

BY:\WOYLES FILE:78982_EAST STREET VILLAGE_REV7 (C24).DWG DATE:6/12/2024 4:08 PM

Certificate of Dedication and Ownership

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED BEING THE OWNER OF THOSE PARCELS OF LAND AS DESCRIBED IN THE RECORDS OF BOULDER COUNTY, RECORDED ON MAY 10, 2021 AT RECEPTION NUMBER 3883814, AND RECORDED ON MAY 11, 2021 AT RECEPTION NO. 03884149, LOCATED IN THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF LOUISVILLE, BOULDER COUNTY, STATE OF COLORADO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 1 SOUTH, RANGE 69 WEST, OF THE 6TH P.M., CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

CONSIDERING THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 8 TO BEAR NORTH 89°54'36" WEST, A DISTANCE OF 2647.60 FEET, BETWEEN A FOUND 2" ALUMINUM CAP IN RANGE BOX, STAMPED "S1/16 S8-S9 4846 1983" AT THE SOUTH 1/16 CORNER OF SECTION 8-9 AND A FOUND 2-1/2" ALUMINUM CAP ON 2" ALUMINUM PIPE, STAMPED "1/16 COR" AT THE CENTER-SOUTH 1/16 CORNER OF SAID SECTION 8, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO.

COMMENCING AT SAID SOUTH 1/16 CORNER OF SECTIONS 8 AND 9, THENCE ALONG SAID NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER, NORTH 89°54'36" WEST, A DISTANCE OF 35.03 FEET;

THENCE LEAVING SAID NORTH LINE, SOUTH 00°05'24" WEST, A DISTANCE OF 17.59 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF EAST STREET AND THE POINT OF BEGINNING;

THENCE ALONG SAID WEST RIGHT-OF-WAY LINE, SOUTH 00°11'52" WEST, A DISTANCE OF 401.40 FEET;

THENCE LEAVING SAID WEST RIGHT-OF-WAY LINE, NORTH 89°51'10" WEST, A DISTANCE OF 374.30 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF THE BURLINGTON NORTHERN RAILROAD;

THENCE ALONG SAID EAST RIGHT-OF-WAY LINE THE FOLLOWING THREE (3) COURSES,

- 1) NORTH 10°45'32" WEST, A DISTANCE OF 12.87 FEET;
- 2) THENCE NORTH 08°30'42" WEST, A DISTANCE OF 347.20 FEET;
- 3) THENCE NORTH 15°37'40" EAST, A DISTANCE OF 32.70 FEET;

THENCE LEAVING SAID EAST RIGHT-OF-WAY LINE, SOUTH 89°54'36" EAST, A DISTANCE OF 13.53 FEET;

THENCE NORTH 69°28'46" EAST, A DISTANCE OF 25.93 FEET;

THENCE NORTH 89°36'19" EAST, A DISTANCE OF 99.18 FEET;

THENCE NORTH 89°23'03" EAST, A DISTANCE OF 95.92 FEET;

THENCE NORTH 86°40'43" EAST, A DISTANCE OF 7.36 FEET;

THENCE SOUTH 01°29'02" EAST, A DISTANCE OF 1.33 FEET;

THENCE NORTH 89°02'06" EAST, A DISTANCE OF 180.41 FEET, MORE OR LESS, TO THE POINT OF BEGINNINGS.

CONTAINING 160,870 SQ.FT., OR 3.69 ACRES, MORE OR LESS.

HAS LAID OUT, SUBDIVIDED AND PLATTED SAID LAND AS PER DRAWING HEREON CONTAINED UNDER THE NAME AND STYLE OF EAST STREET VILLAGE FINAL PLAT, A SUBDIVISION OF A PART OF THE CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO, AND BY THESE PRESENTS DOES HEREBY DEDICATE TO THE CITY OF LOUISVILLE AND THE PUBLIC THE PUBLIC ACCESS EASEMENTS ACROSS OUTLOTS A, B, C, D, E, F, G AND H AS SHOWN ON THE ACCOMPANYING PLAT FOR THE PUBLIC USE THEREOF FOREVER; DOES HEREBY DEDICATE TO THE USE OF THE CITY OF LOUISVILLE AND ALL EMERGENCY SERVICE PROVIDERS THE EMERGENCY ACCESS EASEMENTS AS SHOWN ON THE ACCOMPANYING PLAT FOR PROVISION OF SUCH SERVICES; DOES HEREBY DEDICATE TO THE USE OF THE CITY OF LOUISVILLE THOSE EXCLUSIVE UTILITY EASEMENTS AS SHOWN ON THE ACCOMPANYING PLAT FOR THE EXCLUSIVE USE THEREOF, AND DOES HEREBY DEDICATE TO THE USE OF THE CITY OF LOUISVILLE AND ALL MUNICIPALLY OWNED AND/OR FRANCHISED UTILITIES AND SERVICES THOSE OTHER UTILITY EASEMENTS, DRAINAGE EASEMENTS AND OTHER EASEMENTS AS SHOWN ON THE ACCOMPANYING PLAT FOR THE CONSTRUCTION, INSTALLATION, OPERATION, MAINTENANCE, REPAIR AND REPLACEMENT FOR ALL SERVICES INCLUDING WITHOUT LIMITING THE GENERALITY OF THE FOREGOING, TELEPHONE AND ELECTRIC LINES, WORKS, POLES AND UNDERGROUND CABLES, GAS PIPELINES, WATER PIPELINES, SANITARY SEWER LINES, STREET LIGHTS, CULVERTS, HYDRANTS, DRAINAGE DITCHES AND DRAINS AND ALL APPURTENANCES THERETO, IT BEING EXPRESSLY UNDERSTOOD AND AGREED BY THE UNDERSIGNED THAT ALL EXPENSES AND COSTS INVOLVED IN CONSTRUCTING AND INSTALLING SANITARY SEWER SYSTEM WORKS AND LINES, GAS SERVICE LINES, ELECTRICAL SERVICE WORKS AND LINES, STORM SEWERS AND DRAINS, STREET LIGHTING, GRADING AND LANDSCAPING, CURBS, GUTTERS, STREET PAVEMENT, SIDEWALKS AND OTHER SUCH UTILITIES AND SERVICES SHALL BE GUARANTEED AND PAID FOR BY THE SUBDIVIDER OR ARRANGEMENTS MADE BY THE SUBDIVIDER THEREOF WHICH ARE APPROVED BY THE CITY OF LOUISVILLE, COLORADO, AND SUCH SUMS SHALL NOT BE PAID BY THE CITY OF LOUISVILLE, COLORADO, AND THAT ANY ITEMS SO CONSTRUCTED OR INSTALLED WHEN ACCEPTED BY THE CITY OF LOUISVILLE, COLORADO, SHALL BECOME THE SOLE PROPERTY OF SAID CITY OF LOUISVILLE, COLORADO, EXCEPT PRIVATE ROADWAY CURBS, GUTTER, AND PAVEMENT AND ITEMS OWNED BY MUNICIPALLY FRANCHISED UTILITIES AND/OR U.S. LUMEN LINK, INC. WHICH WHEN CONSTRUCTED OR INSTALLED SHALL REMAIN THE PROPERTY OF THE OWNER AND SHALL NOT BECOME THE PROPERTY OF THE CITY OF LOUISVILLE, COLORADO.

EXECUTED THIS _____ DAY OF _____, 20____ A.D.

FOR: EAST ST, LLC, A COLORADO LIMITED LIABILITY COMPANY

BY: _____

STATE OF }
COUNTY OF } SS

ACKNOWLEDGMENT

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 20____ A.D.,

BY _____ OF EAST ST, LLC, A COLORADO LIMITED LIABILITY COMPANY, OWNER OF THE PROPERTY DESCRIBED HEREON.

WITNESS MY HAND AND OFFICIAL SEAL

MY COMMISSION EXPIRES: _____

NOTARY PUBLIC

EAST STREET VILLAGE FINAL PLAT

A SUBDIVISION OF TRACT 704 AND TRACT 704-A
LOCATED IN THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 1 SOUTH,
RANGE 69 WEST OF THE 6TH P.M.,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO

SHEET 1 OF 4
TOTAL AREA = 160,870 SQ. FT., OR 3.69 ACRES, MORE OR LESS

Notes

1. CHICAGO TITLE INSURANCE COMPANY COMMITMENT NUMBER CS0602047 AMENDMENT 4, DATED MAY 25, 2023 AT 8:00 A.M., WAS ENTIRELY RELIED UPON FOR RECORDED INFORMATION REGARDING RIGHTS-OF-WAY, EASEMENTS AND ENCUMBRANCES IN THE PREPARATION OF THIS SURVEY. THE PROPERTIES SHOWN AND DESCRIBED HEREON ARE ALL OF THE PROPERTY DESCRIBED IN SAID TITLE COMMITMENT.
2. 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.
3. THIS SURVEY IS VALID ONLY IF PRINT HAS SEAL AND SIGNATURE OF SURVEYOR.
4. BASIS OF BEARINGS: GPS DERIVED BEARINGS BASED ON A BEARING OF NORTH 89°54'36" WEST ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 8, BETWEEN A FOUND 2" ALUMINUM CAP IN RANGE BOX, STAMPED "S1/16 S8-S9 4846 1983" AT THE SOUTH 1/16 CORNER OF SECTION 8-9 AND A FOUND 2-1/2" ALUMINUM CAP ON 2" ALUMINUM PIPE, STAMPED "1/16 COR" AT THE CENTER-SOUTH 1/16 CORNER OF SAID SECTION AS SHOWN HEREON. COLORADO STATE PLANE COORDINATE SYSTEM, NORTH ZONE, NORTH AMERICAN DATUM 1983 (NAD83). ALL BEARINGS SHOWN HEREON ARE RELATIVE THERETO.
5. ANY PERSON WHO KNOWINGLY REMOVES, ALTERS OR DEFACES ANY PUBLIC LAND SURVEY MONUMENT AND/OR BOUNDARY MONUMENT OR ACCESSORY, COMMITS A CLASS TWO (2) MISDEMEANOR PURSUANT TO STATE STATUTE C.R.S. SEC 18-4-508. WHOEVER WILLFULLY DESTROYS, DEFACES, CHANGES, OR REMOVES TO ANOTHER PLACE ANY SECTION CORNER, QUARTER-SECTION CORNER, OR MEANDER POST, ON ANY GOVERNMENT LINE OF SURVEY, OR WILLFULLY CUTS DOWN ANY WITNESS TREE OR ANY TREE BLAZED TO MARK THE LINE OF A GOVERNMENT SURVEY, OR WILLFULLY DEFACES, CHANGES, OR REMOVES ANY MONUMENT OR BENCH MARK OF ANY GOVERNMENT SURVEY, SHALL BE FINED UNDER THIS TITLE OR IMPRISONED NOT MORE THAN SIX MONTHS, OR BOTH. 18 U.S.C. § 1858.
6. THE DISTANCE MEASUREMENTS SHOWN HEREON ARE U.S. SURVEY FOOT.
7. FLOOD INFORMATION: THE SUBJECT PROPERTY IS LOCATED IN ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN ACCORDING TO THE FEMA FLOOD INSURANCE RATE MAP: COMMUNITY-PANEL NO. 08013C-0582 K, DATED AUGUST 15, 2019. FLOOD INFORMATION IS SUBJECT TO CHANGE.
8. DATES OF FIELDWORK: APRIL 05, 2017, FEBRUARY 25 & MARCH 18, 2021.
9. THE WORD "CERTIFY" AS SHOWN AND USED HEREON MEANS AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THE FACTS OF THIS SURVEY AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EXPRESSED OR IMPLIED.
10. THE TOTAL AREA OF THE SUBJECT PROPERTY IS 160,870 SQ. FT. OR 3.69 ACRES, MORE OR LESS. AREA AS SHOWN HEREON IS A RESULTANT FACTOR, NOT A DETERMINATIVE FACTOR, AND MAY CHANGE SIGNIFICANTLY WITH MINOR VARIATIONS IN FIELD MEASUREMENTS OR THE SOFTWARE USED TO PERFORM THE CALCULATIONS. FOR THIS REASON, THE AREA IS SHOWN AS A "MORE OR LESS" FIGURE, AND IS NOT TO BE RELIED UPON AS AN ACCURATE FACTOR FOR REAL ESTATE SALES PURPOSES.
11. EXCLUSIVE UTILITY EASEMENTS ARE RESERVED FOR CITY OF LOUISVILLE EXCLUSIVE USE FOR CITY WATER, SANITARY SEWER AND STORM SEWER FACILITIES. DRY UTILITY COMPANIES AND/ OR PRIVATE OWNERS OF STORM DRAINAGE AND IRRIGATION LINES MUST OBTAIN PRIOR WRITTEN APPROVAL FROM THE CITY FOR ANY PROPOSED CROSSING OF ANY CITY WET UTILITY EASEMENTS AND MUST EXECUTE AN AGREEMENT WHICH STIPULATES THE DRY UTILITIES, STORM DRAINAGE, AND/ OR IRRIGATION LINES APPROVED TO CROSS CITY EASEMENTS ARE SUBJECT TO RELOCATION AT THE COMPANY' S OR OWNER' S EXPENSE AT THE DISCRETION OF THE CITY. DRY UTILITIES, STORM DRAINAGE, AND/ OR IRRIGATION LINES THAT ARE APPROVED TO CROSS CITY EASEMENTS SHALL DO SO AT SUBSTANTIALLY RIGHT ANGLES. WET UTILITIES MAY TRAVERSE DRY UTILITY EASEMENTS WITHOUT REQUIREMENT FOR FURTHER PERMISSION. NO JOINT USE OF ANY CITY EXCLUSIVE UTILITY EASEMENTS IS PERMITTED WITHOUT THE EXPRESS WRITTEN APPROVAL OF THE CITY AND EXECUTION OF A JOINT USE AGREEMENT, WHICH SHALL BE AT THE CITY' S DISCRETION.
12. THE CITY OF LOUISVILLE SHALL REVIEW AND APPROVE THE LOCATIONS OF UTILITY LINES, PEDESTALS AND CABINETS WITHIN PUBLIC PROPERTY AND CITY OF LOUISVILLE EXCLUSIVE UTILITY EASEMENTS.
13. THE MINIMUM SEPARATION BETWEEN WATER AND SANITARY SHALL BE 10' OUTSIDE OF PIPE TO OUTSIDE OF PIPE. SEPARATION BETWEEN ALL OTHER UTILITIES SHALL NOT BE LESS THAN 7' TO THE EXTENT.
14. THE CITY OF LOUISVILLE IS GRANTED A 10' MAINTENANCE ACCESS EASEMENT WHERE ACCESS IS REASONABLY AVAILABLE BEYOND THE EXCLUSIVE UTILITY EASEMENTS GRANTED TO THE CITY BY THIS PLAT. THE 10' MAINTENANCE ACCESS EASEMENT SHALL BE ALLOWED ON EITHER SIDE OF THE EXCLUSIVE UTILITY EASEMENT, OR 5' ON EACH SIDE OF THE EXCLUSIVE UTILITY EASEMENT, IN EITHER CASE THIS EASEMENT IS NOT MEANT TO RESTRICT BUILDING OR IMPROVEMENTS ALLOWED WITHIN THE PUD, BUT INSTEAD ALLOW ACCESS WHERE REASONABLY AVAILABLE ON SITE. MINIMUM SURFACE DISTURBANCE IS ALLOWED BY THE CITY'S USE WITHIN THIS EASEMENT.
15. THERE ARE 2.5' WIDE SIDE YARD DRAINAGE EASEMENTS FOR LOTS 1-15.
16. THERE ARE 3.5 UTILITY AND MAINTENANCE EASEMENTS ACROSS OUTLOT A, NORTH OF LOTS 16, 23, 30 AND SOUTH OF LOTS 22, 29, 36.
17. A SURFACE MAINTENANCE EASEMENT EXISTS, ADJACENT WESTERLY TO THE WEST LINE OF TRACT A, BEING 4' IN WIDTH AS MEASURED FROM THE BACK OF THE EXISTING WALK.
18. SANITARY SEWER EASEMENT, RECORDED WITH BOULDER COUNTY ON FEBRUARY 5, 1952 IN BOOK 900, PAGE 595 IS VACATED BY CITY OF LOUISVILLE ORDINANCE _____ SERIES 2024.
19. TRACTS 704 AND 704-A, AS SHOWN IN THE TITLE BLOCK, ARE PER THE LEGAL DESCRIPTIONS PROVIDED BY THE COUNTY OF BOULDER PROPERTY SEARCH WEBSITE. SAID TRACTS ARE UNPLATTED.
20. OWNERS INFORMATION:
EAST ST LLC,
8911 LITTLE RAVEN TRAIL,
NIWOT, CO 80503

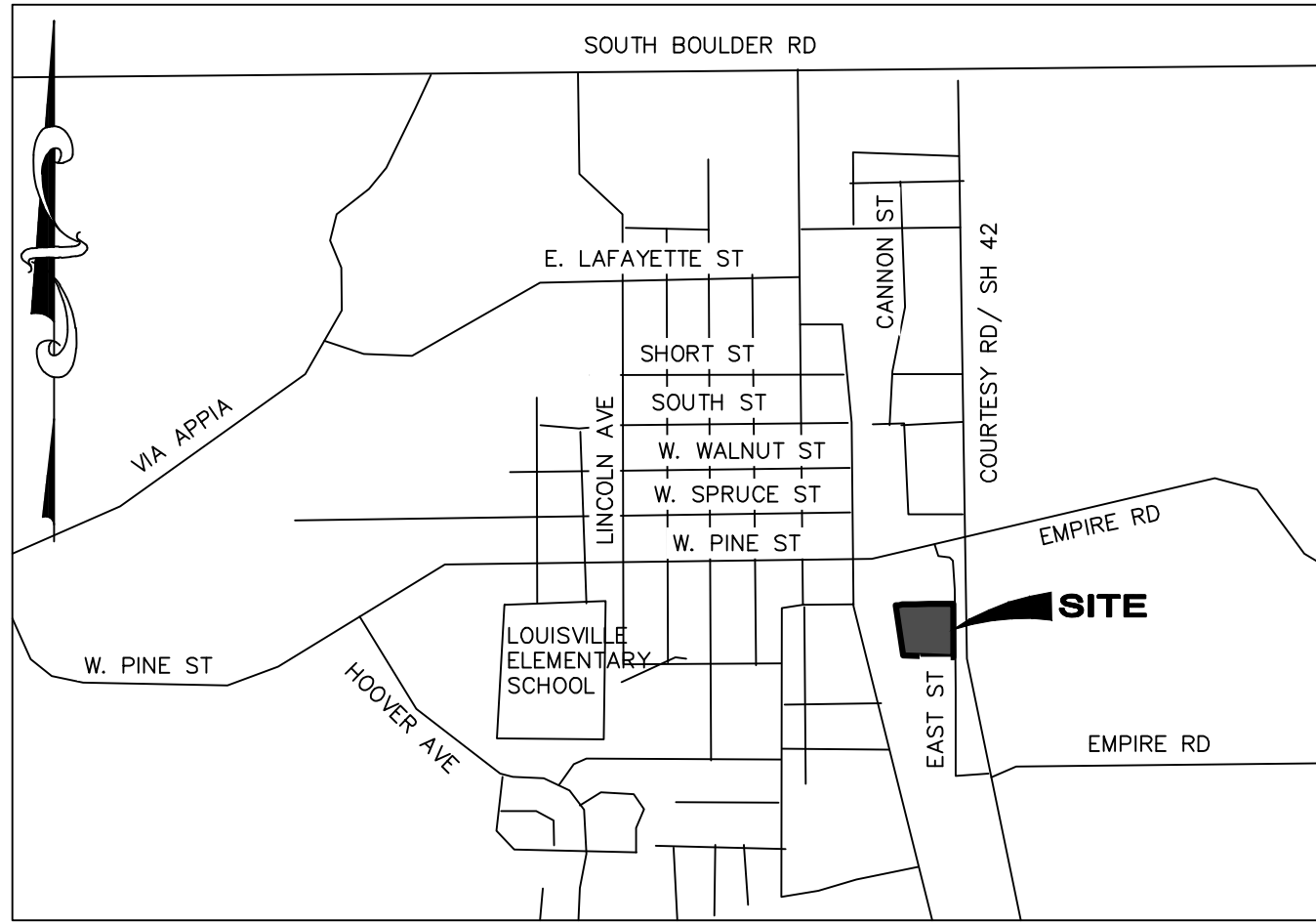
Boundary Closure Report

COURSE: S00°11'52"W	LENGTH: 401.40'
COURSE: N89°51'10"W	LENGTH: 374.30'
COURSE: N10°45'32"W	LENGTH: 12.87'
COURSE: N08°30'42"W	LENGTH: 379.06'
COURSE: S89°54'36"E	LENGTH: 27.05'
COURSE: N69°28'46"E	LENGTH: 25.93'
COURSE: N89°36'19"E	LENGTH: 99.18'
COURSE: N89°23'03"E	LENGTH: 95.92'
COURSE: N86°40'43"E	LENGTH: 7.36'
COURSE: S01°29'02"E	LENGTH: 1.33'
COURSE: N89°02'06"E	LENGTH: 180.41'

AREA: 161,083 SQ. FT.
ERROR CLOSURE: 0.01
PRECISION 1: 160481

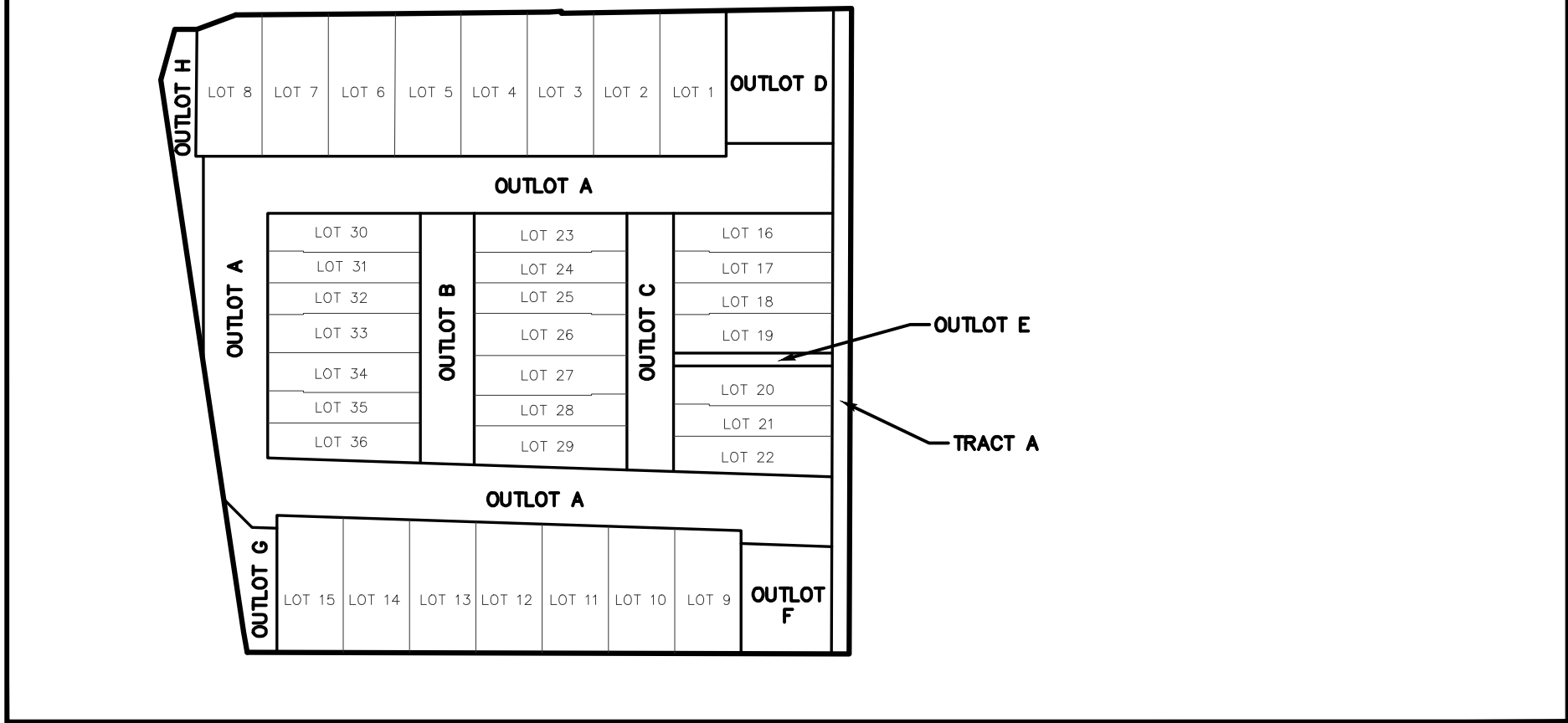
Sheet Index

SHEET 1	COVER SHEET
SHEET 2	BOUNDARY AND LOT INFORMATION
SHEET 3-4	EASEMENT DETAILS



Vicinity Map
NOT TO SCALE

Outlot Table			
	OWNER	MAINTENANCE	USE
OUTLOT A	EAST ST, LLC	HOA	PUBLIC ACCESS, PUBLIC UTILITIES, PRIVATE UTILITIES, AND DRAINAGE (SEE NOTE #14)
OUTLOT B	EAST ST, LLC	HOA	LANDSCAPE BUFFER, PEDESTRIAN ACCESS, UTILITY SERVICES, AND DRAINAGE (SEE NOTE #14)
OUTLOT C	EAST ST, LLC	HOA	PRIVATE ACCESS, PUBLIC UTILITIES, PRIVATE UTILITIES, AND DRAINAGE (SEE NOTE #14)
OUTLOT D	EAST ST, LLC	HOA	LANDSCAPE BUFFER, PARKING, PUBLIC UTILITIES, PRIVATE UTILITIES, DRAINAGE, AND STORMWATER DETENTION (SEE NOTE #14)
OUTLOT E	EAST ST, LLC	HOA	PRIVATE ACCESS, PUBLIC UTILITIES, PRIVATE UTILITIES, AND DRAINAGE
OUTLOT F	EAST ST, LLC	HOA	LANDSCAPE BUFFER, PARKING, PUBLIC UTILITIES, PRIVATE UTILITIES, DRAINAGE, AND STORMWATER DETENTION
OUTLOT G	EAST ST, LLC	HOA	LANDSCAPE BUFFER, AND PARKING
OUTLOT H	EAST ST, LLC	HOA	LANDSCAPE BUFFER, AND PARKING



Planning Commission Certificate

APPROVED THIS _____ DAY OF _____, 20____ BY THE PLANNING COMMISSION OF THE CITY OF LOUISVILLE, COLORADO.
RESOLUTION NO. _____, SERIES _____

City Council Certificate

APPROVED THIS _____ DAY OF _____, 20____ BY THE CITY COUNCIL OF THE CITY OF LOUISVILLE, COLORADO.
RESOLUTION NO. _____, SERIES _____

(CITY SEAL)

MAYOR SIGNATURE

CITY CLERK SIGNATURE

Surveyor's Statement

I, JAMES Z. GOWAN, A LAND SURVEYOR LICENSED IN THE STATE OF COLORADO, HEREBY STATE FOR AND ON BEHALF OF FLATIRON, INC., THAT A SURVEY OF EAST STREET VILLAGE FINAL PLAT WAS CONDUCTED BY ME OR UNDER MY RESPONSIBLE CHARGE ON MARCH 18, 2021; THAT THE ACCOMPANYING PLAT ACCURATELY AND PROPERLY SHOWS SAID SUBDIVISION AND THE SURVEY THEREOF.

JAMES Z. GOWAN
COLORADO P.L.S. #28038
VICE PRESIDENT, FLATIRON, INC.

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EAST STREET VILLAGE
FINAL PLAT

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Flatiron, Inc.
Land Surveying Services
www.flatironslc.com

655 FOURTH AVE
LONGMONT, CO 80501
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FAX: (303) 776-4355

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BOULDER, CO 80301
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FAX: (303) 443-9830

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DENVER, CO 80216
PH: (303) 936-6997
FAX: (303) 924-3180



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22-78,982

DATE:

06-12-2024

DRAWN BY:

M. VOYLES

CHECKED BY:

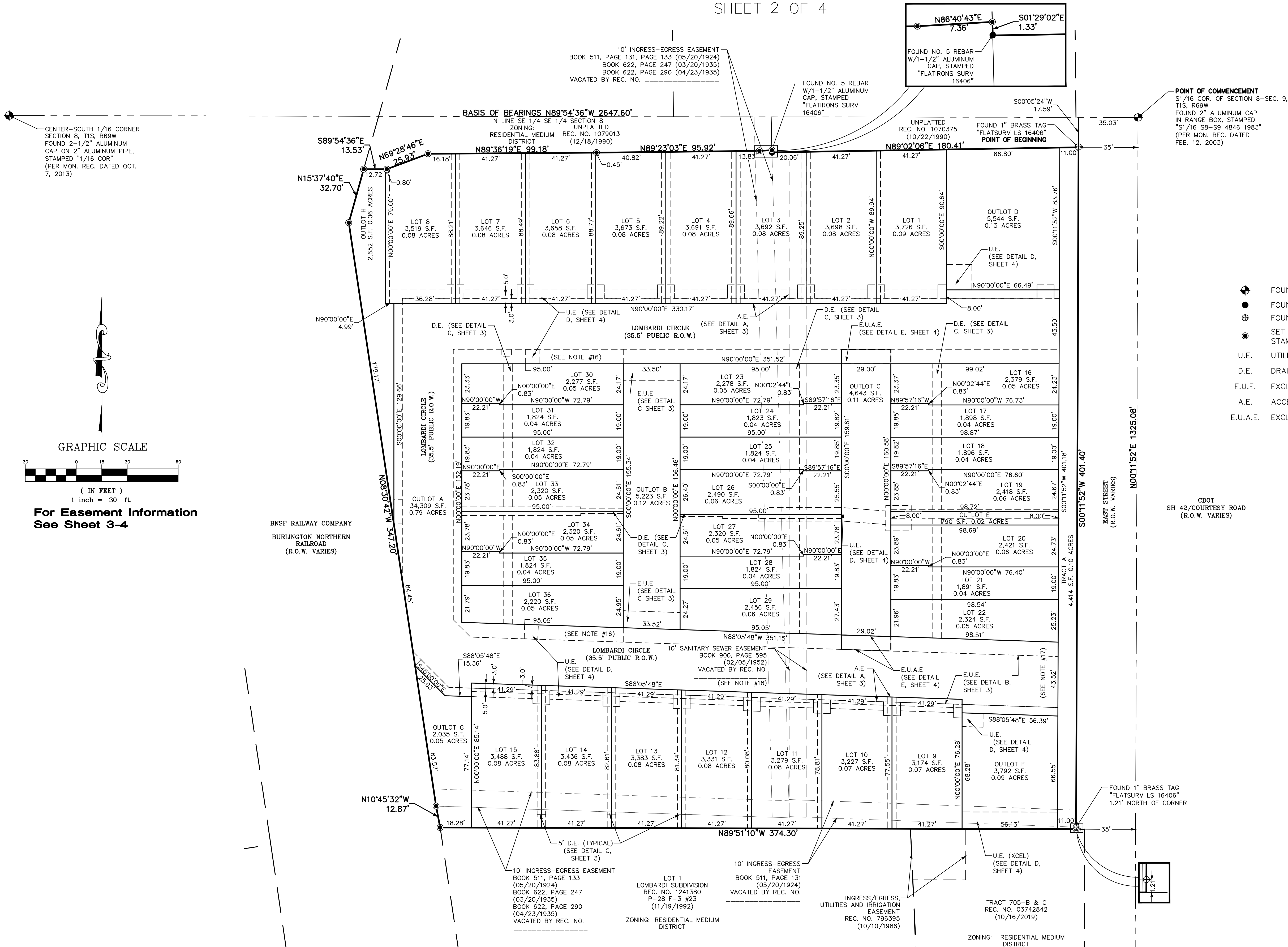
JZG/JJK

SHEET 1 OF 4

EAST STREET VILLAGE FINAL PLAT

A SUBDIVISION OF TRACT 704 AND TRACT 704-A
LOCATED IN THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 1 SOUTH,
RANGE 69 WEST OF THE 6TH P.M.,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO

SHEET 2 OF 4



Boundary Information

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EAST STREET VILLAGE
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M. VOYLES

CHECKED BY:
JZG/JJK

SHEET 2 OF 4

EAST STREET VILLAGE FINAL PLAT

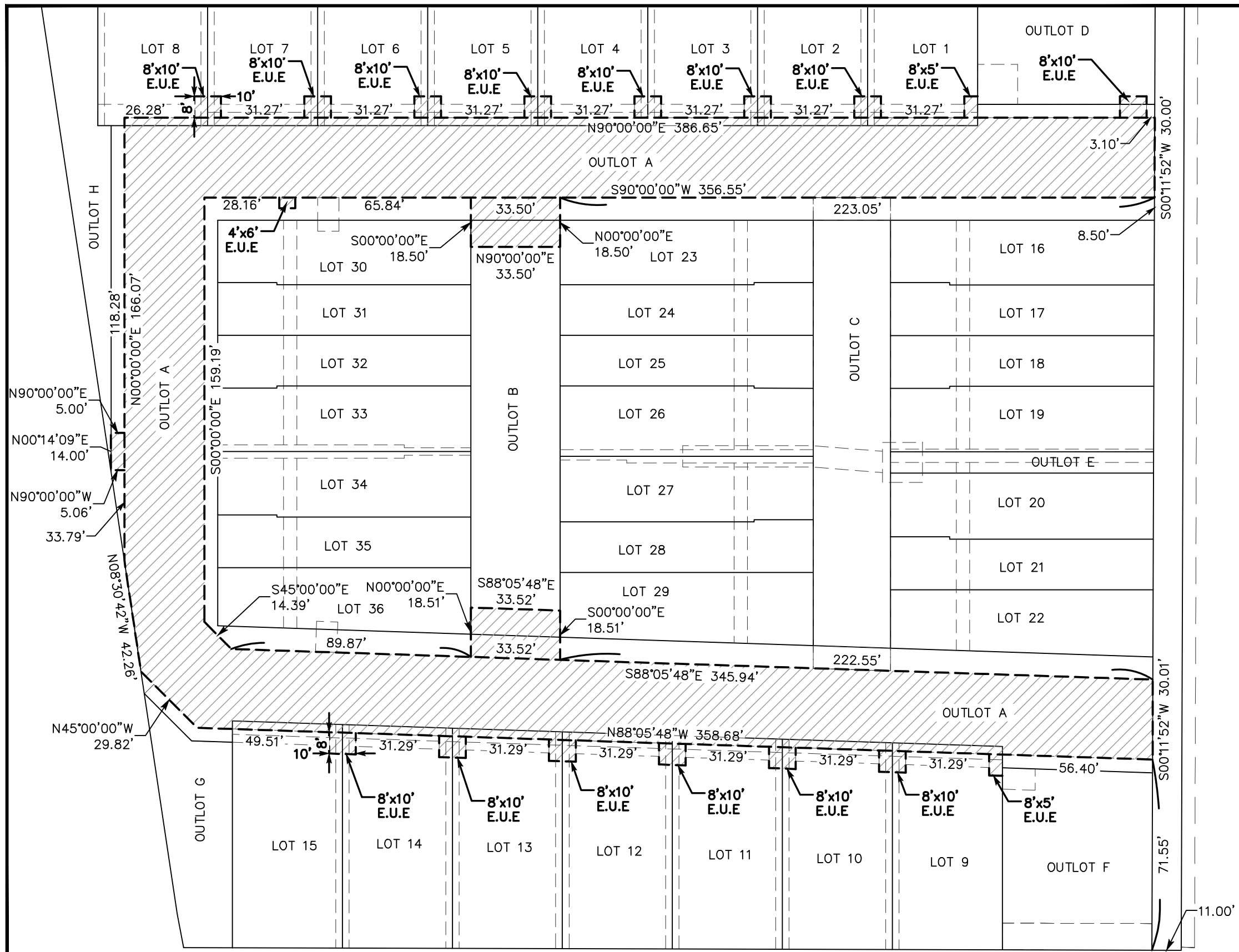
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CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO

SHEET 3 OF 4

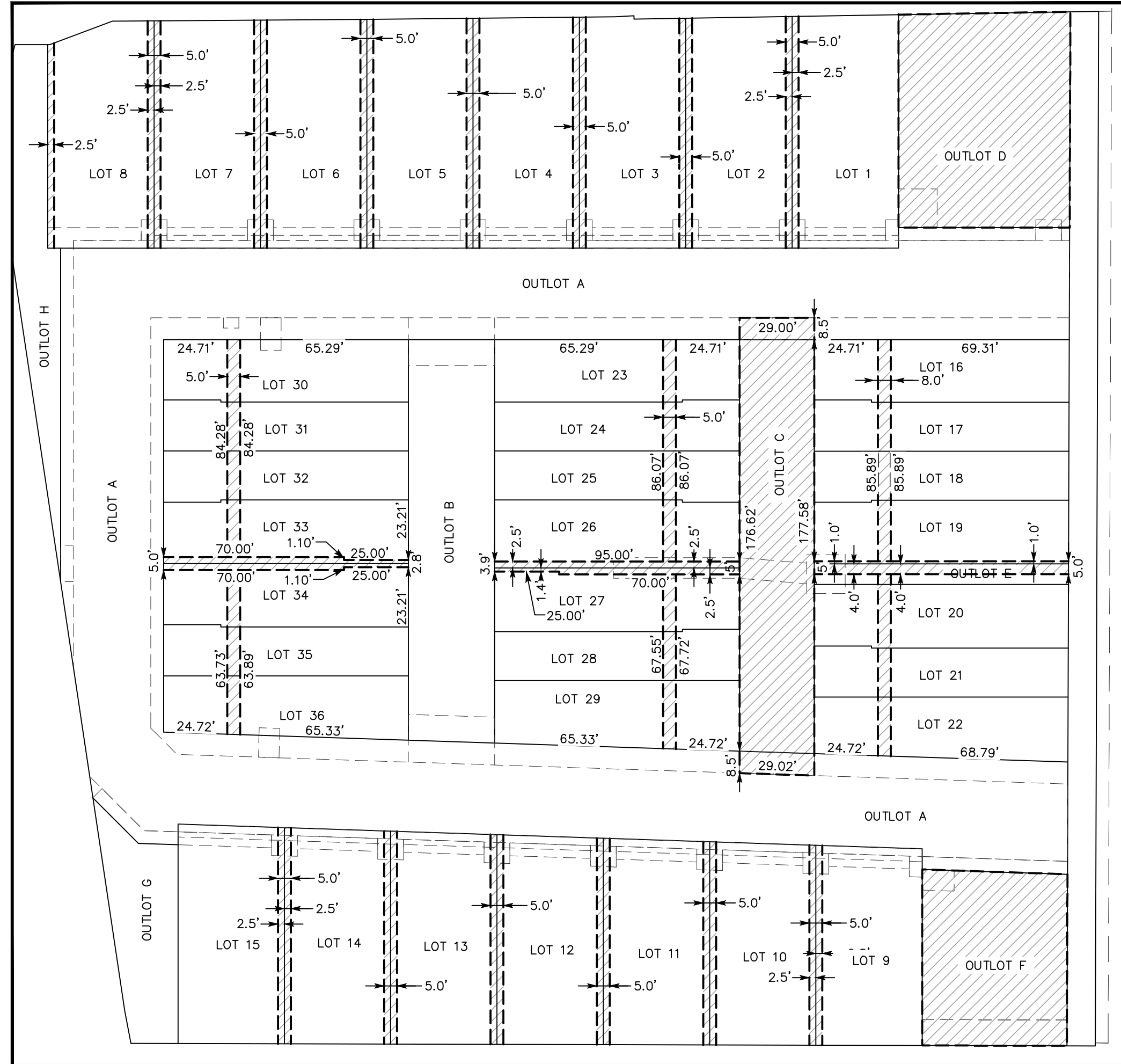
Detail A - Access Easement



Detail B - Exclusive Utility Easements

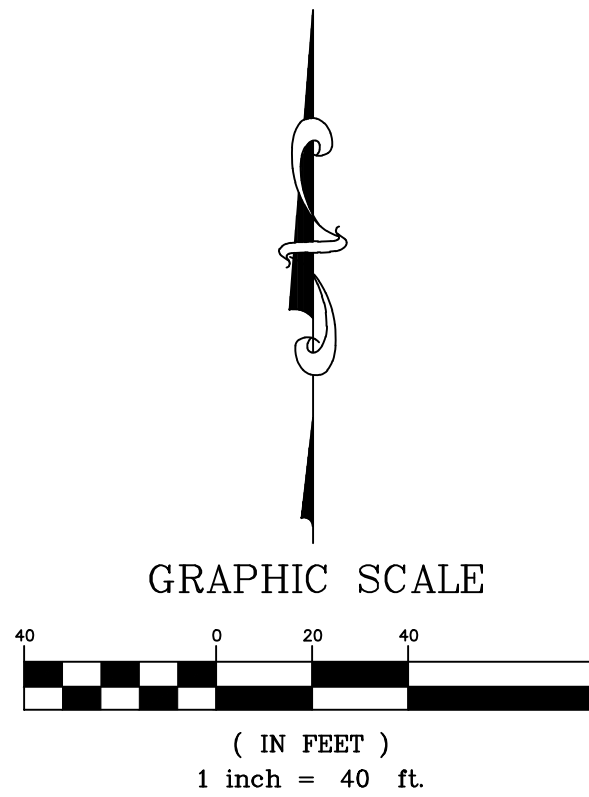


Detail C - Drainage Easements



Legend

- FOUND ALIQUOT MONUMENT AS DESCRIBED
- FOUND MONUMENT AS DESCRIBED
- FOUND BRASS TAG AS DESCRIBED
- SET 18" NO. 5 REBAR WITH 1-1/2" ALUMINUM CAP,
STAMPED "FLATIRON SURV 29038"
- U.E. UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- E.U.E. EXCLUSIVE UTILITY EASEMENT
- A.E. ACCESS EASEMENT
- E.U.A.E. EXCLUSIVE UTILITY AND ACCESS EASEMENT



Easement Details

REVISION	DATE
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EAST STREET VILLAGE
FINAL PLAT

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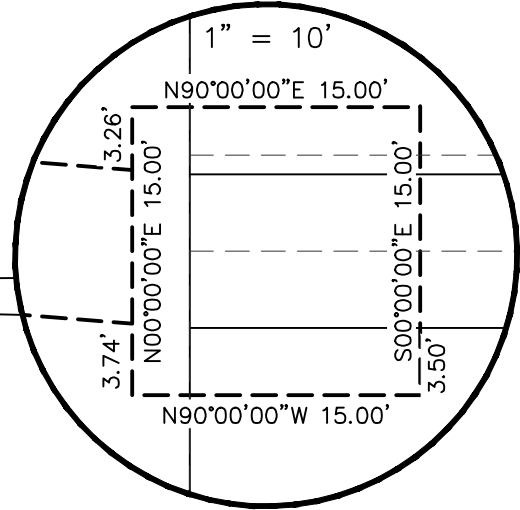
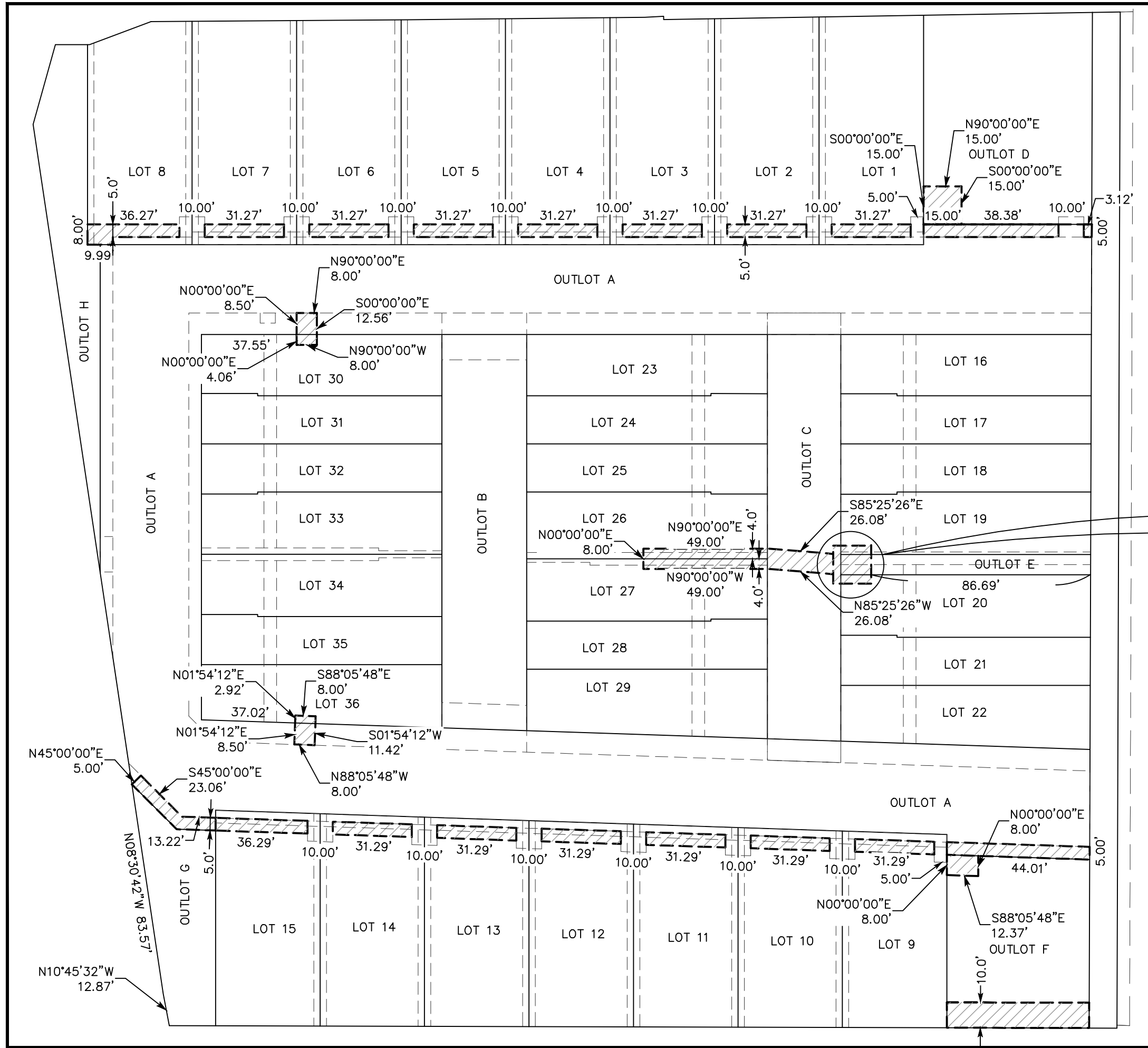
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SHEET 3 OF 4

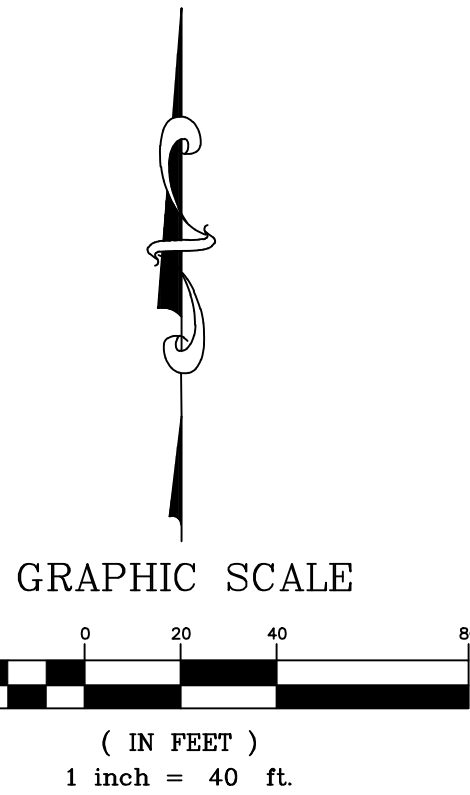
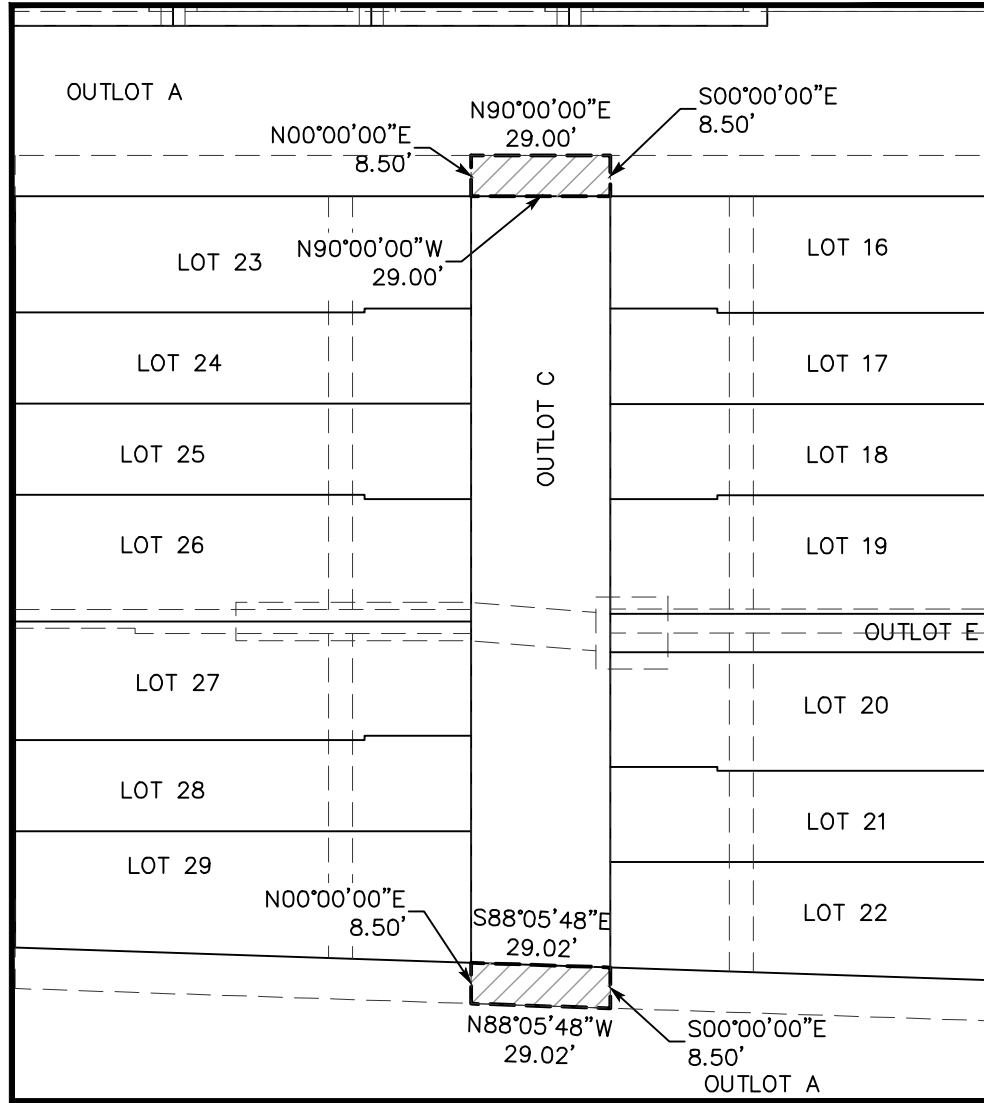
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CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO
SHEET 4 OF 4

Detail D - Utility Easements



Detail E - Exclusive Utility and
Access Easements



Legend

- FOUND ALIQUOT MONUMENT AS DESCRIBED
- FOUND MONUMENT AS DESCRIBED
- FOUND BRASS TAG AS DESCRIBED
- SET 18" NO. 5 REBAR WITH 1-1/2" ALUMINUM CAP, STAMPED "FLATIRON'S SURV 29038"
- U.E. UTILITY EASEMENT
- D.E. DRAINAGE EASEMENT
- E.U.E. EXCLUSIVE UTILITY EASEMENT
- A.E. ACCESS EASEMENT
- E.U.A.E. EXCLUSIVE UTILITY AND ACCESS EASEMENT

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