

**RESOLUTION NO.** \_\_\_\_\_ It was moved by Commissioner \_\_\_\_\_ and duly seconded by Commissioner \_\_\_\_\_ to adopt the following Resolution:

WHEREAS, M4 Developers, Inc., being the owner of the following described real property located within unincorporated Arapahoe County, to wit:

PAD 4, COPPERLEAF FILING NO. 31, COUNTY OF ARAPAHOE, STATE OF COLORADO.

PAD 5, COPPERLEAF FILING NO. 31, COUNTY OF ARAPAHOE, STATE OF COLORADO.

has petitioned the Board of County Commissioners of Arapahoe County, in Case No. VAC25-003, for vacation of the following described Easements:

Ten-foot easement (consisting of two five-foot utility easements)

and

WHEREAS, it appears that the above-described Easement(s) sought to be vacated lie entirely within the County of Arapahoe and that said Easements do not constitute the boundary line of any city or town and unincorporated Arapahoe County within Arapahoe County; and

WHEREAS, it appears the petition to vacate said Easement(s) and the vacation thereof are in compliance with the requirements of the Arapahoe County Land Development Code; and

WHEREAS, it appears that there are no rights of way or easements presently in use across the same, which need to be reserved except as hereinafter delineated.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Arapahoe County as follows:

1. That the following described Easement(s) situate in the unincorporated portion of Arapahoe County and State of Colorado, are hereby vacated, to-wit:

A 10-FOOT-WIDE UTILITY EASEMENT OVER AND ACROSS PADS 4 AND 5, COPPERLEAF FILING NO. 31, AS PLATTED UNDER RECEPTION NO. E5006264 IN THE RECORDS OF THE ARAPAHOE COUNTY CLERK AND RECORDER; SITUATED IN THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 5 SOUTH, RANGE 66 WEST, OF THE SIXTH PRINCIPAL MERIDIAN; COUNTY OF ARAPAHOE, STATE OF COLORADO; BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BASIS OF BEARINGS: THE NORTH LINE OF SAID PAD 4, COPPERLEAF FILING NO. 31, HAVING A PLATTED BEARING OF NORTH 88°12'06" EAST, A DISTANCE OF 304.58 FEET, WITH ALL BEARINGS HEREIN RELATIVE THERETO;

**COMMENCING** AT THE SOUTHEAST CORNER OF SAID PAD 4, COPPERLEAF FILING NO. 31;

THENCE SOUTH 80°47'29" WEST, ALONG THE SOUTH LINE OF SAID PAD 4, A DISTANCE OF 5.07 FEET TO THE **POINT OF BEGINNING**, BEING A POINT ON THE WESTERLY LINE OF A 5-FOOT UTILITY EASEMENT AS PLATTED IN SAID COPPERLEAF FILING NO. 31;

THENCE SOUTH 00°00'33" EAST, ALONG SAID WESTERLY LINE, A DISTANCE OF 5.07 FEET;

THENCE SOUTH 80°47'29" WEST, A DISTANCE OF 19.83 FEET TO THE BEGINNING OF A NONTANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 95.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 09°14'52" EAST;

THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°58'14", AN ARC LENGTH OF 21.50 FEET;

THENCE SOUTH 67°47'02" WEST, A DISTANCE OF 212.50 FEET TO THE BEGINNING OF A NONTANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 1,107.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 70°20'54" EAST, BEING A POINT ON THE EASTERLY BOUNDARY OF A 14-FOOT PUBLIC USE EASEMENT DESCRIBED IN THE DOCUMENT RECORDED UNDER RECEPTION NUMBER E2044684 IS SAID RECORDS;

THENCE NORTHERLY ALONG SAID EASTERLY BOUNDARY AND SAID CURVE THROUGH A CENTRAL ANGLE OF 00°31'06", AN ARC LENGTH OF 10.01 FEET;

THENCE NORTH 67°47'02" EAST, A DISTANCE OF 212.00 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 105.00 FEET;

THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°58'20", AN ARC LENGTH OF 23.77 FEET;

THENCE NORTH 80°47'29" EAST, NON-TANGENT TO SAID CURVE, A DISTANCE OF 21.45 FEET;

THENCE SOUTH 00°00'33" EAST, A DISTANCE OF 5.07 FEET TO THE **POINT OF BEGINNING**.

CONTAINING AN AREA OF 0.059 ACRES (2,555 SQUARE FEET), MORE OR LESS.

ILLUSTRATION ATTACHED AND MADE A PART HEREOF.

2. That the Arapahoe County Clerk and Recorder is hereby directed to send a certified copy of this vacation resolution to the Planning Division of the Department of Public Works and Development for recording.
3. That the Board of County Commissioners hereby directs that a certified copy of this Resolution be delivered to the Arapahoe County Assessor and the Planning Division of the Public Works and Development Department for appropriate action as required.

The vote was:

Commissioner Baker, \_\_\_; Commissioner Campbell, \_\_\_; Commissioner Fields, \_\_\_; Commissioner Summey, \_\_\_; Commissioner Warren-Gully, \_\_\_.

The Chair declared the motion carried and so ordered.