

RESOLUTION NO. R-019-093

THE BOARD OF COUNTY COMMISSIONERS  
OF THE COUNTY OF DOUGLAS, COLORADO

A RESOLUTION REZONING ONE PARCEL OF LAND, BEING 0.6147 ACRES,  
LOCATED IN DOUGLAS COUNTY, COLORADO  
FROM AGRICULTURAL-ONE TO GENERAL INDUSTRIAL

*WHEREAS*, Nemat Sanandaji has requested rezoning of a certain parcel of land, Project File No. ZR2017-025, as more particularly described in **Exhibit A**, which is attached hereto and incorporated herein, from Agricultural-One to General Industrial ("Rezoning"); and


*WHEREAS*, the Planning Commission has reviewed and recommended approval of the Rezoning at a public hearing on August 5, 2019; and

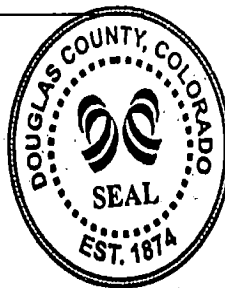
*WHEREAS*, the Board of County Commissioners has reviewed the Rezoning at a properly noticed public hearing held on August 27, 2019, and determined that the Rezoning is in substantial compliance with the approval criteria contained in Section 25 of the *Douglas County Zoning Resolution*; now therefore,

*BE IT RESOLVED*, by the Board of County Commissioners of the County of Douglas, State of Colorado that the parcel of land described in **Exhibit A** is rezoned from Agricultural-One to General Industrial.

*PASSED AND ADOPTED* this 27<sup>th</sup> day of August 2019, in Castle Rock, Douglas County, Colorado.

THE BOARD OF COUNTY COMMISSIONERS  
OF THE COUNTY OF DOUGLAS, COLORADO

BY:   
Roger A. Partridge, Chair



ATTEST:

BY:   
Kristin Randlett, Deputy Clerk

## Exhibit A

### PROPERTY DESCRIPTION:

A PARCEL OF LAND LOCATED WITHIN THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF DOUGLAS, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 6,  
THENCE S 00°22'30" E ALONG THE WEST LINE OF THE NORTHWEST ¼ OF SAID SECTION 6, A DISTANCE OF 1525.16 FEET;  
THENCE N 89°37'30" E, A DISTANCE OF 25.00 FEET TO A POINT LYING ON THE EASTERLY RIGHT-OF-WAY LINE OF SOUTH COLORADO BOULEVARD;  
THENCE S 71°22'49" E ALONG THE SOUTH LINE OF LOT 1 OF WALKER CENTER, AS RECORDED IN THE DOUGLAS COUNTY, COLORADO CLERK AND RECORDERS OFFICE UNDER RECEPTION NO. 9457807, A DISTANCE OF 122.28 FEET, AND THE POINT OF BEGINNING;  
THENCE CONTINUING S 71°22'49" E ALONG SAID SOUTH LINE OF LOT 1 OF WALKER CENTER, A DISTANCE OF 168.55 FEET;  
THENCE N 89°19'30" E ALONG SAID SOUTH LINE OF LOT 1 OF WALKER CENTER, A DISTANCE OF 135.58 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1;  
THENCE S 00°51'55" E, A DISTANCE OF 110.51 FEET;  
THENCE S 80°26'25" E, A DISTANCE OF 162.99 FEET;  
THENCE N 16°56'37" E, A DISTANCE OF 14.22 FEET;  
THENCE N 73°03'23" W, A DISTANCE OF 169.22 FEET;  
THENCE N 16°46'07" E, A DISTANCE OF 75.83 FEET TO THE POINT OF BEGINNING, CONTAINING 26,777 SQUARE FEET OR 0.6147 ACRES MORE OR LESS.