

ORDINANCE NO: V-86-17

INTRODUCED BY: AMADOR, BULLOCK, CARSON, DOUGLAS, ELLIOTT, FORD,
MCELDFOWNEY, TETER

AN ORDINANCE VACATING A RIGHT-OF-WAY ON THE PROPERTY DESCRIBED ON EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF CONSISTING OF A PORTION OF DAHLIA STREET, CITY OF COMMERCE CITY, COLORADO.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COMMERCE CITY, COLORADO AS FOLLOWS:

SECTION 1. The right-of-way described on attached Exhibit "A", consisting of a portion of Dahlia Street, Commerce City, Colorado is, by this ordinance, vacated pursuant to C.R.S. 43-2-303.

SECTION 2. Ownership of the right-of-way herein vacated, as described on attached Exhibit "A" shall vest in the owner of the private property abutting on the east side.

INTRODUCED, PASSED ON FIRST READING AND PUBLIC NOTICE ORDERED THIS 19TH DAY OF DECEMBER, 2016.

PASSED ON SECOND AND FINAL READING AND PUBLIC NOTICE ORDERED THIS 9TH DAY OF JANUARY, 2017.

CITY OF COMMERCE CITY, COLORADO

BY: _____
Sean Ford, Mayor

ATTEST:

Laura Bauer, City Clerk

Exhibit A
DAHLIA STREET ROW VACATION
LEGAL DESCRIPTION

THAT PORTION OF DAHLIA STREET RIGHT-OF-WAY AS SHOWN ON THE FINAL PLAT OF RESUBDIVISION OF TOWN AND COUNTRY SUBDIVISION RECORDED IN FILE 9 AT MAP 43 IN THE RECORDS OF THE ADAMS COUNTY CLERK AND RECORDER'S OFFICE AND THAT THAT PORTION OF DAHLIA STREET RIGHT-OF-WAY AS DESCRIBED IN DEED RECORDED IN BOOK 2062 AT PAGE 237, IN SAID RECORDS; SITUATED IN THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 3 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY OF COMMERCE CITY, COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 7 AND CONSIDERING THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 7 TO BEAR SOUTH 89°15'13" WEST, ALL BEARINGS HEREON ARE REFERENCED TO THIS LINE;

THENCE ALONG SAID NORTH LINE, SOUTH 89°15'13" WEST, A DISTANCE OF 2261.53 FEET;

THENCE DEPARTING SAID NORTH LINE SOUTH 00°44'47" EAST, A DISTANCE OF 30.00 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF EAST 64TH AVENUE ALSO BEING THE NORTHWEST CORNER OF LOT 24, OF SAID RESUBDIVISION OF TOWN AND COUNTRY SUBDIVISION;

THENCE ALONG THE NORTHWESTERLY BOUNDARY OF SAID LOT 24, SOUTH 51°43'57" WEST, A DISTANCE OF 33.39 FEET TO A POINT ON THE SOUTHEASTERLY RIGHT-OF-WAY OF SAID DAHLIA STREET AND THE **POINT OF BEGINNING**;

THENCE ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY THE FOLLOWING TWO (2) COURSES:

- 1) SOUTH 08°29'16" WEST, A DISTANCE OF 1,069.21 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 30.00 FEET;
- 2) SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 89°57'55", AN ARC LENGTH OF 47.11 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY OF EAST 62ND WAY;

THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY, NON-TANGENT TO SAID CURVE, NORTH 81°28'39" WEST, A DISTANCE OF 89.98 FEET TO A POINT ON THE NORTHWESTERLY RIGHT-OF-WAY OF SAID DAHLIA STREET;

THENCE ALONG SAID NORTHWESTERLY RIGHT-OF-WAY, NORTH 08°29'16" EAST, A DISTANCE OF 1,035.36 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY OF SAID DAHLIA STREET;

THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY, NORTH 51°43'57" EAST, A DISTANCE OF 87.58 FEET TO THE **POINT OF BEGINNING**.

CONTAINING AN AREA OF 1.475 ACRES, (64,229 SQUARE FEET), MORE OR LESS.