

ORDINANCE NO. 1166

AN ORDINANCE ESTABLISHING A ZONING DISTRICT IN AND UPON LANDS ANNEXED TO THE CITY OF FORT MORGAN, COLORADO, AND FOR SAID PURPOSE REVISING AND SUPPLEMENTING THE ZONING DISTRICT MAP OF SAID CITY FOR THE FORT MORGAN FARMS III ANNEXATION

WHEREAS, a petition for annexation of certain property described in Exhibit A, attached hereto and made a part hereof, and known as the Fort Morgan Farms III Annexation, was filed with the City Council of the City of Fort Morgan; and

WHEREAS, said property was annexed to the City by Ordinance No. 1165; and

WHEREAS, the City Council must provide for the zoning of said property; and

WHEREAS, the City Council provided notice of the public hearing on said zoning by publication as provided by law; and,

WHEREAS, no protests were received by the City pursuant to C.R.S. §31-23-305; and,

WHEREAS, the landowners of said property have requested the same to be zoned subject to into **R-2: Medium Density Residential**; and,

WHEREAS, this zoning is consistent with the City's plan for the area.

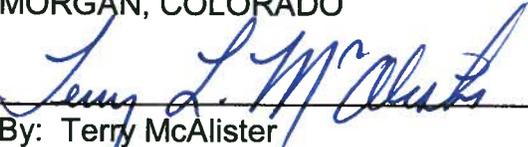
NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF FORT MORGAN,

Section 1: That certain property known as the Fort Morgan Farms III Annexation, the legal description of which is set forth in Exhibit A attached hereto and incorporated herein by this reference, is hereby zoned into **R-2: Medium Density Residential** and made a part hereof as permitted and that the Zoning District Map of the City of Fort Morgan, Colorado, be amended accordingly.

INTRODUCED, READ, ADOPTED ON FIRST READING AND ORDERED PUBLISHED on the 20th day of January, 2015.



THE CITY COUNCIL OF THE CITY OF FORT MORGAN, COLORADO


By: Terry McAlister
Mayor

Attest:

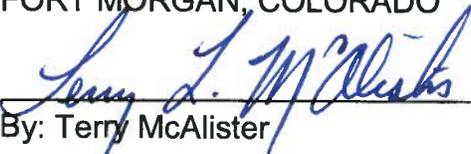


John Brennan
City Clerk

PASSED, APPROVED AND ADOPTED ON FINAL READING AND ORDERED
PUBLISHED this 3rd day of February, 2015.



THE CITY COUNCIL OF THE CITY OF
FORT MORGAN, COLORADO



By: Terry McAlister
Mayor

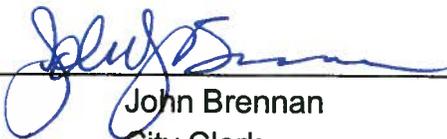
Attest:



John Brennan
City Clerk

STATE OF COLORADO)
COUNTY OF MORGAN) ss. **CERTIFICATE**
CITY OF FORT MORGAN)

I, John Brennan, the duly appointed, qualified Clerk of the City of Fort Morgan, Colorado, do hereby certify that the foregoing **Ordinance No. 1166** was, as a proposed Ordinance, duly and legally presented to the City Council of the City of Fort Morgan, Colorado, on the 20th day of January, 2015. Said ordinance, as proposed, was duly read at length at said meeting, and thereafter the same was, on the 23rd day of January, 2015, published in *The Fort Morgan Times*, a daily newspaper of general circulation published and printed in the City of Fort Morgan, Morgan County, Colorado. Said proposed ordinance was again taken up and read a second time, duly and legally, passed, approved and adopted at a regular meeting of the City Council held on the 3rd day of February, 2015. Within five (5) days after its final passage, said **Ordinance No. 1166** was published in *The Fort Morgan Times*, a daily newspaper of general circulation published and printed in the City of Fort Morgan, Morgan County, Colorado.



John Brennan
City Clerk

Fort Morgan Farms III Annexation Zoning Exhibit A

A parcel of land in the SW 1/4 of Section 7, Township 3 North, Range 57 West of the 6th P.M., Morgan County, Colorado, said parcel being more particularly described as follows:

Commencing at the SW corner of said Section 7; Thence $N00^{\circ}44'10''W$ along the West line of said Section 7 a distance of 30.00 feet to the Point of Beginning; thence $S89^{\circ}03'50''W$, a distance of 30.00 feet; thence $N00^{\circ}44'10''W$, a distance of 1826.90 feet; thence $S89^{\circ}03'50''W$, a distance of 2106.28 feet to a point on the centerline of the Fort Morgan Reservoir and Irrigation Company Canal; thence $S27^{\circ}52'55''E$ along said centerline of the Fort Morgan Reservoir and Irrigation Company Canal a distance of 136.47 feet; thence $S16^{\circ}42'20''E$ along said centerline of the Fort Morgan Reservoir and Irrigation Company Canal a distance of 278.69 feet to a point on a horizontal circular curve concave Northeasterly, whose delta and is $19^{\circ}25'19''$ and whose radius is 545.00 feet; thence along the arc of said curve being along said centerline of the Fort Morgan Reservoir and Irrigation Company Canal a distance of 184.74 feet (the chord of said arc bears $S26^{\circ}25'00''E$ a distance of 183.86 feet); thence $S36^{\circ}07'40''E$ along said centerline of the Fort Morgan Reservoir and Irrigation Company Canal a distance of 493.79 feet to a point on the West right of way line of County Road 18.5; thence $S00^{\circ}58'40''E$ along the West right of way line of said County Road 18.5 a distance of 230.50 feet; thence $S89^{\circ}01'21''W$ along the North line of a parcel of land described in Book 920 at Page 418 of the Morgan County records and the Easterly extension thereof a distance of 158.24 feet to the NW corner of said parcel of land described in Book 920 at Page 418; thence $S00^{\circ}58'39''E$ along the West line of said parcel of land described in Book 920 at Page 418 a distance of 266.12 feet; thence $N89^{\circ}01'21''E$, a distance of 9.34 feet; thence $S00^{\circ}50'00''E$, a distance of 28.34 feet; thence $N89^{\circ}10'00''E$, a distance of 148.97 feet to a point on the West right of way line of said County Road 18.5; thence $S00^{\circ}58'40''E$ along the West right of way line of said County Road 18.5, a distance of 342.08 feet; thence $S89^{\circ}03'50''W$, a distance of 2584.55 feet to the Point of Beginning.

Containing 102.07 acres more or less. Subject to a county road right of way along the West line of said Section 7 and to the Fort Morgan Reservoir and Irrigation Company Canal right of way. Further subject to any existing easements or rights of way.