



ACCEPTANCE OF DRAINAGE EASEMENT AND ACCESS TO DRAINAGE EASEMENT

RESOLUTION NO. _____ It was moved by Commissioner _____ and duly seconded by Commissioner _____ to accept, upon recommendation of the County's Case Engineer and Director of the Public Works and Development Department, the Uniform Easement Deed and Revocable Storm Drainage License Agreement for the Easements within Lot 2, Block 1, Dove Valley Business Park Subdivision Filing No. 26, County of Arapahoe, State of Colorado, dated July 14, 2022 and September 8, 2022, granted by DC, LLC., conveying the following real property interest to the County:

LEGAL DESCRIPTION:

DRAINAGE EASEMENT

A PARCEL OF LAND LOCATED IN LOT 2, BLOCK 1, DOVE VALLEY BUSINESS PARK SUBDIVISION FILING NO. 26, AS RECORDED AT RECEPTION NO. E1096128 OF THE ARAPAHOE COUNTY RECORDS, LOCATED IN THE NORTHWEST ONE-QUARTER OF SECTION 36, TOWNSHIP 5 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ARAPAHOE, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH 1/4 CORNER OF SAID SECTION 36, WHENCE THE SOUTH 1/4 CORNER OF SAID SECTION 36 BEARS S01°47'36"W, A DISTANCE OF 5292.86 FEET, PER SAID DOVE VALLEY BUSINESS PARK SUBDIVISION FILING NO. 26, ON WHICH ALL BEARINGS HEREON ARE BASED;

THENCE S35°14'30"W, A DISTANCE OF 1420.26 FEET TO THE POINT OF BEGINNING;

THENCE S72°10'46"W, A DISTANCE OF 16.00 FEET;

THENCE N17°49'14"W, A DISTANCE OF 171.34 FEET;

THENCE N03°00'15"E, A DISTANCE OF 76.67 FEET;

THENCE N54°33'35"E, A DISTANCE OF 27.68 FEET;

THENCE N41°46'32"W, A DISTANCE OF 30.86 FEET;

THENCE ALONG THE NORTHWESTERLY LINE OF SAID LOT 2, N54°33'35"E, A DISTANCE OF 20.12 FEET;

THENCE S41°46'32"E, A DISTANCE OF 30.86 FEET;

THENCE N54°33'35"E, A DISTANCE OF 9.25 FEET;

THENCE S41°08'41"E, A DISTANCE OF 80.39 FEET;

THENCE S60°24'15"W, A DISTANCE OF 99.56 FEET;

THENCE S17°49'14"E, A DISTANCE OF 166.14 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 9,875 SQUARE FEET OR 0.226 ACRES, MORE OR LESS.



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COMMENCING AT THE NORTH 1/4 CORNER OF SAID SECTION 36, WHENCE THE SOUTH 1/4 CORNER OF SAID SECTION 36 BEARS S01°47'36"W, A DISTANCE OF 5292.86 FEET, PER SAID DOVE VALLEY BUSINESS PARK SUBDIVISION FILING NO. 26, ON WHICH ALL BEARINGS HEREON ARE BASED;

THENCE S26°17'46"W, A DISTANCE OF 1426.00 FEET TO THE POINT OF BEGINNING;

THENCE ALONG THE SOUTHEASTERLY LINE OF SAID LOT 2, 16.00 FEET ON A CURVE TO THE RIGHT HAVING A RADIUS OF 400.00 FEET, A CENTRAL ANGLE OF 02°17'31", WITH A CHORD BEARING S53°45'55"W AND A CHORD LENGTH OF 16.00 FEET;

THENCE N36°33'06"W, A DISTANCE OF 41.60 FEET;

THENCE S59°12'11"W, A DISTANCE OF 58.99 FEET;

THENCE S69°40'23"W, A DISTANCE OF 56.56 FEET;

THENCE N17°49'14"W, A DISTANCE OF 313.73 FEET;

THENCE N72°10'46"E, A DISTANCE OF 16.00 FEET;

THENCE S17°49'14"E, A DISTANCE OF 297.01 FEET;

THENCE N69°40'23"E, A DISTANCE OF 38.38 FEET;

THENCE N59°12'11"E, A DISTANCE OF 72.00 FEET;

THENCE S36°33'06"E, A DISTANCE OF 56.16 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 7,476 SQUARE FEET OR 0.171 ACRES, MORE OR LESS.

The Easements shall be used in connection with Arapahoe County Case No. ASP21-010, and known as Dove Valley Bs Pk #26 Paonia Building, and are accepted for the easement purposes expressed in the instrument.

Unless expressly stated in the instrument, Arapahoe County does not accept any interest in the property, including any responsibility for maintenance, repair, decontamination, cleanup, or hazardous material response on any portion of the real estate other than the improvements installed by or for Arapahoe



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County.

Authorization is hereby given to the Director of the Department of Public Works and Development to execute the subject easements on behalf of the Board of County Commissioners.

VOTE

The vote was:

Commissioner Baker, ; Commissioner Holen, ; Commissioner Jackson, ; Commissioner Sharpe, ;
Commissioner Warren-Gully, .

The Chair declared the motion carried and so ordered.