

RESOLUTION NO.

15-01
Series of 2015

TITLE: A RESOLUTION GRANTING A LIMITED EXEMPTION FROM THE PROVISIONS OF ARTICLE 6 OF CHAPTER 16 OF THE HUDSON MUNICIPAL CODE

WHEREAS, Section 16-86(h) of the Hudson Municipal Code authorizes the Board of Trustees to exempt from the definition of the term “subdivision” or “subdivided land” any division of land not within the purpose of the subdivision regulations of the Town;

WHEREAS, the property owner of the property contemplated to be included within the LLA Metropolitan District Nos. 1 and 2, and the Eastern Corridor Metropolitan District (the districts to be referred to collectively as the “Districts”, and the property to be referred to as the “Land Property”), the formation of the Districts which is to be considered by the Town within sixty (60) days of the effective date of the annexation of the Land Property, requires that certain parcels of property be created within the proposed Districts;

WHEREAS, the owner of the Land Property therefore desires to convey certain parcels of land all consisting of less than one (1) acre in size, the description of which is attached hereto as **Exhibit A**, and incorporated herein by this reference (the “Directors’ Parcels”), in order to create additional parcels for the sole purpose of governance of the proposed Districts; and

WHEREAS, the Town desires to authorize the conveyance of the Directors’ Parcels for the limited purpose set forth herein, so long as no development whatsoever is contemplated on the Directors’ Parcels unless and until the properties obtain formal subdivision and/or site plan approval.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF HUDSON, COLORADO, AS FOLLOWS:

Section 1. Findings and Intent. The above and foregoing recitals are incorporated herein by reference and adopted as findings and determinations of the Board of Trustees of the Town of Hudson.

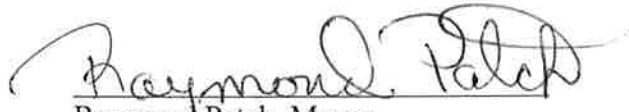
Section 2. Partial Exemption. The Board of Trustees finds and determines that a limited exemption from the provisions of Article 6 of Chapter 16 of the Hudson Municipal Code is hereby granted pursuant to Section 16-86(h) as follows:

- A. A partial exemption is hereby granted to allow conveyance of the proposed Directors' Parcels, attached hereto as Exhibit A; and
- B. Such limited exemption is granted pursuant to Section 16-86(h), of the Hudson Municipal Code, but such limited exemption does not authorize any land use whatsoever of the Directors' Parcels without further land use consideration and approval by the Town.



INTRODUCED, READ and PASSED this 7th day of January, 2015.

TOWN OF HUDSON, COLORADO


Raymond Patch, Mayor


Linnette Barker, CMC, Town Clerk

EXHIBIT A

Resolution No. 15-01

Directors' Parcel, LLA Metropolitan District No. 1

Directors' Parcel, LLA Metropolitan District No. 2

Directors' Parcel, Eastern Corridor Metropolitan District



DAVID E. ARCHER & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS & ENGINEERS

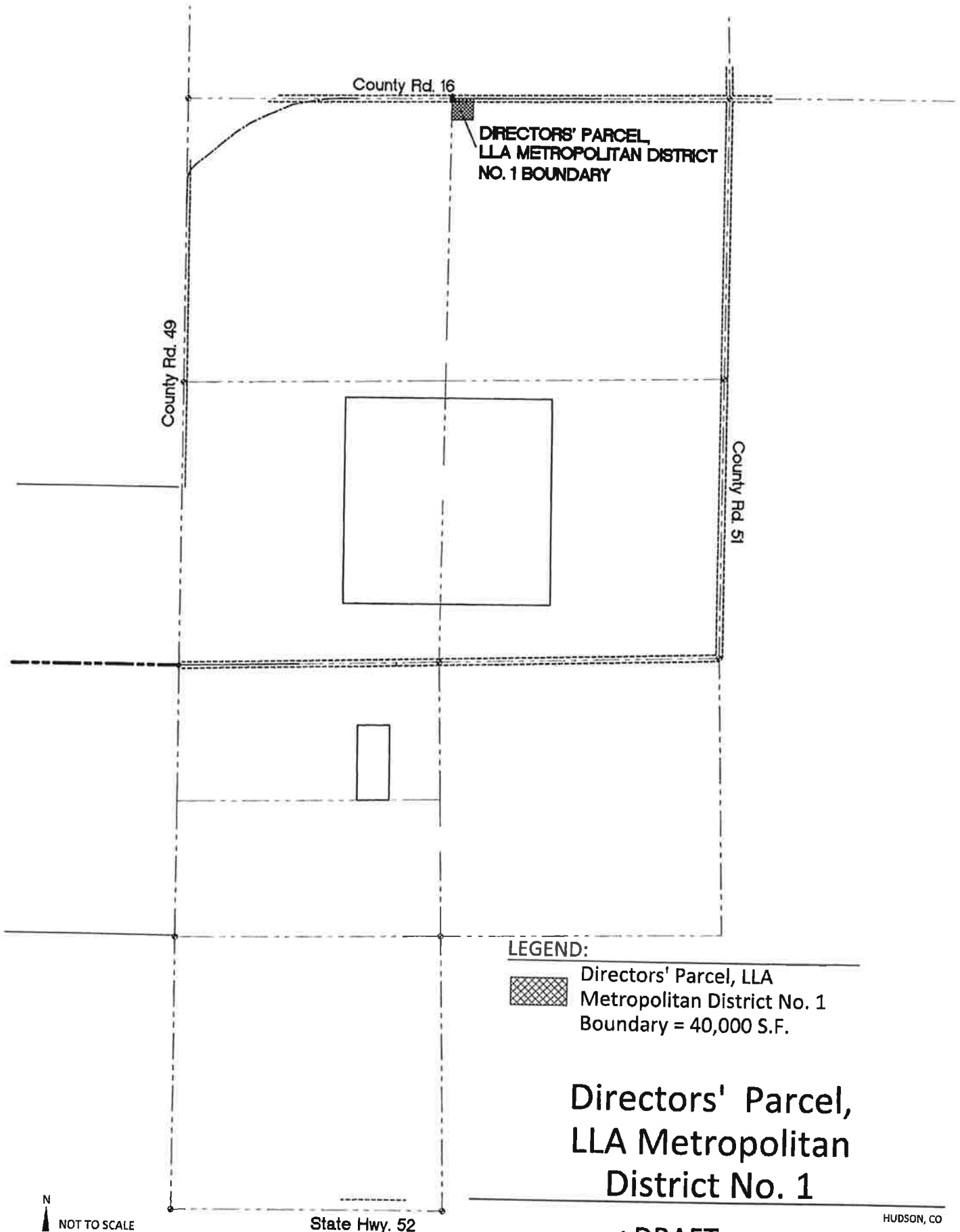
105 Wilcox Street * Castle Rock, CO 80104
PHONE (303) 688-4642 * FAX (303) 688-4675 * karcher@davidearcher.com

Job No. 14-1117
December 5, 2014

DIRECTORS' PARCEL, LLA METROPOLITAN DISTRICT NO.1

PROPERTY DESCRIPTION

The North 200.00 feet of the West 200.00 feet of the Northeast $\frac{1}{4}$ of Section 31,
Township 2 North, Range 64 West of the 6th Principal Meridian, Weld County, Colorado.
Containing 0.92 acres, more or less.




County Rd. 16

DIRECTORS' PARCEL,
LLA METROPOLITAN DISTRICT
NO. 1 BOUNDARY

County Rd. 49

County Rd. 51

LEGEND:

 Directors' Parcel, LLA
Metropolitan District No. 1
Boundary = 40,000 S.F.

**Directors' Parcel,
LLA Metropolitan
District No. 1**

N
NOT TO SCALE

State Hwy. 52

< DRAFT >

HUDSON, CO



DAVID E. ARCHER & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS & ENGINEERS

105 Wilcox Street * Castle Rock, CO 80104
PHONE (303) 688-4642 * FAX (303) 688-4675 * karcher@davidearcher.com

January 8, 2015
Job No. 14-1117

DIRECTORS' PARCEL NO. 2

A tract of land situated in the North $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of Section 31 Township 2 North, Range 64 West of the 6th Principal Meridian, Weld County, Colorado, more particularly described as follows:

Commencing at the Northeast corner of said North $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ and considering the North line of said North $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ to bear S 88°53'15"W with all bearings contained herein relative thereto;

Thence S 88°53'15"W along said North line a distance of 1343.42 feet to the True Point of Beginning;

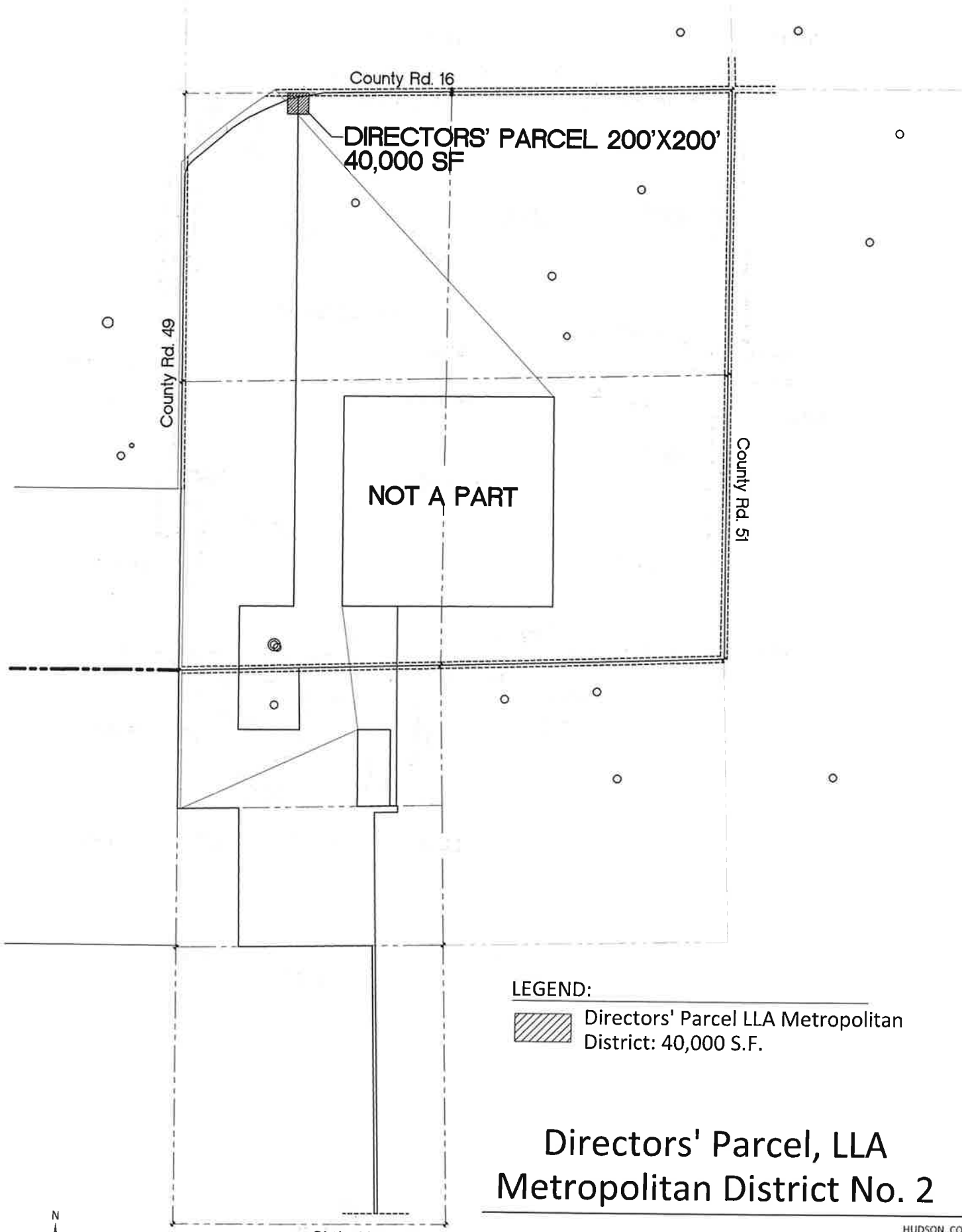
Thence S 88°53'15"W along said North line a distance of 200.00 feet;

Thence S 01°06'45"E a distance of 200.00 feet;


Thence N 88°53'15"E a distance of 200.00 feet;

Thence N 01°06'45"W a distance of 200.00 feet to the Point of Beginning

Containing 0.92 acres, more or less



LEGEND:

 Directors' Parcel LLA Metropolitan District: 40,000 S.F.

**Directors' Parcel, LLA
Metropolitan District No. 2**

N
NOT TO SCALE

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DAVID E. ARCHER & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS & ENGINEERS

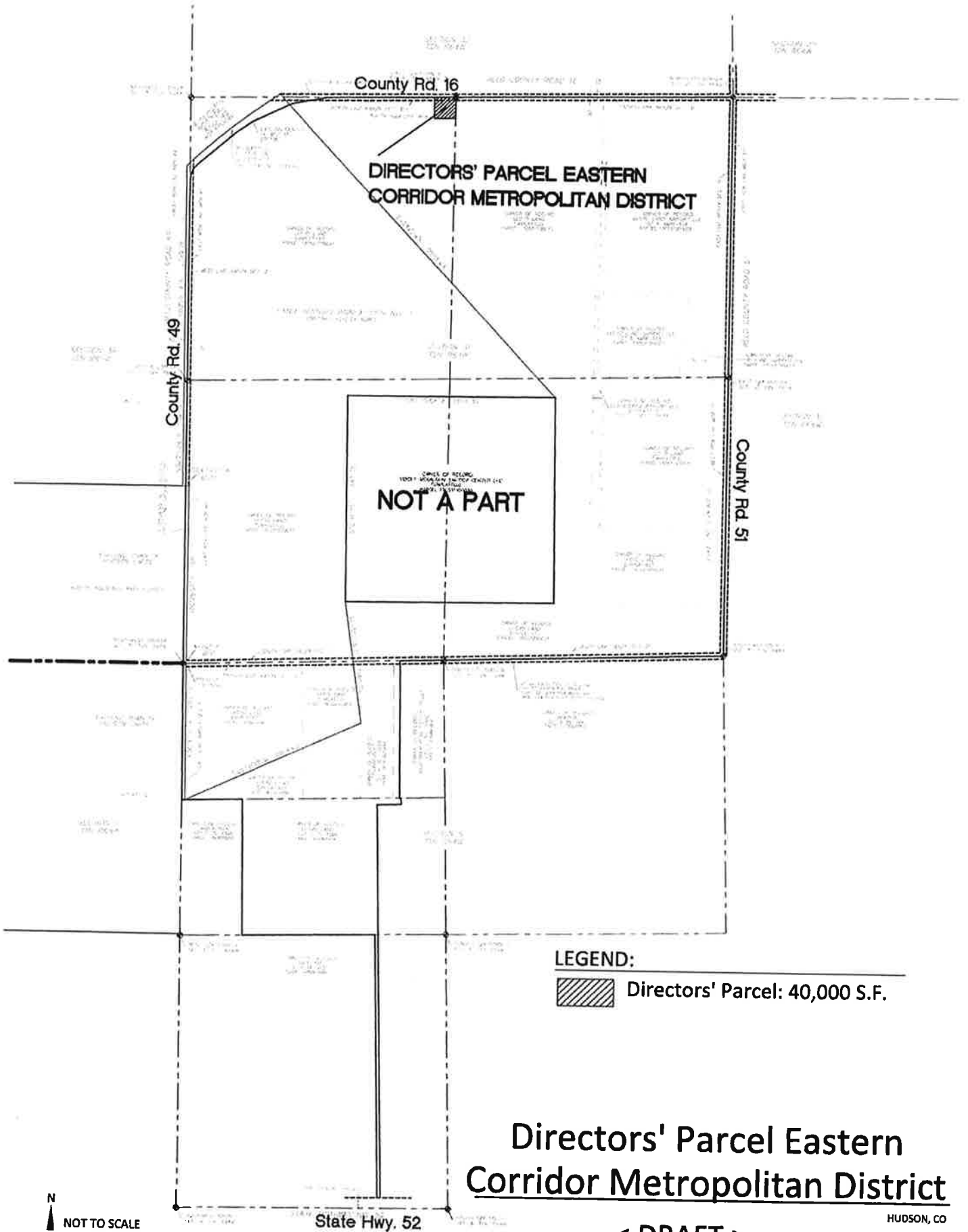
105 Wilcox Street * Castle Rock, CO 80104
PHONE (303) 688-4642 * FAX (303) 688-4675 * karcher@davidearcher.com

Job No. 14-1117
December 5, 2014

DIRECTORS' PARCEL, EASTERN CORRIDOR METROPOLITAN DISTRICT

PROPERTY DESCRIPTION

The North 200.00 feet of the East 200.00 feet of the Northwest $\frac{1}{4}$ of Section 31,
Township 2 North, Range 64 West of the 6th Principal Meridian, Weld County, Colorado.
Containing 0.92 acres, more or less.



County Rd. 16

DIRECTORS' PARCEL EASTERN
CORRIDOR METROPOLITAN DISTRICT

County Rd. 49

NOT A PART

County Rd. 51

LEGEND:



Directors' Parcel: 40,000 S.F.

N
NOT TO SCALE

State Hwy. 52

Directors' Parcel Eastern
Corridor Metropolitan District

< DRAFT >

HUDSON, CO