

PETITION FOR ANNEXATION TO THE TOWN OF GRAND LAKE, COLORADO

The undersigned, in accordance with Article 12, Title 31, CRS, as amended, hereby petition to the Board of Trustees of the Town of Grand Lake, Colorado, for annexation to the Town of Grand Lake the unincorporated territory more particularly described below, to be known as (insert name of annexation)

West Portal Road 120 GCR 663 Grand Lake, CO 80447

and in support of said Petition, petitioners allege that:

1. It is desirable and necessary that the following described territory be annexed to the Town of Grand Lake (attach legal description as Exhibit "A");
2. Not less than one-sixth (1/6) of the perimeter of the area proposed to be annexed is contiguous with the Town of Grand Lake, Colorado;
3. A community of interest exists between the territory proposed to be annexed and the Town of Grand Lake, Colorado;
4. The territory proposed to be annexed is urban or will be urbanized in the near future;
5. The territory proposed to be annexed is integrated or is capable of being integrated with the Town of Grand Lake, Colorado;
6. The signatures of the Petition comprise one hundred percent (100%) of the landowners of the territory to be included in the area proposed to be annexed and said landowners attesting to the facts and agreeing to the conditions herein contained will negate the necessity of any annexation election;
7. No land held in identical ownership, whether consisting of one tract to parcel of real estate or two or more contiguous tracts or parcels of real estate:
 - a) Is divided into separate parts or parcels without the written consent of the landowner or landowners thereof, unless such tracts or parcels are separated by a separate dedicated street, road or other public way;
 - b) Comprising twenty (20) acres or more and which, together with the buildings and improvements situated thereon has an assessed value in excess of Two Hundred Thousand Dollars (\$200,000) for ad valorem tax purposes for the year proceeding the annexation, is included within the territory proposed to be annexed without the written consent of the landowner or landowners;
8. No part of the area proposed to be annexed is more than three miles from a point on the municipal boundary, as such was established more than one year before this annexation will take place;
9. The area proposed to be annexed comprises (Check One):
 - ☐ More than 10 acres and the Board of County Commissioners of Grand County has agreed to waive the requirement of an impact report as provided for in section 31-12-108.5, C.R.S., as amended;
 - ☐ More than 10 acres and an impact report as provided for in section 31-12-108.5, C.R.S., as amended, is required; OR
 - ☒ 10 acres or fewer and an impact report as provided for in section 31-12-108.5, C.R.S., as amended, is not required.

10. The area proposed to be annexed is located within Grand County, and the following special districts:

Water Districts: **Town of Grand Lake**_____

Sanitation District: **Three Lakes Sanitation**_____

Fire District: **Town of Grand Lake**_____

School District: **East Grand School District**_____

Recreation District: **Grand Lake Metropolitan Recreation District**_____

Library District: **Grand County Library District**_____

Ambulance District: **Grand County Emergency Medical Services (EMS)**_____

Jr. College District: **Moffat County Affiliated Junior College District**_____

Other_____

11. The mailing address of each signer, the legal description of the land owned by each signed and the date of signing of each signature are all shown on this Petition;

12. Accompanying this Petition is the draft annexation and initial zoning plat containing the following information:

- a) A written legal description of the boundaries of the area proposed to be annexed;
- b) A map showing the boundary of the area proposed to be annexed;
- c) Within the annexation boundary map there is shown the location of each ownership tract in unplatted land, and if part or all of the area is to be platted, then the boundaries and the plat number of plots or of lots and blocks are shown;
- d) Next to the boundary of the area proposed to be annexed is drawn the contiguous boundary of the Town of Grand Lake, and the contiguous boundary of any other municipality abutting the area proposed to be annexed;
- e) The dimensions of the contiguous boundaries are shown on the map;

13. The territory to be annexed is not presently a part of any incorporated city, city and county, or town;

14. The undersigned agree to the following, which shall be covenants running with the land, and which shall, at the option of the Town, appear on the annexation map;

- a) Petitioner represents that water rights shall be provided pursuant to Section 10-2-1 of the Grand Lake Municipal Code;

- b) Petitioner represents that:

☒ No part of the property to be annexed is included within a site-specific development plan approved by Grand County, Colorado; OR

☒ A site-specific development plan has been approved by Grand County, Colorado, which has created the following vested right(s):

_____ ; and

15. The petitioner understands he/she will be responsible for costs incurred by the Town of Grand Lake such as, but not limited to, advertising and recording fees, attorney fees, and other professional costs incurred by the City.

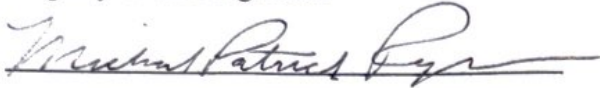
PETITION FOR ANNEXATION SIGNATURE PAGE

Executed this 24th day of January, 2025.

PROPERTY OWNER(S):

Michael Patrick Ruger

Property Owner Signature



Property Owner Printed Name

Michael Patrick Ruger

Mailing Address

5160 Redwood Drive

City, State, Zip

Bow Mar, CO 80123

Email Address

mikeruger@comcast.net

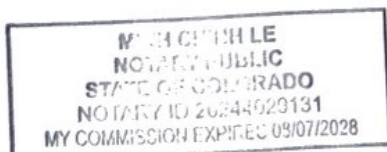
Contact Phone

303-882-3743

STATE OF COLORADO)
) ss.
COUNTY OF Arapahoe)

WITNESS my hand and official seal.

(SEAL)



Linda Ashley Randall

Property Owner Signature



Property Owner Printed Name

Linda Ashley Randall

Mailing Address

5160 Redwood Drive

City, State, Zip

Bow Mar, CO 80123

Email Address

ashleyrandall@comcast.net

Contact Phone

303-324-9249

SUBSCRIBED AND SWORN to before me this

day of January 24th, 2025, by
Michael Patrick Ruger
Linda Ashley Randall

Notary Public in and for the State of Colorado

My commission expires : 08-07-2028