



# Resolution 2024-070

Anderson Ranch Annexation Eligibility Hearing

8/15/2024

# Annexation Procedure

---

- Annexation is governed by the Municipal Annexation Act of 1965 (CRS Title 31, Article 12)
- Substantial Compliance (July 15, 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

---

- Annexation Eligibility Hearing (Reso. 24-070)

## **To be Continued to October 21<sup>st</sup>:**

- Annexation (AN-268-24)
- Annexation Zoning (Z-973-21-24)
- Northern Infrastructure General Improvement District inclusion (NIGID23-0001)
  - Heard by NIGID Board

# Vicinity Map



# Case Summary

---

- Location: 9901 Chambers Road (Northwest corner of East 98th Avenue and Chambers Road)
- Request: Annexation of 121 acre property
  - Proposed residential development w/ PRG and 27J dedication
- Future land use: Residential – Medium & Public/State
- 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 2024-070, 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.





# Discussion