

RESOLUTION NO. 2020-35

A RESOLUTION FINDING SUBSTANTIAL COMPLIANCE FOR AN ANNEXATION PETITION FILED WITH THE TOWN OF KEENESBURG, COLORADO, KNOWN AS THE KAUFFMAN ANNEXATION NO. 4 TO THE TOWN OF KEENESBURG, AND SETTING A PUBLIC HEARING THEREON.

WHEREAS, a petition for annexation of certain property to be known as the **Kauffman Annexation No. 4** has been filed with the Town Clerk of the Town of Keenesburg, Colorado, and referred to the Board of Trustees of the Town for a determination of substantial compliance with applicable law; and

WHEREAS, the Board of Trustees wishes to permit simultaneous consideration of the subject property for annexation and zoning, if requested in the petition; and

WHEREAS, the Board of Trustees has reviewed the petition and desires to adopt by Resolution its findings in regard to the petition.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF KEENESBURG, COLORADO:

Section 1. The petition, the legal description for which is attached hereto as Exhibit A and incorporated herein by reference, is in substantial compliance with the applicable laws of the State of Colorado.

Section 2. No election is required under C.R.S. § 31-12-107(2).

Section 3. No additional terms and conditions are to be imposed except any provided for in the petition.

Section 4. The Board of Trustees will hold a public hearing for the purpose of determining if the proposed annexation complies with C.R.S. §§ 31-12-104 and 31-12-105, and will hold a public hearing to determine the appropriate zoning of the subject property, if requested in the petition, at the Keenesburg Town Hall, 140 S. Main, Keenesburg, Colorado 80643, on **Monday, August 17, 2020 at 6:00 P.M.**

Section 5. Any person may appear at such hearing and present evidence relative to the proposed annexation, or the proposed zoning if requested in the petition.

Section 6. Upon completion of the hearing, the Board of Trustees will set forth, by resolution, its findings and conclusions with reference to the eligibility of the proposed annexation,

and whether the statutory requirements for the proposed annexation have been met, and further, will determine the appropriate zoning of the subject property if requested in the petition.

Section 7. If the Board of Trustees concludes, by resolution, that all statutory requirements have been met and that the proposed annexation is proper under the laws of the State of Colorado, the Board of Trustees may pass one or more ordinances annexing the subject property to the Town of Keenesburg, and will pass one or more ordinances zoning the subject property if requested in the petition.

INTRODUCED, READ, and ADOPTED this 6th day of July, 2020.

Kenneth Gfeller, Mayor

ATTEST:

Christina Fernandez, Town Clerk

**EXHIBIT A
LEGAL DESCRIPTION
KAUFFMAN ANNEXATION NO. 4**

A PARCEL OF LAND LOCATED IN THE NW 1/4 OF SECTION 20, TOWNSHIP 2 NORTH, RANGE 63 WEST OF THE 6TH P.M., COUNTY OF WELD, STATE OF COLORADO, DESCRIBED AS FOLLOWS:

CONSIDERING THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 20 TO BEAR N 89° 11' 00" E, BEING MONUMENTED ON THE EAST END BY A 3/4" REBAR WITH A 2" ALUMINUM CAP, PLS 25937 AND ON THE WEST END BY A 2 1/2" PIPE WITH 3 1/4" ALUMINUM CAP, PLS 23027, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO:

BEGINNING AT THE NW CORNER OF SAID SECTION 20; THENCE N 89° 11' 00" E, COINCIDENT WITH THE NORTH LINE OF THE NW 1/4 OF SAID SECTION 20, A DISTANCE OF 711.19 FEET TO THE WEST RIGHT OF WAY LINE OF COUNTY ROAD NO. 398 AS DESCRIBED IN DEED RECORDED JANUARY 12, 1933 AT RECEPTION NO. 659487 IN THE RECORDS OF THE CLERK AND RECORDER FOR WELD COUNTY, COLORADO; THENCE S 34° 48' 59" W, COINCIDENT WITH SAID WEST RIGHT OF WAY LINE, A DISTANCE OF 626.82 FEET TO THE BEGINNING OF A CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 5528.90 FEET AND A CENTRAL ANGLE OF 05° 08' 07", WHOSE CHORD BEARS S 37° 23' 03" W, A DISTANCE OF 495.38 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE AND COINCIDENT WITH SAID WEST RIGHT OF WAY LINE, A DISTANCE OF 495.55 FEET TO AN ANGLE POINT IN SAID WEST RIGHT OF WAY LINE; THENCE N 00° 30' 49" W, COINCIDENT WITH SAID WEST RIGHT OF WAY LINE, A DISTANCE OF 30.89 FEET TO AN ANGLE POINT IN SAID WEST RIGHT OF WAY LINE AS DESCRIBED IN DEED RECORDED JANUARY 12, 1933 AT RECEPTION NO. 659484 IN THE RECORDS OF THE CLERK AND RECORDER FOR WELD COUNTY,

COLORADO, AND THE BEGINNING OF A CURVE, CONCAVE TO THE NW HAVING A RADIUS OF 5508.90 FEET AND A CENTRAL ANGLE OF $00^{\circ} 35' 18''$, WHOSE CHORD BEARS $S 40^{\circ} 00' 05'' W$, A DISTANCE OF 56.56 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, AND COINCIDENT WITH SAID WEST RIGHT OF WAY LINE, A DISTANCE OF 56.56 FEET TO THE WEST LINE OF THE NW 1/4 OF SAID SECTION 20; THENCE $N 00^{\circ} 59' 44'' W$, COINCIDENT WITH SAID WEST LINE, A DISTANCE OF 910.67 FEET TO THE TRUE POINT OF BEGINNING.