

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

WHEREAS, **PCY Holdings**, being the owner of the following described real property located within unincorporated Arapahoe County, to wit:

SKY RANCH FILING No. 7- BLOCK 8

has petitioned the Board of County Commissioners of Arapahoe County ("Board"), in Case No. **VAC25-004**, for vacation of the following described Easements:

Two Utility Easements and one Drainage and Access Easement

and

WHEREAS, the above described Easement(s) sought to be vacated **lay** 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, 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, there are no rights of way or easements presently in use across the same which need 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:

UTILITY EASEMENT EXHIBIT A: A UTILITY EASEMENT VACATION, HAVING BEEN ORIGINALLY DEDICATED AS PART OF SKY RANCH SUBDIVISION FILING NO. 7, AS RECORDED IN THE RECORDS OF THE ARAPAHOE COUNTY CLERK AND RECORDER AT RECEPTION NO. E4078067. SITUATED IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 4 SOUTH, RANGE 65 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ARAPAHOE, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 10, BEING MONUMENTED BY A FOUND 2-1/2 INCH DIAMETER ALUMINUM CAP, STAMPED WESTWOOD T4S R65W S4/S3/S9/S10 2024 PLS 38474, IN A RANGE BOX, FROM WHICH THE NORTH QUARTER CORNER OF SAID SECTION 10, BEING MONUMENTED BY A FOUND 2-1/2 INCH DIAMETER ALUMINUM CAP, STAMPED WESTWOOD T4S R65W S3/S10 2024 PLS 38474, BEARS NORTH 89°45'05" EAST, A DISTANCE OF 2649.42 FEET, IN ACCORDANCE WITH THE RECORDED PLAT

OF SAID SKY RANCH SUBDIVISION FILING NO. 7, WITH ALL BEARINGS CONTAINED HEREIN BEING RELATIVE THERETO;

THENCE SOUTH 59°52'36" WEST, A DISTANCE OF 2236.11 FEET, TO THE EAST RIGHT-OF-WAY OF NORTH CARRIE COURT, AS DEPICTED ON SAID SKY RANCH SUBDIVISION FILING NO. 7, AND THE **POINT OF**

BEGINNING:

THENCE DEPARTING SAID RIGHT-OF-WAY, NORTH 89°45'06" EAST, A DISTANCE OF 470.00 FEET, TO THE WEST RIGHT-OF-WAY NORTH DEER PARK STREET, AS DEPICTED ON SAIS SKY RANCH SUDIVISION FILING NO. 7:

THENCE SOUTH 00°14'54" EAST, ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 10.00 FEET:

THENCE DEPARTING SAID RIGHT-OF-WAY, SOUTH 89°45'06" WEST, A DISTANCE OF 470.00 FEET, TO SAIS EAST RIGHT-OF-WAY:

THENCE NORTH 00°14'54" WEST, ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 10.00 FEET, TO THE **POINT OF BEGINNING.**

SAID PARCEL CONTAINING A CALCULATED AREA OF 4,700 SQUARE FEET OR 0.108 ACRE, MORE OR LESS, AND BEING SUBJECT TO ANY EXISTING EASEMENTS AND/OR RIGHTS OF WAY OF WHATSOEVER NATURE.

THE LINEAL UNIT USED IN THE PREPARATION OF THIS LEGAL DESCRIPTION IS THE U.S. SURVEY FOOT AS DEFINED BY THE UNITED STATES DEPARTMENT OF COMMERCE, NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY.

DRAINAGE AND ACCESS EASEMENT EXHIBIT B: A DRAINAGE AND ACCESS EASEMENT VACATION, HAVING BEEN ORIGINALLY DEDICATED AS PART OF SKY RANCH SUBDIVISION FILING NO. 7, AS RECORDED IN THE RECORDS OF THE ARAPAHOE COUNTY CLERK AND RECORDER AT RECEPTION NO. E4078067. SITUATED IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 4 SOUTH, RANGE 65 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ARAPAHOE, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 10, BEING MONUMENTED BY A FOUND 2-1/2 INCH DIAMETER ALUMINUM CAP, STAMPED WESTWOOD T4S R65W S4/S3/S9/S10 2024 PLS 38474, IN A RANGE BOX, FROM WHICH THE NORTH QUARTER CORNER OF SAID SECTION 10, BEING MONUMENTED BY A FOUND 2-1/2 INCH DIAMETER ALUMINUM CAP, STAMPED WESTWOOD T4S R65W S3/S10 2024 PLS 38474,

BEARS NORTH 89°45'05" EAST, A DISTANCE OF 2649.42 FEET, IN ACCORDANCE WITH THE RECORDED PLAT OF SAID SKY RANCH SUBDIVISION FILING NO. 7, WITH ALL BEARINGS CONTAINED HEREIN BEING RELATIVE THERETO;

THENCE SOUTH 59°39'22" WEST, A DISTANCE OF 2241.18 FEET, TO THE EAST RIGHT-OF-WAY OF NORTH CARRIE COURT, AS DEPICTED ON SAID SKY RANCH SUBDIVISION FILING NO. 7, AND THE **POINT OF**

BEGINNING:

THENCE DEPARTING SAID RIGHT-OF-WAY, NORTH 89°45'06" EAST, A DISTANCE OF 470.00 FEET, TO THE WEST RIGHT-OF-WAY OF NORTH DEER PARK STREET, AS DEPICTED ON SAID SKY RANCH SUBDIVISION FILING NO. 7:

THENCE SOUTH 00°14'54" EAST, ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 20.00 FEET:

THENCE DEPARTING SAID RIGHT-OF-WAY, SOUTH 89°45'06" WEST, A DISTANCE OF 470.00 FEET, TO SAID EAST RIGHT-OF-WAY:

THENCE NORTH 00°14'54" WEST, ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 20.00 FEET, TO THE **POINT**

OF BEGINNING.

SAID PARCEL CONTAINING A CALCULATED AREA OF 9,400 SQUARE FEET OR 0.216 ACRE, MORE OR LESS, AND BEING SUBJECT TO ANY EXISTING EASEMENTS AND/OR RIGHTS OF WAY OF WHATSOEVER NATURE.

THE LINEAL UNIT USED IN THE PREPARATION OF THIS LEGAL DESCRIPTION IS THE U.S. SURVEY FOOT AS DEFINED BY THE UNITED STATES DEPARTMENT OF COMMERCE, NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY.

UTILITY EASEMENT EXHIBIT C: A UTILITY EASEMENT VACATION, HAVING BEEN ORIGINALLY DEDICATED AS PART OF SKY RANCH SUBDIVISION FILING NO. 7, AS RECORDED IN THE RECORDS OF THE ARAPAHOE COUNTY CLERK AND RECORDER AT RECEPTION NO. E4078067, SITUATED IN THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 4 SOUTH, RANGE 65 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ARAPAHOE, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 10, BEING MONUMENTED BY A FOUND 2-1/2 INCH DIAMETER ALUMINUM CAP, STAMPED WESTWOOD T4S R65W S4/S3/S9/S10 2024 PLS 38474, IN A RANGE BOX, FROM WHICH THE NORTH QUARTER CORNER OF SAID SECTION 10, BEING MONUMENTED BY A FOUND 2-1/2 INCH DIAMETER ALUMINUM CAP, STAMPED WESTWOOD T4S R65W S3/S10 2024 PLS 38474,

BEARS NORTH 89°45'05" EAST, A DISTANCE OF 2649.42 FEET, IN ACCORDANCE WITH THE RECORDED PLAT OF SAID SKY RANCH SUBDIVISION FILING NO. 7, WITH ALL BEARINGS CONTAINED HEREIN BEING RELATIVE THERETO;
THENCE SOUTH 59°13'05" WEST, A DISTANCE OF 2251.43 FEET, TO THE EAST RIGHT-OF-WAY OF NORTH CARRIE COURT, AS DEPICTED ON SAID SKY RANCH SUBDIVISION FILING NO. 7, AND THE POINT OF BEGINNING:
THENCE DEPARTING SAID RIGHT-OF-WAY, NORTH 89°45'06" EAST, A DISTANCE OF 470.00 FEET, TO THE WEST RIGHT-OF-WAY OF NORTH DEER PARK STREET, AS DEPICTED ON SAID SKY RANCH SUBDIVISION FILING NO. 7:
THENCE SOUTH 00°14'54" EAST, ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 10.00 FEET:
THENCE DEPARTING SAID RIGHT-OF-WAY, SOUTH 89°45'06" WEST, A DISTANCE OF 470.00 FEET, TO SAID EAST RIGHT-OF-WAY:
THENCE NORTH 00°14'54" WEST, ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 10.00 FEET, TO THE POINT OF BEGINNING.
SAID PARCEL CONTAINING A CALCULATED AREA OF 4,700 SQUARE FEET OR 0.108 ACRE, MORE OR LESS, AND BEING SUBJECT TO ANY EXISTING EASEMENTS AND/OR RIGHTS OF WAY OF WHATSOEVER NATURE.
THE LINEAL UNIT USED IN THE PREPARATION OF THIS LEGAL DESCRIPTION IS THE U.S. SURVEY FOOT AS DEFINED BY THE UNITED STATES DEPARTMENT OF COMMERCE, NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY.

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.
4. The County Attorney is authorized to make appropriate modifications to this Resolution and the underlying document(s), as needed, to correct errors and omissions, and to accurately reflect the matters presented to the Board and to record and clarify, as necessary, the Board's action.

The vote was:

Commissioner Baker, ___; Commissioner Campbell, ___; Commissioner Fields, ___;
Commissioner Summey, ____; Commissioner Warren-Gully, ___.

The Chair declared the motion carried and so ordered.