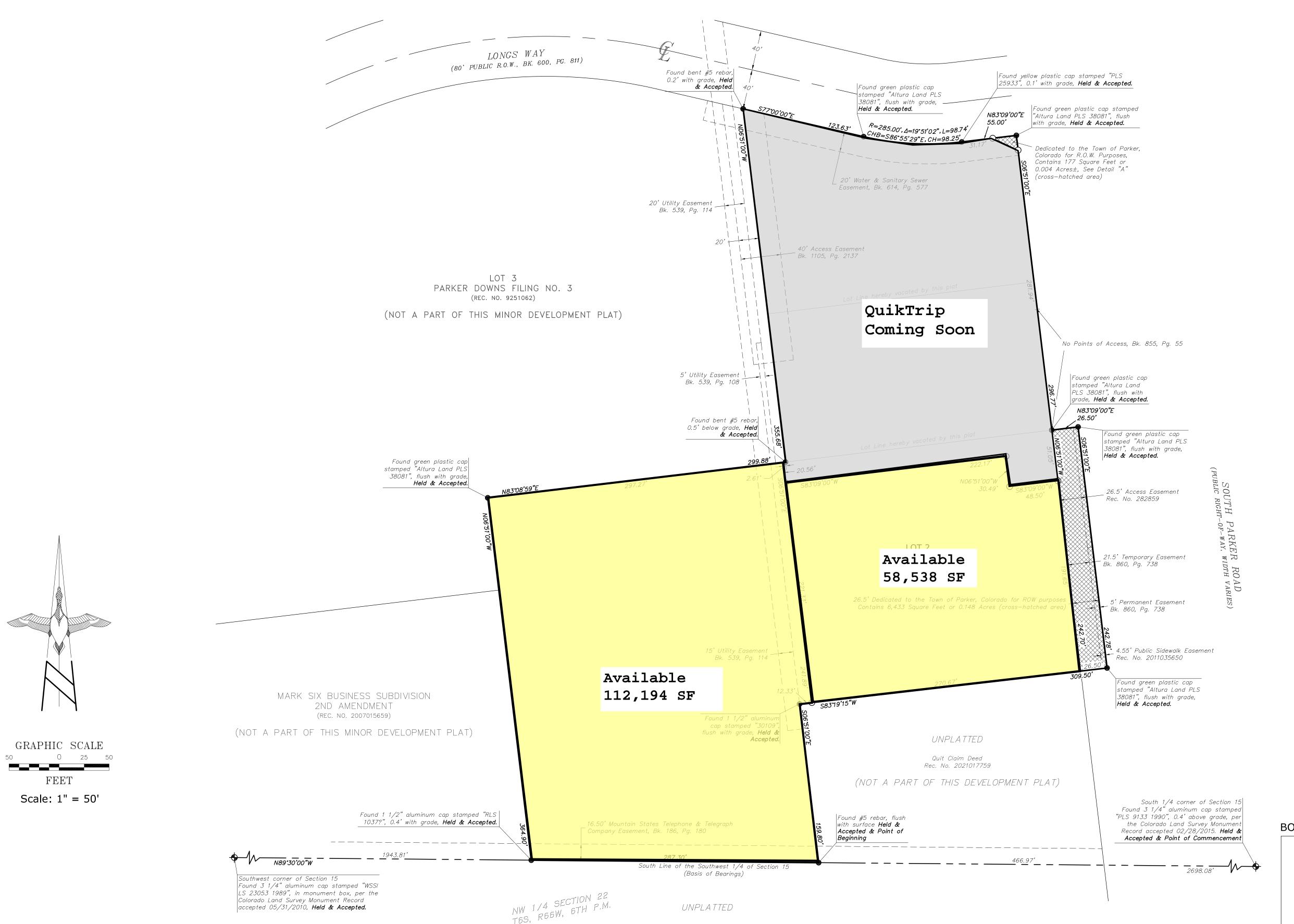
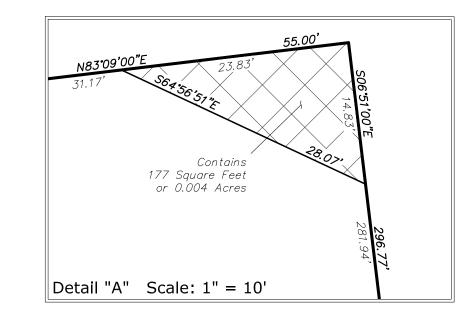
HARDING HEIGHTS FILING NO. 1

MINOR DEVELOPMENT PLAT

A REPLAT OF LOTS 1 AND 2, PARKER DOWNS, FILING NO. 3, LOT 1, MCCLINTOCK II SUBDIVISION AND THOSE PORTIONS OF LOTS 1 AND 2, DECU COMMERCIAL PARK LYING BETWEEN
THE EAST LINE OF MCCLINTOCK II SUBDIVISION AND THE WEST RIGHT-OF-WAY OF STATE HIGHWAY 83, LYING WITHIN A PORTION OF THE SOUTHWEST 1/4 OF THE SECTION 15,
TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE 6TH P.M., TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO
3 LOTS, 6.169 ACRES/268,710 SQUARE FEET±





ABBREVIATION LEGEND

REC. NO. RECEPTION NUMBER

R.O.W. RIGHT OF WAY

BK/PG BOOK/PAGE

DELTA/CENTRAL ANGLE

PLS PROFESSIONAL LAND SURVEYOR R RADIUS

LS LAND SURVEYOR L LENGTH

CDOT COLORADO DEPARTMENT OF TRANSPORTATION

PWSD PARKER WATER & SANITATION DISTRICT

MISCELLANEOUS NOTES

1) PLEASE SEE SHEET 4 OF 4 FOR SIGHT-TRIANGLE DETAIL

2) XXXX INDICATES PORTION DEDICATED FOR RIGHT-OF-WAY PURPOSES

MONUMENT NOTES

- INDICATES FOUND MONUMENT AS NOTED
- O INDICATES SET MONUMENT STAMPED "ALTURA LAND PLS 38081"
- INDICATES FOUND SECTION MONUMENT AS NOTED

BOUNDARY & EXISTING EASEMENT DETAIL

		1
AGLINE	J/R·A	
LAND CONSU	J L T A N T S	
6950 South Tucson Way, Unit C		
Centennial, Colorado 80112	Phone: (720)488-1303	
JOB NO. 20213	PREPARED JULY 8, 2020	

REVISIONS				
Э.	DATE	REVISION	BY	
Ó	11/21/23	6TH SUBMITTAL REVIEW REVISION	KJS	
-	06/02/21	2ND SUBMITTAL REVIEW REVISION	KJS	
3	11/05/21	3RD SUBMITTAL REVIEW REVISION	KJS	
1	02/01/23	4TH SUBMITTAL REVIEW REVISION	KJS	
)	10/26/23	5TH SUBMITTAL REVIEW REVISION	KJS	
SHEET 2 OF 4				