

**AN AGREEMENT BY AND BETWEEN THE TOWN OF MEAD, COLORADO AND  
SANBORN RESERVOIR AND DITCH COMPANY FOR THE GRANT OF A  
REVOCABLE LICENSE FOR A CONCRETE PEDESTRIAN TRAIL AND DITCH  
CROSSING**

**THIS TRAIL LICENSE AND DITCH CROSSING AGREEMENT** is made and entered into by and between the Town of Mead (the “Town”) and Sanborn Reservoir and Ditch Company, a Colorado Nonprofit Corporation with a principal address of 13500 County Line Road 13, Longmont, CO 80504 (“Sanborn”), (each individually a “Party” and collectively the “Parties”).

**RECITALS**

A. The Town is the owner of certain real property located in the Town of Mead, Weld County, identified as Parcel 120728104002 of Liberty Ranch Filing 2, 2<sup>nd</sup> Amendment in Section 28, Township 3N, Range 68W, at Reception Number 396232, as depicted in **Exhibit A** attached hereto (the “Property”).

B. The Town desires to construct a public concrete pedestrian trail (the “Trail”) located along the west side of the Property as depicted in **Exhibit B** attached hereto.

C. The Trail will be located in a 25’ Pedestrian Utility & Landscape Easement (Rec. No. 3797671) owned by the Town (“Licensed Premises”); and

D. The Trail will also be located within three overlapping easements on the Property: (1) a 30’ water easement owned by Longs Peak (Rec. No. 3602765); (2) a 25’ water line easement owned by Sanborn (Rec. No. 3653911), and (3) a 25’ Sanborn Reservoir and Ditch Company Easement owned by Sanborn (Rec. No. 3653797); and

E. The Parties desire to enter into this License Agreement to memorialize the terms of permission for the Town to construct and maintain the Trail.

**AGREEMENT**

NOW THEREFORE, in consideration of the premises and other good and valuable consideration, the sufficiency of which are hereby acknowledged, the Parties hereto agree as follows:

1. **LICENSE.** Sanborn hereby grants to the Town a revocable license for use of the Licensed Premises to construct, install, operate, use, inspect, maintain, repair, survey, replace, and remove—if necessary—the Trail as depicted in **Exhibit B** to this Agreement, subject to the following terms:

1.1 Sanborn shall design, construct, and install a grate over the splitter box located on the Property (as depicted in **Exhibit A**) and the Town shall reimburse the costs of designing, constructing, and installing such grate.

2. PURPOSE OF THE TRAIL. The purpose of the Trail shall be for the use of the public as a pedestrian and non-motorized vehicle recreational path. The only motorized vehicles permitted on the Trail are vehicles and/or motorized equipment owned or leased by the Town or owned or leased by a third-party contracted by the Town for the purpose of maintaining the Trail or Property, such as for snow plowing and/or landscaping.

3. TERM. This License Agreement shall commence on execution hereof and run in perpetuity so long as the Trail is used as a pedestrian trail is used consistent with the Purpose of the Trail set forth in Section 2 of this Agreement.

4. NOTICES. Any notice, or other communication given by any Party hereto to any Party relating to this Agreement shall be hand-delivered or sent by certified mail, return receipt requested, addressed to such other Party at their respective addresses as set forth below; and such notice, payment, or other communication shall be deemed given when so hand-delivered or three (3) business days after so mailed:

**Town of Mead**

Attn: Town Manager  
441 3<sup>rd</sup> Street  
Mead, CO 80542

**Sanborn Reservoir and Ditch Company**

Attn: Dale Rademacher  
P.O. Box 646  
Mead, CO 80542

Any party may direct the other in writing to send any notices to such addresses or to any addresses subsequently designated by that party in writing.

5. CONTINUED RIGHTS OF EASEMENT. All parties owning easement rights within the Licensed Premises shall retain all easement rights not inconsistent with the provisions of this Agreement.

6. USE AND OPERATION OF LICENSED PREMISES.

6.1 The Town shall coordinate with the designated Party representatives regarding the exact location and alignment of the Trail within the Licensed Premises prior to the initial installation thereof. It is the intent of the Parties that the Trail be located along the west side of the Property.

6.2 Any work within the Licensed Premises by the Town shall be accomplished in a manner that will cause the least injury to the surface of the Licensed Premises around such work and, following any work, the Town shall, at its sole cost and expense replace the earth so removed by it and restore the area to as near the same condition as it was prior to such work as is practical and reasonable under all of the circumstances.

6.3 The Town shall provide written notice to the other Parties a minimum of ten (10) days, or such other time period as agreed to between the Parties, prior to the

commencement of any work under this License Agreement, which notice shall include the estimated commencement and ending dates of all work, including restoration.

6.4 Sanborn shall have no obligation for any costs or expenses in connection with the installation, use, maintenance, operation, alteration, addition to, repair, replacement, reconstruction, inspection and/or removal of the Trail within the Licensed Premises; all such costs and expenses shall be solely the responsibility of the Town.

7. MAINTENANCE. During the initial installation of the Trail and during any alteration, repair, replacement, reconstruction and/or inspection activities related to the Trail, the Town shall keep and maintain the Licensed Premises in a clean, healthy, and safe condition and in a manner which will protect the general public and prevent, to the greatest degree practicable, interference with or disruption of the use and enjoyment of the Property by the other Parties.

8. MODIFICATION OF THE LICENSED PREMISES. The Parties mutually recognize the significant public benefit of the Trail to the surrounding residential neighborhoods. In the event the Parties believe it necessary to modify or relocate the Trail or in the event the relocation of the Trail is deemed necessary by the Parties, the Parties shall endeavor to agree to diligently explore and conclusively determine on a new location for the Trail. Any such relocation must be acceptable to the Parties. If the Trail is desired to be moved out of the easement areas onto a separate area of the Property, the Town shall only consult with the Parties to the extent that such Trail will be located within easements owned by the other Parties. Any such modification or relocation of the Trail shall be the sole responsibility of the Town and at the Town's sole costs and expense. In the event a relocation within the Licensed Area cannot be agreed upon, Sanborn, at its sole option may terminate this License Agreement in accordance with Section 12.0.

9. GOVERNMENTAL REGULATIONS COMPLIANCE WITH COVENANTS. The Town shall comply with all rules and regulations of any city, county, state, federal or other appropriate jurisdiction relating to its their use of the Licensed Premises.

10. INSURANCE. At all times during the term of this License Agreement the Town and/or its contractors shall maintain policies of insurance in amounts and types sufficient to insure against all obligations assumed by the Town pursuant to this License Agreement.

11. DISTURBANCE TO LICENSED PREMISES/INDEMNIFICATION. The Town shall exercise its privileges hereunder at its own risk. Sanborn shall not be liable to the Town if, for any reason whatsoever, the Town's occupancy or use of the Licensed Premises is hindered or disturbed. To the extent permitted by law, the Town shall indemnify, defend and hold Sanborn, its officers, board members, employees and agents harmless from and against any and all claims, causes of action or demands for any loss, cost, interest, penalties, expense or damage of any sort or nature and against all liability for any loss or expense resulting from, arising out of, or in any way connected with the occupancy or use of the Licensed Premises by the Town.

12. TERMINATION OR REVOCATION.

12.1 In the event of relocation of the Trail as provided in Section 8.0, Sanborn may terminate or revoke this License Agreement.

12.2 Upon termination of this License Agreement, unless otherwise mutually agreed upon by the Parties, the Town shall promptly remove all improvements and fixtures within the Licensed Premises, and restore the Licensed Premises to its original condition, all at the Town's sole cost and expense. In the event that the Trail is not removed and the Licensed Premises is not restored to its original condition as required in this License Agreement, in addition to all other remedies provided herein, Sanborn may at its sole option, remove and restore the same and Town shall immediately reimburse the Party for all costs and expenses related to such work, including without limitation any and all attorney fees and costs of collection.

13. ASSIGNMENT. The Town intends to convey a portion of the Property to Mountain View Fire Rescue. The Parties agree that this License Agreement shall be assigned to the Mountain View Fire Rescue for the portion of Trail that runs through such parcel that is conveyed to the Fire Rescue. Any portion of the Trail that is not conveyed to Mountain View Fire Rescue shall not be conveyed or assigned to any other third party without prior written approval by all Parties.

14. APPLICABLE LAW. This License Agreement shall be construed and interpreted in accordance with the laws of the State of Colorado, and the District Court of Weld County, Colorado shall have sole jurisdiction in deciding disputes under the terms of this License Agreement.

15. BINDING AGREEMENT. Subject to the provisions of Section 14.0 herein above, all of the covenants and conditions of this License Agreement shall inure to the benefit of and be binding on the parties' hereto, their successors and assigns.

16. COVENANTS. The provisions of this Agreement, and the burden and benefits herein, shall, subject to the provisions hereof, be covenants running with the Property during the term of this License Agreement and shall inure to the benefit of and be binding upon all future owners of the Property.

17. RECORDING. This License Agreement shall be recorded, and the Town shall pay any and all costs of such recording. The Parties agree to notify any successor in interest to the Property of this License Agreement and to provide any such successor a copy of this Agreement.

18. GOVERNMENTAL IMMUNITY. Nothing in this Agreement is intended to waive any protection afforded to the Town, or their officials, employees, and agents by the Colorado Governmental Immunity Act, C.R.S. § 24-10-101 et seq. or any other applicable law providing immunity to the Town, their officials, employees, and agents.

**THIS AGREEMENT is executed and made effective as provided above.**

**TOWN OF MEAD, COLORADO**

By: \_\_\_\_\_  
Helen Migchelbrink, Town Manager

Date of execution: \_\_\_\_\_

ATTEST:

By: \_\_\_\_\_  
Mary Strutt, MMC Town Clerk

**SANBORN RESERVOIR AND DITCH  
COMPANY (The) (Water):**

By: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Title: \_\_\_\_\_

Date of execution: \_\_\_\_\_

STATE OF COLORADO                    )  
  ) ss.  
COUNTY OF \_\_\_\_\_ )

The foregoing License Agreement was subscribed, sworn to and acknowledged before me this \_\_\_\_  
day     of     \_\_\_\_\_,     20\_\_\_\_,     by     \_\_\_\_\_ as  
\_\_\_\_\_ of \_\_\_\_\_,     a  
\_\_\_\_\_.

My commission expires: \_\_\_\_\_

(S E A L)

\_\_\_\_\_  
Notary Public

**EXHIBIT A**  
**DEPICTION OF PROPERTY**

EXHIBIT A

Colorado Department of Transportation



10601 W. 10th ST.  
GREELEY, CO 80631  
Phone: 970-350-2152  
FAX: 970-350-2178

Region 4

PTS



KING SURVEYORS

650 E. Garden Drive  
Windsor, Colorado 80550  
phone: (970) 686-5011

Sheet Revisions

Date mm/dd/yy	Description XXXXXXXX	Initials XXX

Sheet Revisions

Date mm/dd/yy	Description XXXXXXXX	Initials XXX

Sheet Revisions

Date mm/dd/yy	Description XXXXXXXX	Initials XXX

Right of Way Plans

Plan Sheet

Project Number: TAP M870-006

Project Location: C066\_CR7 Pedestrian Crossing

Project Code:	Last Mod. Date	Subset	Sheet No.
23383	6-27-2024	7.01 to 7.07	7.01

PRELIMINARY

LINE TABLE		
LINE	BEARING	LENGTH
L23	N08°17'43"W	62.97'
L24	N00°22'47"W	338.14'
L25	N00°22'47"W	166.61'

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CH BEARING
C9	47.40'	100.00'	27°09'38"	46.96'	N21°52'32"W
C10	122.44'	200.00'	35°04'34"	120.54'	N17°55'04"W
C11	40.04'	200.00'	11°28'13"	39.97'	N06°06'54"W
C12	80.08'	200.00'	22°56'27"	79.54'	N00°22'47"W
C13	40.04'	200.00'	11°28'13"	39.97'	N05°21'20"E

AREA OF MINIMAL  
FLOOD HAZARD  
ZONE X  
08123C1860E,  
Effective Date: 1/20/2016

AREA OF MINIMAL  
FLOOD HAZARD  
ZONE X  
08123C1880E,  
Effective Date: 1/20/2016

NE1/4  
SECTION 28  
T.3N.,R.68W.

TRACT B, LIBERTY RANCH  
FILING NO. 2, 2ND AMD.

NW1/4  
SECTION 27  
T.3N.,R.68W.

REC. NO. 4378768

WCR 7  
S00°22'47"E 2651.88'  
EAST LINE NE1/4, SECTION 28

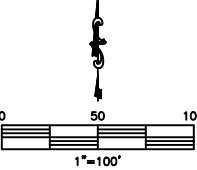
15' PUBLIC UTILITY EASEMENT AGREEMENT  
TO UNITED POWER INC  
REC. NO. 4775525  
11/12/21

25' PEDESTRIAN, UTILITY &  
LANDSCAPE EASEMENT  
REC. NO. 3797671 (PLAT)  
10/10/2011

50' RIGHT-OF-WAY EASEMENT  
TO TRI-STATE  
REC. NO. 1745182  
2/22/1978

BRANDING IRON WAY

30' RIGHT-OF-WAY EASEMENT  
TO TRI-STATE  
REC. NO. 1783064  
2/28/1979



FEMA flood information obtained from:  
FIRM Map Numbers:  
08123C1860E, Effective Date: 1/20/2016  
08123C1880E, Effective Date: 1/20/2016

EXHIBIT A

Colorado Department of Transportation



10601 W. 10th ST.  
GREELEY, CO 80631  
Phone: 970-350-2152  
FAX: 970-350-2178

Region 4

PTS



KING SURVEYORS

650 E. Garden Drive  
Windsor, Colorado 80550  
phone: (970) 686-5011

Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Sheet Revisions

Date	Description	Initials
mm/dd/yy	XXXXXXXX	XXX

Right of Way Plans

Plan Sheet

Project Number: TAP M870-006

Project Location: C066\_CR7 Pedestrian Crossing

Project Code:	Last Mod. Date	Subset	Sheet No.
23383	6-27-2024	7.01 to 7.07	7.02

PRELIMINARY

LINE TABLE

LINE	BEARING	LENGTH
L25	N00°22'47"W	166.61'
L26	N00°22'47"W	45.53'
L27	N00°22'47"W	533.38'

AREA OF MINIMAL  
FLOOD HAZARD  
ZONE X  
08123C1860E,  
Effective Date: 1/20/2016

39' UTILITY EASEMENT  
REC. NO. 3797671 (PLAT)  
10/10/2011

15' PUBLIC UTILITY EASEMENT AGREEMENT  
TO UNITED POWER INC  
REC. NO. 4775525  
11/12/21

CP-VENT  
1002

REC. NO. 4395717

30' R.O.W.

50' R.O.W.

30' LONGS PEAK  
WATER DISTRICT EASEMENT  
REC. NO. 3797671 (PLAT)  
10/10/2011

25' SANBORN RESERVOIR  
AND DITCH COMPANY ESMT  
REC. NO. 3653911  
10/13/2009

25' PEDESTRIAN, UTILITY &  
LANDSCAPE EASEMENT  
REC. NO. 3797671 (PLAT)  
10/10/2011

NE1/4  
SECTION 28  
T.3N.,R.68W.

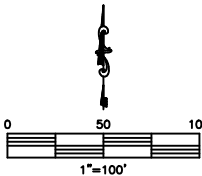
TRACT B, LIBERTY RANCH  
FILING NO. 2, 2ND AMD.

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH BEARING
C14	31.66'	200.00'	9°04'07"	31.62'	N04°09'17"E
C15	31.66'	200.00'	9°04'07"	31.62'	N04°09'17"E
C16	31.66'	200.00'	9°04'07"	31.62'	N04°54'51"W
C17	31.66'	200.00'	9°04'07"	31.62'	N04°54'51"W
C18	31.66'	200.00'	9°04'07"	31.62'	N04°09'17"E
C19	31.66'	200.00'	9°04'07"	31.62'	N04°09'17"E

AREA OF MINIMAL  
FLOOD HAZARD  
ZONE X  
08123C1880E,  
Effective Date: 1/20/2016

NW1/4  
SECTION 27  
T.3N.,R.68W.



FEMA flood information obtained from:  
FIRM Map Numbers:  
08123C1870E, Effective Date: 1/20/2016  
0813C0300J, Effective Date: 12/18/2012

EXHIBIT A

Colorado Department of Transportation



10601 W. 10th ST.  
GREELEY, CO 80631  
Phone: 970-350-2152  
FAX: 970-350-2178

Region 4

PTS



KING SURVEYORS

650 E. Garden Drive  
Windsor, Colorado 80550  
phone: (970) 686-5011

Sheet Revisions

Date mm/dd/yy	Description XXXXXXXX	Initials XXX

Sheet Revisions

Date mm/dd/yy	Description XXXXXXXX	Initials XXX

Sheet Revisions

Date mm/dd/yy	Description XXXXXXXX	Initials XXX

Right of Way Plans

Plan Sheet

Project Number: TAP M870-006

Project Location: C066\_CR7 Pedestrian Crossing

Project Code:	Last Mod. Date	Subset	Sheet No.
23383	6-27-2024	7.01 to 7.07	7.03

PRELIMINARY

LR INVESTMENTS LLC ET AL  
(REC. NO. 4242502)

TRACT A, LIBERTY RANCH  
FILING NO. 2, 1ST AMD.  
(REC. NO. 3797671)

PE-01  
TE-01  
PE-01A  
TE-01A

AREA OF MINIMAL  
FLOOD HAZARD  
ZONE X  
08123C1860E,  
Effective Date: 1/20/2016

NE1/4  
SECTION 28  
T.3N.,R.68W.

TRACT B, LIBERTY RANCH  
FILING NO. 2, 2ND AMD.

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH BEARING
C20	44.82'	200.00'	12°50'19"	44.72'	N06°02'22"E
C21	44.82'	200.00'	12°50'19"	44.72'	N06°02'22"E
C22	41.00'	115.00'	20°25'44"	40.79'	N09°50'05"E
C23	79.75'	200.00'	22°50'47"	79.22'	N08°37'34"E
C24	38.01'	1015.00'	2°08'44"	38.00'	N03°52'11"W
C25	151.05'	300.00'	28°50'57"	149.46'	N19°22'02"W

P.O.B. PE-01A & TE-01A  
S21°34'59"W 225.61'  
FROM NE COR SEC 28

30' LONGS PEAK  
WATER DISTRICT EASEMENT  
REC. NO. 3797671 (PLAT)  
10/10/2011

15' GRANT OF EASEMENT  
TO UNITED POWER INC  
REC. NO. 4846959  
8/8/2022

P.O.B. PE-01 & TE-01  
N02°54'05"W 2078.70'  
FROM E1/4 COR SEC 28

30' ACCESS EASEMENT  
REC. NO. 3797671 (PLAT)  
PT: 200+05.87  
200+00

PC: 199+16.24

25' SANBORN RESERVOIR  
AND DITCH COMPANY EASEMENT  
REC. NO. 3653911  
10/13/2009

15' PUBLIC UTILITY EASEMENT AGREEMENT  
TO UNITED POWER INC  
REC. NO. 4775525  
11/12/2021

P.O.B. RW-02A  
S89°01'23"W 50.00'  
FROM SE COR SEC 21

PC: 204+99.21  
PT: 204+86.33

ROAD R.O.W.  
VARIES

PC: 203+35.28  
PT: 203+20.29

PC: 202+82.29  
PT: 202+69.55

PC: 201+89.80

PC: 201+48.80

P.O.C. PE-01 & TE-01  
N01°45'44"W 2072.52'  
FROM E1/4 COR SEC 28

S00°22'47"E 2651.88'  
- EAST LINE NE1/4, SECTION 28

30' R.O.W.

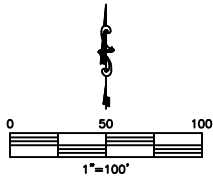
REC. NO. 4395717

LINE TABLE		
LINE	BEARING	LENGTH
L28	N00°22'47"W	254.67'
L29	N00°22'47"W	142.94'
L30	N02°47'49"W	12.73'
L31	N04°56'33"W	14.99'
L32	N33°47'30"W	12.88'
L47	S04°56'33"E	23.71'
L48	N89°37'13"E	9.00'
L78	S89°37'13"W	25.00'
L79	S89°37'13"W	16.00'
L80	N00°22'47"W	92.50'

LINE TABLE		
LINE	BEARING	LENGTH
L81	S89°37'13"W	5.00'
L82	N00°22'47"W	92.50'
L83	N89°37'13"E	21.00'
L84	S00°22'47"E	185.00'
L85	N00°22'47"W	10.00'
L86	S89°37'13"W	25.00'
L87	S00°22'47"E	195.00'
L88	N29°53'14"W	238.01'
L89	N29°53'14"W	265.03'
L91	S04°56'33"E	129.86'

AREA OF MINIMAL  
FLOOD HAZARD  
ZONE X  
08123C1880E,  
Effective Date: 1/20/2016

NW1/4  
SECTION 27  
T.3N.,R.68W.



FEMA flood information obtained from:  
FIRM Map Numbers:  
08123C1870E, Effective Date: 1/20/2016  
0813C0300J, Effective Date: 12/18/2012

EXHIBIT A

Colorado Department of Transportation



10601 W. 10th ST.  
GREELEY, CO 80631  
Phone: 970-350-2152  
FAX: 970-350-2178

Region 4

PTS



KING SURVEYORS

650 E. Garden Drive  
Windsor, Colorado 80550  
phone: (970) 686-5011

Sheet Revisions

Date mm/dd/yy	Description XXXXXXXX	Initials XXX

Sheet Revisions

Date mm/dd/yy	Description XXXXXXXX	Initials XXX

Sheet Revisions

Date mm/dd/yy	Description XXXXXXXX	Initials XXX

Right of Way Plans

Plan Sheet

Project Number: TAP M870-006

Project Location: C066\_CR7 Pedestrian Crossing

Project Code	Last Mod. Date	Subset	Sheet No.
23383	6-27-2024	7.01 to 7.07	7.04

PRELIMINARY

LINE TABLE			LINE TABLE			LINE TABLE			LINE TABLE			LINE TABLE		
LINE	BEARING	LENGTH	LINE	BEARING	LENGTH	LINE	BEARING	LENGTH	LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
L1	S89°35'48"W	10.00'	L6	N03°37'05"W	54.87'	L19	S89°01'23"W	30.00'	L34	N30°15'56"E	30.01'	L92	S89°01'23"W	11.42'
L2	S13°58'30"W	136.63'	L7	N28°14'41"E	162.28'	L20	N00°26'03"W	88.89'	L35	N05°15'37"E	89.20'			
L3	S00°26'03"E	52.17'	L8	N00°26'03"W	108.31'	L21	N00°26'03"W	89.79'	L36	N13°58'30"E	57.72'			
L4	S28°14'30"W	162.00'	L9	N13°58'30"E	48.22'	L22	N00°26'03"W	88.25'	L37	N00°26'03"W	256.45'			
L5	S03°37'05"E	52.00'	L10	N00°26'03"W	162.70'	L33	N03°10'48"W	228.59'	L90	N89°01'23"E	103.33'			

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CH BEARING
C1	119.00'	11565.00'	0°35'22"	119.00'	N86°40'25"E
C2	10.00'	11565.00'	0°02'58"	10.00'	S86°21'15"W
C7	30.21'	11415.00'	0°09'06"	30.21'	S87°18'30"W
C8	480.02'	11415.00'	2°24'34"	479.98'	S85°55'38"W
C26	160.28'	300.00'	30°36'42"	158.38'	N18°29'09"W
C27	58.37'	100.00'	33°26'44"	57.55'	N13°32'34"E
C28	87.29'	200.00'	25°00'19"	86.59'	N17°45'47"E
C29	15.21'	100.00'	8°42'53"	15.20'	N09°37'04"E
C30	25.15'	100.00'	14°24'34"	25.08'	N06°46'13"E
C40	78.86'	1150.00'	3°55'45"	78.85'	S02°58'41"E

SE1/4  
SECTION 21  
T.3N.,R.68W.

AREA OF MINIMAL  
FLOOD HAZARD  
ZONE X  
08123C1860E,  
Effective Date: 1/20/2016

EQUINOX MEAD LLC  
REC. NO. 3518788

OUTLOT F,  
FINAL PLAT,  
MEAD PLACE  
AMENDMENT NO. 1  
(REC. NO. 4927625)

PE-03  
TE-03

10' UTILITY EASEMENT  
REC. NO. 4927625 (PLAT)  
10/25/2023

DRAINAGE EASEMENT  
REC. NO. 4927625 (PLAT)  
10/25/2023

30' WATERLINE EASEMENT  
REC. NO. 3483472  
6/14/2007

STATE HIGHWAY 66

TOWN OF MEAD  
REC. NO. 3492061

JILDARDO GOMEZ  
REC. NO. 4911909  
RW-02A

15' GRANT OF EASEMENT  
TO UNITED POWER INC  
REC. NO. 4911463  
7/27/2023

20' GAS EASEMENT  
REC. NO. 3374719  
3/30/2006

TRACT A, LIBERTY RANCH  
FILING NO. 2, 1ST AMD.  
(REC. NO. 3797671)

TRACT 1  
WEINGARDT  
ESTATES

SW1/4  
SECTION 22  
T.3N.,R.68W.

AREA OF MINIMAL  
FLOOD HAZARD  
ZONE X  
08123C1880E,  
Effective Date:  
1/20/2016

BASIS OF BEARINGS:  
N00°26'03"W 2648.82'  
EAST LINE SE1/4, SECTION 21

WCR 7

P.O.B. PE-03  
P.O.C. TE-03  
N21°17'49"W 252.72'  
FROM SE COR SEC 21

JILDARDO GOMEZ  
REC. NO. 4911909  
RW-02

P.O.B. RW-02  
P.O.C. RW-02A, PE-01A  
& TE-01A  
SE COR SEC 21

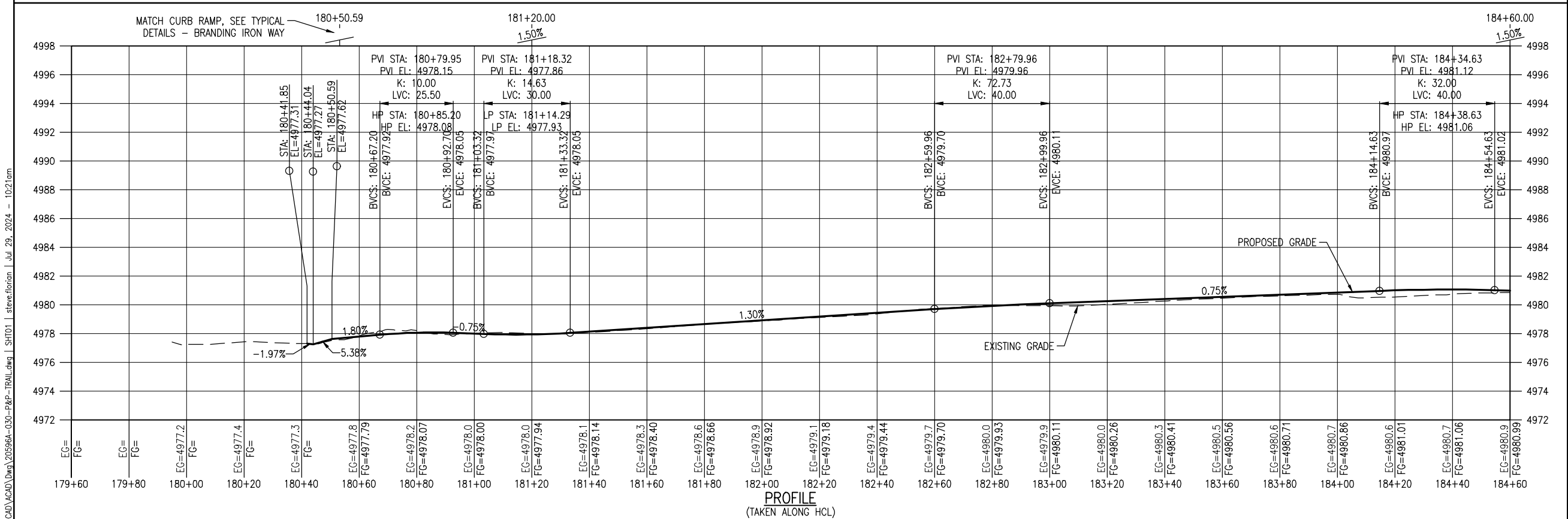
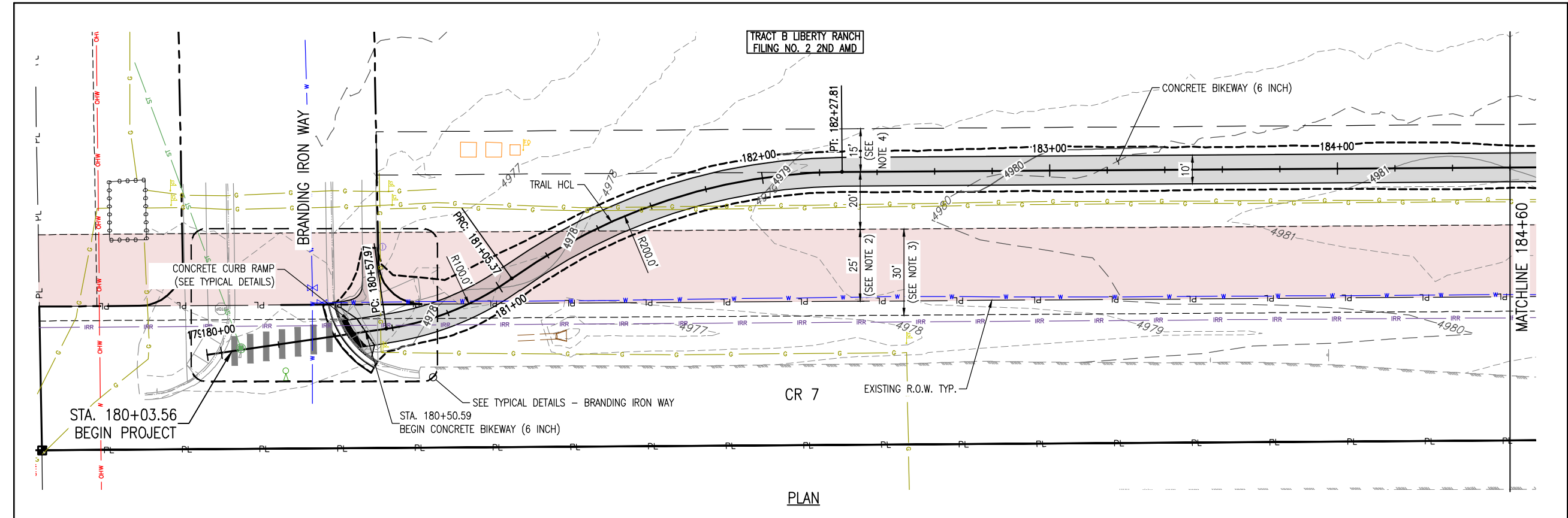
CP-66  
1004  
P.O.B. RW-02A

FEMA flood information obtained from:  
FIRM Map Numbers:  
08123C1870E, Effective Date: 1/20/2016  
0813C0300J, Effective Date: 12/18/2012

King Surveyors LLC, Job No. 202300080



**EXHIBIT B**  
**TRAIL IMPROVEMENTS**

# EXHIBIT B

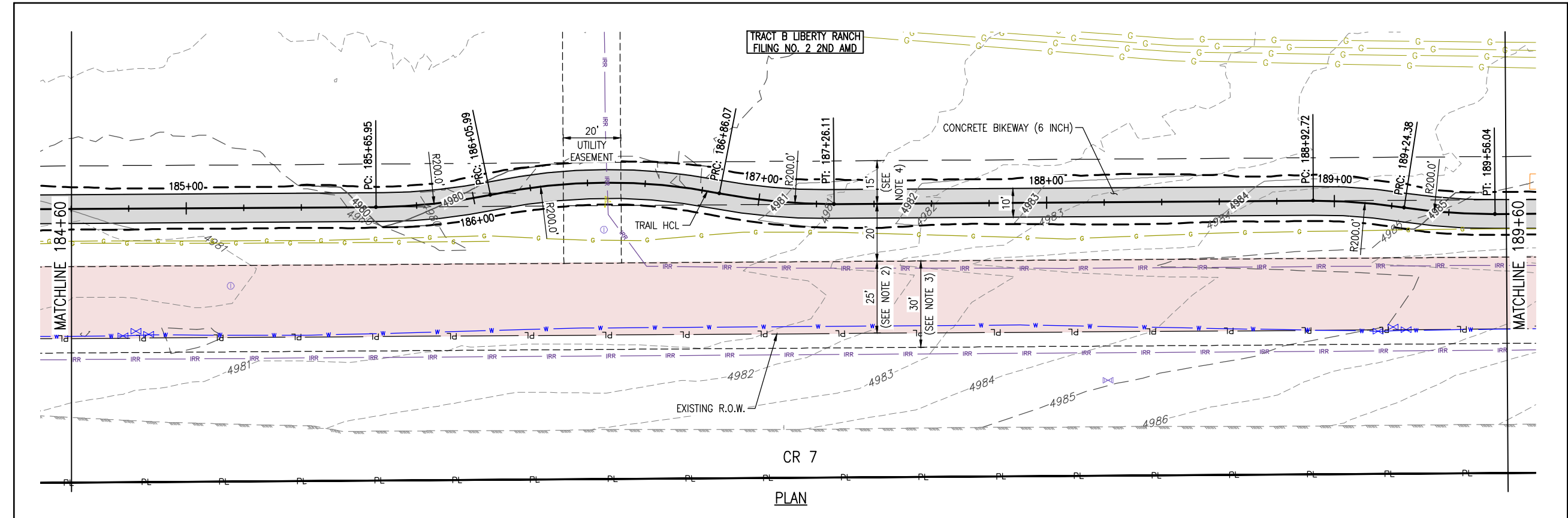


- LEGEND**
- X REMOVAL OF TREE
  - PROPOSED GRADING
  - CATCH/FILL LINE
  - EXISTING CONTOURS
- NOTES:**
- SIDEWALK AND CONCRETE PAVEMENT REMOVALS SHALL EXTEND TO THE NEAREST JOINT.
  - 25' SANBORN RESERVOIR AND DITCH COMPANY ESMT 3653797 AND 25' PEDESTRIAN, UTL & LANDSCAPE EASEMENT.
  - 30' LONGS PEAK WATER DISTRICT EASEMENT REC. NO. 3602765.
  - 15' UNITED POWER UTILITY EASEMENT.
  - EXISTING UTILITIES SOUTH OF 204+00 ARE QUALITY LEVEL C & D. CONTRACTOR SHALL LOCATE UTILITIES AS REQUIRED.
- CROSS SLOPE DIAGRAM**
- X+XX.XX ← HCL STATION
- X.XX ← TRAIL X-SLOPE %  
(LOOKING AHEAD STATION)
- ME%=MATCH EXISTING



All seals for this set of drawings are applied to the cover page(s)	Print Date: Jul 29, 2024	<div>Sheet Revisions</div> <table><tr><th>Date:</th><th>Comments</th><th>Init.</th></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr></table>	Date:	Comments	Init.													<div>Colorado Department of Transportation</div> <div> 1420 Second Street Greeley, CO 80631</div> <div>Region 4</div>	As Constructed		CO 66 GRADE SEPARATED CROSSING AT CR 7		Project No./Code	
	Date:		Comments	Init.																				
File Name: 20596A-030-P&P-TRAIL.dwg	<div>Otak</div> <div></div>	No Revisions:		TRAIL PLAN & PROFILE (BEGIN TO 184+60.00)		TAP M870-006																		
Horiz. Scale:      Vert. Scale:		Revised:	Designer: B. Zaugg	Structure Numbers	23383																			
		Void:	Detailer: M. Cunningham																					
			Sheet Subset: TRAILP&P	Subset Sheets: 1 of 11	Sheet Number 26																			

# EXHIBIT B



**LEGEND**

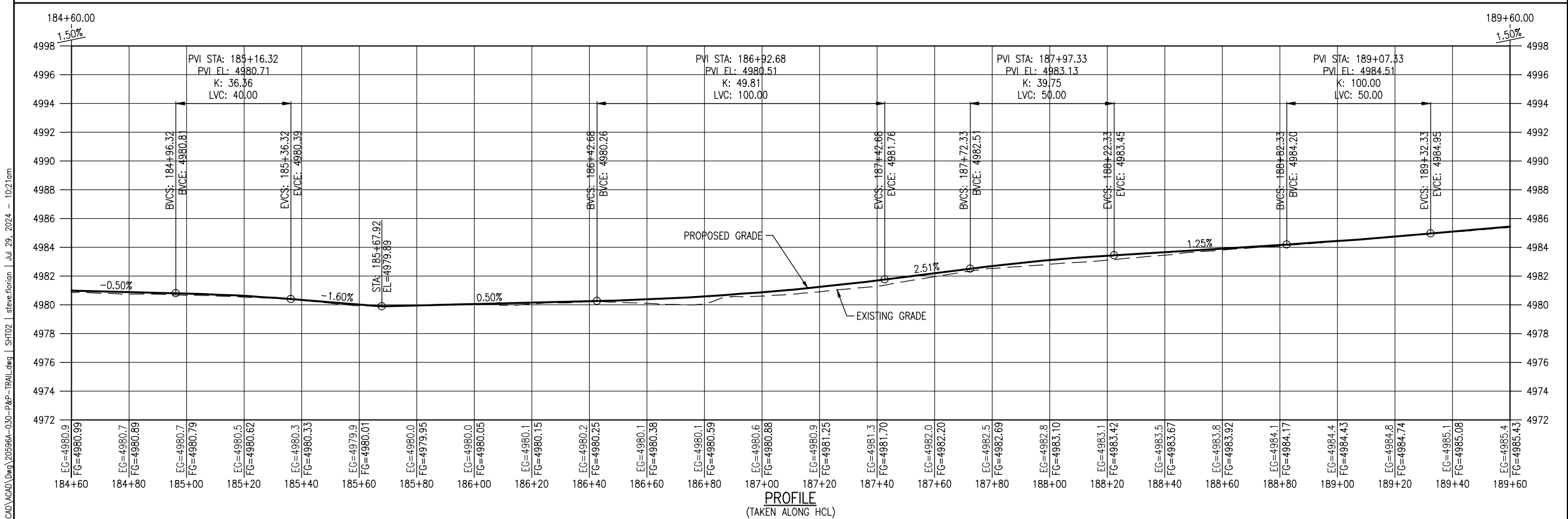
- ✕ REMOVAL OF TREE
- PROPOSED GRADING
- CATCH/FILL LINE
- EXISTING CONTOURS



**NOTES:**

1. SIDEWALK AND CONCRETE PAVEMENT REMOVALS SHALL EXTEND TO THE NEAREST JOINT.
2. 25' SANBORN RESERVOIR AND DITCH COMPANY ESMT 3653797 AND 25' PEDESTRIAN, UTL & LANDSCAPE EASEMENT.
3. 30' LONGS PEAK WATER DISTRICT EASEMENT REC. NO. 3602765.
4. 15' UNITED POWER UTILITY EASEMENT.
5. EXISTING UTILITIES SOUTH OF 204+00 ARE QUALITY LEVEL C & D. CONTRACTOR SHALL LOCATE UTILITIES AS REQUIRED.

**CROSS SLOPE DIAGRAM**

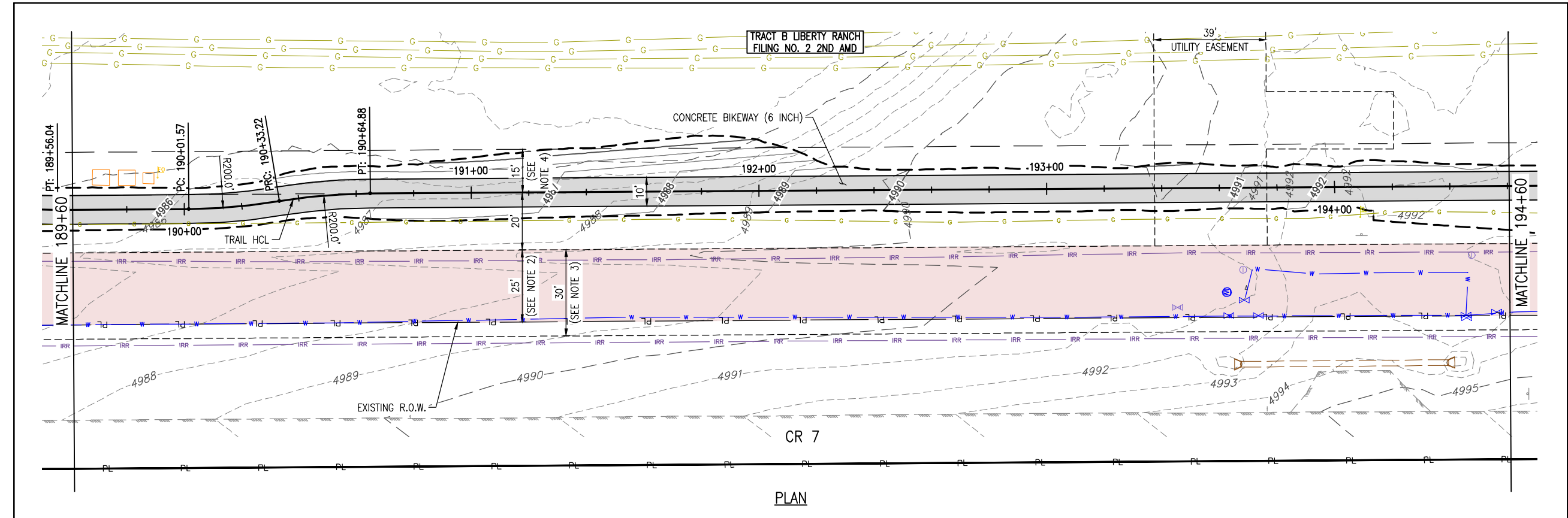
X+XX.XX ← HCL STATION  
X.XX ← TRAIL X-SLOPE % (LOOKING AHEAD STATION)  
MEZ=MATCH EXISTING



All seals for this set of drawings are applied to the cover page(s)	Print Date: Jul 29, 2024	<div><div></div><div></div><div></div><div></div><div></div></div>	Sheet Revisions				Colorado Department of Transportation  1420 Second Street Greeley, CO 80631 Region 4	As Constructed		CO 66 GRADE SEPARATED CROSSING AT CR 7 TRAIL PLAN & PROFILE (184+60.00 TO 189+60.00)			Project No./Code	
	File Name: 20596A-030-P&P-TRAIL.dwg		Date:	Comments	Init.			No Revisions:					TAP M870-006	
	Horiz. Scale:                      Vert. Scale:													
														

O:\PROJECT\20596A\04 CAD\ACAD\Draw\20596A-030-P&P-TRAIL.dwg | SHT02 | Steve Forlan | Jul 29, 2024 - 10:21am

# EXHIBIT B



## LEGEND

- X REMOVAL OF TREE
- PROPOSED GRADING
- CATCH/FILL LINE
- EXISTING CONTOURS

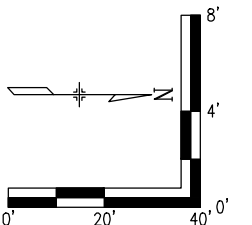
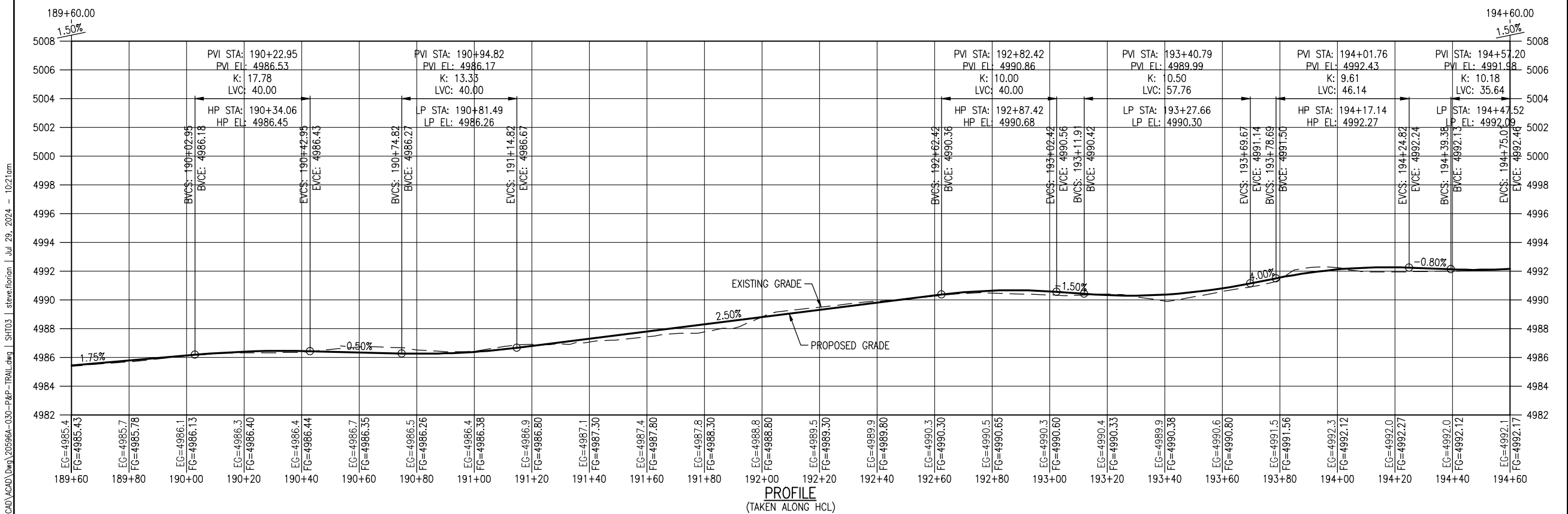
## NOTES:

- SIDEWALK AND CONCRETE PAVEMENT REMOVALS SHALL EXTEND TO THE NEAREST JOINT.
- 25' SANBORN RESERVOIR AND DITCH COMPANY ESMT 3653797 AND 25' PEDESTRIAN, UTL & LANDSCAPE EASEMENT.
- 30' LONGS PEAK WATER DISTRICT EASEMENT REC. NO. 3602765.
- 15' UNITED POWER UTILITY EASEMENT.
- EXISTING UTILITIES SOUTH OF 204+00 ARE QUALITY LEVEL C & D. CONTRACTOR SHALL LOCATE UTILITIES AS REQUIRED.

## CROSS SLOPE DIAGRAM

X+XX.XX ← HCL STATION  
X.XX ← TRAIL X-SLOPE %  
(LOOKING AHEAD STATION)

MEZ=MATCH EXISTING



All seals for this set of drawings are applied to the cover page(s)

Print Date: Jul 29, 2024

File Name: 20596A-030-P&P-TRAIL.dwg

Horiz. Scale: Vert. Scale:



## Sheet Revisions

Date:	Comments	Init.



Colorado Department of Transportation  
Region 4  
1420 Second Street  
Greeley, CO 80631

As Constructed

No Revisions:

Revised:

Void:

CO 66 GRADE SEPARATED CROSSING AT CR 7  
TRAIL PLAN & PROFILE  
(189+60.00 TO 194+60.00)

Designer: B. Zaugg  
Detailer: M. Cunningham  
Sheet Subset: TRAILP&P  
Structure Numbers  
Subset Sheets: 3 of 11

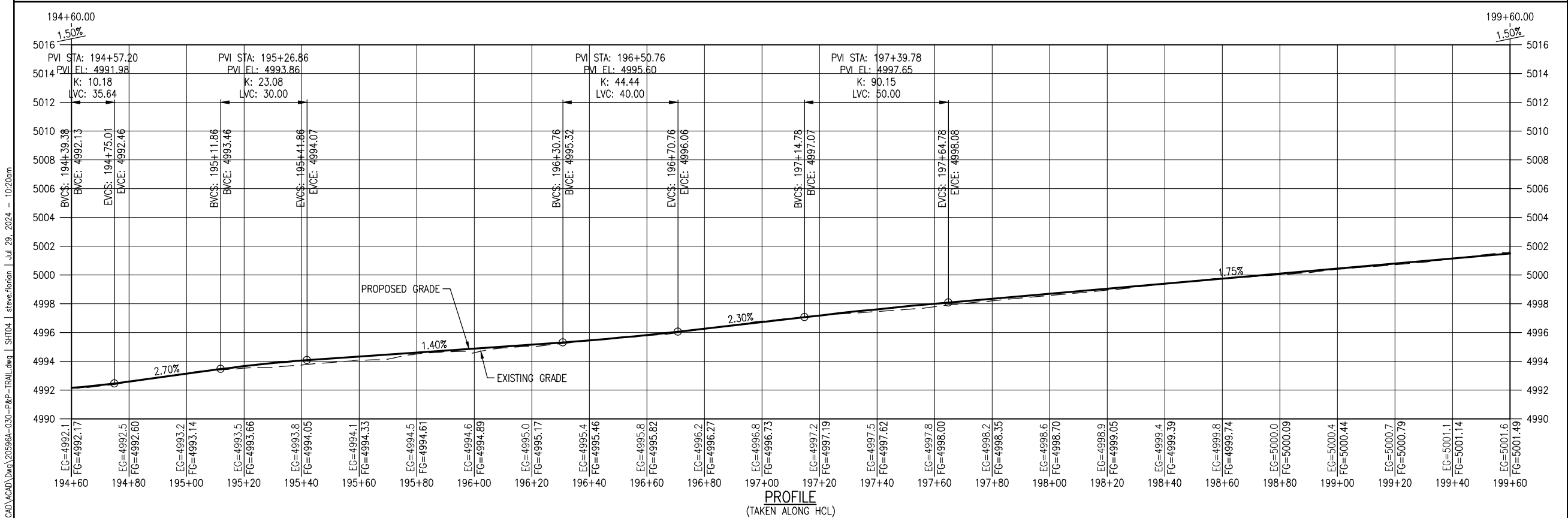
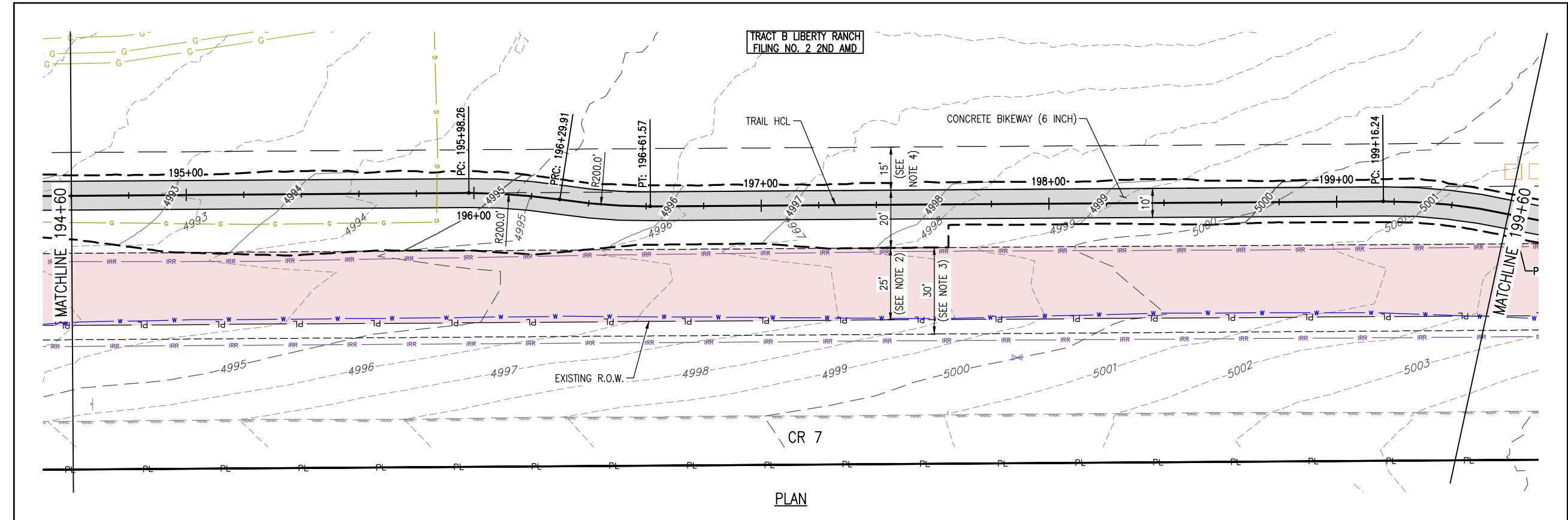
Project No./Code

TAP M870-006

23383

Sheet Number 28

EXHIBIT B



**LEGEND**

- X REMOVAL OF TREE
- PROPOSED GRADING
- - - CATCH/FILL LINE
- - - EXISTING CONTOURS

**NOTES:**

1. SIDEWALK AND CONCRETE PAVEMENT REMOVALS SHALL EXTEND TO THE NEAREST JOINT.
2. 25' SANBORN RESERVOIR AND DITCH COMPANY ESMT 3653797 AND 25' PEDESTRIAN, UTL & LANDSCAPE EASEMENT.
3. 30' LONGS PEAK WATER DISTRICT EASEMENT REC. NO. 3602765.
4. 15' UNITED POWER UTILITY EASEMENT.
5. EXISTING UTILITIES SOUTH OF 204+00 ARE QUALITY LEVEL C & D. CONTRACTOR SHALL LOCATE UTILITIES AS REQUIRED.



**CROSS SLOPE DIAGRAM**

X+XX.XX ← HCL STATION  
X.XX ← TRAIL X-SLOPE % (LOOKING AHEAD STATION)

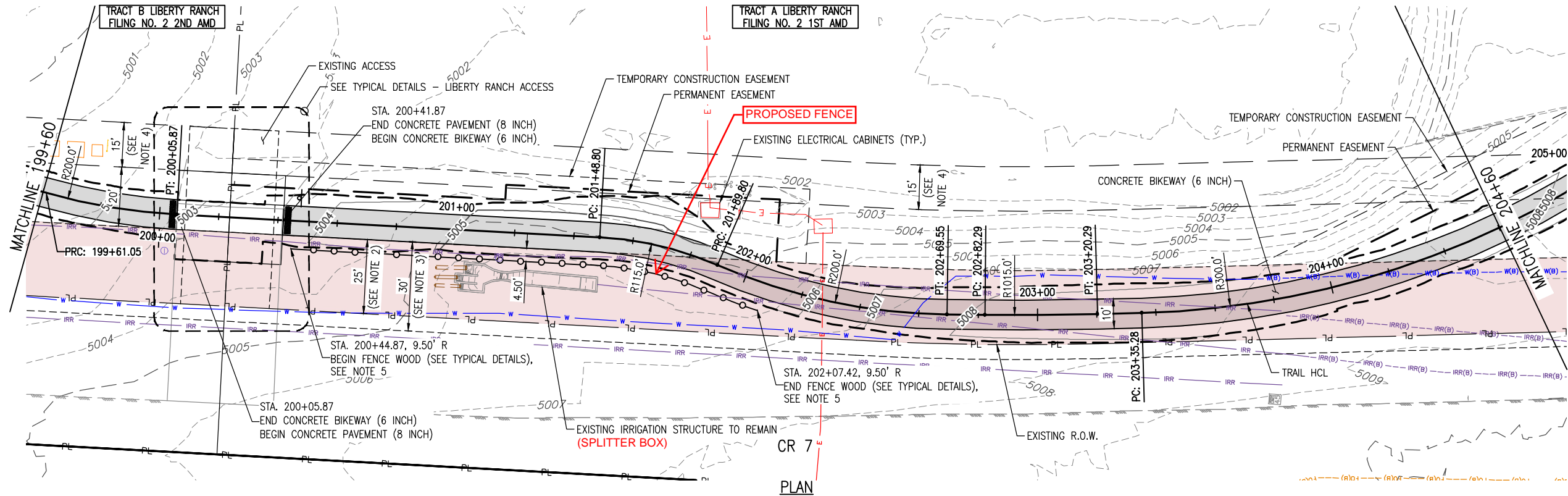
ME%=MATCH EXISTING

**811**  
Know what's below.  
Call before you dig.

0' 20' 40' 0'

All seals for this set of drawings are applied to the cover page(s)	Print Date: Jul 29, 2024	<div><div></div><div></div><div></div><div></div><div></div></div>	Sheet Revisions				Colorado Department of Transportation  1420 Second Street Greeley, CO 80631 Region 4	As Constructed		CO 66 GRADE SEPARATED CROSSING AT CR 7 TRAIL PLAN & PROFILE (194+60.00 TO 199+60.00)			Project No./Code	
	File Name: 20596A-030-P&P-TRAIL.dwg		Date:	Comments	Init.			No Revisions:					TAP M870-006	
	Horiz. Scale:                      Vert. Scale:													
														

# EXHIBIT B



## LEGEND

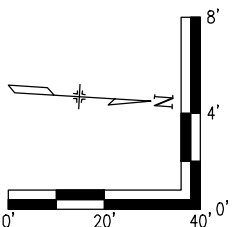
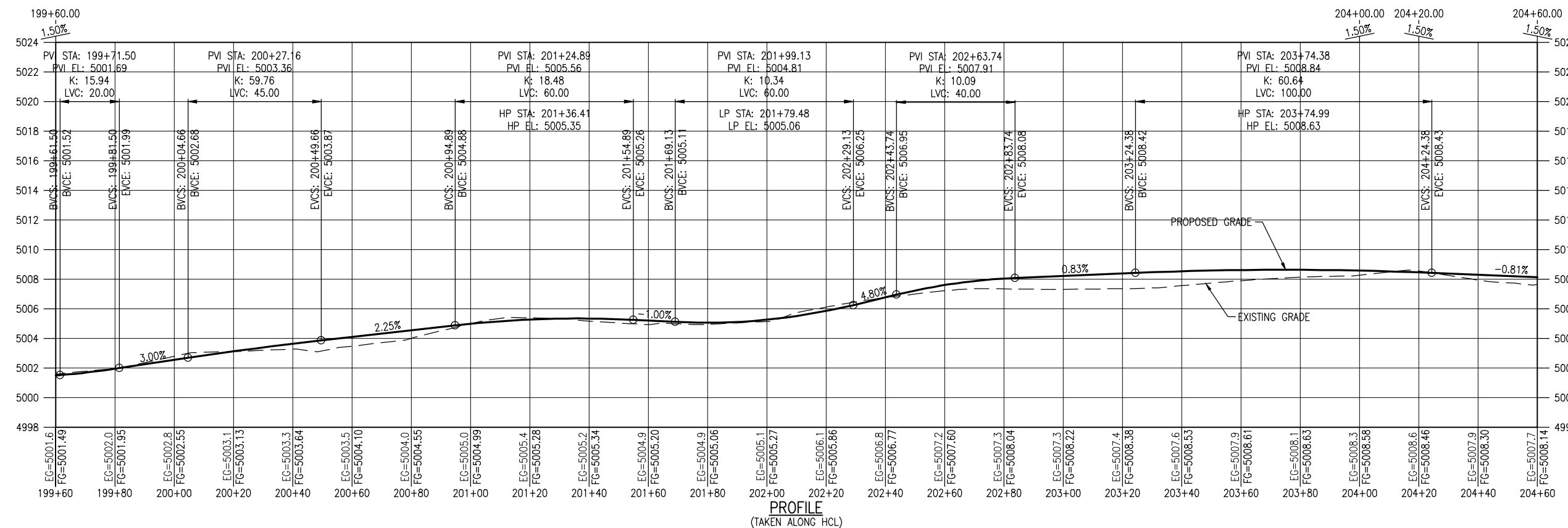
- X REMOVAL OF TREE
- PROPOSED GRADING
- - - CATCH/FILL LINE
- - - EXISTING CONTOURS

## NOTES:

- SIDEWALK AND CONCRETE PAVEMENT REMOVALS SHALL EXTEND TO THE NEAREST JOINT.
- 25' SANBORN RESERVOIR AND DITCH COMPANY ESMT 3653797 AND 25' PEDESTRIAN, UTL & LANDSCAPE EASEMENT.
- 30' LONGS PEAK WATER DISTRICT EASEMENT REC. NO. 3602765.
- 15' UNITED POWER UTILITY EASEMENT.
- EXISTING UTILITIES SOUTH OF 204+00 ARE QUALITY LEVEL C & D. CONTRACTOR SHALL LOCATE UTILITIES AS REQUIRED.

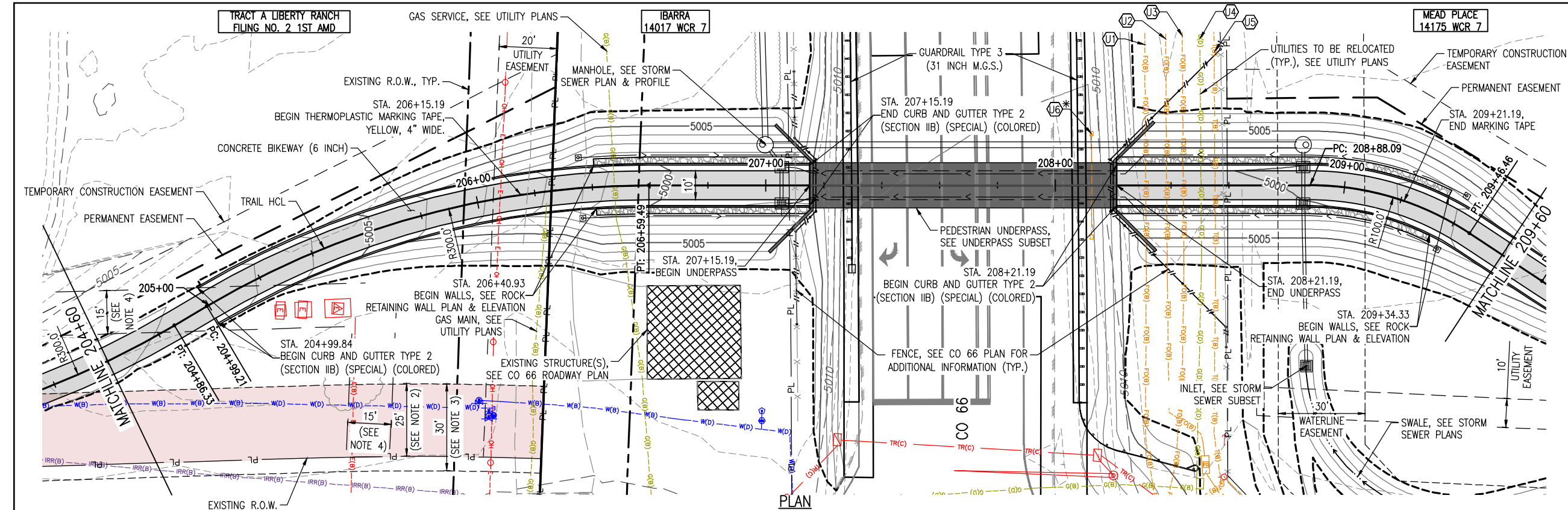
## CROSS SLOPE DIAGRAM

- X+XX.XX ← HCL STATION  
X.XX ← TRAIL X-SLOPE % (LOOKING AHEAD STATION)  
MEZ=MATCH EXISTING



All seals for this set of drawings are applied to the cover page(s)	Print Date: Jul 29, 2024	<div><div></div><div></div><div></div><div></div><div></div><div></div></div>	Sheet Revisions				Colorado Department of Transportation  1420 Second Street Greeley, CO 80631 Region 4	As Constructed		CO 66 GRADE SEPARATED CROSSING AT CR 7 TRAIL PLAN & PROFILE (199+60.00 TO 204+60.00)			Project No./Code	
	File Name: 20596A-030-P&P-TRAIL.dwg		Date:	Comments	Init.			No Revisions:		TAP M870-006				
	Horiz. Scale:                      Vert. Scale:							Revised:		Designer:                      B. Zaugg	Structure	23383		
								Void:		Detailer:                      M. Cunningham	Numbers	Sheet Number                      30		
										Sheet Subset:                      TRAILP&P	Subset Sheets:                      5 of 11			

EXHIBIT B



LEGEND

- X REMOVAL OF TREE
- PROPOSED GRADING CATCH/FILL LINE
- EXISTING CONTOURS

NOTES:

1. SIDEWALK AND CONCRETE PAVEMENT REMOVALS SHALL EXTEND TO THE NEAREST JOINT.
2. 25' SANBORN RESERVOIR AND DITCH COMPANY ESMT 3653797 AND 25' PEDESTRIAN, UTL & LANDSCAPE EASEMENT.
3. 30' LONGS PEAK WATER DISTRICT EASEMENT REC. NO. 3602765.
4. 15' UNITED POWER UTILITY EASEMENT.
5. EXISTING UTILITIES SOUTH OF 204+00 ARE QUALITY LEVEL C & D. CONTRACTOR SHALL LOCATE UTILITIES AS REQUIRED.

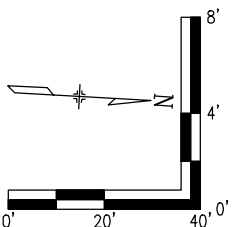
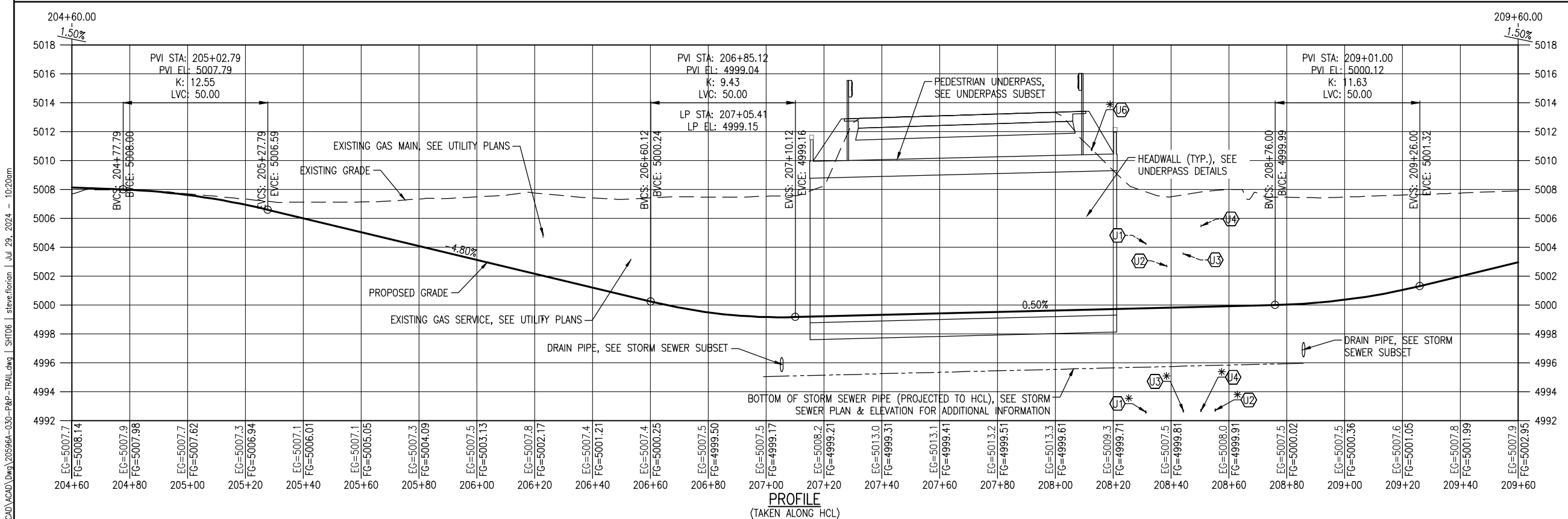
CROSS SLOPE DIAGRAM

X+XX.XX HCL STATION  
X.XX TRAIL X-SLOPE %  
(LOOKING AHEAD STATION)  
ME% = MATCH EXISTING

UTILITY KEY:

NOTE: SEE SUBSURFACE UTILITY ENGINEERING INSPECTION PLANS & UTILITY PLAN FOR ADDITIONAL INFORMATION.

- U1 UNITE PRIVATE NETWORKS
- U2 LUMEN (FORMALLY CENTURY LINK)
- U3 TDS TELECOM
- U4 XCEL ENERGY
- U5 LUMEN (FORMALLY CENTURY LINK), LINE IS CUT AND WAS NOT LOCATED
- U6 CDOT FIBER - 2-2" SCH 80 PVC CONDUITS
- \*UN RELOCATED OR NEW UTILITY



All seals for this set of drawings are applied to the cover page(s)	Print Date: Jul 29, 2024	<div><div></div><div></div><div></div><div></div><div></div></div>	Sheet Revisions				Colorado Department of Transportation  1420 Second Street Greeley, CO 80631 Region 4	As Constructed		CO 66 GRADE SEPARATED CROSSING AT CR 7 TRAIL PLAN & PROFILE UNDERPASS (204+60.00 TO 209+60.00)				Project No./Code	
	File Name: 20596A-030-P&P-TRAIL.dwg		Date:	Comments	Init.			No Revisions:						TAP M870-006	
	Horiz. Scale:                      Vert. Scale:							Revised:		Designer:                      B. Zaugg		Structure		23383	
								Void:		Detailer:                      M. Cunningham		Numbers			
										Sheet Subset:              TRAILP&P		Subset Sheets:              6 of 11		Sheet Number              31	

O:\PROJECT\20596A\20596A-030-P&P-TRAIL.dwg | SHT06 | Steve Foran | Jul 29, 2024 | 10:20am