



February 16, 2018

**VIA REGISTERED US MAIL**

**Ms. Emily Wrenn, Clerk to Douglas County Commissioners**

**Douglas County**

Office of the County Clerk & Recorder

100 Third Street

Castle Rock, CO 80104

**SUBJECT:** *Notification of Annexation Hearing by the Parker Town Council, In Accordance With Section 31-12-108(2), C.R.S.*

**Name of Proposed Annexation:** *Heirloom Parkway Serial I Right-of-Way Property*

**Dear Ms. Wrenn:**

The purpose of this letter is to inform Douglas County about the Public Hearing Date scheduled by the Town of Parker Town Council concerning the above referenced application. Under Colorado Law, municipalities conducting hearings on proposed annexations are required to notify County Governments, special taxing districts, schools and Title 32 districts of the proposed hearing. This notice satisfies the Town's requirement under Colorado Revised Statutes.

Please be advised that the hearing is scheduled for March 19, 2018. For reference, a copy of the following has been enclosed:

- *Resolution No. 18-006 setting the Public Hearing Date for the Annexation Hearing*
- *Vicinity Map*

**Sincerely,**

A handwritten signature in blue ink, appearing to read "Carol Baumgartner", is written over a light blue rectangular background.

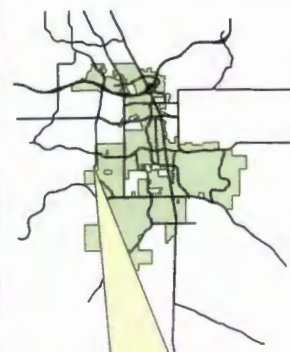
**Carol Baumgartner**

*Town Clerk, Town of Parker*





**PARKER**  
COLORADO

**Heirloom Parkway Serial I**  
Annexation  
Case No ANX17-004



Heirloom Parkway Row Serial I

**Legend**

-  Town Boundary
-  Property Boundary

**Narrative:**  
The Town proposes to annex a portion of Heirloom Parkway Right-of-Way (ROW) between Hess and Chambers Roads.

**Planner:**  
Carolyn Parkinson  
**Hearing Schedules:**

**Town Council:**  
1st reading March 5, 2018  
2nd reading March 19, 2018





RESOLUTION NO. 18-006, Series of 2018

**TITLE: A RESOLUTION TO DETERMINE THAT THE HEIRLOOM PARKWAY SERIAL I PROPERTY ANNEXATION PETITION SUBSTANTIALLY COMPLIES WITH THE REQUIREMENTS OF THE ANNEXATION ACT OF 1965 AND TO SET A PUBLIC HEARING DATE FOR MARCH 19, 2018**

WHEREAS, the Petitioner Town of Parker owns certain real property in Douglas County, which is described on attached **Exhibit A**;

WHEREAS, pursuant to Colo. Rev. Stat. § 31-12-107, this Town Council, sitting as the governing body of the Town of Parker, Colorado, hereby determines that the proposed annexation of the real property described in Exhibit A is in substantial compliance with § 31-12-107(1); and

WHEREAS, the Town Council of the Town of Parker, Colorado, has satisfied itself concerning the substantial compliance for the proposed annexation to and by the Town of Parker, Colorado.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF PARKER, COLORADO, AS FOLLOWS:

Section 1. The proposed annexation of the real property described in Exhibit A (the "Property"), substantially complies with Colo. Rev. Stat. § 31-12-107(1).

Section 2. A public hearing on said annexation will be conducted on March 19, 2018, at the Town of Parker Town Hall, which is located at 20120 East Mainstreet, Parker, Colorado, 80138, to determine if the proposed annexation complies with C.R.S. §§ 31-12-104 and 31-12-105 or such part thereof as may be required to establish eligibility under the terms of Title 31, Article 12, Part 1, as amended, known as the Municipal Annexation Act of 1965, and the Constitution of the State of Colorado, Article II, Section 30, as amended.

Section 3. Any person living within the area proposed to be annexed, any landowner of lands thereof, any resident of the municipality to which the area is proposed to be annexed, any municipality located within one mile of the proposed annexation, or the Board of County Commissioners of Douglas County, may appear at such hearing and present evidence upon any matter to be determined by the Town Council.

RESOLVED AND PASSED this \_\_\_\_ day of \_\_\_\_\_, 2018.

TOWN OF PARKER, COLORADO

\_\_\_\_\_  
Mike Waid, Mayor

ATTEST:

\_\_\_\_\_  
Carol Baumgartner, Town Clerk

## EXHIBIT A

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF DOUGLAS, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER QUARTER CORNER OF SAID SECTION 30;

THENCE ALONG THE EASTERLY LINE OF SAID NORTHWEST QUARTER NORTH 00°26'47" WEST, A DISTANCE OF 815.24 FEET TO THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF HEIRLOOM PARKWAY RECORDED AT RECEPTION NUMBER 2011071755 IN THE RECORDS OF THE DOUGLAS COUNTY CLERK AND RECORDER'S OFFICE, THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 486.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS NORTH 73°05'39" WEST, AND THE POINT OF BEGINNING;

THENCE ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE THE FOLLOWING (3) COURSES:

1. SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 30°01'59", AN ARC LENGTH OF 254.75 FEET;
2. TANGENT TO SAID CURVE SOUTH 46°56'20" WEST, A DISTANCE OF 214.47 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 414.00 FEET;
3. SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 35°41'29", AN ARC LENGTH OF 257.89 FEET;

THENCE DEPARTING SAID SOUTHEASTERLY RIGHT-OF-WAY LINE NORTH 78°45'09" WEST, A DISTANCE OF 72.00 FEET TO THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SAID HEIRLOOM PARKWAY AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 486.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 78°45'09"EAST;

THENCE ALONG THE NORTHWESTERLY RIGHT-OF-WAY LINES OF SAID HEIRLOOM PARKWAY THE FOLLOWING (5) COURSES:

1. NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 35°41'29", AN ARC LENGTH OF 302.75 FEET;
2. TANGENT TO SAID CURVE NORTH 46°56'20" EAST, A DISTANCE OF 214.47 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 414.00 FEET;
3. NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 42°04'17", AN ARC LENGTH OF 303.99 FEET;
4. TANGENT TO SAID CURVE NORTH 04°52'03" EAST, A DISTANCE OF 100.00 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE EASTERLY HAVING A RADIUS OF 686.00 FEET;
5. NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 15°38'09", AN ARC LENGTH OF 187.21 FEET TO SAID EASTERLY LINE OF THE NORTHWEST QUARTER;

THENCE ALONG SAID EASTERLY LINE SOUTH 00°26'47" EAST, A DISTANCE OF 387.92 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 1.553 ACRES, (67,668 SQUARE FEET) MORE OR LESS.