

RESOLUTION NO. R-015- 037

THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

A RESOLUTION APPROVING THE AMENDED SERVICE PLAN OF
ROXBOROUGH VILLAGE METROPOLITAN DISTRICT

WHEREAS, on December 15, 2014, an amended service plan for the Roxborough Village Metropolitan District ("Amended Service Plan") was filed with the Douglas County Clerk and Recorder ("Clerk"), and the Clerk, on behalf of the Board of County Commissioners ("Board"), mailed a Notice of Filing of Special District Amended Service Plan to the Division of Local Government in the Department of Local Affairs on December 19, 2014; and

WHEREAS, on February 2, 2015, the Douglas County Planning Commission recommended approval of the Amended Service Plan to the Board; and

WHEREAS, on February 24, 2015, the Board set a public hearing on the Amended Service Plan for March 10, 2015 ("Public Hearing"), and (1) ratified publication of the notice of the date, time, location and purpose of such Public Hearing, which was published in *The Douglas County News-Press* on February 5, 2015 and February 12, 2015; and (2) caused notice of the date, time and location of the Public Hearing to be mailed on February 13, 2015 and February 17, 2015, to the governing body of the existing municipalities and special districts which have levied an *ad valorem* tax within the next preceding tax year and which have boundaries within a radius of three miles of the boundaries of Roxborough Village Metropolitan District ("District") and, on February 13, 2015 and February 17, 2015, to the petitioners and to the property owners, pursuant to the provisions of § 32-1-204(1.5), C.R.S.; and

WHEREAS, on March 10, 2015, a Public Hearing on the Amended Service Plan was opened at which time all interested parties, as defined in § 32-1-204, C.R.S., were afforded an opportunity to be heard, and all testimony and evidence relevant to the Amended Service Plan was heard, received and considered.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF DOUGLAS, STATE OF COLORADO, THAT:

Section 1. The Board does hereby determine that all procedural requirements of §§ 32-1-201, *et seq.*, C.R.S., relating to the Amended Service Plan have been fulfilled and that the Board has jurisdiction in the matter.

Section 2. The Board does hereby find:

(a) that there is sufficient existing and projected need for a continuation of organized service in the area to be serviced by the District; and

(b) that the District is capable of continuing to provide economical and sufficient service to the area within the boundaries; and

(c) that the area included in the District has the financial ability to discharge its indebtedness on a reasonable basis; and

(d) that adequate service is not, or will not be, available to the area through Douglas County or other existing municipal or quasi-municipal corporations, including existing special districts, within a reasonable time and on a comparable basis; and

(e) that the facility and service standards of the District are compatible with the facility and service standards of Douglas County and each municipality which is an interested party under § 32-1-204, C.R.S.; and

(f) that the proposal is in substantial compliance with the Douglas County Comprehensive Master Plan; and

(g) that the proposal is in compliance with any duly adopted county, regional, or state long-range water quality management plan for the area; and

(h) that the continuation of the District will be in the best interests of the area which is being served; and

(i) that the Amended Service Plan, based upon the statements set forth in the Amended Service Plan and upon all evidence presented at the Public Hearing on the Amended Service Plan, meets all conditions and requirements of §§ 32-1-201, *et seq.*, C.R.S.

Section 3. The Board hereby approves the Amended Service Plan without conditions; provided, however, that such action shall not imply the approval of any land development activity within the District or its service area, or of any specific number of buildable units identified in the Amended Service Plan, unless the Board has approved such development activity as part of a separate development review process.

Section 4. The legal description of the District is as provided in Exhibit A, attached hereto and incorporated herein by reference.

Section 5. A certified copy of this resolution shall be filed in the records of Douglas County.

PASSED AND ADOPTED this 10th day of March, 2015, in Castle Rock, Douglas
County, Colorado.

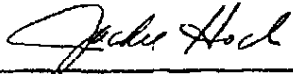
THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF DOUGLAS, COLORADO

BY:



Chair

ATTEST:



JACKIE HOCK

Deputy Clerk

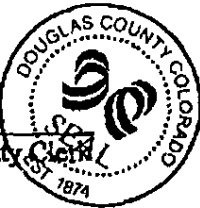


EXHIBIT A
(Legal Description)

ROXBOROUGH VILLAGE LEGAL DESCRIPTION

THREE TRACTS OF LAND LYING WITHIN THE S1/2 SE1/4 OF SECTION 35, TOWNSHIP 6 SOUTH, THE NW1/4 AND PART OF THE SW1/4 OF SECTION 1, THE E1/2 OF SECTION 2 AND THE E1/2 OF SECTION 11, TOWNSHIP 7 SOUTH, ALL IN RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF DOUGLAS, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TRACT NO. 1

BEGINNING AT THE N1/4 CORNER OF SAID SECTION 1;

THENCE S00°27'04"E A DISTANCE OF 2645.51 FEET ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 1 TO THE CENTER OF SAID SECTION 1;

THENCE S88°30'23"W A DISTANCE OF 2609.54 FEET ALONG THE EAST-WEST CENTERLINE OF SAID SECTION 1 TO A POINT ON THE EASTERLY R.O.W. LINE OF DOUGLAS COUNTY ROAD NO. 5 (RAMPART ROAD). SAID POINT BEING N88°30'23"E A DISTANCE OF 18.56 FEET FROM THE N1/4 CORNER OF SAID SECTION 1;

THENCE N00°34'12"W A DISTANCE OF 2697.45 FEET ALONG THE SAID EASTERLY R.O.W. LINE TO A POINT ON THE NORTH LINE OF THE SAID NW1/4 OF SECTION 1, SAID POINT BEING N89°38'47"E A DISTANCE OF 27.05 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 1;

THENCE N89°38'47"E A DISTANCE OF 2514.71 FEET ALONG THE SAID NORTH LINE TO THE POINT OF BEGINNING, CONTAINING 160.186 ACRES, MORE OR LESS.

TRACT NO. 2

BEGINNING AT THE CENTER OF SAID SECTION 2;

THENCE N00°56'44"W A DISTANCE OF 2697.17 FEET ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 2 TO THE N1/4 CORNER OF SAID SECTION 2;

THENCE N00°32'00"W A DISTANCE OF 1326.32 FEET ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 35 TO THE NORTHWEST CORNER OF THE SAID S1/2 SE1/4 OF SAID SECTION 35;

THENCE N89°27'31"E A DISTANCE OF 2595.70 FEET ALONG THE NORTH LINE OF SAID S1/2 SE1/4 TO A POINT ON THE WESTERLY R.O.W. LINE OF DOUGLAS COUNTY ROAD NO. 5 (RAMPART ROAD). SAID POINT BEING S89°27'31"W A DISTANCE OF 50.32 FEET FROM THE NORTHEAST CORNER OF THE SAID S1/2 SE1/4;

THENCE ALONG THE SAID WESTERLY R.O.W. LINE FOR THE FOLLOWING FIVE (5) COURSES:

1. THENCE S00°16'40"E A DISTANCE OF 1334.24 FEET TO A POINT ON THE NORTH LINE OF THE SAID E1/2 OF SAID SECTION 2, SAID POINT BEING S89°38'01"W A DISTANCE OF 52.95 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 2;

2. THENCE $S00^{\circ}34'12''E$ A DISTANCE OF 2697.80 FEET TO A POINT ON THE EAST-WEST CENTERLINE OF SAID SECTION 2, SAID POINT BEING $S89^{\circ}39'02''W$ A DISTANCE OF 61.44 FEET FROM THE E1/4 CORNER OF SAID SECTION 2;
3. THENCE $S00^{\circ}47'38''E$ A DISTANCE OF 2632.44 FEET TO A POINT ON THE NORTH LINE OF SAID SECTION 11, SAID POINT BEING $S89^{\circ}42'25''W$ A DISTANCE OF 30.00 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 11;
4. THENCE $S01^{\circ}01'14''E$ A DISTANCE OF 2559.75 FEET TO A POINT;
5. THENCE $S15^{\circ}18'25''E$ A DISTANCE OF 75.08 FEET TO THE E1/4 CORNER OF SAID SECTION 11;

THENCE $S00^{\circ}15'09''E$ A DISTANCE OF 1314.90 FEET ALONG THE EAST LINE OF THE SE1/4 OF SAID SECTION 11 TO THE SOUTHEAST CORNER OF THE NE1/4 SE1/4 OF SAID SECTION 11;

THENCE $S89^{\circ}40'18''W$ A DISTANCE 332.01 FEET ALONG THE SOUTH LINE OF THE SAID NE1/4 SE1/4 TO A POINT;

THENCE $N21^{\circ}58'00''W$ A DISTANCE OF 503.96 FEET TO A POINT ON THE EASTERLY BOUNDARY LINE OF ROXBOROUGH DOWNS AS RECORDED IN DOUGLAS COUNTY RECORDS UNDER RECEPTION NUMBER 141761;

THENCE ALONG THE SAID EASTERLY BOUNDARY LINE FOR THE FOLLOWING FIFTEEN (15) COURSES;

1. THENCE $N09^{\circ}18'00''W$ A DISTANCE OF 34.88 FEET TO A POINT;
2. THENCE $N16^{\circ}14'00''E$ A DISTANCE OF 583.00 FEET TO A POINT;
3. THENCE $N22^{\circ}30'00''W$ A DISTANCE OF 395.00 FEET TO A POINT;
4. THENCE $N82^{\circ}15'00''W$ A DISTANCE OF 307.00 FEET TO A POINT;
5. THENCE $N21^{\circ}48'00''W$ A DISTANCE OF 570.00 FEET TO A POINT;
6. THENCE $N07^{\circ}42'00''W$ A DISTANCE OF 335.00 FEET TO A POINT;
7. THENCE $N22^{\circ}16'00''W$ A DISTANCE OF 145.00 FEET TO A POINT;
8. THENCE $N31^{\circ}00'00''W$ A DISTANCE OF 412.00 FEET TO A POINT;
9. THENCE $N12^{\circ}52'00''W$ A DISTANCE OF 476.00 FEET TO A POINT;
10. THENCE $N40^{\circ}26'00''W$ A DISTANCE OF 238.00 FEET TO A POINT;
11. THENCE $N47^{\circ}40'00''W$ A DISTANCE OF 346.00 FEET TO A POINT;
12. THENCE $N00^{\circ}00'00''E$ A DISTANCE OF 460.00 FEET TO A POINT;

13. THENCE N29°18'00"W A DISTANCE OF 496.00 FEET TO A POINT;
14. THENCE N14°42'00"W A DISTANCE OF 2045.16 FEET TO A POINT ON THE SAID EAST-WEST CENTERLINE OF SAID SECTION 2;
15. THENCE S89°39'02"W A DISTANCE OF 59.63 FEET ALONG THE SAID EAST-WEST CENTERLINE TO THE POINT OF BEGINNING, CONTAINING 455.742 ACRES, MORE OR LESS.

TRACT NO. 3

THE NORTH 1/2 OF THE NORTH 1/2 OF THE SW1/4, SECTION 1, TOWNSHIP 7 SOUTH RANGE 69 WEST, OF THE 6TH PRINCIPAL MERIDIAN.

TRACT NO. 4

THE SOUTH 1/2 OF THE NORTH 1/2 OF THE SW1/4, SECTION 1, TOWNSHIP 7 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN.

together with

A TRACT OF LAND LOCATED IN SECTION 35, TOWNSHIP 6 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH ONE-QUARTER CORNER OF SAID SECTION 35, THENCE SOUTH 89 DEGREES 45 MINUTES 23 SECONDS WEST ALONG THE SOUTH LINE OF SAID SECTION 35 A DISTANCE OF 219.03 FEET, THENCE NORTH 18 DEGREES 06 MINUTES 00 SECONDS WEST A DISTANCE OF 3646.27 FEET, THENCE 130.57 FEET ALONG THE ARC OF A CURVE TO

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Exhibit A
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RECEIVED DATE : 06/21/99 15:48 FROM :

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LAND TITLE GUARANTEE COMPANY

SCHEDULE A

Our Order # CBB633021

THE RIGHT HAVING A CENTRAL ANGLE OF 22 DEGREES 27 MINUTES 41 SECONDS, A RADIUS OF 333.07 FEET AND A CHORD WHICH BEARS NORTH 59 DEGREES 13 MINUTES 41 SECONDS EAST, 129.74 FEET DISTANT; THENCE SOUTH 79 DEGREES 32 MINUTES 28 SECONDS EAST A DISTANCE OF 602.46 FEET; THENCE 246.31 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 15 DEGREES 04 MINUTES 53 SECONDS AND A RADIUS OF 931.65 FEET; THENCE SOUTH 64 DEGREES 23 MINUTES 35 SECONDS EAST A DISTANCE OF 258.44 FEET; THENCE 167.91 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 36 DEGREES 28 MINUTES 21 SECONDS AND A RADIUS OF 263.77 FEET TO A POINT OF COMPOUND CURVATURE; THENCE 230.73 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 91 DEGREES 44 MINUTES 52 SECONDS AND A RADIUS OF 141.01 FEET; THENCE NORTH 14 DEGREES 36 MINUTES 49 SECONDS WEST A DISTANCE OF 341.95 FEET; THENCE 105.70 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 08 DEGREES 06 MINUTES 24 SECONDS AND A RADIUS OF 747.05 FEET; THENCE NORTH 06 DEGREES 30 MINUTES 25 SECONDS WEST A DISTANCE OF 170.28 FEET; THENCE 281.02 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 13 DEGREES 43 MINUTES 54 SECONDS AND A RADIUS OF 1072.55 FEET TO A POINT OF REVERSE CURVATURE; THENCE 181.34 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 15 DEGREES 47 MINUTES 20 SECONDS AND A RADIUS OF 688.06 FEET; THENCE NORTH 04 DEGREES 26 MINUTES 58 SECONDS WEST A DISTANCE OF 114.23 FEET; THENCE 163.39 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 23 DEGREES 29 MINUTES 17 SECONDS AND A RADIUS OF 694.05 FEET; THENCE NORTH 09 DEGREES 02 MINUTES 19 SECONDS EAST A DISTANCE OF 93.09 FEET; THENCE 238.88 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 32 DEGREES 00 MINUTES 45 SECONDS AND A RADIUS OF 414.59 FEET; THENCE NORTH 42 DEGREES 03 MINUTES 04 SECONDS EAST A DISTANCE OF 347.45 FEET; THENCE 417.30 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 83 DEGREES 24 MINUTES 06 SECONDS AND A RADIUS OF 286.68 FEET; THENCE SOUTH 54 DEGREES 32 MINUTES 50 SECONDS EAST A DISTANCE OF 256.66 FEET; THENCE 239.58 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 14 DEGREES 38 MINUTES 06 SECONDS AND A RADIUS OF 937.95 FEET; THENCE SOUTH 39 DEGREES 54 MINUTES 44 SECONDS EAST A DISTANCE OF 216.09 FEET; THENCE 225.96 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 05 DEGREES 39 MINUTES 58 SECONDS, A RADIUS OF 2284.93 FEET AND A CHORD WHICH BEARS SOUTH 42 DEGREES 44 MINUTES 43 SECONDS EAST, 225.67 FEET DISTANT; THENCE SOUTH 00 DEGREES 25 MINUTES 06 SECONDS EAST A DISTANCE OF 620.15 FEET; THENCE NORTH 89 DEGREES 47 MINUTES 35 SECONDS EAST A DISTANCE OF 1291.71 FEET; THENCE SOUTH 00 DEGREES 07 MINUTES 06 SECONDS EAST A DISTANCE OF 1324.92 FEET; THENCE SOUTH 89 DEGREES 34 MINUTES 18 SECONDS WEST A DISTANCE OF 4.04 FEET; THENCE SOUTH 00 DEGREES 03 MINUTES 44 SECONDS EAST 843.10 FEET; THENCE SOUTH 00 DEGREES

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LAND TITLE GUARANTEE COMPANY
SCHEDULE A

Our Order # C88633021

18 MINUTES 37 SECONDS EAST A DISTANCE OF 485.53 FEET; THENCE
SOUTH 89 DEGREES 35 MINUTES 38 SECONDS WEST A DISTANCE OF
2594.73 FEET; THENCE SOUTH 00 DEGREES 30 MINUTES 52 SECONDS
EAST A DISTANCE OF 1326.31 FEET TO THE POINT OF BEGINNING,
EXCEPT ANY PORTION LYING WITHIN WATERTON ROAD ALSO KNOWN AS
COUNTY ROAD NO. 7.

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Exhibit A
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SUNSET MANAGEMENT