

NOTICE OF PUBLIC HEARING
BOARD OF TRUSTEES
TOWN OF ERIE

To All Persons Interested:

Please Take Notice that the Board of Trustees of the Town of Erie has adopted a Resolution initiating annexation proceedings for the Gateway South No. 9 Annexation, said Annexation being more particularly described in said Resolution, a copy of which follows this Notice. On August 9, 2022 at 6:30 p.m. or as soon thereafter as the matter may be heard, the Board of Trustees will hold a public hearing at the Erie Town Hall, 645 Holbrook Street, Erie, CO 80516, or virtually. The purpose of the public hearing is for the Board of Trustees to find and determine whether the property proposed to be annexed meets the applicable requirements of Colorado Constitution Article II, § 30 and C.R.S. § 31-12-101, *et seq.*

A copy of the Petition for Annexation is on file with the Town Clerk's office.

At such hearing, any person may appear and present evidence on the annexation as they may desire.

/s/ Debbie Stamp
Town Clerk

FOR QUESTIONS OR COMMENTS, CONTACT
TOWN OF ERIE PLANNING & DEVELOPMENT DEPARTMENT
P.O. BOX 750
ERIE, COLORADO 80516
PHONE: (303) 926-2770

This Notice shall be published in the Colorado Hometown Weekly once a week for five successive weeks: July 6, 2022, July 13, 2022, July 20, 2022, July 27, 2022, and August 3, 2022.

Please send the affidavit of publication and billing to:

Town Clerk
Town of Erie
PO Box 750
Erie, CO 80516

**Town of Erie
Resolution No. 22-78**

**A Resolution of the Board of Trustees of the Town of Erie Accepting a
Petition for Annexation of a Parcel of Land Located in Unincorporated
Boulder County (Erie Gateway South Annexation No. 9)**

Whereas, Chris Elliott, the authorized representative of OEO 2 LLC, as the sole owner of the unincorporated land comprising more than 50% of the area proposed for annexation pursuant to C.R.S. § 31-12-107, has filed a petition for annexation (the "Petition") of such land to the Town, which land is more particularly described in Exhibit A attached to the Petition;

Whereas, pursuant to C.R.S. § 31-12-108, the Town may accept the Petition, if complete and in substantial compliance with the Municipal Annexation Act of 1965, C.R.S. § 31-12-101, *et seq.*, and then the Board of Trustees will establish a date, time, and place for a public hearing to consider the annexation; and

Whereas, the Board of Trustees, at its regular meeting on June 28, 2022, reviewed the Petition and various documents submitted in support of the Petition.

Now Therefore be it Resolved by the Board of Trustees of the Town of Erie, Colorado, that:

Section 1. The Petition is hereby accepted and found to be in substantial compliance with the Municipal Annexation Act of 1965, C.R.S. § 31-12-101, *et seq.*

Section 2. A public hearing is scheduled for August 9, 2022, at 6:30 p.m. or as soon thereafter as the matter may be heard, at the Erie Town Hall, 645 Holbrook Street, Erie, Colorado 80516, or to be held virtually, to determine if the proposed annexation complies with the Municipal Annexation Act of 1965, C.R.S. § 31-12-101, *et seq.*, and the Constitution of the State of Colorado, Article II, Section 30, as amended.

Section 3. Any person living within the area proposed to be annexed, any landowner of lands thereof, any resident of the Town, any municipality located within one mile of the proposed annexation, or the Board of County Commissioners of Boulder County may appear at such hearing and present evidence upon any matter to be determined by the Board of Trustees.

Adopted this 28th day of June, 2022.

/s/ Justin Brooks

Justin Brooks, Mayor

Attest:


Debbie Stamp, Town Clerk



EXHIBIT A

A PARCEL OF LAND LOCATED IN THE NORTH 1/2 OF SECTION 36, TOWNSHIP 1 NORTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF BOULDER, STATE OF COLORADO MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: BEARINGS ARE BASED ON THE SOUTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 36 BEING S 89°00'36" W AND MONUMENTED AS FOLLOWS:

-SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 36 BEING A FOUND 2.5" ALUMINUM CAP, RLS 4846,

-CENTER 1/4 CORNER OF SECTION 36 BEING A FOUND 2.5" ALUMINUM CAP, RLS 4846,

BEGINNING AT THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 36, SAID POINT ALSO BEING ON THE NORTHERLY LINE OF ERIE GATEWAY SOUTH ANNEXATION NO. 2, TOWN OF ERIE ORDINANCE NO. 34-2016, SERIES 2016, RECORDED ON 2/3/2017 AT RN: 3573284;

THENCE ALONG THE NORTHERLY LINE OF SAID ERIE GATEWAY SOUTH ANNEXATION NO. 2, TOWN OF ERIE ORDINANCE NO. 34-2016, SERIES 2016, RECORDED ON 2/3/2017 AT RN: 3573284

THE FOLLOWING TWO (2) COURSES:

1) S 89°00'36" W A DISTANCE OF 1341.46 FEET;

2) N 89°56'15" W A DISTANCE OF 1319.94 FEET TO A POINT ON THE EASTERLY LINE OF ERIE GATEWAY SOUTH ANNEXATION NO. 3, TOWN OF ERIE ORDINANCE NO. 35-2016, SERIES 2016, RECORDED ON 2/3/2017 AT RN: 3573286;

THENCE N 00°04'29" E ALONG SAID EASTERLY LINE OF ERIE GATEWAY SOUTH ANNEXATION NO. 3, TOWN OF ERIE ORDINANCE NO. 35-2016, SERIES 2016, RECORDED ON 2/3/2017 AT RN: 3573286 AND THE EASTERLY LINE OF ERIE GATEWAY SOUTH ANNEXATION NO. 4, TOWN OF ERIE ORDINANCE NO. 36-2016, SERIES 2016, RECORDED ON 2/3/2017 AT RN: 3573288 A DISTANCE OF 1345.89 FEET TO THE NORTHEAST CORNER OF SAID ERIE GATEWAY SOUTH ANNEXATION NO. 4, TOWN OF ERIE ORDINANCE NO. 36-2016, SERIES 2016, RECORDED ON 2/3/2017 AT RN: 3573288, SAID POINT ALSO BEING THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 36;

THENCE S 89°58'43" E ALONG THE NORTH LINE OF THE SOUTHEAST 1/4 OF SAID NORTHWEST 1/4 OF SECTION 36 A DISTANCE OF 1332.41 FEET TO THE NORTHWEST

CORNER OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 36, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF TRACT R-4 OF A PLAT OF SURVEY RECORDED AT RECEPTION NO. 90807363;

THENCE N 00°00'45" W ALONG THE WESTERLY LINE OF SAID TRACT R-4 A DISTANCE OF 659.63 FEET TO THE SOUTHWEST CORNER OF DONLEY ANNEXATION, TOWN OF ERIE ORDINANCE NO. 658, RECORDED ON 6/20/2000 AT RN: 2054309;

THENCE ALONG THE SOUTHERLY AND EASTERLY LINE OF SAID DONLEY ANNEXATION, TOWN OF ERIE ORDINANCE NO. 658, RECORDED ON 6/20/2000 AT RN: 2054309 THE FOLLOWING THREE (3) COURSES:

**1) N 89°56'07" EA DISTANCE OF 659.86 FEET;
2) N 89°56'49" EA DISTANCE OF 660.11 FEET;
3) N 00°01'24" WA DISTANCE OF 634.63 FEET TO A POINT ON THE SOUTHERLY LINE OF
ARAPAHO ROAD ANNEXATION NO. 2, TOWN OF ERIE ORDINANCE NO. 551, RECORDED ON 9/4/1997 AT RN: 1727898;**

**THENCE S 89°57'39" E ALONG SAID SOUTHERLY LINE A DISTANCE OF 659.27 FEET TO A POINT
ON THE WESTERLY LINE OF ZAHN ANNEXATION, TOWN OF ERIE ORDINANCE NO. 482, RECORDED ON 3/17/1997 AT RN: 1683819;**

**THENCE S 00°02'56" E ALONG SAID WESTERLY LINE A DISTANCE OF 1295.67 FEET TO THE
NORTHEAST CORNER OF ERIE GATEWAY SOUTH ANNEXATION NO. 1, TOWN OF ERIE ORDINANCE NO. 33-2016, SERIES 2016, RECORDED ON 2/3/2017 AT RN: 3573282;**

THENCE ALONG THE NORTHERLY AND WESTERLY LINE OF SAID ERIE GATEWAY SOUTH ANNEXATION NO. 1, TOWN OF ERIE ORDINANCE NO. 33-2016, SERIES 2016, RECORDED ON 2/3/2017 AT RN: 3573282 THE FOLLOWING TWO (2) COURSES:

**1) S 89°59'59" WA DISTANCE OF 659.84 FEET;
2) S 00°18'01" EA DISTANCE OF 1323.17 FEET TO THE POINT OF BEGINNING.**

CONTAINING 5,288,656 SQUARE FEET, OR 121.4108 ACRES MORE OR LESS.

TOWN OF ERIE

AFFIDAVIT OF MAILING - PUBLIC HEARING NOTICE

I, John Prestwich, as the applicant/representative for the Parkdale Annexation #9 Initial Zoning application, hereby attest that on this 21st day of July, 2022, a true and correct copy of the Town of Erie Public Hearing Notice for the public hearing with the Board Of Trustees scheduled for August 9th, 2022, marked as Exhibit "A" attached hereto and by reference incorporate herein, was mailed to those referenced in Exhibit "B" in accordance with the requirements of the Unified Development Code of the Town of Erie.

I further attest that the addresses shown in Exhibit "B" are true and correct addresses as determined from the records of the associated County Property Portal Records Search and that said Notices were placed in the United States Mail with the appropriate postage affixed thereon.


Applicant/Representative's Signature

7-21-2022
Date

STATE OF COLORADO)

) ss.

COUNTY OF Denver)

ACKNOWLEDGED BEFORE ME THIS 21st DAY OF July, 2022 BY
John Prestwich AS President

WITNESS MY HAND AND OFFICIAL SEAL:


NOTARY PUBLIC

MY COMMISSION EXPIRES: 1/3/2026

BRENDA L VAZQUEZ ACOSTA
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20174051872
MY COMMISSION EXPIRES JANUARY 03, 2026



TOWN OF ERIE PUBLIC HEARING NOTICE

July 22, 2022

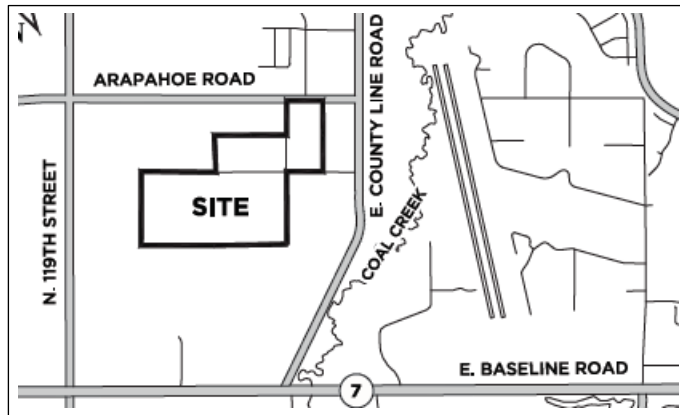
The Town of Erie Planning & Development Department has scheduled the following item for consideration:

Applicant/Developer: OEO 2 LLC

Project Description: Erie Gateway South Annexation No. 9 - Annexation and Initial Zoning of Property

Legal Description: Located in the Northeast half of Section 36, Township 1 North, Range 69 West of the 6th P.M., Town of Erie, County of Boulder, State of Colorado

Location: West of County Line Road, North of Highway 7



Planner: Audem Gonzales

Board or Commission: Board of Trustees

Hearing For: Annexation and Initial Zoning of Erie Gateway South No. 9

Date of Hearing: August 9, 2022

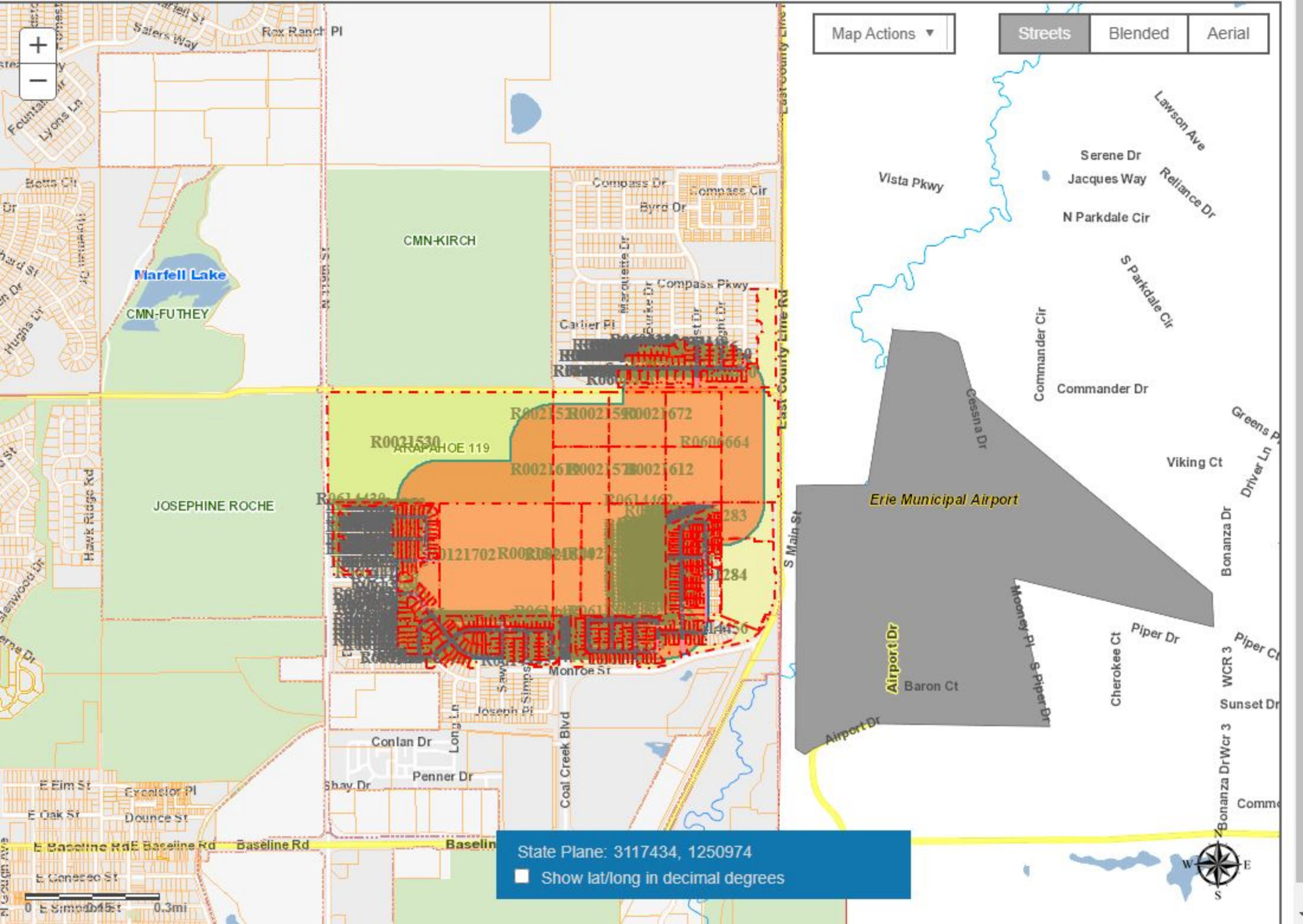
Time: 6:30 PM

Place: Board of Trustees meetings will be held in person in the Town Hall Board Room, 645 Holbrook Street (lower level, northeast entrance) **UNLESS** otherwise noted in the **Town Calendar on the Town's website**. You can access the Town Calendar by going to the Town's website, www.erieco.gov and scrolling to the bottom of the page to "Events & Meetings". Select the "Board of Trustees Meeting" in the box or click "View All" for more information, dates, and access to the meeting agenda. Please note: Public Comment can be given both in person and via Zoom (please see the Town Calendar at www.erieco.gov for Zoom information).

This letter is your notice of the above referenced hearing(s). We are sending you this notice as required by Erie Municipal Code Title X, Chapter 7.2.F.4.a. or as a referral agency of the Town. Copies of the application and support material for this project are on file and available for public inspection. Applicant materials are typically posted to the Town of Erie Agenda Center, online at <https://erie.legistar.com>, the Friday before the public hearing date. Public comment is welcome during public hearings; or, you may send email comments to agonzales@erieco.gov; or, written comments to Town of Erie - Planning, P.O. Box 750, Erie, CO 80516-0750. **If you have any questions, please call Planning at 303-926-2770.**

Owner	Mailing Address	Mail City	Mail State	Mail Zip
ADDY BRENT & AMELIA	570 GRENVILLE CIR	ERIE	CO	80516
ALLEN EDWIN & SHEILA	815 GRENVILLE CIR	ERIE	CO	80516
BASRUR SHEETAL & RAJESH	2266 MADISON DR	ERIE	CO	80516
BECKMANN WILLIAM T	1911 WRIGHT DR	ERIE	CO	80516
BEDA ALEX P & KELLY L	788 GILPIN CIR	ERIE	CO	80516
BEJARANO JOSE ANTONIO & SUSAN SAVAGE	560 GRENVILLE CIR	ERIE	CO	80516
BREDENGERD PATRICK J & JULIE G	795 GRENVILLE CIR	ERIE	CO	80516
BRINER DANIEL & VICKI	1921 WRIGHT DR	ERIE	CO	80516
BROWN GREGORY MATTOS & BRIANA TOMBOULIAN	790 GRENVILLE CIR	ERIE	CO	80516
CAMARENA DEMITRIO & ALYSSA ANDY	730 GRENVILLE CIR	ERIE	CO	80516
CARTUN WILLIAM M & ASHLEY D	1891 WRIGHT DR	ERIE	CO	80516
CASSITY CHARLES D	640 GRENVILLE CIR	ERIE	CO	80516
CENTURY LAND HOLDINGS LLC	8390 E CRESCENT PKWY STE 650	GREENWOOD VILLAGE	CO	80111
COMPASS HOMEOWNERS ASSOCIATION INC	PO BOX 370390	DENVER	CO	80237
COUNTY OF BOULDER	5201 ST VRRAIN RD BLDG 1	LONGMONT	CO	80503
DE LA CRUZ WILLIAM F & LORA CALDWELL	1900 QUEST DR	ERIE	CO	80516
DILLMORE JUSTIN A & MAUREEN L CHURGOVICH	805 GREENVILLE CIR	ERIE	CO	80516
DIXIE LAND LLC	4703 E 126TH AVE	THORNTON	CO	80241
DOWNING DANA JOHNSON & SCOTT J	1924 WRIGHT DR	ERIE	CO	80516
DUFFY LOREN H & VALERIE L	1907 QUEST DR	ERIE	CO	80516
EARNSHAW AUDREY LYNN ET AL	1904 WRIGHT DR	ERIE	CO	80516
EXTRACTION OIL & GAS LLC	555 17TH STREET STE 3500	DENVER	CO	80202
GOODING JASON T & ALIZABETH A	818 GILPIN CIR	ERIE	CO	80516
GOODRICH KASEY & STEPHANIE	590 GRENVILLE CIR	ERIE	CO	80516
HODGIN JEFFERY C & KATIE L	710 GRENVILLE CIR	ERIE	CO	80516
HOLOVACH MELISSA	1897 QUEST DR	ERIE	CO	80516
HOWELL CHARLES L & LYNN ZOLA	835 GRENVILLE CIR	ERIE	CO	80516
HUBER JAMES D & JUDY LEE	860 GRENVILLE CIR	ERIE	CO	80516
JACKSON IVAN & GLORIA KATE CROOK	825 GRENVILLE CIR	ERIE	CO	80516
JACOBS AMY & JIM R	1894 WRIGHT DR	ERIE	CO	80516
JD KING LLC	4703 E 126TH AVE	THORNTON	CO	80241
JEFFRIES NATHAN & ERIN	565 GRENVILLE CIR	ERIE	CO	80516
JMJC ELEVEN LLC	5652 DELAWARE ST	LITTLETON	CO	80120
KIATREUNGWATTANA KOSOL	17168 OSAGE ST	BROOMFIELD	CO	80023
KIM CHRISTOPHER J & KRISTINE H	13960 WILLOW WOOD CT	BROOMFIELD	CO	80228
KIM SANGBOK & YOONYUNG HUH	1914 WRIGHT DR	ERIE	CO	80516
LAPORTE HOLLY	600 GRENVILLE CIR	ERIE	CO	80516
LEADENS TIMOTHY M & NICOLE A	650 GRENVILLE CIR	ERIE	CO	80516
LENNAR COLORADO LLC	9193 S JAMAICA ST 4TH FLOOR	ENGLEWOOD	CO	80112
LUITEL SHREERAM P & BINITA WAGLE	775 GRENVILLE CIR	ERIE	CO	80516
MARINUCCI ANDREA L & CHRISTOPHER F	670 GRENVILLE CIR	ERIE	CO	80516
MAXWELL GREGORY MICHAEL & THELMA RUTH	1920 QUEST DR	ERIE	CO	80516
MAYANG PASSANG DHONDUP & FNU PASSANG LHAMO	808 GILPIN CIR	ERIE	CO	80516
MCPHERSON KELLY JEAN & JENNY MARIE KRATZKE	755 GRENVILLE CIR	ERIE	CO	80516
MILLER ROBERT S & KRISTIN A	745 GRENVILLE CIR	ERIE	CO	80516
MOFFETT DEREK B & LAURA L	1910 QUEST DR	ERIE	CO	80516
MOWRY JOHN & EMILY	1927 QUEST DR	ERIE	CO	80516
MRLA CYNTHIA MARIE & MICHAEL AGUSTIN	758 GILPIN CIR	ERIE	CO	80516
NEIL ROBERT & PATTY	778 GILPIN CIR	ERIE	CO	80516
NGUYEN LYNN & NAM	750 GRENVILLE CIR	ERIE	CO	80516
OEO LLC	7353 S ALTON WAY STE A100	CENTENNIAL	CO	80112
PEREIRA EDUARDO GONZAGA & DANA	768 GILPIN CIR	ERIE	CO	80516
PHOUMINH SARAH & NHOUI	770 GRENVILLE CIR	ERIE	CO	80516
PLANOW JOHN R AND CELINE FAMILY TRUST	765 GRENVILLE CIR	ERIE	CO	80516
POWERS JEFFREY STEVEN & ASHLEY	1930 QUEST DR	ERIE	CO	80516
RAVISHANKAR CHIRAG & LUJING ZHANG	620 GRENVILLE CIR	ERIE	CO	80516
REEVES DOUGLAS ALAN & TINA LEE	785 GRENVILLE CIR	ERIE	CO	80516
RICHMOND AMERICAN HOMES OF COLORADO INC	4350 S MONACO ST STE 100	DENVER	CO	80237
SCHWARZ PATRICK & SARA	1901 WRIGHT DR	ERIE	CO	80516
SCOLES MICHAEL A & KAITLIN A	798 GILPIN CIR	ERIE	CO	80516

SIGDEL SURESH & DIPA ACHARYA	555 GRENVILLE CIR	ERIE	CO	80516
TAKLE SIDDHARTH & NISHA GHELA	630 GRENVILLE CIR	ERIE	CO	80516
TARRY JORDAN & ANGELA	830 GRENVILLE CIR	ERIE	CO	80516
WILLIAMS PAUL JUDSON JR & SANDRA SOYDEN	810 GRENVILLE CIR	ERIE	CO	80516
YAZDI SADEGH ET AL	610 GRENVILLE CIR	ERIE	CO	80516



Map Actions ▾

Streets Blended Aerial

State Plane: 3117434, 1250974
☐ Show lat/long in decimal degrees

TOWN OF ERIE AFFIDAVIT OF BOARD OF TRUSTEES MEETING NOTICE POSTING


Parkdale Annexation #9 & Initial Zoning

(County Line Road just north of Hwy 7)

I, JOHN PRESTWICH, ATTEST THAT NOTICE WAS POSTED IN ACCORDANCE WITH THE ERIE MUNICIPAL CODE, TITLE 10.7.2 D. NOTICE WAS POSTED ON JULY 20TH, 2022 FOR THE BOARD OF TRUSTEES MEETING ON AUGUST 9TH, 2022 WHICH IS AT LEAST 15 DAYS BEFORE THE SCHEDULED BOARD OF TRUSTEES MEETING. THE PHOTOS, ABOVE, ARE A TRUE AND CORRECT REPRESENTATION OF THE PLANNING COMMISSION MEETING NOTICE SIGNS THAT HAVE BEEN POSTED.






(SIGNATURE OF PERSON THAT POSTED NOTICE)

STATE OF COLORADO)
) ss.
COUNTY OF Denver)

BRENDA L VAZQUEZ ACOSTA
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20174051872
MY COMMISSION EXPIRES JANUARY 03, 2026

ACKNOWLEDGED BEFORE ME THIS 21st DAY OF July, 2022
BY John Prestwich AS President

WITNESS MY HAND AND OFFICIAL SEAL


NOTARY PUBLIC

MY COMMISSION EXPIRES: 1/3/2026