

RESOLUTION NO. 136 - 23

A RESOLUTION AUTHORIZING THE ACQUISITION OF
REAL PROPERTY OWNED BY THE COLORADO
DEPARTMENT OF TRANSPORTATION

WHEREAS, the City of Colorado Springs (the "City"), by and through its enterprise, the Colorado Springs Municipal Airport (the "Airport"), desires to purchase approximately 4.57 acres of undeveloped land, which encompasses portions of the parcels depicted on Exhibit A-1, more particularly depicted on Exhibit A-2 (the "Property"), from the Colorado Department of Transportation ("CDOT"); and

WHEREAS, the acquisition of the Property is in the public's interest and would provide benefit to the Airport's operations; and

WHEREAS, the negotiated purchase price of the Property is \$438,000, which is supported by a CDOT real estate appraisal; and

WHEREAS, the Airport recently conveyed three (3) temporary construction easements (the "Easements") to CDOT for its Powers Boulevard and Airport Road Interchange Project by agreement that the value of the Easements would be credited against the purchase price for the Property identified herein; and

WHEREAS, the value of the Easements as determined by the CDOT valuation process was \$101,200.00; therefore, the total purchase price for the acquisition of the Property is \$336,800.00 ("Purchase Price"); and

WHEREAS, pursuant to the City of Colorado Springs Procedure Manual for the Acquisition and Disposition of Real Property Interests, Revised 2021 (the "RES Manual"), City Council must approve property acquisitions if the total acquisition amount exceeds \$100,000.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF COLORADO SPRINGS:

Section 1. City Council finds that the acquisition of the Property is in the public's interest and is a benefit to the public and the Airport.

Section 2. In accordance with Chapter 4 of the RES Manual, City Council hereby authorizes the purchase of the Property by the Airport from CDOT for the Purchase Price.

Section 3. Pursuant to the Real Estate Manual, Chapter 2, section 2.11, the City's Real Estate Services Manager is authorized to execute all documents necessary to complete the acquisition of the Property.

Section 4. City Council hereby approves this Resolution which shall be effective immediately upon its passage.

Dated at Colorado Springs, Colorado this 10th day of October 2023.



Randy Helms, Council President

ATTEST:

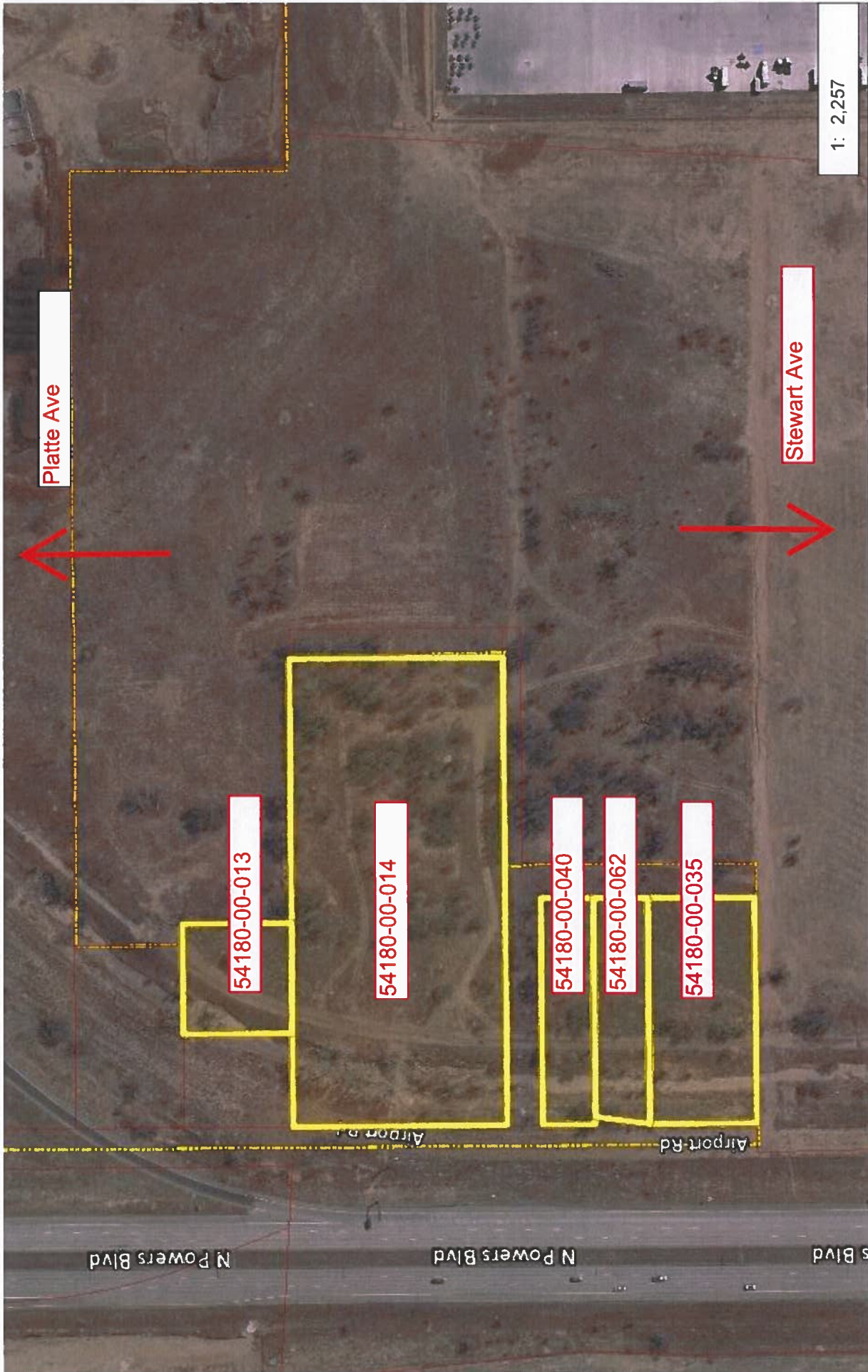


Sarah B. Johnson, City Clerk





EXHIBIT A-1



1: 2,257

376.2 0 188.08 376.2 Feet

NAD_1983_StatePlane_Colorado_Central_FIPS_0502_Feet

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EXHIBIT A-2

SECTION NO.	PROJECT NO.	SHEET NO.	TOTAL SHEETS
VII	114-117-0001 (R-211)	7A	13
DIVISION			
COLORADO			

RIGHT OF WAY
 Powers, Airport Rd. -
 North and South
 Northwest 1/4 of Section 18, Township 14 South, Range 65 West of 6th P.M.

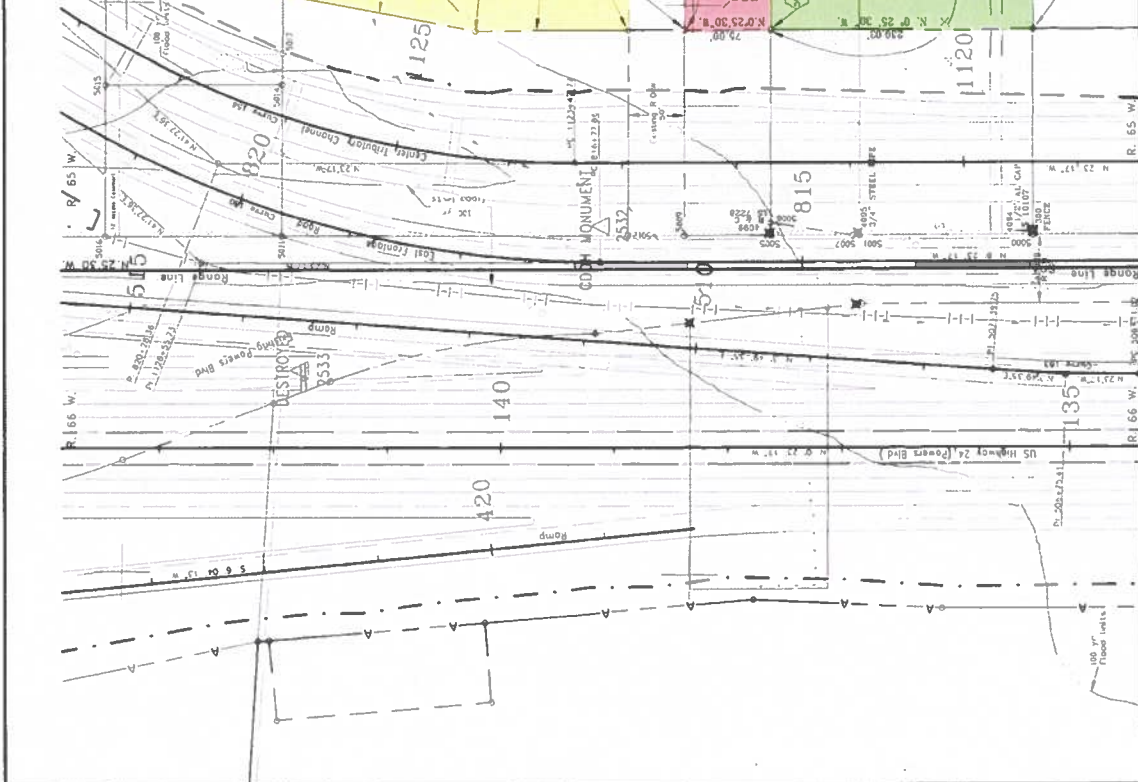
DATE	BY	CHKD	APP'D
10/11/05	J. L. O'Connell	J. L. O'Connell	J. L. O'Connell

Scale: 1" = 500'

North Arrow

223,000

56,000



UNIT 2
R-209

UNIT 2
R-211

UNIT 2
R-212

UNIT 2
R-214

Parcels to be exchanged with City of Colorado Springs.

UNIT 2
R-211

Northwest corner (3 1/4" alum. cap in range box, LS #18235) of Sec. 18, T. 14 S., R. 65 W. of the 6th P.M., bears N. 7° 36' 17" W., a distance of 1688.28'.

UNIT 2
R-209

Northwest corner (3 1/4" alum. cap in range box, LS #18235) of Sec. 18, T. 14 S., R. 65 W. of the 6th P.M., bears N. 7° 16' 00" W., a distance of 1162.72'.

Curve 163
 Δ = 41° 50' 53" R
 R = 500.51'
 L = 312.95'
 Δ = 41° 50' 53" R
 R = 500.51'
 L = 312.95'

Curve 160
 Δ = 41° 50' 53" R
 R = 500.51'
 L = 312.95'

Curve 156
 Δ = 41° 50' 53" R
 R = 500.51'
 L = 312.95'

Note: Approximate location of 100 year flood plain limits as digitized from FIRN map, panel #281, dated September 30, 1992.