



Your Rights and Benefits as a

Residential Property Owner or Residential Tenant Occupant

The Colorado Department of Transportation

Relocation
Assistance Program

Residential

The following explanation is general in nature and is not intended to be a complete statement of federal and state relocation laws and regulations. Any questions concerning relocation should be addressed to a CDOT right of way specialist.

The expansion or modernization of a roadway, highway or interstate sometimes requires the state to purchase private property. If you occupy a residential property that is located within an area the state must acquire for public roads, the state follows a set of federally mandated procedures to buy the property and help you relocate to another property.

Relocation Assistance

If property you own or occupy as a tenant is needed by the state, you will be notified by a highway right of way specialist. A right of way specialist will assist you in every way possible including:

- Explaining services and payments for which you may be eligible.

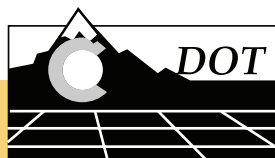
- Helping you determine your housing and relocation needs.
- Providing you with current listings of comparable replacement housing within your financial means.
- Ensuring that decent, safe and sanitary replacement housing is available to you before you are required to relocate.

Accepting the help of a right of way specialist will make the process of acquiring your property and finding a replacement property an easier one. A right of way specialist also is familiar with services provided by other public and private agencies in your community. If you have special needs, be sure to let your right of way specialist know and he or she will make every effort to secure the services of those organizations on your behalf.

For more information contact:

CDOT Region 2 Right of Way Office
Betty Clark-Wine, Right of Way Acquisition Supervisor
P.O. Box 536
905 Erie Avenue
Pueblo, CO 81002

(719) 546-5411





Moving Cost Reimbursements and Benefits

In addition to the purchase price paid for your property, the state will pay for moving costs and, if necessary, reasonable storage costs. You also may be eligible for other benefits or cost reimbursements such as:

- A supplement or down payment toward buying a replacement property.
- Incidental relocation expenses.
- Costs for property title searches, recording fees and closing costs.

Important Things to Remember

- Ask questions and be sure you fully understand your rights and the relocation services available to you.
- Consult your right of way specialist before signing a sales contract or lease agreement for a replacement property.
- Do not move or complete a transaction until you have contacted your right of way specialist. You must be in occupancy when the purchase offer is made for the property.

Frequently Asked Questions

Why am I being relocated?

The highway or interstate near you is a heavily traveled and congested roadway. Purchasing your property or a portion of your property will provide the state with the necessary land needed to make safety and capacity improvements to the highway or interstate.

When will I have to move?

You will have a minimum of 90 days from the time the state offers to purchase your property, however CDOT will work with property owners and tenants on an individual basis. When you are paid for your property, you have at least 30 days to move. You will receive a letter confirming your moving date.

Will this relocation affect my income tax status, my Welfare or Social Security status or other assistance eligibility?

No. Relocation payments received are not considered as income and will not affect your eligibility for assistance.

What if I can't find housing?

You will not be required to move until you are offered comparable replacement housing which is decent, safe and sanitary and within your financial means. To help you find a new home, your right of way specialist will work with you and provide you with current listings of comparable replacement housing.

How will you know what my property is worth?

A thorough appraisal of your property will be done by an independent professional appraiser.

What if I'm not satisfied with the relocation payments?

You may appeal the state's determination of moving benefits or replacement housing benefits to a Relocation Appeals Board. But first, talk over the matter with your right of way specialist. He or she will study the matter for any possible adjustments and will bring your concerns to the attention of a right of way supervisor. If you are still unsatisfied with the relocation payments, your right of way specialist will thoroughly explain the appeals process and assist you with filing the appeal.