

# Grimshaw & Harring

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May 15, 2012

VIA E-MAIL: [Elections@douglas.co.us](mailto:Elections@douglas.co.us)

Elaine Meyers, Elections Coordinator  
Douglas County  
P. O. Box 1360  
Castle Rock, Colorado 80104

Re: (Proposed) Castle Pines Town Center Metropolitan District Nos. 1-3

Dear Ms. Meyers:

Our office is notifying the Douglas County Clerk and Recorder's office that the (proposed) Castle Pines Town Center Metropolitan District Nos. 1-3 will conduct court-ordered organizational elections on July 3, 2012 by independent mail ballot.

Pursuant to Section 1-7.5-107 and 32-1-805(5)(a), C.R.S., we are requesting that the County Clerk and Recorder prepare initial and supplemental voter registration lists showing the names and addresses of all registered electors located in the Districts, including those electors who have requested permanent mail-in voter status. Maps are enclosed to assist you with compiling the list(s).

In the likely event that there are no voters in the Districts, please state such in a letter. However, if there are voters in the Districts, please e-mail the list which will serve as the initial and supplemental lists to me by June 13, 2012. If a voter list is provided, please arrange it in alphabetical order by voter's last name and include the following information: address (residence and mailing), "active" and "inactive" status, ID compliant information, and permanent mail in voter status.

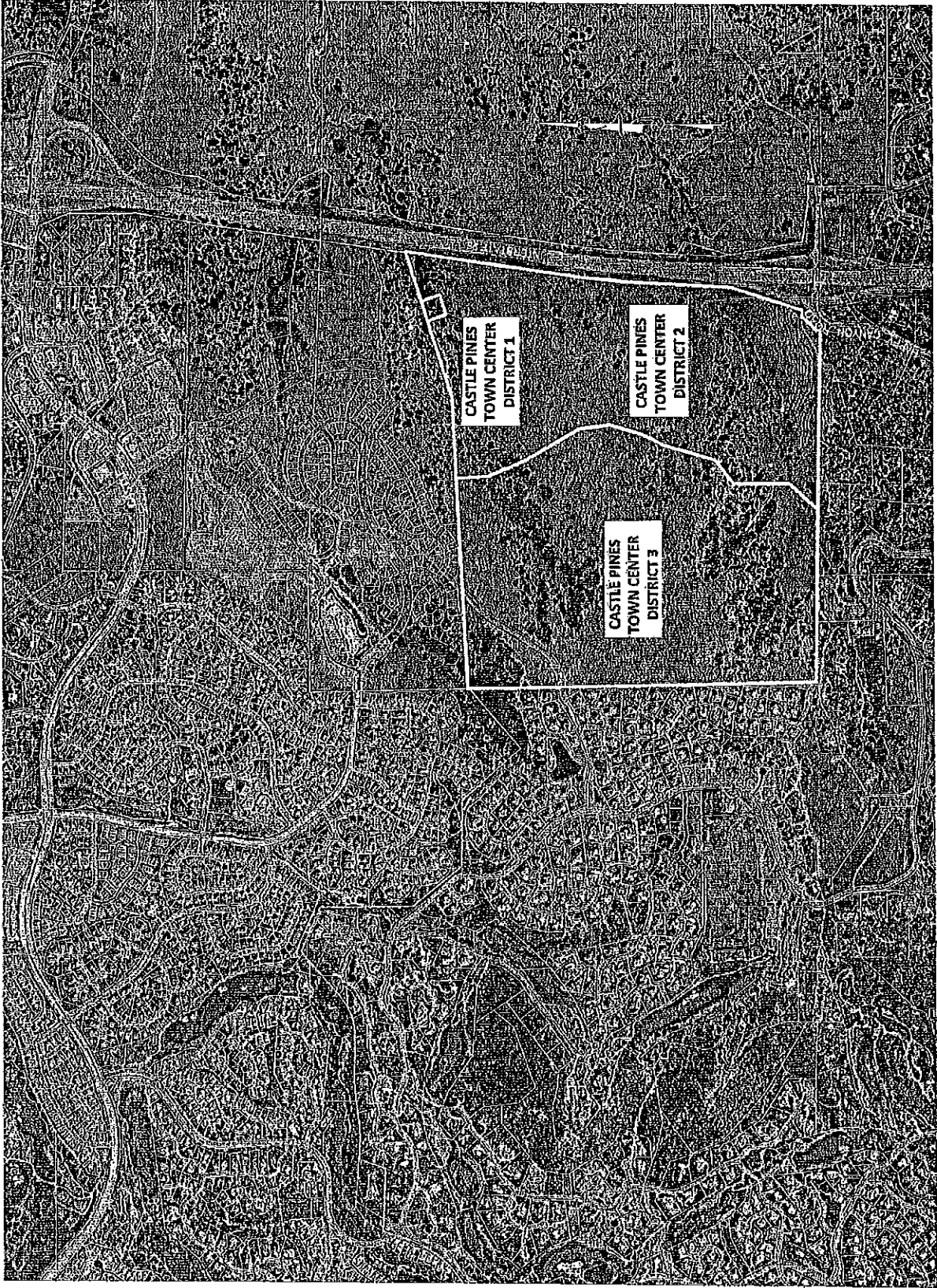
If you have any questions regarding this matter, please feel free to contact me at 303-839-3912. Thank you

Sincerely,

GRIMSHAW & HARRING,  
A Professional Corporation

Susan J. Schledorn  
Paralegal

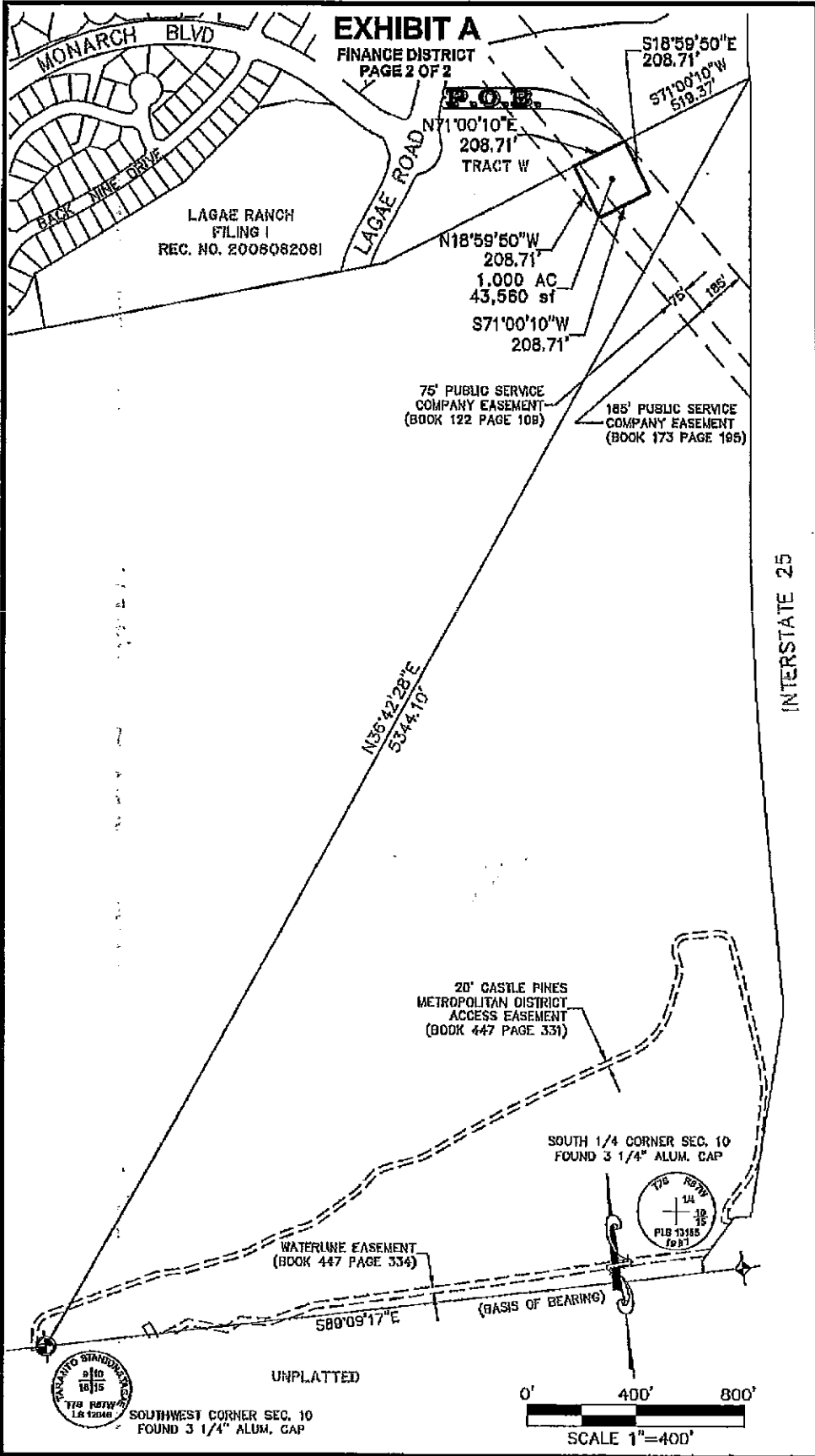
Enclosures



**DISTRICT NO. 1**

**EXHIBIT A**

FINANCE DISTRICT  
PAGE 2 OF 2



S18°59'50"E  
208.71'  
S71°00'10"W  
519.37'

P.O.B.  
N71°00'10"E  
208.71'  
TRACT W

LAGAE RANCH  
FILING I  
REC. NO. 2008082081

N18°59'50"W  
208.71'  
1.000 AC  
43,560 sf  
S71°00'10"W  
208.71'

75' PUBLIC SERVICE  
COMPANY EASEMENT  
(BOOK 122 PAGE 108)

185' PUBLIC SERVICE  
COMPANY EASEMENT  
(BOOK 173 PAGE 199)

N35°42'28"E  
5344.10'

20' CASTLE PINES  
METROPOLITAN DISTRICT  
ACCESS EASEMENT  
(BOOK 447 PAGE 331)

SOUTH 1/4 CORNER SEC. 10  
FOUND 3 1/4" ALUM. CAP

WATERLINE EASEMENT  
(BOOK 447 PAGE 334)

580°09'17"E

(BASIS OF BEARING)

UNPLATTED

SOUTHWEST CORNER SEC. 10  
FOUND 3 1/4" ALUM. CAP

0' 400' 800'

SCALE 1"=400'

INTERSTATE 25

# EXHIBIT A

FINANCE DISTRICT  
PAGE 1 OF 2

## LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTH 1/2 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, COLORADO, BEING DESCRIBED AS FOLLOWS:

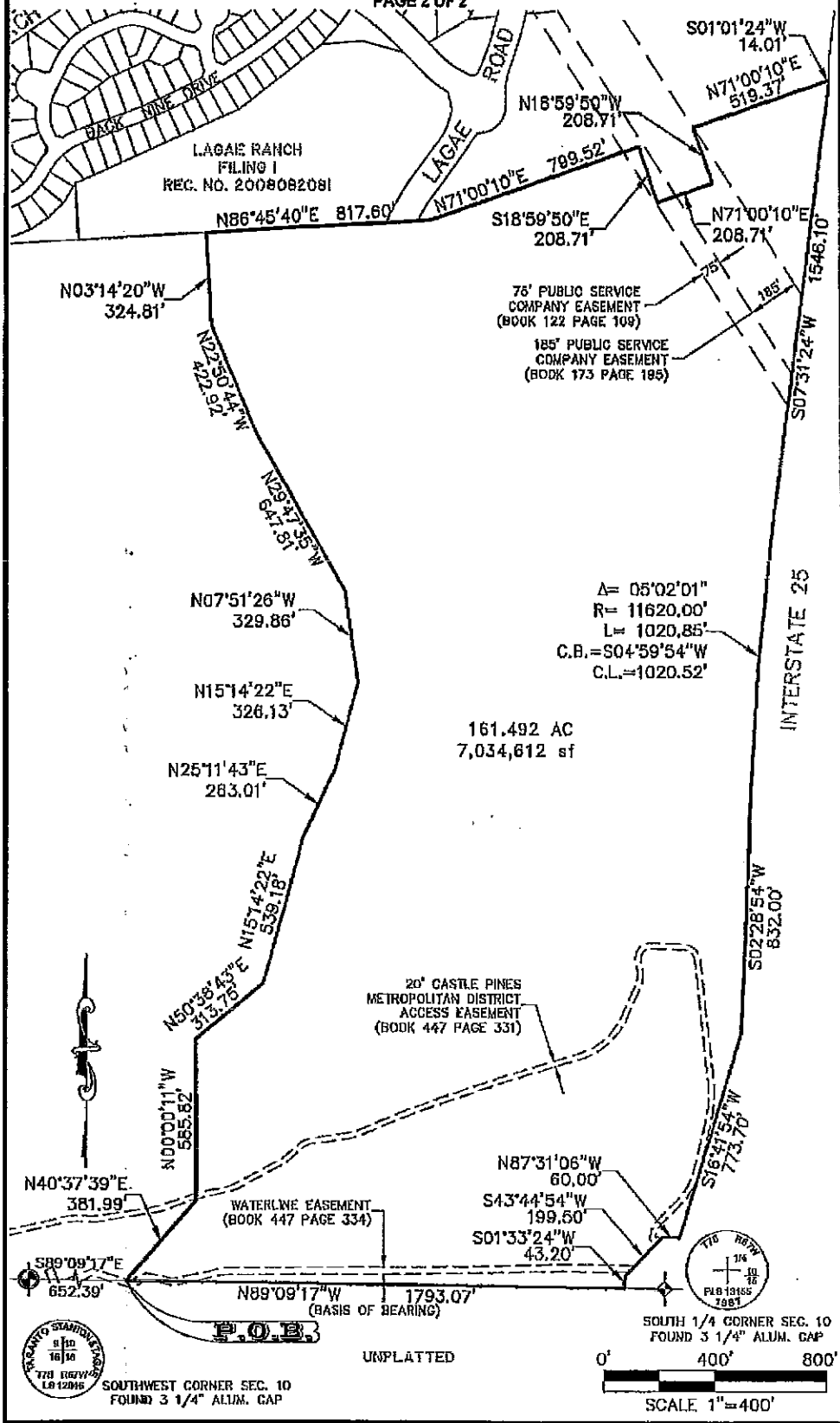
COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 10, AND CONSIDERING THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 10 TO BEAR SOUTH 89°09'17" EAST WITH ALL BEARINGS CONTAINED HEREIN, RELATIVE THERETO; THENCE NORTH 36°42'28" EAST, 5344.10 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF U.S. INTERSTATE NO. 25, SAID POINT ALSO BEING LOCATED ON THE SOUTHERLY LINE OF TRACT W OF LAGAE RANCH FILING 1, ACCORDING TO THE RECORDED PLAT THEREOF, THENCE DEPARTING SAID WEST RIGHT-OF-WAY LINE OF U.S. INTERSTATE 25 AND ALONG SAID SOUTHERLY LINE OF TRACT W, SOUTH 71°00'10" WEST, 519.37 FEET TO THE **POINT OF BEGINNING**.

THENCE DEPARTING SAID SOUTHERLY LINE OF TRACT W, SOUTH 18°59'50" EAST, 208.71 FEET, THENCE SOUTH 71°00'10" WEST, 208.71 FEET, THENCE NORTH 18°59'50" WEST, 208.71 FEET TO A POINT ON SAID SOUTHERLY LINE OF TRACT W, THENCE ALONG SAID SOUTHERLY LINE OF TRACT W, NORTH 71°00'10" EAST, 208.71 FEET TO THE **POINT OF BEGINNING** OF THIS DESCRIPTION, CONTAINING 1.000 ACRES, MORE OR LESS.

**DISTRICT NO. 2**

# EXHIBIT A

COMMERCIAL DISTRICT  
PAGE 2 OF 2



# EXHIBIT A

COMMERCIAL DISTRICT  
PAGE 1 OF 2

## LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN SECTION 10, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, COLORADO, BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 10, AND CONSIDERING THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 10 TO BEAR SOUTH 89°09'17" EAST WITH ALL BEARINGS CONTAINED HEREIN, RELATIVE THERETO; THENCE EASTERLY ALONG SAID SOUTH LINE, SOUTH 89°09'17" EAST, 652.39 FEET TO THE POINT OF BEGINNING.

THENCE DEPARTING SAID SOUTH LINE, NORTH 40°37'39" EAST, 381.99 FEET, THENCE NORTH 00°00'11" WEST, 585.82 FEET; THENCE NORTH 50°38'43" EAST, 313.75 FEET; THENCE NORTH 15°14'22" EAST, 539.18 FEET; THENCE NORTH 25°11'43" EAST, 263.01 FEET; THENCE NORTH 15°14'22" EAST, 328.13 FEET; THENCE NORTH 07°51'26" WEST, 329.86 FEET; THENCE NORTH 29°47'35" WEST, 647.81 FEET, THENCE NORTH 22°50'44" WEST, 422.92 FEET; THENCE NORTH 03°14'20" WEST, 324.81 FEET TO A POINT ON THE SOUTH SUBDIVISION BOUNDARY OF LAGAE RANCH FILING 1, ACCORDING TO THE RECORDED PLAT THEREOF,

THENCE ALONG SAID SUBDIVISION BOUNDARY THE FOLLOWING TWO (2) COURSES:

- 1) NORTH 86°45'40" EAST, 817.60 FEET;
- 2) THENCE NORTH 71°00'10" EAST, 799.52 FEET;

THENCE DEPARTING SAID LAGAE RANCH FILING 1 SUBDIVISION BOUNDARY, SOUTH 18°59'50" EAST, 208.71 FEET; THENCE NORTH 71°00'10" EAST, 208.71 FEET; THENCE NORTH 18°59'50" WEST, 208.71 FEET TO A POINT ON SAID SOUTH SUBDIVISION BOUNDARY OF LAGAE RANCH FILING 1,

THENCE ALONG SAID SUBDIVISION BOUNDARY, NORTH 71°00'10" EAST, 519.37 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF U.S. INTERSTATE NO. 25, THENCE DEPARTING SAID LAGAE RANCH FILING 1 SUBDIVISION BOUNDARY AND ALONG SAID WEST RIGHT-OF-WAY LINE OF U.S. INTERSTATE NO. 25 THE FOLLOWING EIGHT (8) COURSES:

- 1) SOUTH 01°01'24" WEST, 14.01 FEET;
- 2) SOUTH 07°31'24" WEST, 1546.10 FEET;
- 3) ALONG A CURVE TO THE LEFT, HAVING A DELTA OF 05°02'01", A RADIUS OF 11,820.00 FEET, AN ARC OF 1020.85 FEET AND A CHORD WHICH BEARS SOUTH 04°59'54" WEST, 1020.52 FEET;
- 4) SOUTH 02°28'54" WEST, 832.00 FEET;
- 5) SOUTH 16°41'54" WEST, 773.70 FEET;
- 6) NORTH 87°31'06" WEST, 60.00 FEET;
- 7) SOUTH 43°44'54" WEST, 199.50 FEET;
- 8) SOUTH 01°33'24" WEST, 43.20 FEET

TO SAID SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 10; THENCE DEPARTING SAID U.S. INTERSTATE NO. 25 RIGHT-OF-WAY LINE AND ALONG SAID SOUTH LINE OF SECTION 10, NORTH 89°09'17" WEST, 1783.07 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION, CONTAINING 161.492 ACRES, MORE OR LESS.



# EXHIBIT A

FINANCE DISTRICT

PAGE 1 OF 2

## LEGAL DESCRIPTION

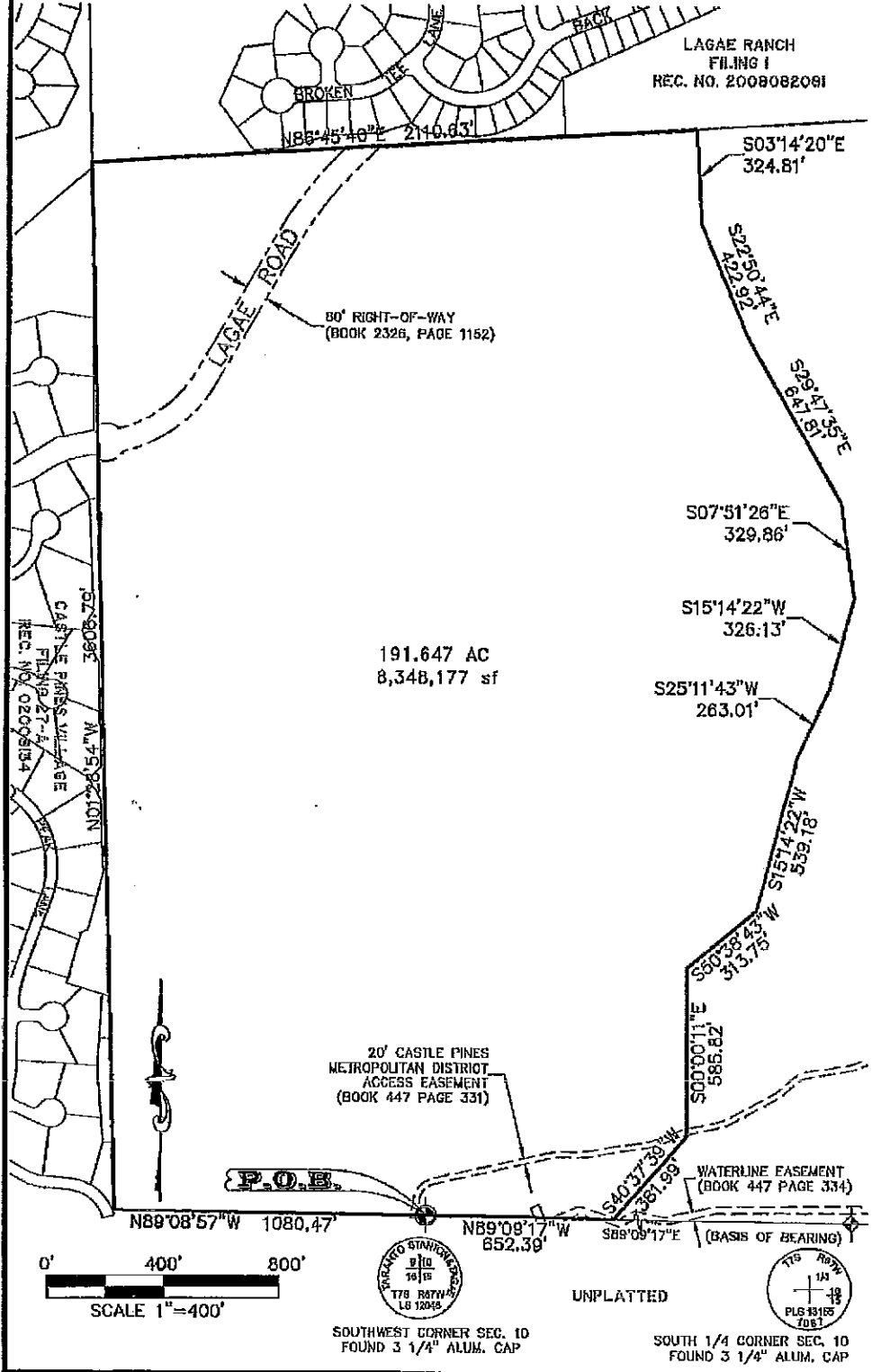
A PARCEL OF LAND LOCATED IN THE NORTH 1/2 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, COLORADO, BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 10, AND CONSIDERING THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 10 TO BEAR SOUTH 89°09'17" EAST WITH ALL BEARINGS CONTAINED HEREIN, RELATIVE THERETO; THENCE NORTH 36°42'28" EAST, 5344.10 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF U.S. INTERSTATE NO. 25, SAID POINT ALSO BEING LOCATED ON THE SOUTHERLY LINE OF TRACT W OF LAGAE RANCH FILING 1, ACCORDING TO THE RECORDED PLAT THEREOF, THENCE DEPARTING SAID WEST RIGHT-OF-WAY LINE OF U.S. INTERSTATE 25 AND ALONG SAID SOUTHERLY LINE OF TRACT W, SOUTH 71°00'10" WEST, 519.37 FEET TO THE **POINT OF BEGINNING**.

THENCE DEPARTING SAID SOUTHERLY LINE OF TRACT W, SOUTH 18°59'50" EAST, 208.71 FEET, THENCE SOUTH 71°00'10" WEST, 208.71 FEET, THENCE NORTH 18°59'50" WEST, 208.71 FEET TO A POINT ON SAID SOUTHERLY LINE OF TRACT W, THENCE ALONG SAID SOUTHERLY LINE OF TRACT W, NORTH 71°00'10" EAST, 208.71 FEET TO THE **POINT OF BEGINNING** OF THIS DESCRIPTION, CONTAINING 1.000 ACRES, MORE OR LESS.

**DISTRICT NO. 3**

**EXHIBIT A**  
RESIDENTIAL DISTRICT  
PAGE 2 OF 2



**EXHIBIT A**  
**RESIDENTIAL DISTRICT**  
**PAGE 1 OF 2**

**LEGAL DESCRIPTION**

A PARCEL OF LAND LOCATED IN THE EAST 1/2 OF SECTION 9 AND THE WEST 1/2 OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, DOUGLAS COUNTY, COLORADO, BEING DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE SOUTHWEST CORNER OF SAID SECTION 10, AND CONSIDERING THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 10 TO BEAR SOUTH 89°09'17" EAST WITH ALL BEARINGS CONTAINED HEREIN, RELATIVE THERETO; THENCE WESTERLY ALONG THE EXISTING FENCE LINE AS DESCRIBED IN THAT QUIT CLAIM DEED RECORDED IN BOOK 539, PAGE 598 THE FOLLOWING TWO (2) COURSES:

- 1) NORTH 89°08'57" WEST, 1080.47 FEET;
- 2) THENCE NORTH 01°28'54" WEST, 3606.79 FEET

TO A POINT ON THE SOUTH SUBDIVISION BOUNDARY OF LAGAE RANCH FILING 1, ACCORDING TO THE RECORDED PLAT THEREOF, THENCE DEPARTING SAID FENCE LINE, AND ALONG SAID SUBDIVISION BOUNDARY NORTH 86°45'40" EAST, 2110.63 FEET, THENCE DEPARTING SAID LAGAE RANCH FILING 1 SUBDIVISION BOUNDARY, SOUTH 03°14'20" EAST, 324.81 FEET; THENCE SOUTH 22°50'44" EAST, 422.92 FEET; THENCE SOUTH 29°47'35" EAST, 647.81 FEET, THENCE SOUTH 07°51'26" EAST, 329.86 FEET; THENCE SOUTH 15°14'22" WEST, 326.13 FEET; THENCE SOUTH 25°11'43" WEST, 263.01 FEET; THENCE SOUTH 15°14'22" WEST, 539.18 FEET; THENCE SOUTH 50°38'43" WEST, 313.75 FEET; THENCE SOUTH 00°00'11" EAST, 585.82 FEET; THENCE SOUTH 40°37'39" WEST, 381.99 FEET TO A POINT ON SAID SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 10;

THENCE ALONG SAID SOUTH LINE OF THE SOUTHWEST 1/4 OF SECTION 10, NORTH 89°09'17" WEST, 652.39 FEET TO THE **POINT OF BEGINNING** OF THIS DESCRIPTION, CONTAINING 191.647 ACRES, MORE OR LESS.

# EXHIBIT A

FINANCE DISTRICT  
PAGE 1 OF 2

## LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTH 1/2 OF SECTION 10,  
TOWNSHIP 7 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN,  
DOUGLAS COUNTY, COLORADO, BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 10, AND  
CONSIDERING THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION  
10 TO BEAR SOUTH 89°09'17" EAST WITH ALL BEARINGS CONTAINED  
HEREIN, RELATIVE THERETO; THENCE NORTH 38°42'28" EAST, 5344.10  
FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF U.S. INTERSTATE  
NO. 25, SAID POINT ALSO BEING LOCATED ON THE SOUTHERLY LINE OF  
TRACT W OF LAGAE RANCH FILING 1, ACCORDING TO THE RECORDED PLAT  
THEREOF, THENCE DEPARTING SAID WEST RIGHT-OF-WAY LINE OF U.S.  
INTERSTATE 25 AND ALONG SAID SOUTHERLY LINE OF TRACT W, SOUTH  
71°00'10" WEST, 519.37 FEET TO THE **POINT OF BEGINNING**.

THENCE DEPARTING SAID SOUTHERLY LINE OF TRACT W, SOUTH 18°59'50"  
EAST, 208.71 FEET, THENCE SOUTH 71°00'10" WEST, 208.71 FEET, THENCE  
NORTH 18°59'50" WEST, 208.71 FEET TO A POINT ON SAID SOUTHERLY  
LINE OF TRACT W, THENCE ALONG SAID SOUTHERLY LINE OF TRACT W,  
NORTH 71°00'10" EAST, 208.71 FEET TO THE **POINT OF BEGINNING** OF  
THIS DESCRIPTION, CONTAINING 1.000 ACRES, MORE OR LESS.