

# Carbajal Auto Annexation Eligibility Hearing Res 2025-002

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January 6, 2025



# Annexation Procedure

- Annexation is governed by the Municipal Annexation Act of 1965 (CRS Title 31, Article 12)
- Substantial Compliance (December 2, 2024)
  - Determines if petition meets submittal and content requirements
- **Annexation Eligibility**
  - **Determines if land meets minimum state statute qualifications to be annexed into a municipality**
- Annexation Ordinance
  - Determines whether land should be annexed into the municipality

# Associated Cases

Under Consideration tonight:

- **Annexation Eligibility Hearing (Reso. 2025-002)**
- Annexation Ordinance (AN-255-22-24)
- Annexation Zoning (Z-959-19-24)

Other Associated Cases:

- Final Plat (S23-0005)
- Development Plan (D-439-24)

# Aerial

- Annexation includes 8581 Rosemary Street and Rosemary Street right-of-way



# Case Summary

- Location: 8581 Rosemary Street (Southwest corner of East 86<sup>th</sup> Avenue and Rosemary Street) & ADCO ROW
- Request: Annexation of 0.70 acre property
- Character Area: Fusion District (Irondale)
- Irondale Plan Designation: Commercial/Industrial
- Located within IGA Growth Boundary

# Annexation Eligibility Criteria

C.R.S. 31-12-104 (10 Criteria)

- Minimum 1/6th contiguity with existing city boundary
- A community of interest exists in that the proposed area is urbanized or will be urbanized in the near future
- The area is capable of being integrated into the City
- No other annexation proceedings have commenced on the properties
- Doesn't extend the municipal boundary more than 3 miles in any direction in any one year

# Findings

Resolution 2025-002, if approved makes positive findings that the criteria in C.R.S. 31-12-104 have been met and the property is eligible to be annexed into the City.

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Staff is available to answer questions



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