# ANNEXATION

- ANNEXATION ORDINANCES

# INITIAL ZONING

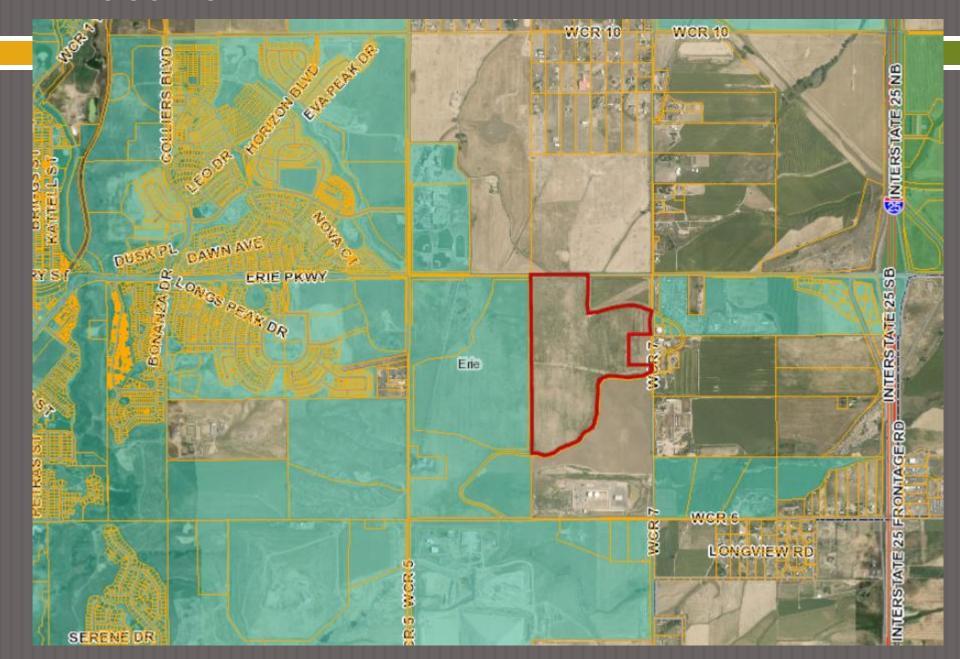
- INITIAL ZONING ORDINANCE



# Staff Recommendation - Approval

- ANNEXATION Findings of Fact Resolution
- ANNEXATION Ordinance
- **INITIAL ZONING Ordinance**

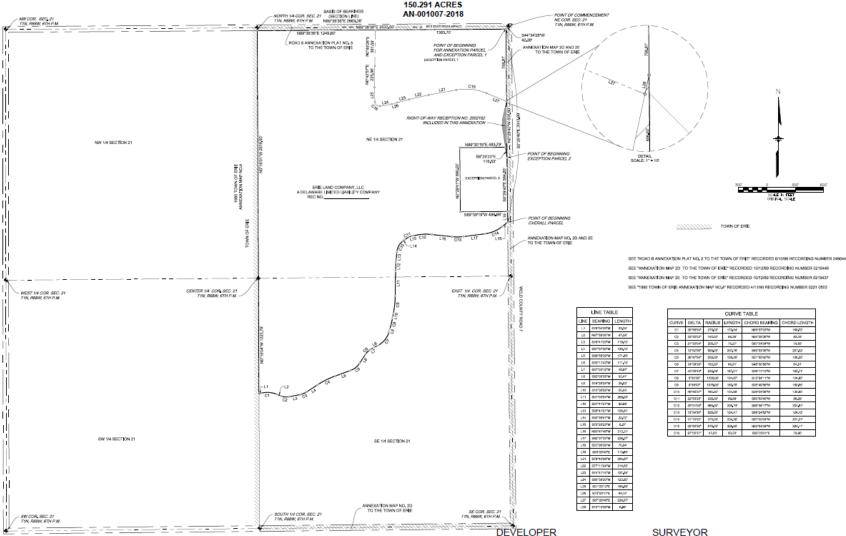
### Location



## Annexation Map - Agenda Item 20-031

#### SWINK PROPERTY - ANNEXATION MAP TO THE TOWN OF ERIE

A PORTION OF THE EAST ONE-HALF OF SECTION 21, TOWNSHIP 1 NORTH, RANGE 68 WEST OF THE 6TH P.M., TOWN OF ERIE, COUNTY OF WELD, STATE OF COLORADO



SURVEYOR

SOUTHERN LAND COMPANY

CONTACT: HEIDI MAJERIK

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MATRIX DESIGN GROUP 1225 17TH STREET, SUITE 2420 SOUTHERN LAND 1601 BLAKE STREET, SUITE 200 DENVER, CO. 80202 (303) 572-0200 CONTACT: BOB MEADOWS, PLS

COMPANY



180/11

SHEET 2 OF 2 2018.07.27 REVISED 2018.10.12

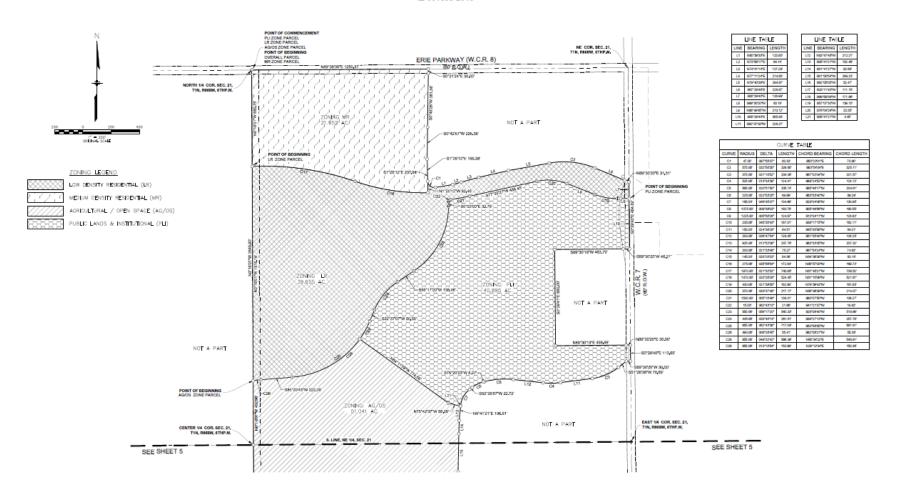
REVISED 2019.11.25

## Initial Zoning Map Agenda Item 20-032

#### **SWINK PROPERTY - ZONING MAP**

A PORTION OF THE EAST ONE-HALF OF SECTION 21, TOWNSHIP 1 NORTH, RANGE 68 WEST OF THE 6TH P.M.,
TOWN OF ERIE, COUNTY OF WELD, STATE OF COLORADO

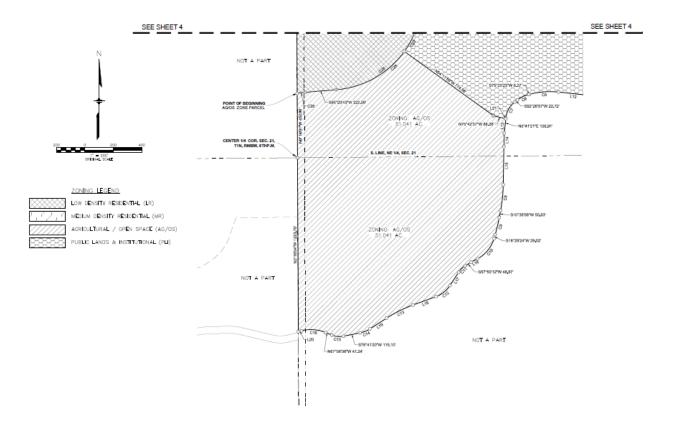
151.54 ACRES
1Z-001008-2018



# Initial Zoning Map Agenda Item 20-032

#### **SWINK PROPERTY - ZONING MAP**

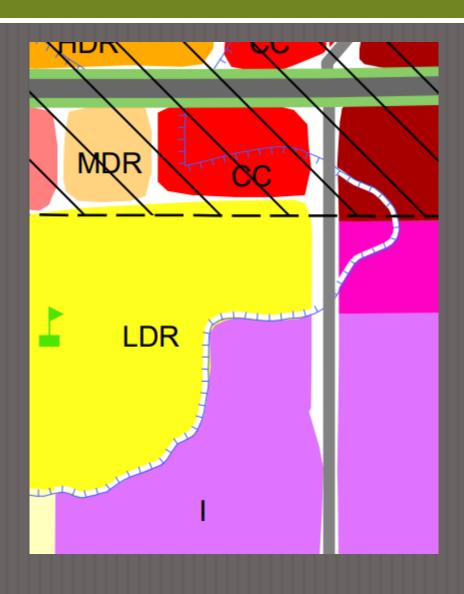
A PORTION OF THE EAST ONE-HALF OF SECTION 21, TOWNSHIP 1 NORTH, RANGE 68 WEST OF THE 6TH P.M.,
TOWN OF ERIE, COUNTY OF WELD, STATE OF COLORADO
151.54 ACRES
1Z-001008-2018



	LINE TAR	LE	LINE TABLE		
NE	BEARING	LENGTH	LINE	BEARING	LENGT
	N00'38'30'E	120.80	L12	NECKTHIW	213.21
	N737501776	56.16"	Lta	905141721TW	100.40
Là .	NTeremes	127.29	L14	90110127W	80.68
_	N77*1124%	214.02	L15	90110054W	209.27
5	N79140397E	294.67	L16	962105105W	50.47
Т	907201075	226.6P	L17	90311143FW	111.15
ur.	907291075	120.99*	L18	900/15/20PW	171.00
Lit	989°30°30°W	63.10"	L19	957107307W	139.17
Lia	NOOT-GIVET/W	213.12	1.20	SPETOFORM	23.35
.10	90072974275	255.62*	L21	9051417217W	445
L11	98213730°W	226.27	_		•

CURVE TABLE									
CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD LENGTH				
C1	67.00	0075537*	80.30°	9501270176	70.90*				
CZ	575.00*	000150301	229.60	98375 FORTE	305.11"				
ca	375.00	03171052*	201.02	967'02'04'W	201.57				
04	525.00*	013/3436	134.41	989'2452'W	124.12				
CS	505.00*	0207517307	205.74	965'4617'W	204.61"				
CS	225.00	002753207	09.007	963'53'40'W	8629				
C7	19507	04614537*	134.00	speroropy	130.95				
CB	1075.00*	009738327	180.76*	30514250W	180.55				
C9	1225.00*	005'50'26"	124.67	913/3411W	124.82				
C10	235.00	042,3243,	167.01	509*17*15*W	182.11				
C11	15000	03438364	64.51	945'30'58'W	66.01				
Cd	200.07	030147541	128.40	851'35'6'W	126.25				
C9	905.00	012'52'00"	207.70	963733735°W	207.32				
C14	200.00	0313374FF	75.27	967'54'24'W	74.82*				
C15	14500	093,50,034	84.30*	Noracactw	83.18				
C16	275.00	CDC-2024.	172.5f	NIESTERW	19972				
C47	1970.00	0313252*	740.00	NBTKF211W	736.52*				
C18	1670.00*	000700201	504.45	N81*12'09'W	521.67				
C19	400.00	Ø12825	102.00*	NTSTORETW	101.03				
C20	370.00	033737487	217.17	NICTORON	214.07				
C21	1530.00*	0001101401	138.31	SECTOTSON	136.27				
C22	15.00	060,43434	21.00	9412137W	19.82				
C28	550.07	050117201	50.37	SEPTEMENT	510.80*				
C24	465.00*	COLORADA.	261.51	509727137W	257.76*				
C25	655.00	002143301	717.09	963758757W	001.01				
C26	490.00	0082840	55.4°	982108211W	55.38				
C28	655.00*	049732742*	500.32	N00°34°22°E	569.81				
C29	055.00	013"10"54"	150.09	N39*1234%	150.38				
					•				

# Comprehensive Plan



## Approval Criteria

### Annexation Criteria (Section 7.3 of the UDC)

- a) The Annexation is in compliance with the Municipal Annexation Act of 1965 (C.R.S. 31-12-101, et seq., as amended).
- b) An Annexation Agreement is included in the proposal.

# Approval Criteria — Initial Zoning

#### Initial Zoning Criteria (Section 7.4 of the UDC)

- a) The initial zoning will promote the public health, safety, and general welfare.
- b) The initial zoning is generally consistent with the town's comprehensive master plan and the purposes of this UDC.
- c) The initial zoning is generally consistent with the stated purpose of the proposed zoning district.
- Adequate facilities and services (including streets and transportation, water, gas, electric, police and fire protection, and sewage and waste disposal, as applicable) will be available to serve the subject property while maintaining adequate levels of service to existing development.
- e) The initial zoning is not likely to result in significant adverse impacts upon the natural environment, including air, water, noise, storm water management, wildlife, and vegetation, or such impacts will be significantly mitigated.
- f) the initial zoning is not likely to result in significant adverse impacts upon other property in the vicinity of the subject property.
- g) future uses on the subject tract will be compatible in scale with uses on the other properties in the vicinity of the subject property.
- h) The initial zoning is generally consistent with the Towns' economic development goals and objectives in bringing positive growth and sustainable revenues to the Town.

### Public Notices

### **Annexation Public Notice:**

The Annexation is in compliance with the required noticing requirements of C.R.S. 31-12-108.

### **Initial Zoning Public Notice:**

The required notice for this Initial Zoning application is in compliance with Section 10.7.4 of the Municipal Code

### Staff Recommendations

### Staff Recommends that the Board of Trustees:

- 1. Approve the Resolution for the Swink Parcel Annexation Findings of Fact.
- 2. Approve the Ordinance for the Swink Parcel Annexation to the Town of Erie.
- 3. Approve the Ordinance zoning the Swink Property