



P.O. Box 183
Larkspur, CO 80118
720-443-0830
www.perrypark.org

26 December, 2022

Division of Local Government
1313 Sherman Street, Suite 521
Denver, CO 80203

Via Web Portal

Douglas County Clerk & Recorder
301 Wilcox Street
Castle Rock, CO 80104

Via E-Mail: clerk@douglas.co.us
recording@douglas.co.us

Douglas County Assessor
301 Wilcox Street
Castle Rock, CO 80104

Via E-Mail: assessors@douglas.co.us

Re: Perry Park Metropolitan District Map and Boundaries

Pursuant to Section 32-1-306, C.R.S., the District is required to provide a current, accurate map of its boundaries on or before January 1 of each year.

Please accept the attached updated map and legal description of the Perry Park Metropolitan District's Boundaries, which changed in 2022 as the result of an inclusion of properties to the District. If there are any questions or concerns regarding this submittal, please contact me at your convenience.

Respectfully submitted,

Kurt C. Schlegel
District Manager

LEGAL DESCRIPTION

PERRY PARK METROPOLITAN DISTRICT

BEING PORTIONS OF SUBDIVIDED LOTS, BLOCKS, AND TRACTS WITHIN SECTIONS 14, 15, 16, 21, 22, 23, 24, 25, 26, 27, & 28, ALL IN TOWNSHIP 9 SOUTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS ALL OF THE FOLLOWING SUBDIVISIONS:

BEAR RIDGE, RECEPTION NO. 2022066424;

PERRY PARK FILING #1, RECEPTION NO. 129353;

PERRY PARK FILING #2, RECEPTION NO. 132453, EXCEPT TRACT G;

PERRY PARK FILING #3, RECEPTION NO. 132454;

PERRY PARK FILING #4, RECEPTION NO. 136477, EXCEPT TRACT E;

PERRY PARK FILING #5, RECEPTION NO. 134957, EXCEPT TRACTS A, K, & M;

PERRY PARK FILING #6, RECEPTION NO. 139865, EXCEPT TRACT B;

PERRY PARK FILING #7, RECEPTION NO. 139875, EXCEPT LOTS 1, 2, 3, 4, & 5 BLOCK 3;

PERRY PARK FILING #9, RECEPTION NO. 139958;

PERRY PARK FILING #11, RECEPTION NO. 144030;

INDIAN HEAD FILING #1, RECEPTION NO. 139378;

ECHO HILLS TOWNHOUSE FILING #1, RECEPTION NO. 146855;

ECHO HILLS TOWNHOUSE FILING #2, RECEPTION NO. 168068; AND

ECHO VILLAGE FILING #1, RECEPTION NO. 168668.

MILES SMALL
COLORADO PLS 38534
FOR AND ON BEHALF OF
CORE CONSULTANTS, INC.



DOCUMENTS REFERENCED FOR THIS DESCRIPTION:

PERRY PARK METROPOLITAN DISTRICT SERVICE PLAN
WITH AMENDMENTS DATED MAY, 2004

PERRY PARK ORDER OF EXCLUSION REC. # 2021006052

PERRY PARK ORDER OF INCLUSION REC. # 2022071649

PROJECT: 22-051
DATE: 12/21/2022
SHEET 1 OF 5

DRAWN BY: DCB
REVIEWED BY: JCA



CORE

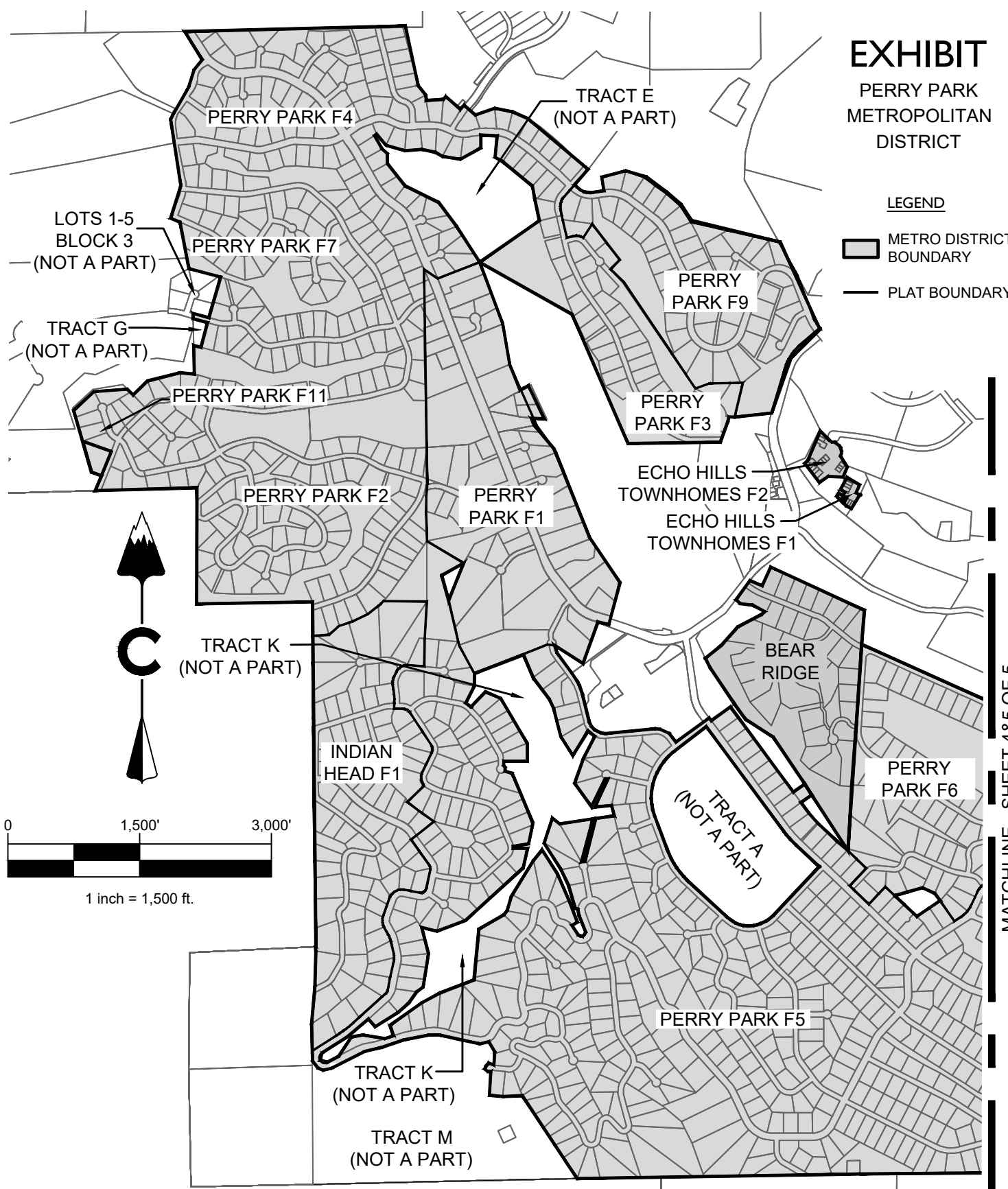
CORE CONSULTANTS, INC.
3473 SOUTH BROADWAY
ENGLEWOOD, CO 80113
303.703.4444
LIVEYOURCORE.COM

EXHIBIT

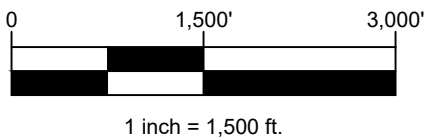
PERRY PARK METROPOLITAN DISTRICT

LEGEND

-  METRO DISTRICT BOUNDARY
-  PLAT BOUNDARY



TRACT K
(NOT A PART)



MATCHLINE - SHEET 4&5 OF 5

NOTE: THIS DOES NOT REPRESENT A MONUMENTED SURVEY.
 IT IS INTENDED ONLY TO DEPICT THE ATTACHED DESCRIPTION

PROJECT: 22-051
 DATE: 12/21/2022
 SHEET 2 OF 5

DRAWN BY: DCB
 REVIEWED BY: JCA





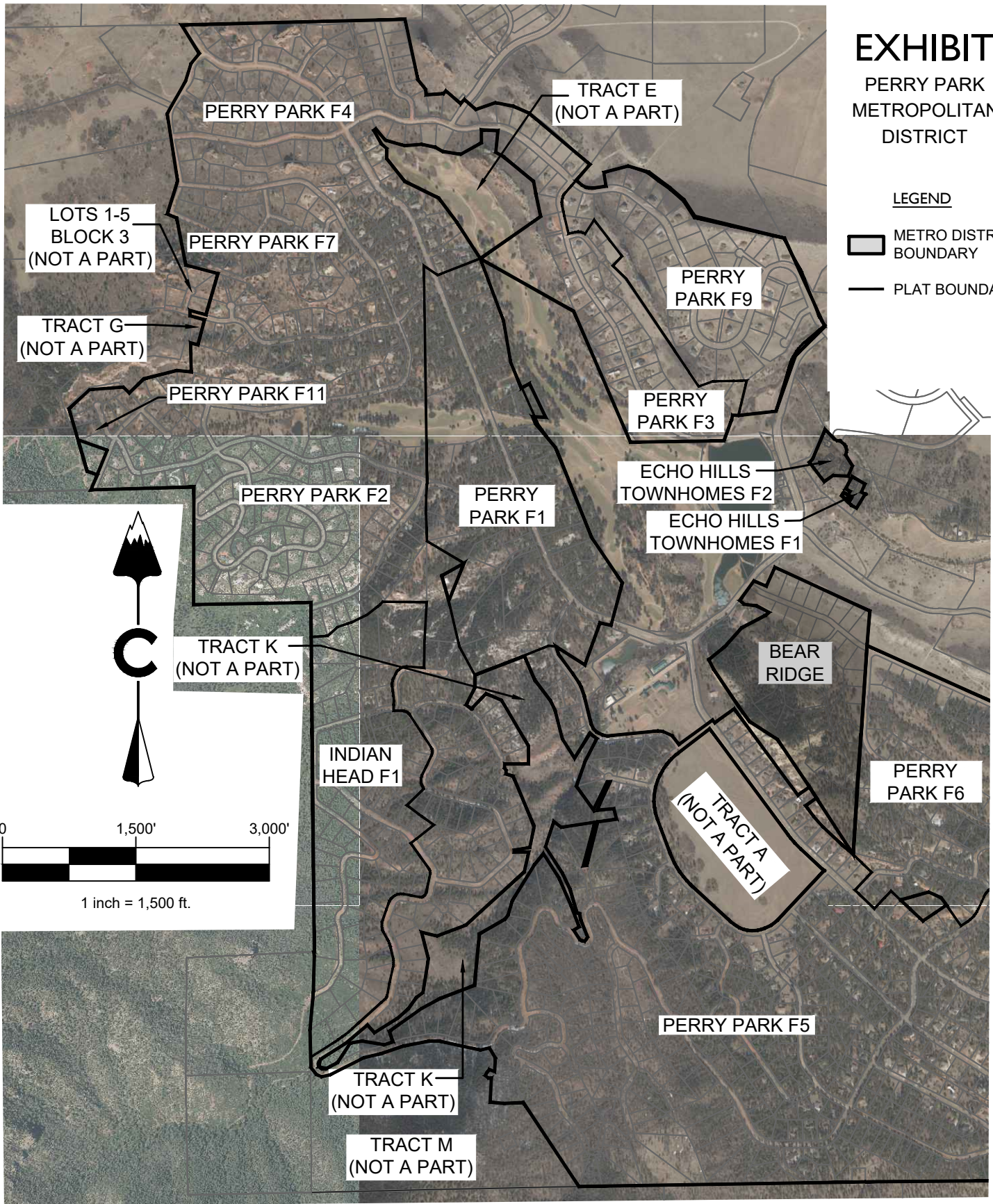
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EXHIBIT

PERRY PARK METROPOLITAN DISTRICT

LEGEND

-  METRO DISTRICT BOUNDARY
-  PLAT BOUNDARY



LOTS 1-5
BLOCK 3
(NOT A PART)

TRACT G
(NOT A PART)

TRACT E
(NOT A PART)

PERRY
PARK F9

PERRY PARK F11

PERRY
PARK F3

PERRY PARK F2

PERRY
PARK F1

ECHO HILLS
TOWNHOMES F2

ECHO HILLS
TOWNHOMES F1

TRACT K
(NOT A PART)

BEAR
RIDGE

INDIAN
HEAD F1

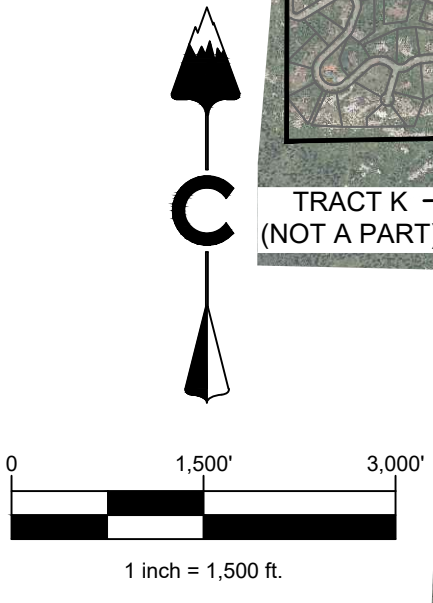
TRACT A
(NOT A PART)

PERRY
PARK F6

PERRY PARK F5

TRACT K
(NOT A PART)

TRACT M
(NOT A PART)



MATCHLINE - SHEET 4&5 OF 5

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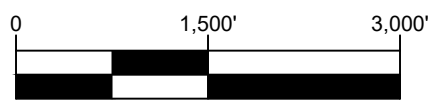
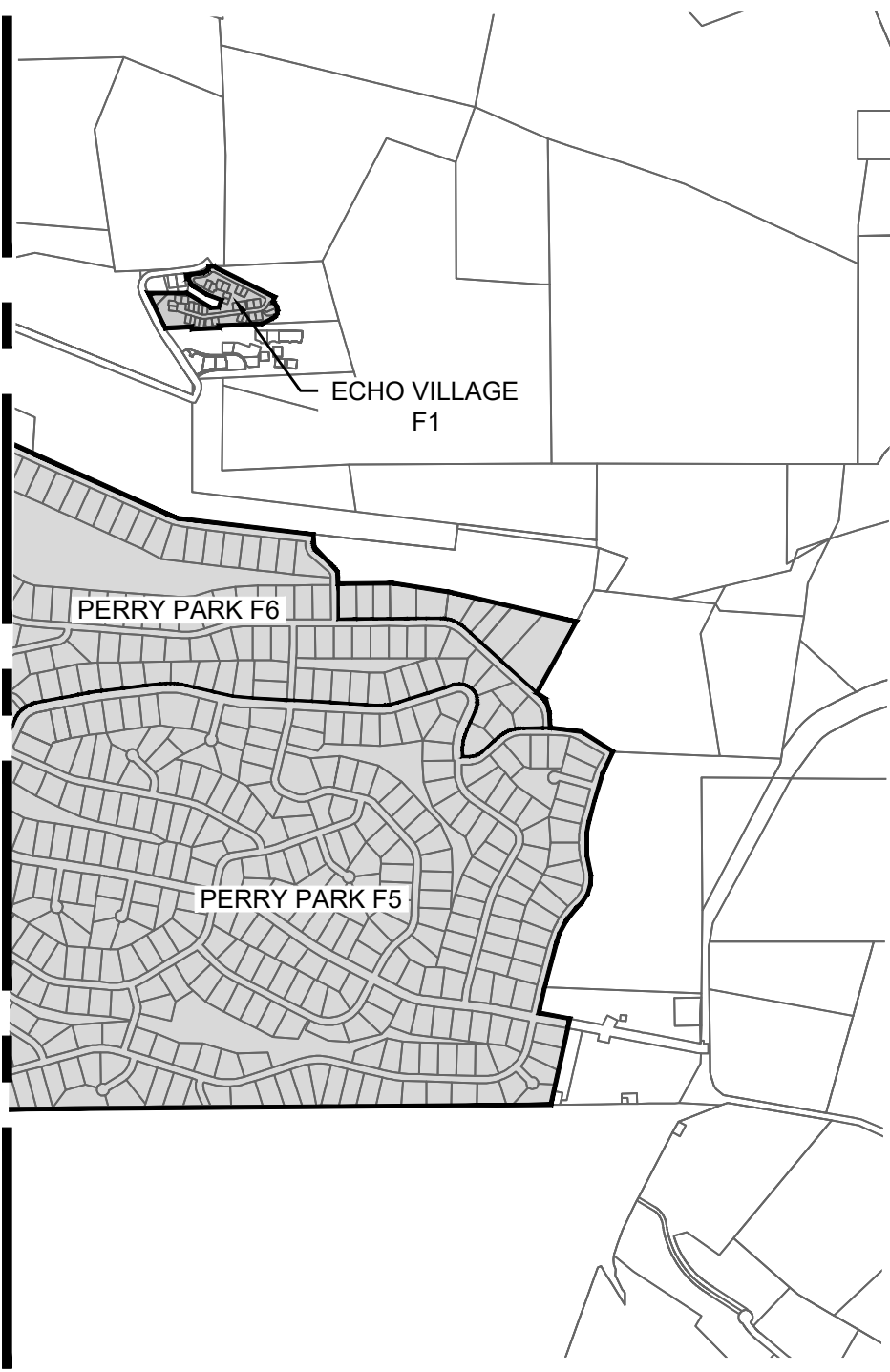
PROJECT: 22-051
DATE: 12/21/2022
SHEET 3 OF 5

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REVIEWED BY: JCA

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MATCHLINE - SHEET 2 OF 5





1 inch = 1,500 ft.

EXHIBIT

PERRY PARK
METROPOLITAN
DISTRICT

LEGEND

-  METRO DISTRICT BOUNDARY
-  PLAT BOUNDARY

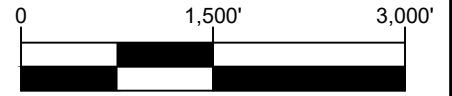
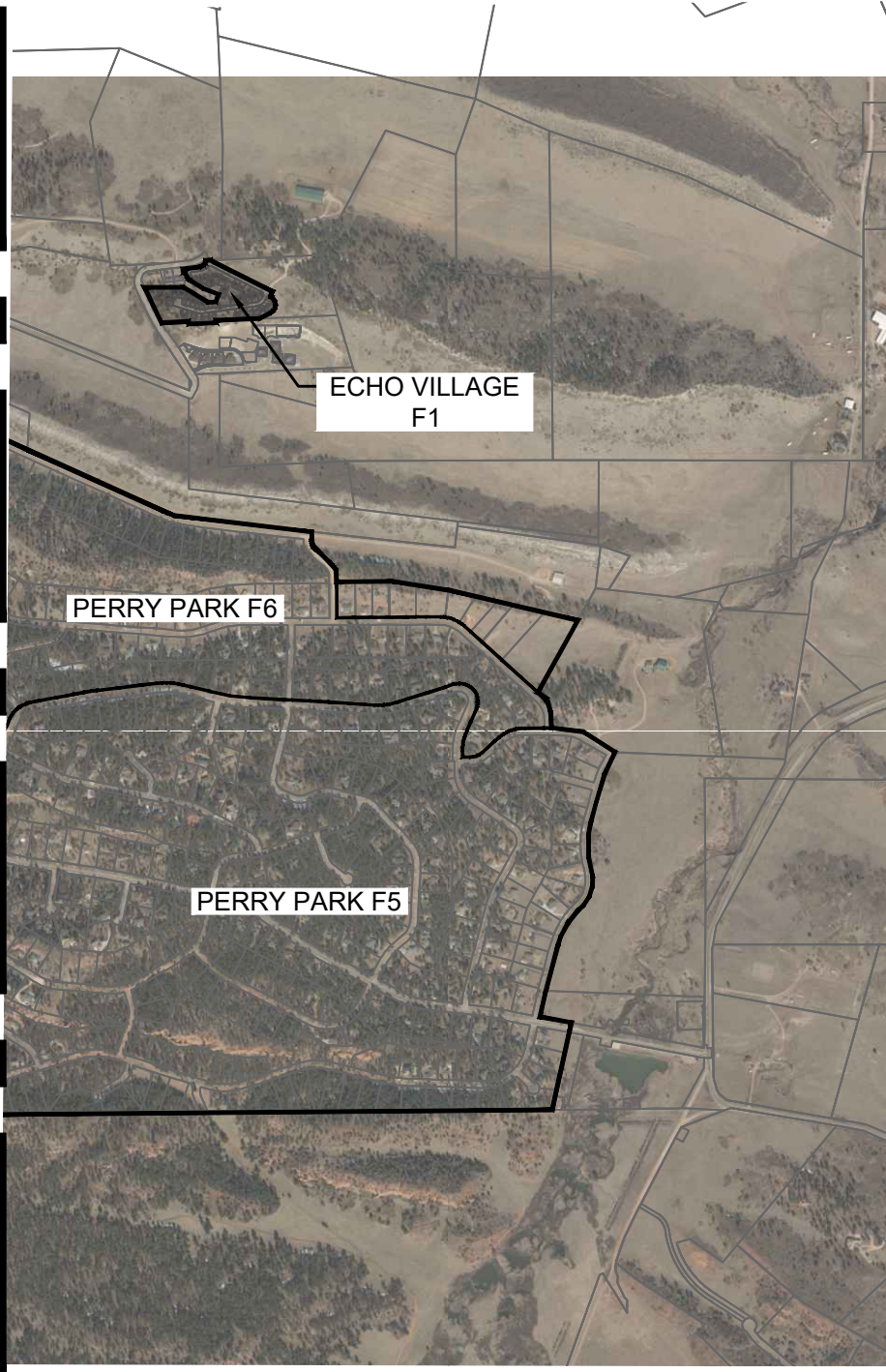
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PROJECT: 22-051 DRAWN BY: BL
DATE: 12/21/2022 REVIEWED BY: JCA
SHEET 4 OF 5



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MATCHLINE - SHEET 2 OF 5





1 inch = 1,500 ft.

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SHEET 5 OF 5

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