

CB  
21.00

**CITY OF WHEAT RIDGE, COLORADO  
INTRODUCED BY COUNCIL MEMBER STITES  
COUNCIL BILL NO. 12  
ORDINANCE NO. 1469  
Series 2010**

1-3

**TITLE: AN ORDINANCE APPROVING THE ANNEXATION OF TWO REMNANT PARCELS OF RIGHT-OF-WAY LOCATED IN THE EAST HALF OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF JEFFERSON, STATE OF COLORADO (CASE NO. ANX-10-02/CITY OF WHEAT RIDGE)**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WHEAT RIDGE, COLORADO:**

**Section 1.**

That a Petition for Annexation, together with four (4) copies of the annexation map as required by law, was filed with the City Council on May 18, 2010, by the owner of over fifty percent (50%) of the area of the territory hereinafter described, exclusive of public streets and alleys, and comprising more than fifty percent (50%) of the landowners of the property to be annexed. The City Council, by resolution at a properly noticed meeting on June 14, 2010, accepted said Petition and found and determined that the applicable parts of the Municipal Annexation Act of 1965, as amended, have been met and further determined that an election was not required under the Act and that no additional terms and conditions were to be imposed upon said annexation.

**Section 2. Annexation Approved.**

That the annexation to the City of the following described property is hereby approved:

A portion of the Ridge Home Annexation, Recorded at Reception No. 85089854, consisting of Tracts 1, 2 and 4, as platted in Arvada Ridge, according to the Recorded plat thereof, and a portion of Kipling Street, located in the east half of Section 16, Township 3 South, Range 69 West of the 6<sup>th</sup> P.M., City of Arvada, County of Jefferson, State of Colorado, being described by the following two parcels:

**Parcel 1:** Tracts 1 and 2, Arvada Ridge, according to the recorded plat therefore, and a portion of Kipling Street, located in the east half of said Section 16, being described as follows:

Commencing at the east quarter corner of said Section 16, and considering

the east line of the SE1/4 of said Section 16 to bear South 00°12'10" east , with all bearings contained herein, relative thereto; Thence along said East line, South 00°12'10" East, 287.00 feet to the northeast corner of said Tract 1, being on the boundary of said Ridge Home Annexation and the point of beginning; Thence along said Ridge Home Annexation boundary the following two courses:

2

(1) Along said east line of the SE1/4, South 00°12'10" East, 1010.94 feet to the Northwesterly line of the Public Service Company easement, as described in Colorado State Board of Land Commissioner's Book 10, R.O.W. No. 1049; (2) Thence along said Northwesterly line, South 73°52'54" West, 67.80 feet to the westerly corner of said Tract 2;

Thence departing said Ridge Home Annexation boundary, along the westerly boundary of said Tract 2 the following two courses:

(1) Along a non-tangent curve to the left having a delta of 71° 40'06", a Radius of 25.00 feet, an arc of 31.27 feet and a chord which bears north 38°02'51" east, 29.27 feet; (2) Then north 02°12'49" east, 306.77 feet to the East boundary of said Arvada Ridge;

Thence along said East boundary the following two courses:

(1) north 00° 14'00" west, 65.10 feet; (2) thence along a curve to the right having a delta of 02°58'17", a radius of 3859.70 feet, an arc of 200.16 feet and a chord which bears north 01°14'30" East, 200.14 feet to the southerly corner of said Tract 1;

Thence along the westerly boundary of said Tract 1 the following two courses:

(1) North 00°38'47" East, 346.85 feet; (2) Thence North 00°51'51" East, 90.01 feet to the northwest corner of said Tract 1;

Thence along the north line of said Tract 1, South 85°15'17" East, 22.40 feet to the point of beginning.

The above described parcel contains 0.76 acres, more or less.

**Parcel 2:** Tract 4, Arvada Ridge, according to the recorded plat thereof, Jefferson County, Colorado.

The above described tract contains 0.03 acres, more or less.


**Section 3. Effective Date.** This ordinance shall take effect upon recordation of the annexation map and ordinance.

INTRODUCED, READ, AND ADOPTED on first reading by a vote of 7 to 0 on the 28<sup>th</sup> day of June, 2010, ordered published in full in a newspaper of general circulation in the City of Wheat Ridge and Public Hearing and consideration on final passage set for **Monday, August 9, 2010, at 7:00 o'clock p.m.**, in the Council Chambers, 7500 West 29th Avenue, Wheat Ridge, Colorado.


3

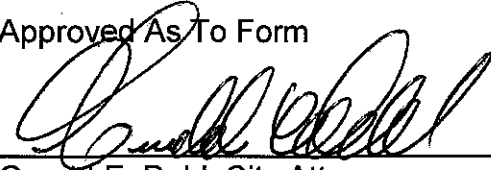
READ, ADOPTED AND ORDERED PUBLISHED on second and final reading by a vote of 8 to 0, this 9<sup>th</sup> day of August, 2010.

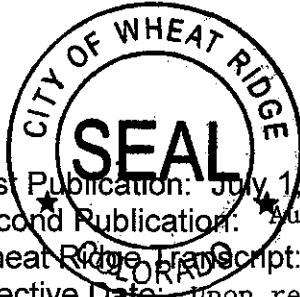
SIGNED by the Mayor on this 9th day of August, 2010.

  
\_\_\_\_\_  
Jerry DiTullio, Mayor

ATTEST:

  
\_\_\_\_\_  
Michael Snow, City Clerk

Approved As To Form  
  
\_\_\_\_\_  
Gerald E. Dahl, City Attorney



First Publication: July 1, 2010  
Second Publication: August 12, 2010  
Wheat Ridge Transcript:  
Effective Date: upon recordation with Jefferson County  
August 12, 2010