

**Ordinance 5-1, Series 2016**

**AN ORDINANCE VACATING A PORTION OF MAIN STREET RIGHT OF WAY**

WHEREAS, portions of Main Street within the Town of Jamestown, County of Boulder, State of Colorado, as shown on the plat recorded in the office of the Boulder County Clerk and Recorder and adjacent to lots 1, 2, 3, 4 and 5 located in the North Half of Section 30, Township 2 North, Range 71, West of the 6<sup>th</sup> P.M., and more specifically described in the attached Exhibits as:

- Parcel A: 2,159 square feet
- Parcel B: 2,340 square feet and
- Parcel C: 1,208 square feet

Which collectively total 5,707 square feet, and which are not required as a thoroughfare for the public or for any other public use; and

WHEREAS, none of the parcels constitutes a boundary between two counties, towns or cities and all are located within the corporate limits of the Town of Jamestown; and

WHEREAS, Parcels A, B, and C (as described above) have been sold to Matthew J. Kohlhaas and Julie Constantine pursuant to Ordinance 3-02, Series 2016, as approved by the Jamestown Town Board on March 2, 2016; and

WHEREAS, no land adjoining Main Street will be left, in the event the parcels are vacated, without an established public road or private access easement connecting such land with another established public road; and

WHEREAS, vacation of these parcels is in accordance with procedures set forth in Colorado Revised Statutes, Section 43-2-301, et seq.; and

WHEREAS, vacation of these parcels is in the best interest of the Town and its citizens; and

**NOW, THEREFORE BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF JAMESTOWN, COLORADO:**

Section 1. Portions of Main Street as specifically defined in attached Exhibits "A" "B" and "C" are hereby vacated and as approved by Ordinance 3-2, Series 2016 and in accordance with State Law, the title thereto shall vest in the owner of the abutting property.

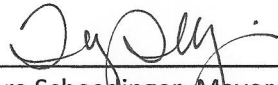
Section 2. All existing easements for public utilities shall not be altered or amended by virtue of this Ordinance.

Section 3. The Mayor of the Town is hereby authorized to execute such documents as may be necessary to evidence the vacation of the portions of Main Street as described in the attached Exhibits, and record the vacation as required by C.R.S. 43-1-202.7.


Section 4. All costs associated with the vacation of these parcels shall be paid by the owners of lots 1-5; including but not limited to recording fees, publishing costs, and any other legal or administrative expenses necessary to complete the vacation.

INTRODUCED, READ, ADOPTED, APPROVED, AND ORDERED PUBLISHED BY TITLE THIS 16<sup>TH</sup> DAY OF MAY, 2016.

TOWN OF JAMESTOWN, COLORADO

  
\_\_\_\_\_  
Tara Schoedinger, Mayor

Attest:

  
~~Vic Harris, Mayor Pro-Tem~~  
Chris Krolick, Interim Town Clerk

# EXHIBIT "A"

LOCATED IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 NORTH,  
RANGE 71 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
JAMESTOWN, COUNTY OF BOULDER, STATE OF COLORADO

SHEET 1 OF 2

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 NORTH, RANGE 71 WEST OF THE 6TH P.M., JAMESTOWN, COUNTY OF BOULDER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

CONSIDERING THE NORTH RIGHT OF WAY LINE OF MAIN STREET TO BEAR NORTH 52°26'53" WEST, A DISTANCE OF 729.68 FEET BETWEEN TWO FOUND #5 REBAR WITH 1 1/2" ALUMINUM CAPS "FLATIRONS SURV. 16406" ONE LOCATED AT THE SOUTHWEST CORNER OF LOT 17, BLOCK 8 AND THE OTHER LOCATED AT THE NORTHEAST INTERSECTION OF MAIN STREET AND 13TH STREET, WITH ALL BEARINGS CONTAINED HEREIN BEING RELATIVE THERETO.

COMMENCING AT THE NORTHEAST INTERSECTION OF 13TH STREET AND MAIN STREET; THENCE ALONG THE NORTH RIGHT OF WAY LINE OF MAIN STREET NORTH 52°26'53" WEST, A DISTANCE OF 67.70 FEET TO THE POINT OF BEGINNING; THENCE DEPARTING SAID NORTH RIGHT OF WAY LINE SOUTH 37°33'07" WEST, A DISTANCE OF 24.20 FEET; THENCE ALONG A LINE 24.2 FEET SOUTH OF AND PARALLEL WITH THE NORTH RIGHT OF WAY LINE OF MAIN STREET NORTH 52°26'53" WEST, A DISTANCE OF 89.14 FEET; THENCE NORTH 37°13'48" EAST, A DISTANCE OF 24.20 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF MAIN STREET; THENCE ALONG SAID NORTH RIGHT OF WAY LINE SOUTH 52°26'53" EAST, A DISTANCE OF 89.28 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 2,159 SQ.FT. OR 0.05 ACRES, MORE OR LESS.

I, JOHN B. GUYTON, A LAND SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY STATE FOR AND ON BEHALF OF FLATIRONS, INC., THAT THIS PARCEL DESCRIPTION AND ATTACHED EXHIBIT, BEING MADE A PART THEREOF, WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE AT THE REQUEST OF THE CLIENT AND IS NOT INTENDED TO REPRESENT A MONUMENTED LAND SURVEY OR SUBDIVIDE LAND IN VIOLATION OF STATE STATUTE.

JOHN B. GUYTON  
COLORADO P.L.S. #16406  
CHAIRMAN/CEO, FLATIRONS,



SI JOB NO. 16-67,029

JOB NUMBER: 16-67,029  
DRAWN BY: B. SWIFT  
DATE: FEBRUARY 23, 2016

THIS IS NOT A "LAND SURVEY PLAT" OR "IMPROVEMENT SURVEY PLAT" AND THIS EXHIBIT IS NOT INTENDED FOR PURPOSES OF TRANSFER OF TITLE OR SUBDIVISIONS OF LAND. RECORD INFORMATION SHOWN HEREON IS BASED ON INFORMATION PROVIDED BY CLIENT.

**Flatirons, Inc.**  
Surveying, Engineering & Geomatics  
 3825 IRIS AVE, STE 395  
BOULDER, CO 80301  
PH: (303) 443-7001  
FAX: (303) 443-9830  
[www.FlatironsInc.com](http://www.FlatironsInc.com)

# EXHIBIT "A"

LOCATED IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 NORTH,  
RANGE 71 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
JAMESTOWN, COUNTY OF BOULDER, STATE OF COLORADO

SHEET 2 OF 2

FOUND #5 REBAR W/ 1 1/2"  
ALUM CAP "FLATIRONS SURV. 16406"

LOTS 1 & 2  
BLOCK 8

N37°13'48"E  
24.20'

BASIS OF BEARINGS  
N52°26'53"W 729.68'  
S52°26'53"E 89.28'

PARCEL

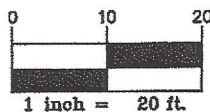
N52°26'53"W 89.14'  
MAIN STREET (50' ROW)

POINT OF  
BEGINNING

S37°33'07"W  
24.20'

167.70'

FOUND #5 REBAR W/ 1 1/2"  
ALUM. CAP "FLATIRONS SURV. 16406"  
POINT OF COMMENCEMENT



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# EXHIBIT "B"

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RANGE 71 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
JAMESTOWN, COUNTY OF BOULDER, STATE OF COLORADO

SHEET 1 OF 2

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 NORTH, RANGE 71 WEST OF THE 6TH P.M., JAMESTOWN, COUNTY OF BOULDER, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

CONSIDERING THE NORTH RIGHT OF WAY LINE OF MAIN STREET TO BEAR NORTH 52°26'53" WEST, A DISTANCE OF 729.68 FEET BETWEEN TWO FOUND #5 REBAR WITH 1 1/2" ALUMINUM CAPS "FLATIRONS SURV. 16406" ONE LOCATED AT THE SOUTHWEST CORNER OF LOT 17, BLOCK 8 AND THE OTHER LOCATED AT THE NORTHEAST INTERSECTION OF MAIN STREET AND 13TH STREET, WITH ALL BEARINGS CONTAINED HEREIN BEING RELATIVE THERETO.

COMMENCING AT THE NORTHEAST INTERSECTION OF 13TH STREET AND MAIN STREET; THENCE ALONG THE NORTH RIGHT OF WAY LINE OF MAIN STREET NORTH 52°26'53" WEST, A DISTANCE OF 206.83 FEET TO THE POINT OF BEGINNING; THENCE DEPARTING SAID NORTH RIGHT OF WAY LINE SOUTH 37°33'07" WEST, A DISTANCE OF 24.20 FEET; THENCE ALONG A LINE 24.2 FEET SOUTH OF AND PARALLEL WITH THE NORTH RIGHT OF WAY LINE OF MAIN STREET NORTH 52°26'53" WEST, A DISTANCE OF 96.71 FEET; THENCE NORTH 37°33'07" EAST, A DISTANCE OF 24.20 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF MAIN STREET; THENCE ALONG SAID NORTH RIGHT OF WAY LINE SOUTH 52°26'53" EAST, A DISTANCE OF 96.71 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 2,340 SQ.FT. OR 0.05 ACRES, MORE OR LESS.

I, JOHN B. GUYTON, A LAND SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY STATE FOR AND ON BEHALF OF FLATIRONS, INC., THAT THIS PARCEL DESCRIPTION AND ATTACHED EXHIBIT, BEING MADE A PART THEREOF, WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE AT THE REQUEST OF THE CLIENT AND IS NOT INTENDED TO REPRESENT A MONUMENTED LAND SURVEY OR SUBDIVIDE LAND IN VIOLATION OF STATE STATUTE.

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# EXHIBIT "B"

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RANGE 71 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
JAMESTOWN, COUNTY OF BOULDER, STATE OF COLORADO

SHEET 2 OF 2

FOUND #5 REBAR  
W/ 1 1/2"  
ALUM CAP  
"FLATIRONS SURV. 16406"

LOT 4

LOTS 4 & 5  
BLOCK 8

N37°33'07"E  
24.20'

BASIS OF BEARINGS  
N52°26'53"W 729.68'

S52°26'53"E 96.71'  
PARCEL

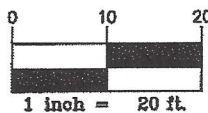
N52°26'53"W 96.71'

MAIN STREET (50' ROW)

POINT OF BEGINNING

S37°33'07"W  
24.20'  
N52°26'53"W  
206.83'

POINT OF COMMENCEMENT  
FOUND #5 REBAR W/ 1 1/2"  
ALUM CAP "FLATIRONS SURV. 16406"



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# EXHIBIT "C"

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SHEET 1 OF 2

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COMMENCING AT THE NORTHEAST INTERSECTION OF 13TH STREET AND MAIN STREET; THENCE ALONG THE NORTH RIGHT OF WAY LINE OF MAIN STREET NORTH 52°26'53" WEST, A DISTANCE OF 156.98 FEET TO THE POINT OF BEGINNING; THENCE DEPARTING SAID NORTH RIGHT OF WAY LINE SOUTH 37°13'48" WEST, A DISTANCE OF 24.20 FEET; THENCE ALONG A LINE 24.2 FEET SOUTH OF AND PARALLEL WITH THE NORTH RIGHT OF WAY LINE OF MAIN STREET NORTH 52°26'53" WEST, A DISTANCE OF 49.99 FEET; THENCE NORTH 37°33'07" EAST, A DISTANCE OF 24.20 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF MAIN STREET; THENCE ALONG SAID NORTH RIGHT OF WAY LINE SOUTH 52°26'53" EAST, A DISTANCE OF 49.85 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 1,208 SQ.FT. OR 0.02 ACRES, MORE OR LESS.

I, JOHN B. GUYTON, A LAND SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY STATE FOR AND ON BEHALF OF FLATIRONS, INC., THAT THIS PARCEL DESCRIPTION AND ATTACHED EXHIBIT, BEING MADE A PART THEREOF, WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE AT THE REQUEST OF THE CLIENT AND IS NOT INTENDED TO REPRESENT A MONUMENTED LAND SURVEY OR SUBDIVIDE LAND IN VIOLATION OF STATE STATUTE.



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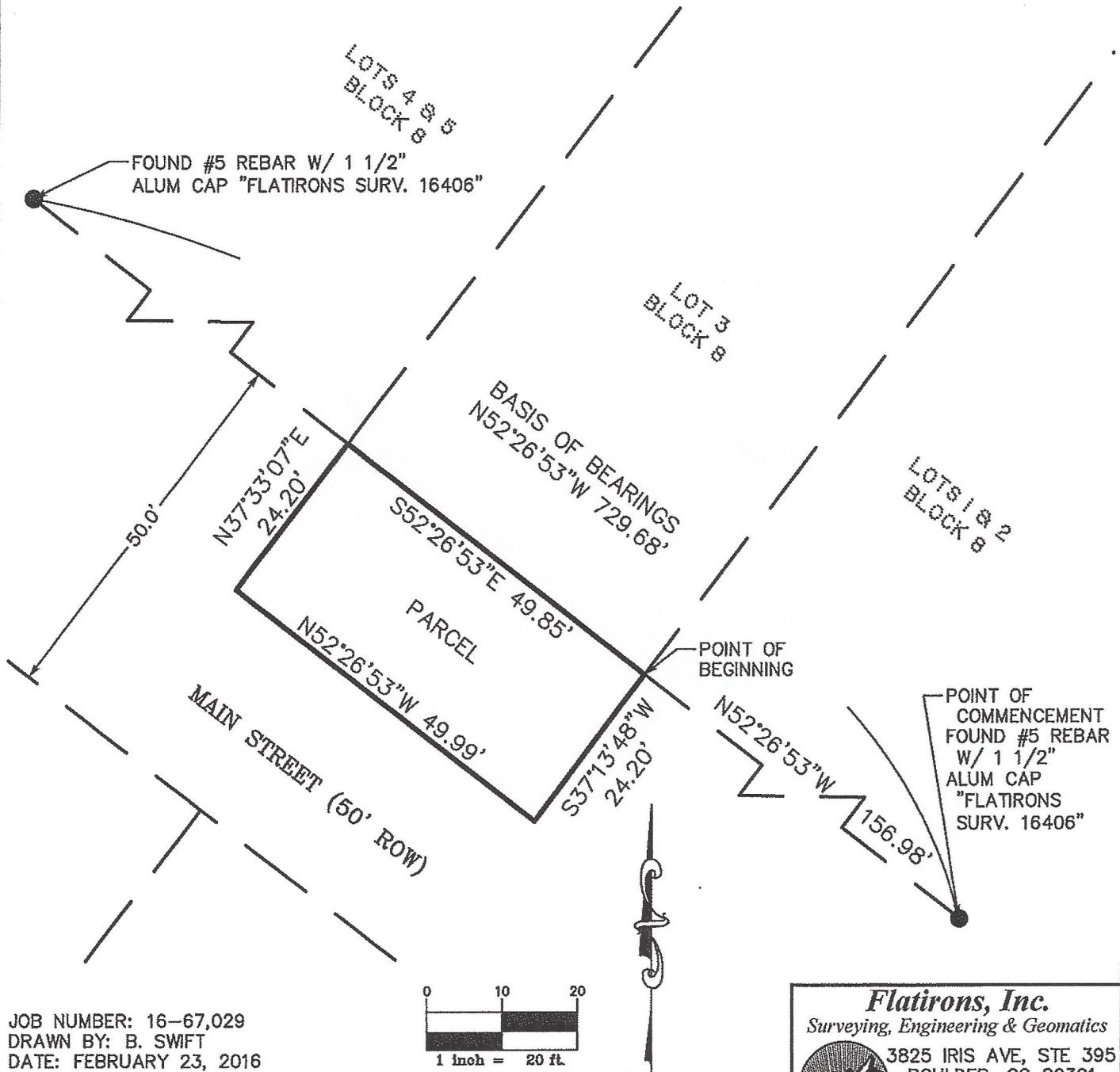
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# EXHIBIT "C"

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SHEET 2 OF 2



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