

**Town of Erie
Ordinance No. 027-2024**

**An Emergency Ordinance of the Town Council of the Town of Erie
Authorizing the Transfer of Real Property to HousePad Erie LLC**

Whereas, the Town 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 Property is not held or used by the Town for park purposes or any other governmental purposes; and

Whereas, the Town wishes to transfer ownership of the Property to HousePad Erie, LLC.

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 transfer of all of the Town's interest in the Property to HousePad Erie LLC by special warranty deed in a form to be approved by the Town Attorney. Upon such approval, the Town Manager is hereby authorized to execute the special warranty deed and all other documents necessary for closing on the sale of the Property.

Section 2. 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 3. Safety. The Town Council finds that the adoption of this Ordinance is necessary for the protection of the public health, safety and welfare.

Section 4. Emergency Declaration. Pursuant to Section 6.04 of the Town's Home Rule Charter, the Town Council hereby declares that this Ordinance is necessary for the immediate preservation of the public health, safety and welfare, so that construction of the Cheesman Residences development can begin in a timely manner, to serve the important public purpose of providing affordable housing in the Town.

Section 5. Effective Date. This Ordinance shall take effect immediately upon adoption.

Introduced, Read, Passed and Ordered Published this 25th day of June, 2024.

Justin Brooks, Mayor

Attest:

Debbie Stamp, Town Clerk

Exhibit A
Legal Description of the Property

A PARCEL OF LAND BEING A PART OF ERIE HEIGHTS, SITUATED IN THE NORTHWEST ONE-QUARTER OF SECTION 18, TOWNSHIP 1 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF EVANS STREET, A 66-FOOT PUBLIC RIGHT OF WAY AND THE WEST LINE OF A 14-FOOT ALLEY LOCATED WITHIN BLOCK 18, ERIE HEIGHTS;

THENCE S00° 13' 34"E ALONG THE COMMON WEST LINE OF SAID 14-FOOT ALLEY AND EAST LINE OF LOTS 17 THROUGH 32, SAID ERIE HEIGHTS WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO, A DISTANCE OF 399.64 TO A POINT ON THE NORTH RIGHT OF WAY LINE OF CHEESMAN STREET, A 66-FOOT PUBLIC RIGHT OF WAY;

THENCE S89° 16' 00"W, ALONG THE SOUTH LINE OF SAID CHEESMAN STREET, A DISTANCE OF 150.89 FEET;

THENCE N00° 11' 48"W, A DISTANCE OF 85.08 FEET;

THENCE S89° 28' 22"W, A DISTANCE OF 89.55 FEET TO THE EAST RIGHT OF WAY LINE OF WELD COUNTY ROAD 1, A 60-FOOT PUBLIC RIGHT OF WAY;

THENCE N00° 07' 18"W, ALONG THE EAST RIGHT OF WAY LINE OF SAID WELD COUNTY ROAD 1, A DISTANCE OF 314.30 FEET TO THE SOUTH RIGHT OF WAY LINE OF SAID EVANS STREET;

THENCE N89° 16' 48"E, ALONG THE SOUTH RIGHT OF WAY LINE OF SAID EVANS STREET, A DISTANCE OF 239.82 FEET TO THE POINT OF BEGINNING.

CONTAINING 88,354 SQUARE FEET, OR 2.028 ACRES OF LAND MORE OR LESS.