

## **ORDINANCE NO. 1205**

### **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 KULA ANNEXATION**

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

**WHEREAS**, said property was annexed to the City by Ordinance 1204; 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 Owners have requested the areas be zoned subject to into I: Industrial; 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 Kula Annexation, the legal description of which is set forth in Exhibit A attached hereto and incorporated herein by this reference, is hereby zoned into I: Industrial.

**Section 2:** That said zoning made a part hereby is permitted and the Zoning District Map of the City of Fort Morgan, Colorado, shall be amended accordingly.

**INTRODUCED, READ, ADOPTED ON FIRST READING AND ORDERED  
PUBLISHED** on the 6th day of February, 2018.



THE CITY COUNCIL OF THE CITY OF FORT  
MORGAN, COLORADO

By: Ronald Shaver  
Mayor

Attest:

John Brennan  
John Brennan  
City Clerk

PASSED, APPROVED AND ADOPTED ON FINAL READING AND ORDERED  
PUBLISHED this 20<sup>th</sup> day of February, 2018.



THE CITY COUNCIL OF THE CITY OF  
FORT MORGAN, COLORADO

By: Ronald Shaver  
Mayor

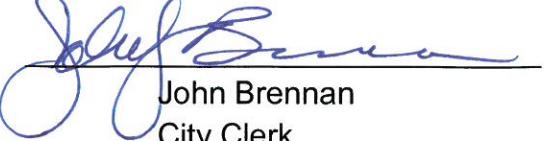
Attest:

John Brennan  
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. 1205** was, as a proposed Ordinance, duly and legally presented to the City Council of the City of Fort Morgan, Colorado, on the 6<sup>th</sup> day of February, 2018. Said ordinance, as proposed, was duly read at length at said meeting, and thereafter the same was, on the 9<sup>th</sup> day of February, 2018, 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 20<sup>th</sup> day of February, 2018. Within five (5) days after its final passage, said **Ordinance No.**

**1205** 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

## EXHIBIT A

A parcel of land located in the Northeast quarter of Section 4, Township 3 North, Range 57 west of the 6th p.m., County of Morgan, State of Colorado, being more particularly described as follows:

Commencing at the East quarter corner of said section 4;

Thence on the East line of said Northeast quarter North  $00^{\circ}10'27''$  East for 30.01 feet to the North line of that annexation approved by ordinance 696 on October 20th, 1987, and recorded in book 6, at page 51, as reception no. 705398, said point being the point of beginning;

Thence on said North annexation line south  $88^{\circ}57'32''$  West for 2399.69 feet to the East line of that parcel described in reception no 849246

Thence North  $00^{\circ}11'42''$  east for 20.00 feet on said East line;

Thence North  $88^{\circ}57'32''$  east for 1436.87 feet on a line parallel with and 50.00 feet North of the South line of the Northeast quarter of said section 4;

Thence North  $00^{\circ}49'13''$  West for 799.70 feet;

Thence South  $89^{\circ}51'44''$  East for 386.60 feet to the West line of that parcel described in book 906, at page 66, as reception number 710592 in the Morgan County Clerk and Recorder's Office;

Thence on the West line of said parcel South  $00^{\circ}10'17''$  West for 791.91 feet;

Thence North  $88^{\circ}57'32''$  East for 589.97 feet on a line parallel with and 50.00 feet North of the South line of the Northeast quarter of said section 4;

Thence south  $00^{\circ}10'27''$  West for 20.00 feet on the East line of the Northeast quarter of said section 4 to the point of beginning

Said parcel contains 350,149 square feet, 8.038 acres, more or less.