



# GOULD LAND SURVEYING

ALTA · Boundary · Mapping

## ALTA/NSPS LAND TITLE SURVEY QUOTE

May 18, 2023

RE: Huerfano County Parcel Nos.: 38115, 61173, 61171, 61304,

TO Huerfano County:  
c/o Huerfano Board of County Commissioners  
401 Main Street, Suite 309, Walsenburg CO 81089

The purpose of this additional Survey Quote is to bring to light some issues that were not known during the first Survey Quote that Gould Land Surveying, LLC (GLS) has already submitted. That original proposal cited the same parcel numbers as cited above, but what was discovered after the fact was that the Huerfano County Assessor's GIS website has multiple parcels bearing these same numbers. This is unusual, typically one parcel only has one number. To discover that multiple parcels have the same number presented a situation during the course of GLS working on the original survey work to ask if these additional parcels were to be included. It has come to our attention that indeed these additional parcels were supposed to be included in the survey work. Since this is additional work for GLS, there are additional fees.

Furthermore, during the course of the original survey work, GLS discovered multiple and significant issues and discrepancies with the legal descriptions of the parcels to be surveyed. These issues prevent GLS from completing the boundary portion of the survey work at this time. Though this situation does not incur extra fees from GLS, it will require the Counties involved in this project to retain the services of Dotter Abstract Company, Inc. in the City of Walsenburg to complete research for deeds of records and possibly other documents that would shed light as to the precise location of the lands to be surveyed as well as proof of ownership of said lands.

Below we will outline the parcels originally bid on and distinguish them from the additional parcels with the use of aerial imagery generated from the Huerfano County Assessor's GIS website. It is assumed and understood by GLS that the original requirements that were cited in our first proposal in regards to a ALTA/NSPS Land Title Survey as well as the additional requirements by mark harris ARCHITECTS PC are to apply to this additional proposal for these new parcels to be included. Also, the price quoted below on this proposal for said additional parcels is the priced based upon the necessity that GLS will need to complete topographical/engineering survey services as well as boundary survey services.



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**Lump Sum Fee for Additional Parcels Shown Below..... \$2,500**

Any additional requests beyond the survey services not stated above will be charged at an hourly rate of \$140/hour for field work and \$95/hour for office work.

Please note, the fees incurred by a private utility locate company (required for Item 11(b) to be certified to) will be listed as a separate line item on the invoice and treated as a pass-through charge on the GLS invoice. The above Lump Sum Fee number does not include the cost incurred by the private utility locator in the number calculation.

As there is a delay in what GLS will require in order to complete the boundary portion of the survey services, a partial invoice will be generated at the completion of the topographical/engineering survey services portion of the work and a final invoice will be generated with the remaining amount not invoiced upon completion of the boundary survey services portion. Payment of these invoices will be required upon receipt. We anticipate beginning the field work necessary to complete the ALTA survey within two weeks of a signed Notice to Proceed (this proposal) and weather permitting. The signing of this proposal states that you agree to the terms and conditions as stated above. This proposal is valid for 60 days.

Sincerely,

I authorize Gould Land Surveying, LLC to complete the work as stated above.

Kenneth Gould, Jr., PLS

*For and on behalf of Gould Land Surveying, LLC*

\_\_\_\_\_

Date: \_\_\_\_\_



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ORIGINAL PARCELS BID ON:

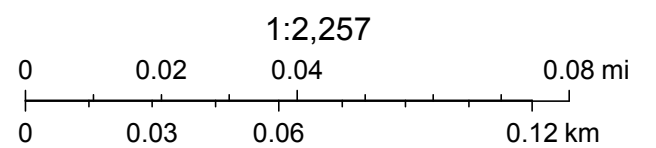


# Huerfano County



2/16/2023, 2:38:14 PM

-  Parcels
-  Roadways
-  Streams



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Distribution Airbus DS



# Huerfano County



2/16/2023, 2:38:54 PM

- Parcels
- Highways
- Roadways
- Streams

1:2,257  
0 0.02 0.04 0.08 mi  
0 0.03 0.06 0.12 km  
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Distribution Airbus DS

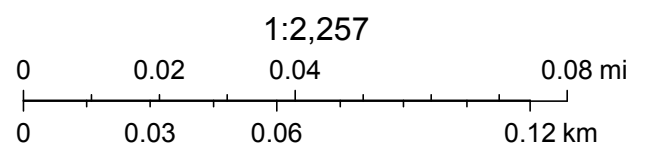


# Huerfano County



2/16/2023, 2:39:30 PM

- Parcels
- Highways
- Roadways
- Streams



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Distribution Airbus DS

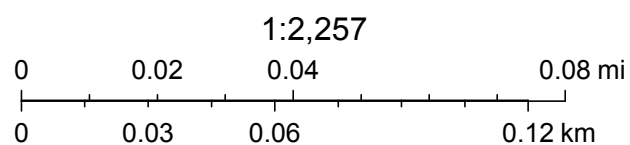


# Huerfano County



2/16/2023, 2:40:08 PM

- Parcels
- Highways
- Roadways
- Streams



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# GOULD LAND SURVEYING

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ADDITIONAL PARCELS BID ON:

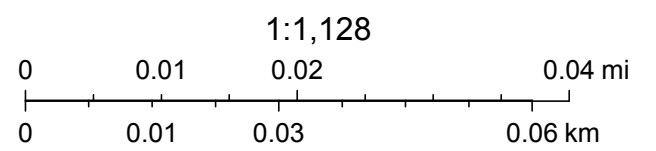


# Huerfano County



5/10/2023, 11:40:01 AM

-  Parcels
-  Highways
-  Roadways
-  Streams



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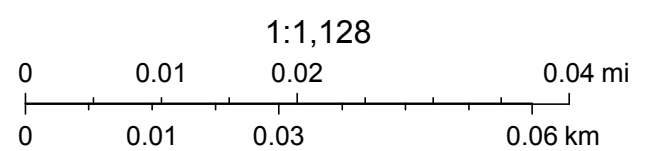


# Huerfano County



5/10/2023, 11:40:57 AM

-  Parcels
-  Highways
-  Roadways
-  Streams



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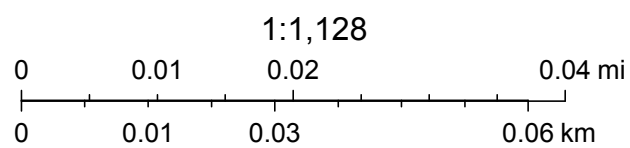


# Huerfano County



5/10/2023, 11:41:35 AM

- Parcels
- Highways
- Roadways
- Streams



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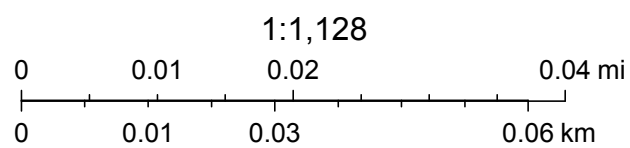


# Huerfano County



5/10/2023, 11:43:38 AM

- Parcels
- Highways
- Roadways
- Streams



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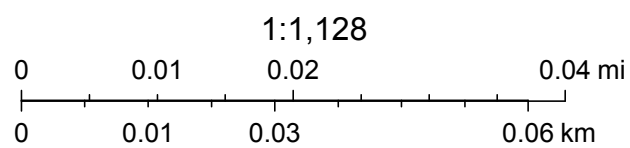


# Huerfano County



5/10/2023, 11:44:33 AM

- Parcels
- Highways
- Roadways
- Streams



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