

**STATE OF COLORADO  
COUNTY OF GILPIN  
CITY OF BLACK HAWK**

**COUNCIL BILL NUMBER: CB42**

**ORDINANCE NUMBER: 2021- 42**

**TITLE:       A BILL FOR AN ORDINANCE APPROVING AND ACCOMPLISHING  
THE ANNEXATION OF PARCEL NO. 10, CONSISTING OF  
CONTIGUOUS UNINCORPORATED TERRITORY IN GILPIN COUNTY  
ALSO KNOWN AS A PORTION OF THE LAKE GULCH WHISKEY  
RESORT ANNEXATION**

WHEREAS, pursuant to the laws of the State of Colorado, there was presented to and filed with the City Council of the City of Black Hawk, Colorado, written petition(s) for annexation to and by the City of Black Hawk, Colorado, of that property described in attached **Exhibit A**, being contiguous unincorporated territory, situated, lying and being in the County of Gilpin, State of Colorado;

WHEREAS, the City Council of the City of Black Hawk, Colorado, has conducted a public hearing on December 8, 2021, as required by law to determine the eligibility for annexation of that property described in attached Exhibit A;

WHEREAS, the City Council of the City of Black Hawk, Colorado, has satisfied itself concerning the eligibility for annexation of that property described in attached Exhibit A and concerning the conformance of the proposed annexation to the applicable law in the annexation policy of the City of Black Hawk, Colorado;

WHEREAS, the City Council of the City of Black Hawk, Colorado, by resolution determined that the applicable parts of C.R.S. §§ 31-12-104 and 31-12-105 have been met, that an election is not required under C.R.S. § 31-12-107(2), and that no additional terms and conditions are to be imposed;

WHEREAS, it is the opinion of the City Council that it is desirable and necessary that the property described in the attached Exhibit A be annexed to the City; and

WHEREAS, it is in the best interest of the City and its citizens to annex said parcel.

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BLACK HAWK,  
GILPIN COUNTY:**

Section 1.       The City Council finds that the property described in the attached Exhibit A is part of the serial annexation of a larger parcel of land.

Section 2.       The annexation by and to the City of Black Hawk, State of Colorado, of that property described in attached **Exhibit A**, situated, lying and being in the County of Gilpin, State of Colorado, meets all requirements of law and the annexation policy of the City of Black Hawk, and therefore, said annexation is hereby approved and made effective.

Section 3. The owner(s) of more than fifty percent (50%) of the area of the property described in attached Exhibit A, exclusive of public streets and alleys, petitioned for annexation with the City by filing a Petition for Annexation, together with four (4) copies of the annexation map, as required by law, on September 21, 2021.

Section 4. The City Council, by resolution at a properly-noticed meeting on October 13, 2021, accepted said Petition and found and determined that the applicable parts of the Municipal Annexation Act of 1965, C.R.S. § 31-12-101, *et seq.*, as amended, have been met and further determined that an election was not required under the Act and that no additional terms and conditions were to be imposed upon said annexation.

Section 5. Upon the effective date of this Annexation Ordinance, all lands within the area to be annexed shall become subject to the Municipal Laws of the State of Colorado pertaining to towns and to all ordinances, resolutions, rules and regulations of the City of Black Hawk.

Section 6. Considering all of the foregoing, and based on the conviction that annexation of this property to the City of Black Hawk will serve the best interests of the City of Black Hawk and the owner(s) of the territory to be annexed, the unincorporated territory described in Exhibit A, which is attached hereto and made a part hereof, is hereby annexed to the City of Black Hawk, Colorado.

Section 7. The City Clerk shall file for recording one (1) certified copy of the Annexation Ordinance and one (1) copy of the Annexation Map with the Clerk and Recorder of the County of Gilpin, State of Colorado.

Section 8. The Annexation Map showing the boundaries of the newly annexed territory as above described shall be kept on file in the office of the Gilpin County Clerk and Recorder.


Section 9. The City Clerk shall file two certified copies of the Annexation Ordinance and two certified copies of the Annexation Map for the Real Property with the Clerk and Recorder of the County of Gilpin, State of Colorado, for such Clerk and Recorder's filing with the Division of Local Governments of the Department of Local Affairs and the Department of Revenue.

Section 10. Safety Clause. The City Council hereby finds, determines, and declares that this Ordinance is promulgated under the general police power of the City of Black Hawk, that it is promulgated for the health, safety, and welfare of the public, and that this Ordinance is necessary for the preservation of health and safety and for the protection of public convenience and welfare. The City Council further determines that the Ordinance bears a rational relation to the proper legislative object sought to be attained.

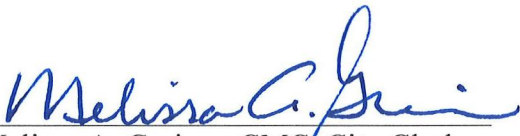
Section 11. Severability. If any clause, sentence, paragraph, or part of this Ordinance or the application thereof to any person or circumstances shall for any reason be adjudged by a court of competent jurisdiction invalid, such judgment shall not affect application to other persons or circumstances.

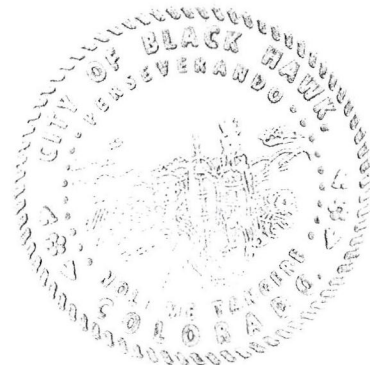
Section 12. Effective Date. By operation of C.R.S. § 31-12-113(2), the annexation and this Ordinance will not become effective until the City Clerk completes the filings required by statute. For the purpose of general taxation, this Ordinance shall become effective on January 1st of the next succeeding year following its passage.

READ, PASSED AND ORDERED POSTED this 8<sup>th</sup> day of December, 2021.

  
David D. Spellman, Mayor

ATTEST:

  
Melissa A. Greiner, CMC, City Clerk



## EXHIBIT A

### Lake Gulch Whiskey Resort Annexation No. 10

A parcel of land located in Section 18, Township 3 South, Range 72 West of the 6th Principal Meridian, County of Gilpin, State of Colorado, being more particularly described as follows:

Commencing at the East  $\frac{1}{4}$  corner of Section 13, T3S, R73W, being a US BLM standard brass cap, stamped "T3S R73W R72W  $\frac{1}{4}$  S13 1980" from whence the northeast corner of said Section 13, being a US BLM standard brass cap, stamped "T3S R73W R72W CC S12 S13 1980", bears N  $00^{\circ}14'12''$  E, a distance of 2,639.74 feet, said line forming the Basis of Bearing for this description; thence S  $62^{\circ}11'51''$  E a distance of 1,552.51 feet to the point of intersection of the easterly right-of-way of the Central City Parkway with line 4-3 of the Success Lode, US Mineral Survey No. 5280, being the Point of Beginning.

Thence N  $85^{\circ}47'47''$  E along said line 4-3 of said Success Lode a distance of 219.43 feet to the point of intersection with line 3-4 of the Meeker Lode, US Mineral Survey No. 769;

thence N  $72^{\circ}25'55''$  E along said line 3-4 of said Meeker Lode a distance of 198.36 feet to corner No. 4 of said Meeker Lode;

thence S  $08^{\circ}09'30''$  E along line 4-5 of said Meeker Lode a distance of 45.96 feet to the point of intersection with said line 4-3 of said Success Lode;

thence N  $85^{\circ}47'47''$  E along said line 4-3 of said Success Lode a distance of 422.83 feet to corner No. 3 of said Success lode;

thence N  $62^{\circ}22'36''$  E a distance of 991.81 feet to corner No. 4 of the Tariff Lode, US Mineral Survey No. 966;

thence N  $47^{\circ}01'18''$  E along line 4-3 of said Tariff Lode a distance of 409.50 feet to the southwesterly edge of Lake Gulch Road, County Road 6;

thence along the southwesterly edge of said Lake Gulch Road the following 48 courses:

1. S  $44^{\circ}25'34''$  E a distance of 6.91 feet;
2. S  $47^{\circ}16'09''$  E a distance of 32.68 feet;
3. S  $44^{\circ}56'55''$  E a distance of 25.56 feet;
4. S  $42^{\circ}17'50''$  E a distance of 25.12 feet;
5. S  $41^{\circ}52'51''$  E a distance of 35.49 feet;
6. S  $41^{\circ}29'04''$  E a distance of 32.24 feet;
7. S  $41^{\circ}30'58''$  E a distance of 32.25 feet;
8. S  $39^{\circ}40'26''$  E a distance of 30.55 feet;
9. S  $43^{\circ}51'36''$  E a distance of 32.77 feet;
10. S  $47^{\circ}25'27''$  E a distance of 31.87 feet;
11. S  $47^{\circ}57'34''$  E a distance of 34.89 feet;
12. S  $46^{\circ}02'34''$  E a distance of 24.23 feet;
13. S  $38^{\circ}52'14''$  E a distance of 35.74 feet;
14. S  $33^{\circ}48'48''$  E a distance of 25.62 feet;
15. S  $29^{\circ}24'22''$  E a distance of 26.77 feet;
16. S  $30^{\circ}56'40''$  E a distance of 26.10 feet;
17. S  $37^{\circ}52'45''$  E a distance of 34.89 feet;
18. S  $49^{\circ}29'24''$  E a distance of 30.84 feet;
19. S  $59^{\circ}21'59''$  E a distance of 28.78 feet;
20. S  $61^{\circ}44'13''$  E a distance of 33.99 feet;
21. S  $61^{\circ}25'24''$  E a distance of 33.19 feet;
22. S  $59^{\circ}58'24''$  E a distance of 27.27 feet;
23. S  $51^{\circ}35'16''$  E a distance of 23.97 feet;
24. S  $49^{\circ}06'25''$  E a distance of 25.35 feet;
25. S  $45^{\circ}20'47''$  E a distance of 26.75 feet;
26. S  $43^{\circ}58'04''$  E a distance of 27.46 feet;

27. S 42° 43' 23" E a distance of 29.05 feet;  
28. S 37° 44' 53" E a distance of 27.18 feet;  
29. S 34° 08' 31" E a distance of 30.52 feet;  
30. S 38° 01' 46" E a distance of 27.43 feet;  
31. S 42° 12' 45" E a distance of 28.59 feet;  
32. S 43° 31' 15" E a distance of 28.69 feet;  
33. S 45° 09' 35" E a distance of 28.28 feet;  
34. S 47° 37' 34" E a distance of 28.86 feet;  
35. S 48° 21' 34" E a distance of 29.28 feet;  
36. S 49° 32' 52" E a distance of 31.07 feet;  
37. S 51° 12' 12" E a distance of 31.14 feet;  
38. S 52° 37' 45" E a distance of 28.67 feet;  
39. S 53° 43' 00" E a distance of 34.13 feet;  
40. S 53° 50' 43" E a distance of 24.95 feet;  
41. S 50° 23' 24" E a distance of 25.21 feet;  
42. S 48° 28' 12" E a distance of 25.02 feet;  
43. S 48° 28' 12" E a distance of 2.56 feet;  
44. S 48° 55' 48" E a distance of 30.51 feet;  
45. S 51° 44' 53" E a distance of 29.94 feet;  
46. S 56° 10' 53" E a distance of 33.17 feet;  
47. S 62° 17' 04" E a distance of 33.06 feet;  
48. S 66° 41' 03" E a distance of 22.40 feet to  
the point of intersection with line 4-1 of the  
Washingtons Day Lode, US Mineral Survey No.  
11885;

thence S 39° 23' 17" W along said line 4-1 of  
said Washingtons Day Lode a distance of 48.50  
feet to the point of intersection with the  
northerly right-of-way line of the Central City  
Parkway;

thence N 57° 39' 21" W along said northerly  
right-of-way line a distance of 507.58 feet to the  
beginning of a curve concave to the south  
having a central angle of 07° 27' 51", having a

radius of 760.00 feet, an arc distance of 99.01  
feet to the point of intersection with line 3-2 of  
the Justice Lode US Mineral Survey No. 394;

thence N 41° 55' 05" E along said line 3-2 of  
said Justice Lode a distance of 81.00 feet to  
corner No. 2 of said Justice Lode;

thence N 47° 50' 35" W along line 2-1 of said  
Justice Lode a distance of 100.27 feet to corner  
No. 1 of said Justice Lode;

thence S 41° 56' 29" W along line 1-4 of said  
Justice Lode a distance of 120.12 feet to the  
point of intersection with the said northerly  
right-of-way line of said Central City Parkway;

thence along said northerly right-of-way line  
along a non-tangent curve being concave to the  
south having a central angle of 33° 40' 01", a  
radius of 760.00 feet, an arc distance of 446.57  
feet, a chord bearing of S 89° 58' 01" W and a  
chord distance of 439.34 feet;

thence S 73° 06' 01" W continuing along said  
northerly right-of-way a distance of 1305.67 feet  
to the beginning of a curve being concave to the  
north having a central angle of 63° 50' 42",  
having a radius of 650.00 feet, to the point of  
intersection with said line 4-3 of the Success  
Lode, US Mineral Survey No. 5280, the Point of  
Beginning, containing 17.24 acres, more or less.