

**Town of Erie
Ordinance No. 005-2026**

An Ordinance of the Town Council of the Town of Erie Organizing the Erie Sports Business Improvement District, Describing its Boundaries and Service Area, Establishing a Board of Directors, and Approving the 2025 and 2026 Operating Plan and Budget

Whereas, on September 18, 2025, a petition (the "Petition") for the organization of the Erie Sports Business Improvement District (the "District") was filed with the Town Clerk; and

Whereas, on October 14, 2025, the Town Council held a properly-noticed public hearing on the Petition and approved the Petition by resolution; and

Whereas, pursuant to C.R.S. § 31-25-1207(5), the approval must be by ordinance rather than resolution.

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

Section 1. The Town Council hereby finds and determines as follows:

A. Petitioners are the owners of real or personal property in the service area of the District having a valuation for assessment of not less than 50% of the valuation for assessment of all real and personal property in the service area of the District and which comprises at least 50% of the acreage in the boundaries of the District.

B. The signatures of the Petitioners are genuine.

C. The Petition was accompanied by a cash deposit sufficient to cover all expenses connected with the proceedings in case the organization of the District is not effected.

D. The corporate name of the District is "Erie Sports Business Improvement District."

E. The legal boundary and service area of the District is described in **Exhibit A**, attached hereto and incorporated herein. Pursuant to C.R.S. § 31-25-1208(3), if at any time the tax classification of territory within the service area is changed from residential or agricultural to any other classification, such shall no longer be excluded from the boundaries of the District.

F. The property within the boundaries and the service area of the District are located within the boundaries of the Town and therefore, the Town has jurisdiction to

organize the District.

G. None of the taxable real or personal property to be included in the boundaries of the District is classified for property tax purposes as either residential or agricultural.

H. No property included in the boundaries of the District is within the boundaries of another business improvement district authorized under Title 31, C.R.S.

I. All of property within the service area of the District is a location hereby designated for new business or commercial development pursuant to C.R.S. § 31-25-1203(10).

J. The Petition was duly signed and presented in conformity with Part 12, Article 25, Title 31, C.R.S., the allegations of the Petition are true, and the types of services or improvements to be provided by the proposed District are those services or improvements which best satisfy the purposes set forth in such Part 12.

Section 2. The Town Council hereby declares the District organized. The District shall be a quasi-municipal corporation and political subdivision of the state with all powers and responsibilities thereof.

Section 3. Pursuant to C.R.S. § 31-25-1209(1)(b), the Town Council hereby establishes the Board of Directors of 5 members and hereby appoints directors named in the 2025 and 2026 Operating Plan to serve as the initial members of the Board of Directors. Members of the Board of Directors serve at the pleasure of the Town Council. Any subsequent members of the Board of Directors shall be appointed by resolution of the Town Council. The Board of Directors shall carry out the responsibilities required of such Board of Directors by the Business Improvement District Act, any Operating Plan and budget, and all other applicable ordinances and laws.

Section 4. In accordance with C.R.S. § 31-25-1211, the 2025 and 2026 Operating Plan and 2025 and 2026 Budget are hereby approved in the form attached hereto. If the District amends its 2025 and 2026 Operating Plan or 2026 and 2026 Budget, the amendment must be approved by the Town Council. Beginning in 2026 (for use in 2027), an annual Operating Plan and preliminary budget will be submitted to the Town Council on or before September 30th of each year.

Introduced, Read, Passed and Ordered Published this 10th day of February, 2026.

Andrew J. Moore, Mayor

Attest:

Debbie Stamp, Town Clerk

Exhibit A

District Boundaries and Service Area

Legal Description

A PARCEL OF LAND, LOCATED IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 1 NORTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF ERIE, COUNTY OF WELD, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

CONSIDERING THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 30 TO BEAR NORTH 00°39'55" WEST, A DISTANCE OF 2673.73 FEET BETWEEN A FOUND #6 REBAR WITH 2" ALUMINUM CAP IN RANGE BOX "T1N R69W R68W S25 S30 1996 LS 14083" AT THE WEST QUARTER CORNER OF SECTION 30 AND A FOUND #6 REBAR WITH 2" ALUMINUM CAP IN MONUMENT BOX, "T1N R69W R68W S24 S19 S25 S30 1994 LS 14083" AT THE NORTHWEST CORNER OF SECTION 30, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO.

COMMENCING AT SAID NORTHWEST CORNER OF SECTION 30;
THENCE ALONG SAID WEST LINE, SOUTH 00°39'55" EAST, A DISTANCE OF 40.00 FEET;
THENCE DEPARTING SAID WEST LINE, NORTH 89°57'04" EAST, A DISTANCE OF 30.00 FEET, TO THE POINT OF BEGINNING;

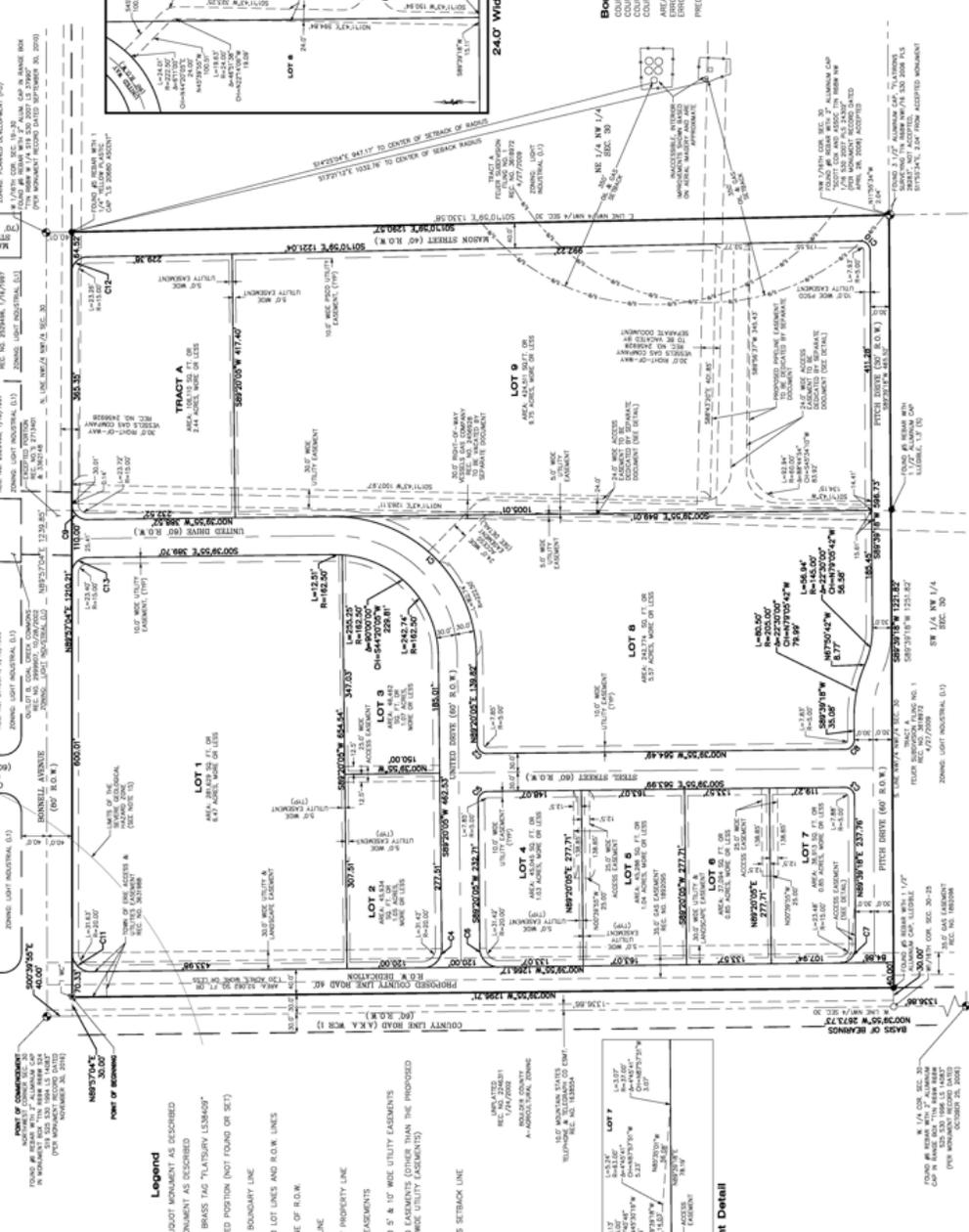
THENCE ALONG A LINE LYING 40.00 FEET SOUTHERLY OF AND PARALLEL WITH THE NORTH LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 30, NORTH 89°57'04" EAST, A DISTANCE OF 1210.21 FEET TO A POINT ON THE EAST LINE OF SAID NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 30;
THENCE ALONG SAID EAST LINE, SOUTH 01°10'59" EAST, A DISTANCE OF 1290.57 FEET TO THE NORTHWEST 1/16TH CORNER OF SAID SECTION 30;
THENCE ALONG THE SOUTH LINE OF SAID NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 30, SOUTH 89°39'18" WEST, A DISTANCE OF 1221.82 FEET;
THENCE ALONG A LINE LYING 30.00 FEET EASTERLY OF AND PARALLEL WITH THE WEST LINE OF SAID NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 30, NORTH 00°39'55" WEST, A DISTANCE OF 1296.71 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 1,572,934 SQ. FT., OR 36.11 ACRES, MORE OR LESS.

ERIE SPORTS COMPLEX SUBDIVISION PRELIMINARY PLAT

A PORTION OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 1 NORTH, RANGE 68 WEST OF THE 6TH P.M.,
TOWN OF ERIE, COUNTY OF WELD, STATE OF COLORADO

SHEET 2 OF 2
36.11 ACRES - 9 LOTS/1 TRACT
PP-001368-2021



- Legend**
- ◆ FOUND ADJUT MONUMENT AS DESCRIBED
 - FOUND MONUMENT AS DESCRIBED
 - FOUND 1" BRASS TAG PLATINUM LEGMARK*
 - CALCULATED POSITION (NOT FOUND OR SET)
 - EXTERIOR BOUNDARY LINE
 - PROPOSED LOT LINES AND R.O.K. LINES
 - CENTERLINE OF R.O.K.
 - SECTION LINE
 - ADJACENT PROPERTY LINE
 - EXISTING EASEMENTS
 - PROPOSED 8' & 10' WIDE UTILITY EASEMENTS
 - 2' & 10' WIDE UTILITY EASEMENTS
 - FENCE
 - OL. & GAS SETBACK LINE

*NOTED BY SURVEYOR
FOUND IN RECORD BOOK 1784 1888 1884
IN WINDMILL ROAD, TOWN OF ERIE, CO.
(OVER MONUMENT RECORD DATED
SEPTEMBER 24, 1903)

POINT OF BEGINNING
N89°27'04"E
30.00'

ERIE SPORTS COMPLEX SUBDIVISION
PRELIMINARY PLAT

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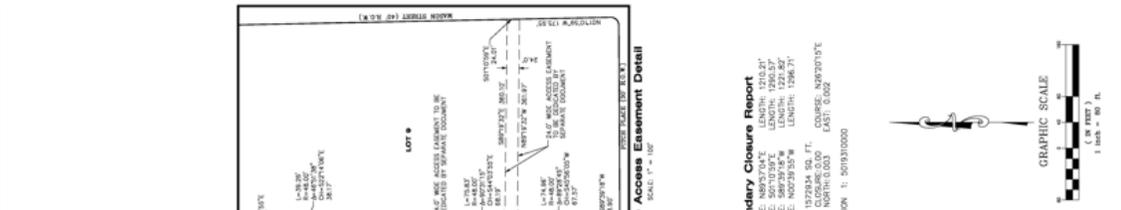
Flatrons, Inc.
Land Surveying Services

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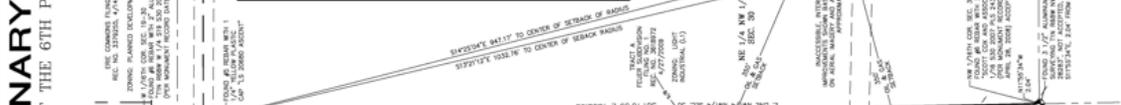
DRAFT

PROPOSED PLAT FOR RECORD
PREPARED BY: [Name]
DATE: 12-26-2021
DATE: 10-03-2022
DATE: 09-02-2022
DATE: 02/24/2021



Boundary Closure Report

COURSE: N89°27'04"E LENGTH: 1216.37'
 COURSE: S89°27'04"E LENGTH: 1200.84'
 COURSE: S89°27'04"E LENGTH: 1200.84'
 COURSE: N00°29'35"W LENGTH: 1296.37'
 AREA: 1572924.50 SQ. FT. COURSE: N00°29'35"W
 BEARING: N00°29'35"W DISTANCE: 1296.37'
 PRECISION: 1:5019330000



Access Easement Detail

240.0' ± = 80'



GRAPHIC SCALE
1 inch = 80 ft.

THE COMPOSITE PLAT 2021
RECORD NO. 2021-001368-2021
ZONING PLANNED RESIDENTIAL (PR)

THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 1 NORTH, RANGE 68 WEST OF THE 6TH P.M.,
TOWN OF ERIE, COUNTY OF WELD, STATE OF COLORADO

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