



3322750 09/14/2005 02:15P Weld County, CO  
1 of 3 R 16.00 D 0.00 Steve Moreno Clerk & Recorder

150  
ORDINANCE NO. 1011

AN ORDINANCE APPROVING THE ANNEXATION AND ZONING OF LAND TO THE TOWN OF BERTHOUD, COUNTY OF LARIMER, STATE OF COLORADO, TO BE KNOWN AND DESIGNATED AS THE BETZ BAIRD ANNEXATION TO THE TOWN OF BERTHOUD, COLORADO

WHEREAS, a Petition for Annexation together with seven copies of a Plat of said land as required by ordinance were filed with the Town of Berthoud by the owners of one hundred percent (100%) of the area of the land hereinafter described; and,

WHEREAS, the Board of Trustees by motion at its regular meeting accepted said Petition and found that the Petition substantially complied with the statutory requirements set forth in Sections 31-12-104, 31-12-105 and 31-12-107, C.R.S.; and,

WHEREAS, the Board of Trustees has determined that an election is not required under Section 31-12-107(2), C.R.S., as provided in Section 31-12-111, C.R.S.; and,

WHEREAS, the Board of Trustees has determined that additional terms and conditions were not to be imposed and that the Petition was signed by owners of one hundred percent (100%) of the property proposed to be annexed, exclusive of streets and alleys. Therefore, in accordance with Section 31-12-107, C.R.S., the Board of Trustees of the Town of Berthoud has determined that an ordinance to annex such land to the municipality should be considered.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF BERTHOUD, LARIMER AND WELD COUNTIES, COLORADO:

Section 1.

The land described on Exhibit "A" attached hereto and incorporated herein by reference is hereby annexed and shall be known and described as the Betz Baird Annexation to the Town of Berthoud:

The parcel contains approximately 75.09 acres more or less, and shall be zoned T-Transitional.

Section 2. Effective Date:

The Board of Trustees of the Town of Berthoud herewith finds, determines and designates that this Ordinance shall take effect and be in force 30 days after publication.

TOWN OF BERTHOUD  
PO BOX 1229  
BERTHOUD CO 80513



3322750 09/14/2005 02:15P Weld County, CO  
2 of 3 R 16.00 D 0.00 Steve Moreno Clerk & Recorder

At its meeting July 12, 2005, the Ordinance was read, passed and ordered published by the Board of Trustees.

TOWN OF BERTHOUD:

Milan Karspeck

Milan Karspeck - Mayor

ATTEST:

Mary K. Cowdin  
Mary K. Cowdin - Town Clerk

Published: 7-21-05



3322750 09/14/2005 02:15P Weld County, CO  
3 of 3 R 16.00 D 0.00 Steve Moreno Clerk & Recorder

## BETZ BAIRD ANNEXATION

### “EXHIBIT A”

THAT PORTION OF LOT B OF RECORDED EXEMPTION NO. 1061-14-3-RE3271, RECORDED AUGUST 20, 2002 AT RECEIPTION NO. 2979462 LYING OUTSIDE OF THE RIGHT-OF-WAY OF WELD COUNTY ROAD 44 AS SHOWN ON SAID RECORDED EXEMPTION, AND THAT PORTION OF LOT A OF AMENDED RECORDED EXEMPTION NO. 1061-14-3-RE182, RECORDED JUNE 24, 1997 AT RECEIPTION NO. 2554556 LYING OUTSIDE OF THE RIGHT-OF-WAY OF WELD COUNTY ROAD 44 AS SHOWN ON SAID RECORDED EXEMPTION; BOTH PARCELS BEING A PART OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 4 NORTH, RANGE 68 WEST OF THE 6TH P.M.; COUNTY OF WELD, STATE OF COLORADO; SAID PARCELS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 14, AND CONSIDERING THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 14 TO HAVE AN ASSUMED BEARING OF N89°14'20"E WITH ALL OTHER BEARINGS CONTAINED HEREIN RELATIVE THERETO;

THENCE ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 14, N89°14'20"E, 50.08 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF THE INTERSTATE 25 FRONTAGE ROAD;

THENCE ALONG SAID RIGHT-OF-WAY LINE, N00°04'50"W, 30.00 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING ALONG SAID RIGHT-OF-WAY LINE, N00°04'50"W, 1,291.76 FEET;

THENCE DEPARTING SAID RIGHT-OF-WAY LINE, N89°13'52"E, 2,604.75 FEET;

THENCE S00°04'37"E, 599.02 FEET;

THENCE S21°13'52"W, 747.44 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF WELD COUNTY ROAD 44;

THENCE ALONG SAID RIGHT-OF-WAY LINE, S89°14'20"W, 2,333.04 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 75.09 ACRES (3,270,770 SQUARE FEET) MORE OR LESS AND IS SUBJECT TO ALL RIGHTS-OF-WAY, EASEMENTS AND RESTRICTIONS OF RECORD OR THAT NOW EXIST ON THE GROUND.