

**Town of Erie
Ordinance No. 019-2025**

An Ordinance of the Town Council of the Town of Erie Approving a Purchase and Sale Agreement with St. Luke Orthodox Church for the South Roundabout Project and Authorizing the Related Purchase of Real Property

Whereas, St. Luke Orthodox Church is the owner of the real property more particularly described in **Exhibit A**, attached hereto and incorporated herein by this reference (the "Property");

Whereas, the Town wishes to purchase the Property, subject to the terms of the Purchase and Sale Agreement attached hereto; and

Whereas, § 15.01 of the Erie Home Rule Charter requires that any transfer of real property be approved by ordinance.

Now Therefore be it Ordained by the Town Council of the Town of Erie, Colorado, as follows:

Section 1. The Town Council hereby approves the Purchase and Sale Agreement in substantially the form attached hereto, subject to final approval by the Town Attorney. Upon such approval, the Mayor is authorized to execute the Purchase and Sale Agreement on behalf of the Town.

Section 2. The Town Council hereby approves the purchase of the Property under the terms of the Purchase and Sale Agreement, and authorizes the Mayor and Town Manager to execute all documents necessary for the closing of such purchase, upon approval by the Town Attorney.

Section 3. Severability. If any article, section, paragraph, sentence, clause, or phrase of this Ordinance is held to be unconstitutional or invalid for any reason, such decision shall not affect the validity or constitutionality of the remaining portions of this Ordinance. The Town Council hereby declares that it would have passed this Ordinance and each part or parts hereof irrespective of the fact that any one, or part, or parts be declared unconstitutional or invalid.

Section 4. Safety. The Town Council finds that the adoption of this Ordinance is necessary for the protection of the public health, safety and welfare.

Section 5. Effective Date. This Ordinance shall take effect 10 days after publication following adoption.

Introduced, Read, Passed and Ordered Published this 8th day of July, 2025.

Andrew J. Moore, Mayor

Attest:

Debbie Stamp, Town Clerk

Exhibit A
Legal Description

EXHIBIT A

A PARCEL OF LAND BEING A PORTION OF LOT 1, CANYON CREEK SUBDIVISION FILING NO. 6 1ST AMENDMENT RECORDED AT RECEPTION NO. 2978451 BEING LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 1 NORTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF ERIE, COUNTY OF BOULDER, STATE OF COLORADO.

BASIS OF BEARINGS: THE EAST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 24, AS MONUMENTED BY A NO. 6 REBAR WITH A 2 INCH ALUMINUM CAP IN MONUMENT BOX, STAMPING ILLEGIBLE AT THE SOUTH SIXTEENTH CORNER OF SAID SECTIONS 19 AND 24 AND A NO. 6 REBAR WITH A 2 INCH ALUMINUM CAP IN MONUMENT BOX STAMPING ILLEGIBLE AT THE EAST QUARTER CORNER OF SAID SECTION 24 IS ASSUMED TO BEAR NORTH 00°39'15" WEST, BEING A GRID BEARING OF THE COLORADO STATE PLANE COORDINATE SYSTEM, NORTH ZONE, NORTH AMERICAN DATUM 1983/2007, A DISTANCE OF 1326.26 FEET WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO.

COMMENCING AT THE SOUTH SIXTEENTH CORNER OF SECTIONS 19 AND 24:

THENCE SOUTH 51°42'27" WEST A DISTANCE OF 88.33 FEET TO THE NORTH END OF THE EAST LINE OF SAID LOT 1 AND THE **POINT OF BEGINNING**;

THENCE SOUTH 00°39'22" EAST ON THE EAST LINE OF SAID LOT 1 A DISTANCE OF 46.11 FEET;

THENCE NORTH 33°54'13" WEST A DISTANCE OF 74.01 FEET TO THE NORTH LINE OF SAID LOT 1;

THENCE ON THE NORTH AND NORTHEASTERLY LINES OF SAID LOT 1 THE FOLLOWING TWO (2) COURSES:

1. SOUTH 89°33'17" EAST A DISTANCE OF 25.59 FEET;
2. SOUTH 45°04'52" EAST A DISTANCE OF 21.43 FEET TO THE **POINT OF BEGINNING**;

SAID PARCEL CONTAINING 1,127 SQUARE FEET OR 0.02 ACRES MORE OR LESS.

SURVEYOR'S STATEMENT

I, AARON ALVIN DEMO, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO DO HEREBY STATE THAT THIS DESCRIPTION WAS PREPARED UNDER MY PERSONAL SUPERVISION AND CHECKING, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION, BELIEF, AND IN MY PROFESSIONAL OPINION, AND THAT IT IS NOT A MONUMENTED LAND SURVEY.

AARON ALVIN DEMO, PROFESSIONAL LAND SURVEYOR
COLORADO PLS NO. 38285
FOR AND ON BEHALF OF BASELINE ENGINEERING CORP.

BASELINE ENGINEERING CORP.
4862 INNOVATION DR, SUITE 100
FORT COLLINS, COLORADO 80525
(970) 353-7600



