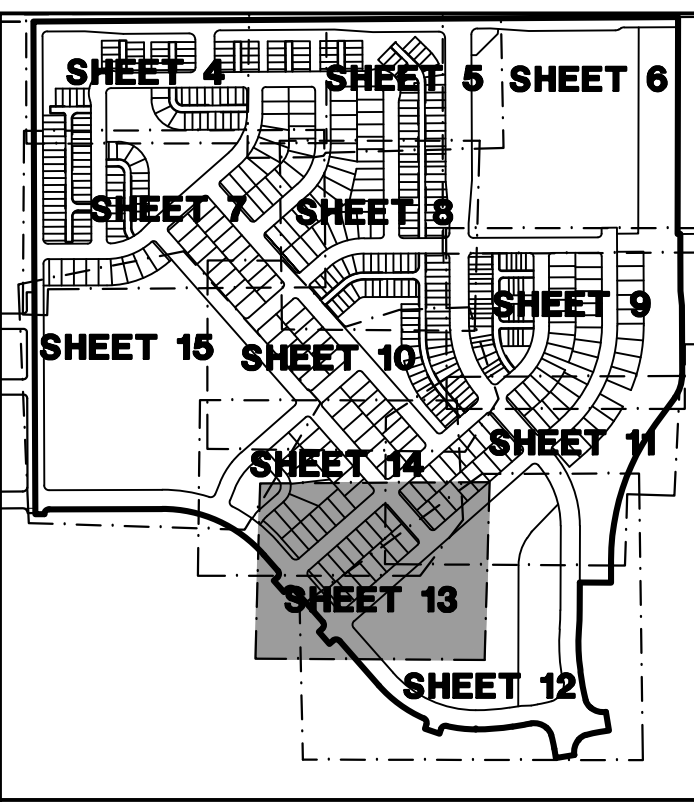
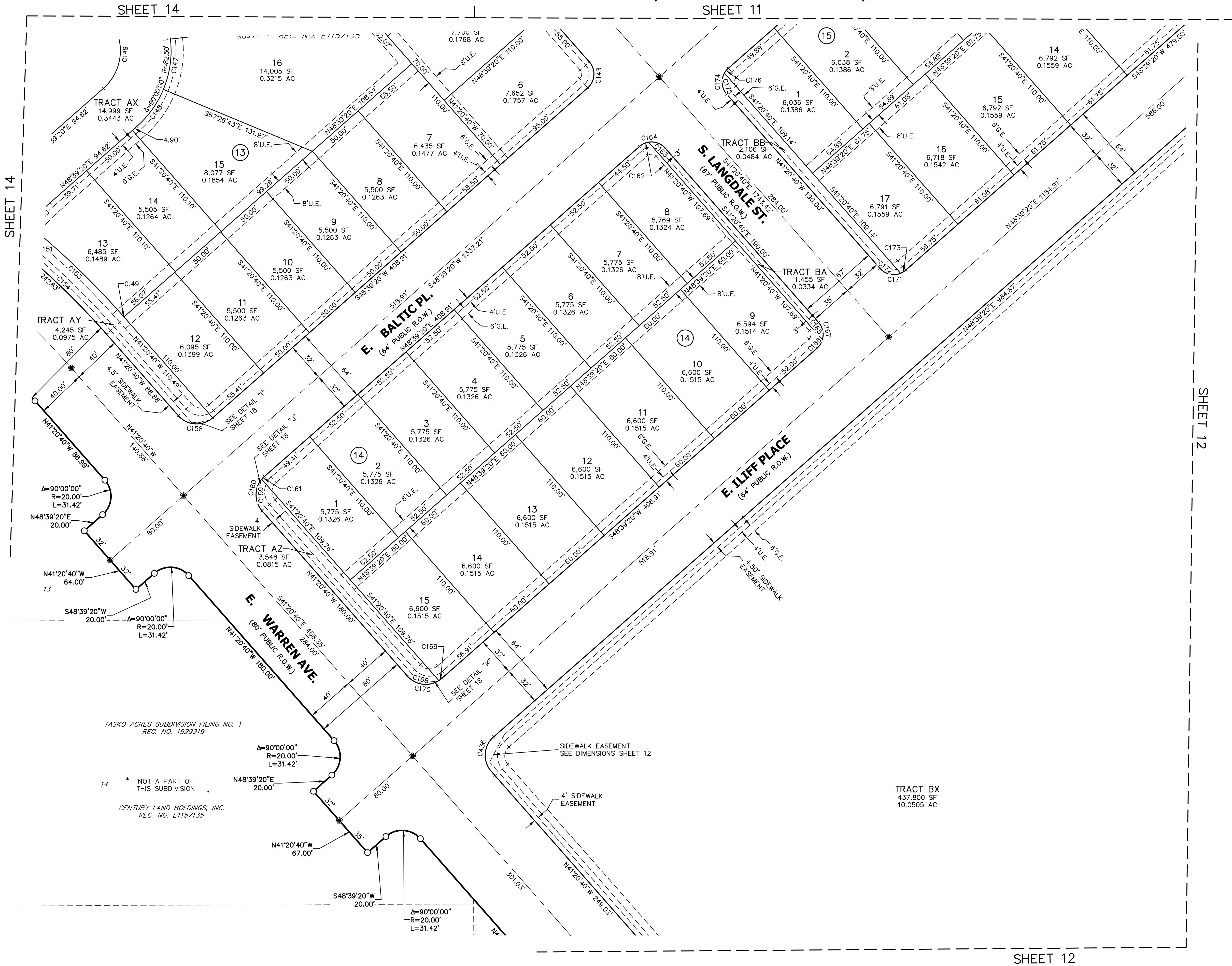
FOUNDRY SUBDIVISION FILING NO. 1  
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SHEET 12 OF 20

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CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



SCALE: 1" = 800'

## LEGEND

- SET 30" #6 REBAR W/ 2" ALUMINUM CAP STAMPED "COA RP LS38252" IN MONUMENT BOX
  - SET 18" #5 REBAR W/ 1-1/4" PINK PLASTIC CAP STAMPED "JR ENG 38252"
  - U.E. UTILITY EASEMENT
  - W.E. AURORA WATER EASEMENT
  - G.E. GAS EASEMENT
  - PROPOSED PROPERTY LINE
  - PROPOSED RIGHT-OF-WAY
  - PROPOSED CENTERLINE
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  - EXISTING RIGHT-OF-WAY
- NOTE: SEE SHEETS 16 & 17 FOR LINE AND CURVE TABLES.
- NOTE: ALL LINES ARE RADIAL TO THE CORRESPONDING CURVES UNLESS OTHERWISE NOTED (NR) = NON RADIAL BEARING



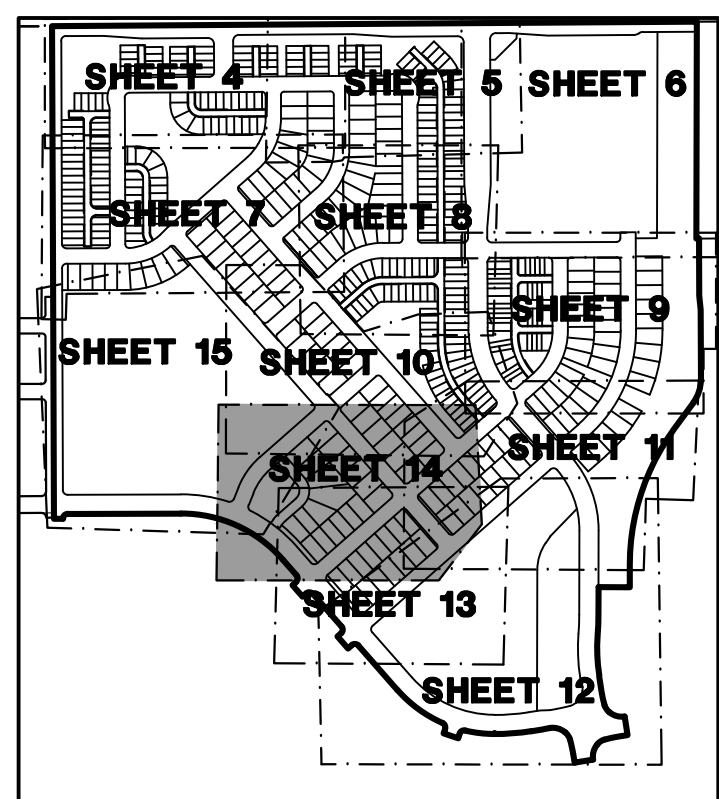
40 20 0 40  
ORIGINAL SCALE: 1" = 40'

FOUNDRY SUBDIVISION FILING NO. 1  
JOB NO. 16146.00  
MARCH 7, 2024  
SHEET 13 OF 20

JR Engineering, LLC  
Centennial 303-740-9393 • Colorado Springs 719-593-2593  
Fort Collins 970-491-9888 • [www.jrengineering.com](http://www.jrengineering.com)

# FOUNDRY SUBDIVISION FILING NO. 1

A RESUBDIVISION OF A PORTION OF TASKO ACRES SUBDIVISION FIRST FILING, AND  
A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



SCALE: 1"=600'

## LEGEND

- SET 30" #6 REBAR W/ 2" ALUMINUM CAP STAMPED "COA RP L38252" IN MONUMENT BOX
- SET 18" #5 REBAR W/ 1-1/4" PINK PLASTIC CAP STAMPED "JR ENG 38252"
- U.E. UTILITY EASEMENT
- W.E. AURORA WATER EASEMENT
- G.E. GAS EASEMENT
- PROPOSED PROPERTY LINE
- PROPOSED RIGHT-OF-WAY
- PROPOSED CENTERLINE
- EXISTING PROPERTY LINE
- EXISTING RIGHT-OF-WAY

NOTE: SEE SHEETS 16 & 17 FOR LINE AND CURVE TABLES.

NOTE: ALL LINES ARE RADIAL TO THE CORRESPONDING CURVES UNLESS OTHERWISE NOTED (NR) = NON RADIAL BEARING



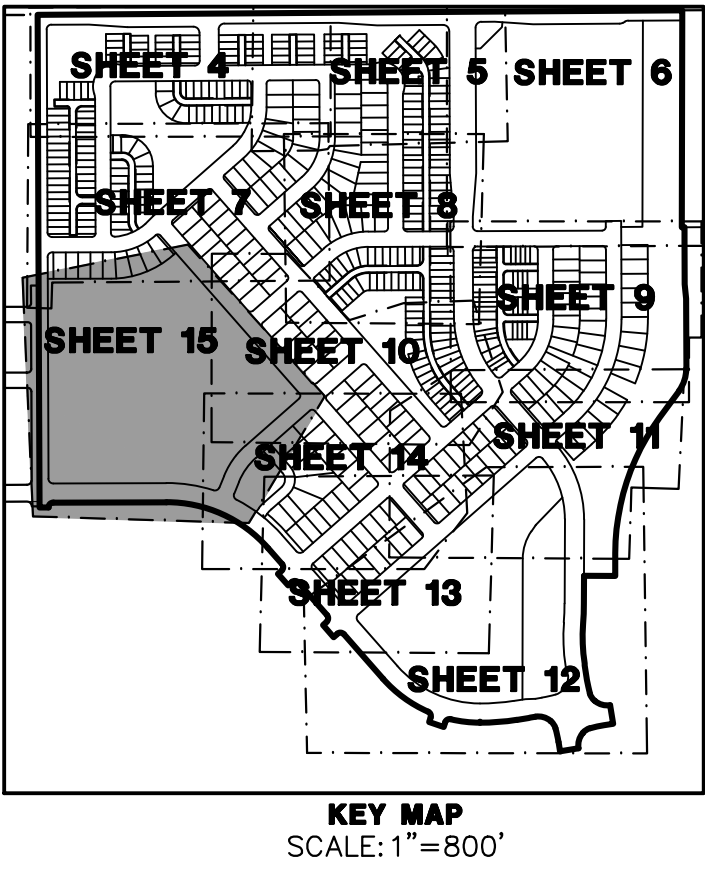
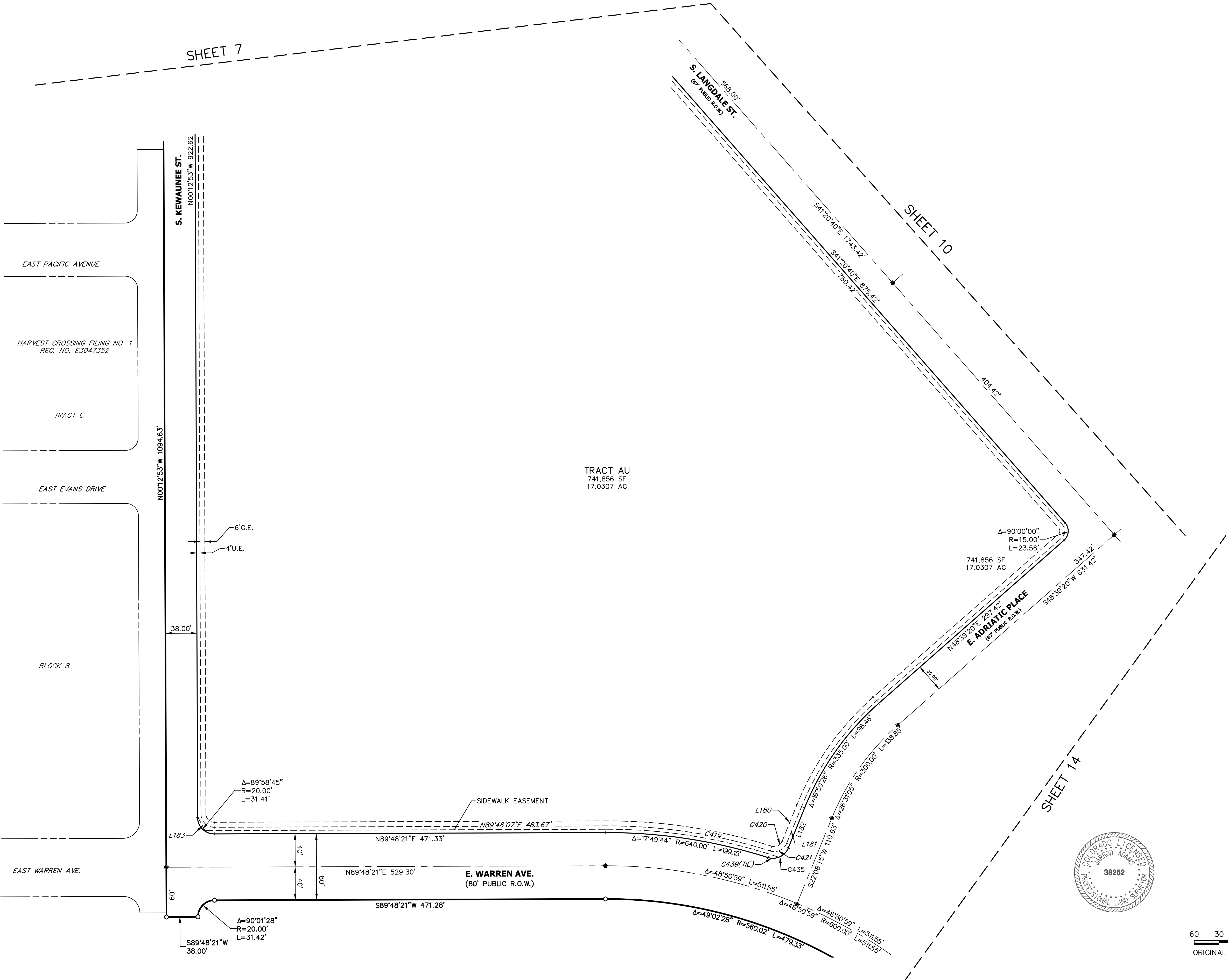
40 20 0 40  
ORIGINAL SCALE: 1" = 40'

FOUNDRY SUBDIVISION FILING NO. 1  
JOB NO. 16146.00  
MARCH 7, 2024  
SHEET 14 OF 20

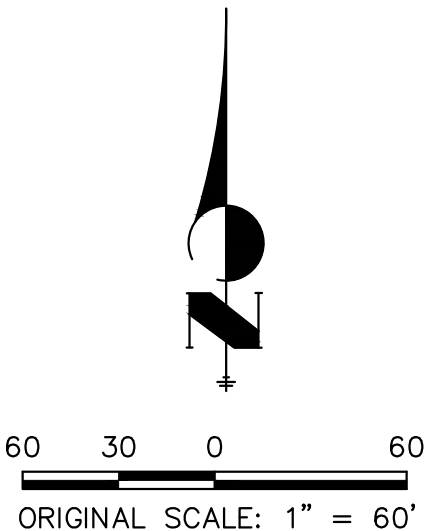
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# FOUNDRY SUBDIVISION FILING NO. 1

A RESUBDIVISION OF A PORTION OF TASKO ACRES SUBDIVISION FIRST FILING, AND  
A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



- LEGEND**
- SET 30" #6 REBAR W/ 2" ALUMINUM CAP STAMPED "COA RP LS38252" IN MONUMENT BOX
  - SET 18" #5 REBAR W/ 1-1/4" PINK PLASTIC CAP STAMPED "JR ENG 38252"
  - U.E. UTILITY EASEMENT
  - W.E. AURORA WATER EASEMENT
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  - PROPOSED CENTERLINE
  - EXISTING PROPERTY LINE
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- NOTE: SEE SHEETS 16 & 17 FOR LINE AND CURVE TABLES.
- NOTE: ALL LINES ARE RADIAL TO THE CORRESPONDING CURVES UNLESS OTHERWISE NOTED (NR) = NON RADIAL BEARING



FOUNDRY SUBDIVISION FILING NO. 1  
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**FOUNDRY SUBDIVISION FILING NO. 1**  
**A RESUBDIVISION OF A PORTION OF TASKO ACRES SUBDIVISION FIRST FILING, AND**  
**A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,**  
**CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO**

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	
C1	31°19'33"	93.00'	50.85'	S03°36'27"E	50.22'
C2	53°22'01"	93.00'	86.62'	S38°44'20"W	83.53'
C3	43°14'05"	93.00'	70.18'	S87°02'23"W	68.52'
C4	7°20'36"	53.00'	6.79'	S75°00'53"E	6.79'
C5	11°42'42"	53.00'	10.83'	S84°32'32"E	10.81'
C6	60°00'00"	20.00'	20.94'	N59°36'08"E	20.00'
C7	30°00'00"	20.00'	10.47'	N14°36'08"E	10.35'
C8	90°00'00"	20.00'	31.42'	N44°36'08"E	28.28'
C9	30°00'00"	20.00'	10.47'	S15°23'52"E	10.35'
C10	60°00'00"	20.00'	20.94'	S60°23'52"E	20.00'
C11	90°00'00"	20.00'	31.42'	S45°23'52"E	28.28'
C12	19°03'18"	53.00'	17.63'	N80°04'28"E	17.55'
C13	45°51'29"	93.00'	74.43'	N86°31'26"W	72.46'
C14	20°01'34"	93.00'	32.51'	N53°34'54"W	32.34'
C15	6°11'28"	93.00'	10.05'	N40°28'23"W	10.04'
C16	16°04'15"	93.00'	26.09'	N29°20'31"W	26.00'
C17	24°54'43"	93.00'	40.44'	N08°51'02"W	40.12'
C18	15°13'43"	93.00'	24.72'	N11°13'11"E	24.65'
C19	128°17'13"	93.00'	208.23'	N45°18'34"W	167.38'
C20	8°46'27"	53.00'	8.12'	S14°26'49"W	8.11'
C21	19°03'18"	53.00'	17.63'	S09°18'23"W	17.55'
C22	10°16'51"	53.00'	9.51'	S04°55'10"W	9.50'
C23	6°35'13"	163.00'	18.74'	N57°20'03"E	18.73'
C24	122°14'53"	28.00'	59.74'	N64°50'07"W	49.04'
C25	3°29'24"	28.00'	1.71'	N01°57'58"W	1.71'
C26	125°44'17"	28.00'	61.45'	N63°05'24"W	49.84'
C27	9°40'18"	137.00'	23.13'	N55°47'31"E	23.10'
C28	82°10'03"	28.00'	40.15'	N09°52'20"E	36.80'
C29	14°02'58"	28.00'	6.87'	N38°14'10"W	6.85'
C30	96°13'01"	28.00'	47.02'	N02°50'51"E	41.69'

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	
C31	4°36'16"	103.05'	8.28'	N42°57'14"W	8.28'
C32	17°05'42"	103.05'	30.75'	N32°06'14"W	30.63'
C33	13°03'47"	103.05'	23.49'	N17°01'30"W	23.44'
C34	10°56'33"	103.05'	19.68'	N05°01'20"W	19.65'
C35	45°42'19"	103.05'	82.20'	N22°24'13"W	80.04'
C36	2°39'39"	178.05'	8.27'	N43°55'32"W	8.27'
C37	17°52'00"	178.05'	55.52'	N33°39'43"W	55.30'
C38	20°31'40"	178.05'	63.79'	N34°59'32"W	63.45'
C39	90°00'00"	20.00'	31.42'	N44°46'44"E	28.28'
C40	70°31'44"	15.00'	18.46'	S54°57'24"E	17.32'
C41	19°28'16"	15.00'	5.10'	S09°57'24"E	5.07'
C42	90°00'00"	15.00'	23.56'	S45°13'16"E	21.21'
C43	90°00'00"	15.00'	23.56'	N44°46'44"E	21.21'
C44	90°10'37"	21.00'	33.05'	N45°18'34"W	29.74'
C45	89°49'23"	15.00'	23.52'	S44°41'26"W	21.18'
C46	90°10'37"	15.00'	23.61'	N45°18'34"W	21.25'
C47	13°30'05"	218.00'	51.37'	N06°31'47"E	51.25'
C48	38°06'07"	108.00'	71.82'	N26°42'38"E	70.50'
C49	10°11'04"	218.00'	38.75'	N43°33'48"E	38.70'
C50	25°09'32"	63.00'	27.66'	S15°23'24"E	27.44'
C51	2°53'39"	108.00'	5.46'	N47°12'31"E	5.45'
C52	9°29'49"	282.00'	46.74'	N22°43'04"E	46.69'
C53	9°29'49"	282.00'	46.74'	N32°12'53"E	46.69'
C54	9°20'28"	282.00'	45.98'	N41°38'01"E	45.92'
C55	2°21'05"	282.00'	11.57'	N47°28'48"E	11.57'
C56	19°28'16"	15.00'	5.10'	S38°55'12"W	5.07'
C57	70°31'44"	15.00'	18.46'	S06°04'48"E	17.32'
C58	90°00'00"	15.00'	23.56'	S03°39'20"W	21.21'
C59	90°00'00"	15.00'	23.56'	S86°20'40"E	21.21'
C60	70°31'44"	15.00'	18.46'	S76°36'31"E	17.32'

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	
C61	19°28'16"	15.00'	5.10'	N58°23'29"E	5.07'
C62	7°42'56"	282.00'	37.98'	S52°30'49"W	37.95'
C63	9°37'44"	282.00'	47.39'	S61°11'09"W	47.34'
C64	9°37'44"	282.00'	47.39'	S70°48'53"W	47.34'
C65	9°37'44"	282.00'	47.39'	S80°26'37"W	47.34'
C66	4°31'15"	282.00'	22.25'	S87°31'06"W	22.25'
C67	90°00'00"	15.00'	23.56'	S86°20'40"E	21.21'
C68	70°31'44"	15.00'	18.46'	S76°36'31"E	17.32'
C69	6°11'11"	28.00'	3.02'	S87°18'17"E	3.02'
C70	70°31'44"	15.00'	18.46'	S06°04'48"E	17.32'
C71	19°28'16"	15.00'	5.10'	S38°55'12"W	5.07'
C72	90°00'00"	15.00'	23.56'	S03°39'20"W	21.21'
C73	8°46'30"	282.00'	43.19'	N44°16'05"E	43.15'
C74	10°10'13"	282.00'	50.06'	N34°47'44"E	49.99'
C75	9°43'47"	282.00'	47.89'	N24°50'44"E	47.83'
C76	10°05'42"	282.00'	49.69'	N14°55'59"E	49.62'
C77	9°43'34"	282.00'	47.87'	N05°01'21"E	47.81'
C78	0°22'50"	282.00'	1.87'	N00°01'51"W	1.87'
C79	89°49'23"	15.00'	23.52'	S44°41'26"W	21.18'
C80	90°10'37"	15.00'	23.61'	N45°18'34"W	21.25'
C81	16°18'20"	218.00'	62.04'	N07°55'54"E	61.83'
C82	90°00'00"	28.00'	43.98'	S45°23'52"E	39.60'
C83	83°48'49"	28.00'	40.96'	S42°18'17"E	37.40'
C84	90°00'00"	52.00'	81.68'	S45°23'52"E	73.54'
C85	22°43'02"	52.00'	20.62'	S79°02'21"E	20.48'
C86	19°03'18"	53.00'	17.63'	N09°44'34"W	17.55'
C87	30°10'18"	52.00'	27.38'	S15°29'01"E	27.07'
C88	27°19'01"	127.00'	60.55'	S14°03'23"E	59.98'
C89	34°26'15"	127.00'	76.33'	S44°56'01"E	75.19'
C90	28°14'44"	127.00'	62.61'	S76°16'31"E	61.98'

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	
C91	90°00'00"	10.00'	15.71'	N45°12'55"W	14.14'
C92	81°40'21"	26.00'	37.06'	S48°56'55"W	34.00'
C93	81°9'39"	26.00'	37.87'	S03°56'55"W	3.78'
C94	90°00'00"	26.00'	40.84'	S44°47'05"W	36.77'
C95	37°58'48"	26.00'	17.23'	S19°12'19"E	16.92'
C96	52°01'12"	26.00'	23.61'	S64°12'19"E	22.80'
C97	90°00'00"	26.00'	40.84'	S45°12'55"E	36.77'
C98	52°01'12"	26.00'	23.61'	S63°46'29"W	22.80'
C99	37°58'48"	26.00'	17.23'	S18°46'29"W	16.92'
C100	90°00'00"	26.00'	40.84'	S44°47'05"W	36.77'
C101	82°04'53"	15.00'	21.49'	N48°45'40"E	19.70'
C102	7°56'08"	15.00'	2.08'	N03°45'09"E	2.08'
C103	90°01'01"	15.00'	23.57'	N44°47'36"E	21.22'
C104	89°59'00"	20.00'	31.41'	S45°12'23"E	28.28'
C105	69°07'42"	20.00'	24.13'	S55°38'03"E	22.69'
C106	20°51'19"	20.00'	7.28'	S10°38'33"E	7.24'
C107	94°00'20"	15.00'	24.61'	S47°13'05"E	21.94'
C108	20°19'48"	218.00'	77.35'	N75°36'51"E	76.95'
C109	6°50'15"	218.00'	26.02'	N62°01'49"E	26.00'
C110	9°57'02"	218.00'	37.86'	N53°38'11"E	37.81'
C111	27°45'15"	37.00'	17.72'	S14°05'32"E	17.75'
C112	2°35'43"	63.00'	2.85'	S01°30'46"E	2.85'
C113	90°00'00"	28.00'	43.98'	N45°12'55"W	39.60'
C114	29°32'27"	52.00'	26.81'	N14°59'09"W	26.51'
C115	32°56'35"	52.00'	29.90'	N46°13'40"W	29.49'
C116	27°30'58"	52.00'	24.97'	N76°27'26"W	24.73'
C117	90°00'00"	52.00'	81.68'	N45°12'55"W	73.54'
C118	26°16'46"	127.00'	58.25'	N13°21'18"W	57.74'
C119	32°56'35"	127.00'	73.02'	N42°57'58"W	72.02'
C120	30°46'39"	127.00'	68.22'	N74°49'35"W	67.40'

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	
C121	90°01'00"	20.00'	31.42'	S44°47'37"W	28.29'
C122	3°03'34"	282.00'	15.06'	N88°16'19"E	15.06'
C123	3°03'34"	392.00'	20.93'	N88°16'19"E	20.93'
C124	19°25'13"	15.00'	5.08'	S58°25'00"W	5.06'
C125	70°31'44"	15.00'	18.46'	N76°36'31"W	17.32'
C126	19°28'16"	15.00'	5.10'	S31°36'31"E	5.07'
C127	90°00'00"	15.00'	23.56'	S03°39'20"W	21.21'
C128	70°31'44"	15.00'	18.46'	S13°23'29"W	17.32'
C129	19°28'16"	15.00'	5.10'	S31°36'31"E	5.07'
C130	90°00'00"	15.00'	23.56'	N86°20'40"W	21.21'
C131	70°31'44"	15.00'	18.46'	S83°55'12"W	17.32'
C132	19°28'16"	15.00'	5.10'	N51°04'48"W	5.07'
C133	90°00'00"	15.00'	23.56'	N03°39'20"E	21.21'
C134	90°00'00"	15.00'	23.56'	S86°20'40"E	21.21'
C135	90°00'00"	15.00'	23.56'	S03°39'20"W	21.21'
C136	90°00'00"	15.00'	23.56'	N86°20'40"W	21.21'
C137	90°00'00"	15.00'	23.56'	N03°39'20"E	21.21'
C138	90°00'00"	15.00'	23.56'	S86°20'40"E	21.21'
C139	90°00'00"	15.00'	23.56'	N86°20'40"W	21.21'
C140	90°00'00"	15.00'	23.56'	N03°39'20"E	21.21'
C141	90°00'12"	15.00'	23.56'	S86°20'45"E	21.21'
C142	90°00'00"	15.00'	23.56'	S03°39'20"W	21.21'
C143	90°00'00"	15.00'	23.56'	N03°39'20"E	21.21'
C144	90°00'00"	15.00'	23.56'	N86°20'40"W	21.21'
C145	5°30'22"	82.50'	7.93'	N38°35'28"W	7.93'
C146	29°11'47"	82.50'	42.04'	N21°14'24"W	41.59'
C147	29°11'47"	82.50'	42.04'	N07°57'23"E	41.59'
C148	26°06'03"	82.50'	37.58'	N35°36'19"E	37.26'
C149	90°00'00"	41.00'	64.40'	N03°39'20"E	57.98'
C150	11°49'16"	122.50'	25.27'	N42°44'42"E	25.23'

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	
C151	0°12'20"	122.50'	0.44'	S36°43'54"W	0.44'
C152	12°01'36"	122.50'	25.71'	N42°38'32"E	25.67'
C153	9°19'53"	660.00'	107.49'	N46°00'36"W	107.37'
C154	9°23'18"	640.00'	104.87'	N46°02'19"W	104.75'
C155	3°42'59"	640.00'	41.51'	N52°35'27"W	41.50'
C156	12°01'36"	164.00'	34.42'	N42°38'32"E	34.36'
C157	8°37'01"	640.00'	96.25'	N58°45'27"W	96.16'
C158	90°00'00"	20.00'	31.42'	S86°20'40"E	28.28'
C159	81°06'04"	20.00'	28.31'	S00°47'37"E	26.00'
C160	90°00'00"	20.00'	31.42'	S03°39'20"W	28.28'
C161	8°53'56"	20.00'	3.11'	S44°12'23"W	3.10'
C162	32°13'51"	15.00'	8.44'	S64°46'16"W	8.33'
C163	57°46'09"	15.00'	15.12'	N70°13'44"W	14.49'
C164	90°00'00"	15.00'	23.56'	N86°20'40"W	21.21'
C165	57°46'09"	15.00'	15.12'	N12°27'35"W	14.49'
C166	32°13'51"	15.00'	8.44'	N32°32'25"E	8.33'
C167	90°00'00"	15.00'	23.56'	N03°39'20"W	21.21'
C168	81°06'04"	20.00'	28.31'	S81°53'42"E	26.00'
C169	8°53'56"	20.00'	3.11'	N53°06'18"E	3.10'
C170	90°00'00"	20.00'	31.42'	S86°20'40"E	28.28'
C171	90°00'00"	15.00'	23.56'	S86°20'40"E	21.21'
C172	70°31'44"	15.00'	18.46'	S76°36'31"E	17.32'
C173	19°28'16"	15.00'	5.10'	N58°23'29"E	5.07'
C174	90°00'00"	15.00'	23.56'	S03°39'20"W	21.21'
C175	70°31'44"	15.00'	18.46'	S06°04'48"E	17.32'
C176	19°28'16"	15.00'	5.10'	S38°55'12"W	5.07'
C177	30°00'00"	20.00'	10.47'	S63°39'20"W	10.35'
C178	90°00'00"	20.00'	31.42'	N86°20'40"W	28.28'
C179	60°00'00"	20.00'	20.94'	N71°20'40"W	20.00'
C180	60°00'00"	20.00'	20.94'	N11°20'40"W	20.00'

FOUNDRY SUBDIVISION FILING NO. 1

A RESUBDIVISION OF A PORTION OF TASKO ACRES SUBDIVISION FIRST FILING, AND

A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,

CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	
C331	25°11'27"	108.00'	47.48'	N25°52'33"E	47.10'
C332	10°11'04"	108.00'	19.20'	N43°33'48"E	19.17'
C333	7°52'51"	108.00'	14.85'	N03°43'09"E	14.84'
C334	13°30'05"	108.00'	25.45'	N06°31'47"E	25.39'
C335	10°24'29"	282.00'	51.23'	N04°58'59"E	51.16'
C336	7°46'56"	282.00'	38.30'	N14°04'41"E	38.27'
C337	25°11'27"	218.00'	95.85'	N25°52'33"E	95.08'
C338	7°00'34"	518.00'	63.37'	N18°02'18"E	63.33'
C339	37°06'40"	52.00'	33.68'	S49°07'30"E	33.10'
C340	6°21'53"	337.00'	37.44'	S17°35'02"E	37.42'
C341	4°32'06"	438.00'	34.67'	S02°56'28"E	34.66'
C342	9°44'47"	282.00'	47.97'	N72°07'22"E	47.91'
C343	89°56'57"	15.00'	23.55'	N86°19'08"W	21.20'
C344	8°48'23"	282.00'	43.34'	N53°06'34"E	43.30'
C345	8°49'02"	392.00'	60.32'	N53°03'51"E	60.26'
C346	9°46'36"	392.00'	66.89'	N62°21'40"E	66.81'
C347	19°28'16"	15.00'	5.10'	N58°23'29"E	5.07'
C348	5°03'00"	582.00'	51.30'	N02°18'14"E	51.28'
C349	5°54'34"	582.00'	60.03'	N19°36'08"E	60.00'
C350	6°21'00"	582.00'	64.50'	N25°43'55"E	64.47'
C351	5°54'34"	582.00'	60.03'	N31°51'42"E	60.00'
C352	5°54'34"	582.00'	60.03'	N37°46'16"E	60.00'
C353	5°54'34"	582.00'	60.03'	N43°40'50"E	60.00'
C354	7°01'33"	518.00'	63.52'	N38°26'27"E	63.48'
C355	7°01'33"	518.00'	63.52'	N31°24'54"E	63.48'
C356	6°21'33"	518.00'	57.49'	N24°43'21"E	57.46'
C357	7°01'33"	518.00'	63.52'	N11°01'14"E	63.48'
C358	7°01'33"	518.00'	63.52'	N03°59'41"E	63.48'
C359	9°44'47"	282.00'	47.97'	N81°52'09"E	47.91'
C360	9°44'13"	282.00'	47.92'	N62°22'52"E	47.87'

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	
C362	3°58'14"	216.50'	15.00'	N22°29'19"W	15.00'
C363	18°56'29"	224.00'	74.05'	N33°56'40"W	73.71'
C364	7°30'55"	433.00'	56.80'	S08°58'26"E	56.76'
C365	1°14'43"	363.00'	7.89'	S05°57'58"E	7.89'
C366	2°16'26"	378.00'	15.00'	S07°43'31"E	15.00'
C367	1°58'21"	473.00'	16.28'	S12°41'46"E	16.28'
C368	1°46'06"	486.00'	15.00'	N14°34'00"W	15.00'
C369	18°39'25"	252.33'	82.16'	N00°27'09"E	81.80'
C370	18°41'11"	252.42'	82.32'	S89°32'57"E	81.96'
C373	7°17'41"	214.00'	27.25'	N03°25'35"E	27.23'
C374	4°17'15"	200.50'	15.00'	S09°13'03"W	15.00'
C375	38°29'44"	16.00'	10.75'	S19°01'58"W	10.55'
C376	89°48'48"	10.00'	15.68'	S44°41'30"W	14.12'
C377	90°00'00"	16.00'	25.13'	N45°13'16"W	22.63'
C378	8°59'21"	16.00'	2.51'	S85°17'03"W	2.51'
C379	42°31'05"	25.00'	18.55'	N69°08'40"W	18.13'
C380	10°06'15"	30.50'	5.38'	N18°43'32"W	5.37'
C381	23°33'23"	29.50'	12.13'	N11°59'58"W	12.04'
C383	90°10'57"	10.00'	15.74'	N45°18'44"W	14.16'
C384	15°24'25"	178.05'	47.88'	N17°01'30"W	47.73'
C385	45°24'08"	21.00'	16.64'	S22°28'48"W	16.21'
C386	89°49'03"	15.00'	23.51'	S44°41'16"W	21.18'
C387	77°07'58"	15.00'	20.19'	S55°39'17"E	18.70'
C388	16°34'18"	19.50'	5.64'	N42°55'43"E	5.62'
C389	19°13'09"	13.00'	4.36'	N60°38'57"E	4.34'
C390	24°44'54"	12.00'	5.18'	N63°24'49"E	5.14'
C391	26°21'46"	30.00'	13.80'	N65°54'57"E	13.68'
C392	26°45'16"	30.00'	14.01'	N66°06'42"E	13.88'
C394	89°59'47"	15.00'	23.56'	S44°36'01"W	21.21'
C395	90°00'13"	15.00'	23.56'	N45°23'59"W	21.21'
C396	45°35'18"	21.00'	16.71'	N23°11'32"W	16.27'
C397	90°00'00"	10.00'	15.71'	N45°13'16"W	14.14'

CURVE TABLE					
CURVE	DELTA	RADIUS	LENGTH	CHORD	
C398	2°20'20"	367.50'	15.00'	S02°26'48"E	15.00'
C399	89°32'20"	10.00'	15.63'	N03°53'11"E	14.09'
C400	89°32'20"	16.00'	25.00'	N03°53'11"E	22.54'
C401	10°49'36"	20.00'	3.78'	S54°04'08"W	3.77'
C402	24°44'54"	12.00'	5.18'	N75°01'15"E	5.14'
C403	19°13'09"	13.00'	4.36'	N77°47'08"E	4.34'
C404	16°34'18"	19.50'	5.64'	S84°29'38"E	5.62'
C405	38°40'56"	16.00'	10.80'	N67°59'48"E	10.60'
C406	90°00'00"	10.00'	15.71'	S86°20'40"E	14.14'
C407	38°40'56"	16.00'	10.80'	S29°18'52"W	10.60'
C408	90°00'00"	10.00'	15.71'	S03°39'20"W	14.14'
C409	10°49'36"	20.00'	3.78'	N43°14'32"E	3.77'
C410	24°44'54"	12.00'	5.18'	S22°17'25"W	5.14'
C411	19°13'09"	13.00'	4.36'	S19°31'33"W	4.34'
C412	16°34'18"	19.50'	5.64'	S01°48'19"W	5.62'
C413	91°28'56"	16.00'	25.55'	N85°36'11"W	22.92'
C414	91°28'56"	10.00'	15.97'	N85°36'11"W	14.32'
C415	40°00'16"	371.00'	259.04'	N19°51'35"W	253.81'
C416	40°00'16"	377.00'	263.22'	N19°51'35"W	257.91'
C417	41°29'12"	381.00'	275.87'	N20°36'04"W	269.89'
C419	18°49'58"	644.00'	211.68'	N80°46'55"W	210.73'
C420	85°25'33"	10.00'	14.91'	S64°51'02"W	13.57'
C421	85°25'33"	16.00'	23.86'	S64°51'02"W	21.71'
C424	90°00'00"	16.00'	25.13'	S86°20'40"E	22.63'
C425	90°00'00"	10.00'	15.71'	S86°20'40"E	14.14'
C428	90°00'00"	16.00'	25.13'	S86°20'40"E	22.63'
C429	90°00'00"	10.00'	15.71'	S86°20'40"E	14.14'
C430	3°15'12"	224.00'	12.72'	N18°52'36"W	12.72'
C431	0°39'16"	2262.86'	25.85'	S00°21'52"E	25.84'
C432	90°00'00"	16.00'	25.13'	S03°39'20"W	22.63'

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N00°23'52"W	18.16'
L2	N00°23'52"W	16.90'
L3	N00°23'52"W	10.00'
L4	N00°23'52"W	10.00'
L5	N00°23'52"W	10.00'
L6	N00°23'52"W	10.00'
L7	S00°23'52"E	10.00'
L8	N00°23'52"W	10.00'
L9	N00°23'52"W	10.00'
L10	N00°23'52"W	10.00'
L11	N00°23'52"W	10.00'
L12	S00°23'52"E	10.00'
L13	N00°23'52"W	10.00'
L14	S89°36'08"W	15.05'
L15	N00°23'52"W	10.00'
L16	N89°36'08"E	15.24'
L17	S00°23'52"E	10.00'
L18	N00°23'52"W	10.00'
L19	N60°37'40"E	24.11'
L20	N60°37'40"E	24.12'
L21	S89°46'44"W	17.95'
L22	N00°13'16"W	30.00'
L23	S89°46'44"W	18.00'
L24	N00°13'16"W	28.30'
L25	N00°13'16"W	10.00'
L26	N00°13'16"W	10.00'
L27	N00°13'16"W	32.00'
L28	N00°13'16"W	22.00'
L29	N00°13'16"W	40.92'
L30	N00°13'16"W	18.92'
L31	N04°59'05"W	13.12'
L32	S00°13'16"E	40.92'
L33	S89°47'05"W	4.92'
L34	S89°46'44"W	15.00'
L35	S89°36'08"W	0.23'

LINE TABLE		
LINE	BEARING	DISTANCE
L36	N00°23'52"W	47.00'
L37	N00°12'55"W	26.00'
L38	N48°39'20"E	10.00'
L39	N00°12'55"W	10.00'
L40	N00°12'55"W	5.47'
L41	S89°47°04"W	26.00'
L42	N00°12'55"W	5.47'
L43	N27°58'11"W	11.54'
L44	N27°58'11"W	17.77'
L45	N27°58'11"W	17.77'
L46	S89°47°05"W	47.13'
L47	S89°47°05"W	49.13'
L48	S89°36'08"W	34.21'
L49	S89°47°05"W	10.00'
L50	N00°13'16"W	52.00'
L51	N36°37°45"E	19.28'
L52	N36°37°45"E	19.84'
L53	S41°20'40"E	10.00'
L54	N00°13'16"W	15.00'
L55	S41°20'40"E	10.00'
L56	N89°46'44"E	14.14'
L57	N48°39'20"E	7.00'
L58	N48°39'20"E	7.00'
L59	N48°39'20"E	7.00'
L60	N41°20'40"W	8.26'
L61	N48°39'20"E	1.31'
L62	N41°20'40"W	8.26'
L63	N00°23'52"W	10.00'
L64	N00°23'52"W	10.00'
L65	S00°13'16"E	9.00'
L66	N00°12'55"W	10.00'
L67	S41°20'40"E	10.00'
L68	S89°47°05"W	10.00'
L69	S27°58'11"E	6.11'
L70	N76°38'01"E	8.50'

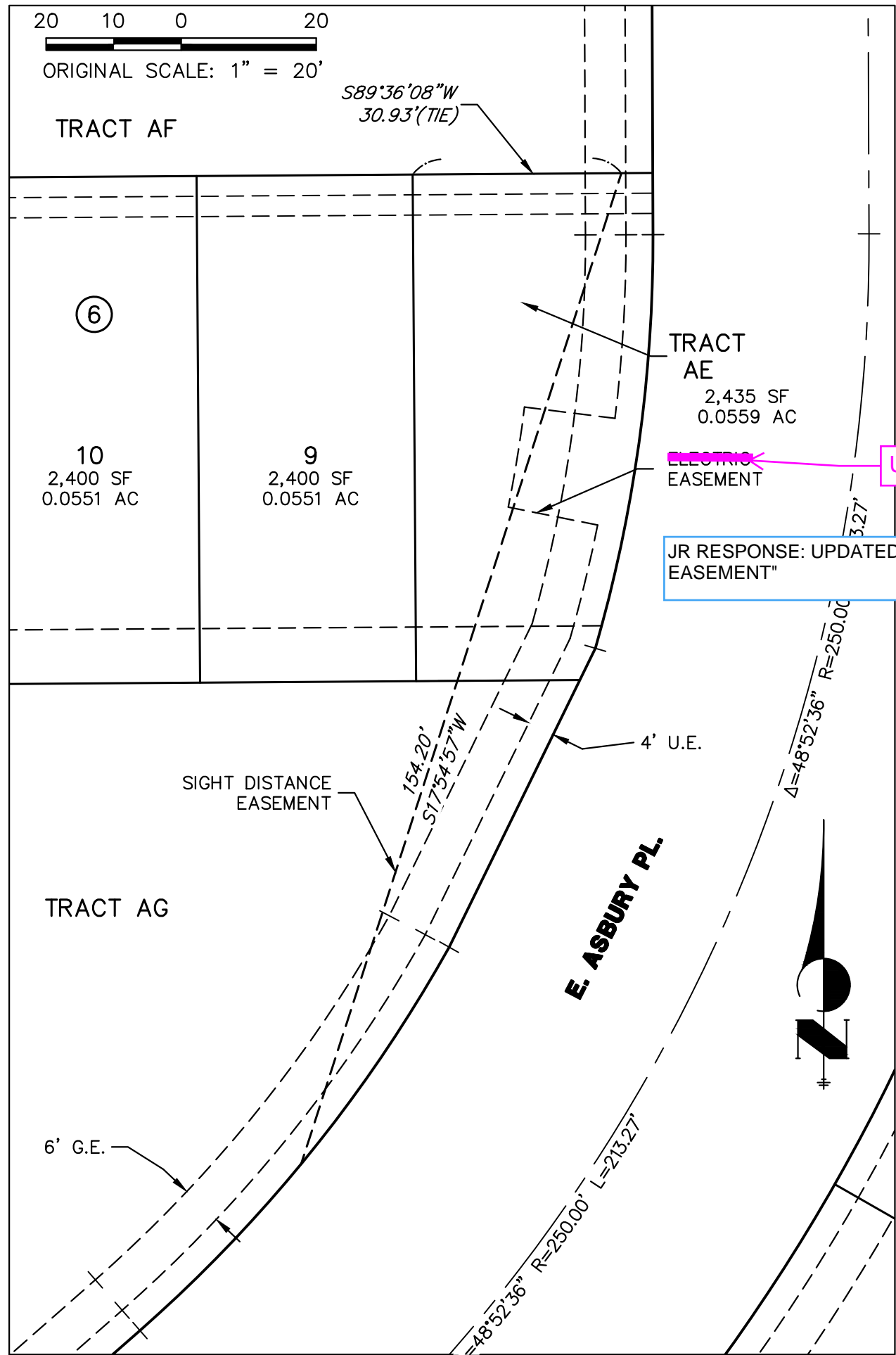
LINE TABLE		
LINE	BEARING	DISTANCE
L71	N56°35'33"E	34.59'
L72	S00°12'55"E	24.25'
L73	S89°47°05"W	7.50'
L74	S00°12'55"E	11.98'
L75	S89°47°05"W	3.38'
L76	S00°23'52"E	21.00'
L77	N89°36'08"E	15.00'
L78	N00°23'52"W	21.00'
L79	N81°32'50"W	47.26'
L80	N78°36'34"E	47.80'
L81	N81°32'50"W	47.26'
L82	N83°26'56"E	105.70'
L83	N89°36'08"W	4.50'
L84	S69°29'48"W	7.50'
L85	N65°31'35"E	7.50'
L86	N31°50'44"E	117.99'
L87	N16°46'13"E	68.46'
L88	N78°45'52"E	48.15'
L89	N11°02'18"E	43.68'
L90	S52°30'24"E	47.14'
L91	S31°54'16"E	41.88'
L92	N89°36'08"E	77.01'
L93	N00°23'52"W	10.00'
L94	N89°36'08"E	15.00'
L95	S00°23'52"E	10.00'
L96	N89°36'08"E	13.99'
L97	S00°23'52"E	8.00'
L98	N89°36'08"E	70.00'
L99	N00°23'52"W	10.00'
L100	N89°36'08"E	15.00'
L101	S00°23'52"E	10.00'
L102	N89°36'08"E	78.71'
L103	N89°36'08"E	20.37'
L104	N89°36'08"E	27.45'
L105	N89°36'08"E	32.44'

LINE TABLE		
LINE	BEARING	DISTANCE
L106	S83°24'41"W	15.07'
L107	S81°08'17"W	15.07'
L109	N76°19'03"E	13.00'
L110	S74°32'57"W	13.00'
L111	S89°36'08"W	74.68'
L112	S00°23'52"E	10.00'
L113	S89°36'08"W	15.00'
L114	N00°23'52"W	10.00'
L115	S89°36'08"W	111.73'
L116	S00°23'52"E	10.00'
L117	S89°36'08"W	15.00'
L118	N00°23'52"W	10.00'
L119	S89°36'08"W	72.00'
L120	S00°23'52"E	10.00'
L121	S89°36'08"W	15.00'
L122	S00°23'52"E	10.00'
L123	S89°36'08"W	75.22'
L124	N89°47°05"E	13.50'
L125	N00°12'55"W	15.00'
L126	S89°47°05"W	13.50'
L127	S89°47°05"W	23.01'
L128	N00°12'55"W	70.00'
L129	S82°55'35"E	13.50'
L130	S78°38'20"E	13.50'
L132	N89°35'47"E	21.91'
L133	N89°35'47"E	9.42'
L134	S44°44'20"W	66.00'
L135	S45°15'40"E	10.00'
L136	S44°44'20"W	15.00'
L137	N45°15'40"W	10.00'
L138	N89°48'07"E	73.92'
L139	N00°11'53"W	11.00'
L140	N89°48'07"E	16.70'
L141	S00°11'53"E	11.00'
L142	N89°46'44"E	55.00'

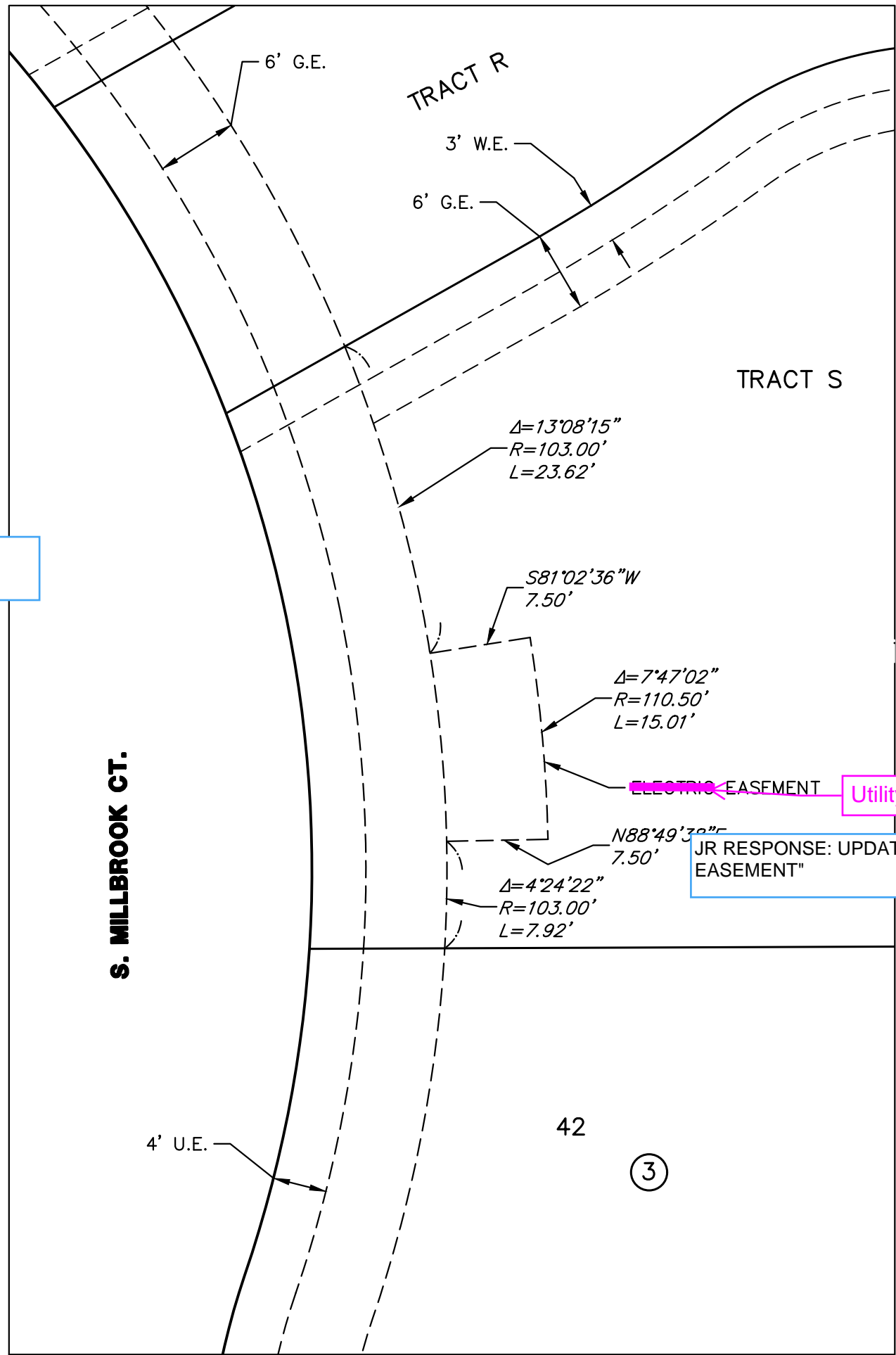
LINE TABLE		
LINE	BEARING	DISTANCE
L143	S00°13'16"E	7.50'
L144	N89°46'44"E	15.00'
L145	S00°19'23"E	13.12'
L146	N21°35'37"W	22.00'
L147	N89°35'54"E	4.53'
L148	N00°24'11"W	1.03'
L149	S00°23'52"E	123.74'
L151	N00°23'52"W	111.73'
L152	N00°23'52"W	111.73'
L153	S89°46'44"W	13.00'
L154	N00°13'16"W	15.00'
L155	N89°46'44"E	13.00'
L156	S41°20'40"E	15.00'
L157	S48°39'20"W	11.00'
L158	N88°43'22"E	13.50'
L159	S86°23'03"W	13.00'
L160	S00°13'16"E	11.91'
L161	S00°13'16"E	11.76'
L162	N00°13'16"W	11.00'
L163	S00°13'16"E	12.35'
L164	N89°46'44"E	13.50'
L165	N00°13'16"W	15.00'
L166	S89°46'44"W	13.50'
L167	S39°44'29"E	19.19'
L168	S39°43'26"E	19.14'
L169	S48°39'20"W	6.75'
L170	S41°20'40"E	13.50'
L171	N48°39'20"E	15.00'
L172	N41°20'40"E	13.50'
L173	S67°38'50"W	15.33'
L176	N41°20'40"W	2.50'
L177	S48°39'20"W	976.79'
L178	S48°39'20"W	976.79'
L179	S48°39'20"W	978.93'
L180	N22°08'15"E	47.87'

# FOUNDRY SUBDIVISION FILING NO. 1

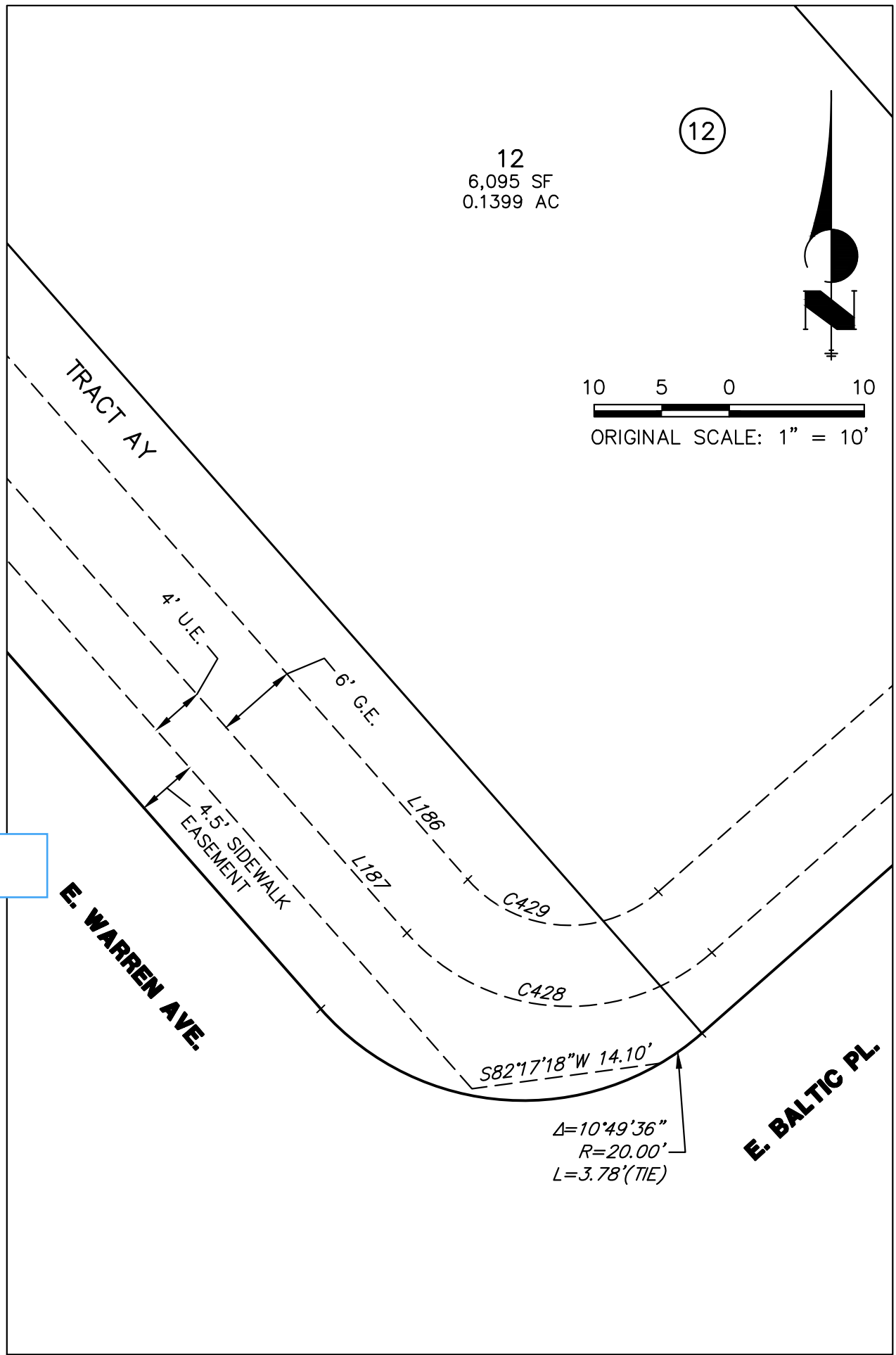
A RESUBDIVISION OF A PORTION OF TASKO ACRES SUBDIVISION FIRST FILING, AND  
A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO



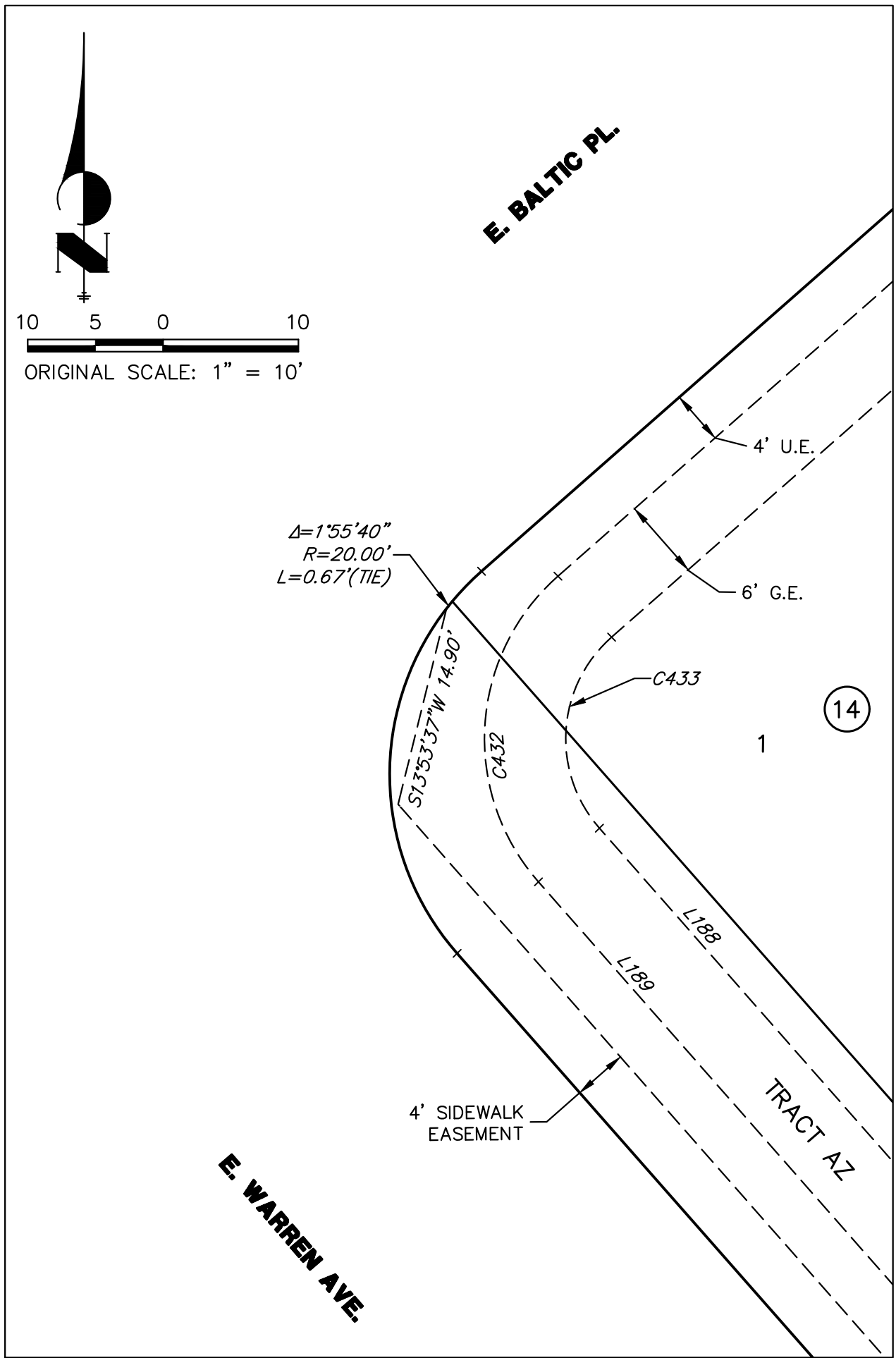
DETAIL G



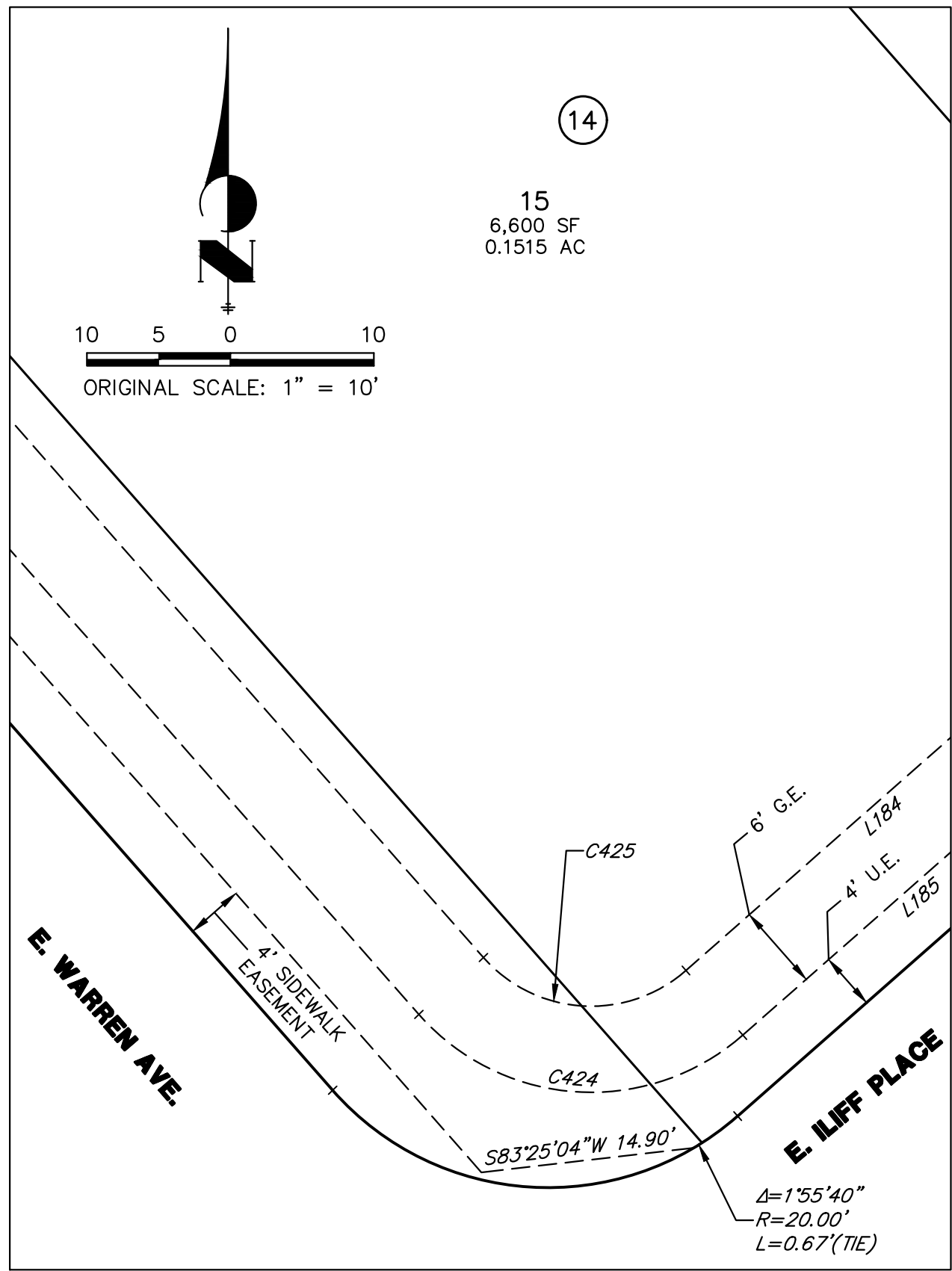
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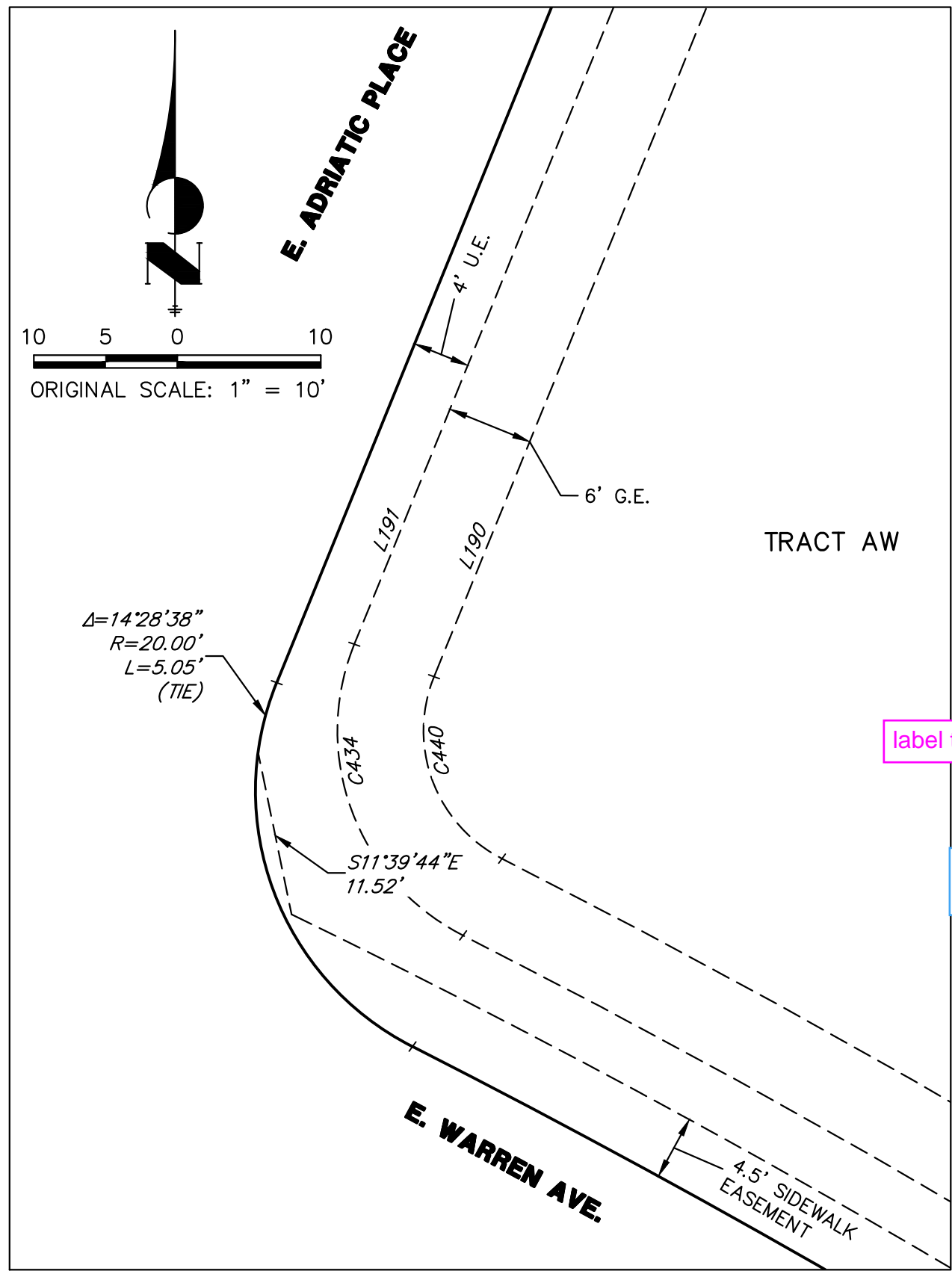
DETAIL I



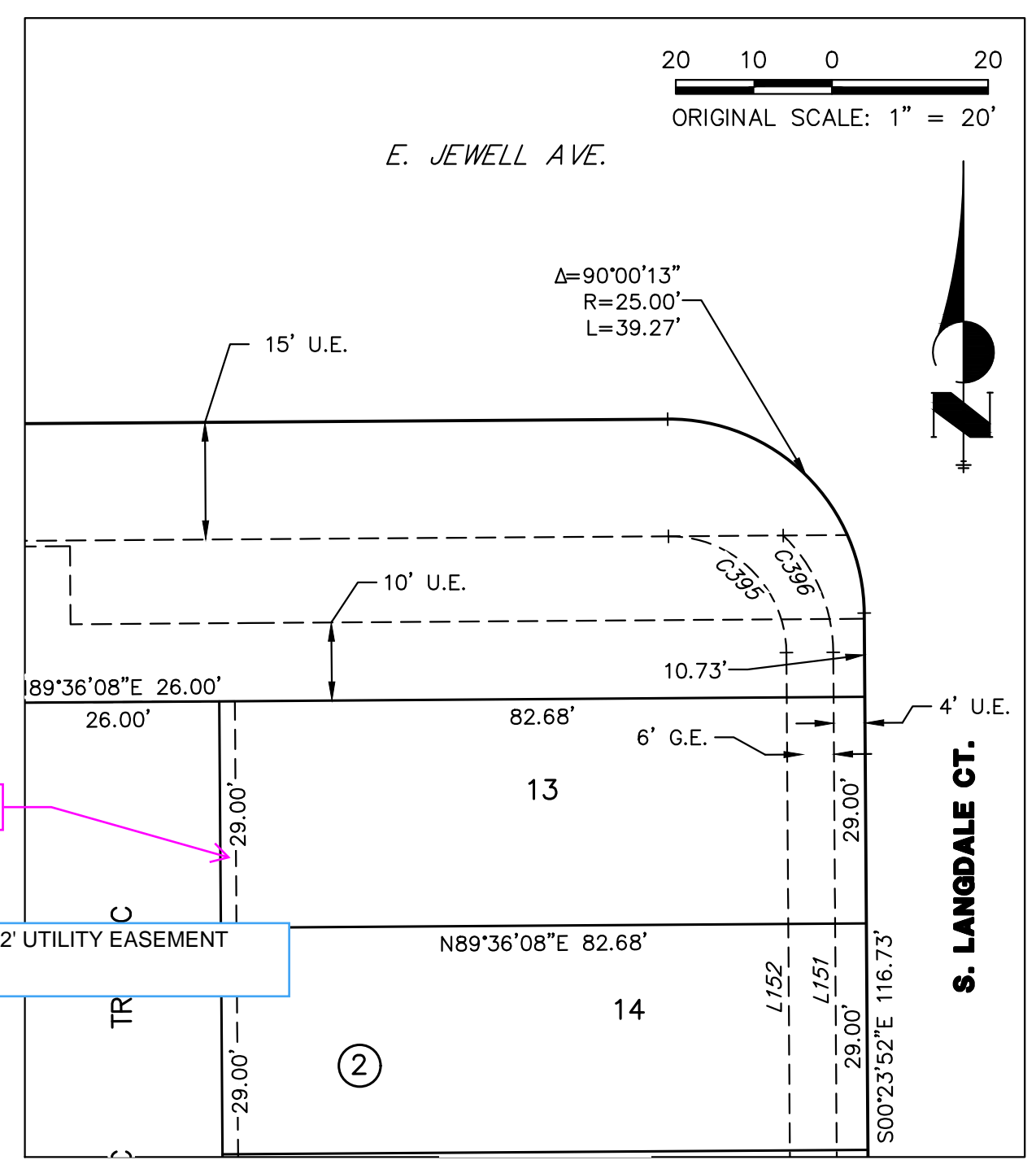
DETAIL J



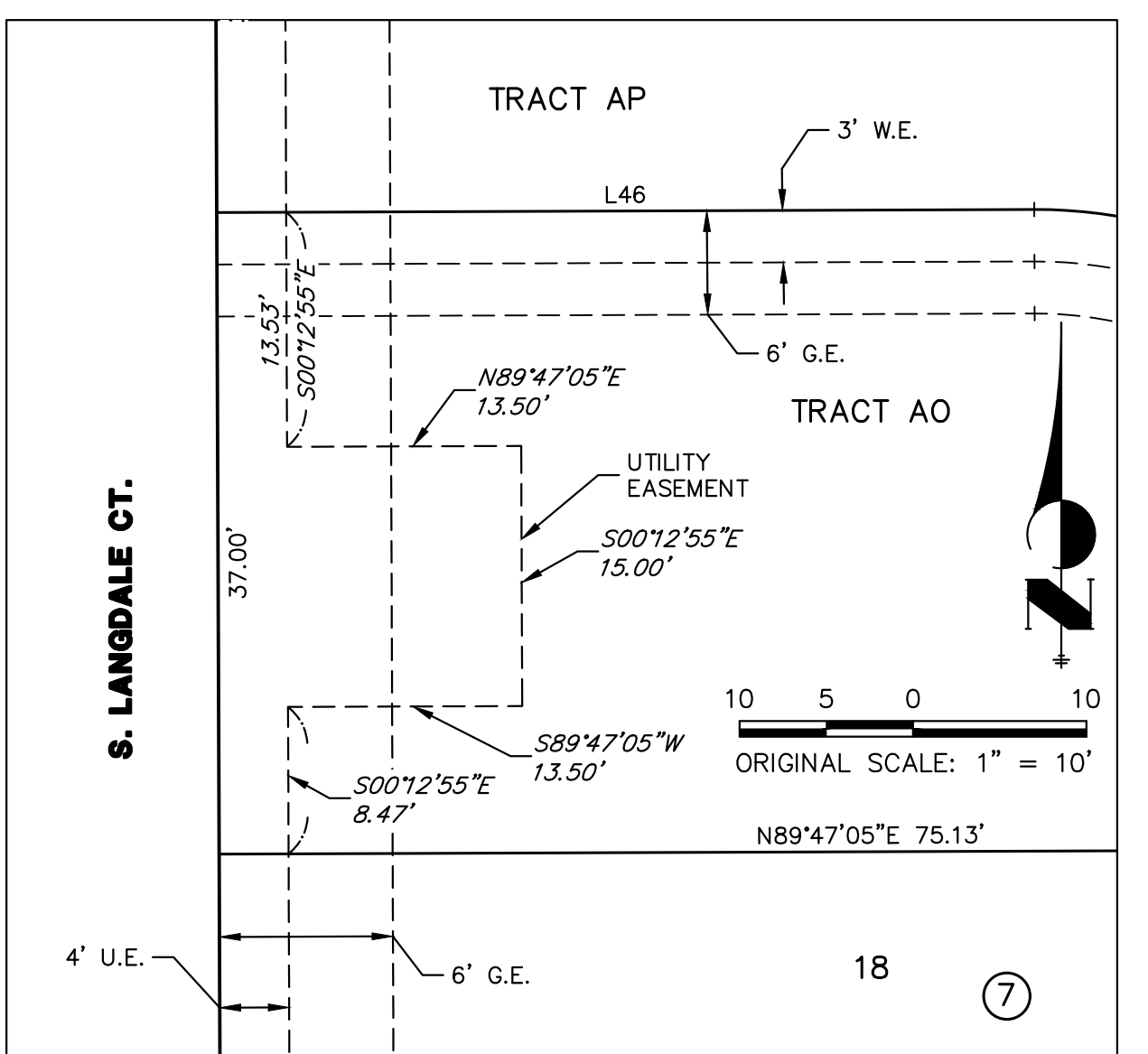
DETAIL K



DETAIL L



DETAIL M



DETAIL N

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JOB NO. 16146.00  
MARCH 7, 2024  
SHEET 18 OF 20



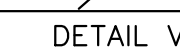
JR Engineering, LLC  
Centennial 303-740-9393 • Colorado Springs 719-593-2593  
Fort Collins 970-491-9888 • [www.jrengineering.com](http://www.jrengineering.com)

**A RESUBDIVISION OF A PORTION OF TASKO ACRES SUBDIVISION FIRST FILING, AND  
A PARCEL OF LAND SITUATED IN SECTION 29, TOWNSHIP 4 SOUTH, RANGE 65 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO**



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FOUNDRY SUBDIVISION FILING NO. 1  
JOB NO. 16146.00  
MARCH 7, 2024  
SHEET 20 OF 20

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