

MINUTES OF THE AUGUST 22, 2012 REGULAR MEETING OF THE PUEBLO CONSERVANCY DISTRICT

Directors Present: Paul Willumstad, Sean Tapia, Donna Phillips

Also Present: Administrator Rick Kidd, Counselor Don Banner

Guests: Kim Kock, NorthStar Engineering-Appraisal Group
Carla Sikes, City of Pueblo Assistant City Attorney
Earl Wilkinson, City of Pueblo Director of Public Works

With a quorum present, the Pueblo Conservancy District special board meeting was called to order at 11:10 am.

Minutes:

The minutes of the July 25, 2012 regular meeting were reviewed. Willumstad moved to approve the minutes. Motion passed.

Treasurer's Report:

The accountant's report for July 2012 was reviewed. Kidd informed the Board that they will have to draw funds from the Wells Fargo Advisors money market account to cover bills for next month. There is currently only about \$20,000 in the checking account. Willumstad moved to receive and file the report and pay the bills. Motion passed.

Bills – The following bills were posted for review and approval:

\$ 325.00	MBD&G, Monthly Accountant fees
\$ 400.00	Banner and Bower, Attorney fees
\$ 500.00	Kidd Engineering, Administrator/Engineer fees
\$ 531.25	Kidd Engineering, July 1 and 10 Special meetings
\$ 62.50	Kidd Engineering, Developing Phase II Appraisal scope of services
\$ 56.61	Phillips, Director's Fee
\$ 56.61	Tapia, Director's Fee
\$ 56.61	Willumstad, Director's Fee
\$ 19,867.50	NorthStar Engineering, Appraisal Phase II progress payment
\$ 288.00	Chem-Way Lawn Care, Levee weed spraying

Appraisal Group Report-

Kock reported that they are working toward completion by the September Board meeting. They identified ownerships and have broken out City, County, and non-profit properties. Lytle is working on the rationale statement for the tiered assessment levels. Kock has completed engineering based operations and maintenance costs for a 10-year period. They have also developed some preliminary information on costs for levee repair and levee certification costs. They added ASI Constructors to their team to help estimate these costs. ASI is primarily a dam and water resources construction contractor based in Pueblo West. Kevin Rourk is developing flood insurance rate examples to be used in the discussion of the maintenance fund rates. NorthStar has also identified the various irrigation companies and the areas that they serve. They are still working to complete the boundary mapping with legal descriptions in a format to take to the Judge. They are doing this in the form of six to seven map sheets which include the legal descriptions on them. The previous mapping they provided included only the areas that could be identified by parcel numbers. The mapping that they are working toward completing will

August 22, 2012 Minutes, Page 2 of 3

include all areas. Part of the NorthStar team will not be available on September 26th. They requested that the next meeting be held on either the 24th or 25th. After discussion it was decided to hold the next regular meeting on September 25th and 4:00 pm. Kidd is to confirm that the Heritage Center room will be available.

Paul Willumstad reported that he has noticed that someone appears to be camping in their car on potential District property, near the Whitlock Treatment Plant. Kidd is to check into this.

HARP – Lynn Clark, Interim Director, did not make attendance. Willumstad moved to table their discussion until the January meeting. Phillips seconded. Tapia was opposed to tabling it past next month.

President's Report-

Tapia said that the Board of County Commissioners required that he immediately resign from the Pueblo Conservancy District. Their reasoning is that they believe a conflict of interests exists. Banner stated that the District has already agreed that we will not be assessing either the City or County this year and probably not the next year. Since we are not assessing the County he does not believe a conflict exists. Willumstad agreed that he and Banner will meet with the Commissioners to discuss delaying action on Tapia's resignation. The Board is concerned about where we are in the appraisal process and that there is not sufficient time to bring a new director up to speed in time to make knowledgeable decisions. Tapia said that when he took his job he was up front with the Commissioners that he was on the District Board. Willumstad re-disclosed that he serves as an assistant to the City Attorney for land use. He has also done a lot of estate work for many members of the City's staff.

Tapia submitted his resignation to the District Board. The Board decided to hold the resignation until after Banner and Willumstad meet with the County Commissioners.

Administrator's Report –

Kidd reported that he discussed the 310 Vista sanitary sewer service problem with Bruce Barella. Barella said that he told the owner that he does not believe that the City plugged the service. That since the line was deteriorated to the point that a plumber's snake came through the side of it and to the surface, the problem had to be within the service line. He offered to work with them on an alternate location to install a new sanitary sewer service.

Kidd asked Wilkinson when the City Storm Water was going to repair the Corona Street cross-pan at Union. Water is currently coming off of the pan and undermining the grouted rock face of the bluff. Wilkinson said that it will probably be November before repairs are made.

New Business:

None.

Old Business:

Banner talked to Tom Florczak, City Attorney, about opening up negotiations for a settlement of the old assessments. They are to schedule an executive session with the Interim City Manager and the Council. Sikes said that the purpose of this meeting is to get authorization to negotiate.

Other Business:

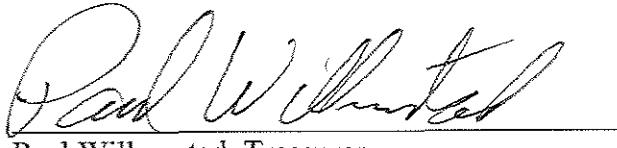
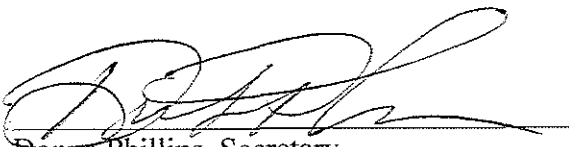
None

RECORD OF PROCEEDINGS

July 25, 2012 Minutes, Page 3 of 3

There being no further business to come before the Board, the business meeting was adjourned at 11:55 am. The next regular meeting date will be September 25, 2012.

APPROVED:


Sean Tapia, President
Paul Willumstad, Treasurer
Donna Phillips, Secretary

THE PUEBLO CONSERVANCY DISTRICT

AGENDA OF
REGULAR MEETING

DATE: AUGUST 22, 2012 (WEDNESDAY) AT 11:00 A.M..
PLACE: SOUTHEASTERN COLORADO HERITAGE CENTER,
201 WEST B STREET, PUEBLO, COLORADO

1. ROLL CALL
2. APPROVAL OF THE JULY 25, 2012 REGULAR MEETING MINUTES
3. TREASURER'S REPORT
 - a. ACCOUNTANT'S COMPILATION REPORT
 - b. PAYMENT OF BILLS
4. APPRAISAL TEAM REPORT – Kim Kock
5. HARP BUDGET PRESENTATION – Lynn Clark
6. PRESIDENT'S REPORT
7. ADMINISTRATOR'S REPORT
8. OLD BUSINESS
8. NEW BUSINESS
10. OTHER BUSINESS AS MAY BE BROUGHT BEFORE THE BOARD
11. ADJOURNMENT

2012 SCHEDULED MEETING DATES:

September 26
October 24

November 28

December 26



McPherson,
Breyfogle,
Daveline &
Goodrich, PC
Certified Public Accountants

503 N Main, Suite 740

Pueblo, CO 81003

Phone (719) 543-0516

Fax (719) 544-2849

INDEPENDENT ACCOUNTANTS' COMPILATION REPORT

Board of Directors
The Pueblo Conservancy District
Pueblo, Colorado

We have compiled the accompanying balance sheets – general fund only – of the Pueblo Conservancy District as of July 31, 2012 and December 31, 2011, and the related comparative statements of revenue and expenditures – actual and budget – general fund for the one month and seven months ended July 31, 2012 and the year ended December 31, 2011. We have not audited or reviewed the accompanying financial statements and, accordingly, do not express an opinion or provide any assurance about whether the financial statements are in accordance with accounting principles generally accepted in the United States of America.

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America and for designing, implementing, and maintaining internal control relevant to the preparation and fair presentation of the financial statements.

Our responsibility is to conduct the compilation in accordance with Statements on Standards for Accounting and Review Services issued by the American Institute of Certified Public Accountants. The objective of a compilation is to assist management in presenting financial information in the form of financial statements without undertaking to obtain or provide any assurance that there are no material modifications that should be made to the financial statements.

Management has elected to omit substantially all of the disclosures required by accounting principles generally accepted in the United States of America. If the omitted disclosures were included in the financial statements, they might influence the user's conclusions about the District's financial position and results of operations. Accordingly, these financial statements are not designed for those who are not informed about such matters.

McPherson, Breyfogle, Daveline & Goodrich, PC

August 20, 2012

JEBLO CONSERVANCY DISTRICT
BALANCE SHEET - GENERAL FUND ONLY
JULY 31, 2012 AND DECEMBER 31, 2011

	<u>7/31/2012</u>	<u>12/31/2011</u>
ASSETS		
VECTRA BANK CHECKING	\$ 38,444	\$ 151,933
VECTRA BANK MONEY MARKET	11,898	11,895
BROKERAGE MONEY MARKET ACCOUNTS	226,336	115,624
COLOTRUST INVESTMENT	25,000	25,000
WELLS FARGO INVESTMENT	446,578	513,045
STIFEL NICOLAUS INVESTMENT	212,944	256,208
ACCRUED INTEREST	<u>-</u>	<u>3,793</u>
 TOTAL ASSETS	 <u>\$ 961,200</u>	 <u>\$ 1,077,498</u>
 LIABILITIES AND FUND EQUITY		
ACCOUNTS PAYABLE	\$ -	\$ 837
PAYROLL TAXES PAYABLE	71	335
DEFERRED INCOME	<u>(417)</u>	<u>1,042</u>
 TOTAL LIABILITIES	 <u>(346)</u>	 <u>2,214</u>
 ASSIGNED FUND BALANCE	 204,130	 204,130
UNASSIGNED FUND BALANCE	<u>757,416</u>	<u>871,154</u>
	-	
TOTAL FUND EQUITY	<u>961,546</u>	<u>1,075,284</u>
 TOTAL LIABILITIES AND FUND EQUITY	 <u>\$ 961,200</u>	 <u>\$ 1,077,498</u>

SEE ACCOUNTANTS' COMPILATION REPORT

PUEBLO CONSERVANCY DISTRICT
COMPARATIVE STATEMENT OF REVENUE AND EXPENDITURES -
ACTUAL AND BUDGET - GENERAL FUND
FOR THE SEVEN MONTHS ENDED JULY 31, 2012
AND THE TWELVE MONTHS ENDED DECEMBER 31, 2010

	ACTUAL				
	CURRENT MONTH	YEAR TO DATE	2012 BUDGET	UNUSED BUDGET	2011 ACTUAL
REVENUES					
INTEREST INCOME					
COLOTRUST	\$ -	\$ 3	\$ -	\$ -	\$ 31
MONEY MARKET ACCOUNTS	3	14	-	-	23
WELLS FARGO	1,224	9,920	-	-	26,057
STIFEL NICOLAUS	1,017	5,931	-	-	15,064
UNREALIZED GAINS (LOSSES)	2,527	971	-	-	21,969
TOTAL INTEREST INCOME	4,771	16,839	40,000	23,161	63,144
MAINTENANCE FUND ASSESSMENT	-	84	-	(84)	180,092
LEASE PAYMENTS	208	1,458	2,500	1,042	2,500
OTHER INCOME	-	-	-	-	15,132
TOTAL REVENUES	\$ 4,979	\$ 18,381	\$ 42,500	\$ 24,119	\$ 260,868
EXPENDITURES					
80 LEGAL FEES	\$ 400	\$ 2,800	\$ 4,800	\$ 2,000	\$ 17,013
81 DIRECTORS FEES	180	1,260	2,160	900	2,520
82 FICA TAXES	-	-	230	230	193
83 ENGINEER/ADMINISTRATIVE	500	3,156	6,000	2,844	6,688
90 AUDIT & BOOKKEEPING	325	2,050	3,900	1,850	3,600
92 INSURANCE/BONDS	-	2,416	3,200	784	3,056
96 OFFICE EXPENSE	29	383	500	117	904
97 OFFICE RENT	-	840	840	-	915
100 PROFESSIONAL FEES	-	888	10,000	9,112	4,540
APPRAISAL	5,000	59,085	30,000	(29,085)	-
103 TRAVEL	-	-	-	-	-
105 REPAIRS & MAINTENANCE	-	1,003	20,000	18,997	20,316
ARKANSAS RIVER LEVEE REPAIRS	500	5,738	50,000	44,262	194,174
WILDHORSE/DRY CREEK LEVEE	-	-	20,000	20,000	-
LEVEE CERTIFICATION-PRELIM	-	-	25,000	25,000	-
108 CONTINGENCIES	-	-	5,000	5,000	-
109 EMERGENCY REPAIR	-	7,500	15,000	7,500	-
110 CAPITAL IMPROVEMENTS	-	-	-	-	-
111 PLANNING & DEVELOPMENT	-	-	5,000	5,000	1,453
112 HARP - O & M / HARP - IGA CNTRB	-	45,000	45,000	-	60,000
113 SALES TAX	-	-	-	-	-
TOTAL EXPENDITURES	6,934	132,119	246,630	114,511	315,372
EXCESS (DEFICIENCY) OF REVENUES OVER EXPENDITURES	\$ (1,955)	\$ (113,738)	\$ (204,130)	\$ (90,392)	\$ (54,504)

SEE ACCOUNTANTS' COMPILATION REPORT

PUEBLO CONSERVANCY DISTRICT
INVESTMENTS
7/31/2012

8/20/20 3 PM

<u>BROKER</u>	<u>DESCRIPTION</u>	<u>MATURITY DATE</u>	<u>RATE</u>	<u>PAR VALUE</u>	<u>BALANCE 12/31/2011</u>	<u>ADDITIONS</u>	<u>MKT VALUE CHANGE</u>	<u>REDEMPTION SALES</u>	<u>BALANCE 7/31/2012</u>	<u>INTEREST RECEIVED 7/31/2012</u>
<u>CASH ACCOUNTS</u>										
VECTRA BANK	Money Market Account				11,894.90	3.47	-	-	11,898.37	3.47
STIFEL NICOLAUS	Money Market Account				38,326.34	43,199.90	-	-	81,526.24	3.34
WELLS FARGO	Cash Sweep Account				77,297.91	67,512.20	-	-	144,810.11	6.64
TOTAL CASH ACCOUNTS WITH BROKERS					127,519.15	110,715.57	-	-	238,234.72	13.45
<u>INVESTMENTS</u>										
COLOTRUST	Acct. 7081 - PLUS		6.240%		25,000.00		-	-	25,000.00	4.69
TOTAL COLOTRUST					25,000.00	-	-	-	25,000.00	4.69
WELLS FARGO	FNMA 06-107 PD REMIC MULTICLASS CMO	6/25/2035	5.000%	78,000.00	86,441.16	-	(551.46)	-	85,889.70	2,275.00
	GNMA 08-7 PN REMIC MULTICLASS CMO	1/20/2037	4.250%	60,000.00	26,431.66	-	(26.85)	4,794.70	21,610.11	583.45
	FHLMC 3393 BY REMIC MULTICLASS CPN	11/15/2037	5.500%	94,000.00	106,931.58	-	(503.84)	-	106,427.74	2,154.15
	FNMA 2008-74B REMIC MULTICLASS CMO	9/25/1938	5.000%	50,000.00	48,212.50	-	(1,377.17)	11,959.50	34,875.83	1,236.87
	FHLMC 3626 UA REMIC MULTICLASS CMO	9/15/2039	5.000%	50,000.00	27,113.84	-	(175.61)	13,433.66	13,504.57	476.52
	GNMA 10-62 LA REMIC MULTICLASS CMO	1/20/2040	4.500%	50,000.00	15,722.04	-	(126.15)	15,595.89	-	265.64
	GNMA 10-85 HQ REMIC MULTICLASS CMO	3/20/2040	5.000%	144,000.00	107,620.48	-	(705.51)	21,721.81	85,193.16	2,900.30
	FNMA 10-141 AL REMIC MULTICLASS CMO	12/25/2040	4.000%	90,000.00	94,572.00	-	4,504.50	-	99,076.50	2,100.00
TOTAL WELLS FARGO					513,045.26	-	1,037.91	67,505.56	446,577.61	11,991.93
STIFEL NICOLAUS	FEDL HOME LN MTG CORP #170217	3/1/2017	8.000%	1,120,000.00	1,877.60	-	0.48	254.72	1,623.36	77.39
	GNMA POOL #676875	3/15/2023	6.500%	235,000.00	150,006.43	-	1,029.70	5,921.58	145,114.55	5,109.54
	GNMA POOL #003851	5/20/2036	5.500%	165,000.00	59,256.11	-	(1,326.85)	8,938.04	48,991.22	1,598.21
	GNMA REMIC SER 2010-98	7/20/2039	4.000%	70,000.00	45,067.27	-	230.15	28,082.22	17,215.20	865.20
TOTAL STIFEL NICOLAUS INVESTMENT					256,207.41	-	(66.52)	43,196.56	212,944.33	7,650.34
TOTAL INVESTMENTS					794,252.67	-	971.39	110,702.12	684,521.94	19,646.96
TOTAL ALL ACCOUNTS					921,771.82	110,715.57	971.39	110,702.12	922,756.66	19,660.41

PUEBLO CONSERVANCY DISTRICT

JULY 2012 - AUGUST 2012

RECEIPTS

VENDOR	ITEM	AMOUNT
First Clearing, LLC	Interest Payment	\$ 433.05
First Clearing, LLC	Interest Payment	\$ 769.41
First Clearing, LLC	Interest Payment	\$ 490.39
Stifel Nicolaus	Interest Payment	\$ 995.34
		\$ 2,688.19

DEBITS

VENDOR	ITEM	AMOUNT	CHECK	CODE
Black Hills Energy	Electrical Billing	Pre-paid		105
MBDG, PC	Bookkeeping	\$ 325.00	3942	90
Don Banner - B&B, PC	Attorney Fees	\$ 400.00	3943	80
Kidd Engineering	Engineer/Admin Fees	\$ 500.00	3944	83
	July 1 and 10 Special meetings.	\$ 531.25	"	83
	Phase II appraisal scope of services.	\$ 62.50	"	100
Director Tapia	Fees	\$ 56.61	3945	81
Director Phillips	Fees	\$ 56.61	3946	81
Director Willumstad	Fees	\$ 56.61	3947	81
Chem-Way Lawn Care	Levee Weed Spraying	\$ 288.00	3948	105
	Appraisal Phase II Progress Payment	\$ 19,867.50	3949	100
		\$ 22,144.08		

Land Sales – Pat Kyffin reported that she had been looking for information concerning the value of the property north in the area where Corona turns to the west. This is that area where Don Wycoff has an interest in purchasing a portion of District property. Kyffin reported that there had not been any vacant land sales in the area for over a year. There is a 0.21 acre parcel on Boxelder that is listed for \$7900 and a 0.11 acre parcel on Abriendo that is listing for \$5900. There is a 0.143 acre parcel on Prairie that is under contract for \$9900. Donna Phillips joined the meeting at this time. It was agreed to table the land sales discussion and take it up at the next meeting.

86.4 6/5th
123.1 4/5th
158.9 4/17th

THE PUEBLO CONSERVANCY DISTRICT

P.O. BOX 234, PUEBLO, CO 81002

BOARD OF DIRECTORS:

GUS SANDSTROM, PRESIDENT
VALERIE HAYNES, SECRETARY
KATHY FARLEY, TREASURER

ADMINISTRATOR / ENGINEER:

RICK KIDD, PE
(719)544-5239

March 6, 2007

Michael Shay
Region 2, Right-of-Way
P.O. Box 536
Pueblo, CO 81002

Subject: 4th Street Bridge Appraisal

Dear Mr. Shay:

I have assembled documentation for sales of Conservancy District property. These documented transactions are an accurate reflection of the value of the property that the Colorado Department of Transportation is seeking to acquire for the 4th Street Bridge Right-of-Way. The comparable properties that your appraiser used were in rural areas, far removed from city centers, and large parcels. Inherently they are not going to have as high of a value per square foot of land as the parcels that CDOT is seeking to acquire. Furthermore, we do not believe that the appraiser's report demonstrates knowledge and appreciation of the heart of Pueblo, the importance of the Arkansas River Levee, the value of the constructed assets and the land along the River corridor, and the important role of the Pueblo Conservancy District.

The information we are submitting is for a sale, consummated in August 2005, to Jimmy Dawson; and another one to John Starr III, on February 26, 2007. These sales are for small parcels of land with similar site characteristics, and in the same general area as the proposed CDOT acquisition, not miles away.

The property sold to Dawson was three lots on the south bluff of the Arkansas River, at the north end of Townsend street. The area of these three lots is approximately 11,956 square feet and was sold at a price of \$10,000. This equates to a unit price of 83.6 cents per square foot. The enclosed topographic map shows that the face of Lot 15 is at a grade of 62.5%, and Lots 25 and 26 have a face of approximately 52.3% grade. In addition to the topographic map, we have provided photographs of the site. These lots are clearly not easy to build on, nor are they in a desirous location.

The other property is mainly a narrow parcel approximately 53 feet wide and 320 feet long, along the south bank of the Arkansas River, between Interstate 25 and Santa Fe Avenue. This parcel is approximately 23,958 square feet, at an accepted offer of \$3000. The offer required the purchaser to pay all survey and title costs and to allow the Pueblo Conservancy District the rights of ingress and egress for the maintenance of the River bank and channel. The unit price of this parcel is 12.5 cents per square foot. The enclosed photographs show that this is not a highly desirable location, has no recreational benefit, and that it has marginal access.

The Pueblo Conservancy District feels that these documented transactions fully justify our counter proposal of \$4500 (9.88 ¢ /sqft for 45,539 sqft) for the proposed CDOT acquisition.

You may feel free to contact me if you have any other questions.

Sincerely,

Ricky A. Kidd, PE
Administrator/Engineer

Enclosures:

Dawson:	Copy of August 16, 2005 PCD minutes Dawson deposit Dawson plat map Dawson topographic map Photographs
Starr:	Copy of April 11, 2006 PCD minutes January 5, 2007 contract Starr check Starr plat map Photographs

Latka – Kidd reported that he has a legal description that he believes is accurate enough to determine the amount of land to be sold and for entering into a sale with a Quit Claim deed. The area to be sold is approximately 17,400 square feet. The Board reviewed prices for other land sales. It was decided that \$0.125 per square foot would be a price commensurate with other properties and their sales prices. The Sandstrom calculated the net sales price to be \$2175.00. Farley moved to make this offer to the Latka's. Motion passed. Latka's accepted this offer and agreed to have a legal, monumented survey completed. Bower is to prepare a Quit Claim Deed.

My Pueblo County Parcel Map

-  Building Footprints
-  Parcels
-  Streams & Rivers
-  Railroads



0 215 430
Feet

0 30 60 120
Meters

1 inch = 417 feet

Map Generated 12/14/2011 7:56:41 PM

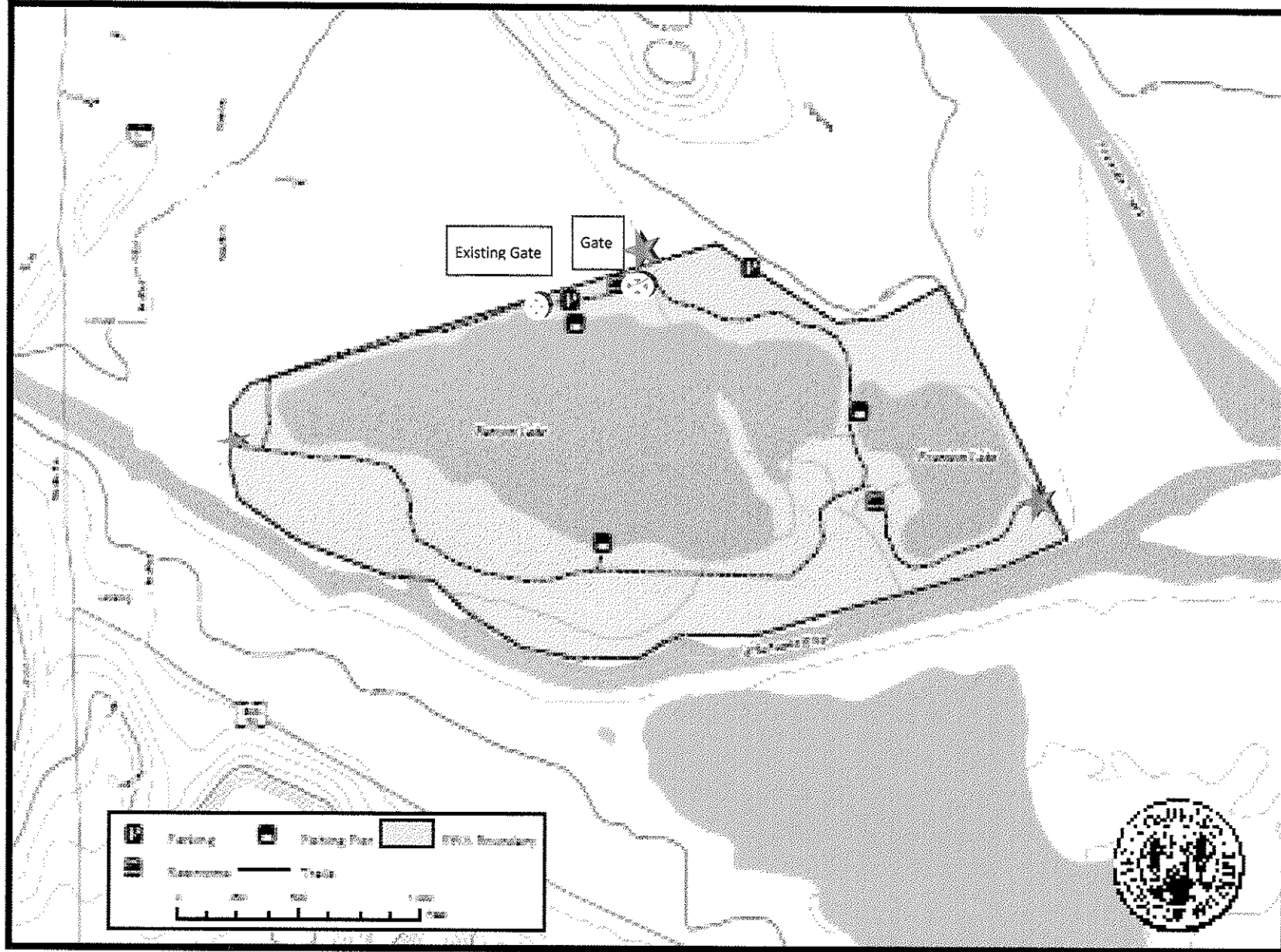
Unauthorized reproduction or duplication of this document is strictly prohibited without written consent by the Pueblo County GIS Center. The Pueblo County GIS Center makes no claims as to the accuracy of the information portrayed in this document.

For further information, please contact the Pueblo County GIS Center.

215 W 10th St, Pueblo CO 81003
719.583.6240 (v) 719.583.6249 (f)



Runyon \ Fountain Lakes State Wildlife Area



Indicate where posts would be placed in trail to prevent use by ATV's

ANTHONY NUÑEZ
CHAIRMAN
DISTRICT 1

J.E. CHOSTNER
CHAIR PRO TEM
DISTRICT 3



JOHN B. CORDOVA SR.
COMMISSIONER
DISTRICT 2

SEAN A. TAPIA
FACILITIES DIRECTOR

FACILITIES DEPARTMENT

August 22, 2012

Pueblo Conservancy District Board of Directors:

I regretfully and reluctantly submit my resignation from the Pueblo Conservancy District Board.

I've had a terrific experience and have enjoyed learning about the district and all that is protected by the district. The Board of Directors, attorney and administrator are all terrific people and I look forward in continuing lifelong friendships.

My position as County Facilities Director has been reviewed by the Board of County Commissioners and the County Attorney and has been determined to have, "an actual or potential conflict of interest."

I remain a supporter and advocate of The Conservancy District. Please feel free to contact me at any time.

Sincerely,

Sean A. Tapia

ANTHONY NUÑEZ
CHAIRMAN
DISTRICT 1

J.E. CHOSTNER
CHAIR PRO TEM
DISTRICT 3



JOHN B. CORDOVA SR.
COMMISSIONER
DISTRICT 2

DANIEL C. KOGOVSEK
COUNTY ATTORNEY

BOARD OF PUEBLO COUNTY COMMISSIONERS

MEMORANDUM:

TO: Sean Tapia, Director of Facilities Department

FROM: Anthony Nuñez, Chair *AN*
J.E. Chostner, Chair Pro Tem
John B. Cordova, Commissioner

DATE: August 6, 2012

RE: Pueblo Conservancy District

This memo follows up on our meeting on August 2, 2012. Due to actual or potential conflicts of interest which may arise in the future or the appearance of such conflicts of interest, we believe that your continued service as a member of the Board of Directors of the Pueblo Conservancy District is inconsistent with your responsibilities to Pueblo County in your role as Director of the Facilities Department. We, therefore, direct that you immediately resign as a member of the Board of Directors of the Pueblo Conservancy District.



August 9, 2012

Pueblo Conservancy District
Attn: Mr. Rick Kidd
44811 E. US Highway 50
Avondale, CO 81002

Dear Mr. Kidd,

Enclosed please find the Annual Plan and Budget for the HARP Authority, which was approved by the Authority Board at their July 20th special meeting, for fiscal year 2013. The 2013 fiscal year begins on January 1, 2013 and ends on December 31, 2013.

The total budget for 2013 is \$732,404, which includes a requested contribution from the Pueblo Conservancy District in the amount of \$65,000 (\$50,000 plus the \$15,000 the Conservancy was unable to contribute last year) this represents 8.7% of the budget. We are also requesting the maintenance contribution of \$10,000.

The 2013 Annual Plan includes the transfer of all major events and the cost associated with these events to the HARP Foundation, and the transfer of all fee based revenue activities and their associated cost to an Enterprise Operation Fund. The resulting HARP Authority Annual Plan and Budget reflects the annual operating and maintenance cost of the Riverwalk.

Please feel free to contact me to set up a meeting should you have any questions regarding the budget, our request, or any other questions regarding how this Annual Plan and Budget will affect the operation or maintenance of the Riverwalk.

Sincerely,

A handwritten signature in black ink, appearing to read "Gary Anzuini", with a long, sweeping horizontal line extending to the right.

Gary Anzuini
Chairperson

HARP AUTHORITY
200 West First Street, Suite 303
Pueblo, Colorado 81003
Telephone: (719) 595-0242 • Fax: (719) 583-4696
www.puebloharp.com

HARP BOATHOUSE
101 S. Union Avenue
Pueblo, Colorado 81003
Telephone: (719) 595-1589 • Fax: (719) 595-1592
www.puebloharp.com

HARP Authority 2013 Annual Plan and Budget

Beginning Total Operating/Cash Reserve Balance for 1 Month Personnel Expenses \$ 25,000

2013 Budget

Beginning Total Reserve Balance for Capital Maintenance \$ 25,000

Revenues

IGA Contributions

City of Pueblo	\$	241,600
County of Pueblo	\$	200,000
Pueblo County Conservancy District	\$	50,000
Urban Renewal Authority of Pueblo	\$	50,000

Total IGA Contributions \$ **541,600**

Sponsorships

Facilities	\$	11,000
------------	----	--------

Total Sponsorship Income \$ **11,000**

Vendor Rental Income

Patio Lease		\$14,004
Parking Lease	\$	2,880
Other Vendor Rentals	\$	1,000

Total Vendor Rental Income \$ **17,884**

CAM Fees

CAM Fees	\$	90,620
----------	----	--------

Total CAM Fees \$ **90,620**

Other Income

Misc. Income	\$	250
Interest Income	\$	250
Pueblo Conservancy District -Maintenance Reimbursement	\$	10,000
HARP Land Sales Fund - Capital Improve	\$	-
Contract Revenue from Foundation Mgmt	\$	22,800
Foundation - Special Event Mgmt Fee	\$	10,000
Recreation / Entertainment Operations Enterprise Mgmt Service Fee	\$	3,000

Total Other Income \$ **46,300**

City Fountain Contract Revenue

*

Total Revenues

\$ 732,404

* Request that \$11,500 be budgeted within the Non-Departmental - Contractual payments section of the City of Pueblo 2013 Budget

HARP Authority 2013 Annual Plan and Budget

Expenses

2013 Budget

General Operating - Personnel

Personnel Expenses

Salaries	\$	241,600
Employee Benefits	\$	79,085
Payroll Taxes	\$	19,210
Workers Compensation	\$	700

Total Personnel Expenses \$ **340,595**

Administrative Expenses

Public Relations - General	\$	1,250
Bad Debt	\$	-
Misc. - Board Meeting / Other	\$	420
Special Exp Reimbursable - HARP Foundation	\$	-
Mileage Reimbursement	\$	4,000
Employee Cell Phone Reimbursement	\$	2,000

Total Administrative Expenses \$ **7,670**

Office Expenses

Bank/Credit Card Charges	\$	600
Supplies - Office / Copier	\$	3,986
Office Lease	\$	24,775
Telecommunications	\$	3,800
Office Equipment/Maintenance	\$	3,750
Taxes & Licenses	\$	250
Capital - General	\$	2,500
Postage - US Postal / Overnight	\$	1,500
Operations - Web Server	\$	400
Operations - Copier Lease	\$	2,868
Operations - Professional Printing	\$	355
Operations - Monthly Copy Service	\$	2,000

Total Office Expenses \$ **46,784**

Training / Travel Expenses

Education, Training & Recruitment	\$	1,000
Travel - Airfare	\$	1,000
Travel - Lodging	\$	1,000
Travel - Meals	\$	400
Travel - Mileage Reimbursement	\$	500

Total Training / Travel Expenses \$ **3,900**

Professional Services Expenses

Professional Dues & Subscriptions	\$	1,500
Professional Services (Legal/Audit/Computer)	\$	15,000

Total Professional Services Expenses \$ **16,500**

HARP Authority 2013 Annual Plan and Budget

Operations / Maintenance Expenses

Vehicle Maintenance & Fuel	\$	400
Property Insurance	\$	12,930
Contract Services - Janitorial Services	\$	10,560
Janitorial Supplies	\$	3,750
Contract Services - Elevator	\$	4,250
Contract Services - Landscape & Maintenance	\$	120,000
Landscape & Maintenance Supplies	\$	12,500
Contract Services - Horticultural	\$	3,000
Horticultural Supplies	\$	2,000
Landscape Materials & Plants	\$	2,500
Contract Services - Security	\$	59,000
Security - Capital Equip & Supplies	\$	3,000
Contract Services - Animal Mitigation	\$	7,000
Animal Mitigation Supplies	\$	850
Contract Services - Fountain	\$	15,500
Fountain Supplies & Parts	\$	2,000
Electrical	\$	1,500
Professional Services - Backflow, Plumbing, etc.	\$	1,000
Equipment Rental	\$	750
Utilities		
Black Hills	\$	25,400
Board of Water Works		
Stormwater Fees	\$	2,400
Water Fees	\$	665
Waste Connections	\$	1,000
Capital - Maintenance	\$	20,000
Capital - Repairs	\$	5,000

Total Operation / Maintenance Expenses	\$	316,955
---	-----------	----------------

City Fountain Contract Expenses

*

Total Expenses	\$	732,404
-----------------------	-----------	----------------

Net Revenue (Cash Flow/Shortfall)	\$	-
Total Operating/Cash Reserve Balance for Personnel Expenses	\$	25,000
Total Reserve Balance for Capital Maintenance	\$	-

PUEBLO CONSERVANCY DISTRICT

JULY 2012 - AUGUST 2012

RECEIPTS

VENDOR	ITEM	AMOUNT
Stifel Nicolaus	Interest Payment	\$ 908.31
		\$ 908.31

DEBITS

VENDOR	ITEM	AMOUNT	CHECK	CODE
Black Hills Energy	Lake Runyon Electrical	\$ 400.00	147	105
MBDG, PC	Bookkeeping	\$ 350.00	148	90
	Setup Maint Fund Assmnt & Revenue Schedules	\$ 420.00	"	90
Don Banner - B&B, PC	Attorney Fees	\$ 500.00	149	80
Kidd Engineering	Engineer/Admin Fees	\$ 600.00	150	83
	Bustillos & 11th Street	\$ 187.50	"	100
	Card, Stamps	\$ 12.41	"	96
Paul Willumstad	Fees	\$ 184.70	151	81
Matt Cordova	Fees	\$ 182.00	152	81
Donna Phillips	Fees	\$ 184.70	153	81
Chem-Way Lawn Care	Levee Weed Spraying	\$ 298.33	154	105
	Appraisal Phase III Progress Payment for July and August	\$ 860.00	155	100
Colorado Vegetation Management	Concrete Levee-River Side, Weed Spraying Coop w/ County	\$ 3,750.00	156	105
		\$ 7,929.64		

Levee Mural painting update

From: Cynthia Ramu <cmramu@psas.ws>
To: RKidd
Subject: Levee Mural painting update
Date: Jul 29, 2013 10:50 AM
Attachments: LIMITED LICENSE AGREEMENT-2013-14 for underage and special projects with Conservancy.doc

Hello Rick,

So in the progress of renovating a series of Levee paintings and proposals for new ones. I am attaching an updated permit for the Levee Project under my direction with a few groups. As I get waivers and permission signed I will forward a copy to you and update you on dates that groups are working out on the wall. I am also working with Jonathan Judge with the Colorado Meth Project on creating a new mural design with the Boys and Girls Club and area teens for this fall. I will keep you updated on the dates and progress.

Maybe we could meet or visit on the phone or I could meet with the Conservancy and present what we have in action and proposed idea projects for the future with the wall, the Nature Trail, the Mesa Junction Association, and the Creative Arts Corridor in Pueblo.

I will start back to school part of next week and would like to keep a dialogue with you and the Conservancy District to support the ongoing Levee Mural Project in our community. You are welcome to forward this waiver through email with your signature.

Look forward to visiting with you.

--

Cynthia Ramu

5-8th Visual Arts Teacher
Pueblo School for Arts and Sciences
719-404-2680 ext 103

LIMITED LICENSE AGREEMENT

THIS AGREEMENT is entered into this 29th day of July, 2012, by and between the PUEBLO CONSERVANCY DISTRICT, hereinafter referred to as "LICENSOR" and the undersigned party or parties, hereinafter referred to as "LICENSEE".

WHEREAS "LICENSEE" desires "LICENSOR" to grant "LICENSEE" permission to paint a portion or portions of the Arkansas River Levee owned and maintained by "LICENSOR", and

WHEREAS "LICENSOR" is willing to grant said permission only upon certain express terms and conditions.

NOW THEREFORE in consideration of the following terms and conditions the parties agree as follows:

1. LICENSEE agrees to submit to LICENSOR, for approval in advance, a sketch of any proposed painting LICENSEE desires to do on the Arkansas River Levee, which shall include the proposed location for the painting, in such detail as LICENSOR shall determine.
2. LICENSOR shall at the next regularly scheduled meeting of the Board of Directors after the submission of said sketch, approve or reject in writing the proposed painting and/or its location.
3. In the event LICENSOR approves the proposed sketch and its location, LICENSOR grants to LICENSEE a limited license for the purpose of entering upon the property owned by LICENSOR at such entry points as LICENSOR may direct for the purpose of painting the sketch which LICENSEE has submitted to LICENSOR in advance, and at the location which LICENSOR has approved.
4. This limited license shall not be construed to allow access across property owned by any railroad. The LICENSEE must independently obtain permission to access across any property owned by any railroad and shall provide a copy of such permission of access to the LICENSOR.
5. All paintings shall be conducted during daylight hours and LICENSEE agrees to conduct painting operations in a safe and prudent manner. The LICENSEE takes full responsibility for all their actions while working on and around the Arkansas River Levee.
6. LICENSEE agrees to pay all of the costs and expenses incurred by LICENSEE in the painting operation. LICENSOR shall not be required to furnish any materials or any monies required for conducting the painting operation.
7. LICENSEE voluntarily and knowingly, and with the intention of binding LICENSEE, LICENSEE's legal guardian or parent (as may be applicable), spouse, heirs, personal representatives and assigns, expressly releases and discharges LICENSOR, its successors and assigns from all claims, demands, actions, judgments and executions that LICENSEE now has or may have, known or unknown, or that anyone claiming through or under LICENSEE may have, or claim to have, against LICENSOR, arising out of grant of this limited license or LICENSEE's exercise of this limited license.

8. LICENSEE agrees to indemnify and hold LICENSOR harmless from any and all loss or damage LICENSOR may suffer as a result of LICENSOR's granting of this limited license.
9. This limited license shall be non-exclusive and LICENSOR reserves the right to remove any painting applied by LICENSEE pursuant to this limited license agreement and to carry on such maintenance and repair work or investigation as is required by LICENSOR in the course of carrying on its business.
10. This license shall automatically expire January 30th, 2014 days from the date hereof.

PUEBLO CONSERVANCY DISTRICT, LICENSOR

By: _____
President

LICENSEES:

Organization Represented: Pueblo Levee Mural Project

Address: 151 Midway Ave, Pueblo, Co 81004

Responsible Party: Cynthia Ramu

Telephone Number: 719-546-0315 Cell Phone: Same

NAME	ADDRESS	GUARDIAN/PARENTAL APP'VL
------	---------	--------------------------

_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

My Pueblo County Parcel Map

-  Building Footprints
-  Parcels
-  Streams & Rivers
-  Railroads



0 30 60 120 Feet

0 5 10 20 Meters

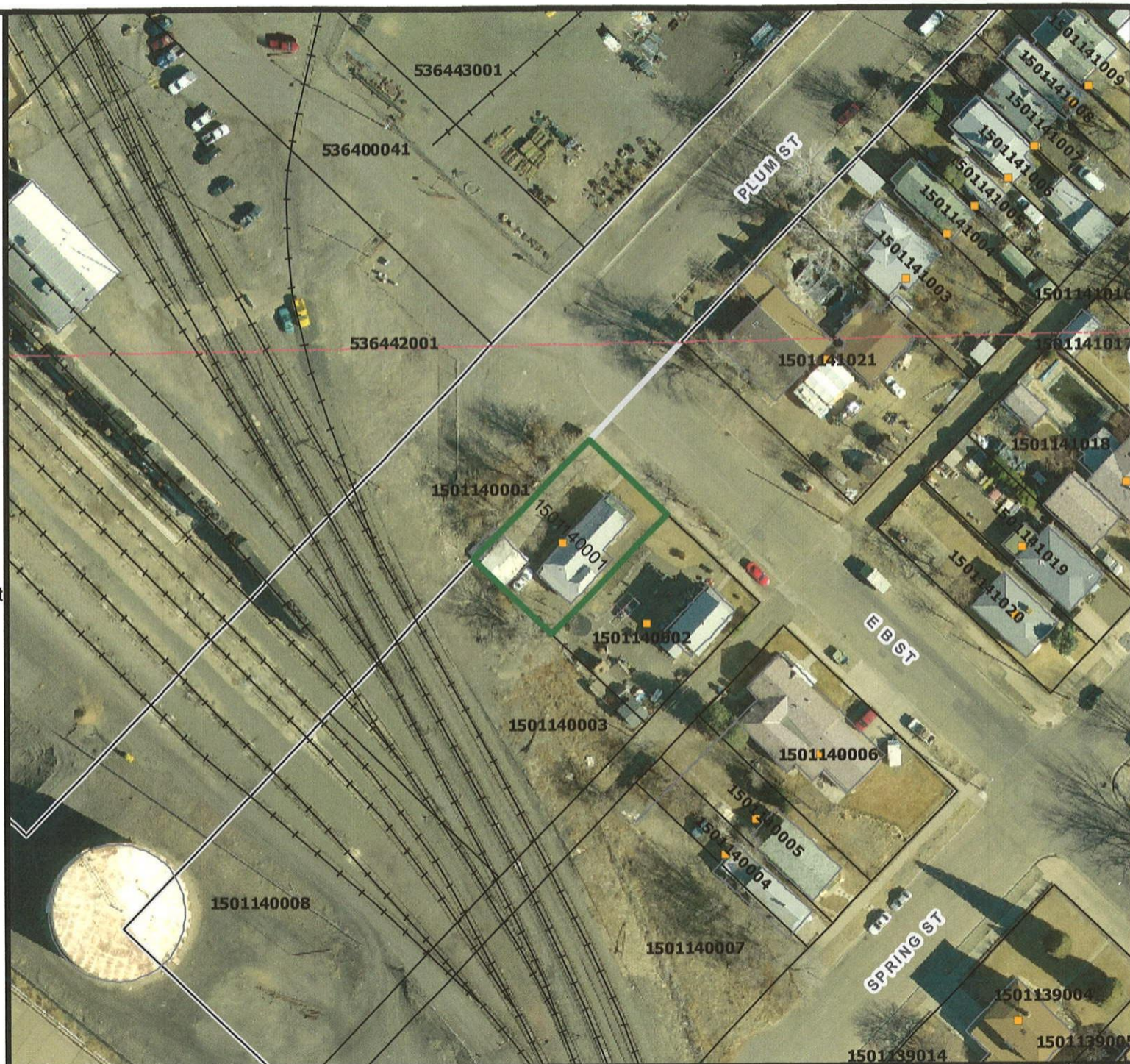
1 inch = 83 feet

Map Generated 8/27/2013 8:56:59 PM

Unauthorized reproduction or duplication of this document is strictly prohibited without written consent by the Pueblo County GIS Center. The Pueblo County GIS Center makes no claims as to the accuracy of the information portrayed in this document.

For further information, please contact the Pueblo County GIS Center.

215 W 10th St, Pueblo CO 81003
719.583.6240 (v) 719.583.6249 (f)



Schedule:1501140001**Name(s):**BUSTILLOS JOSEPHINE**Location Address:**605 E B ST PUEBLO CO 81003-3502**Mailing Address:**605 E B ST PUEBLO CO 81003-3502**Location Information:****Neighborhood:** 85 (SO PUE/GROVE/LAIBACH) **Analysis Area:** 0 **Tax District:** 60BE

*Legal description as represented below may NOT be sufficient for transfer of property!.
PLEASE CONTACT THE ASSESSOR'S OFFICE AT (719)583-6558 FOR CORRECT
LEGAL INFORMATION!.*

Legal Description:NLY 64 FT OF LOTS 13 TO 16 BLK 107 S PUEBLO

Value Information

	Area/Frontage	Depth	Unit	Abstract Code	Value	Assessed Value
Land Value Information	64	100	F	SING FAM RES LAND	3880	309
Improvement Value Information				SINGLE FAMILY RES	55422	4412
Totals	64				59302	4721

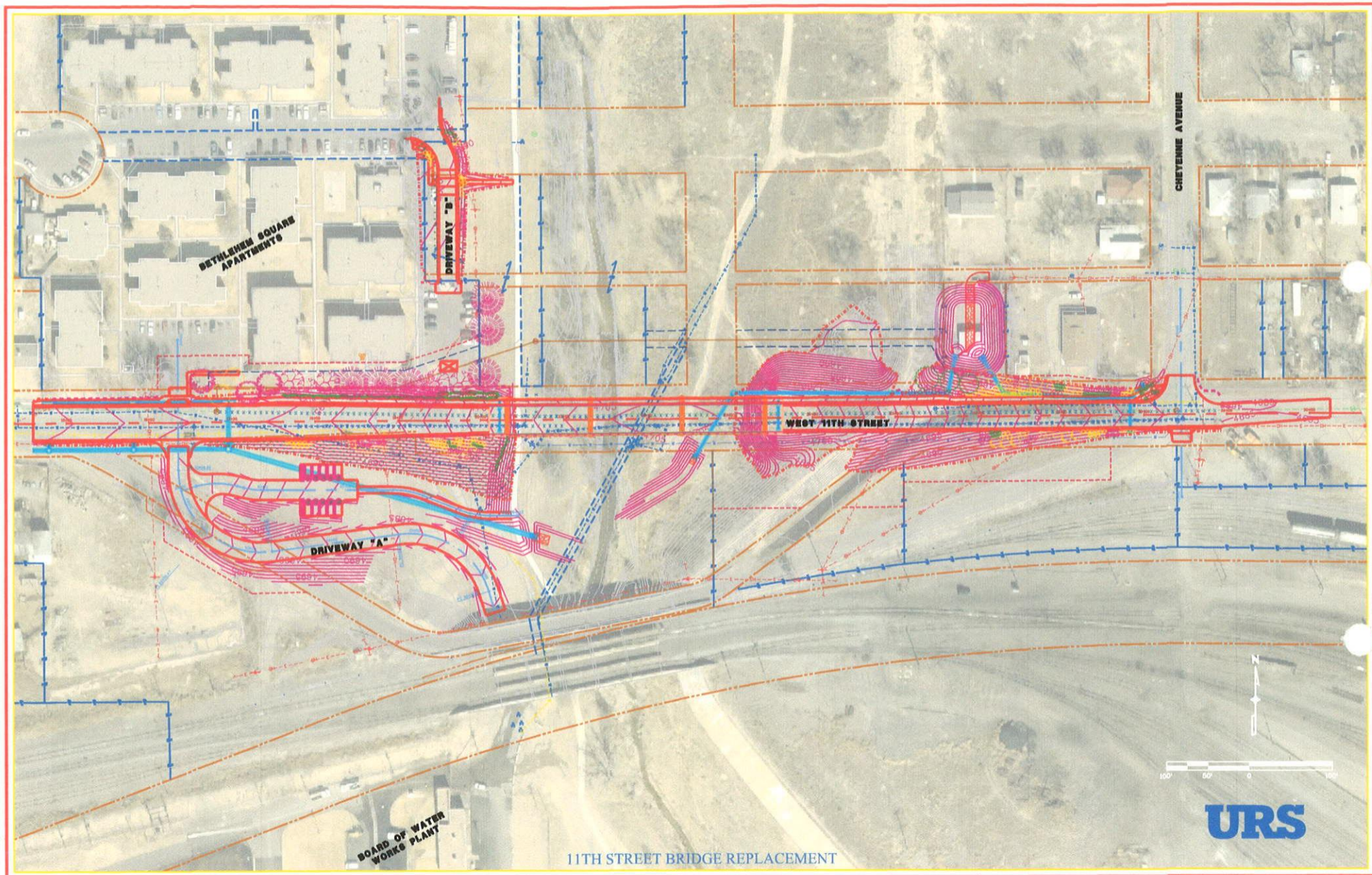
Inventory Information

Residential Structure 1 (Fair Quality)

Style:RANCH**Total Rooms:**5**Bathrooms:**1**Year Remodeled:**N/A**Above First Floor Area:**0**Total Basement Area:**0**Finished Basement Area:**0**Total Garage(s) Area:**280**Total Porch Area:**100**Miscellaneous 1:**Miscellaneous 2:Miscellaneous 3:Miscellaneous 4:**Construction Type:** Masonry
Bedrooms:3**Year Built:**1949**First Floor Area:**1084**Half Story Area:**0**Total Carport Area:**240**Roof Type:**Gable**Composition:**Asphalt Shingles**Fireplace:**NO**HVAC 1:**Forced Air**HVAC 2:**N/A**HVAC 3:**N/A









111 E. 5th Street
Pueblo, Colorado 81003

David M. Stravia, P.L.S.

(719) 544-6823
(719) 544-6825 Fax

Kim K. Kock, P.E.

Invoice submitted to:

DATE: August 20, 2012

Pueblo Conservancy District
C/O Kidd Engineering
1001 East Evans Avenue
Pueblo, CO 81004

INVOICE: 22048

NORTHSTAR: 12 008 00

For Professional services for the period ending August 17, 2012

Re: Pueblo Conservancy District Assessment Project – Phase II Development of
Assessment Services (\$60,500.00 Contract)

Principal/P.E.:	38.0 Hrs. @ \$140.00 =	\$5,320.00
Principal/P.L.S.:	21.5 Hrs. @ \$140.00 =	\$3,010.00
Project Manager/P.E.:	26.5 Hrs. @ \$110.00 =	\$2,915.00
G.I.S. Technician:	27.0 Hrs. @ \$75.00 =	\$2,025.00
Certified General Appraiser:		
	29.0 Hrs. @ \$125.00 =	\$3,625.00
Certified Residential Appraiser:		
	0.0 Hrs. @ \$105.00 =	\$0.00
Attorney:	14.5 Hrs. @ \$205.00 =	\$2,972.50
Legal Assistant:	0.0 Hrs. @ \$90.00 =	\$0.00
Certified Public Accountant:		
	0.0 Hrs. @ \$185.00 =	\$0.00
Accountant:	0.0 Hrs. @ \$100.00 =	\$0.00

For professional services rendered

\$19,867.50

Reimbursable Expenses: Bluelines/Blacklines	\$0.00
Color Bond	\$0.00
Xerox Copies	\$0.00
Color Copies	<u>\$0.00</u>
	\$0.00

\$0.00

TOTAL DUE THIS INVOICE

\$19,867.50

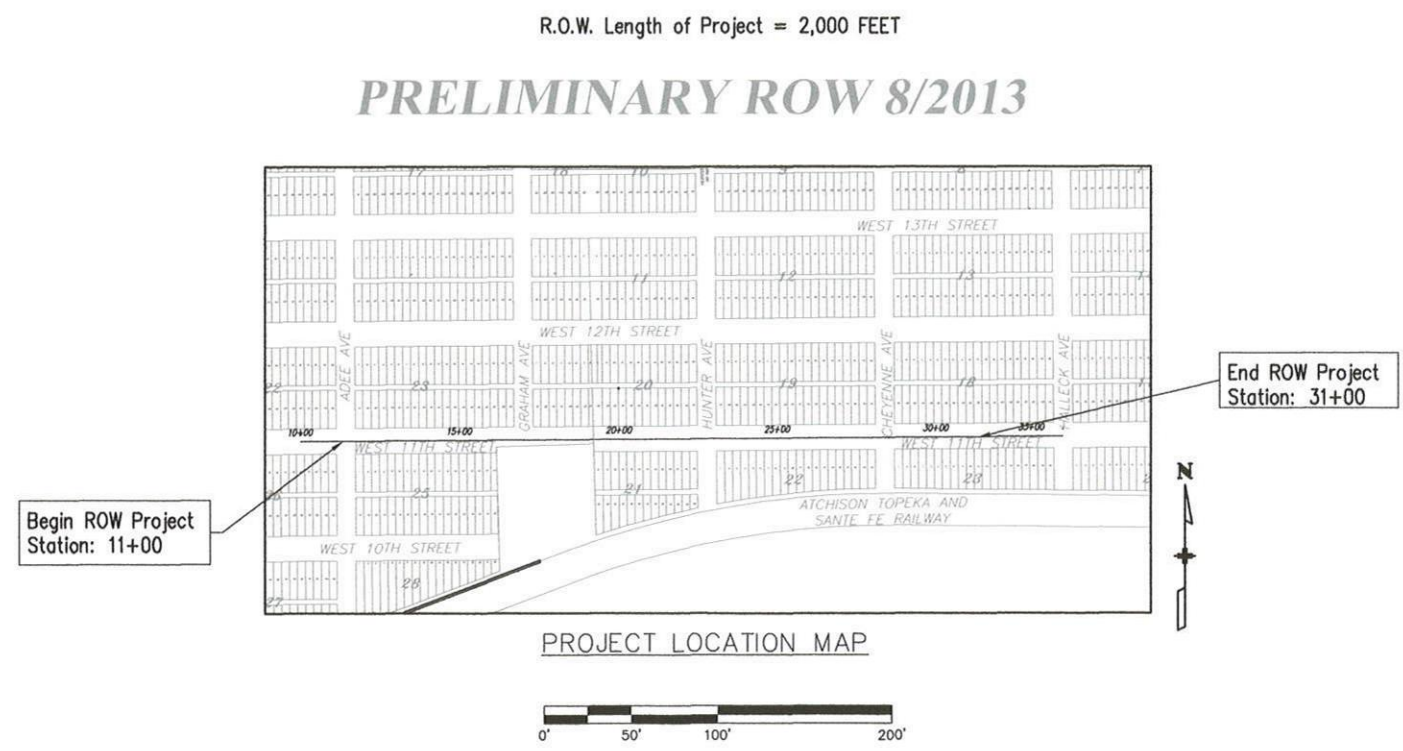
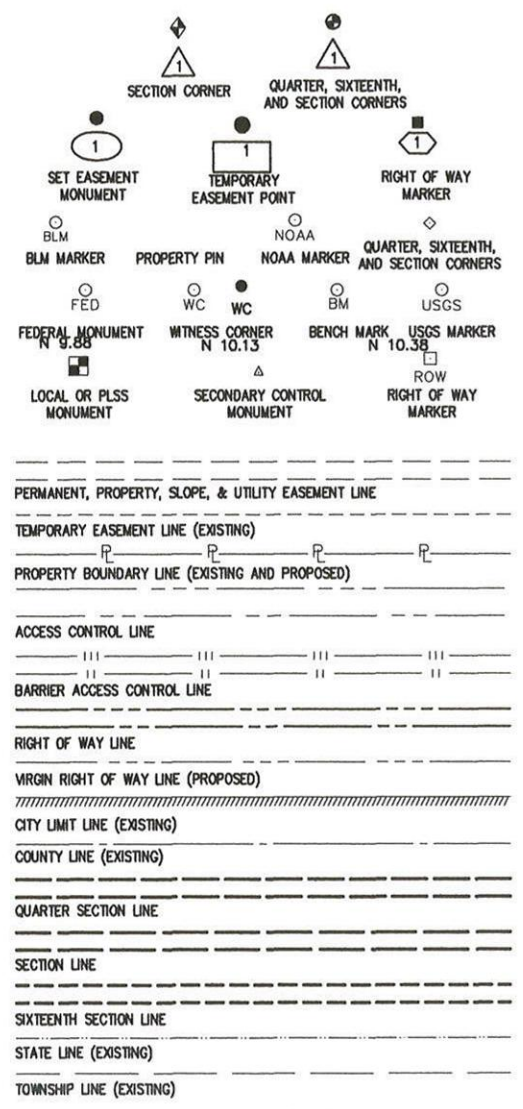


Sheet Revisions			Sheet Revisions			Right of Way Plans			
Date	Description	Initials	Date	Description	Initials	Title Sheet			
2/15/13	XXXXXXXX	XXX	2/15/13	XXXXXXXX	XXX	Project Number: CDOT: M086-055 CITY: 11-TBD			
						Project Location: WEST 11TH STREET, CITY OF PUEBLO			
						COLORADO			
						Project Code:	Last Mod. Date	Sheet No.	Total No. of Sheets
							8/01/13	77 of 82	77 82

CITY OF PUEBLO
DEPARTMENT OF PUBLIC WORKS
RIGHT OF WAY PLANS OF PROPOSED
WEST 11TH STREET
BRIDGE REPLACEMENT
PROJECT NO. CDOT: M086-055 CITY: 11-TBD

SHEET NO.	INDEX OF SHEETS
77	(1) Title Sheet
78-79	(2) Tabulation of Properties
80	(1) Control Diagram and Tabulation of monuments
81-82	(2) Plan Sheets
	(6) Total Sheets

Scales of Original 11x17 Drawings
Plan Sheets 1"=100'



1. Basis of Bearings: bearings used in the calculations of coordinates are based on a grid bearing of N00°24'01"W. line bears from the block monument (rr spike in concrete, in monument box) located at the intersection of Adee Avenue and West 11th Street and the block monument (1" rod in concrete, in monument box) located at the intersection of Adee Avenue and West 16th Street.
2. This Right-of-Way Plan is not a boundary survey of the adjoining property and is prepared for the Colorado Department of Transportation purposes only.
3. For title information, Ridgeline Land Surveying relied on Title Reports and Memorandums of Ownership prepared by Fidelity National Title Company.
4. This plan set is subject to change and may not be the most current set. It is the user's responsibility to verify with CDOT that this set is the most current. The information contained on the attached drawing is not valid unless this copy bears an original signature of the Professional Land Surveyor hereon named.

NOTICE: 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.

COLORADO DEPARTMENT OF TRANSPORTATION
STATE-AID HIGHWAY PROJECT

AUTHORIZED: _____ DATE _____

CDOT ROW PROGRAM MANAGER

SURVEYOR STATEMENT

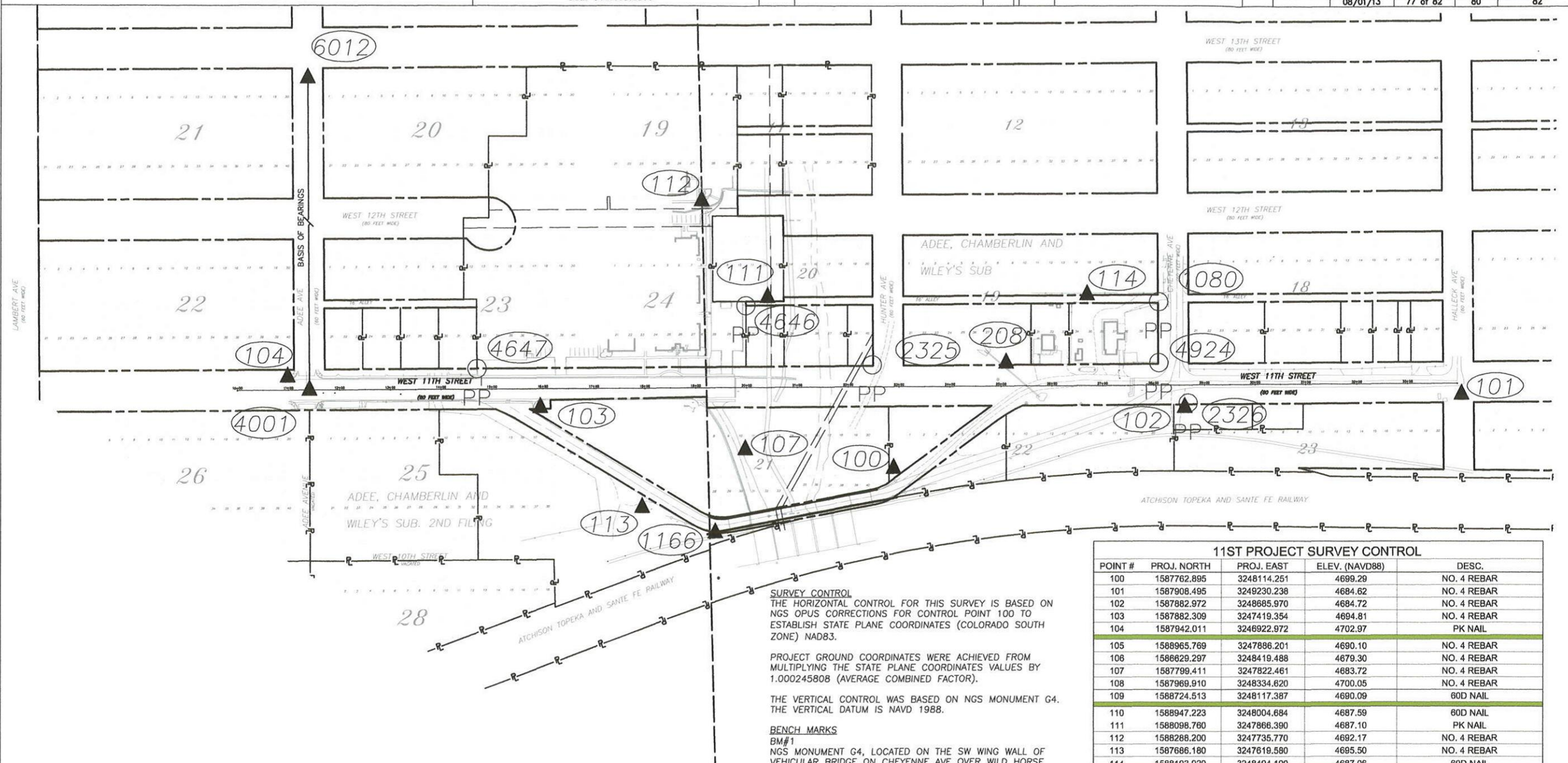
I, James F. Lenz, a professional land surveyor licensed in the State of Colorado, do hereby state to the Colorado Department of Transportation that based upon my knowledge, information and belief, research, calculations and evaluation of the survey evidence were performed and this Right-of-Way Plan was prepared under my responsible charge in accordance with applicable standards of practice defined by Colorado Department of Transportation publications. This statement is not a guaranty or warranty, either expressed or implied.

PLS No. 34583

Note: For a complete listing of symbology used within this set of plans, please refer to the M-100-1 Standard Symbols of the Colorado Department of Transportation M&S Standards Publication dated July 2006. Existing features are shown as screened weight (gray scale), except as noted with the word (existing). Proposed or new features are shown as full weight without screening, except as noted with the word (proposed).



Sheet Revisions			Sheet Revisions			Right of Way Plans			
Date	Description	Initials	Date	Description	Initials	PROPERTY TABULATION			
2/15/13	XXXXXXXX	XXX	2/15/13	XXXXXXXX	XXX	Project Number: CDOT: M086-055 CITY: 11-TBD			
						Project Location: WEST 11TH STREET, CITY OF PUEBLO			
						COLORADO			
						Project Code:	Last Mod. Date	Subset Sheets	Sheet No. Total No. of Sheets
							08/01/13	77 of 82	80 82



SURVEY CONTROL
THE HORIZONTAL CONTROL FOR THIS SURVEY IS BASED ON NGS OPUS CORRECTIONS FOR CONTROL POINT 100 TO ESTABLISH STATE PLANE COORDINATES (COLORADO SOUTH ZONE) NAD83.

PROJECT GROUND COORDINATES WERE ACHIEVED FROM MULTIPLYING THE STATE PLANE COORDINATES VALUES BY 1.000245808 (AVERAGE COMBINED FACTOR).

THE VERTICAL CONTROL WAS BASED ON NGS MONUMENT G4. THE VERTICAL DATUM IS NAVD 1988.

BENCH MARKS
BM#1
NGS MONUMENT G4, LOCATED ON THE SW WING WALL OF VEHICULAR BRIDGE ON CHEYENNE AVE OVER WILD HORSE CREEK.
ELEV.=4695.85' (NAVD88)

BM#2
NW FLANGE BOLT ON HYDRANT "5-6 BURY", LOCATED AT THE NORTHEAST CORNER OF W. 11TH STREET AND HALLECK AVE.
ELEV.=4686.10' (NAVD88)

BM#3
SE FLANGE BOLT ON HYDRANT "6-0 BURY", LOCATED ON THE SOUTH SIDE OF W. 11TH STREET, 70 FEET EAST OF THE W. 11TH STREET AND CHEYENNE AVE.
ELEV.=4694.82' (NAVD88)

11ST PROJECT SURVEY CONTROL				
POINT #	PROJ. NORTH	PROJ. EAST	ELEV. (NAVD88)	DESC.
100	1587762.895	3248114.251	4699.29	NO. 4 REBAR
101	1587908.495	3249230.238	4684.62	NO. 4 REBAR
102	1587882.972	3248685.970	4684.72	NO. 4 REBAR
103	1587882.309	3247419.354	4694.81	NO. 4 REBAR
104	1587942.011	3246922.972	4702.97	PK NAIL
105	1588965.769	3247886.201	4690.10	NO. 4 REBAR
106	1588629.297	3248419.488	4679.30	NO. 4 REBAR
107	1587799.411	3247822.461	4683.72	NO. 4 REBAR
108	1587969.910	3248334.620	4700.05	NO. 4 REBAR
109	1588724.513	3248117.387	4690.09	60D NAIL
110	1588947.223	3248004.684	4687.59	60D NAIL
111	1588098.760	3247866.390	4687.10	PK NAIL
112	1588288.200	3247735.770	4692.17	NO. 4 REBAR
113	1587686.180	3247619.580	4695.50	NO. 4 REBAR
114	1588103.920	3248494.190	4687.06	60D NAIL
208	1587969.906	3248334.618	4700.05	NO. 4 REBAR
1166	1587636.303	3247763.414	4695.81	3 1/4" BRASS DISK
2325	1587965.805	3248072.004	4684.21	NO. 5 REBAR
2326	1587891.077	3248692.808	4683.86	NO. 5 REBAR
4001	1587915.998	3246965.626	4701.61	RR SPIKE IN CONC. (MON BOX)
4646	1588081.899	3247823.128	4687.21	NO. 5 REBAR
4647	1587958.315	3247295.251	4696.63	NO. 4 REBAR W/CAP
4924	1587970.233	3248635.082	4685.04	NO. 4 REBAR
6012	1589595.894	3246953.892	4707.51	1" ROD IN CONC. (MON BOX)
1080	1588090.017	3248634.628	4685.65	NO. 4 REBAR



Sheet Revisions		
Date	Description	Initials
2/15/13	xxxxxxx	xxx

Sheet Revisions		
Date	Description	Initials
2/15/13	xxxxxxx	xxx

Right of Way Plans				
PROPERTY TABULATION				
Project Number: CDOT: M086-055			CITY: 11-TBD	
Project Location: WEST 11TH STREET, CITY OF PUEBLO				
COLORADO				
Project Code:	Last Mod. Date	Subset Sheets	Sheet No.	Total No. of Sheets
	08/01/13	77 of 82	78	82

R.O.W. TABULATION OF PROPERTIES IN PUEBLO COUNTY WEST 11TH STREET			Area In Square Feet (Acres)				Reception No.	Remarks	
			Area of Parcel	Net Area	Remainder				
Project Parcel No.	Owners	Address					Right	Left	
1-4 (DELETED)									
PE5	LUCKY STAR LP LLLP	2008 W 12TH ST 81003	4,248 Sq. Ft (0.098)					SANITARY SEWER MAINTENANCE	
TE5		Mailing Address: 707 SABLE OAKS DR SOUTH PORTLAND ME 04106-6953	6,172 Sq. Ft (0.142)					SANITARY SEWER INSTALLATION AND PUBLIC IMPROVEMENTS	
6-7 (DELETED)									
PE8	PUEBLO CONSERVANCY DISTRICT	Mailing Address: PO BOX 234 PUEBLO CO 81002-0234	1,000 Sq. Ft (0.023)					SANITARY SEWER MAINTENANCE	
PE9	PUEBLO CONSERVANCY DISTRICT	Mailing Address: PO BOX 234 PUEBLO CO 81002-0234	5,196 Sq. Ft (0.119)					SANITARY SEWER MAINTENANCE	
TE9			30,000 Sq. Ft (0.689)					GRADING	
RW10	VALDEZ MELONIE JEAN	1821 W 11TH ST PUEBLO CO 81003	9,000 Sq. Ft (0.207)						
TE11	CASTILLO DEBRA LOZANO MELITON CARTA	1809 W 11TH ST PUEBLO CO 81003	675 Sq. Ft (0.015)					GRADING	
TE11A			173 Sq. Ft (0.004)					STORM DRAIN INSTALLATION	
12-17 (DELETED)									
RW18	PUEBLO CONSERVANCY DISTRICT	Mailing Address: PO BOX 234 PUEBLO CO 81002-0234	43,188 Sq. Ft (0.991)						
RW18A			2,558 Sq. Ft (0.059)						
PE18			11,461 Sq. Ft (0.263)					RESERVED ACCESS EASEMENT FOR CONSERVANCY DISTRICT	
TE18			4,146 Sq. Ft. (0.095)					GRADING AND REMOVAL	
RW19	PUEBLO CONSERVANCY DISTRICT	Mailing Address: PO BOX 234 PUEBLO CO 81002-0234	67,203 Sq. Ft (1.543)						
PE19			4,672 Sq. Ft (0.107)					RESERVED ACCESS EASEMENT FOR CONSERVANCY DISTRICT	

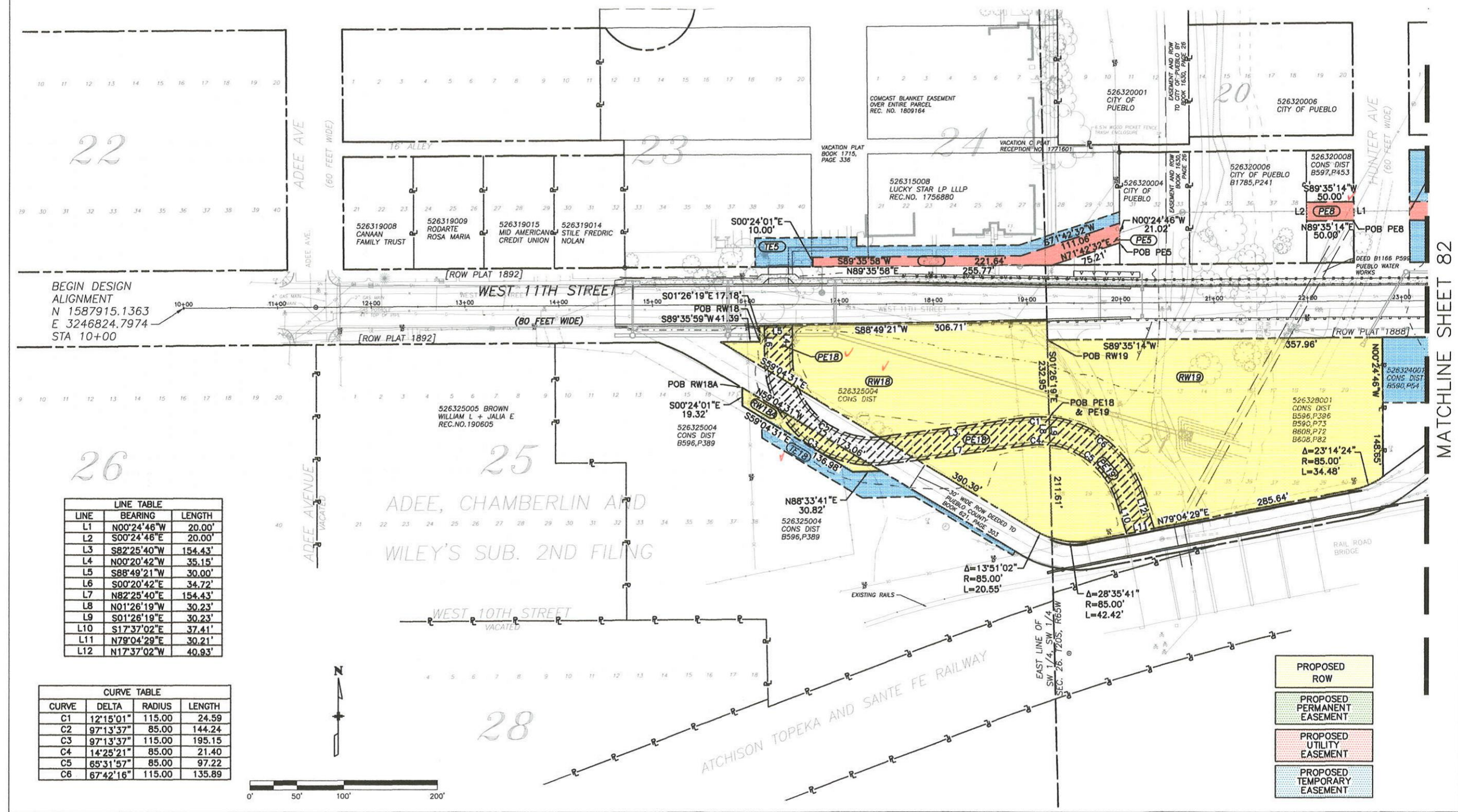


**Ridgeline
Land Surveying**
31 E. PLATTE AVE, SUITE 206
COLORADO SPRINGS, CO 80903
TEL: 719.238.2917

Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials
2/15/13	XXXXXXX	XXX	2/15/13	XXXXXXX	XXX

Sheet Revisions			Sheet Revisions		
Date	Description	Initials	Date	Description	Initials
2/15/13	XXXXXXX	XXX	2/15/13	XXXXXXX	XXX

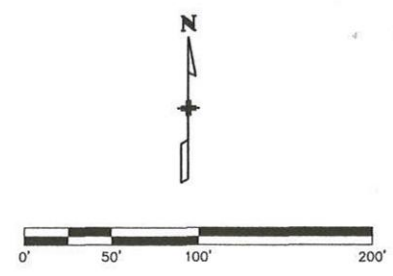
Right of Way Plans				
Plan Sheet				
Project Number: CDOT: M086-055			CITY: 11-TBD	
Project Location: WEST 11TH STREET, CITY OF PUEBLO				
COLORADO				
Project Code:	Last Mod. Date	Subst Sheets	Sheet No.	Total No. of Sheets
	08/01/13	77 of 82	81	82



BEGIN DESIGN
ALIGNMENT
N 1587915.1363
E 3246824.7974
STA 10+00

LINE TABLE		
LINE	BEARING	LENGTH
L1	N00°24'46"W	20.00'
L2	S00°24'46"E	20.00'
L3	S82°25'40"W	154.43'
L4	N00°20'42"W	35.15'
L5	S88°49'21"W	30.00'
L6	S00°20'42"E	34.72'
L7	N82°25'40"E	154.43'
L8	N01°26'19"W	30.23'
L9	S01°26'19"E	30.23'
L10	S17°37'02"E	37.41'
L11	N79°04'29"E	30.21'
L12	N17°37'02"W	40.93'

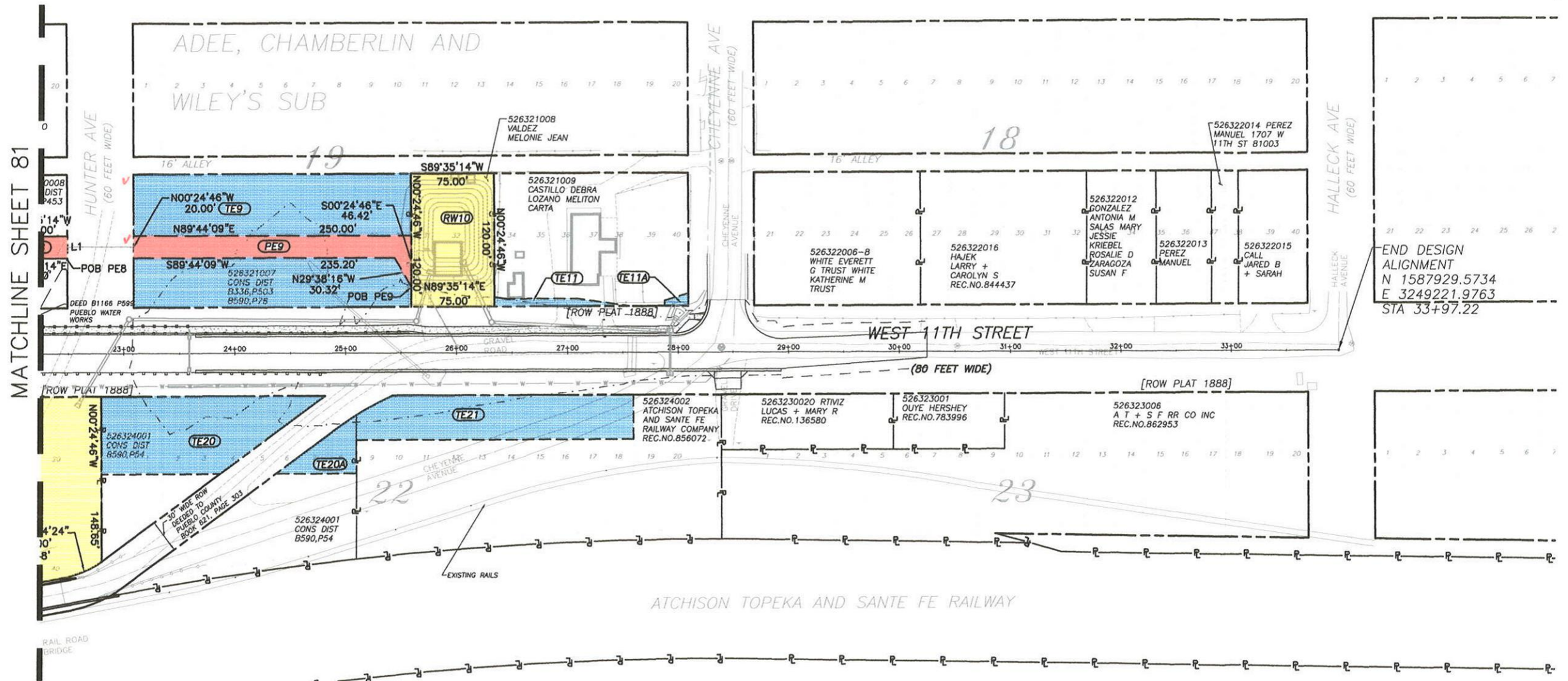
CURVE TABLE			
CURVE	DELTA	RADIUS	LENGTH
C1	12°15'01"	115.00	24.59
C2	97°13'37"	85.00	144.24
C3	97°13'37"	115.00	195.15
C4	14°25'21"	85.00	21.40
C5	69°31'57"	85.00	97.22
C6	67°42'16"	115.00	135.89



MATCHLINE SHEET 82



Sheet Revisions			Sheet Revisions			Right of Way Plans			
Date	Description	Initials	Date	Description	Initials	Plan Sheet			
2/15/13	XXXXXXXX	XXX	2/15/13	XXXXXXXX	XXX	Project Number: CDOT: M086-055 CITY: 11-TBD			
						Project Location: WEST 11TH STREET, CITY OF PUEBLO			
						COLORADO			
						Project Code:	Last Mod. Date	Subst. Sheets	Sheet No. Total No. of Sheets
							08/01/13	77 of 82	82 82



MATCHLINE SHEET 81

END DESIGN
ALIGNMENT
N 1587929.5734
E 3249221.9763
STA 33+97.22

- PROPOSED ROW
- PROPOSED PERMANENT EASEMENT
- PROPOSED UTILITY EASEMENT
- PROPOSED TEMPORARY EASEMENT

