

ORDINANCE NO. 1101

AN ORDINANCE REZONING REAL PROPERTY KNOWN AS THE SEVY ANNEXATION HERETOFORE ZONED T-TRANSITIONAL BY THE TOWN OF BERTHOUD, LARIMER AND WELD COUNTIES, COLORADO.

Section 1.

WHEREAS, the applicant has submitted an application for rezoning and paid the attendant fee and the owner of the property has requested the Town of Berthoud to rezone the property.

Section 2.

WHEREAS, pursuant to the Planning and Zoning Ordinances of the Town of Berthoud, the Board of Trustees determines that the hereinafter-described area of the Town requires rezoning.

BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF BERTHOUD, LARIMER AND WELD COUNTIES, COLORADO:

Section 3.

The property described on Exhibit "A" attached hereto and incorporated herein by reference and known as the Sevy Annexation being a portion of the Town of Berthoud, Larimer County, Colorado, is rezoned from T-Transitional to R-2 - Limited Multi-Family.

Section 4. Effective Date:

The Board of Trustees of the Town of Berthoud herewith finds, determines and designates that this Ordinance shall take effect and be in force 30 days after publication.

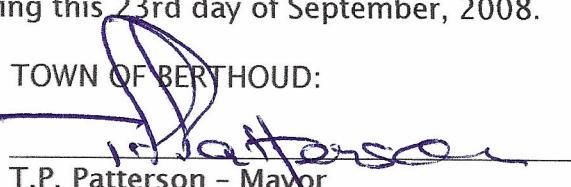
At its meeting August 5th, 2008, a public hearing was set by the Board of Trustees of the Town of Berthoud for its meeting held on the 23rd day of September, 2008. After the public hearing, this Ordinance was read, passed and ordered published by the Board of Trustees at its meeting this 23rd day of September, 2008.

ATTEST:

  
Mary K. Cowdin - Town Clerk

Published: 10-2-08

TOWN OF BERTHOUD:

  
T.P. Patterson - Mayor

  
R.B. Fickel

R. B. Fickel, Town Attorney

RECEPTION #: 20080068403, 11/03/2008 at  
08:40:25 AM,  
1 OF 1, R \$11.00 TD Pgs: 0  
Scott Doyle, Larimer County, CO

✓ TOWN OF BERTHOUD  
PLANNING DEPT  
PO BOX 1229  
BERTHOUD CO 80513

## EXHIBIT "A"

Lot 1, Second Amended Schneider Exemption S-121-78 & Weber Boundary Line Adjustment File #06-S2594, situate in the Northwest Quarter of Section 13, Township 4 North, Range 69 West of the 6th Principal Meridian, County of Larimer, State of Colorado, more particularly described as follows:

Considering the North line of said Lot 1 as bearing South 89°43'51" East and with all bearings contained herein relative thereto;

Beginning at the Northwest corner of said Section 13, thence along the West line of the Northwest Quarter of said Section 13 South 00°00'05" East 369.79 feet to the Northwest corner of said Lot 1 and the TRUE POINT OF BEGINNING; thence departing said West line and along the North line of said Lot 1 South 89°43'51" East 340.19 feet to the Northeast corner of said Lot 1; thence along the East line of said Lot 1 South 00°01'51" West 317.41 feet to the Southeast corner of said Lot 1; thence along the South line of said Lot 1 South 88°19'12" West 340.15 feet to the Southwest corner of said Lot 1; thence along the West line of said Lot 1 North 00°00'05" West 328.98 feet to the Northwest corner of said Lot 1 and the TRUE POINT OF BEGINNING.

The above-described parcel contains 2.52 acres, more or less, and is subject to any existing easements and/or rights of way of record.