

FLORES SUBDIVISION FILING NO. 1

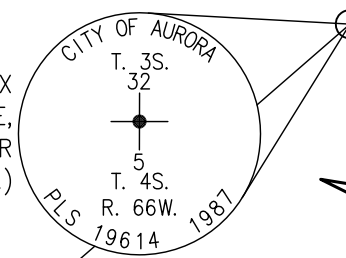
A RE-SUBDIVISION OF A PORTION OF VACATED TRACT 47 OF ALTURA FARMS, LYING WITHIN THE NORTHWEST QUARTER (NW 1/4) OF SECTION 5, TOWNSHIP 4 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF AURORA, COUNTY OF ARAPAHOE, STATE OF COLORADO

SHEET 2 OF 2

LEGEND OF SYMBOLS & ABBREVIATIONS

- MONUMENT FOUND, AS NOTED
- ⊕ FOUND CHISELED + IN CONCRETE
- SET 18" LONG REBAR & 1-1/4" DIAMETER YELLOW PLASTIC CAP, PLS 37929, TYPICAL UNLESS NOTED OTHERWISE
- (C) CALCULATED
- (M) MEASURED
- 16 LOT NUMBER
- (R) RECORD
- EXISTING RECORD EASEMENT LINE
- - - - - EASEMENT LINE (DIMENSIONED IN BRACKETS [])
- ===== NEW LOT LINE HEREBY CREATED BY THIS PLAT
- ADJOINING PARCEL OR LOT LINE
- CENTER LINE
- PUBLIC LANDS SURVEY SECTION LINE
- ===== PLAT BOUNDARY LIMITS

FOUND 3" DIAMETER BRASS CAP IN RANGE BOX WITH WATER VALVE U.D. 0.5' BELOW GRADE, MARKED AS SHOWN (ACCEPTED AS N 1/4 COR SEC 5, T. 4S., R. 66W., 6TH P.M.)

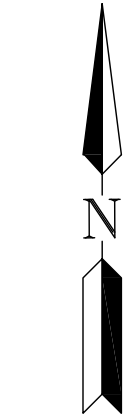
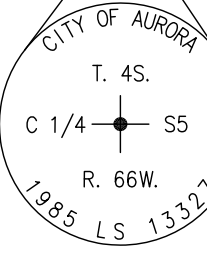


Lot 1 of Aurora Fire Station 5 Subdivision Filing No. 1 Plat Book 539, Page 14 NOT A PART

FOUND 2" DIAM. ALUMINUM CAP, LS 27275 (DISTURBED, 0.24' N. & 0.48' E. OF RECORD POSITION)

SET 1" DIAM. BRASS TAG AS 6" WITNESS CORNER TO BOUNDARY CORNER
8' WIDE UTILITY EASEMENT IN FAVOR OF CITY OF AURORA PER BOOK 2772, PAGE 503

POINT OF COMMENCEMENT
FOUND 3" DIAMETER BRASS CAP IN RANGE BOX, 0.6' BELOW GRADE, MARKED AS SHOWN (ACCEPTED AS C 1/4 COR SEC 5, T. 4S., R. 66W., 6TH P.M.)



SCALE: 1" = 30'

SUBDIVISION PLAT

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TYPE OF SUBMITTAL:	SUBD. PLAT
PREPARATION DATE:	MAY 10, 2024
REVISION DATE:	
REVISION DATE:	
REVISION DATE:	
JOB NO. 501-24-059	501-24-059.dwg

SHEET 2 OF 2