



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 II 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. 18-007 setting the Public Hearing Date for the Annexation Hearing*
- *Vicinity Map*

Sincerely,

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

Carol Baumgartner
Town Clerk, Town of Parker

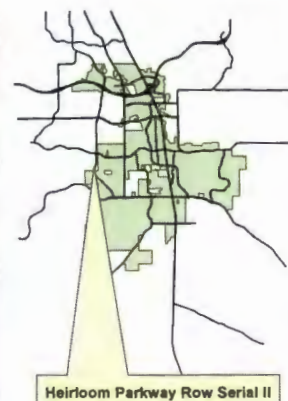


PARKER
COLORADO

Heirloom Parkway Serial II



Annexation

Case No ANX17-005



Heirloom Parkway Row Serial II

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



Heirloom Parkway Serial II

RESOLUTION NO. 18-007, Series of 2018

TITLE: A RESOLUTION TO DETERMINE THAT THE HEIRLOOM PARKWAY SERIAL II 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, AND 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;

THENCE ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE THE FOLLOWING (4) 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 TO THE POINT OF BEGINNING;
4. TANGENT TO SAID CURVE SOUTH 11°14'51" WEST, A DISTANCE OF 109.12 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF HESS ROAD RECORDED AT RECEPTION NO. 2008053065 IN SAID RECORDS AND THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 2800.00 FEET, THE RADIUS POINT OF SAID CURVE BEARS SOUTH 11°59'03" WEST;

THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY LINE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 01°28'24", AN ARC LENGTH OF 72.00 FEET TO THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SAID HEIRLOOM PARKWAY;

THENCE ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE NON-TANGENT TO SAID CURVE NORTH 11°14'51" EAST, A DISTANCE OF 109.12 FEET;

THENCE DEPARTING SAID NORTHWESTERLY RIGHT-OF-WAY LINE SOUTH 78°45'09" EAST, A DISTANCE OF 72.00 FEET TO THE POINT OF BEGINNING.

CONTAINING AN AREA OF 0.180 ACRES, (7,846 SQUARE FEET), MORE OR LESS.