

ORDINANCE NO. 524

AN ORDINANCE ANNEXING PART OF THE E/2 OF SECTION 3  
TOWNSHIP 23 SOUTH, RANGE 52 WEST OF THE 6th P.M.,  
BENT COUNTY, COLORADO.

WHEREAS, The following described property is owned by the  
City of Las Animas, Colorado, except for that portion of the  
property which is located on U.S. Highway No. 50 and is not soley  
a public street or right-of-way:

Tract No. 1.

A tract of land lying in Bent County, Colorado in the  
NE $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 3, Township 23 South, Range 52 West,  
6th P.M., and more particularly described as follows:  
Beginning at the intersection of the South line of said  
NE $\frac{1}{4}$ SE $\frac{1}{4}$  and the West Right-of-Way line of U.S. Highway 50  
(Bent Avenue) as shown on the recorded plat of Las Animas;  
thence N.1°30'14"W. along said West Right-of-Way line,  
191.34 feet; thence S.24°02'45"E., 208.65 feet to the  
South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  at the East line of said Bent  
Avenue; thence N.89°28'40"W., 80.00 feet to the point  
of beginning; containing 0.18 acre.

Tract No. 2.

A tract of land lying in Bent County, Colorado in the  
NE $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 3, Township 23 South, Range 52 West,  
6th P.M., and more particularly described as follows:  
Beginning at the intersection of the South line of said  
NE $\frac{1}{4}$ SE $\frac{1}{4}$  and the West Right-of-Way line of U.S. Highway 50  
(Bent Avenue) as shown on the recorded plat of Las Animas;  
thence N.1°30'14"W. along said West Right-of-Way line,  
191.34 feet to the TRUE POINT OF BEGINNING; thence  
continuing N.1°30'14"W., 422.30 feet; thence S.8°54'51"E.,  
620.19 feet to the South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$ , at the East  
line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  at the East line of said Bent Avenue;  
thence N.24°02'45"W., 208.65 feet to the True Point of  
Beginning; containing 0.39 acre.

Tract No. 3.

A tract of land lying in the NE $\frac{1}{4}$ SE $\frac{1}{4}$  and in the SE $\frac{1}{4}$ NE $\frac{1}{4}$  of  
Section 3, Township 23 South, Range 52 West., 6th P.M., and  
more particularly described as follows: Beginning at the  
intersection of the South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  and the West  
Right-of-Way line of U.S. Highway No. 50 (Bent Avenue) as  
shown on the recorded plat of Las Animas; thence N.1°30'14"  
W. along said West Right-of-Way line, 613.64 feet to the  
TRUE POINT OF BEGINNING; thence continuing N.1°30'14"W.,  
1242.05 feet; thence S.3°58'13"E., 1858.78 feet to the  
South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  at the East line of said Bent  
Avenue; thence N.8°54'51"E., 620.19 feet to the True Point  
of Beginning; containing 1.14 acres.

Tract No. 4

A tract of land lying in the NE $\frac{1}{4}$ SE $\frac{1}{4}$  and in the SE $\frac{1}{4}$ NE $\frac{1}{4}$   
of Section 3, Township 23 South, Range 52 West, 6th P.M.  
and more particularly described as follows: Beginning at  
the intersection of the South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  and  
the West Right-of-Way line of U.S. Highway No. 50 (Bent  
Avenue) as shown on the recorded plat of Las Animas;  
thence N.1°30'14"W. along said West Right-of-Way line  
1855.69 feet to the TRUE POINT OF BEGINNING; thence  
continuing N.1°30'14"W., 392.3 feet more or less to its  
intersection with the Southerly Right-of-Way line of the

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U.S. Army Corp of Engineers flood control levee; thence N.84°07'51"E. along said Right-of-Way line, 650.36 feet more or less to the Northwest corner of Golf Course; thence S.1°30'14"E. 733.81 feet to South Right-of-Way line of public road; thence S.89°53'54"W., 476.6 feet more or less to the Easterly Right-of-Way line of U.S. Highway No. 50; thence Southwesterly along said Highway Right-of-Way line 508 feet more or less to the East line of Bent Avenue; thence S.1°30'14" along said East line, 1077.2 feet more or less to the South line of said NE¼SE¼; thence N.3°58'13"W., 1858.78 feet to the True point of Beginning, containing 12.19 acre more or less.

and,

WHEREAS, the City Council of the City of Las Animas has determined that the applicable requirements of Sections 31-12-104, 31-12-105, 31-12-106 and 31-12-107, C.R.S., as amended, have been met, and

WHEREAS, the City Council has determined that a public hearing as required under 31-12-108, C.R.S., as amended, is not required, and

WHEREAS, the City Council has determined that an election is not required under 31-12-107(2), C.R.S., as amended, and

WHEREAS, The City Council has determined that additional terms and conditions to the annexation shall not be imposed, and

WHEREAS, it has been determined by the City Council of the City of Las Animas, Colorado, that it is in the best interest of the City of Las Animas and the citizens of the area proposed to be annexed for such an annexation to be approved, and

WHEREAS, THE Las Animas City Council and the Board of County Commissioners of Bent County, Colorado, have agreed that an annexation impact report as required by 31-12-108.5 C.R.S.

on the subject annexation may be waived.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAS ANIMAS, COLORADO:

That the following described property is hereby annexed and made a part of the City of Las Animas, Colorado:

Tract No. 1.

A tract of land lying in Bent County, Colorado in the NE $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 3, Township 23 South, Range 52 West, 6th P.M., and more particularly described as follows: Beginning at the intersection of the South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  and the West Right-of-Way line of U.S. Highway 50 (Bent Avenue) as shown on the recorded plat of Las Animas; thence N.1°30'14"W. along said West Right-of-Way line, 191.34 feet; thence S.24°02'45"E., 208.65 feet to the South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  at the East line of said Bent Avenue; thence N.89°28'40"W., 80.00 feet to the point of beginning; containing 0.18 acre.

Tract No. 2.

A tract of land lying in Bent County, Colorado in the NE $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 3, Township 23 South, Range 52 West, 6th P.M., and more particularly described as follows: Beginning at the intersection of the South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  and the West Right-of-Way line of U.S. Highway 50 (Bent Avenue) as shown on the recorded plat of Las Animas; thence N.1°30'14"W. along said West Right-of-Way line, 191.34 feet to the TRUE POINT OF BEGINNING; thence continuing N.1°30'14"W., 422.30 feet; thence S.8°54'51"E., 620.19 feet to the South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$ , at the East line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  at the East line of said Bent Avenue; thence N.24°02'45"W., 208.65 feet to the True Point of Beginning; containing 0.39 acre.

Tract No. 3.

A tract of land lying in the NE $\frac{1}{4}$ SE $\frac{1}{4}$  and in the SE $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 3, Township 23 South, Range 52 West., 6th P.M., and more particularly described as follows: Beginning at the intersection of the South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  and the West Right-of-Way line of U.S. Highway No. 50 (Bent Avenue) as shown on the recorded plat of Las Animas; thence N.1°30'14" W. along said West Right-of-Way line, 613.64 feet to the TRUE POINT OF BEGINNING; thence continuing N.1°30'14"W.,

1242.05 feet; thence S.3°58'13"E., 1858.78 feet to the South line of said NE½SE½ at the East line of said Bent Avenue; thence N.8°54'51"E., 620.19 feet to the True Point of Beginning; containing 1.14 acres.

Tract No. 4

A tract of land lying in the NE½SE½ and in the SE½NE½ of Section 3, Township 23 South, Range 52 West, 6th P.M. and more particularly described as follows: Beginning at the intersection of the South line of said NE½SE½ and the West Right-of-Way line of U.S. Highway No. 50 (Bent Avenue) as shown on the recorded plat of Las Animas; thence N.1°30'14"W. along said West Right-of-Way line 1855.69 feet to the TRUE POINT OF BEGINNING; thence continuing N.1°30'14"W., 392.3 feet more or less to its intersection with the Southerly Right-of-Way line of the U.S. Army Corps of Engineers flood control levee; thence N.84°07'51"E. along said Right-of-Way line, 650.36 feet more or less to the Northwest corner of Golf Course; thence S.1°30'14"E. 733.81 feet to South Right-of-Way line of public road; thence S.89°53'54"W., 476.6 feet more or less to the Easterly Right-of-Way line of U.S. Highway No. 50; thence Southwesterly along said Highway Right-of-Way line 508 feet more or less to the East line of Bent Avenue; thence S.1°30'14" along said East line, 1077.2 feet more or less to the South line of said NE½SE½; thence N.3°58'13"W., 1858.78 feet to the True point of Beginning, containing 12.19 acre more or less.

INTRODUCED, APPROVED ON FIRST READING AND ORDERED PUBLISHED  
IN ITS ENTIRETY THIS 6<sup>th</sup> DAY OF OCTOBER, 1987.

ADOPTED ON SECOND READING AND ORDERED PUBLISHED BY TITLE  
ONLY THIS 3<sup>rd</sup> DAY OF Nov., 1987.



*Leonard Hudnall*

LEONARD HUDNALL, Mayor

*Lila M. Maupin*

LILA M. MAUPIN, City Clerk

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