


Brenda J. Castle, CMC, Deputy City Clerk
 12503 East Euclid Drive, Suite 200,
 Centennial, Colorado 80111

*Filed
Map attached*

4100

Arapahoe County Clerk & Recorder, Nancy A. Doty
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**CITY OF CENTENNIAL,
 COLORADO**

ORDINANCE NO. 2006-O-21

**AN ORDINANCE ANNEXING CERTAIN LAND TO THE
 CITY OF CENTENNIAL, COLORADO KNOWN AS THE
 TAGAWA ROSE FARMS PROPERTY NO. 2
 ANNEXATION**

1-8

WHEREAS, the real property as described on Exhibit A attached hereto ("Property") is located in an unincorporated area of Arapahoe County, Colorado; and

WHEREAS, the City Council finds that:

- the Property to be annexed meets the applicable requirements of Sections 31-12-104 and 31-12-105, C.R.S., and is therefore eligible for annexation to the City of Centennial; and
- an election is not required under Section 31-12-107(2), C.R.S.; and
- no additional terms or conditions are imposed which would require an election under Section 31-12-107(2), C.R.S.

WHEREAS, the City Council held a public hearing on December 18, 2006 to consider annexation of the Property, notice of which was duly published in accordance with the requirements set forth in Section 31-12-108(2), C.R.S.; and

WHEREAS, annexation of the Property will not result in detachment of any area from any school district and the attachment of the same to another school district; and

WHEREAS, the City Council finds that it is in the best interests of the City to annex the Property to the City; and

WHEREAS, approval of this Ordinance on first reading is intended only to confirm that the City Council desires to comply with state law by setting a public hearing in order to provide the property owner/petitioner and the public an opportunity to present testimony and evidence regarding the petition for annexation. Approval of this Ordinance on first reading does not constitute a representation that the City Council, or any member of the City Council, supports, approves, rejects, or denies annexation of the Property.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF CENTENNIAL, COLORADO, as follows:

Section 1. The Property as described on Exhibit A is hereby annexed to and included within the corporate limits of the City of Centennial, Colorado, in accordance with law.

Section 2. The City Council hereby directs staff to complete all necessary procedures required for annexation of said Property to the City including: (1) filing for recording three certified copies of this annexation ordinance and a map of the annexed Property containing a legal description of the Property annexed hereby ("Annexation Map") with the Arapahoe County Clerk and Recorder, and (2) filing the original of this annexation ordinance together with a copy of the Annexation Map with the City Clerk of the City of Centennial, Colorado.

Section 3. Zoning. In accordance with Section 31-12-115(2), C.R.S., zoning of the Property shall be accomplished within ninety days after the effective date of this Ordinance.

Section 4. Severability. If any provision of this ordinance should be found by a court of competent jurisdiction to be invalid, such invalidity shall not affect the remaining portions or applications of this ordinance that can be given effect without the invalid portion, provided that such remaining portions or applications of this ordinance are not determined by the court to be inoperable. The City Council declares that it would have adopted this Ordinance and each section, subsection, sentence, clause, phrase, or portion thereof, despite the fact that any one or more section, subsection, sentence, clause, phrase, or portion would be declared invalid or unconstitutional.

Section 5. Effective Date. This Ordinance shall become effective thirty days after publication following final passage.

INTRODUCED, READ, AND ORDERED PUBLISHED BY THE CITY COUNCIL OF THE CITY OF CENTENNIAL, COLORADO, UPON A MOTION DULY MADE, SECONDED AND PASSED AT ITS REGULAR MEETING HELD ON THE 4TH DAY OF DECEMBER, 2006.

CITY OF CENTENNIAL

By: 

Randolph E. Pye, Mayor

Approved as to Form:


For City Attorney's Office

I hereby certify that the above Ordinance was introduced to the City Council of the City of Centennial at its meeting of December 4, 2006, and ordered to be published one time by *The Villager* newspaper on December 7, 2006.

ATTEST:

SEAL

By: 

Goldie Fishbein, City Clerk

AMENDED, FINALLY ADOPTED, PASSED, APPROVED AND ORDERED PUBLISHED BY TITLE AND WITH ANY AMENDMENTS, BY THE CITY COUNCIL OF THE CITY OF CENTENNIAL, COLORADO, UPON A MOTION DULY MADE, SECONDED AND PASSED AT ITS MEETING HELD ON THE 18th DAY OF December, 2006, BY A VOTE OF 9 IN FAVOR, 0 AGAINST, and 0 ABSTAINING.

CITY OF CENTENNIAL

By: 

Randolph E. Pye, Mayor

I hereby certify that the above Ordinance was finally adopted by the City Council of the City of Centennial at its meeting of December 18, 2006, and ordered published by title only, with amendments if any, one time by *The Villager* newspaper on December 21, 2006.

ATTEST:

SEAL

By: 

Goldie Fishbein, City Clerk

**EXHIBIT A
LEGAL DESCRIPTION OF PROPERTY**

A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 5 SOUTH, RANGE 66 WEST, OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF ARAPAHOE, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE NORTH ONE-QUARTER CORNER OF SECTION 32, WHENCE THE CENTER ONE-QUARTER CORNER OF SAID SECTION 32 BEARS SOUTH 01°06'52" WEST A DISTANCE OF 2645.34 FEET SAID LINE FORMING THE BASIS OF BEARINGS FOR THIS DESCRIPTION; THENCE ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION 32 SOUTH 01°06'52" WEST 928.84 FEET TO THE SOUTHWEST CORNER OF A PARCEL OF LAND DESCRIBED IN DEED RECORDED MARCH 1, 1989 IN BOOK 5641 AT PAGE 421 OF ARAPAHOE COUNTY RECORDS, THENCE ALONG THE SOUTH LINE OF SAID PARCEL NORTH 89°48'52" EAST 1205.92 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL AND THE TRUE POINT OF BEGINNING

THENCE ALONG THE BOUNDARY OF THE CITY OF CENTENNIAL, ALSO BEING THE SOUTHEASTERLY LINE OF SAID PARCEL DESCRIBED IN BOOK 5641 AT PAGE 421 THE FOLLOWING 3 COURSES: 1) NORTH 00°21'06" WEST 12.13 FEET, 2) NORTH 87°12'22" WEST 36.96 FEET, 3) ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 129.98 FEET, A CENTRAL ANGLE OF 33°59'13" AND A CHORD WHICH BEARS NORTH 70°13'07" WEST 75.98 FEET), A DISTANCE OF 77.10 FEET

TO THE SOUTHERLY BOUNDARY OF TRACT A AS PLATTED IN RIVER RUN II, A PLAT RECORDED APRIL 24, 2000 AT RECEPTION NO. B0047132 OF ARAPAHOE COUNTY RECORDS, THENCE ALONG SAID SOUTHERLY BOUNDARY OF TRACT A THE FOLLOWING 2 COURSES. 1) NORTH 89°48'52" EAST 227.03 FEET, 2) NORTH 00°11'08" WEST 39.41 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF E. BRONCOS PARKWAY AS PLATTED IN RIVER RUN II; THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF E. BRONCOS PARKWAY AND THE WESTERLY RIGHT-OF-WAY LINE OF S. CHEROKEE TRAIL AS PLATTED IN RIVER RUN II, THE FOLLOWING 2 COURSES: 1) ALONG THE ARC OF A CURVE TO THE LEFT (SAID CURVE HAVING A RADIUS OF 810.00 FEET, A CENTRAL ANGLE OF 34°51'33" AND A CHORD WHICH BEARS SOUTH 87°27'18" EAST 485.24), A DISTANCE OF 492.81; 2) ALONG THE ARC OF A CURVE TO THE RIGHT (SAID CURVE HAVING A RADIUS OF 30.00 FEET, A CENTRAL ANGLE OF 86°56'46" AND A CHORD WHICH BEARS SOUTH 61°24'42" EAST 41.28), A DISTANCE OF 45.52; 3) SOUTH 17°56'19" EAST 38.24 FEET TO THE BOUNDARY OF THE CITY OF CENTENNIAL, ALSO BEING THE SOUTH LINE OF RIVER RUN II, A PLAT RECORDED APRIL 24, 2000 AT RECEPTION NO. B0047132, THENCE ALONG SAID BOUNDARY OF THE CITY OF CENTENNIAL AND SAID SOUTH LINE SOUTH 89°48'52" WEST 651.21 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING 0.686 ACRES, MORE OR LESS, TOGETHER WITH AND SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY EXISTING AND/OR OF PUBLIC RECORD

CERTIFICATE OF COPY OF RECORD

STATE OF COLORADO

County of Arapahoe

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SS.

I, Brenda J. Castle, Deputy City Clerk

in and for The City of Centennial, in the State aforesaid, do hereby certify that the foregoing is a full, true and correct copy of Ordinance No. 2006-O-21 - AN ORDINANCE ANNEXING CERTAIN LAND TO THE CITY OF CENTENNIAL, COLORADO KNOWN AS THE TAGAWA ROSE FARMS PROPERTY NO. 2 ANNEXATION, as the same appears upon the records of my office which are in my custody

Given under my hand and official seal this 7th day

of March, A D 2007

11 15 o'clock A M

Brenda J. Castle
Deputy City Clerk

CERTIFICATE OF COPY OF RECORD

STATE OF COLORADO

County of Arapahoe

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SS.

I, Brenda J. Castle, Deputy City Clerk

in and for The City of Centennial, in the State aforesaid, do hereby certify that the foregoing is a full, true and correct copy of Annexation Map for Tagawa Rose Farms Property No 2, as the same appears upon the records of my office which are in my custody

Given under my hand and official seal this 7th day

of March, A D 2007

11 15 o'clock A M

Brenda J. Castle
Deputy City Clerk

