



**Board of County Commissioners**

**Eva J. Henry - District #1**  
**Charles "Chaz" Tedesco - District #2**  
**Emma Pinter - District #3**  
**Steve O'Dorisio - District #4**  
**Mary Hodge - District #5**

**PUBLIC HEARING AGENDA**

NOTICE TO READERS: The Board of County Commissioners' meeting packets are prepared several days prior to the meeting. This information is reviewed and studied by the Board members to gain a basic understanding, thus eliminating lengthy discussions. Timely action and short discussion on agenda items does not reflect a lack of thought or analysis on the Board's part. An informational packet is available for public inspection in the Board's Office one day prior to the meeting.

**THIS AGENDA IS SUBJECT TO CHANGE**

**Tuesday**  
**August 20, 2019**  
**9:30 AM**

- 1. ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. MOTION TO APPROVE AGENDA**
- 4. AWARDS AND PRESENTATIONS**
- 5. PUBLIC COMMENT**

**A. Citizen Communication**

**A total of 30 minutes is allocated at this time for public comment and each speaker will be limited to 3 minutes. If there are additional requests from the public to address the Board, time will be allocated at the end of the meeting to complete public comment. The chair requests that there be no public comment on issues for which a prior public hearing has been held before this Board.**

**B. Elected Officials' Communication**

**6. CONSENT CALENDAR**

- A.** List of Expenditures Under the Dates of August 5-9, 2019
- B.** Minutes of the Commissioners' Proceedings from August 13, 2019
- C.** Resolution Accepting Quitclaim Deed Conveying Property from Jorge Isaac Medina-Herrera to Adams County, for the Dedication of road Right-of-Way  
(File approved by ELT)

- D.** Resolution Accepting Warranty Deed Conveying Property from Waldo H. Aguilar and Aurora T. Aguilar to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- E.** Resolution Accepting Warranty Deed Conveying Property from Emily Minh Le to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- F.** Resolution Accepting Warranty Deed Conveying Property from Joel Meier to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- G.** Resolution Accepting Quitclaim Deed Conveying Property from Leopoldo Cano Vazquez to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- H.** Resolution Accepting Quitclaim Deed Conveying Property from Mary R. Carney and Nathan W. Westlund to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- I.** Resolution Accepting Quitclaim Deed Conveying Property from Mitchell Ronald Espinoza to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- J.** Resolution Accepting a Quitclaim Deed from 220 E. 56th, LLC, to Adams County for Road Right-of-Way  
(File approved by ELT)
- K.** Resolution Accepting Quitclaim Deed Conveying Property from Samuel Cabral to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- L.** Resolution Accepting Quitclaim Deed Conveying Property from Lori L. Riojas and Steven Riojas to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- M.** Resolution Accepting Warranty Deed Conveying Property from Patricia Ortiz and Madeline Parra to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- N.** Resolution Accepting Warranty Deed Conveying Property from Fidel Mendez and Martha Mendez to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- O.** Resolution Accepting Quitclaim Deed Conveying Property from Susan G. Yoshimura and Jay A. Yoshimura to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- P.** Resolution Accepting Warranty Deed Conveying Property from Joseph R. Florez and Virginia M. Florez to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- Q.** Resolution Accepting Warranty Deed Conveying Property from Richard T. Fiskum to Adams County, for the dedication of Road Right-of-Way  
(File approved by ELT)

- R.** Resolution Accepting Warranty Deed Conveying Property from Jeffrey Barger and Roxana Barger to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- S.** Resolution Accepting Warranty Deed Conveying Property from Kevin Ray Kitzmann and Patricia Ann Kitzmann to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- T.** Resolution Accepting a Warranty Deed Conveying Property from Gloria Calabrese to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- U.** Resolution Accepting a Permanent Drainage Easement from the Hyland Hills Park and Recreation District to Adams County, for Drainage Purposes  
(File approved by ELT)
- V.** Resolution Accepting a Warranty Deed Conveying Property from Hyland Hills Park and Recreation District to Adams County, for the Dedication of Road Right-of-Way  
(File approved by ELT)
- W.** Resolution Authorizing the Acquisition of Property Interests Necessary for the Construction of Improvements for the York Street Improvement Project - York Street from East 78th Avenue to Highway 224  
(File approved by ELT)
- X.** Resolution Approving the Intergovernmental Agreement between Adams County and 27J School District Regarding Colorado Preschool Program for 2019-2020  
(File approved by ELT)
- Y.** Resolution Approving Signature Authority for the Adams County Human Services Director to Execute Expenditure Authorizations and Related Documents on Behalf of Adams County  
(File approved by ELT)
- Z.** Resolution Setting the Service Plan Hearing Date for Promontory Metropolitan District Nos 1-5 (PLN2019-00009)  
(File approved by ELT)
- AA.** Resolution Approving Right-of-Way Agreement between Adams County and Margaret Ann Rose and James Lee Ruscetta, for a Utility Easement Necessary for the York Street Improvements Project - York Street from East 78th Avenue to Highway 224  
(File approved by ELT)
- AB.** Resolution Approving Right-of-Way Agreement between Adams County and Fredric M. Sims, Trustee, for a Utility Easement Necessary for the York Street Improvements Project - York Street from East 78th Avenue to Highway 224  
(File approved by ELT)
- AC.** Resolution Approving Contract Cost Amendment between Adams County and University of Colorado Hospital Authority to Provide Medicaid Application Processing Services  
(File approved by ELT)
- AD.** Resolution Accepting Quitclaim Deed Conveying Property from Trustile Properties, LLC, to Adams County for the Dedication of Road Right-of-Way for East 71st Avenue  
(File approved by ELT)

- AE.** Resolution Accepting a Permanent Drainage Easement from Trustile Properties, LLC, to Adams County for Storm Water Drainage Purposes  
(File approved by ELT)
- AF.** Resolution Accepting a Permanent Access Easement from Trustile Properties, LLC, to Adams County for Access Purposes  
(File approved by ELT)
- AG.** Resolution Appointing Damon Barry as a Member of the Adams County Opportunity Zone Task Force  
(File approved by ELT)
- AH.** Resolution Appointing Joseph Libkey Jr. as a Member of the Adams County Opportunity Zone Task Force  
(File approved by ELT)

**7. NEW BUSINESS**

**A. COUNTY MANAGER**

- 1.** Resolution Authorizing Third Supplemental Appropriations to the 2019 Adams County Government Budget  
(File approved by ELT)

**B. COUNTY ATTORNEY**

**8. Motion to Adjourn into Executive Session Pursuant to C.R.S. 24-6-402(4)(b) for the Purpose of Receiving Legal Advice Regarding Proposed Restructure**

**9. LAND USE HEARINGS**

**A. Cases to be Heard**

- 1.** PRC2018-00021 Center Greenhouse  
(File approved by ELT)
- 2.** PLN2019-00007 Berkley Shores Metro District Service Plan  
(File approved by ELT)

**10. ADJOURNMENT**

**AND SUCH OTHER MATTERS OF PUBLIC BUSINESS WHICH MAY ARISE**



**County of Adams**  
**Net Warrant by Fund Summary**

<b>Fund Number</b>	<b>Fund Description</b>	<b>Amount</b>
1	General Fund	1,831,675.51
4	Capital Facilities Fund	58,646.27
5	Golf Course Enterprise Fund	40,373.22
6	Equipment Service Fund	410,850.68
7	Stormwater Utility Fund	2,826.00
13	Road & Bridge Fund	422,564.51
19	Insurance Fund	198,572.35
25	Waste Management Fund	9,507.50
27	Open Space Projects Fund	5,900.00
28	Open Space Sales Tax Fund	8,590.66
30	Community Dev Block Grant Fund	8,060.00
31	Head Start Fund	2,000.86
35	Workforce & Business Center	360.00
43	Colorado Air & Space Port	30,289.64
50	FLATROCK Facility Fund	3,841.03
		<u>3,034,058.23</u>

## Net Warrants by Fund Detail

1General Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00005436	545155	JP MORGAN CHASE BANK NA	08/05/19	759,652.63
00005437	776355	ADAPT PHARMA INC	08/05/19	9,900.00
00005438	378404	CARUSO JAMES LOUIS	08/06/19	5,125.00
00005439	37193	CINA & CINA FORENSIC CONSULTIN	08/06/19	1,347.80
00005442	506303	BIBI'S EGG ROLLS	08/07/19	872.00
00005443	354867	BLUE SKY CONCESSIONS LLC	08/07/19	10,832.00
00005444	506296	DC CONCESSIONS INC	08/07/19	6,578.00
00005445	278825	GRAMMYS GOODIES LLC	08/07/19	7,548.00
00005446	734847	JONES DARLA B	08/07/19	3,484.00
00005447	624497	KONA ICE OF NORTHERN COLO	08/07/19	1,012.00
00005448	734991	ORTEGA JOHN	08/07/19	7,031.00
00005449	506289	SNOWBALL EXPRESS	08/07/19	1,439.00
00005450	465183	PITNEY BOWES BANK	08/08/19	16,000.00
00739889	895657	DOMINQUEZ MANUEL	08/03/19	500.00
00739890	115623	HERNANDEZ ROGELIO	08/03/19	2,100.00
00739891	410759	ABC LEGAL SERVICES	08/06/19	19.00
00739893	385085	ALL STAR HOOD CLEANING	08/06/19	595.00
00739896	890707	ANGCOS ROBERT	08/06/19	19.00
00739897	881061	ANSTINE JULIE ANN	08/06/19	19.00
00739900	219183	BALL FRANK J	08/06/19	19.00
00739901	890741	BARRIENTOS ALBERT RAMON	08/06/19	19.00
00739902	37424	BC SERVICES INC	08/06/19	19.00
00739904	494250	BLACK ROOFING INC	08/06/19	8,847.00
00739905	13887	BOULDER COUNTY SHERIFF	08/06/19	25.80
00739906	13160	BRIGHTON CITY OF (WATER)	08/06/19	4,160.05
00739907	13160	BRIGHTON CITY OF (WATER)	08/06/19	989.20
00739908	13160	BRIGHTON CITY OF (WATER)	08/06/19	124.80
00739909	13160	BRIGHTON CITY OF (WATER)	08/06/19	23,527.63
00739910	13160	BRIGHTON CITY OF (WATER)	08/06/19	19,165.24
00739913	491853	CENTER POINT ENERGY SERVICES R	08/06/19	471.49
00739914	491853	CENTER POINT ENERGY SERVICES R	08/06/19	836.60
00739915	491853	CENTER POINT ENERGY SERVICES R	08/06/19	94.04
00739916	491853	CENTER POINT ENERGY SERVICES R	08/06/19	4,869.40
00739917	28303	CENTURA HEALTH	08/06/19	4,800.00
00739918	37266	CENTURY LINK	08/06/19	205.39
00739922	6331	COLO ASSESSORS ASSN	08/06/19	115.00

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1General Fund

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00739923	2774	COLO ASSN OF TAX APPRAISERS	08/06/19	3,945.00
00739924	890769	CORDOVA PAUL RICHARD	08/06/19	19.00
00739925	42296	COSTAR COMPS	08/06/19	3,981.97
00739926	491307	CREDIT SERVICE COMPANY	08/06/19	19.00
00739928	163136	DEEP ROCK WATER	08/06/19	150.66
00739929	613346	DELEON RYAN	08/06/19	101.92
00739930	315529	DENVER COUNTY SHERIFF	08/06/19	46.55
00739931	547030	DEPARTMENT OF HUMAN SERVICES	08/06/19	19.00
00739934	35867	ELDORADO ARTESIAN SPRINGS INC	08/06/19	38.95
00739935	374467	EZ MESSENGER	08/06/19	38.00
00739936	890797	FARMER KELLY	08/06/19	19.00
00739937	13454	FEDERAL EXPRESS CO	08/06/19	25.74
00739938	47723	FEDEX	08/06/19	220.81
00739939	895015	FRANKLIN JUSTIN	08/06/19	19.00
00739940	895212	FRAUSTO BERTHA	08/06/19	400.00
00739942	890774	GIRO AUTO SALES	08/06/19	19.00
00739943	890745	GIRSCH AND ROTTMAN PC	08/06/19	19.00
00739944	278825	GRAMMYS GOODIES LLC	08/06/19	478.50
00739945	890715	HALLIDAY WATKINS AND MANN	08/06/19	75.00
00739946	323337	HIGH PLAINS REPORTING & TRANSC	08/06/19	48.75
00739947	358482	HOLST AND BOETTCHER	08/06/19	19.00
00739949	13565	INTERMOUNTAIN REA	08/06/19	28.95
00739950	62528	JEFFERSON COUNTY SHERIFF'S CIV	08/06/19	10.00
00739951	890732	KANE DANIEL DAVID	08/06/19	66.00
00739952	40395	KUMAR & ASSOCIATES INC	08/06/19	595.00
00739954	890720	LEIGH DOUGLAS	08/06/19	19.00
00739956	895011	MAPLES ROBERT	08/06/19	19.00
00739959	256250	MCCANN DAVIS	08/06/19	66.00
00739960	890752	MCCULLEY BUNNING KAYLA K	08/06/19	19.00
00739961	890777	MEDINA ANGELICA CHARMAINE	08/06/19	19.00
00739962	895007	MITZE KATHRYN LOUISE	08/06/19	19.00
00739963	374475	MOORE LAW GROUP APC	08/06/19	38.00
00739964	729945	MULTIVISTA COLORADO LLC	08/06/19	200.00
00739965	895017	MUNOZ-SIMINTAL MARIA FELIX	08/06/19	19.00
00739966	895008	NEWMAN MATHIS BRADY AND SPEDAL	08/06/19	19.00
00739967	810838	NEXT LEVEL PROPERTY MANAGEMENT	08/06/19	66.00

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1General Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00739968	124449	NMS LABS	08/06/19	12,323.60
00739969	230316	OLD DOMINION MANAGEMENT	08/06/19	132.00
00739970	890725	ORME TRAVIS KURT	08/06/19	66.00
00739971	890719	ORTIZ ALEANDRIA JANAE	08/06/19	19.00
00739972	516994	PARK 12 HUNDRED OWNERS ASSOCIA	08/06/19	15,934.96
00739973	100332	PERKINELMER GENETICS	08/06/19	50.00
00739974	895010	POLLINS MAIYSHA LASHONDA	08/06/19	19.00
00739975	895021	QUIJADA JOSE OSMI	08/06/19	19.00
00739977	8866	RED ROCKS COMMUNITY COLLEGE	08/06/19	104,775.30
00739978	537347	SANCHEZ MARITZA	08/06/19	850.00
00739980	13538	SHRED IT USA LLC	08/06/19	157.33
00739981	895022	SHUPE CARISSA J	08/06/19	19.00
00739982	617598	SIMON BROTHERS ROOFING & RESTO	08/06/19	19.00
00739984	13932	SOUTH ADAMS WATER & SANITATION	08/06/19	1,014.72
00739986	5916	STANLEY ACCESS TECH LLC	08/06/19	2,233.80
00739987	243343	STENGER AND STENGER	08/06/19	38.00
00739988	35108	STEVENS KOENIG REPORTING	08/06/19	858.45
00739989	599714	SUMMIT FOOD SERVICE LLC	08/06/19	258.77
00739990	52553	SWEEPSTAKES UNLIMITED	08/06/19	45.00
00739991	52553	SWEEPSTAKES UNLIMITED	08/06/19	45.00
00739994	66264	SYSTEMS GROUP	08/06/19	360.00
00739996	270589	TOP HAT FILE AND SERVE	08/06/19	19.00
00739997	890748	TUELLER AND GIBBS	08/06/19	19.00
00739998	890738	UNDERWOOD MORGEN DEAN	08/06/19	19.00
00739999	117701	UNIPATH	08/06/19	2,347.00
00740000	1007	UNITED POWER (UNION REA)	08/06/19	29,551.32
00740001	1007	UNITED POWER (UNION REA)	08/06/19	73.26
00740002	1007	UNITED POWER (UNION REA)	08/06/19	7,619.07
00740003	1007	UNITED POWER (UNION REA)	08/06/19	192.53
00740006	23977	VINCI LAW OFFICE	08/06/19	25.00
00740009	45300	VISION SOLUTIONS INC	08/06/19	5,000.00
00740010	890712	WALKER JEANNE KAYE	08/06/19	66.00
00740012	13822	XCEL ENERGY	08/06/19	13,425.37
00740013	13822	XCEL ENERGY	08/06/19	705.62
00740014	13822	XCEL ENERGY	08/06/19	77.04
00740015	13822	XCEL ENERGY	08/06/19	162.81

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1General Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00740016	13822	XCEL ENERGY	08/06/19	1,084.97
00740017	13822	XCEL ENERGY	08/06/19	46.43
00740018	13822	XCEL ENERGY	08/06/19	38.48
00740019	13822	XCEL ENERGY	08/06/19	40.81
00740020	13822	XCEL ENERGY	08/06/19	38.48
00740021	13822	XCEL ENERGY	08/06/19	95.72
00740022	13822	XCEL ENERGY	08/06/19	53.98
00740023	13822	XCEL ENERGY	08/06/19	38.39
00740024	13822	XCEL ENERGY	08/06/19	58.85
00740089	91631	ADAMSON POLICE PRODUCTS	08/09/19	325.00
00740092	3020	BENNETT TOWN OF	08/09/19	72.25
00740094	2914	BOB BARKER COMPANY	08/09/19	9,960.25
00740095	490725	BREAK THRU BEVERAGE	08/09/19	3,034.40
00740096	13160	BRIGHTON CITY OF (WATER)	08/09/19	21,378.23
00740097	13160	BRIGHTON CITY OF (WATER)	08/09/19	6,345.44
00740099	32564	CENTER FOR LEADERSHIP STUDIES	08/09/19	5,296.71
00740107	9902	CHEMATOX LABORATORY INC	08/09/19	391.00
00740108	647801	CML SECURITY LLC	08/09/19	7,764.30
00740110	612089	COMMERCIAL CLEANING SYSTEMS	08/09/19	75,810.08
00740112	506298	CORNMASTERS LLP	08/09/19	1,065.00
00740114	519505	DENOVO VENTURES LLC	08/09/19	5,230.00
00740116	52679	EAP GLASS SERVICE LLC	08/09/19	1,145.25
00740117	430532	EASTERN ADAMS COUNTY METROPOLI	08/09/19	805.30
00740119	13136	EMPLOYERS COUNCIL SERVICES INC	08/09/19	2,300.00
00740120	25579	ENTRAVISION COMMUNICATIONS	08/09/19	2,020.00
00740122	308958	FORT KNOX MAILBOX OF OREGON	08/09/19	13,138.45
00740123	671123	FOUND MY KEYS	08/09/19	2,160.00
00740124	783632	GAM ENTERPRISES INC	08/09/19	12,653.71
00740125	515112	GERMAN SPECIALTY FOODS INC	08/09/19	3,982.00
00740127	294059	GROUNDS SERVICE COMPANY	08/09/19	774.00
00740128	489684	HEWLETT-PACKARD ENTERPRISE CO	08/09/19	12,144.08
00740130	79260	IDEXX DISTRIBUTION INC	08/09/19	2,250.13
00740133	881878	KELYN TECHNOLOGIES	08/09/19	25,262.29
00740134	170624	KODIAK RANCH LLC	08/09/19	6,000.00
00740135	485045	KORBY LANDSCAPE LLC	08/09/19	8,030.80
00740136	85060	MILE HIGH GOLF CARS	08/09/19	9,486.60

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00740137	13719	MORGAN COUNTY REA	08/09/19	66.02
00740138	13591	MWI VETERINARY SUPPLY CO	08/09/19	5,304.74
00740140	845181	NILFISK INC	08/09/19	35,169.21
00740142	45515	OFFICE SCAPES	08/09/19	35,847.87
00740143	669732	PATTERSON VETERINARY SUPPLY IN	08/09/19	535.80
00740145	725956	PRUDENTIAL OVERALL SUPPLY	08/09/19	110.56
00740147	48059	RADIO RESOURCE INC	08/09/19	1,260.00
00740150	422902	ROADRUNNER PHARMACY INCORPORAT	08/09/19	548.00
00740154	145355	SANITY SOLUTIONS INC	08/09/19	1,055.50
00740155	36258	SATELLITE SHELTERS INC	08/09/19	2,015.00
00740157	574170	SCHULTZ PUBLIC AFFAIRS LLC	08/09/19	4,333.33
00740158	25335	STANLEY CONVERGENT SECURITY S	08/09/19	18,030.33
00740159	42818	STATE OF COLORADO	08/09/19	716.89
00740160	42818	STATE OF COLORADO	08/09/19	150.88
00740161	42818	STATE OF COLORADO	08/09/19	.49
00740162	42818	STATE OF COLORADO	08/09/19	.15
00740163	42818	STATE OF COLORADO	08/09/19	12.79
00740164	42818	STATE OF COLORADO	08/09/19	4.44
00740165	42818	STATE OF COLORADO	08/09/19	1,260.11
00740166	42818	STATE OF COLORADO	08/09/19	150.42
00740167	42818	STATE OF COLORADO	08/09/19	45.75
00740168	42818	STATE OF COLORADO	08/09/19	6.96
00740169	42818	STATE OF COLORADO	08/09/19	693.92
00740170	42818	STATE OF COLORADO	08/09/19	67.49
00740171	13949	STRASBURG SANITATION	08/09/19	1,758.60
00740172	506287	SUGAR'S CONCESSIONS INC	08/09/19	5,785.00
00740173	293662	SUMMIT LABORATORIES INC	08/09/19	480.00
00740174	426037	SWIRE COCA-COLA USA	08/09/19	858.24
00740177	896621	TORRES YAZMIN	08/09/19	888.00
00740178	666214	TYGRETT DEBRA R	08/09/19	217.00
00740179	1007	UNITED POWER (UNION REA)	08/09/19	264.88
00740180	1007	UNITED POWER (UNION REA)	08/09/19	921.65
00740181	1007	UNITED POWER (UNION REA)	08/09/19	1,945.38
00740182	1007	UNITED POWER (UNION REA)	08/09/19	6,938.19
00740183	1007	UNITED POWER (UNION REA)	08/09/19	84.78
00740184	1007	UNITED POWER (UNION REA)	08/09/19	26.63

## Net Warrants by Fund Detail

1General Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00740185	1007	UNITED POWER (UNION REA)	08/09/19	24,760.71
00740186	1007	UNITED POWER (UNION REA)	08/09/19	7,403.84
00740187	1007	UNITED POWER (UNION REA)	08/09/19	470.03
00740188	1007	UNITED POWER (UNION REA)	08/09/19	64.13
00740203	712817	WHITESTONE CONSTRUCTION SERVIC	08/09/19	74,314.55
00740205	737980	WOLD ARCHITECTS AND ENGINEERS	08/09/19	8,522.67
00740207	338508	WRIGHTWAY INDUSTRIES INC	08/09/19	705.32
00740208	13822	XCEL ENERGY	08/09/19	434.40
00740209	13822	XCEL ENERGY	08/09/19	69.44
00740210	13822	XCEL ENERGY	08/09/19	57.73
00740211	13822	XCEL ENERGY	08/09/19	4,260.84
00740212	13822	XCEL ENERGY	08/09/19	1,263.07
00740213	13822	XCEL ENERGY	08/09/19	7,033.67
00740214	13822	XCEL ENERGY	08/09/19	15,307.69
00740215	13822	XCEL ENERGY	08/09/19	1,458.99
00740216	13822	XCEL ENERGY	08/09/19	11,951.74
00740217	13822	XCEL ENERGY	08/09/19	47.80
00740218	13822	XCEL ENERGY	08/09/19	39.11
00740220	35974	ADAMS COUNTY TREASURER	08/09/19	2,936.29
00740221	35974	ADAMS COUNTY TREASURER	08/09/19	244.58
00740222	91631	ADAMSON POLICE PRODUCTS	08/09/19	7,577.60
00740223	433987	ADCO DISTRICT ATTORNEY'S OFFIC	08/09/19	782.54
00740224	12012	ALSCO AMERICAN INDUSTRIAL	08/09/19	148.41
00740225	491318	AMERICAN EAGLE DISTRIBUTING	08/09/19	5,737.50
00740228	104549	COLO SECRETARY OF STATE	08/09/19	260.00
00740229	57595	COLORADO COUNTY TREASURERS ASS	08/09/19	400.00
00740230	255001	COPYCO QUALITY PRINTING INC	08/09/19	6,833.00
00740231	235393	CRABTREE AMUSEMENTS	08/09/19	100.00
00740232	13663	DELTA DENTAL PLAN OF COLO	08/09/19	17.69
00740235	871361	EVANS CONSULTING	08/09/19	831.25
00740236	12689	GALLS LLC	08/09/19	12,438.55
00740237	582481	GEO GROUP INC	08/09/19	1,516.80
00740238	565398	GREER, AMY	08/09/19	1,327.50
00740239	895980	HURST JR JOEL	08/09/19	2,212.00
00740240	79260	IDEXX DISTRIBUTION INC	08/09/19	222.83
00740241	675514	IMPROVEMENT ASSURANCE GROUP	08/09/19	5,750.00

## Net Warrants by Fund Detail

1General Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00740242	13593	KAISER PERMANENTE	08/09/19	9,800.00
00740244	289628	KUSA	08/09/19	15,870.00
00740245	13591	MWI VETERINARY SUPPLY CO	08/09/19	2,393.86
00740246	894705	NGUYEN KHANH	08/09/19	40.00
00740247	720230	PHILLIPS PET FOOD & SUPPLIES	08/09/19	646.80
00740248	725956	PRUDENTIAL OVERALL SUPPLY	08/09/19	55.28
00740249	13538	SHRED IT USA LLC	08/09/19	198.60
00740253	618587	VECTOR DISEASE CONTROL INTERNA	08/09/19	112,916.00
00740254	473336	ZAYO GROUP HOLDINGS INC	08/09/19	2,567.50
<b>Fund Total</b>				<b>1,831,675.51</b>



County of Adams  
Net Warrants by Fund Detail

<u>4</u>		<u>Capital Facilities Fund</u>			
<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>	
00740115	798606	D2C ARCHITECTS INC	08/09/19	57,446.27	
00740206	737980	WOLD ARCHITECTS AND ENGINEERS	08/09/19	1,200.00	
			<b>Fund Total</b>	<hr/> 58,646.27	

## Net Warrants by Fund Detail

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**Golf Course Enterprise Fund**

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00005451	6177	PROFESSIONAL RECREATION MGMT I	08/08/19	17,892.74
00739892	8579	AGFINITY INC	08/06/19	4,960.56
00739894	12012	ALSCO AMERICAN INDUSTRIAL	08/06/19	47.76
00739911	13206	C P S DISTRIBUTORS INC	08/06/19	54.13
00739912	25288	CEM LAKE MGMT	08/06/19	475.00
00739948	649113	HOSEPOWER USA AND/OR COMPLETE	08/06/19	112.00
00739953	11496	L L JOHNSON DIST	08/06/19	910.78
00739957	46175	MASEK GOLF CAR COMPANY	08/06/19	300.07
00739983	89126	SIMPLOT PARTNERS	08/06/19	1,511.20
00739995	660831	TARGET SPECIALTY PRODUCTS	08/06/19	437.50
00740005	2692	UNIVERSAL TRACTOR CO	08/06/19	195.93
00740025	13822	XCEL ENERGY	08/06/19	39.42
00740189	1007	UNITED POWER (UNION REA)	08/09/19	4,254.16
00740190	1007	UNITED POWER (UNION REA)	08/09/19	3,648.47
00740191	1007	UNITED POWER (UNION REA)	08/09/19	30.63
00740192	1007	UNITED POWER (UNION REA)	08/09/19	1,064.69
00740193	1007	UNITED POWER (UNION REA)	08/09/19	3,966.82
00740194	1007	UNITED POWER (UNION REA)	08/09/19	81.80
00740195	1007	UNITED POWER (UNION REA)	08/09/19	32.97
00740219	13822	XCEL ENERGY	08/09/19	356.59
<b>Fund Total</b>				<b>40,373.22</b>

## Net Warrants by Fund Detail

6Equipment Service Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00740129	4170	HONNEN EQUIPMENT	08/09/19	142,923.00
00740132	824075	JOHN ELWAY CHRYSLER JEEP DODGE	08/09/19	72,986.00
00740144	324769	PRECISE MRM LLC	08/09/19	8,316.68
00740153	16237	SAM HILL OIL INC	08/09/19	18,499.27
00740176	790907	THE GOODYEAR TIRE AND RUBBER C	08/09/19	8,157.80
00740202	350373	WEX BANK	08/09/19	2,595.80
00740204	24560	WIRELESS ADVANCED COMMUNICATIO	08/09/19	14,162.13
00740226	356584	BRUCKNER TRUCK SALES INC	08/09/19	143,210.00
<b>Fund Total</b>				<b>410,850.68</b>

County of Adams  
Net Warrants by Fund Detail

<u>7</u>		<u>Stormwater Utility Fund</u>			
<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>	
00740227	304171	CDPHE	08/09/19	2,626.00	
00740250	894927	TOWNSEND BRIAN	08/09/19	200.00	
			<b>Fund Total</b>	<b>2,826.00</b>	

## Net Warrants by Fund Detail

13Road & Bridge Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00740090	13074	ALBERT FREI & SONS INC	08/09/19	49,635.26
00740091	100083	ALDERMAN BERNSTEIN	08/09/19	2,975.00
00740093	49497	BFI TOWER ROAD LANDFILL	08/09/19	315.05
00740100	814272	CENTRAL SALT LLC	08/09/19	57,133.49
00740121	13569	ENVIROTECH SERVICES INC	08/09/19	58,711.55
00740126	212385	GMCO CORPORATION	08/09/19	27,101.82
00740131	506641	JK TRANSPORTS INC	08/09/19	143,066.24
00740151	147080	ROCKSOL CONSULTING GROUP INC	08/09/19	30,907.65
00740152	816237	SALTWORX INC	08/09/19	47,490.82
00740201	78276	WAYNE A MITCHELL LLC	08/09/19	5,227.63
<b>Fund Total</b>				<b>422,564.51</b>

## Net Warrants by Fund Detail

19Insurance Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00005440	423439	DELTA DENTAL OF COLO	08/06/19	24,829.30
00005441	523053	TRISTAR RISK MANAGEMENT	08/06/19	47,171.48
00740007	11552	VISION SERVICE PLAN-CONNECTICU	08/06/19	2,299.18
00740008	11552	VISION SERVICE PLAN-CONNECTICU	08/06/19	383.54
00740011	788876	WEST HEALTH ADVOCATE SOLUTIONS	08/06/19	825.00
00740139	61886	NATHAN DUMM & MAYER PC	08/09/19	921.82
00740233	13663	DELTA DENTAL PLAN OF COLO	08/09/19	11.97
00740234	13663	DELTA DENTAL PLAN OF COLO	08/09/19	15,601.82
00740243	13593	KAISER PERMANENTE	08/09/19	89,053.84
00740251	37507	UNITED HEALTHCARE	08/09/19	2,565.20
00740252	240958	UNITED HEALTHCARE	08/09/19	14,909.20
<b>Fund Total</b>				<b>198,572.35</b>

County of Adams  
Net Warrants by Fund Detail

<u>25</u>		<u>Waste Management Fund</u>			
<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>	
00740098	304171	CDPHE	08/09/19	2,287.50	
00740146	433702	QUANTUM WATER CONSULTING	08/09/19	6,720.00	
00740200	349964	VEOLIA ES	08/09/19	500.00	
Fund Total				9,507.50	

County of Adams  
Net Warrants by Fund Detail

27      Open Space Projects Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00739941	874180	FREUND AND COMPANY	08/06/19	1,950.00
00740141	842072	NORTHSTAR CONCRETE INC	08/09/19	3,950.00
Fund Total				<u>5,900.00</u>



County of Adams  
Net Warrants by Fund Detail

28		Open Space Sales Tax Fund			
Warrant	Supplier No	Supplier Name	Warrant Date	Amount	
00739903	33607	BENNETT PARKS AND RECREATION D	08/06/19	8,590.66	
Fund Total				8,590.66	

County of Adams  
Net Warrants by Fund Detail

30      Community Dev Block Grant Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00005452	29064	TIERRA ROJO CONSTRUCTION	08/08/19	1,760.00
00005453	29064	TIERRA ROJO CONSTRUCTION	08/08/19	6,300.00
Fund Total				<u>8,060.00</u>

## Net Warrants by Fund Detail

31Head Start Fund

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00740101	37266	CENTURY LINK	08/09/19	106.16
00740102	37266	CENTURY LINK	08/09/19	407.51
00740103	37266	CENTURY LINK	08/09/19	372.37
00740104	37266	CENTURY LINK	08/09/19	141.02
00740105	37266	CENTURY LINK	08/09/19	130.53
00740106	327914	CESCO LINGUISTIC SERVICE INC	08/09/19	251.27
00740109	2157	COLO OCCUPATIONAL MEDICINE PHY	08/09/19	80.00
00740148	33044	REGION VIII HEAD START ASSOC	08/09/19	512.00
<b>Fund Total</b>				<b>2,000.86</b>

## Net Warrants by Fund Detail

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**Workforce & Business Center**

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<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00739898	859104	ARELLANO PATRICIA R	08/06/19	40.00
00739927	894838	DAVILA JACOB A	08/06/19	50.00
00739958	844604	MATTHEWS CHRISTOPHER	08/06/19	80.00
00739976	855134	RAND DEREK	08/06/19	40.00
00740118	650729	ELEMENTS	08/09/19	150.00
<b>Fund Total</b>				<hr/> <b>360.00</b>

## Net Warrants by Fund Detail

**43****Colorado Air & Space Port**

<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00739895	80112	AMERICAN ASSOC OF AIRPORT EXEC	08/06/19	2,700.00
00739899	351622	AURORA WATER	08/06/19	6,879.52
00739919	80257	CENTURYLINK	08/06/19	343.97
00739920	852482	CLEARWAY ENERGY GROUP LLC	08/06/19	3,378.84
00739921	2381	COLO ANALYTICAL LABORATORY	08/06/19	212.00
00739932	80156	DISH NETWORK	08/06/19	148.03
00739933	13410	EASTERN SLOPE RURAL TELEPHONE	08/06/19	133.03
00739955	112383	LOTTMAN OIL COMPANY	08/06/19	350.50
00739979	37110	SB PORTA BOWL RESTROOMS INC	08/06/19	637.00
00739985	49310	SOUTH PARK EMBROIDERY	08/06/19	265.78
00739992	80267	SWIMS DISPOSAL	08/06/19	298.75
00739993	93074	SYSCO DENVER	08/06/19	5,170.23
00740004	9558	UNIVAR USA INC	08/06/19	212.16
00740026	13822	XCEL ENERGY	08/06/19	12.63
00740027	13822	XCEL ENERGY	08/06/19	33.60
00740028	13822	XCEL ENERGY	08/06/19	50.66
00740029	13822	XCEL ENERGY	08/06/19	74.32
00740030	13822	XCEL ENERGY	08/06/19	77.86
00740031	13822	XCEL ENERGY	08/06/19	95.13
00740032	13822	XCEL ENERGY	08/06/19	110.59
00740033	13822	XCEL ENERGY	08/06/19	176.72
00740034	13822	XCEL ENERGY	08/06/19	254.93
00740035	13822	XCEL ENERGY	08/06/19	366.87
00740036	13822	XCEL ENERGY	08/06/19	1,133.17
00740037	13822	XCEL ENERGY	08/06/19	2,156.90
00740038	13822	XCEL ENERGY	08/06/19	10.48
00740039	13822	XCEL ENERGY	08/06/19	12.78
00740040	13822	XCEL ENERGY	08/06/19	15.09
00740041	13822	XCEL ENERGY	08/06/19	46.47
00740042	13822	XCEL ENERGY	08/06/19	47.45
00740043	13822	XCEL ENERGY	08/06/19	50.05
00740044	13822	XCEL ENERGY	08/06/19	54.10
00740045	13822	XCEL ENERGY	08/06/19	68.36
00740046	13822	XCEL ENERGY	08/06/19	68.89
00740047	13822	XCEL ENERGY	08/06/19	118.64
00740048	13822	XCEL ENERGY	08/06/19	1,442.49

County of Adams  
Net Warrants by Fund Detail

43		Colorado Air & Space Port			
Warrant	Supplier No	Supplier Name	Warrant Date	Amount	
00740113	556579	DBT TRANSPORTATION SERVICES LL	08/09/19	1,185.00	
00740156	37110	SB PORTA BOWL RESTROOMS INC	08/09/19	584.00	
00740175	93074	SYSCO DENVER	08/09/19	1,312.65	
			Fund Total	30,289.64	

## Net Warrants by Fund Detail

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FLATROCK Facility Fund

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<u>Warrant</u>	<u>Supplier No</u>	<u>Supplier Name</u>	<u>Warrant Date</u>	<u>Amount</u>
00740111	612089	COMMERCIAL CLEANING SYSTEMS	08/09/19	1,430.24
00740149	430098	REPUBLIC SERVICES #535	08/09/19	96.37
00740196	1007	UNITED POWER (UNION REA)	08/09/19	305.52
00740197	1007	UNITED POWER (UNION REA)	08/09/19	96.66
00740198	1007	UNITED POWER (UNION REA)	08/09/19	69.18
00740199	1007	UNITED POWER (UNION REA)	08/09/19	1,843.06
<b>Fund Total</b>				<hr/> <b>3,841.03</b>

**County of Adams**  
**Net Warrants by Fund Detail**

**Grand Total      3,034,058.23**



**County of Adams**  
**Vendor Payment Report**

<u>3070I8574196</u>	<u>TANF NON MON SVCS - Empl Trng</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	County Client/Provider					
	PCard JE	00015	957737	343725	07/23/19	37.50
	PCard JE	00015	957737	343725	07/23/19	37.50
	PCard JE	00015	957737	343725	07/23/19	37.50
	PCard JE	00015	957737	343725	07/23/19	37.50-
	PCard JE	00015	957737	343725	07/23/19	24.99
	PCard JE	00015	957737	343725	07/23/19	3,000.00
					Account Total	3,099.99
					Department Total	3,099.99

**County of Adams**  
**Vendor Payment Report**

<u>3040X2601010</u>	<u>Adult Prot Admin</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00015	957737	343725	07/23/19	177.94
					Account Total	177.94
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	32.83
	PCard JE	00015	957737	343725	07/23/19	35.45
					Account Total	68.28
	Other Communications					
	PCard JE	00015	957737	343725	07/23/19	320.08
					Account Total	320.08
	Printing External					
	PCard JE	00015	957737	343725	07/23/19	20.00
					Account Total	20.00
					Department Total	586.30

County of Adams  
Vendor Payment Report

<u>3040P9999900</u>	<u>Adult Prot Non-Reimbursable</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	County Client/Provider					
	PCard JE	00015	957737	343725	07/23/19	200.00
					Account Total	200.00
					Department Total	200.00

County of Adams  
Vendor Payment Report

<u>99809</u>	<u>All Ofc Shared no SS</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00035	957737	343725	07/23/19	589.68
	PCard JE	00035	957737	343725	07/23/19	56.25
					Account Total	645.93
					Department Total	645.93

**County of Adams**  
**Vendor Payment Report**

<u>99800</u>	<u>All Ofc Shared Direct</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00035	957737	343725	07/23/19	227.01
	PCard JE	00035	957737	343725	07/23/19	270.32
	PCard JE	00035	957737	343725	07/23/19	286.78
	PCard JE	00035	957737	343725	07/23/19	170.33
	PCard JE	00035	957737	343725	07/23/19	177.94
	PCard JE	00035	957737	343725	07/23/19	170.33
	PCard JE	00035	957737	343725	07/23/19	170.33
	PCard JE	00035	957737	343725	07/23/19	406.06
	PCard JE	00035	957737	343725	07/23/19	406.06
					Account Total	2,285.16
	Operating Supplies					
	PCard JE	00035	957737	343725	07/23/19	33.25
	PCard JE	00035	957737	343725	07/23/19	81.30
	PCard JE	00035	957737	343725	07/23/19	73.17
	PCard JE	00035	957737	343725	07/23/19	332.50
					Account Total	520.22
					Department Total	2,805.38

**County of Adams**  
**Vendor Payment Report**

<u>1040</u>	<u>Assessor Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	189.53
	PCard JE	00001	957737	343725	07/23/19	39.10
					Account Total	228.63
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	475.00
					Account Total	475.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	270.32
	PCard JE	00001	957737	343725	07/23/19	235.52
	PCard JE	00001	957737	343725	07/23/19	177.94
	PCard JE	00001	957737	343725	07/23/19	170.33
					Account Total	854.11
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	77.78
	PCard JE	00001	957737	343725	07/23/19	317.72
	PCard JE	00001	957737	343725	07/23/19	99.24
	PCard JE	00001	957737	343725	07/23/19	125.66
	PCard JE	00001	957737	343725	07/23/19	51.69
	PCard JE	00001	957737	343725	07/23/19	42.06
					Account Total	714.15
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	77.99
	PCard JE	00001	957737	343725	07/23/19	40.59
	PCard JE	00001	957737	343725	07/23/19	34.85
	PCard JE	00001	957737	343725	07/23/19	166.40
					Account Total	319.83
					Department Total	2,591.72

**County of Adams**  
**Vendor Payment Report**

<u>2051</u>	<u>ANS - Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	227.01
					Account Total	227.01
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	336.61
	PCard JE	00001	957737	343725	07/23/19	44.32
	PCard JE	00001	957737	343725	07/23/19	157.02
	PCard JE	00001	957737	343725	07/23/19	55.55
	PCard JE	00001	957737	343725	07/23/19	210.21
	PCard JE	00001	957737	343725	07/23/19	617.06
	PCard JE	00001	957737	343725	07/23/19	62.92
	PCard JE	00001	957737	343725	07/23/19	17.98
	PCard JE	00001	957737	343725	07/23/19	55.40
	PCard JE	00001	957737	343725	07/23/19	10.00
					Account Total	1,567.07
	Printing External					
	PCard JE	00001	957737	343725	07/23/19	243.50
					Account Total	243.50
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	5.98
	PCard JE	00001	957737	343725	07/23/19	25.81
	PCard JE	00001	957737	343725	07/23/19	14.91
					Account Total	46.70
					Department Total	2,084.28

**County of Adams**  
**Vendor Payment Report**

<u>2056</u>	<u>ANS - Clinic Operations</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Medical Services					
	PCard JE	00001	957737	343725	07/23/19	1,231.80
	PCard JE	00001	957737	343725	07/23/19	355.74
	PCard JE	00001	957737	343725	07/23/19	120.00
	PCard JE	00001	957737	343725	07/23/19	308.32
	PCard JE	00001	957737	343725	07/23/19	577.50
	PCard JE	00001	957737	343725	07/23/19	154.16
	PCard JE	00001	957737	343725	07/23/19	408.20
					Account Total	3,155.72
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	110.00
					Account Total	110.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	18.98
	PCard JE	00001	957737	343725	07/23/19	294.33
	PCard JE	00001	957737	343725	07/23/19	50.46
					Account Total	363.77
	Vet Clinic Services					
	NGUYEN KHANH	00001	957746	343810	08/02/19	40.00
					Account Total	40.00
					Department Total	3,669.49



**County of Adams**  
**Vendor Payment Report**

<u>2053</u>	<u>ANS - Kennel Operations</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	1,174.20
					Account Total	1,174.20
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	9.57
	PCard JE	00001	957737	343725	07/23/19	127.66
	PCard JE	00001	957737	343725	07/23/19	30.41
	PCard JE	00001	957737	343725	07/23/19	19.33
	PCard JE	00001	957737	343725	07/23/19	15.22
	PCard JE	00001	957737	343725	07/23/19	96.42
	PCard JE	00001	957737	343725	07/23/19	64.44
	PCard JE	00001	957737	343725	07/23/19	38.76
	PCard JE	00001	957737	343725	07/23/19	39.80
	PCard JE	00001	957737	343725	07/23/19	52.46
	PCard JE	00001	957737	343725	07/23/19	12.00
					Account Total	506.07
					Department Total	1,680.27

**County of Adams**  
**Vendor Payment Report**

<u>1011</u>	<u>Board of County Commissioners</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	213.57
	PCard JE	00001	957737	343725	07/23/19	254.50
	PCard JE	00001	957737	343725	07/23/19	279.04
	PCard JE	00001	957737	343725	07/23/19	408.50
					Account Total	1,155.61
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	270.32
	PCard JE	00001	957737	343725	07/23/19	170.33
					Account Total	440.65
	Legal Notices					
	PCard JE	00001	957737	343725	07/23/19	51.04
	PCard JE	00001	957737	343725	07/23/19	86.40
	PCard JE	00001	957737	343725	07/23/19	10.44
	PCard JE	00001	957737	343725	07/23/19	269.28
	PCard JE	00001	957737	343725	07/23/19	39.96
					Account Total	457.12
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	78.76
	PCard JE	00001	957737	343725	07/23/19	20.88-
	PCard JE	00001	957737	343725	07/23/19	18.95
	PCard JE	00001	957737	343725	07/23/19	47.36
	PCard JE	00001	957737	343725	07/23/19	63.37
					Account Total	187.56
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	400.00
	PCard JE	00001	957737	343725	07/23/19	50.00
	PCard JE	00001	957737	343725	07/23/19	24.68
	PCard JE	00001	957737	343725	07/23/19	154.14
					Account Total	628.82
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	20.28
	PCard JE	00001	957737	343725	07/23/19	8.20-
	PCard JE	00001	957737	343725	07/23/19	20.28-

County of Adams  
Vendor Payment Report

<u>1011</u>	<u>Board of County Commissioners</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
Account Total						8.20-
Department Total						<u>2,861.56</u>

**County of Adams**  
**Vendor Payment Report**

<u>1024</u>	<u>Budget Office</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	101.95
	PCard JE	00001	957737	343725	07/23/19	85.51
	PCard JE	00001	957737	343725	07/23/19	96.36
	PCard JE	00001	957737	343725	07/23/19	51.75
					Account Total	335.57
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	150.00
					Account Total	150.00
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	128.97
	PCard JE	00001	957737	343725	07/23/19	1,073.28
	PCard JE	00001	957737	343725	07/23/19	64.99
	PCard JE	00001	957737	343725	07/23/19	50.98
	PCard JE	00001	957737	343725	07/23/19	109.95
	PCard JE	00001	957737	343725	07/23/19	41.28-
					Account Total	1,386.89
	Office Furniture					
	EAP GLASS SERVICE LLC	00001	957919	344208	08/07/19	1,145.25
					Account Total	1,145.25
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	42.00
	PCard JE	00001	957737	343725	07/23/19	114.31
					Account Total	156.31
					Department Total	3,174.02

**County of Adams**  
**Vendor Payment Report**

<u>3064</u>	<u>Building Safety</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Books					
	PCard JE	00001	957737	343725	07/23/19	671.00
	PCard JE	00001	957737	343725	07/23/19	59.99
					Account Total	730.99
	Car Washes					
	PCard JE	00001	957737	343725	07/23/19	10.00
					Account Total	10.00
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	209.00
	PCard JE	00001	957737	343725	07/23/19	215.00
	PCard JE	00001	957737	343725	07/23/19	90.00
					Account Total	514.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	270.32
					Account Total	270.32
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	59.82
	PCard JE	00001	957737	343725	07/23/19	57.00
	PCard JE	00001	957737	343725	07/23/19	77.27
	PCard JE	00001	957737	343725	07/23/19	20.00
					Account Total	214.09
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	758.93
					Account Total	758.93
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	26.80
	PCard JE	00001	957737	343725	07/23/19	29.35
					Account Total	56.15
					Department Total	2,554.48

**County of Adams**  
**Vendor Payment Report**

<u>400005007000</u>	<u>Bus Ofc Common Supportive</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Membership Dues					
	PCard JE	00015	957737	343725	07/23/19	150.00
	PCard JE	00015	957737	343725	07/23/19	30.00
					Account Total	180.00
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	332.48
	PCard JE	00015	957737	343725	07/23/19	276.20
	PCard JE	00015	957737	343725	07/23/19	276.20-
	PCard JE	00015	957737	343725	07/23/19	71.29
	PCard JE	00015	957737	343725	07/23/19	350.65
					Account Total	754.42
	Registration Fees					
	PCard JE	00015	957737	343725	07/23/19	1,450.00
					Account Total	1,450.00
	Travel & Transportation					
	PCard JE	00015	957737	343725	07/23/19	119.20
	PCard JE	00015	957737	343725	07/23/19	119.20
	PCard JE	00015	957737	343725	07/23/19	119.20
	PCard JE	00015	957737	343725	07/23/19	119.20
					Account Total	476.80
					Department Total	2,861.22

County of Adams  
Vendor Payment Report

<u>400032001210</u>	<u>Bus Ofc CW Admin</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Printing External					
	PCard JE	00015	957737	343725	07/23/19	40.00
					Account Total	40.00
	Travel & Transportation					
	PCard JE	00015	957737	343725	07/23/19	119.20
					Account Total	119.20
					Department Total	159.20

County of Adams  
Vendor Payment Report

<u>1026</u>	<u>Business Solutions Group</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	1,895.00
					Account Total	1,895.00
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	169.00
					Account Total	169.00
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	1,499.00
					Account Total	1,499.00
					Department Total	3,563.00



**County of Adams**  
**Vendor Payment Report**

<u>4306</u>	<u>Cafe</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Food Services					
	PCard JE	00043	957737	343725	07/23/19	38.99
					Account Total	38.99
	Miscellaneous					
	PCard JE	00043	957737	343725	07/23/19	31.25
					Account Total	31.25
	Snack Bar Supplies					
	PCard JE	00043	957737	343725	07/23/19	91.71
	PCard JE	00043	957737	343725	07/23/19	75.95
	PCard JE	00043	957737	343725	07/23/19	289.74
	PCard JE	00043	957737	343725	07/23/19	34.14
	PCard JE	00043	957737	343725	07/23/19	37.52
	PCard JE	00043	957737	343725	07/23/19	27.36
	PCard JE	00043	957737	343725	07/23/19	143.46
	SYSCO DENVER	00043	957628	343639	07/31/19	86.48-
	SYSCO DENVER	00043	957629	343639	07/31/19	1,153.39
	SYSCO DENVER	00043	957839	343962	07/31/19	68.80
	SYSCO DENVER	00043	957841	343962	07/31/19	22.11-
	SYSCO DENVER	00043	957843	343962	07/31/19	2,615.84
	SYSCO DENVER	00043	957845	343962	07/31/19	1,440.79
	SYSCO DENVER	00043	957896	344080	08/06/19	1,312.65
					Account Total	7,182.76
					Department Total	7,253.00

County of Adams  
Vendor Payment Report

<u>4</u>	<u>Capital Facilities Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	D2C ARCHITECTS INC	00004	957963	344321	08/08/19	13,211.69
	D2C ARCHITECTS INC	00004	957964	344321	08/08/19	25,779.00
	D2C ARCHITECTS INC	00004	958075	344432	08/09/19	18,455.58
	WOLD ARCHITECTS AND ENGINEERS	00004	958030	344321	08/08/19	1,200.00
					Account Total	58,646.27
					Department Total	58,646.27

**County of Adams**  
**Vendor Payment Report**

<u>2035E0102850</u>	<u>Chafee - Independ Living Dir S</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	County Client/Provider					
	PCard JE	00015	957737	343725	07/23/19	24.42
	PCard JE	00015	957737	343725	07/23/19	500.00
	PCard JE	00015	957737	343725	07/23/19	89.00
	PCard JE	00015	957737	343725	07/23/19	246.99
	PCard JE	00015	957737	343725	07/23/19	315.14
	PCard JE	00015	957737	343725	07/23/19	67.20
					Account Total	1,242.75
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	25.00
	PCard JE	00015	957737	343725	07/23/19	25.97
					Account Total	50.97
	Registration Fees					
	PCard JE	00015	957737	343725	07/23/19	10.00
	PCard JE	00015	957737	343725	07/23/19	99.00
	PCard JE	00015	957737	343725	07/23/19	10.00
					Account Total	119.00
					Department Total	1,412.72

County of Adams  
Vendor Payment Report

<u>307531502300</u>	<u>Child Care Admin</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00015	957737	343725	07/23/19	270.32
	PCard JE	00015	957737	343725	07/23/19	406.06
					Account Total	676.38
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	18.90
					Account Total	18.90
					Department Total	695.28

County of Adams  
Vendor Payment Report

<u>201032001220</u>	<u>Child Welfare 100%</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Other Professional Serv					
	PCard JE	00015	957737	343725	07/23/19	833.63
	PCard JE	00015	957737	343725	07/23/19	137.55
					Account Total	971.18
	Travel & Transportation					
	PCard JE	00015	957737	343725	07/23/19	5.00
	PCard JE	00015	957737	343725	07/23/19	5.00
					Account Total	10.00
					Department Total	981.18



**County of Adams**  
**Vendor Payment Report**

<u>201032001210</u>	<u>Child Welfare 80/20</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00015	957737	343725	07/23/19	223.92
	PCard JE	00015	957737	343725	07/23/19	153.84
	PCard JE	00015	957737	343725	07/23/19	254.02
					Account Total	3,505.96
	Other Professional Serv					
	PCard JE	00015	957737	343725	07/23/19	35.00
	PCard JE	00015	957737	343725	07/23/19	382.99
					Account Total	417.99
	Postage & Freight					
	PCard JE	00015	957737	343725	07/23/19	105.86
	PCard JE	00015	957737	343725	07/23/19	14.82
	PCard JE	00015	957737	343725	07/23/19	105.92
	PCard JE	00015	957737	343725	07/23/19	11.94
					Account Total	238.54
	Printing External					
	PCard JE	00015	957737	343725	07/23/19	140.00
	PCard JE	00015	957737	343725	07/23/19	80.00
	PCard JE	00015	957737	343725	07/23/19	20.00
					Account Total	240.00
	Registration Fees					
	PCard JE	00015	957737	343725	07/23/19	10.00
					Account Total	10.00
	Software and Licensing					
	PCard JE	00015	957737	343725	07/23/19	36.00
					Account Total	36.00
	Special Events					
	PCard JE	00015	957737	343725	07/23/19	249.00
	PCard JE	00015	957737	343725	07/23/19	249.00
					Account Total	498.00
	Travel & Transportation					
	PCard JE	00015	957737	343725	07/23/19	300.00
	PCard JE	00015	957737	343725	07/23/19	32.00
	PCard JE	00015	957737	343725	07/23/19	155.11-
	PCard JE	00015	957737	343725	07/23/19	30.00

**County of Adams**  
**Vendor Payment Report**

<u>201032001210</u>	<u>Child Welfare 80/20</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00015	957737	343725	07/23/19	3,960.00
	PCard JE	00015	957737	343725	07/23/19	204.90
	PCard JE	00015	957737	343725	07/23/19	105.00
	PCard JE	00015	957737	343725	07/23/19	446.60
	PCard JE	00015	957737	343725	07/23/19	161.25
	PCard JE	00015	957737	343725	07/23/19	434.00
	PCard JE	00015	957737	343725	07/23/19	375.30
	PCard JE	00015	957737	343725	07/23/19	370.30
	PCard JE	00015	957737	343725	07/23/19	36.96
	PCard JE	00015	957737	343725	07/23/19	545.40
	PCard JE	00015	957737	343725	07/23/19	361.91
	PCard JE	00015	957737	343725	07/23/19	839.60
	PCard JE	00015	957737	343725	07/23/19	144.00
	PCard JE	00015	957737	343725	07/23/19	119.00
	PCard JE	00015	957737	343725	07/23/19	292.98
	PCard JE	00015	957737	343725	07/23/19	125.00
	PCard JE	00015	957737	343725	07/23/19	144.00-
	PCard JE	00015	957737	343725	07/23/19	119.00-
	PCard JE	00015	957737	343725	07/23/19	292.98
	PCard JE	00015	957737	343725	07/23/19	252.98
	PCard JE	00015	957737	343725	07/23/19	252.98
	PCard JE	00015	957737	343725	07/23/19	395.00
	PCard JE	00015	957737	343725	07/23/19	370.30
	PCard JE	00015	957737	343725	07/23/19	123.30
	PCard JE	00015	957737	343725	07/23/19	36.87
	PCard JE	00015	957737	343725	07/23/19	370.30
Account Total						10,560.80
Department Total						19,977.80



**County of Adams**  
**Vendor Payment Report**

<u>3060</u>	<u>Code Compliance</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Car Washes					
	PCard JE	00001	957737	343725	07/23/19	50.00
					Account Total	50.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	214.60
					Account Total	214.60
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	126.40
	PCard JE	00001	957737	343725	07/23/19	100.15
	PCard JE	00001	957737	343725	07/23/19	187.99
	PCard JE	00001	957737	343725	07/23/19	134.95
	PCard JE	00001	957737	343725	07/23/19	57.00
					Account Total	606.49
	Printing External					
	PCard JE	00001	957737	343725	07/23/19	29.95
					Account Total	29.95
	Telephone					
	PCard JE	00001	957737	343725	07/23/19	446.51
					Account Total	446.51
	Uniforms & Cleaning					
	PCard JE	00001	957737	343725	07/23/19	68.25
					Account Total	68.25
					Department Total	1,415.80

County of Adams  
Vendor Payment Report

<u>43</u>	<u>Colorado Air &amp; Space Port</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	DBT TRANSPORTATION SERVICES LL	00043	957962	344321	08/08/19	1,185.00
					Account Total	1,185.00
					Department Total	1,185.00

**County of Adams**  
**Vendor Payment Report**

<b>1010</b>	<b>Communications</b>	<b>Fund</b>	<b>Voucher</b>	<b>Batch No</b>	<b>GL Date</b>	<b>Amount</b>
	Advertising					
	PCard JE	00001	957737	343725	07/23/19	100.00
					Account Total	100.00
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	113.24
	PCard JE	00001	957737	343725	07/23/19	12.16
					Account Total	125.40
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	270.32
					Account Total	270.32
	Multi-Media Services					
	PCard JE	00001	957737	343725	07/23/19	52.99
	PCard JE	00001	957737	343725	07/23/19	150.00
	PCard JE	00001	957737	343725	07/23/19	1,485.00
	PCard JE	00001	957737	343725	07/23/19	52.99
	PCard JE	00001	957737	343725	07/23/19	45.00
	PCard JE	00001	957737	343725	07/23/19	9.99
	PCard JE	00001	957737	343725	07/23/19	52.99
	PCard JE	00001	957737	343725	07/23/19	52.99
	PCard JE	00001	957737	343725	07/23/19	99.00
	PCard JE	00001	957737	343725	07/23/19	52.99
	PCard JE	00001	957737	343725	07/23/19	2.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	2.00
	PCard JE	00001	957737	343725	07/23/19	2.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	52.99
	PCard JE	00001	957737	343725	07/23/19	1.00
	PCard JE	00001	957737	343725	07/23/19	3.00
					Account Total	2,122.93
	Printing External					
	PCard JE	00001	957737	343725	07/23/19	26.90
					Account Total	26.90
	Software and Licensing					

County of Adams  
Vendor Payment Report

<u>1010</u>	<u>Communications</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	2,500.00
					Account Total	2,500.00
	Subscrip/Publications					
	PCard JE	00001	957737	343725	07/23/19	15.17
	PCard JE	00001	957737	343725	07/23/19	75.00
					Account Total	90.17
					Department Total	5,235.72

**County of Adams**  
**Vendor Payment Report**

<u>9275</u>	<u>Community Corrections</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	17.61
	PCard JE	00001	957737	343725	07/23/19	69.79
	PCard JE	00001	957737	343725	07/23/19	22.22
	PCard JE	00001	957737	343725	07/23/19	101.45
					Account Total	211.07
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	270.32
					Account Total	270.32
					Department Total	481.39

County of Adams  
Vendor Payment Report

9251	Conference Center	Fund	Voucher	Batch No	GL Date	Amount
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	227.01
					Account Total	227.01
					Department Total	227.01

**County of Adams**  
**Vendor Payment Report**

<u>2055</u>	<u>Control/Enforcement</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Car Washes					
	PCard JE	00001	957737	343725	07/23/19	50.00
					Account Total	50.00
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	249.99
					Account Total	249.99
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	57.00
					Account Total	57.00
	Telephone					
	PCard JE	00001	957737	343725	07/23/19	488.72
					Account Total	488.72
	Uniforms & Cleaning					
	PCard JE	00001	957737	343725	07/23/19	68.25
					Account Total	68.25
					Department Total	913.96

**County of Adams**  
**Vendor Payment Report**

<u>3060P9999900</u>	<u>County Admin Non-Reimbursable</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	7.96
					Account Total	7.96
	Special Events					
	PCard JE	00015	957737	343725	07/23/19	85.19
	PCard JE	00015	957737	343725	07/23/19	67.17
	PCard JE	00015	957737	343725	07/23/19	69.92
	PCard JE	00015	957737	343725	07/23/19	24.70
					Account Total	246.98
					Department Total	254.94



**County of Adams**  
**Vendor Payment Report**

<u>1041</u>	<u>County Assessor</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Car Washes					
	PCard JE	00001	957737	343725	07/23/19	4.00
					Account Total	4.00
	Education & Training					
	COLO ASSESSORS ASSN	00001	957441	343453	07/30/19	115.00
	COLO ASSN OF TAX APPRAISERS	00001	957775	343893	08/03/19	3,945.00
					Account Total	4,060.00
	Maintenance Contracts					
	COSTAR COMPS	00001	957774	343892	08/03/19	3,981.97
					Account Total	3,981.97
					Department Total	8,045.97

**County of Adams**  
**Vendor Payment Report**

<u>1013</u>	<u>County Attorney</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Books					
	PCard JE	00001	957737	343725	07/23/19	480.00
					Account Total	480.00
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	70.35
	PCard JE	00001	957737	343725	07/23/19	33.97
	PCard JE	00001	957737	343725	07/23/19	73.52
	PCard JE	00001	957737	343725	07/23/19	41.84
	PCard JE	00001	957737	343725	07/23/19	68.63
	PCard JE	00001	957737	343725	07/23/19	5.34
					Account Total	293.65
	Court Reporting Transcripts					
	STEVENS KOENIG REPORTING	00001	957806	343921	08/05/19	625.95
	STEVENS KOENIG REPORTING	00001	957810	343921	08/05/19	232.50
					Account Total	858.45
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	170.33
	PCard JE	00001	957737	343725	07/23/19	170.33
	PCard JE	00001	957737	343725	07/23/19	406.06
					Account Total	746.72
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	216.00
					Account Total	216.00
	Messenger/Delivery Service					
	FEDERAL EXPRESS CO	00001	957809	343921	08/05/19	25.74
					Account Total	25.74
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	142.60
					Account Total	142.60
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	16.94
	PCard JE	00001	957737	343725	07/23/19	22.80
	PCard JE	00001	957737	343725	07/23/19	140.87

**County of Adams**  
**Vendor Payment Report**

<u>1013</u>	<u>County Attorney</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	82.94
	PCard JE	00001	957737	343725	07/23/19	22.10
	PCard JE	00001	957737	343725	07/23/19	176.90
	PCard JE	00001	957737	343725	07/23/19	394.54
					Account Total	857.09
	Other Professional Serv					
	BOULDER COUNTY SHERIFF	00001	957813	343921	08/05/19	25.80
	DENVER COUNTY SHERIFF	00001	957808	343921	08/05/19	46.55
	JEFFERSON COUNTY SHERIFF'S CIV	00001	957807	343921	08/05/19	10.00
	SWEEPSTAKES UNLIMITED	00001	957811	343921	08/05/19	45.00
	SWEEPSTAKES UNLIMITED	00001	957812	343921	08/05/19	45.00
					Account Total	172.35
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	21.00
	PCard JE	00001	957737	343725	07/23/19	25.00
	PCard JE	00001	957737	343725	07/23/19	59.98
					Account Total	105.98
					Department Total	3,898.58

**County of Adams**  
**Vendor Payment Report**

<u>2031</u>	<u>County Coroner</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	80.00
	PCard JE	00001	957737	343725	07/23/19	31.00
					Account Total	111.00
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	1,363.75
					Account Total	1,363.75
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	276.63
	PCard JE	00001	957737	343725	07/23/19	195.90
					Account Total	472.53
	Medical Services					
	CARUSO JAMES LOUIS	00001	957766	343825	08/02/19	5,125.00
					Account Total	5,125.00
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	55.00
					Account Total	55.00
	Operating Supplies					
	ELDORADO ARTESIAN SPRINGS INC	00001	957687	343709	08/01/19	38.95
	PCard JE	00001	957737	343725	07/23/19	100.30
	PCard JE	00001	957737	343725	07/23/19	221.02
	PCard JE	00001	957737	343725	07/23/19	177.24
	PCard JE	00001	957737	343725	07/23/19	43.86
	PCard JE	00001	957737	343725	07/23/19	390.38
	PCard JE	00001	957737	343725	07/23/19	83.84
	PCard JE	00001	957737	343725	07/23/19	299.51
	PCard JE	00001	957737	343725	07/23/19	18.90
	PCard JE	00001	957737	343725	07/23/19	321.99
	PCard JE	00001	957737	343725	07/23/19	302.43
	PCard JE	00001	957737	343725	07/23/19	249.96-
	PCard JE	00001	957737	343725	07/23/19	245.89
	PCard JE	00001	957737	343725	07/23/19	9.04
	PCard JE	00001	957737	343725	07/23/19	45.95
	PCard JE	00001	957737	343725	07/23/19	527.28

**County of Adams**  
**Vendor Payment Report**

<u>2031</u>	<u>County Coroner</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	62.92
	PCard JE	00001	957737	343725	07/23/19	12.71
	PCard JE	00001	957737	343725	07/23/19	7.29
					Account Total	2,659.54
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	1,732.65
	PCard JE	00001	957737	343725	07/23/19	579.80
					Account Total	2,312.45
	Other Professional Serv					
	FEDEX	00001	957691	343709	08/01/19	143.83
	FEDEX	00001	957692	343709	08/01/19	23.51
	FEDEX	00001	957693	343709	08/01/19	53.47
	NMS LABS	00001	957689	343709	08/01/19	12,323.60
	PCard JE	00001	957737	343725	07/23/19	195.00
	PCard JE	00001	957737	343725	07/23/19	195.00
	PCard JE	00001	957737	343725	07/23/19	195.00
	PCard JE	00001	957737	343725	07/23/19	195.00
	PCard JE	00001	957737	343725	07/23/19	300.00
	PCard JE	00001	957737	343725	07/23/19	240.00
	PCard JE	00001	957737	343725	07/23/19	137.25
	PCard JE	00001	957737	343725	07/23/19	7.00
	PERKINELMER GENETICS	00001	957690	343709	08/01/19	50.00
	SHRED IT USA LLC	00001	957685	343709	08/01/19	38.84
	SHRED IT USA LLC	00001	957686	343709	08/01/19	118.49
	UNIPATH	00001	957688	343709	08/01/19	2,347.00
					Account Total	16,562.99
	Postage & Freight					
	PCard JE	00001	957737	343725	07/23/19	200.00
					Account Total	200.00
	Public Relations					
	PCard JE	00001	957737	343725	07/23/19	46.00
					Account Total	46.00
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	25.10

## County of Adams

## Vendor Payment Report

<u>2031</u>	<u>County Coroner</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	28.45
	PCard JE	00001	957737	343725	07/23/19	27.95
	PCard JE	00001	957737	343725	07/23/19	25.45
	PCard JE	00001	957737	343725	07/23/19	25.60
	PCard JE	00001	957737	343725	07/23/19	26.30
	PCard JE	00001	957737	343725	07/23/19	405.96
	PCard JE	00001	957737	343725	07/23/19	405.96
					Account Total	970.77
	Uniforms & Cleaning					
	PCard JE	00001	957737	343725	07/23/19	181.18
	PCard JE	00001	957737	343725	07/23/19	92.98
					Account Total	274.16
					Department Total	30,153.19

**County of Adams**  
**Vendor Payment Report**

<u>1012</u>	<u>County Manager</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	10.99
	PCard JE	00001	957737	343725	07/23/19	28.26
	PCard JE	00001	957737	343725	07/23/19	53.44
	PCard JE	00001	957737	343725	07/23/19	48.23
	PCard JE	00001	957737	343725	07/23/19	12.08
	PCard JE	00001	957737	343725	07/23/19	132.07
					Account Total	285.07
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	258.66
					Account Total	258.66
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	12.99
					Account Total	12.99
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	89.28
	PCard JE	00001	957737	343725	07/23/19	58.32
	PCard JE	00001	957737	343725	07/23/19	1,440.95
					Account Total	1,588.55
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	720.00
	PCard JE	00001	957737	343725	07/23/19	4,586.50
					Account Total	5,306.50
					Department Total	7,451.77

**County of Adams**  
**Vendor Payment Report**

<u>1031</u>	<u>County Treasurer</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	24.12
					Account Total	24.12
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	270.32
	PCard JE	00001	957737	343725	07/23/19	235.52
					Account Total	505.84
	Membership Dues					
	COLORADO COUNTY TREASURERS ASS	00001	957924	344210	08/07/19	400.00
	PCard JE	00001	957737	343725	07/23/19	150.00
					Account Total	550.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	16.92
	PCard JE	00001	957737	343725	07/23/19	163.92
	PCard JE	00001	957737	343725	07/23/19	161.04
	PCard JE	00001	957737	343725	07/23/19	950.05
	PCard JE	00001	957737	343725	07/23/19	50.00
	PCard JE	00001	957737	343725	07/23/19	20.00
	PCard JE	00001	957737	343725	07/23/19	158.91
					Account Total	1,520.84
	Other Professional Serv					
	EVANS CONSULTING	00001	957923	344210	08/07/19	831.25
					Account Total	831.25
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	357.00
					Account Total	357.00
	Treasurer-Redemptions					
	ADAMS COUNTY TREASURER	00001	957925	344210	08/07/19	2,936.29
	ADAMS COUNTY TREASURER	00001	957926	344210	08/07/19	244.58
					Account Total	3,180.87
					Department Total	6,969.92



County of Adams  
Vendor Payment Report

<u>1052</u>	<u>Criminal Justice Coord Council</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	34.50
	PCard JE	00001	957737	343725	07/23/19	89.55
	PCard JE	00001	957737	343725	07/23/19	18.00
	PCard JE	00001	957737	343725	07/23/19	34.50
					Account Total	176.55
					Department Total	176.55

**County of Adams**  
**Vendor Payment Report**

<u>9248</u>	<u>Culture Services</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Advertising					
	PCard JE	00001	957737	343725	07/23/19	150.00
	PCard JE	00001	957737	343725	07/23/19	45.00
	PCard JE	00001	957737	343725	07/23/19	45.00
	PCard JE	00001	957737	343725	07/23/19	154.00
	PCard JE	00001	957737	343725	07/23/19	61.31
	PCard JE	00001	957737	343725	07/23/19	45.00
	PCard JE	00001	957737	343725	07/23/19	175.00
	PCard JE	00001	957737	343725	07/23/19	45.00
	PCard JE	00001	957737	343725	07/23/19	395.00
	PCard JE	00001	957737	343725	07/23/19	198.00
	PCard JE	00001	957737	343725	07/23/19	225.00
					Account Total	1,538.31
	Books					
	PCard JE	00001	957737	343725	07/23/19	8.95
	PCard JE	00001	957737	343725	07/23/19	18.00
	PCard JE	00001	957737	343725	07/23/19	700.00
					Account Total	726.95
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	42.03
					Account Total	42.03
	Employee Development					
	CENTER FOR LEADERSHIP STUDIES	00001	958126	344442	08/09/19	5,296.71
	PCard JE	00001	957737	343725	07/23/19	2,100.00
					Account Total	7,396.71
	EO					
	PCard JE	00001	957737	343725	07/23/19	107.48
	PCard JE	00001	957737	343725	07/23/19	180.82
	PCard JE	00001	957737	343725	07/23/19	106.95
	PCard JE	00001	957737	343725	07/23/19	62.10
	PCard JE	00001	957737	343725	07/23/19	62.10
	PCard JE	00001	957737	343725	07/23/19	6.50
					Account Total	525.95

County of Adams  
Vendor Payment Report

9248	Culture Services	Fund	Voucher	Batch No	GL Date	Amount
	PCard JE	00001	957737	343725	07/23/19	840.00
					Account Total	840.00
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	103.30
					Account Total	103.30
					Department Total	11,173.25

County of Adams  
Vendor Payment Report

<u>306005007000</u>	<u>CA Common Supportive</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00015	957737	343725	07/23/19	170.33
	PCard JE	00015	957737	343725	07/23/19	170.33
					Account Total	340.66
					Department Total	340.66

County of Adams  
Vendor Payment Report

<u>1074</u>	<u>CA- Risk Management</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Travel & Transportation					
	PCard JE	00019	957737	343725	07/23/19	394.36
					Account Total	394.36
					Department Total	394.36

**County of Adams**  
**Vendor Payment Report**

<u>1043</u>	<u>CA- Social Services IV-D</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	31.20
					Account Total	31.20
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	258.66
	PCard JE	00001	957737	343725	07/23/19	167.99
					Account Total	426.65
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	10.00
					Account Total	10.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	65.58
					Account Total	65.58
	Other Professional Serv					
	HIGH PLAINS REPORTING & TRANSC	00001	957814	343921	08/05/19	48.75
					Account Total	48.75
	Postage & Freight					
	PCard JE	00001	957737	343725	07/23/19	22.00
					Account Total	22.00
					Department Total	604.18

County of Adams  
Vendor Payment Report

<u>1044</u>	<u>CA- SS Dependency/Neglect</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	100.02
					Account Total	100.02
					Department Total	100.02

**County of Adams**  
**Vendor Payment Report**

<u>4302</u>	<u>CASP Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Advertising					
	PCard JE	00043	957737	343725	07/23/19	621.00
					Account Total	621.00
	Aircraft/Car Classic Expense					
	PCard JE	00043	957737	343725	07/23/19	166.70
	PCard JE	00043	957737	343725	07/23/19	166.70
	PCard JE	00043	957737	343725	07/23/19	166.70
	PCard JE	00043	957737	343725	07/23/19	166.70
	PCard JE	00043	957737	343725	07/23/19	166.70
	PCard JE	00043	957737	343725	07/23/19	166.70
	PCard JE	00043	957737	343725	07/23/19	166.70
					Account Total	1,166.90
	Consumable Personnel Expenses					
	PCard JE	00043	957737	343725	07/23/19	8.86
	PCard JE	00043	957737	343725	07/23/19	32.68
	PCard JE	00043	957737	343725	07/23/19	25.86
					Account Total	67.40
	Equipment Rental					
	PCard JE	00043	957737	343725	07/23/19	227.01
	PCard JE	00043	957737	343725	07/23/19	167.99
					Account Total	395.00
	Gas & Electricity					
	XCEL ENERGY	00043	957615	343637	07/31/19	10.48
	XCEL ENERGY	00043	957616	343637	07/31/19	12.78
					Account Total	23.26
	Licenses and Fees					
	PCard JE	00043	957737	343725	07/23/19	180.00
					Account Total	180.00
	Membership Dues					
	AMERICAN ASSOC OF AIRPORT EXEC	00043	957231	343326	07/29/19	2,700.00
					Account Total	2,700.00
	Other Repair & Maint					
	PCard JE	00043	957737	343725	07/23/19	153.50



**County of Adams**  
**Vendor Payment Report**

<u>4302</u>	<u>CASP Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Account Total	153.50
	Postage & Freight					
	PCard JE	00043	957737	343725	07/23/19	7.35
					Account Total	7.35
	Promotion Expense					
	PCard JE	00043	957737	343725	07/23/19	252.00
	PCard JE	00043	957737	343725	07/23/19	52.09
	PCard JE	00043	957737	343725	07/23/19	76.50
					Account Total	380.59
	Special Events					
	PCard JE	00043	957737	343725	07/23/19	21.76
					Account Total	21.76
	Telephone					
	CENTURYLINK	00043	957234	343326	07/29/19	54.58
	PCard JE	00043	957737	343725	07/23/19	791.10
					Account Total	845.68
	Travel & Transportation					
	PCard JE	00043	957737	343725	07/23/19	38.66
					Account Total	38.66
	Water/Sewer/Sanitation					
	SB PORTA BOWL RESTROOMS INC	00043	957236	343326	07/29/19	228.00
	SB PORTA BOWL RESTROOMS INC	00043	957838	343962	07/31/19	409.00
	SB PORTA BOWL RESTROOMS INC	00043	957885	344080	07/31/19	409.00
	SB PORTA BOWL RESTROOMS INC	00043	957886	344080	07/31/19	175.00
	SWIMS DISPOSAL	00043	957627	343639	08/01/19	298.75
					Account Total	1,519.75
					Department Total	8,120.85

**County of Adams**  
**Vendor Payment Report**

<u>4308</u>	<u>CASP ATCT</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Gas & Electricity					
	XCEL ENERGY	00043	957617	343637	07/31/19	15.09
	XCEL ENERGY	00043	957625	343638	07/31/19	1,442.49
					Account Total	1,457.58
	Telephone					
	CENTURYLINK	00043	957234	343326	07/29/19	55.39
	CENTURYLINK	00043	957234	343326	07/29/19	131.80
	PCard JE	00043	957737	343725	07/23/19	471.84
					Account Total	659.03
					Department Total	2,116.61

**County of Adams**  
**Vendor Payment Report**

<u>4303</u>	<u>CASP FBO</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Airport Freight					
	LOTTMAN OIL COMPANY	00043	957835	343962	07/31/19	5.00
					Account Total	5.00
	Equipment Maint & Repair					
	PCard JE	00043	957737	343725	07/23/19	213.15
					Account Total	213.15
	Gas & Electricity					
	XCEL ENERGY	00043	957577	343599	07/31/19	50.66
					Account Total	50.66
	Janitorial Services					
	PCard JE	00043	957737	343725	07/23/19	188.49
	PCard JE	00043	957737	343725	07/23/19	74.97
	PCard JE	00043	957737	343725	07/23/19	349.65
	PCard JE	00043	957737	343725	07/23/19	61.23
					Account Total	674.34
	Licenses and Fees					
	PCard JE	00043	957737	343725	07/23/19	270.00
					Account Total	270.00
	Line Materials & Supplies					
	PCard JE	00043	957737	343725	07/23/19	50.00
					Account Total	50.00
	Oil & Lubrication					
	LOTTMAN OIL COMPANY	00043	957835	343962	07/31/19	178.00
	LOTTMAN OIL COMPANY	00043	957835	343962	07/31/19	167.50
					Account Total	345.50
	Operating Supplies					
	PCard JE	00043	957737	343725	07/23/19	179.83
	PCard JE	00043	957737	343725	07/23/19	40.10
	PCard JE	00043	957737	343725	07/23/19	499.50
	PCard JE	00043	957737	343725	07/23/19	179.83
					Account Total	539.60
	Pilot Supplies					
	PCard JE	00043	957737	343725	07/23/19	86.90

**County of Adams**  
**Vendor Payment Report**

<u>4303</u>	<u>CASP FBO</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Account Total	86.90
	Promotion Expense					
	PCard JE	00043	957737	343725	07/23/19	990.00
					Account Total	990.00
	Satellite Television					
	DISH NETWORK	00043	957235	343326	07/29/19	148.03
					Account Total	148.03
	Self Serve Fuel					
	PCard JE	00043	957737	343725	07/23/19	.56
					Account Total	.56
	Telephone					
	CENTURYLINK	00043	957234	343326	07/29/19	50.95
					Account Total	50.95
	Uniforms & Cleaning					
	PCard JE	00043	957737	343725	07/23/19	39.92
	SOUTH PARK EMBROIDERY	00043	957626	343639	07/31/19	265.78
					Account Total	305.70
					Department Total	3,730.39

**County of Adams**  
**Vendor Payment Report**

<u>4304</u>	<u>CASP Operations/Maintenance</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Airport Materials & Supplies					
	PCard JE	00043	957737	343725	07/23/19	141.63
	PCard JE	00043	957737	343725	07/23/19	215.69
					Account Total	357.32
	Airside Expenses					
	PCard JE	00043	957737	343725	07/23/19	243.50
					Account Total	243.50
	Building Repair & Maint					
	PCard JE	00043	957737	343725	07/23/19	9.18
	PCard JE	00043	957737	343725	07/23/19	300.00
	PCard JE	00043	957737	343725	07/23/19	240.00
					Account Total	549.18
	Equipment Maint & Repair					
	PCard JE	00043	957737	343725	07/23/19	228.85
	PCard JE	00043	957737	343725	07/23/19	186.97
	PCard JE	00043	957737	343725	07/23/19	11.72
	PCard JE	00043	957737	343725	07/23/19	103.40
	PCard JE	00043	957737	343725	07/23/19	77.64
	PCard JE	00043	957737	343725	07/23/19	31.90
	PCard JE	00043	957737	343725	07/23/19	251.38
	PCard JE	00043	957737	343725	07/23/19	970.95
	PCard JE	00043	957737	343725	07/23/19	300.00
	PCard JE	00043	957737	343725	07/23/19	104.99
					Account Total	2,267.80
	Gas & Electricity					
	CLEARWAY ENERGY GROUP LLC	00043	957851	343967	08/05/19	1,333.05
	CLEARWAY ENERGY GROUP LLC	00043	957853	343967	08/05/19	832.52
	CLEARWAY ENERGY GROUP LLC	00043	957854	343967	08/05/19	609.45
	CLEARWAY ENERGY GROUP LLC	00043	957855	343967	08/05/19	603.82
	XCEL ENERGY	00043	957575	343599	07/31/19	12.63
	XCEL ENERGY	00043	957576	343599	07/31/19	359.52
	XCEL ENERGY	00043	957576	343599	07/31/19	624.18
	XCEL ENERGY	00043	957576	343599	07/31/19	298.26
	XCEL ENERGY	00043	957578	343599	07/31/19	74.32

**County of Adams**  
**Vendor Payment Report**

<u>4304</u>	<u>CASP Operations/Maintenance</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	XCEL ENERGY	00043	957579	343599	07/31/19	39.63
	XCEL ENERGY	00043	957579	343599	07/31/19	38.23
	XCEL ENERGY	00043	957580	343599	07/31/19	1,273.13
	XCEL ENERGY	00043	957580	343599	07/31/19	1,178.00-
	XCEL ENERGY	00043	957581	343605	07/31/19	110.59
	XCEL ENERGY	00043	957582	343605	07/31/19	1,047.81
	XCEL ENERGY	00043	957582	343605	07/31/19	871.09-
	XCEL ENERGY	00043	957583	343605	07/31/19	750.87
	XCEL ENERGY	00043	957583	343605	07/31/19	44.52
	XCEL ENERGY	00043	957583	343605	07/31/19	540.46-
	XCEL ENERGY	00043	957584	343605	07/31/19	366.87
	XCEL ENERGY	00043	957586	343605	07/31/19	2,018.21
	XCEL ENERGY	00043	957586	343605	07/31/19	138.69
	XCEL ENERGY	00043	957618	343637	07/31/19	46.47
	XCEL ENERGY	00043	957619	343637	07/31/19	47.45
	XCEL ENERGY	00043	957620	343637	07/31/19	50.05
	XCEL ENERGY	00043	957621	343638	07/31/19	54.10
	XCEL ENERGY	00043	957622	343638	07/31/19	68.36
	XCEL ENERGY	00043	957623	343638	07/31/19	68.89
	XCEL ENERGY	00043	957624	343638	07/31/19	80.52
	XCEL ENERGY	00043	957624	343638	07/31/19	38.12
					Account Total	7,192.35
	Telephone					
	EASTERN SLOPE RURAL TELEPHONE	00043	957856	343967	08/05/19	133.03
					Account Total	133.03
					Department Total	10,743.18

County of Adams  
Vendor Payment Report

<u>941018</u>	<u>CDBG 2018/2019</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Grants to Other Institutions					
	TIERRA ROJO CONSTRUCTION	00030	957518	343492	07/30/19	1,760.00
	TIERRA ROJO CONSTRUCTION	00030	957519	343493	07/30/19	6,300.00
					Account Total	8,060.00
					Department Total	8,060.00

**County of Adams**  
**Vendor Payment Report**

<u>1094</u>	<u>CED Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	51.00
	PCard JE	00001	957737	343725	07/23/19	77.27
					Account Total	128.27
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	285.00
					Account Total	285.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	258.66
					Account Total	258.66
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	20.00
					Account Total	20.00
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	49.09
					Account Total	49.09
					Department Total	741.02



**County of Adams**  
**Vendor Payment Report**

<u>1020</u>	<u>CLK Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	154.14
					Account Total	154.14
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	20.45
	PCard JE	00001	957737	343725	07/23/19	9.35
					Account Total	29.80
	Other Professional Serv					
	PCard JE	00001	957737	343725	07/23/19	40.65
					Account Total	40.65
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	17.00
	PCard JE	00001	957737	343725	07/23/19	8.00
	PCard JE	00001	957737	343725	07/23/19	42.42
	PCard JE	00001	957737	343725	07/23/19	48.22
					Account Total	115.64
					Department Total	340.23

**County of Adams**  
**Vendor Payment Report**

<u>1022</u>	<u>CLK Elections</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	40.75
					Account Total	40.75
	Destruction of Records					
	SHRED IT USA LLC	00001	957771	343824	08/02/19	30.00
					Account Total	30.00
	Education & Training					
	COLO SECRETARY OF STATE	00001	957768	343824	08/02/19	260.00
					Account Total	260.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	286.78
	PCard JE	00001	957737	343725	07/23/19	177.94
	PCard JE	00001	957737	343725	07/23/19	170.33
	PCard JE	00001	957737	343725	07/23/19	170.33
	PCard JE	00001	957737	343725	07/23/19	170.33
	PCard JE	00001	957737	343725	07/23/19	406.06
					Account Total	1,381.77
	Food Supplies					
	PCard JE	00001	957737	343725	07/23/19	303.50
					Account Total	303.50
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	15.00
	PCard JE	00001	957737	343725	07/23/19	63.60
	PCard JE	00001	957737	343725	07/23/19	28.75
	PCard JE	00001	957737	343725	07/23/19	254.47
	PCard JE	00001	957737	343725	07/23/19	177.53
	PCard JE	00001	957737	343725	07/23/19	28.00
	PCard JE	00001	957737	343725	07/23/19	26.45
	PCard JE	00001	957737	343725	07/23/19	28.20
	PCard JE	00001	957737	343725	07/23/19	9.22
	PCard JE	00001	957737	343725	07/23/19	88.68
	PCard JE	00001	957737	343725	07/23/19	19.21
	PCard JE	00001	957737	343725	07/23/19	79.99
	PCard JE	00001	957737	343725	07/23/19	429.99

**County of Adams**  
**Vendor Payment Report**

<u>1022</u>	<u>CLK Elections</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Account Total	1,249.09
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	604.65
	PCard JE	00001	957737	343725	07/23/19	2.70
					Account Total	607.35
	Printing External					
	COPYCO QUALITY PRINTING INC	00001	957769	343824	08/02/19	6,000.00
					Account Total	6,000.00
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	5.77
	PCard JE	00001	957737	343725	07/23/19	41.69
					Account Total	47.46
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	8.00
	PCard JE	00001	957737	343725	07/23/19	30.00
	PCard JE	00001	957737	343725	07/23/19	248.58
	PCard JE	00001	957737	343725	07/23/19	26.02
	PCard JE	00001	957737	343725	07/23/19	23.45
	PCard JE	00001	957737	343725	07/23/19	30.00
	PCard JE	00001	957737	343725	07/23/19	125.00
	PCard JE	00001	957737	343725	07/23/19	276.24
	PCard JE	00001	957737	343725	07/23/19	20.81
	PCard JE	00001	957737	343725	07/23/19	99.74
					Account Total	887.84
					Department Total	10,807.76

**County of Adams**  
**Vendor Payment Report**

<u>1023</u>	<u>CLK Motor Vehicle</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	33.91
	PCard JE	00001	957737	343725	07/23/19	42.89
	PCard JE	00001	957737	343725	07/23/19	33.77
					Account Total	110.57
	Destruction of Records					
	SHRED IT USA LLC	00001	957772	343824	08/02/19	168.60
					Account Total	168.60
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	170.33
	PCard JE	00001	957737	343725	07/23/19	170.33
	PCard JE	00001	957737	343725	07/23/19	170.33
	PCard JE	00001	957737	343725	07/23/19	170.33
	PCard JE	00001	957737	343725	07/23/19	170.33
					Account Total	851.65
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	389.34
					Account Total	389.34
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	251.42
					Account Total	251.42
	Operating Supplies					
	ALSCO AMERICAN INDUSTRIAL	00001	957761	343824	08/02/19	17.19
	ALSCO AMERICAN INDUSTRIAL	00001	957762	343824	08/02/19	28.89
	ALSCO AMERICAN INDUSTRIAL	00001	957763	343824	08/02/19	19.53
	ALSCO AMERICAN INDUSTRIAL	00001	957764	343824	08/02/19	17.19
	ALSCO AMERICAN INDUSTRIAL	00001	957765	343824	08/02/19	28.89
	ALSCO AMERICAN INDUSTRIAL	00001	957767	343824	08/02/19	19.53
	ALSCO AMERICAN INDUSTRIAL	00001	957773	343824	08/02/19	17.19
	PCard JE	00001	957737	343725	07/23/19	76.44
	PCard JE	00001	957737	343725	07/23/19	270.29
	PCard JE	00001	957737	343725	07/23/19	48.99
	PCard JE	00001	957737	343725	07/23/19	46.82
	PCard JE	00001	957737	343725	07/23/19	26.98

**County of Adams**  
**Vendor Payment Report**

<u>1023</u>	<u>CLK Motor Vehicle</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	16.49
	PCard JE	00001	957737	343725	07/23/19	19.98
	PCard JE	00001	957737	343725	07/23/19	233.30
	PCard JE	00001	957737	343725	07/23/19	27.98
	PCard JE	00001	957737	343725	07/23/19	9.52
	PCard JE	00001	957737	343725	07/23/19	157.50
	PCard JE	00001	957737	343725	07/23/19	1,272.32
	PCard JE	00001	957737	343725	07/23/19	887.64
	PCard JE	00001	957737	343725	07/23/19	127.73
	PCard JE	00001	957737	343725	07/23/19	118.41
	PCard JE	00001	957737	343725	07/23/19	8.28
	PCard JE	00001	957737	343725	07/23/19	21.95
	PCard JE	00001	957737	343725	07/23/19	39.19
	PCard JE	00001	957737	343725	07/23/19	28.20
	PCard JE	00001	957737	343725	07/23/19	227.68
	PCard JE	00001	957737	343725	07/23/19	53.45
	PCard JE	00001	957737	343725	07/23/19	51.80
	PCard JE	00001	957737	343725	07/23/19	50.70
	PCard JE	00001	957737	343725	07/23/19	50.80
					Account Total	4,020.85
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	28.64
	PCard JE	00001	957737	343725	07/23/19	209.59
					Account Total	238.23
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	291.65-
					Account Total	291.65-
					Department Total	5,739.01

**County of Adams**  
**Vendor Payment Report**

<u>1021</u>	<u>CLK Recording</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	31.59
					Account Total	31.59
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	171.54
	PCard JE	00001	957737	343725	07/23/19	270.32
	PCard JE	00001	957737	343725	07/23/19	177.94
					Account Total	619.80
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	128.50
	PCard JE	00001	957737	343725	07/23/19	311.64
	PCard JE	00001	957737	343725	07/23/19	402.43
	PCard JE	00001	957737	343725	07/23/19	115.96
	PCard JE	00001	957737	343725	07/23/19	90.49
	PCard JE	00001	957737	343725	07/23/19	169.65
	PCard JE	00001	957737	343725	07/23/19	118.36
					Account Total	1,337.03
	Postage & Freight					
	PCard JE	00001	957737	343725	07/23/19	1,452.50
					Account Total	1,452.50
	Printing External					
	COPYCO QUALITY PRINTING INC	00001	957770	343824	08/02/19	833.00
					Account Total	833.00
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	3.83
	PCard JE	00001	957737	343725	07/23/19	27.93
					Account Total	31.76
					Department Total	4,305.68

County of Adams  
Vendor Payment Report

<u>202012001710</u>	<u>CORE Intensive Family Therapy</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	628.64
					Account Total	628.64
					Department Total	628.64

County of Adams  
Vendor Payment Report

<u>951016</u>	<u>CSBG</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00034	957737	343725	07/23/19	13.99
					Account Total	13.99
	Travel & Transportation					
	PCard JE	00034	957737	343725	07/23/19	446.46
					Account Total	446.46
					Department Total	460.45



County of Adams  
Vendor Payment Report

6021	CT- Trails- Plan/Design Const	Fund	Voucher	Batch No	GL Date	Amount
	Improv Other Than Bldgs					
	PCard JE	00024	957737	343725	07/23/19	71.19
					Account Total	71.19
	Operating Supplies					
	PCard JE	00024	957737	343725	07/23/19	539.89
					Account Total	539.89
	Vehicle Parts & Supplies					
	PCard JE	00024	957737	343725	07/23/19	47.00
					Account Total	47.00
					Department Total	658.08

County of Adams  
Vendor Payment Report

<u>2010P1009900</u>	<u>CW Admin Client Spec Non Reimb</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	County Client/Provider					
	PCard JE	00015	957737	343725	07/23/19	259.96
					Account Total	259.96
					Department Total	259.96

**County of Adams**  
**Vendor Payment Report**

<u>2010P9999900</u>	<u>CW Admin Non Reimb</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	48.48
	PCard JE	00015	957737	343725	07/23/19	31.98
	PCard JE	00015	957737	343725	07/23/19	19.22
	PCard JE	00015	957737	343725	07/23/19	31.76
					Account Total	131.44
	Special Events					
	PCard JE	00015	957737	343725	07/23/19	1,598.12
	PCard JE	00015	957737	343725	07/23/19	181.28
	PCard JE	00015	957737	343725	07/23/19	4,950.00
					Account Total	6,729.40
	Travel & Transportation					
	PCard JE	00015	957737	343725	07/23/19	16.00
	PCard JE	00015	957737	343725	07/23/19	30.00
	PCard JE	00015	957737	343725	07/23/19	328.60
	PCard JE	00015	957737	343725	07/23/19	296.60
	PCard JE	00015	957737	343725	07/23/19	13.00
	PCard JE	00015	957737	343725	07/23/19	13.00
	PCard JE	00015	957737	343725	07/23/19	13.00
	PCard JE	00015	957737	343725	07/23/19	13.00
	PCard JE	00015	957737	343725	07/23/19	292.98
	PCard JE	00015	957737	343725	07/23/19	292.98
	PCard JE	00015	957737	343725	07/23/19	123.30
	PCard JE	00015	957737	343725	07/23/19	123.30
					Account Total	1,555.76
					Department Total	8,416.60

County of Adams  
Vendor Payment Report

<u>2000P9999900</u>	<u>CW Director Non-Riembursable</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00015	957737	343725	07/23/19	53.57
					Account Total	53.57
					Department Total	53.57

County of Adams  
Vendor Payment Report

<u>100005007000</u>	<u>Dept Director Common Supportiv</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00015	957737	343725	07/23/19	406.06
					Account Total	406.06
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	227.76
	PCard JE	00015	957737	343725	07/23/19	94.24
	PCard JE	00015	957737	343725	07/23/19	39.86
					Account Total	361.86
					Department Total	767.92

**County of Adams**  
**Vendor Payment Report**

<u>1000P9999900</u>	<u>Dept Director Non-Reimbursable</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	ISP Services					
	PCard JE	00015	957737	343725	07/23/19	169.54
					Account Total	169.54
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	1,429.45
	PCard JE	00015	957737	343725	07/23/19	1,057.39
	PCard JE	00015	957737	343725	07/23/19	588.33
	PCard JE	00015	957737	343725	07/23/19	50.80
	PCard JE	00015	957737	343725	07/23/19	148.00
	PCard JE	00015	957737	343725	07/23/19	193.38
					Account Total	3,467.35
	Special Events					
	PCard JE	00015	957737	343725	07/23/19	191.18
					Account Total	191.18
					Department Total	3,828.07

**County of Adams**  
**Vendor Payment Report**

<u>1051</u>	<u>District Attorney</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	11.49
					Account Total	11.49
	Computers					
	PCard JE	00001	957737	343725	07/23/19	62.00-
	PCard JE	00001	957737	343725	07/23/19	7.00-
	PCard JE	00001	957737	343725	07/23/19	438.00
	PCard JE	00001	957737	343725	07/23/19	164.33
	PCard JE	00001	957737	343725	07/23/19	75.76
	PCard JE	00001	957737	343725	07/23/19	84.33
	PCard JE	00001	957737	343725	07/23/19	796.25
	PCard JE	00001	957737	343725	07/23/19	16.92
					Account Total	1,506.59
	Contract Employment					
	GREER, AMY	00001	958033	344334	08/08/19	1,327.50
					Account Total	1,327.50
	Court Reporting Transcripts					
	PCard JE	00001	957737	343725	07/23/19	420.00
	PCard JE	00001	957737	343725	07/23/19	31.50
					Account Total	451.50
	Destruction of Records					
	PCard JE	00001	957737	343725	07/23/19	310.00
	PCard JE	00001	957737	343725	07/23/19	30.00
	PCard JE	00001	957737	343725	07/23/19	30.00
					Account Total	370.00
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	380.00
	PCard JE	00001	957737	343725	07/23/19	1,520.00
					Account Total	1,900.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	1,948.76
	PCard JE	00001	957737	343725	07/23/19	1,948.76
	PCard JE	00001	957737	343725	07/23/19	112.18
	PCard JE	00001	957737	343725	07/23/19	513.74

**County of Adams**  
**Vendor Payment Report**

<u>1051</u>	<u>District Attorney</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Account Total	4,523.44
	Interpreting Services					
	PCard JE	00001	957737	343725	07/23/19	152.22
	PCard JE	00001	957737	343725	07/23/19	202.62
					Account Total	354.84
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	210.00
	PCard JE	00001	957737	343725	07/23/19	7,720.00
					Account Total	7,930.00
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	1,384.00
	PCard JE	00001	957737	343725	07/23/19	4,966.04
	PCard JE	00001	957737	343725	07/23/19	299.99
					Account Total	6,650.03
	Office Furniture					
	PCard JE	00001	957737	343725	07/23/19	499.00
					Account Total	499.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	375.40
	PCard JE	00001	957737	343725	07/23/19	137.47
	PCard JE	00001	957737	343725	07/23/19	57.02
	PCard JE	00001	957737	343725	07/23/19	57.90
	PCard JE	00001	957737	343725	07/23/19	18.95
	PCard JE	00001	957737	343725	07/23/19	28.95
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	30.37
	PCard JE	00001	957737	343725	07/23/19	2.38-
	PCard JE	00001	957737	343725	07/23/19	24.75
	PCard JE	00001	957737	343725	07/23/19	242.79
	PCard JE	00001	957737	343725	07/23/19	55.86
	PCard JE	00001	957737	343725	07/23/19	4.26
	PCard JE	00001	957737	343725	07/23/19	65.16
	PCard JE	00001	957737	343725	07/23/19	270.90
	PCard JE	00001	957737	343725	07/23/19	27.99-



**County of Adams**  
**Vendor Payment Report**

<u>1051</u>	<u>District Attorney</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	95.36
	PCard JE	00001	957737	343725	07/23/19	128.67
	PCard JE	00001	957737	343725	07/23/19	6.72
	PCard JE	00001	957737	343725	07/23/19	110.52
	PCard JE	00001	957737	343725	07/23/19	275.14
	PCard JE	00001	957737	343725	07/23/19	65.98
	PCard JE	00001	957737	343725	07/23/19	82.50
	PCard JE	00001	957737	343725	07/23/19	125.00
	PCard JE	00001	957737	343725	07/23/19	122.78
	PCard JE	00001	957737	343725	07/23/19	13.00
	PCard JE	00001	957737	343725	07/23/19	115.32
	PCard JE	00001	957737	343725	07/23/19	70.09
	PCard JE	00001	957737	343725	07/23/19	1,079.75
	PCard JE	00001	957737	343725	07/23/19	29.98
	PCard JE	00001	957737	343725	07/23/19	16.44
	PCard JE	00001	957737	343725	07/23/19	22.85
	PCard JE	00001	957737	343725	07/23/19	22.95
	PCard JE	00001	957737	343725	07/23/19	33.95
	PCard JE	00001	957737	343725	07/23/19	5.00
	PCard JE	00001	957737	343725	07/23/19	11.00
					Account Total	3,782.41
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	94.99
	PCard JE	00001	957737	343725	07/23/19	160.04
	PCard JE	00001	957737	343725	07/23/19	300.23
	PCard JE	00001	957737	343725	07/23/19	258.90
	PCard JE	00001	957737	343725	07/23/19	298.89
	PCard JE	00001	957737	343725	07/23/19	241.28
					Account Total	1,354.33
	Other Professional Serv					
	CINA & CINA FORENSIC CONSULTIN	00001	957603	343617	07/31/19	1,347.80
	PCard JE	00001	957737	343725	07/23/19	339.52
	PCard JE	00001	957737	343725	07/23/19	278.64
	PCard JE	00001	957737	343725	07/23/19	116.00
	PCard JE	00001	957737	343725	07/23/19	200.00

**County of Adams**  
**Vendor Payment Report**

<u>1051</u>	<u>District Attorney</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	25.50
	PCard JE	00001	957737	343725	07/23/19	410.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	423.30
	PCard JE	00001	957737	343725	07/23/19	10.00
					Account Total	3,160.76
	Postage & Freight					
	PCard JE	00001	957737	343725	07/23/19	43.45
	PCard JE	00001	957737	343725	07/23/19	27.09
					Account Total	70.54
	Printing External					
	PCard JE	00001	957737	343725	07/23/19	174.35
					Account Total	174.35
	Software and Licensing					
	PCard JE	00001	957737	343725	07/23/19	3,115.00
					Account Total	3,115.00
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	14.36
	PCard JE	00001	957737	343725	07/23/19	14.98
	PCard JE	00001	957737	343725	07/23/19	27.94
	PCard JE	00001	957737	343725	07/23/19	401.35
	PCard JE	00001	957737	343725	07/23/19	31.02
	PCard JE	00001	957737	343725	07/23/19	41.54
	PCard JE	00001	957737	343725	07/23/19	68.16
					Account Total	599.35
	Subscrip/Publications					
	PCard JE	00001	957737	343725	07/23/19	40.99
	PCard JE	00001	957737	343725	07/23/19	11.99
					Account Total	52.98
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	148.00
	PCard JE	00001	957737	343725	07/23/19	229.08
	PCard JE	00001	957737	343725	07/23/19	160.00
	PCard JE	00001	957737	343725	07/23/19	50.00

**County of Adams**  
**Vendor Payment Report**

<u>1051</u>	<u>District Attorney</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	50.00
	PCard JE	00001	957737	343725	07/23/19	50.00
	PCard JE	00001	957737	343725	07/23/19	693.50
	PCard JE	00001	957737	343725	07/23/19	310.00
	PCard JE	00001	957737	343725	07/23/19	948.00
	PCard JE	00001	957737	343725	07/23/19	391.50
	PCard JE	00001	957737	343725	07/23/19	395.61
	PCard JE	00001	957737	343725	07/23/19	391.50
	PCard JE	00001	957737	343725	07/23/19	148.00
	PCard JE	00001	957737	343725	07/23/19	1,822.26
	PCard JE	00001	957737	343725	07/23/19	136.80
	PCard JE	00001	957737	343725	07/23/19	391.50
	PCard JE	00001	957737	343725	07/23/19	391.50
	PCard JE	00001	957737	343725	07/23/19	233.00
	PCard JE	00001	957737	343725	07/23/19	870.00
	PCard JE	00001	957737	343725	07/23/19	661.30
	PCard JE	00001	957737	343725	07/23/19	42.01
	PCard JE	00001	957737	343725	07/23/19	121.80
					Account Total	8,635.36
	Witness Fees					
	ADCO DISTRICT ATTORNEY'S OFFIC	00001	958032	344334	08/08/19	175.66
	ADCO DISTRICT ATTORNEY'S OFFIC	00001	958032	344334	08/08/19	67.95
	ADCO DISTRICT ATTORNEY'S OFFIC	00001	958032	344334	08/08/19	77.45
	ADCO DISTRICT ATTORNEY'S OFFIC	00001	958032	344334	08/08/19	16.84
	ADCO DISTRICT ATTORNEY'S OFFIC	00001	958032	344334	08/08/19	113.30
	ADCO DISTRICT ATTORNEY'S OFFIC	00001	958032	344334	08/08/19	234.40
	ADCO DISTRICT ATTORNEY'S OFFIC	00001	958032	344334	08/08/19	44.15
	ADCO DISTRICT ATTORNEY'S OFFIC	00001	958032	344334	08/08/19	52.79
	PCard JE	00001	957737	343725	07/23/19	275.96
	PCard JE	00001	957737	343725	07/23/19	274.78
	PCard JE	00001	957737	343725	07/23/19	286.80
	PCard JE	00001	957737	343725	07/23/19	17.29-
	PCard JE	00001	957737	343725	07/23/19	361.96
	PCard JE	00001	957737	343725	07/23/19	361.96
	PCard JE	00001	957737	343725	07/23/19	344.96
	PCard JE	00001	957737	343725	07/23/19	532.66

County of Adams  
Vendor Payment Report

<u>1051</u>	<u>District Attorney</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	532.66-
					Account Total	2,671.67
					Department Total	49,141.14

**County of Adams**  
**Vendor Payment Report**

<u>9261</u>	<u>DA- Diversion Project</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Books					
	PCard JE	00001	957737	343725	07/23/19	439.22
	PCard JE	00001	957737	343725	07/23/19	27.06
					Account Total	466.28
	Destruction of Records					
	PCard JE	00001	957737	343725	07/23/19	30.00
					Account Total	30.00
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	100.00
					Account Total	100.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	153.83
	PCard JE	00001	957737	343725	07/23/19	153.83
	PCard JE	00001	957737	343725	07/23/19	62.06
					Account Total	369.72
	Medical Services					
	PCard JE	00001	957737	343725	07/23/19	1,290.00
	PCard JE	00001	957737	343725	07/23/19	219.00
	PCard JE	00001	957737	343725	07/23/19	73.00
	PCard JE	00001	957737	343725	07/23/19	600.00
	PCard JE	00001	957737	343725	07/23/19	73.00
	PCard JE	00001	957737	343725	07/23/19	73.00
	PCard JE	00001	957737	343725	07/23/19	73.00
	PCard JE	00001	957737	343725	07/23/19	200.00
	PCard JE	00001	957737	343725	07/23/19	325.00
	PCard JE	00001	957737	343725	07/23/19	1,020.00
	PCard JE	00001	957737	343725	07/23/19	1,290.00
					Account Total	5,236.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	1.46-
	PCard JE	00001	957737	343725	07/23/19	383.00
	PCard JE	00001	957737	343725	07/23/19	29.98
	PCard JE	00001	957737	343725	07/23/19	145.58
	PCard JE	00001	957737	343725	07/23/19	9.96

**County of Adams**  
**Vendor Payment Report**

<u>9261</u>	<u>DA- Diversion Project</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Account Total	567.06
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	40.01
	PCard JE	00001	957737	343725	07/23/19	40.01
					Account Total	80.02
	Printing External					
	PCard JE	00001	957737	343725	07/23/19	234.92
					Account Total	234.92
	Software and Licensing					
	PCard JE	00001	957737	343725	07/23/19	88.00
					Account Total	88.00
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	41.51
					Account Total	41.51
					Department Total	7,213.51

**County of Adams**  
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<u>7041</u>	<u>Economic Development Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	250.00
	PCard JE	00001	957737	343725	07/23/19	500.00
					Account Total	750.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	24.07
	PCard JE	00001	957737	343725	07/23/19	27.52
					Account Total	51.59
					Department Total	801.59

**County of Adams**  
**Vendor Payment Report**

<u>2041</u>	<u>Emerg Mngt-Administraion</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	168.00
	PCard JE	00001	957737	343725	07/23/19	91.02
					Account Total	259.02
	Car Washes					
	PCard JE	00001	957737	343725	07/23/19	4.00
					Account Total	4.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	170.33
	PCard JE	00001	957737	343725	07/23/19	187.18
					Account Total	357.51
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	519.75
					Account Total	519.75
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	125.00
	PCard JE	00001	957737	343725	07/23/19	35.00-
					Account Total	90.00
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	124.40
					Account Total	124.40
	Office Furniture & Equip					
	PCard JE	00001	957737	343725	07/23/19	1,509.54
					Account Total	1,509.54
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	52.50
					Account Total	52.50
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	290.09
	PCard JE	00001	957737	343725	07/23/19	33.64
	PCard JE	00001	957737	343725	07/23/19	38.41
					Account Total	362.14



County of Adams  
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2041	Emerg Mngt-Administraion	Fund	Voucher	Batch No	GL Date	Amount
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	303.96
	PCard JE	00001	957737	343725	07/23/19	289.97
	PCard JE	00001	957737	343725	07/23/19	855.96
	PCard JE	00001	957737	343725	07/23/19	30.45
	PCard JE	00001	957737	343725	07/23/19	150.00
					Account Total	1,630.34
					Department Total	4,909.20

**County of Adams**  
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<u>99500</u>	<u>Employment First</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Clnt Trng-Background Checks					
	PCard JE	00035	957737	343725	07/23/19	6.85
	PCard JE	00035	957737	343725	07/23/19	6.85
	PCard JE	00035	957737	343725	07/23/19	6.85
	PCard JE	00035	957737	343725	07/23/19	6.85
	PCard JE	00035	957737	343725	07/23/19	6.85
	PCard JE	00035	957737	343725	07/23/19	6.85
	PCard JE	00035	957737	343725	07/23/19	6.85
	PCard JE	00035	957737	343725	07/23/19	6.85
	PCard JE	00035	957737	343725	07/23/19	6.85
	PCard JE	00035	957737	343725	07/23/19	6.85
	PCard JE	00035	957737	343725	07/23/19	6.85
	Account Total					82.20
	Clnt Trng-Testing					
	PCard JE	00035	957737	343725	07/23/19	58.00-
	Account Total					58.00-
	Clnt Trng-Tuition					
	PCard JE	00035	957737	343725	07/23/19	1,530.00
	Account Total					1,530.00
	Operating Supplies					
	PCard JE	00035	957737	343725	07/23/19	149.00
	PCard JE	00035	957737	343725	07/23/19	113.69
	PCard JE	00035	957737	343725	07/23/19	20.52
	Account Total					283.21
	Department Total					1,837.41

County of Adams  
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<u>97802</u>	<u>Employment Support Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00035	957737	343725	07/23/19	8.99
	PCard JE	00035	957737	343725	07/23/19	41.64
					Account Total	50.63
					Department Total	50.63

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<u>6</u>	<u>Equipment Service Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	BRUCKNER TRUCK SALES INC	00006	958135	344436	08/09/19	143,210.00
	HONNEN EQUIPMENT	00006	957980	344321	08/08/19	142,923.00
	JOHN ELWAY CHRYSLER JEEP DODGE	00006	957982	344321	08/08/19	36,493.00
	JOHN ELWAY CHRYSLER JEEP DODGE	00006	957983	344321	08/08/19	36,493.00
	PRECISE MRM LLC	00006	958007	344321	08/08/19	2,796.68
	PRECISE MRM LLC	00006	958008	344321	08/08/19	5,520.00
	SAM HILL OIL INC	00006	958015	344321	08/08/19	18,123.89
	SAM HILL OIL INC	00006	958016	344321	08/08/19	375.38
	THE GOODYEAR TIRE AND RUBBER C	00006	957971	344321	08/08/19	5,351.57
	THE GOODYEAR TIRE AND RUBBER C	00006	957971	344321	08/08/19	2,806.23
	WEX BANK	00006	958028	344321	08/08/19	2,595.80
	WIRELESS ADVANCED COMMUNICATIO	00006	958026	344321	08/08/19	14,162.13
					Account Total	410,850.68
					Department Total	410,850.68

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9243	Extension - Family & Consumer	Fund	Voucher	Batch No	GL Date	Amount
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	58.79
	PCard JE	00001	957737	343725	07/23/19	100.00
					Account Total	158.79
					Department Total	158.79

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<u>9240</u>	<u>Extension - Horticulture</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	59.92
					Account Total	59.92
					Department Total	59.92

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<u>9241</u>	<u>Extension- Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	20.00
					Account Total	20.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	258.66
	PCard JE	00001	957737	343725	07/23/19	167.99
					Account Total	426.65
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	15.34
	PCard JE	00001	957737	343725	07/23/19	66.50
	PCard JE	00001	957737	343725	07/23/19	12.95
	PCard JE	00001	957737	343725	07/23/19	29.56
	PCard JE	00001	957737	343725	07/23/19	33.54
	PCard JE	00001	957737	343725	07/23/19	11.32
	PCard JE	00001	957737	343725	07/23/19	16.46
	PCard JE	00001	957737	343725	07/23/19	136.58
	PCard JE	00001	957737	343725	07/23/19	24.99
	PCard JE	00001	957737	343725	07/23/19	106.78
	PCard JE	00001	957737	343725	07/23/19	10.98
					Account Total	465.00
					Department Total	911.65

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9242	Extension- Agriculture	Fund	Voucher	Batch No	GL Date	Amount
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	100.15
	PCard JE	00001	957737	343725	07/23/19	83.37
	PCard JE	00001	957737	343725	07/23/19	518.00
	PCard JE	00001	957737	343725	07/23/19	104.00
					Account Total	805.52
					Department Total	805.52



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<u>9244</u>	<u>Extension- 4-H/Youth</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	264.20
					Account Total	264.20
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	475.00
	PCard JE	00001	957737	343725	07/23/19	475.00
					Account Total	950.00
	Fuel, Gas & Oil					
	PCard JE	00001	957737	343725	07/23/19	53.00
					Account Total	53.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	494.34
	PCard JE	00001	957737	343725	07/23/19	49.38
	PCard JE	00001	957737	343725	07/23/19	94.49
	PCard JE	00001	957737	343725	07/23/19	47.40
	PCard JE	00001	957737	343725	07/23/19	103.03
	PCard JE	00001	957737	343725	07/23/19	21.25
	PCard JE	00001	957737	343725	07/23/19	33.99
	PCard JE	00001	957737	343725	07/23/19	17.94
	PCard JE	00001	957737	343725	07/23/19	47.90
	PCard JE	00001	957737	343725	07/23/19	24.30
	PCard JE	00001	957737	343725	07/23/19	24.08
	PCard JE	00001	957737	343725	07/23/19	39.90
	PCard JE	00001	957737	343725	07/23/19	608.02
	PCard JE	00001	957737	343725	07/23/19	26.32-
	PCard JE	00001	957737	343725	07/23/19	811.21
	PCard JE	00001	957737	343725	07/23/19	247.40
	PCard JE	00001	957737	343725	07/23/19	102.78
	PCard JE	00001	957737	343725	07/23/19	141.80
	PCard JE	00001	957737	343725	07/23/19	26.85
	PCard JE	00001	957737	343725	07/23/19	40.59
	PCard JE	00001	957737	343725	07/23/19	75.00
	PCard JE	00001	957737	343725	07/23/19	225.00
	PCard JE	00001	957737	343725	07/23/19	6.99
	PCard JE	00001	957737	343725	07/23/19	143.98

County of Adams  
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9244	Extension- 4-H/Youth	Fund	Voucher	Batch No	GL Date	Amount
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	99.07
					Account Total	3,510.37
	Postage & Freight					
	PCard JE	00001	957737	343725	07/23/19	27.95
					Account Total	27.95
					Department Total	4,805.52

County of Adams  
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5025	Facilities Club House Maint.	Fund	Voucher	Batch No	GL Date	Amount
	Repair & Maint Supplies					
	PCard JE	00005	957737	343725	07/23/19	64.07
	PCard JE	00005	957737	343725	07/23/19	231.60
	PCard JE	00005	957737	343725	07/23/19	247.43
	PCard JE	00005	957737	343725	07/23/19	33.67
	PCard JE	00005	957737	343725	07/23/19	55.28
					Account Total	632.05
					Department Total	632.05

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<u>1014</u>	<u>Finance</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	1,620.00
	PCard JE	00001	957737	343725	07/23/19	1,620.00
					Account Total	3,240.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	191.57
					Account Total	191.57
	Licenses and Fees					
	PCard JE	00001	957737	343725	07/23/19	1,150.00
					Account Total	1,150.00
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	30.00
					Account Total	30.00
	Office Furniture					
	PCard JE	00001	957737	343725	07/23/19	455.00
	PCard JE	00001	957737	343725	07/23/19	759.93
					Account Total	1,214.93
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	375.00
	PCard JE	00001	957737	343725	07/23/19	20.86
	PCard JE	00001	957737	343725	07/23/19	328.50
	PCard JE	00001	957737	343725	07/23/19	14.00
	PCard JE	00001	957737	343725	07/23/19	206.85
	PCard JE	00001	957737	343725	07/23/19	104.71
	PCard JE	00001	957737	343725	07/23/19	267.85
	PCard JE	00001	957737	343725	07/23/19	135.54
	PCard JE	00001	957737	343725	07/23/19	27.85
	PCard JE	00001	957737	343725	07/23/19	20.36
					Account Total	844.52
					Department Total	6,671.02

**County of Adams**  
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<u>1018</u>	<u>Finance General Accounting</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	580.00
					Account Total	580.00
	Legal Notices					
	PCard JE	00001	957737	343725	07/23/19	176.40
	PCard JE	00001	957737	343725	07/23/19	131.40
	PCard JE	00001	957737	343725	07/23/19	142.20
	PCard JE	00001	957737	343725	07/23/19	106.20
					Account Total	556.20
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	60.00
					Account Total	60.00
	Office Furniture					
	PCard JE	00001	957737	343725	07/23/19	4,073.20
	PCard JE	00001	957737	343725	07/23/19	549.95
					Account Total	4,623.15
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	28.75
	PCard JE	00001	957737	343725	07/23/19	279.26
					Account Total	308.01
	Software and Licensing					
	PCard JE	00001	957737	343725	07/23/19	2,526.48
					Account Total	2,526.48
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	238.40
					Account Total	238.40
					Department Total	8,892.24

County of Adams  
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<u>1017</u>	<u>Finance Purchasing</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	240.00
					Account Total	240.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	96.79
					Account Total	96.79
	Office Furniture					
	PCard JE	00001	957737	343725	07/23/19	749.93
					Account Total	749.93
					Department Total	1,086.72

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<u>9111</u>	<u>Fleet- Admin</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Auto Physical Damage					
	PCard JE	00006	957737	343725	07/23/19	40.00
	PCard JE	00006	957737	343725	07/23/19	219.21
	PCard JE	00006	957737	343725	07/23/19	279.47
	PCard JE	00006	957737	343725	07/23/19	221.62
	PCard JE	00006	957737	343725	07/23/19	464.56
	PCard JE	00006	957737	343725	07/23/19	178.70
	PCard JE	00006	957737	343725	07/23/19	215.08
	PCard JE	00006	957737	343725	07/23/19	133.02
	PCard JE	00006	957737	343725	07/23/19	189.84
	PCard JE	00006	957737	343725	07/23/19	279.47
					Account Total	2,220.97
	Special Events					
	PCard JE	00006	957737	343725	07/23/19	221.50
	PCard JE	00006	957737	343725	07/23/19	81.60
					Account Total	303.10
	Travel & Transportation					
	PCard JE	00006	957737	343725	07/23/19	14.30
					Account Total	14.30
					Department Total	2,538.37

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<u>9114</u>	<u>Fleet- Commerce</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00006	957737	343725	07/23/19	876.00
					Account Total	876.00
	Equipment Rental					
	PCard JE	00006	957737	343725	07/23/19	227.01
					Account Total	227.01
	Medical Supplies					
	PCard JE	00006	957737	343725	07/23/19	71.78
					Account Total	71.78
	Minor Equipment					
	PCard JE	00006	957737	343725	07/23/19	236.89
	PCard JE	00006	957737	343725	07/23/19	1,552.07
	PCard JE	00006	957737	343725	07/23/19	249.99
	PCard JE	00006	957737	343725	07/23/19	193.50
	PCard JE	00006	957737	343725	07/23/19	825.98
	PCard JE	00006	957737	343725	07/23/19	79.55
	PCard JE	00006	957737	343725	07/23/19	499.00
					Account Total	3,636.98
	Operating Supplies					
	PCard JE	00006	957737	343725	07/23/19	107.10
	PCard JE	00006	957737	343725	07/23/19	61.30
	PCard JE	00006	957737	343725	07/23/19	148.20
	PCard JE	00006	957737	343725	07/23/19	310.78
	PCard JE	00006	957737	343725	07/23/19	198.18
	PCard JE	00006	957737	343725	07/23/19	178.80
	PCard JE	00006	957737	343725	07/23/19	103.40
	PCard JE	00006	957737	343725	07/23/19	75.50
	PCard JE	00006	957737	343725	07/23/19	8.09
	PCard JE	00006	957737	343725	07/23/19	145.54
	PCard JE	00006	957737	343725	07/23/19	115.35
	PCard JE	00006	957737	343725	07/23/19	27.58-
	PCard JE	00006	957737	343725	07/23/19	23.63
	PCard JE	00006	957737	343725	07/23/19	307.60
	PCard JE	00006	957737	343725	07/23/19	207.56



**County of Adams**  
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<u>9114</u>	<u>Fleet- Commerce</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00006	957737	343725	07/23/19	104.47
	PCard JE	00006	957737	343725	07/23/19	153.69
	PCard JE	00006	957737	343725	07/23/19	326.54
	PCard JE	00006	957737	343725	07/23/19	318.00
	PCard JE	00006	957737	343725	07/23/19	40.60
	PCard JE	00006	957737	343725	07/23/19	138.17
					Account Total	3,044.92
	Uniforms & Cleaning					
	PCard JE	00006	957737	343725	07/23/19	113.68
	PCard JE	00006	957737	343725	07/23/19	118.51
	PCard JE	00006	957737	343725	07/23/19	115.15
	PCard JE	00006	957737	343725	07/23/19	118.15
					Account Total	465.49
	Vehicle Parts & Supplies					
	PCard JE	00006	957737	343725	07/23/19	304.00
	PCard JE	00006	957737	343725	07/23/19	50.79
	PCard JE	00006	957737	343725	07/23/19	113.32
	PCard JE	00006	957737	343725	07/23/19	13,083.35
	PCard JE	00006	957737	343725	07/23/19	8,726.32
					Account Total	22,277.78
	Vehicle Repair & Maint					
	PCard JE	00006	957737	343725	07/23/19	280.61
	PCard JE	00006	957737	343725	07/23/19	285.34
	PCard JE	00006	957737	343725	07/23/19	3.00
	PCard JE	00006	957737	343725	07/23/19	3.00
	PCard JE	00006	957737	343725	07/23/19	3.00
	PCard JE	00006	957737	343725	07/23/19	3.00
	PCard JE	00006	957737	343725	07/23/19	95.00
	PCard JE	00006	957737	343725	07/23/19	80.00
	PCard JE	00006	957737	343725	07/23/19	485.47
	PCard JE	00006	957737	343725	07/23/19	95.00
	PCard JE	00006	957737	343725	07/23/19	980.70
	PCard JE	00006	957737	343725	07/23/19	2,362.21
	PCard JE	00006	957737	343725	07/23/19	390.53
	PCard JE	00006	957737	343725	07/23/19	116.00

County of Adams  
Vendor Payment Report

9114	Fleet- Commerce	Fund	Voucher	Batch No	GL Date	Amount
	PCard JE	00006	957737	343725	07/23/19	95.00
	PCard JE	00006	957737	343725	07/23/19	418.99
	PCard JE	00006	957737	343725	07/23/19	3.00
	PCard JE	00006	957737	343725	07/23/19	389.02
	PCard JE	00006	957737	343725	07/23/19	451.24
					Account Total	6,540.11
					Department Total	37,140.07

**County of Adams**  
**Vendor Payment Report**

<u>9115</u>	<u>Fleet- Strasbrg</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00006	957737	343725	07/23/19	438.00
					Account Total	438.00
	Equipment Rental					
	PCard JE	00006	957737	343725	07/23/19	214.60
					Account Total	214.60
	Minor Equipment					
	PCard JE	00006	957737	343725	07/23/19	1,593.01
					Account Total	1,593.01
	Operating Supplies					
	PCard JE	00006	957737	343725	07/23/19	60.50
	PCard JE	00006	957737	343725	07/23/19	1,465.69
	PCard JE	00006	957737	343725	07/23/19	8.17
	PCard JE	00006	957737	343725	07/23/19	200.02
	PCard JE	00006	957737	343725	07/23/19	22.56
	PCard JE	00006	957737	343725	07/23/19	190.75
	PCard JE	00006	957737	343725	07/23/19	70.04
	PCard JE	00006	957737	343725	07/23/19	232.88
	PCard JE	00006	957737	343725	07/23/19	247.41
	PCard JE	00006	957737	343725	07/23/19	110.00
					Account Total	2,608.02
	Uniforms & Cleaning					
	PCard JE	00006	957737	343725	07/23/19	52.33
	PCard JE	00006	957737	343725	07/23/19	52.33
	PCard JE	00006	957737	343725	07/23/19	52.33
	PCard JE	00006	957737	343725	07/23/19	52.33
	PCard JE	00006	957737	343725	07/23/19	52.33
					Account Total	261.65
	Vehicle Parts & Supplies					
	PCard JE	00006	957737	343725	07/23/19	1,733.41
	PCard JE	00006	957737	343725	07/23/19	5,204.61
	PCard JE	00006	957737	343725	07/23/19	1,440.40
	PCard JE	00006	957737	343725	07/23/19	882.00
					Account Total	9,260.42

County of Adams  
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9115	Fleet- Strasbrg	Fund	Voucher	Batch No	GL Date	Amount
	Vehicle Repair & Maint					
	PCard JE	00006	957737	343725	07/23/19	383.28
	PCard JE	00006	957737	343725	07/23/19	678.90
					Account Total	1,062.18
					Department Total	15,437.88

County of Adams  
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<u>600039004010</u>	<u>Fraud Invest and Recovery Dir</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00015	957737	343725	07/23/19	258.66
					Account Total	258.66
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	22.64
					Account Total	22.64
	Printing External					
	PCard JE	00015	957737	343725	07/23/19	354.00
					Account Total	354.00
					Department Total	635.30

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<u>50</u>	<u>FLATROCK Facility Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	COMMERCIAL CLEANING SYSTEMS	00050	957959	344321	08/08/19	1,430.24
					Account Total	1,430.24
					Department Total	1,430.24

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<u>1091</u>	<u>FO - Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	28.05
	PCard JE	00001	957737	343725	07/23/19	259.00
					Account Total	287.05
	Consultant Services					
	PCard JE	00001	957737	343725	07/23/19	66.75
	PCard JE	00001	957737	343725	07/23/19	24.95
					Account Total	91.70
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	50.00
					Account Total	50.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	227.01
	PCard JE	00001	957737	343725	07/23/19	187.18
					Account Total	414.19
	Gas & Electricity					
	Energy Cap Bill ID=9748	00001	957639	343689	07/17/19	77.04
	Energy Cap Bill ID=9752	00001	957640	343689	07/23/19	162.81
	Energy Cap Bill ID=9758	00001	957641	343689	07/22/19	1,084.97
					Account Total	1,324.82
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	369.00
					Account Total	369.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	566.66
	PCard JE	00001	957737	343725	07/23/19	211.09
	PCard JE	00001	957737	343725	07/23/19	176.40
	PCard JE	00001	957737	343725	07/23/19	246.90
	PCard JE	00001	957737	343725	07/23/19	317.40
					Account Total	1,518.45
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	29.44
					Account Total	29.44

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<u>1091</u>	<u>FO - Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Software and Licensing					
	STANLEY CONVERGENT SECURITY S	00001	958071	344432	08/09/19	.33
					Account Total	.33
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	151.50
					Account Total	151.50
	Subscrip/Publications					
	PCard JE	00001	957737	343725	07/23/19	136.00
					Account Total	136.00
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	525.47
	PCard JE	00001	957737	343725	07/23/19	17.00
	PCard JE	00001	957737	343725	07/23/19	1.50
					Account Total	543.97
	Uniforms & Cleaning					
	PCard JE	00001	957737	343725	07/23/19	984.00
	PCard JE	00001	957737	343725	07/23/19	4,035.75
					Account Total	5,019.75
	Water/Sewer/Sanitation					
	Energy Cap Bill ID=9786	00001	958090	344433	08/01/19	72.25
					Account Total	72.25
					Department Total	10,008.45



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<u>1075</u>	<u>FO - Administration Bldg</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	840.00
					Account Total	840.00
	Gas & Electricity					
	Energy Cap Bill ID=9774	00001	957635	343689	07/19/19	28.95
	Energy Cap Bill ID=9788	00001	958084	344433	08/01/19	66.02
					Account Total	94.97
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	305.40
					Account Total	305.40
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	60.95
	PCard JE	00001	957737	343725	07/23/19	26.45
					Account Total	87.40
	Water/Sewer/Sanitation					
	Energy Cap Bill ID=9785	00001	958085	344433	08/02/19	1,758.60
	Energy Cap Bill ID=9803	00001	958086	344433	07/31/19	805.30
					Account Total	2,563.90
					Department Total	3,891.67

County of Adams  
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<u>1066</u>	<u>FO - ADA</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	2,150.00
					Account Total	2,150.00
					Department Total	2,150.00

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<u>1060</u>	<u>FO - Community Corrections</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	259.04
	PCard JE	00001	957737	343725	07/23/19	145.50
	PCard JE	00001	957737	343725	07/23/19	425.00
	PCard JE	00001	957737	343725	07/23/19	400.00
	PCard JE	00001	957737	343725	07/23/19	376.30
	PCard JE	00001	957737	343725	07/23/19	105.00
					Account Total	1,710.84
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	400.00
	PCard JE	00001	957737	343725	07/23/19	200.00
	PCard JE	00001	957737	343725	07/23/19	95.00
					Account Total	695.00
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	181.30
	PCard JE	00001	957737	343725	07/23/19	51.59
	PCard JE	00001	957737	343725	07/23/19	99.76
	PCard JE	00001	957737	343725	07/23/19	26.92
	PCard JE	00001	957737	343725	07/23/19	146.81
	PCard JE	00001	957737	343725	07/23/19	317.16
	PCard JE	00001	957737	343725	07/23/19	21.70-
	PCard JE	00001	957737	343725	07/23/19	359.36
	PCard JE	00001	957737	343725	07/23/19	145.84
	PCard JE	00001	957737	343725	07/23/19	163.04
	PCard JE	00001	957737	343725	07/23/19	1,474.00-
	PCard JE	00001	957737	343725	07/23/19	750.00
					Account Total	746.08
					Department Total	3,151.92

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<u>1114</u>	<u>FO - District Attorney Bldg.</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	BLACK ROOFING INC	00001	957573	343597	07/31/19	8,847.00
	STANLEY ACCESS TECH LLC	00001	957570	343597	07/31/19	2,233.80
					Account Total	11,080.80
	Gas & Electricity					
	Energy Cap Bill ID=9759	00001	957649	343689	07/24/19	53.98
	Energy Cap Bill ID=9770	00001	957650	343689	07/26/19	7,619.07
					Account Total	7,673.05
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	549.00
	PCard JE	00001	957737	343725	07/23/19	176.00
					Account Total	725.00
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	30.00
					Account Total	30.00
	Water/Sewer/Sanitation					
	Energy Cap Bill ID=9804	00001	958098	344433	08/02/19	6,345.44
					Account Total	6,345.44
					Department Total	25,854.29

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<u>2090</u>	<u>FO - Flatrock Facility</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00050	957737	343725	07/23/19	983.00
	PCard JE	00050	957737	343725	07/23/19	2,307.25
	PCard JE	00050	957737	343725	07/23/19	350.00
					Account Total	3,640.25
	Gas & Electricity					
	Energy Cap Bill ID=9749	00050	957655	343689	07/25/19	38.39
	Energy Cap Bill ID=9755	00050	957656	343689	07/25/19	58.85
	Energy Cap Bill ID=9787	00050	958104	344433	07/30/19	305.52
	Energy Cap Bill ID=9796	00050	958105	344433	07/30/19	96.66
	Energy Cap Bill ID=9800	00050	958106	344433	07/30/19	69.18
	Energy Cap Bill ID=9801	00050	958107	344433	07/30/19	1,843.06
					Account Total	2,411.66
	Maintenance Contracts					
	PCard JE	00050	957737	343725	07/23/19	1,950.00
					Account Total	1,950.00
	Minor Equipment					
	PCard JE	00050	957737	343725	07/23/19	93.94
	PCard JE	00050	957737	343725	07/23/19	47.88
					Account Total	141.82
	Operating Supplies					
	PCard JE	00050	957737	343725	07/23/19	137.44
	PCard JE	00050	957737	343725	07/23/19	446.51
	PCard JE	00050	957737	343725	07/23/19	459.00
					Account Total	1,042.95
	Repair & Maint Supplies					
	PCard JE	00050	957737	343725	07/23/19	1,534.00
	PCard JE	00050	957737	343725	07/23/19	35.40
	PCard JE	00050	957737	343725	07/23/19	46.99
	PCard JE	00050	957737	343725	07/23/19	48.24
	PCard JE	00050	957737	343725	07/23/19	449.84
	PCard JE	00050	957737	343725	07/23/19	139.68
	PCard JE	00050	957737	343725	07/23/19	383.66
					Account Total	2,637.81

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<u>2090</u>	<u>FO - Flatrock Facility</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Department Total	<u>11,824.49</u>

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<u>1077</u>	<u>FO - Government Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	MULTIVISTA COLORADO LLC	00001	957574	343597	07/31/19	200.00
	PCard JE	00001	957737	343725	07/23/19	1,500.00
	PCard JE	00001	957737	343725	07/23/19	1,280.00
	PCard JE	00001	957737	343725	07/23/19	1,960.00
	PCard JE	00001	957737	343725	07/23/19	1,150.00
	PCard JE	00001	957737	343725	07/23/19	290.20
					Account Total	6,380.20
	Gas & Electricity					
	Energy Cap Bill ID=9754	00001	957638	343689	07/25/19	705.62
					Account Total	705.62
	Grounds Maintenance					
	PCard JE	00001	957737	343725	07/23/19	41.25
	PCard JE	00001	957737	343725	07/23/19	1,551.21
	PCard JE	00001	957737	343725	07/23/19	81.50
	PCard JE	00001	957737	343725	07/23/19	272.03
	PCard JE	00001	957737	343725	07/23/19	28.58
	PCard JE	00001	957737	343725	07/23/19	71.45
	PCard JE	00001	957737	343725	07/23/19	311.90
	PCard JE	00001	957737	343725	07/23/19	405.00
					Account Total	2,762.92
	Maintenance Contracts					
	SUMMIT LABORATORIES INC	00001	957918	344208	08/07/19	480.00
					Account Total	480.00
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	1,999.00
	PCard JE	00001	957737	343725	07/23/19	75.81
	PCard JE	00001	957737	343725	07/23/19	59.97
					Account Total	2,134.78
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	249.70
	PCard JE	00001	957737	343725	07/23/19	104.00
	PCard JE	00001	957737	343725	07/23/19	1,735.00
	PCard JE	00001	957737	343725	07/23/19	142.10

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<u>1077</u>	<u>FO - Government Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	1,704.00
	PCard JE	00001	957737	343725	07/23/19	26.00
	PCard JE	00001	957737	343725	07/23/19	52.92
	PCard JE	00001	957737	343725	07/23/19	110.49
					Account Total	4,124.21
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	249.70
	PCard JE	00001	957737	343725	07/23/19	139.50
	PCard JE	00001	957737	343725	07/23/19	1,265.08
	PCard JE	00001	957737	343725	07/23/19	357.60
	PCard JE	00001	957737	343725	07/23/19	58.71
	PCard JE	00001	957737	343725	07/23/19	224.48
	PCard JE	00001	957737	343725	07/23/19	1,518.49
	PCard JE	00001	957737	343725	07/23/19	31.53
	PCard JE	00001	957737	343725	07/23/19	3,946.49
	PCard JE	00001	957737	343725	07/23/19	99.20
	PCard JE	00001	957737	343725	07/23/19	29.35
	PCard JE	00001	957737	343725	07/23/19	8.94
	PCard JE	00001	957737	343725	07/23/19	468.00
	PCard JE	00001	957737	343725	07/23/19	356.50
	PCard JE	00001	957737	343725	07/23/19	257.48
	PCard JE	00001	957737	343725	07/23/19	121.75
	PCard JE	00001	957737	343725	07/23/19	153.59
	PCard JE	00001	957737	343725	07/23/19	336.59
	PCard JE	00001	957737	343725	07/23/19	39.91
	PCard JE	00001	957737	343725	07/23/19	51.68
	PCard JE	00001	957737	343725	07/23/19	25.84
	PCard JE	00001	957737	343725	07/23/19	1,031.80
	PCard JE	00001	957737	343725	07/23/19	79.80
	PCard JE	00001	957737	343725	07/23/19	55.04
	PCard JE	00001	957737	343725	07/23/19	1,526.62
	PCard JE	00001	957737	343725	07/23/19	115.90
	PCard JE	00001	957737	343725	07/23/19	4.35
	PCard JE	00001	957737	343725	07/23/19	424.15
	PCard JE	00001	957737	343725	07/23/19	8.99-
	PCard JE	00001	957737	343725	07/23/19	2.81-



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<u>1077</u>	<u>FO - Government Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	1.15-
	PCard JE	00001	957737	343725	07/23/19	.93-
	PCard JE	00001	957737	343725	07/23/19	2.03-
	PCard JE	00001	957737	343725	07/23/19	8.47-
	PCard JE	00001	957737	343725	07/23/19	6.52-
	PCard JE	00001	957737	343725	07/23/19	18.32-
	PCard JE	00001	957737	343725	07/23/19	5.28-
	PCard JE	00001	957737	343725	07/23/19	3.10-
					Account Total	12,920.47
					Department Total	29,508.20

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<b>1070</b>	<b>FO - Honnen/Plan&amp;Devel/MV Ware</b>	<b>Fund</b>	<b>Voucher</b>	<b>Batch No</b>	<b>GL Date</b>	<b>Amount</b>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	743.50
	PCard JE	00001	957737	343725	07/23/19	437.15
	PCard JE	00001	957737	343725	07/23/19	388.50
					Account Total	1,569.15
	Gas & Electricity					
	Energy Cap Bill ID=9775	00001	958078	344433	07/24/19	69.44
	Energy Cap Bill ID=9779	00001	958079	344433	07/24/19	57.73
	Energy Cap Bill ID=9783	00001	958080	344433	07/24/19	4,260.84
	Energy Cap Bill ID=9784	00001	958081	344433	07/31/19	1,263.07
	XCEL ENERGY	00001	957920	344208	08/07/19	434.40
					Account Total	6,085.48
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	50.00
	PCard JE	00001	957737	343725	07/23/19	158.00
	SYSTEMS GROUP	00001	957571	343597	07/31/19	360.00
					Account Total	568.00
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	129.00
					Account Total	129.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	118.04
	PCard JE	00001	957737	343725	07/23/19	367.81
	PCard JE	00001	957737	343725	07/23/19	43.00
	PCard JE	00001	957737	343725	07/23/19	345.50
	PCard JE	00001	957737	343725	07/23/19	30.92
	PCard JE	00001	957737	343725	07/23/19	59.70
					Account Total	964.97
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	249.70
	PCard JE	00001	957737	343725	07/23/19	11.69
	PCard JE	00001	957737	343725	07/23/19	23.90
	PCard JE	00001	957737	343725	07/23/19	201.48
	PCard JE	00001	957737	343725	07/23/19	309.40

County of Adams  
Vendor Payment Report

<u>1070</u>	<u>FO - Honnen/Plan&amp;Devel/MV Ware</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	20.68
	PCard JE	00001	957737	343725	07/23/19	24.57-
	PCard JE	00001	957737	343725	07/23/19	23.88-
					Account Total	768.40
	Water/Sewer/Sanitation					
	Energy Cap Bill ID=9769	00001	957631	343689	07/20/19	1,014.72
					Account Total	1,014.72
					Department Total	11,099.72

**County of Adams**  
**Vendor Payment Report**

<u>1071</u>	<u>FO - Justice Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	ALL STAR HOOD CLEANING	00001	957572	343597	07/31/19	595.00
	PCard JE	00001	957737	343725	07/23/19	115.00
	PCard JE	00001	957737	343725	07/23/19	215.00
					Account Total	925.00
	Gas & Electricity					
	Energy Cap Bill ID=9763	00001	957632	343689	07/26/19	29,551.32
	Energy Cap Bill ID=9767	00001	957633	343689	07/19/19	836.60
	Energy Cap Bill ID=9768	00001	957634	343689	07/26/19	73.26
					Account Total	30,461.18
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	47.24
	PCard JE	00001	957737	343725	07/23/19	1,132.33
	PCard JE	00001	957737	343725	07/23/19	1,818.00
					Account Total	2,997.57
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	51.36
	PCard JE	00001	957737	343725	07/23/19	23.01
	PCard JE	00001	957737	343725	07/23/19	6.38
	PCard JE	00001	957737	343725	07/23/19	77.88
	PCard JE	00001	957737	343725	07/23/19	144.42
	PCard JE	00001	957737	343725	07/23/19	30.68
	PCard JE	00001	957737	343725	07/23/19	29.77
	PCard JE	00001	957737	343725	07/23/19	67.50
	PCard JE	00001	957737	343725	07/23/19	11.60
	PCard JE	00001	957737	343725	07/23/19	80.23
	PCard JE	00001	957737	343725	07/23/19	245.67
	PCard JE	00001	957737	343725	07/23/19	52.94
	PCard JE	00001	957737	343725	07/23/19	14.10
	PCard JE	00001	957737	343725	07/23/19	119.14
	PCard JE	00001	957737	343725	07/23/19	6.70
	PCard JE	00001	957737	343725	07/23/19	32.10
	PCard JE	00001	957737	343725	07/23/19	199.99
	PCard JE	00001	957737	343725	07/23/19	5.99
					Account Total	1,199.46

County of Adams  
Vendor Payment Report

<u>1071</u>	<u>FO - Justice Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Water/Sewer/Sanitation					
	Energy Cap Bill ID=9793	00001	958082	344433	08/02/19	21,378.23
					Account Total	21,378.23
					Department Total	56,961.44

**County of Adams**  
**Vendor Payment Report**

<u>2009</u>	<u>FO - Sheriff Maintenance</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	215.00
	PCard JE	00001	957737	343725	07/23/19	170.00
	PCard JE	00001	957737	343725	07/23/19	39.90
	PCard JE	00001	957737	343725	07/23/19	1,666.00
					Account Total	2,090.90
	Gas & Electricity					
	Energy Cap Bill ID=9761	00001	957651	343689	07/19/19	4,869.40
	Energy Cap Bill ID=9781	00001	958099	344433	07/24/19	39.11
	Energy Cap Bill ID=9789	00001	958100	344433	07/30/19	24,760.71
	Energy Cap Bill ID=9791	00001	958101	344433	07/30/19	7,403.84
	Energy Cap Bill ID=9795	00001	958102	344433	07/30/19	470.03
	Energy Cap Bill ID=9802	00001	958103	344433	07/30/19	64.13
					Account Total	37,607.22
	Grounds Maintenance					
	PCard JE	00001	957737	343725	07/23/19	105.62
	PCard JE	00001	957737	343725	07/23/19	23.48
	PCard JE	00001	957737	343725	07/23/19	156.00
	PCard JE	00001	957737	343725	07/23/19	229.40
					Account Total	514.50
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	961.04
	PCard JE	00001	957737	343725	07/23/19	560.00
					Account Total	1,521.04
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	172.00
					Account Total	172.00
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	34.89
	PCard JE	00001	957737	343725	07/23/19	270.56
	PCard JE	00001	957737	343725	07/23/19	960.00
	PCard JE	00001	957737	343725	07/23/19	960.00
	PCard JE	00001	957737	343725	07/23/19	960.00-
	PCard JE	00001	957737	343725	07/23/19	240.00

## Vendor Payment Report

<u>2009</u>	<u>FO - Sheriff Maintenance</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	117.69
	PCard JE	00001	957737	343725	07/23/19	44.38
	PCard JE	00001	957737	343725	07/23/19	207.00
	PCard JE	00001	957737	343725	07/23/19	1,198.15
	PCard JE	00001	957737	343725	07/23/19	543.55
	PCard JE	00001	957737	343725	07/23/19	962.50
	PCard JE	00001	957737	343725	07/23/19	350.00
	PCard JE	00001	957737	343725	07/23/19	402.57
	PCard JE	00001	957737	343725	07/23/19	90.95
	PCard JE	00001	957737	343725	07/23/19	180.46
	PCard JE	00001	957737	343725	07/23/19	436.00
	PCard JE	00001	957737	343725	07/23/19	414.72
	PCard JE	00001	957737	343725	07/23/19	41.86
	PCard JE	00001	957737	343725	07/23/19	223.20
	PCard JE	00001	957737	343725	07/23/19	369.99
					Account Total	7,088.47
	Water/Sewer/Sanitation					
	Energy Cap Bill ID=9762	00001	957652	343689	07/19/19	124.80
	Energy Cap Bill ID=9772	00001	957653	343689	07/19/19	23,527.63
	Energy Cap Bill ID=9773	00001	957654	343689	07/19/19	19,165.24
	REPUBLIC SERVICES #535	00001	957921	344208	08/07/19	96.37
					Account Total	42,914.04
					Department Total	91,908.17

**County of Adams**  
**Vendor Payment Report**

<u>1072</u>	<u>FO - West Service Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Gas & Electricity					
	Energy Cap Bill ID=9777	00001	958083	344433	07/29/19	7,033.67
					Account Total	7,033.67
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	66.10
	PCard JE	00001	957737	343725	07/23/19	299.00
	PCard JE	00001	957737	343725	07/23/19	26.98-
	PCard JE	00001	957737	343725	07/23/19	26.94
					Account Total	365.06
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	695.04
	PCard JE	00001	957737	343725	07/23/19	258.50
	PCard JE	00001	957737	343725	07/23/19	56.12
					Account Total	1,009.66
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	26.76
	PCard JE	00001	957737	343725	07/23/19	382.64
	PCard JE	00001	957737	343725	07/23/19	24.60
	PCard JE	00001	957737	343725	07/23/19	13.40
	PCard JE	00001	957737	343725	07/23/19	74.41
	PCard JE	00001	957737	343725	07/23/19	158.41
	PCard JE	00001	957737	343725	07/23/19	23.00
	PCard JE	00001	957737	343725	07/23/19	20.93
	PCard JE	00001	957737	343725	07/23/19	28.61
	PCard JE	00001	957737	343725	07/23/19	250.96-
	PCard JE	00001	957737	343725	07/23/19	250.96-
					Account Total	250.84
					Department Total	8,659.23



**County of Adams**  
**Vendor Payment Report**

<u>1076</u>	<u>FO-Adams County Service Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	1,351.00
	PCard JE	00001	957737	343725	07/23/19	481.25
	PCard JE	00001	957737	343725	07/23/19	1,120.00
					Account Total	2,952.25
	Gas & Electricity					
	Energy Cap Bill ID=9751	00001	957636	343689	07/24/19	13,425.37
	Energy Cap Bill ID=9771	00001	957637	343689	07/19/19	94.04
					Account Total	13,519.41
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	865.00
					Account Total	865.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	600.60
	PCard JE	00001	957737	343725	07/23/19	352.80
	PCard JE	00001	957737	343725	07/23/19	954.10
	PCard JE	00001	957737	343725	07/23/19	272.37
					Account Total	2,179.87
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	109.90
	PCard JE	00001	957737	343725	07/23/19	374.27
	PCard JE	00001	957737	343725	07/23/19	893.40
	PCard JE	00001	957737	343725	07/23/19	66.95
					Account Total	1,444.52
					Department Total	20,961.05

**County of Adams**  
**Vendor Payment Report**

<u>1069</u>	<u>FO-Animal Shelter Maintenance</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Gas & Electricity					
	Energy Cap Bill ID=9765	00001	957630	343689	07/19/19	471.49
					Account Total	471.49
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	71.89
	PCard JE	00001	957737	343725	07/23/19	205.52
	PCard JE	00001	957737	343725	07/23/19	99.00
	PCard JE	00001	957737	343725	07/23/19	9.27
					Account Total	385.68
					Department Total	857.17

**County of Adams**  
**Vendor Payment Report**

<u>1112</u>	<u>FO-Sheriff HQ/Coroner Building</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Gas & Electricity					
	Energy Cap Bill ID=9756	00001	957646	343689	07/25/19	95.72
					Account Total	95.72
	Grounds Maintenance					
	PCard JE	00001	957737	343725	07/23/19	172.00
					Account Total	172.00
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	253.99
	PCard JE	00001	957737	343725	07/23/19	495.94
	PCard JE	00001	957737	343725	07/23/19	350.00
	PCard JE	00001	957737	343725	07/23/19	350.00
					Account Total	1,449.93
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	403.60
					Account Total	403.60
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	23.31
	PCard JE	00001	957737	343725	07/23/19	148.68
					Account Total	171.99
	Water/Sewer/Sanitation					
	Energy Cap Bill ID=9764	00001	957647	343689	07/19/19	4,160.05
	Energy Cap Bill ID=9766	00001	957648	343689	07/19/19	989.20
					Account Total	5,149.25
					Department Total	7,442.49

**County of Adams**  
**Vendor Payment Report**

<u>1</u>	<u>General Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	ADAMSON POLICE PRODUCTS	00001	957940	344321	08/08/19	325.00
	ADAMSON POLICE PRODUCTS	00001	958123	344436	08/09/19	3,067.65
	ADAMSON POLICE PRODUCTS	00001	958124	344436	08/09/19	431.85
	ADAMSON POLICE PRODUCTS	00001	958125	344436	08/09/19	431.85
	ADAMSON POLICE PRODUCTS	00001	958127	344436	08/09/19	698.25
	ADAMSON POLICE PRODUCTS	00001	958128	344436	08/09/19	220.50
	ADAMSON POLICE PRODUCTS	00001	958130	344436	08/09/19	2,719.50
	ADAMSON POLICE PRODUCTS	00001	958161	344436	08/09/19	8.00
	ADAPT PHARMA INC	00001	957827	343934	08/05/19	9,900.00
	AMERICAN EAGLE DISTRIBUTING	00001	958110	344436	08/09/19	5,737.50
	BOB BARKER COMPANY	00001	957941	344321	08/08/19	9,960.25
	BREAK THRU BEVERAGE	00001	957943	344321	08/08/19	1,440.96
	BREAK THRU BEVERAGE	00001	957943	344321	08/08/19	768.44
	BREAK THRU BEVERAGE	00001	957944	344321	08/08/19	750.00
	BREAK THRU BEVERAGE	00001	957945	344321	08/08/19	75.00
	CHEMATOX LABORATORY INC	00001	957952	344321	08/08/19	391.00
	CML SECURITY LLC	00001	957958	344321	08/08/19	2,149.00
	CML SECURITY LLC	00001	957958	344321	08/08/19	5,615.30
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	6,872.16
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	4,233.97
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	438.83
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	713.60
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	720.72
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	440.77
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	3,038.42
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	18,956.05
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	1,383.43
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	604.03
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	833.78
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	24,062.12
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	1,705.17
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	825.55
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	4,424.89
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	437.55
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	1,621.25

**County of Adams**  
**Vendor Payment Report**

<u>1</u>	<u>General Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	3,851.11
	COMMERCIAL CLEANING SYSTEMS	00001	957961	344321	08/08/19	646.68
	DENOVO VENTURES LLC	00001	958066	344432	08/09/19	1,640.00
	DENOVO VENTURES LLC	00001	958067	344432	08/09/19	2,350.00
	DENOVO VENTURES LLC	00001	958068	344432	08/09/19	1,240.00
	EMPLOYERS COUNCIL SERVICES INC	00001	957967	344321	08/08/19	2,300.00
	ENTRAVISION COMMUNICATIONS	00001	957989	344321	08/08/19	1,040.00
	ENTRAVISION COMMUNICATIONS	00001	957990	344321	08/08/19	980.00
	FORT KNOX MAILBOX OF OREGON	00001	957968	344321	08/08/19	5,441.24
	FORT KNOX MAILBOX OF OREGON	00001	957969	344321	08/08/19	7,697.21
	FOUND MY KEYS	00001	958072	344432	08/09/19	1,380.00
	FOUND MY KEYS	00001	958073	344432	08/09/19	780.00
	GALLS LLC	00001	958111	344436	08/09/19	257.53
	GALLS LLC	00001	958112	344436	08/09/19	393.99
	GALLS LLC	00001	958113	344436	08/09/19	350.72
	GALLS LLC	00001	958114	344436	08/09/19	124.77
	GALLS LLC	00001	958115	344436	08/09/19	694.59
	GALLS LLC	00001	958116	344436	08/09/19	146.00
	GALLS LLC	00001	958117	344436	08/09/19	1,438.71
	GALLS LLC	00001	958118	344436	08/09/19	100.00
	GALLS LLC	00001	958119	344436	08/09/19	1,609.50
	GALLS LLC	00001	958120	344436	08/09/19	1,609.50
	GALLS LLC	00001	958121	344436	08/09/19	4,959.75
	GALLS LLC	00001	958122	344436	08/09/19	522.82
	GALLS LLC	00001	958162	344436	08/09/19	206.73
	GALLS LLC	00001	958162	344436	08/09/19	23.94
	GAM ENTERPRISES INC	00001	957972	344321	08/08/19	175.50
	GAM ENTERPRISES INC	00001	957973	344321	08/08/19	5,593.44
	GAM ENTERPRISES INC	00001	957974	344321	08/08/19	162.00
	GAM ENTERPRISES INC	00001	957975	344321	08/08/19	2,213.75
	GAM ENTERPRISES INC	00001	957976	344321	08/08/19	4,509.02
	GEO GROUP INC	00001	958140	344436	08/09/19	1,293.30
	GEO GROUP INC	00001	958141	344436	08/09/19	223.50
	GROUNDS SERVICE COMPANY	00001	957970	344321	08/08/19	774.00
	HEWLETT-PACKARD ENTERPRISE CO	00001	958165	344432	08/09/19	12,144.08
	IDEXX DISTRIBUTION INC	00001	957981	344321	08/08/19	2,250.13

**County of Adams**  
**Vendor Payment Report**

<u>1</u>	<u>General Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	IDEXX DISTRIBUTION INC	00001	958142	344436	08/09/19	222.83
	IMPROVEMENT ASSURANCE GROUP	00001	958168	344436	08/09/19	5,750.00
	KELYN TECHNOLOGIES	00001	958166	344432	08/09/19	25,262.29
	KODIAK RANCH LLC	00001	958031	344321	08/08/19	6,000.00
	KORBY LANDSCAPE LLC	00001	957988	344321	08/08/19	1,369.92
	KORBY LANDSCAPE LLC	00001	957988	344321	08/08/19	913.28
	KORBY LANDSCAPE LLC	00001	957988	344321	08/08/19	1,124.03
	KORBY LANDSCAPE LLC	00001	957988	344321	08/08/19	1,171.56
	KORBY LANDSCAPE LLC	00001	957988	344321	08/08/19	517.16
	KORBY LANDSCAPE LLC	00001	957988	344321	08/08/19	509.41
	KORBY LANDSCAPE LLC	00001	957988	344321	08/08/19	836.03
	KORBY LANDSCAPE LLC	00001	957988	344321	08/08/19	1,589.41
	KUSA	00001	958108	344436	08/09/19	12,400.00
	KUSA	00001	958109	344436	08/09/19	3,470.00
	MILE HIGH GOLF CARS	00001	957991	344321	08/08/19	9,486.60
	MWI VETERINARY SUPPLY CO	00001	957992	344321	08/08/19	4,193.83
	MWI VETERINARY SUPPLY CO	00001	957993	344321	08/08/19	165.17
	MWI VETERINARY SUPPLY CO	00001	957994	344321	08/08/19	274.05
	MWI VETERINARY SUPPLY CO	00001	957995	344321	08/08/19	55.20
	MWI VETERINARY SUPPLY CO	00001	957996	344321	08/08/19	62.44
	MWI VETERINARY SUPPLY CO	00001	957997	344321	08/08/19	401.64
	MWI VETERINARY SUPPLY CO	00001	957998	344321	08/08/19	152.41
	MWI VETERINARY SUPPLY CO	00001	958143	344436	08/09/19	1,159.08
	MWI VETERINARY SUPPLY CO	00001	958144	344436	08/09/19	949.08
	MWI VETERINARY SUPPLY CO	00001	958145	344436	08/09/19	131.37
	MWI VETERINARY SUPPLY CO	00001	958146	344436	08/09/19	144.25
	MWI VETERINARY SUPPLY CO	00001	958147	344436	08/09/19	10.08
	NILFISK INC	00001	957999	344321	08/08/19	6,078.75
	NILFISK INC	00001	957999	344321	08/08/19	6,078.75
	NILFISK INC	00001	957999	344321	08/08/19	9,810.39
	NILFISK INC	00001	957999	344321	08/08/19	6,683.17
	NILFISK INC	00001	957999	344321	08/08/19	6,518.15
	OFFICE SCAPES	00001	958000	344321	08/08/19	35,000.00
	OFFICE SCAPES	00001	958000	344321	08/08/19	847.87
	PATTERSON VETERINARY SUPPLY IN	00001	958005	344321	08/08/19	535.80
	PHILLIPS PET FOOD & SUPPLIES	00001	958148	344436	08/09/19	646.80

**County of Adams**  
**Vendor Payment Report**

<u>1</u>	<u>General Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PRUDENTIAL OVERALL SUPPLY	00001	958003	344321	08/08/19	55.28
	PRUDENTIAL OVERALL SUPPLY	00001	958004	344321	08/08/19	55.28
	PRUDENTIAL OVERALL SUPPLY	00001	958149	344436	08/09/19	55.28
	RADIO RESOURCE INC	00001	958013	344321	08/08/19	1,260.00
	ROADRUNNER PHARMACY INCORPORAT	00001	958009	344321	08/08/19	84.78
	ROADRUNNER PHARMACY INCORPORAT	00001	958009	344321	08/08/19	463.22
	SANITY SOLUTIONS INC	00001	958164	344432	08/09/19	1,055.50
	SATELLITE SHELTERS INC	00001	958019	344321	08/08/19	2,015.00
	SCHULTZ PUBLIC AFFAIRS LLC	00001	958020	344321	08/08/19	4,333.33
	STANLEY CONVERGENT SECURITY S	00001	958071	344432	08/09/19	18,030.00
	STATE OF COLORADO	00001	957946	344321	08/08/19	716.89
	STATE OF COLORADO	00001	957946	344321	08/08/19	150.88
	STATE OF COLORADO	00001	957947	344321	08/08/19	.49
	STATE OF COLORADO	00001	957947	344321	08/08/19	.15
	STATE OF COLORADO	00001	957948	344321	08/08/19	12.79
	STATE OF COLORADO	00001	957948	344321	08/08/19	4.44
	STATE OF COLORADO	00001	957949	344321	08/08/19	1,260.11
	STATE OF COLORADO	00001	957949	344321	08/08/19	150.42
	STATE OF COLORADO	00001	957950	344321	08/08/19	45.75
	STATE OF COLORADO	00001	957950	344321	08/08/19	6.96
	STATE OF COLORADO	00001	957951	344321	08/08/19	693.92
	STATE OF COLORADO	00001	957951	344321	08/08/19	67.49
	SWIRE COCA-COLA USA	00001	958018	344321	08/08/19	858.24
	TYGRET DEBRA R	00001	958021	344321	08/08/19	217.00
	VECTOR DISEASE CONTROL INTERNA	00001	958163	344436	08/09/19	56,458.00
	VECTOR DISEASE CONTROL INTERNA	00001	958167	344436	08/09/19	56,458.00
	WHITESTONE CONSTRUCTION SERVIC	00001	958029	344321	08/08/19	61,058.55
	WHITESTONE CONSTRUCTION SERVIC	00001	958069	344432	08/09/19	10,667.29
	WHITESTONE CONSTRUCTION SERVIC	00001	958070	344432	08/09/19	6,500.00
	WOLD ARCHITECTS AND ENGINEERS	00001	958074	344432	08/09/19	5,100.00
	WOLD ARCHITECTS AND ENGINEERS	00001	958076	344432	08/09/19	2,973.60
	WOLD ARCHITECTS AND ENGINEERS	00001	958077	344432	08/09/19	449.07
	WRIGHTWAY INDUSTRIES INC	00001	958024	344321	08/08/19	673.52
	WRIGHTWAY INDUSTRIES INC	00001	958025	344321	08/08/19	31.80
Account Total						569,609.68

Retainages Payable

County of Adams  
Vendor Payment Report

<u>1</u>	<u>General Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	WHITESTONE CONSTRUCTION SERVIC	00001	958029	344321	08/08/19	3,052.93-
	WHITESTONE CONSTRUCTION SERVIC	00001	958069	344432	08/09/19	533.36-
	WHITESTONE CONSTRUCTION SERVIC	00001	958070	344432	08/09/19	325.00-
					Account Total	3,911.29-
					Department Total	565,698.39



County of Adams  
Vendor Payment Report

<u>5</u>	<u>Golf Course Enterprise Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Vendor Fee Sales Tax - State					
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	2,089.65
					Account Total	2,089.65
					Department Total	2,089.65

**County of Adams**  
**Vendor Payment Report**

<u>5026</u>	<u>Golf Course- Maintenance</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Fuel, Gas & Oil					
	AGFINITY INC	00005	957695	343712	08/01/19	3,397.71
	AGFINITY INC	00005	957696	343712	08/01/19	575.59
	AGFINITY INC	00005	957697	343712	08/01/19	2,508.26
					Account Total	6,481.56
	Gas & Electricity					
	UNITED POWER (UNION REA)	00005	958034	344340	08/08/19	4,254.16
	UNITED POWER (UNION REA)	00005	958036	344340	08/08/19	30.63
	UNITED POWER (UNION REA)	00005	958037	344340	08/08/19	1,064.69
	UNITED POWER (UNION REA)	00005	958038	344340	08/08/19	3,966.82
	UNITED POWER (UNION REA)	00005	958039	344340	08/08/19	81.80
	XCEL ENERGY	00005	957714	343712	08/01/19	39.42
	XCEL ENERGY	00005	958041	344340	08/08/19	40.34
					Account Total	9,477.86
	Grounds Maintenance					
	AGFINITY INC	00005	957698	343712	08/01/19	1,728.00-
	AGFINITY INC	00005	957699	343712	08/01/19	207.00
	C P S DISTRIBUTORS INC	00005	957702	343712	08/01/19	54.13
	CEM LAKE MGMT	00005	957701	343712	08/01/19	475.00
	L L JOHNSON DIST	00005	957708	343712	08/01/19	336.00
	PCard JE	00005	957737	343725	07/23/19	63.96
	PCard JE	00005	957737	343725	07/23/19	91.33
	SIMPLOT PARTNERS	00005	957710	343712	08/01/19	38.80-
	SIMPLOT PARTNERS	00005	957711	343712	08/01/19	1,550.00
	TARGET SPECIALTY PRODUCTS	00005	957712	343712	08/01/19	437.50
					Account Total	1,448.12
	Repair & Maint Supplies					
	ALSCO AMERICAN INDUSTRIAL	00005	957700	343712	08/01/19	47.76
	PCard JE	00005	957737	343725	07/23/19	87.89
					Account Total	135.65
	Vehicle Parts & Supplies					
	HOSEPOWER USA AND/OR COMPLETE	00005	957703	343712	08/01/19	112.00
	L L JOHNSON DIST	00005	957704	343712	08/01/19	326.98
	L L JOHNSON DIST	00005	957705	343712	08/01/19	44.56

County of Adams  
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5026	Golf Course- Maintenance	Fund	Voucher	Batch No	GL Date	Amount
	L L JOHNSON DIST	00005	957706	343712	08/01/19	67.96
	L L JOHNSON DIST	00005	957707	343712	08/01/19	135.28
	PCard JE	00005	957737	343725	07/23/19	34.86
					Account Total	721.64
					Department Total	18,264.83

**County of Adams**  
**Vendor Payment Report**

<u>5021</u>	<u>Golf Course- Pro Shop</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00005	957737	343725	07/23/19	192.24
	PCard JE	00005	957737	343725	07/23/19	27.14
					Account Total	219.38
	Gas & Electricity					
	UNITED POWER (UNION REA)	00005	958035	344340	08/08/19	3,648.47
	UNITED POWER (UNION REA)	00005	958040	344340	08/08/19	32.97
	XCEL ENERGY	00005	958041	344340	08/08/19	316.25
					Account Total	3,997.69
	Golf Carts					
	MASEK GOLF CAR COMPANY	00005	957709	343712	08/01/19	300.07
					Account Total	300.07
	Golf Merchandise					
	PCard JE	00005	957737	343725	07/23/19	40.76-
	PCard JE	00005	957737	343725	07/23/19	16.99
	PCard JE	00005	957737	343725	07/23/19	200.00
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	4,224.66
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	1,352.78
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	370.00
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	251.04
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	6,886.46
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	61.85
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	937.50
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	240.00
					Account Total	14,500.52
	Golf Range Expense					
	PCard JE	00005	957737	343725	07/23/19	215.00
	UNIVERSAL TRACTOR CO	00005	957713	343712	08/01/19	195.93
					Account Total	410.93
	Janitorial Services					
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	647.53
					Account Total	647.53
	Operating Supplies					
	PCard JE	00005	957737	343725	07/23/19	64.39

**County of Adams**  
**Vendor Payment Report**

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<u>5021</u>	<u>Golf Course- Pro Shop</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Account Total	64.39
	Postage & Freight					
	PCard JE	00005	957737	343725	07/23/19	22.34
	PCard JE	00005	957737	343725	07/23/19	5.80
	PCard JE	00005	957737	343725	07/23/19	35.11
	PCard JE	00005	957737	343725	07/23/19	22.98
					Account Total	86.23
	Repair & Maint Supplies					
	PCard JE	00005	957737	343725	07/23/19	217.63
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	183.77
					Account Total	401.40
	Security Service					
	PROFESSIONAL RECREATION MGMT I	00005	958011	344323	08/08/19	647.50
					Account Total	647.50
	Telephone					
	PCard JE	00005	957737	343725	07/23/19	60.48
					Account Total	60.48
					Department Total	21,336.12

County of Adams  
Vendor Payment Report

9252	GF- Admin/Org Support	Fund	Voucher	Batch No	GL Date	Amount
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	866.15
					Account Total	866.15
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	406.23
					Account Total	406.23
					Department Total	1,272.38

County of Adams  
Vendor Payment Report

<u>31</u>	<u>Head Start Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	CESCO LINGUISTIC SERVICE INC	00031	957953	344321	08/08/19	60.00
	CESCO LINGUISTIC SERVICE INC	00031	957954	344321	08/08/19	131.27
	CESCO LINGUISTIC SERVICE INC	00031	957955	344321	08/08/19	60.00
					Account Total	251.27
					Department Total	251.27

County of Adams  
Vendor Payment Report

<u>500005007000</u>	<u>Human Serv Info Tech Comm Supp</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00015	957737	343725	07/23/19	170.33
					Account Total	170.33
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	259.98
					Account Total	259.98
					Department Total	430.31



**County of Adams**  
**Vendor Payment Report**

<u>1079</u>	<u>Human Services Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	1,995.00
	PCard JE	00001	957737	343725	07/23/19	1,575.00
					Account Total	3,570.00
	Gas & Electricity					
	Energy Cap Bill ID=9776	00001	958087	344433	07/29/19	15,307.69
	Energy Cap Bill ID=9780	00001	958088	344433	07/29/19	1,458.99
	Energy Cap Bill ID=9782	00001	958089	344433	07/29/19	11,951.74
					Account Total	28,718.42
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	22.97
	PCard JE	00001	957737	343725	07/23/19	4.97
	PCard JE	00001	957737	343725	07/23/19	17.97
					Account Total	45.91
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	529.20
	PCard JE	00001	957737	343725	07/23/19	1,692.10
	PCard JE	00001	957737	343725	07/23/19	3,085.70
	PCard JE	00001	957737	343725	07/23/19	165.58
	PCard JE	00001	957737	343725	07/23/19	65.78
	PCard JE	00001	957737	343725	07/23/19	522.21
	PCard JE	00001	957737	343725	07/23/19	124.37
	PCard JE	00001	957737	343725	07/23/19	2,253.10
					Account Total	8,438.04
	Other Repair & Maint					
	PARK 12 HUNDRED OWNERS ASSOCIA	00001	957569	343597	07/31/19	15,934.96
					Account Total	15,934.96
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	12.08
	PCard JE	00001	957737	343725	07/23/19	19.96
	PCard JE	00001	957737	343725	07/23/19	20.40
	PCard JE	00001	957737	343725	07/23/19	1.54
	PCard JE	00001	957737	343725	07/23/19	46.16
	PCard JE	00001	957737	343725	07/23/19	4.80

**County of Adams**  
**Vendor Payment Report**

<u>1079</u>	<u>Human Services Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	79.40
	PCard JE	00001	957737	343725	07/23/19	672.97
	PCard JE	00001	957737	343725	07/23/19	21.76
	PCard JE	00001	957737	343725	07/23/19	31.58
	PCard JE	00001	957737	343725	07/23/19	120.00
	PCard JE	00001	957737	343725	07/23/19	32.64
	PCard JE	00001	957737	343725	07/23/19	44.21
	PCard JE	00001	957737	343725	07/23/19	9.52
	PCard JE	00001	957737	343725	07/23/19	80.16
	PCard JE	00001	957737	343725	07/23/19	54.83
	PCard JE	00001	957737	343725	07/23/19	15.06
	PCard JE	00001	957737	343725	07/23/19	43.52
	PCard JE	00001	957737	343725	07/23/19	92.72
					Account Total	1,403.31
					Department Total	58,110.64

County of Adams  
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<u>3060HCPFMEAC</u>	<u>HCPF Mem Exp Adv Council Grant</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	11.17
	PCard JE	00015	957737	343725	07/23/19	417.35
	PCard JE	00015	957737	343725	07/23/19	135.85
	PCard JE	00015	957737	343725	07/23/19	19.96
					Account Total	584.33
					Department Total	584.33

**County of Adams**  
**Vendor Payment Report**

<u>935119</u>	<u>HHS Grant</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00031	957737	343725	07/23/19	125.00
	PCard JE	00031	957737	343725	07/23/19	395.00
	PCard JE	00031	957737	343725	07/23/19	123.31
	PCard JE	00031	957737	343725	07/23/19	118.30
	PCard JE	00031	957737	343725	07/23/19	21.40
	PCard JE	00031	957737	343725	07/23/19	32.35
					Account Total	815.36
	Equipment Rental					
	PCard JE	00031	957737	343725	07/23/19	227.01
	PCard JE	00031	957737	343725	07/23/19	227.01
	PCard JE	00031	957737	343725	07/23/19	227.01
	PCard JE	00031	957737	343725	07/23/19	227.01
	PCard JE	00031	957737	343725	07/23/19	227.01
	PCard JE	00031	957737	343725	07/23/19	258.66
	PCard JE	00031	957737	343725	07/23/19	167.99
	PCard JE	00031	957737	343725	07/23/19	170.33
	PCard JE	00031	957737	343725	07/23/19	406.06
					Account Total	2,138.09
	Headstart Classroom Supply					
	PCard JE	00031	957737	343725	07/23/19	13.71
	PCard JE	00031	957737	343725	07/23/19	16.22
					Account Total	29.93
	Health & Safety Materials					
	PCard JE	00031	957737	343725	07/23/19	1,556.73
	PCard JE	00031	957737	343725	07/23/19	12.84-
	PCard JE	00031	957737	343725	07/23/19	44.01
	PCard JE	00031	957737	343725	07/23/19	465.12
	PCard JE	00031	957737	343725	07/23/19	182.11
					Account Total	2,235.13
	HS Parent Activity Expenses					
	PCard JE	00031	957737	343725	07/23/19	30.54-
					Account Total	30.54-
	Medical Services					

**County of Adams**  
**Vendor Payment Report**

<u>935119</u>	<u>HHS Grant</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	COLO OCCUPATIONAL MEDICINE PHY	00031	957865	343974	08/05/19	80.00
	PCard JE	00031	957737	343725	07/23/19	655.00
	PCard JE	00031	957737	343725	07/23/19	262.00
					Account Total	997.00
	Membership Dues					
	REGION VIII HEAD START ASSOC	00031	957866	343974	08/05/19	512.00
					Account Total	512.00
	Minor Equipment					
	PCard JE	00031	957737	343725	07/23/19	743.04
					Account Total	743.04
	Other Communications					
	PCard JE	00031	957737	343725	07/23/19	455.55
					Account Total	455.55
	Printing External					
	PCard JE	00031	957737	343725	07/23/19	262.00
					Account Total	262.00
	Repair & Maint Supplies					
	PCard JE	00031	957737	343725	07/23/19	1,212.06
	PCard JE	00031	957737	343725	07/23/19	99.86
	PCard JE	00031	957737	343725	07/23/19	48.53
	PCard JE	00031	957737	343725	07/23/19	25.98
	PCard JE	00031	957737	343725	07/23/19	21.88
					Account Total	1,408.31
	Telephone					
	CENTURY LINK	00031	957862	343974	08/05/19	106.16
	CENTURY LINK	00031	957863	343974	08/05/19	407.51
	CENTURY LINK	00031	957864	343974	08/05/19	372.37
	CENTURY LINK	00031	957889	343974	08/06/19	141.02
	CENTURY LINK	00031	957890	343974	08/06/19	130.53
					Account Total	1,157.59
	Water/Sewer/Sanitation					
	PCard JE	00031	957737	343725	07/23/19	228.54
					Account Total	228.54
					Department Total	10,952.00

County of Adams  
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<u>6000P9999900</u>	<u>I&amp;R Admin Non Reimb</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	34.59
					Account Total	34.59
					Department Total	34.59

**County of Adams**  
**Vendor Payment Report**

<u>306033504010</u>	<u>Income Maintenance Direct</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Printing External					
	PCard JE	00015	957737	343725	07/23/19	20.00
					Account Total	20.00
	Equipment Rental					
	PCard JE	00015	957737	343725	07/23/19	270.32
	PCard JE	00015	957737	343725	07/23/19	270.32
	PCard JE	00015	957737	343725	07/23/19	270.32
	PCard JE	00015	957737	343725	07/23/19	258.66
	PCard JE	00015	957737	343725	07/23/19	239.66
	PCard JE	00015	957737	343725	07/23/19	177.94
	PCard JE	00015	957737	343725	07/23/19	170.33
	PCard JE	00015	957737	343725	07/23/19	170.33
	PCard JE	00015	957737	343725	07/23/19	170.33
	PCard JE	00015	957737	343725	07/23/19	170.33
	PCard JE	00015	957737	343725	07/23/19	250.14
	PCard JE	00015	957737	343725	07/23/19	406.06
	PCard JE	00015	957737	343725	07/23/19	406.06
					Account Total	3,230.80
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	449.86
	PCard JE	00015	957737	343725	07/23/19	895.97
	PCard JE	00015	957737	343725	07/23/19	16.92
	PCard JE	00015	957737	343725	07/23/19	1,563.20
	PCard JE	00015	957737	343725	07/23/19	781.60
	PCard JE	00015	957737	343725	07/23/19	480.00
	PCard JE	00015	957737	343725	07/23/19	203.91
	PCard JE	00015	957737	343725	07/23/19	145.83
	PCard JE	00015	957737	343725	07/23/19	188.77
	PCard JE	00015	957737	343725	07/23/19	320.77
	PCard JE	00015	957737	343725	07/23/19	95.90
	PCard JE	00015	957737	343725	07/23/19	483.83
	PCard JE	00015	957737	343725	07/23/19	5.64
					Account Total	5,632.20
	Other Communications					
	PCard JE	00015	957737	343725	07/23/19	666.70

County of Adams  
Vendor Payment Report

<u>306033504010</u>	<u>Income Maintenance Direct</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
Account Total						666.70
Department Total						9,549.70



County of Adams  
Vendor Payment Report

8622	Insurance -Benefits & Wellness	Fund	Voucher	Batch No	GL Date	Amount
	Medical Services					
	PCard JE	00019	957737	343725	07/23/19	14.97
	PCard JE	00019	957737	343725	07/23/19	15.79
	PCard JE	00019	957737	343725	07/23/19	350.00
	WEST HEALTH ADVOCATE SOLUTIONS	00019	957804	343913	08/05/19	825.00
					Account Total	1,205.76
					Department Total	1,205.76

County of Adams  
Vendor Payment Report

<u>19</u>	<u>Insurance Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	NATHAN DUMM & MAYER PC	00019	958001	344321	08/08/19	921.82
					Account Total	921.82
	Retiree Med - Kaiser					
	KAISER PERMANENTE	00019	957877	344063	08/06/19	89,053.84
					Account Total	89,053.84
					Department Total	89,975.66

County of Adams  
Vendor Payment Report

<u>8614</u>	<u>Insurance- Delta Dental</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Administration Fee					
	DELTA DENTAL PLAN OF COLO	00019	957879	344067	08/06/19	11.97
					Account Total	11.97
	Ins Premium Dental-Delta					
	DELTA DENTAL PLAN OF COLO	00019	957880	344069	08/06/19	15,601.82
					Account Total	15,601.82
	Self-Insurance Claims					
	DELTA DENTAL OF COLO	00019	957795	343910	08/05/19	24,829.30
					Account Total	24,829.30
					Department Total	40,443.09

**County of Adams**  
**Vendor Payment Report**

<u>8615</u>	<u>Insurance- UHC Retiree Medical</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Administration Fee					
	UNITED HEALTHCARE	00019	957861	343973	08/05/19	1,101.87
	UNITED HEALTHCARE	00019	957861	343973	08/05/19	52.47
					Account Total	1,154.34
	AARP RX					
	UNITED HEALTHCARE	00019	957878	344064	08/06/19	14,909.20
					Account Total	14,909.20
	Insurance Premiums					
	UNITED HEALTHCARE	00019	957861	343973	08/05/19	1,346.73
	UNITED HEALTHCARE	00019	957861	343973	08/05/19	64.13
					Account Total	1,410.86
					Department Total	17,474.40

County of Adams  
Vendor Payment Report

<u>8617</u>	<u>Insurance- Workers Comp</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Workers Compensation					
	TRISTAR RISK MANAGEMENT	00019	957867	344034	08/06/19	47,171.48
					Account Total	47,171.48
					Department Total	47,171.48

**County of Adams**  
**Vendor Payment Report**

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<u>1061</u>	<u>IT Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	9.83
					Account Total	9.83
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	227.00
	PCard JE	00001	957737	343725	07/23/19	167.99
	PCard JE	00001	957737	343725	07/23/19	170.33
					Account Total	565.32
	ISP Services					
	PCard JE	00001	957737	343725	07/23/19	15.38
	PCard JE	00001	957737	343725	07/23/19	222.62
					Account Total	238.00
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	384.00
					Account Total	384.00
	Office Furniture					
	PCard JE	00001	957737	343725	07/23/19	425.61
					Account Total	425.61
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	11.08
	PCard JE	00001	957737	343725	07/23/19	66.23
	PCard JE	00001	957737	343725	07/23/19	50.45
					Account Total	127.76
	Other Professional Serv					
	PCard JE	00001	957737	343725	07/23/19	1,544.30
					Account Total	1,544.30
					Department Total	3,294.82

County of Adams  
Vendor Payment Report

<u>1057</u>	<u>IT Application Support</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Consultant Services					
	VISION SOLUTIONS INC	00001	957803	343916	08/05/19	5,000.00
					Account Total	5,000.00
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	199.00
					Account Total	199.00
					Department Total	5,199.00

County of Adams  
Vendor Payment Report

<u>1055</u>	<u>IT GIS</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	1,437.65
					Account Total	1,437.65
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	95.99
					Account Total	95.99
					Department Total	1,533.64



**County of Adams**  
**Vendor Payment Report**

<u>1056</u>	<u>IT Help Desk &amp; Servers</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Computers					
	PCard JE	00001	957737	343725	07/23/19	68.76
	PCard JE	00001	957737	343725	07/23/19	269.90
	PCard JE	00001	957737	343725	07/23/19	31.18
	PCard JE	00001	957737	343725	07/23/19	600.00
	PCard JE	00001	957737	343725	07/23/19	65.98
					Account Total	1,035.82
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	627.81
	PCard JE	00001	957737	343725	07/23/19	560.30
	PCard JE	00001	957737	343725	07/23/19	4.03
					Account Total	1,192.14
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	9.70
					Account Total	9.70
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	39.52
	PCard JE	00001	957737	343725	07/23/19	44.97
	PCard JE	00001	957737	343725	07/23/19	9.49
					Account Total	93.98
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	154.65
					Account Total	154.65
					Department Total	2,486.29

**County of Adams**  
**Vendor Payment Report**

<u>1058</u>	<u>IT Network/Telecom</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Communications Equipment					
	PCard JE	00001	957737	343725	07/23/19	23.98
	PCard JE	00001	957737	343725	07/23/19	950.00
	PCard JE	00001	957737	343725	07/23/19	86.99
	PCard JE	00001	957737	343725	07/23/19	100.98
	PCard JE	00001	957737	343725	07/23/19	959.98
	PCard JE	00001	957737	343725	07/23/19	1,282.50
	PCard JE	00001	957737	343725	07/23/19	128.00
					Account Total	3,532.43
	ISP Services					
	ZAYO GROUP HOLDINGS INC	00001	957818	343930	08/05/19	2,567.50
					Account Total	2,567.50
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	196.75
					Account Total	196.75
	Telephone					
	PCard JE	00001	957737	343725	07/23/19	36.34
	PCard JE	00001	957737	343725	07/23/19	252.93
	PCard JE	00001	957737	343725	07/23/19	22,520.36
					Account Total	22,809.63
					Department Total	29,106.31

**County of Adams**  
**Vendor Payment Report**

<u>305091008000</u>	<u>IV-D Admin</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00015	957737	343725	07/23/19	270.32
	PCard JE	00015	957737	343725	07/23/19	177.94
	PCard JE	00015	957737	343725	07/23/19	177.94
	PCard JE	00015	957737	343725	07/23/19	406.06
					Account Total	1,032.26
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	391.31
	PCard JE	00015	957737	343725	07/23/19	31.35
	PCard JE	00015	957737	343725	07/23/19	21.95
	PCard JE	00015	957737	343725	07/23/19	235.88
	PCard JE	00015	957737	343725	07/23/19	535.57
	PCard JE	00015	957737	343725	07/23/19	20.95
					Account Total	1,237.01
	Printing External					
	PCard JE	00015	957737	343725	07/23/19	20.00-
	PCard JE	00015	957737	343725	07/23/19	600.00
	PCard JE	00015	957737	343725	07/23/19	468.67
					Account Total	1,048.67
	Travel & Transportation					
	PCard JE	00015	957737	343725	07/23/19	270.96
	PCard JE	00015	957737	343725	07/23/19	270.96
	PCard JE	00015	957737	343725	07/23/19	270.96
	PCard JE	00015	957737	343725	07/23/19	270.96
	PCard JE	00015	957737	343725	07/23/19	270.96
	PCard JE	00015	957737	343725	07/23/19	270.96
	PCard JE	00015	957737	343725	07/23/19	270.96
	PCard JE	00015	957737	343725	07/23/19	133.30
	PCard JE	00015	957737	343725	07/23/19	161.30
					Account Total	2,191.32
					Department Total	5,509.26

**County of Adams**  
**Vendor Payment Report**

<u>2010W5081506</u>	<u>Kinship Navigation Pilot</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	County Client/Provider					
	PCard JE	00015	957737	343725	07/23/19	14.59
	PCard JE	00015	957737	343725	07/23/19	365.12
	PCard JE	00015	957737	343725	07/23/19	149.99
	PCard JE	00015	957737	343725	07/23/19	59.99
	PCard JE	00015	957737	343725	07/23/19	53.46
	PCard JE	00015	957737	343725	07/23/19	74.70
	PCard JE	00015	957737	343725	07/23/19	36.49
	PCard JE	00015	957737	343725	07/23/19	50.95
	PCard JE	00015	957737	343725	07/23/19	190.33
	PCard JE	00015	957737	343725	07/23/19	82.84
	PCard JE	00015	957737	343725	07/23/19	290.12
	PCard JE	00015	957737	343725	07/23/19	119.31
	PCard JE	00015	957737	343725	07/23/19	36.49
	PCard JE	00015	957737	343725	07/23/19	192.29
	PCard JE	00015	957737	343725	07/23/19	126.80
	PCard JE	00015	957737	343725	07/23/19	73.84
	PCard JE	00015	957737	343725	07/23/19	73.24
	PCard JE	00015	957737	343725	07/23/19	79.44
	PCard JE	00015	957737	343725	07/23/19	80.16
	PCard JE	00015	957737	343725	07/23/19	66.84
	PCard JE	00015	957737	343725	07/23/19	100.95
	PCard JE	00015	957737	343725	07/23/19	347.65
	PCard JE	00015	957737	343725	07/23/19	180.12
					Account Total	2,845.71
					Department Total	2,845.71

**County of Adams**  
**Vendor Payment Report**

<u>1081</u>	<u>Long Range Strategic Planning</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	51.00
	PCard JE	00001	957737	343725	07/23/19	22.84
					Account Total	73.84
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	365.00
					Account Total	365.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	83.91
	PCard JE	00001	957737	343725	07/23/19	13.60
	PCard JE	00001	957737	343725	07/23/19	57.00
	PCard JE	00001	957737	343725	07/23/19	77.27
					Account Total	231.78
					Department Total	670.62

County of Adams  
Vendor Payment Report

<u>700005007000</u>	<u>Mail/File Srvcs Common Support</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	467.88
	PCard JE	00015	957737	343725	07/23/19	573.23
					Account Total	1,041.11
					Department Total	1,041.11

**County of Adams**  
**Vendor Payment Report**

<u>1019</u>	<u>Mailroom &amp; Dock</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	273.48
	PCard JE	00001	957737	343725	07/23/19	2,419.23
	PCard JE	00001	957737	343725	07/23/19	227.01
					Account Total	2,919.72
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	4.74
					Account Total	4.74
	Postage & Freight					
	PCard JE	00001	957737	343725	07/23/19	113.04
	PCard JE	00001	957737	343725	07/23/19	179.54
	PITNEY BOWES BANK	00001	957922	344211	08/07/19	16,000.00
					Account Total	16,292.58
					Department Total	19,217.04

County of Adams  
Vendor Payment Report

<u>3060M1004010</u>	<u>Medicaid Direct</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00015	957737	343725	07/23/19	20.90
					Account Total	20.90
					Department Total	20.90



County of Adams  
Vendor Payment Report

99650	Misc Reimbursable Purchases	Fund	Voucher	Batch No	GL Date	Amount
	Supp Svcs-Gas Vchr/Bus Tkns					
	PCard JE	00035	957737	343725	07/23/19	4,850.00
	PCard JE	00035	957737	343725	07/23/19	700.00
					Account Total	5,550.00
					Department Total	5,550.00

**County of Adams**  
**Vendor Payment Report**

<u>9253</u>	<u>Office of Cultural Affairs</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	76.55
	PCard JE	00001	957737	343725	07/23/19	189.00
					Account Total	265.55
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	73.70
	PCard JE	00001	957737	343725	07/23/19	239.55
	PCard JE	00001	957737	343725	07/23/19	53.00
	PCard JE	00001	957737	343725	07/23/19	25.00
	PCard JE	00001	957737	343725	07/23/19	349.12
					Account Total	740.37
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	420.00
					Account Total	420.00
					Department Total	1,425.92

County of Adams  
Vendor Payment Report

<u>1190</u>	<u>One-Stop Customer Service Cent</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Books					
	PCard JE	00001	957737	343725	07/23/19	671.01
	PCard JE	00001	957737	343725	07/23/19	251.65
					Account Total	922.66
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	57.00
					Account Total	57.00
					Department Total	979.66

**County of Adams**  
**Vendor Payment Report**

<u>6107</u>	<u>Open Space Projects</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Gas & Electricity					
	PCard JE	00027	957737	343725	07/23/19	20.39
	PCard JE	00027	957737	343725	07/23/19	20.00
					Account Total	40.39
	Infrastruc Rep & Maint					
	FREUND AND COMPANY	00027	957800	343912	08/05/19	1,950.00
	PCard JE	00027	957737	343725	07/23/19	144.10
					Account Total	2,094.10
					Department Total	2,134.49

County of Adams  
Vendor Payment Report

<u>27</u>	<u>Open Space Projects Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	NORTHSTAR CONCRETE INC	00027	958002	344321	08/08/19	3,950.00
					Account Total	3,950.00
					Department Total	3,950.00

**County of Adams**  
**Vendor Payment Report**

<u>6201</u>	<u>Open Space Tax- Admin</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00028	957737	343725	07/23/19	160.00
	PCard JE	00028	957737	343725	07/23/19	160.00
					Account Total	320.00
	Operating Supplies					
	PCard JE	00028	957737	343725	07/23/19	52.99
					Account Total	52.99
	Public Relations					
	PCard JE	00028	957737	343725	07/23/19	3,305.79
	PCard JE	00028	957737	343725	07/23/19	8,157.73
					Account Total	11,463.52
	Travel & Transportation					
	PCard JE	00028	957737	343725	07/23/19	119.20
	PCard JE	00028	957737	343725	07/23/19	119.20
					Account Total	238.40
					Department Total	12,074.91

County of Adams  
Vendor Payment Report

<u>6202</u>	<u>Open Space Tax- Grants</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Grants to Other Instit					
	BENNETT PARKS AND RECREATION D	00028	957797	343912	08/05/19	4,095.66
	BENNETT PARKS AND RECREATION D	00028	957798	343912	08/05/19	4,495.00
					Account Total	8,590.66
					Department Total	8,590.66

County of Adams  
Vendor Payment Report

<u>3128</u>	<u>Park 1200-HS</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Buildings					
	KUMAR & ASSOCIATES INC	00004	957786	343903	08/05/19	595.00
					Account Total	595.00
					Department Total	595.00



**County of Adams**  
**Vendor Payment Report**

<u>1111</u>	<u>Parks Facilities</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	65.00
					Account Total	65.00
	Buildings					
	PCard JE	00001	957737	343725	07/23/19	212.00
	PCard JE	00001	957737	343725	07/23/19	5.30
					Account Total	217.30
	Gas & Electricity					
	Energy Cap Bill ID=9750	00001	957642	343689	07/24/19	46.43
	Energy Cap Bill ID=9753	00001	957643	343689	07/24/19	38.48
	Energy Cap Bill ID=9757	00001	957644	343689	07/24/19	40.81
	Energy Cap Bill ID=9760	00001	957645	343689	07/24/19	38.48
	Energy Cap Bill ID=9778	00001	958091	344433	07/24/19	47.80
	Energy Cap Bill ID=9790	00001	958092	344433	07/30/19	264.88
	Energy Cap Bill ID=9792	00001	958093	344433	07/30/19	921.65
	Energy Cap Bill ID=9794	00001	958094	344433	07/30/19	1,945.38
	Energy Cap Bill ID=9797	00001	958095	344433	07/30/19	6,938.19
	Energy Cap Bill ID=9798	00001	958096	344433	07/30/19	84.78
	Energy Cap Bill ID=9799	00001	958097	344433	07/30/19	26.63
					Account Total	10,393.51
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	1,193.02
					Account Total	1,193.02
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	477.31
	PCard JE	00001	957737	343725	07/23/19	73.35
	PCard JE	00001	957737	343725	07/23/19	89.99
					Account Total	640.65
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	129.03
	PCard JE	00001	957737	343725	07/23/19	176.40
	PCard JE	00001	957737	343725	07/23/19	23.19
	PCard JE	00001	957737	343725	07/23/19	122.04
					Account Total	450.66

**County of Adams**  
**Vendor Payment Report**

<u>1111</u>	<u>Parks Facilities</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	9.39
	PCard JE	00001	957737	343725	07/23/19	135.02
	PCard JE	00001	957737	343725	07/23/19	461.18
	PCard JE	00001	957737	343725	07/23/19	48.80
	PCard JE	00001	957737	343725	07/23/19	298.94
	PCard JE	00001	957737	343725	07/23/19	298.94
	PCard JE	00001	957737	343725	07/23/19	3,150.27
	PCard JE	00001	957737	343725	07/23/19	28.85
	PCard JE	00001	957737	343725	07/23/19	412.28
	PCard JE	00001	957737	343725	07/23/19	44.98
	PCard JE	00001	957737	343725	07/23/19	39.00
	PCard JE	00001	957737	343725	07/23/19	88.28
	PCard JE	00001	957737	343725	07/23/19	232.10
	PCard JE	00001	957737	343725	07/23/19	430.32
	PCard JE	00001	957737	343725	07/23/19	5.88
	PCard JE	00001	957737	343725	07/23/19	56.76
	PCard JE	00001	957737	343725	07/23/19	2,477.98
	PCard JE	00001	957737	343725	07/23/19	20.09
	PCard JE	00001	957737	343725	07/23/19	19.94
					Account Total	8,259.00
					Department Total	21,219.14

**County of Adams**  
**Vendor Payment Report**

<u>1015</u>	<u>People Services</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Advertising					
	PCard JE	00001	957737	343725	07/23/19	70.80
					Account Total	70.80
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	145.00
	PCard JE	00001	957737	343725	07/23/19	250.00
	PCard JE	00001	957737	343725	07/23/19	1,620.00
					Account Total	2,015.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	191.57
	PCard JE	00001	957737	343725	07/23/19	191.57
					Account Total	383.14
	EE of Season					
	PCard JE	00001	957737	343725	07/23/19	142.33
	PCard JE	00001	957737	343725	07/23/19	280.71
	PCard JE	00001	957737	343725	07/23/19	515.02
					Account Total	938.06
	Insurance Premiums					
	DELTA DENTAL PLAN OF COLO	00001	957881	344071	08/06/19	17.69
	KAISER PERMANENTE	00001	957876	344055	08/06/19	9,800.00
					Account Total	9,817.69
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	139.94-
	PCard JE	00001	957737	343725	07/23/19	76.01
	PCard JE	00001	957737	343725	07/23/19	40.86
	PCard JE	00001	957737	343725	07/23/19	55.54
	PCard JE	00001	957737	343725	07/23/19	191.46
	PCard JE	00001	957737	343725	07/23/19	5.04
	PCard JE	00001	957737	343725	07/23/19	33.90
	PCard JE	00001	957737	343725	07/23/19	14.00
	PCard JE	00001	957737	343725	07/23/19	267.86
	PCard JE	00001	957737	343725	07/23/19	27.84
	PCard JE	00001	957737	343725	07/23/19	20.35
					Account Total	592.92

**County of Adams**  
**Vendor Payment Report**

<u>1015</u>	<u>People Services</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	16.49
					Account Total	16.49
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	27.92
	PCard JE	00001	957737	343725	07/23/19	26.51
	PCard JE	00001	957737	343725	07/23/19	620.22
					Account Total	674.65
	Tuition Reimbursement					
	DELEON RYAN	00001	957794	343905	08/05/19	101.92
	SANCHEZ MARITZA	00001	957793	343905	08/05/19	850.00
					Account Total	951.92
					Department Total	15,460.67

County of Adams  
Vendor Payment Report

<u>1034</u>	<u>People Services-Social Svcs</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Subscrip/Publications					
	PCard JE	00001	957737	343725	07/23/19	39.00
					Account Total	39.00
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	81.00
	PCard JE	00001	957737	343725	07/23/19	688.23
					Account Total	769.23
					Department Total	808.23

**County of Adams**  
**Vendor Payment Report**

<u>2045E8901298</u>	<u>Permancy Rountables-Intervent</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	County Client/Provider					
	PCard JE	00015	957737	343725	07/23/19	146.00
	PCard JE	00015	957737	343725	07/23/19	293.00
	PCard JE	00015	957737	343725	07/23/19	425.00
	PCard JE	00015	957737	343725	07/23/19	54.78
	PCard JE	00015	957737	343725	07/23/19	167.40
	PCard JE	00015	957737	343725	07/23/19	300.00
					Account Total	1,386.18
					Department Total	1,386.18

**County of Adams**  
**Vendor Payment Report**

<u>1039</u>	<u>Poverty Reduction</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	56.98
	PCard JE	00001	957737	343725	07/23/19	37.66
	PCard JE	00001	957737	343725	07/23/19	74.40
	PCard JE	00001	957737	343725	07/23/19	4.76
	PCard JE	00001	957737	343725	07/23/19	98.96
	PCard JE	00001	957737	343725	07/23/19	455.00
					Account Total	727.76
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	48.00
	PCard JE	00001	957737	343725	07/23/19	49.99
	PCard JE	00001	957737	343725	07/23/19	121.76
	PCard JE	00001	957737	343725	07/23/19	38.45
	PCard JE	00001	957737	343725	07/23/19	136.75
	PCard JE	00001	957737	343725	07/23/19	315.21
	PCard JE	00001	957737	343725	07/23/19	77.88
	PCard JE	00001	957737	343725	07/23/19	250.00
	PCard JE	00001	957737	343725	07/23/19	87.00
	PCard JE	00001	957737	343725	07/23/19	87.00
	PCard JE	00001	957737	343725	07/23/19	47.76
	PCard JE	00001	957737	343725	07/23/19	203.81
	UNITED POWER (UNION REA)	00001	957694	343711	08/01/19	192.53
					Account Total	1,656.14
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	111.99
	PCard JE	00001	957737	343725	07/23/19	121.27
	PCard JE	00001	957737	343725	07/23/19	799.00
	PCard JE	00001	957737	343725	07/23/19	64.99
	PCard JE	00001	957737	343725	07/23/19	281.13
	PCard JE	00001	957737	343725	07/23/19	149.99
	PCard JE	00001	957737	343725	07/23/19	34.98
	PCard JE	00001	957737	343725	07/23/19	59.99
	PCard JE	00001	957737	343725	07/23/19	39.99
	PCard JE	00001	957737	343725	07/23/19	376.15
					Account Total	2,039.48

County of Adams  
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1039	Poverty Reduction	Fund	Voucher	Batch No	GL Date	Amount
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	15.00
	PCard JE	00001	957737	343725	07/23/19	15.00
	PCard JE	00001	957737	343725	07/23/19	15.00
					Account Total	45.00
					Department Total	4,468.38



County of Adams  
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<u>1068</u>	<u>Public Trustee</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	239.66
					Account Total	239.66
					Department Total	239.66

**County of Adams**  
**Vendor Payment Report**

<u>2061</u>	<u>PKS - Weed &amp; Pest</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	400.00
					Account Total	400.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	335.39
	PCard JE	00001	957737	343725	07/23/19	2,385.00
	PCard JE	00001	957737	343725	07/23/19	236.00
	PCard JE	00001	957737	343725	07/23/19	137.46
	PCard JE	00001	957737	343725	07/23/19	100.85
	PCard JE	00001	957737	343725	07/23/19	45.98
	PCard JE	00001	957737	343725	07/23/19	145.73
	PCard JE	00001	957737	343725	07/23/19	201.30
					Account Total	3,587.71
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	80.02
					Account Total	80.02
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	99.00
					Account Total	99.00
	Uniforms & Cleaning					
	PCard JE	00001	957737	343725	07/23/19	195.23
					Account Total	195.23
					Department Total	4,361.96

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**Vendor Payment Report**

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<u>5011</u>	<u>PKS- Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	270.32
					Account Total	270.32
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	51.76
	PCard JE	00001	957737	343725	07/23/19	37.60
	PCard JE	00001	957737	343725	07/23/19	9.60
	PCard JE	00001	957737	343725	07/23/19	30.48
	PCard JE	00001	957737	343725	07/23/19	118.87
	PCard JE	00001	957737	343725	07/23/19	757.43
	PCard JE	00001	957737	343725	07/23/19	24.99
	PCard JE	00001	957737	343725	07/23/19	43.79
	PCard JE	00001	957737	343725	07/23/19	29.00
	PCard JE	00001	957737	343725	07/23/19	26.80
					Account Total	1,130.32
	Other Professional Serv					
	PCard JE	00001	957737	343725	07/23/19	540.00
	PCard JE	00001	957737	343725	07/23/19	317.84
					Account Total	857.84
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	886.73
					Account Total	886.73
					Department Total	3,145.21

**County of Adams**  
**Vendor Payment Report**

<u>5010</u>	<u>PKS- Fair</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	175.88
					Account Total	175.88
	Event Services					
	PCard JE	00001	957737	343725	07/23/19	153.98
	PCard JE	00001	957737	343725	07/23/19	153.98
	PCard JE	00001	957737	343725	07/23/19	44.92
					Account Total	352.88
	EE Day at Fair					
	BIBI'S EGG ROLLS	00001	957904	344182	08/07/19	872.00
	BLUE SKY CONCESSIONS LLC	00001	957893	344182	08/07/19	10,832.00
	CORNMASTERS LLP	00001	957917	344202	08/07/19	1,065.00
	DC CONCESSIONS INC	00001	957900	344182	08/07/19	6,578.00
	GERMAN SPECIALTY FOODS INC	00001	957916	344202	08/07/19	3,982.00
	GRAMMYS GOODIES LLC	00001	957895	344182	08/07/19	7,548.00
	HURST JR JOEL	00001	958172	344454	08/09/19	2,212.00
	JONES DARLA B	00001	957891	344182	08/07/19	3,484.00
	KONA ICE OF NORTHERN COLO	00001	957894	344182	08/07/19	1,012.00
	ORTEGA JOHN	00001	957901	344182	08/07/19	7,031.00
	SNOWBALL EXPRESS	00001	957897	344182	08/07/19	1,439.00
	SNOWBALL EXPRESS	00001	957897	344182	08/08/19	1,439.00-
	SUGAR'S CONCESSIONS INC	00001	957915	344202	08/07/19	5,785.00
	TORRES YAZMIN	00001	957928	344232	08/07/19	888.00
					Account Total	51,289.00
	Fair Expenses-General					
	DOMINQUEZ MANUEL	00001	957777	343894	08/03/19	500.00
	HERNANDEZ ROGELIO	00001	957776	343894	08/03/19	2,100.00
	PCard JE	00001	957737	343725	07/23/19	334.95
	PCard JE	00001	957737	343725	07/23/19	84.46
	PCard JE	00001	957737	343725	07/23/19	734.46
	PCard JE	00001	957737	343725	07/23/19	372.05
	PCard JE	00001	957737	343725	07/23/19	64.44
	PCard JE	00001	957737	343725	07/23/19	18.99
	PCard JE	00001	957737	343725	07/23/19	20.48
	PCard JE	00001	957737	343725	07/23/19	9.97

**County of Adams**  
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<b>5010</b>	<b>PKS- Fair</b>	<b>Fund</b>	<b>Voucher</b>	<b>Batch No</b>	<b>GL Date</b>	<b>Amount</b>
	PCard JE	00001	957737	343725	07/23/19	219.90
	PCard JE	00001	957737	343725	07/23/19	152.55
	PCard JE	00001	957737	343725	07/23/19	255.09
	PCard JE	00001	957737	343725	07/23/19	114.89
	PCard JE	00001	957737	343725	07/23/19	71.88
	PCard JE	00001	957737	343725	07/23/19	24.74
	PCard JE	00001	957737	343725	07/23/19	134.85
	PCard JE	00001	957737	343725	07/23/19	61.40
	PCard JE	00001	957737	343725	07/23/19	47.69
	PCard JE	00001	957737	343725	07/23/19	21.99
	PCard JE	00001	957737	343725	07/23/19	533.75
	PCard JE	00001	957737	343725	07/23/19	36.29
	PCard JE	00001	957737	343725	07/23/19	437.50
	PCard JE	00001	957737	343725	07/23/19	36.00
	PCard JE	00001	957737	343725	07/23/19	1,045.20
	PCard JE	00001	957737	343725	07/23/19	1,886.50
	PCard JE	00001	957737	343725	07/23/19	6.00
	PCard JE	00001	957737	343725	07/23/19	1,714.64
	PCard JE	00001	957737	343725	07/23/19	97.94
	PCard JE	00001	957737	343725	07/23/19	84.88
	PCard JE	00001	957737	343725	07/23/19	5.00
	PCard JE	00001	957737	343725	07/23/19	240.41
	PCard JE	00001	957737	343725	07/23/19	271.17
	PCard JE	00001	957737	343725	07/23/19	138.88
	PCard JE	00001	957737	343725	07/23/19	78.99
	PCard JE	00001	957737	343725	07/23/19	8.13
	PCard JE	00001	957737	343725	07/23/19	43.33
	PCard JE	00001	957737	343725	07/23/19	25.70
	PCard JE	00001	957737	343725	07/23/19	32.99
	PCard JE	00001	957737	343725	07/23/19	815.88
	PCard JE	00001	957737	343725	07/23/19	750.00
	PCard JE	00001	957737	343725	07/23/19	500.00
	PCard JE	00001	957737	343725	07/23/19	3,098.00
					Account Total	17,231.96
	Fair Revenue-General					
	CRABTREE AMUSEMENTS	00001	958170	344454	08/09/19	100.00

**County of Adams**  
**Vendor Payment Report**

<u>5010</u>	<u>PKS- Fair</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Account Total	100.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	67.24
	PCard JE	00001	957737	343725	07/23/19	190.53
	PCard JE	00001	957737	343725	07/23/19	48.80
	PCard JE	00001	957737	343725	07/23/19	363.99
	PCard JE	00001	957737	343725	07/23/19	44.80
	PCard JE	00001	957737	343725	07/23/19	28.39
	PCard JE	00001	957737	343725	07/23/19	132.89
	PCard JE	00001	957737	343725	07/23/19	44.80
	PCard JE	00001	957737	343725	07/23/19	299.99
	PCard JE	00001	957737	343725	07/23/19	1,063.23
	PCard JE	00001	957737	343725	07/23/19	427.91
	PCard JE	00001	957737	343725	07/23/19	215.86
	PCard JE	00001	957737	343725	07/23/19	71.35
	PCard JE	00001	957737	343725	07/23/19	293.80
	PCard JE	00001	957737	343725	07/23/19	35.97
	PCard JE	00001	957737	343725	07/23/19	450.74
	PCard JE	00001	957737	343725	07/23/19	205.72
	PCard JE	00001	957737	343725	07/23/19	815.57
	PCard JE	00001	957737	343725	07/23/19	272.89
	PCard JE	00001	957737	343725	07/23/19	144.27
	PCard JE	00001	957737	343725	07/23/19	90.07
	PCard JE	00001	957737	343725	07/23/19	1,120.00
	PCard JE	00001	957737	343725	07/23/19	296.77
					Account Total	6,725.58
	Printing External					
	PCard JE	00001	957737	343725	07/23/19	54.28
	PCard JE	00001	957737	343725	07/23/19	1,345.00
					Account Total	1,399.28
	Queen Pageant Expense					
	GRAMMYS GOODIES LLC	00001	957801	343912	08/05/19	478.50
	PCard JE	00001	957737	343725	07/23/19	5.99
	PCard JE	00001	957737	343725	07/23/19	27.47
					Account Total	511.96

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<u>5010</u>	<u>PKS- Fair</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Regional Park Rentals					
	FRAUSTO BERTHA	00001	957799	343912	08/05/19	400.00
					Account Total	400.00
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	222.50
	PCard JE	00001	957737	343725	07/23/19	185.50
	PCard JE	00001	957737	343725	07/23/19	19.56
	PCard JE	00001	957737	343725	07/23/19	73.01
	PCard JE	00001	957737	343725	07/23/19	106.41
	PCard JE	00001	957737	343725	07/23/19	347.63
	PCard JE	00001	957737	343725	07/23/19	95.92
	PCard JE	00001	957737	343725	07/23/19	34.46
	PCard JE	00001	957737	343725	07/23/19	396.00
	PCard JE	00001	957737	343725	07/23/19	24.00
	PCard JE	00001	957737	343725	07/23/19	39.00
	PCard JE	00001	957737	343725	07/23/19	147.00
	PCard JE	00001	957737	343725	07/23/19	15.00
	PCard JE	00001	957737	343725	07/23/19	2,170.54
	PCard JE	00001	957737	343725	07/23/19	700.73
	PCard JE	00001	957737	343725	07/23/19	69.86
	PCard JE	00001	957737	343725	07/23/19	2,252.18
	PCard JE	00001	957737	343725	07/23/19	449.19
					Account Total	7,348.49
					Department Total	85,535.03

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<u>5015</u>	<u>PKS- Grounds Maintenance</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	384.55
					Account Total	384.55
	Gas & Electricity					
	PCard JE	00001	957737	343725	07/23/19	62.97
	PCard JE	00001	957737	343725	07/23/19	2,240.66
					Account Total	2,303.63
	Infrastruc Rep & Maint					
	PCard JE	00001	957737	343725	07/23/19	4,793.00
	PCard JE	00001	957737	343725	07/23/19	4,793.00
					Account Total	9,586.00
	Maintenance Contracts					
	PCard JE	00001	957737	343725	07/23/19	3,300.00
	PCard JE	00001	957737	343725	07/23/19	2,750.00
	PCard JE	00001	957737	343725	07/23/19	2,700.00
					Account Total	8,750.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	50.76
	PCard JE	00001	957737	343725	07/23/19	243.54
	PCard JE	00001	957737	343725	07/23/19	13.98
					Account Total	308.28
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	756.67
	PCard JE	00001	957737	343725	07/23/19	739.63
	PCard JE	00001	957737	343725	07/23/19	223.00
	PCard JE	00001	957737	343725	07/23/19	39.84
	PCard JE	00001	957737	343725	07/23/19	139.99
	PCard JE	00001	957737	343725	07/23/19	263.10
					Account Total	2,162.23
	Water/Sewer/Sanitation					
	PCard JE	00001	957737	343725	07/23/19	3,941.48
	PCard JE	00001	957737	343725	07/23/19	1,764.06
	PCard JE	00001	957737	343725	07/23/19	579.92
	PCard JE	00001	957737	343725	07/23/19	2,159.67



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<u>5015</u>	<u>PKS- Grounds Maintenance</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	2,605.22
					Account Total	11,050.35
					Department Total	34,545.04

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<u>5012</u>	<u>PKS- Regional Complex</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Fuel, Gas & Oil					
	PCard JE	00001	957737	343725	07/23/19	1,341.71
	PCard JE	00001	957737	343725	07/23/19	1,522.25
	PCard JE	00001	957737	343725	07/23/19	44.29
	PCard JE	00001	957737	343725	07/23/19	145.62
					Account Total	3,053.87
	Gas & Electricity					
	PCard JE	00001	957737	343725	07/23/19	609.46
	PCard JE	00001	957737	343725	07/23/19	24.85
	PCard JE	00001	957737	343725	07/23/19	103.74
					Account Total	738.05
	Infrastruc Rep & Maint					
	PCard JE	00001	957737	343725	07/23/19	484.96
	PCard JE	00001	957737	343725	07/23/19	97.43
	PCard JE	00001	957737	343725	07/23/19	103.06
	PCard JE	00001	957737	343725	07/23/19	377.17
					Account Total	1,062.62
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	124.63
	PCard JE	00001	957737	343725	07/23/19	144.64
	PCard JE	00001	957737	343725	07/23/19	89.99
	PCard JE	00001	957737	343725	07/23/19	75.97
	PCard JE	00001	957737	343725	07/23/19	312.69
	PCard JE	00001	957737	343725	07/23/19	458.00
	PCard JE	00001	957737	343725	07/23/19	3,120.10
					Account Total	4,326.02
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	48.22
					Account Total	48.22
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	162.39
	PCard JE	00001	957737	343725	07/23/19	1,383.80
	PCard JE	00001	957737	343725	07/23/19	46.78
	PCard JE	00001	957737	343725	07/23/19	284.82

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<u>5012</u>	<u>PKS- Regional Complex</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	512.30
	PCard JE	00001	957737	343725	07/23/19	24.98
					Account Total	2,415.07
	Tires					
	PCard JE	00001	957737	343725	07/23/19	143.90
	PCard JE	00001	957737	343725	07/23/19	149.99
					Account Total	293.89
	Vehicle Parts & Supplies					
	PCard JE	00001	957737	343725	07/23/19	59.98
	PCard JE	00001	957737	343725	07/23/19	1,770.17
	PCard JE	00001	957737	343725	07/23/19	141.72
	PCard JE	00001	957737	343725	07/23/19	41.71
	PCard JE	00001	957737	343725	07/23/19	80.98
	PCard JE	00001	957737	343725	07/23/19	67.65
	PCard JE	00001	957737	343725	07/23/19	23.98
	PCard JE	00001	957737	343725	07/23/19	62.39
	PCard JE	00001	957737	343725	07/23/19	379.23
	PCard JE	00001	957737	343725	07/23/19	24.60
	PCard JE	00001	957737	343725	07/23/19	19.30
	PCard JE	00001	957737	343725	07/23/19	69.99
	PCard JE	00001	957737	343725	07/23/19	62.12
	PCard JE	00001	957737	343725	07/23/19	48.31
	PCard JE	00001	957737	343725	07/23/19	5.28
	PCard JE	00001	957737	343725	07/23/19	36.00-
	PCard JE	00001	957737	343725	07/23/19	113.31
	PCard JE	00001	957737	343725	07/23/19	196.68
	PCard JE	00001	957737	343725	07/23/19	92.66
					Account Total	3,224.06
	Water/Sewer/Sanitation					
	PCard JE	00001	957737	343725	07/23/19	144.71
	PCard JE	00001	957737	343725	07/23/19	302.86-
					Account Total	158.15-
					Department Total	15,003.65

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<u>5016</u>	<u>PKS- Trail Ranger Patrol</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	160.00
	PCard JE	00001	957737	343725	07/23/19	119.20
					Account Total	279.20
	Fuel, Gas & Oil					
	PCard JE	00001	957737	343725	07/23/19	994.09
	PCard JE	00001	957737	343725	07/23/19	715.59
					Account Total	1,709.68
	Gas & Electricity					
	PCard JE	00001	957737	343725	07/23/19	30.00
					Account Total	30.00
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	388.96
					Account Total	388.96
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	185.48
	PCard JE	00001	957737	343725	07/23/19	41.72
	PCard JE	00001	957737	343725	07/23/19	210.00
					Account Total	437.20
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	221.50
	PCard JE	00001	957737	343725	07/23/19	175.20
					Account Total	396.70
	Vehicle Parts & Supplies					
	PCard JE	00001	957737	343725	07/23/19	873.47
	PCard JE	00001	957737	343725	07/23/19	337.30
	PCard JE	00001	957737	343725	07/23/19	62.99
	PCard JE	00001	957737	343725	07/23/19	62.99-
					Account Total	1,210.77
	Water/Sewer/Sanitation					
	PCard JE	00001	957737	343725	07/23/19	440.43
	PCard JE	00001	957737	343725	07/23/19	196.83
	PCard JE	00001	957737	343725	07/23/19	200.31

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5016	PKS- Trail Ranger Patrol	Fund	Voucher	Batch No	GL Date	Amount
	PCard JE	00001	957737	343725	07/23/19	75.36
	PCard JE	00001	957737	343725	07/23/19	482.10
	PCard JE	00001	957737	343725	07/23/19	13.21
	PCard JE	00001	957737	343725	07/23/19	13.21
					Account Total	1,421.45
					Department Total	5,873.96

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<u>1089</u>	<u>PLN- Boards &amp; Commissions</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Other Professional Serv					
	PCard JE	00001	957737	343725	07/23/19	377.10
	PCard JE	00001	957737	343725	07/23/19	218.00
	PCard JE	00001	957737	343725	07/23/19	272.88
					Account Total	867.98
					Department Total	867.98

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<u>1082</u>	<u>PLN- Development Review</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	51.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	354.50
					Account Total	414.50
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	169.83
	PCard JE	00001	957737	343725	07/23/19	365.00
					Account Total	534.83
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	1,881.30
	PCard JE	00001	957737	343725	07/23/19	258.66
	PCard JE	00001	957737	343725	07/23/19	170.33
					Account Total	2,310.29
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	160.00
					Account Total	160.00
					Department Total	3,419.62

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<u>1038</u>	<u>Regional Affairs</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Public Relations					
	PCard JE	00001	957737	343725	07/23/19	104.85
	PCard JE	00001	957737	343725	07/23/19	1,350.00
	PCard JE	00001	957737	343725	07/23/19	47.87
	PCard JE	00001	957737	343725	07/23/19	67.00
					Account Total	1,569.72
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	71.88
	PCard JE	00001	957737	343725	07/23/19	98.89
	PCard JE	00001	957737	343725	07/23/19	100.00
	PCard JE	00001	957737	343725	07/23/19	6.69
	PCard JE	00001	957737	343725	07/23/19	43.97
	PCard JE	00001	957737	343725	07/23/19	319.80
	PCard JE	00001	957737	343725	07/23/19	17.95
	PCard JE	00001	957737	343725	07/23/19	289.76
					Account Total	948.94
					Department Total	2,518.66



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<u>1037</u>	<u>Regional Transportation</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	32.00
					Account Total	32.00
	Membership Dues					
	PCard JE	00001	957737	343725	07/23/19	95.00
	PCard JE	00001	957737	343725	07/23/19	125.00
					Account Total	220.00
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	2.00
					Account Total	2.00
					Department Total	254.00

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8624	Retiree-Vision	Fund	Voucher	Batch No	GL Date	Amount
	Ins. Premium-Vision					
	VISION SERVICE PLAN-CONNECTICU	00019	957860	343971	08/05/19	383.54
					Account Total	383.54
	Self-Insurance Claims					
	VISION SERVICE PLAN-CONNECTICU	00019	957816	343923	08/05/19	2,299.18
					Account Total	2,299.18
					Department Total	2,682.72

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<u>13</u>	<u>Road &amp; Bridge Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	ALBERT FREI & SONS INC	00013	957931	344321	08/08/19	8,783.42
	ALBERT FREI & SONS INC	00013	957932	344321	08/08/19	9,305.13
	ALBERT FREI & SONS INC	00013	957933	344321	08/08/19	6,277.52
	ALBERT FREI & SONS INC	00013	957934	344321	08/08/19	9,181.58
	ALBERT FREI & SONS INC	00013	957935	344321	08/08/19	6,771.76
	ALBERT FREI & SONS INC	00013	957936	344321	08/08/19	2,950.55
	ALBERT FREI & SONS INC	00013	957937	344321	08/08/19	561.97
	ALBERT FREI & SONS INC	00013	957939	344321	08/08/19	3,437.40
	ALBERT FREI & SONS INC	00013	957960	344321	08/08/19	2,365.86
	BFI TOWER ROAD LANDFILL	00013	957942	344321	08/08/19	315.05
	CENTRAL SALT LLC	00013	957957	344321	08/08/19	57,133.47
	ENVIROTECH SERVICES INC	00013	957965	344321	08/08/19	58,711.53
	GMCO CORPORATION	00013	957977	344321	08/08/19	10,966.11
	GMCO CORPORATION	00013	957978	344321	08/08/19	4,765.89
	GMCO CORPORATION	00013	957979	344321	08/08/19	11,369.82
	JK TRANSPORTS INC	00013	957984	344321	08/08/19	127,991.24
	JK TRANSPORTS INC	00013	957985	344321	08/08/19	742.50
	JK TRANSPORTS INC	00013	957986	344321	08/08/19	7,627.50
	JK TRANSPORTS INC	00013	957987	344321	08/08/19	6,705.00
	ROCKSOL CONSULTING GROUP INC	00013	958010	344321	08/08/19	10,990.60
	ROCKSOL CONSULTING GROUP INC	00013	958012	344321	08/08/19	19,917.05
	SALTWORX INC	00013	958014	344321	08/08/19	47,489.78
	WAYNE A MITCHELL LLC	00013	958027	344321	08/08/19	5,227.63
					Account Total	419,588.36
					Department Total	419,588.36

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<u>300005007000</u>	<u>Self Suff Common Supportive</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	13.98
					Account Total	13.98
					Department Total	13.98

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<u>3000P9999900</u>	<u>Self Suff Non-Reimbursable</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	126.60
					Account Total	126.60
	Special Events					
	PCard JE	00015	957737	343725	07/23/19	29.04
	PCard JE	00015	957737	343725	07/23/19	129.27
					Account Total	158.31
					Department Total	284.91

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2092	Sheriff Flatrock	Fund	Voucher	Batch No	GL Date	Amount
	Operating Supplies					
	PCard JE	00050	957737	343725	07/23/19	471.10
	PCard JE	00050	957737	343725	07/23/19	66.50
	PCard JE	00050	957737	343725	07/23/19	358.60
					Account Total	896.20
					Department Total	896.20

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<u>2004</u>	<u>Sheriff Training</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	76.34
					Account Total	76.34
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	89.92
					Account Total	89.92
	Office Furniture					
	PCard JE	00001	957737	343725	07/23/19	2,258.00
					Account Total	2,258.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	15.96
	PCard JE	00001	957737	343725	07/23/19	42.96
	PCard JE	00001	957737	343725	07/23/19	9.09
	PCard JE	00001	957737	343725	07/23/19	368.85
	PCard JE	00001	957737	343725	07/23/19	358.60
	PCard JE	00001	957737	343725	07/23/19	158.80
	PCard JE	00001	957737	343725	07/23/19	29.98
	PCard JE	00001	957737	343725	07/23/19	120.42
					Account Total	1,104.66
	Other Professional Serv					
	PCard JE	00001	957737	343725	07/23/19	171.91
	PCard JE	00001	957737	343725	07/23/19	722.40
	PCard JE	00001	957737	343725	07/23/19	537.58
					Account Total	1,431.89
	Printing External					
	PCard JE	00001	957737	343725	07/23/19	39.98
					Account Total	39.98
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	50.32
	PCard JE	00001	957737	343725	07/23/19	38.00
					Account Total	88.32
	Uniforms & Cleaning					
	PCard JE	00001	957737	343725	07/23/19	492.15

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<u>2004</u>	<u>Sheriff Training</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
Account Total						492.15
Department Total						5,581.26



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<u>3701</u>	<u>Stormwater Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00007	957737	343725	07/23/19	159.00
	PCard JE	00007	957737	343725	07/23/19	159.00
					Account Total	318.00
	Licenses and Fees					
	CDPHE	00007	957744	343801	08/02/19	2,626.00
					Account Total	2,626.00
	Operating Supplies					
	PCard JE	00007	957737	343725	07/23/19	1,033.61
	PCard JE	00007	957737	343725	07/23/19	109.34
	PCard JE	00007	957737	343725	07/23/19	179.95
	PCard JE	00007	957737	343725	07/23/19	138.26
					Account Total	1,461.16
					Department Total	4,405.16

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<u>7</u>	<u>Stormwater Utility Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Deposits Payable					
	TOWNSEND BRIAN	00007	958171	344454	08/09/19	200.00
					Account Total	200.00
					Department Total	200.00

**County of Adams**  
**Vendor Payment Report**

<u>2008</u>	<u>SHF - Training Academy</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Books					
	PCard JE	00001	957737	343725	07/23/19	1,005.00
					Account Total	1,005.00
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	1,850.00
					Account Total	1,850.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	174.00
	PCard JE	00001	957737	343725	07/23/19	282.60
	PCard JE	00001	957737	343725	07/23/19	2,646.50
	PCard JE	00001	957737	343725	07/23/19	57.98
	PCard JE	00001	957737	343725	07/23/19	906.10
	PCard JE	00001	957737	343725	07/23/19	911.68
	PCard JE	00001	957737	343725	07/23/19	148.38
	PCard JE	00001	957737	343725	07/23/19	144.39
					Account Total	5,271.63
	Sheriff Academy Fees					
	RED ROCKS COMMUNITY COLLEGE	00001	957609	343619	07/25/19	104,775.30
					Account Total	104,775.30
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	697.09
	PCard JE	00001	957737	343725	07/23/19	242.12
					Account Total	939.21
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	106.59
	PCard JE	00001	957737	343725	07/23/19	106.59
					Account Total	213.18
	Uniforms & Cleaning					
	PCard JE	00001	957737	343725	07/23/19	500.25
					Account Total	500.25
					Department Total	114,554.57

**County of Adams**  
**Vendor Payment Report**

<u>2011</u>	<u>SHF- Admin Services Division</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Building Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	37.85
	PCard JE	00001	957737	343725	07/23/19	192.78
	PCard JE	00001	957737	343725	07/23/19	595.00
					Account Total	825.63
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	68.81
	PCard JE	00001	957737	343725	07/23/19	121.00
	PCard JE	00001	957737	343725	07/23/19	3.60
	PCard JE	00001	957737	343725	07/23/19	85.99
	PCard JE	00001	957737	343725	07/23/19	85.19
	PCard JE	00001	957737	343725	07/23/19	97.39
	PCard JE	00001	957737	343725	07/23/19	129.44
	PCard JE	00001	957737	343725	07/23/19	58.85
	PCard JE	00001	957737	343725	07/23/19	28.98
	PCard JE	00001	957737	343725	07/23/19	232.20
	PCard JE	00001	957737	343725	07/23/19	5.75
	PCard JE	00001	957737	343725	07/23/19	18.76
	PCard JE	00001	957737	343725	07/23/19	193.80
	PCard JE	00001	957737	343725	07/23/19	115.00
	PCard JE	00001	957737	343725	07/23/19	25.80
	PCard JE	00001	957737	343725	07/23/19	107.23
					Account Total	1,377.79
	Car Washes					
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	7.00
	PCard JE	00001	957737	343725	07/23/19	7.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00

**County of Adams**  
**Vendor Payment Report**

<u>2011</u>	<u>SHF- Admin Services Division</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	4.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	12.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	11.00

**County of Adams**  
**Vendor Payment Report**

<u>2011</u>	<u>SHF- Admin Services Division</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	4.00
	PCard JE	00001	957737	343725	07/23/19	6.00
	PCard JE	00001	957737	343725	07/23/19	12.00
	PCard JE	00001	957737	343725	07/23/19	15.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	11.42
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	12.00
	PCard JE	00001	957737	343725	07/23/19	12.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	9.00
	PCard JE	00001	957737	343725	07/23/19	8.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	9.00
				Account Total		612.42
	Consultant Services					
	PCard JE	00001	957737	343725	07/23/19	714.00
	PCard JE	00001	957737	343725	07/23/19	253.60
	PCard JE	00001	957737	343725	07/23/19	195.50
				Account Total		1,163.10
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	207.50
	PCard JE	00001	957737	343725	07/23/19	360.00

**County of Adams**  
**Vendor Payment Report**

<u>2011</u>	<u>SHF- Admin Services Division</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Account Total	567.50
	Operating Supplies					
	DEEP ROCK WATER	00001	957607	343619	07/31/19	150.66
	PCard JE	00001	957737	343725	07/23/19	258.00
	PCard JE	00001	957737	343725	07/23/19	350.00
	PCard JE	00001	957737	343725	07/23/19	545.79
	PCard JE	00001	957737	343725	07/23/19	54.67
	PCard JE	00001	957737	343725	07/23/19	25.00
	PCard JE	00001	957737	343725	07/23/19	1,475.97
	PCard JE	00001	957737	343725	07/23/19	32.99
	PCard JE	00001	957737	343725	07/23/19	34.96
	PCard JE	00001	957737	343725	07/23/19	2,630.64
	PCard JE	00001	957737	343725	07/23/19	42.62
	PCard JE	00001	957737	343725	07/23/19	63.73
	PCard JE	00001	957737	343725	07/23/19	297.44
	PCard JE	00001	957737	343725	07/23/19	212.40
	PCard JE	00001	957737	343725	07/23/19	39.50
	PCard JE	00001	957737	343725	07/23/19	188.14
	PCard JE	00001	957737	343725	07/23/19	89.64
	PCard JE	00001	957737	343725	07/23/19	580.00
	PCard JE	00001	957737	343725	07/23/19	290.00
	PCard JE	00001	957737	343725	07/23/19	89.94
	PCard JE	00001	957737	343725	07/23/19	91.89
	PCard JE	00001	957737	343725	07/23/19	82.65
	PCard JE	00001	957737	343725	07/23/19	31.27
	PCard JE	00001	957737	343725	07/23/19	35.97
	PCard JE	00001	957737	343725	07/23/19	159.96
	PCard JE	00001	957737	343725	07/23/19	22.85
	PCard JE	00001	957737	343725	07/23/19	15.00
	PCard JE	00001	957737	343725	07/23/19	1,000.00
	PCard JE	00001	957737	343725	07/23/19	78.73
					Account Total	8,970.41
	Other Communications					
	CENTURY LINK	00001	957606	343619	07/31/19	205.39
	PCard JE	00001	957737	343725	07/23/19	350.85

**County of Adams**  
**Vendor Payment Report**

<u>2011</u>	<u>SHF- Admin Services Division</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Account Total	556.24
	Postage & Freight					
	PCard JE	00001	957737	343725	07/23/19	24.00
					Account Total	24.00
	Public Relations					
	PCard JE	00001	957737	343725	07/23/19	1,000.00
					Account Total	1,000.00
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	237.42
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	66.95
	PCard JE	00001	957737	343725	07/23/19	16.24
	PCard JE	00001	957737	343725	07/23/19	149.32
	PCard JE	00001	957737	343725	07/23/19	500.00
	PCard JE	00001	957737	343725	07/23/19	1,000.00
	PCard JE	00001	957737	343725	07/23/19	500.00
	PCard JE	00001	957737	343725	07/23/19	100.14
	PCard JE	00001	957737	343725	07/23/19	1,033.70
	PCard JE	00001	957737	343725	07/23/19	70.85
	PCard JE	00001	957737	343725	07/23/19	97.89
	PCard JE	00001	957737	343725	07/23/19	180.00
	PCard JE	00001	957737	343725	07/23/19	8.30
					Account Total	3,970.81
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	1,281.53
	PCard JE	00001	957737	343725	07/23/19	206.30
	PCard JE	00001	957737	343725	07/23/19	206.30
	PCard JE	00001	957737	343725	07/23/19	206.30
	PCard JE	00001	957737	343725	07/23/19	366.96
	PCard JE	00001	957737	343725	07/23/19	25.00
	PCard JE	00001	957737	343725	07/23/19	25.00
	PCard JE	00001	957737	343725	07/23/19	529.96
	PCard JE	00001	957737	343725	07/23/19	529.96
	PCard JE	00001	957737	343725	07/23/19	529.96
	PCard JE	00001	957737	343725	07/23/19	308.00



County of Adams  
Vendor Payment Report

<u>2011</u>	<u>SHF- Admin Services Division</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	206.30
	PCard JE	00001	957737	343725	07/23/19	150.00
					Account Total	4,571.57
					Department Total	23,639.47

**County of Adams**  
**Vendor Payment Report**

<u>2015</u>	<u>SHF- Civil Section</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	205.61
	PCard JE	00001	957737	343725	07/23/19	560.46
	PCard JE	00001	957737	343725	07/23/19	174.61
	PCard JE	00001	957737	343725	07/23/19	40.05
					Account Total	980.73
	Sheriff's Fees					
	ABC LEGAL SERVICES	00001	956930	342946	07/24/19	19.00
	ANGCOS ROBERT	00001	956925	342946	07/24/19	19.00
	ANSTINE JULIE ANN	00001	956962	342946	07/24/19	19.00
	BALL FRANK J	00001	957667	343690	07/31/19	19.00
	BARRIENTOS ALBERT RAMON	00001	956918	342946	07/24/19	19.00
	BC SERVICES INC	00001	957666	343690	07/31/19	19.00
	CORDOVA PAUL RICHARD	00001	956915	342946	07/24/19	19.00
	CREDIT SERVICE COMPANY	00001	957673	343690	07/31/19	19.00
	DEPARTMENT OF HUMAN SERVICES	00001	956929	342946	07/24/19	19.00
	EZ MESSENGER	00001	956927	342946	07/24/19	19.00
	EZ MESSENGER	00001	956928	342946	07/24/19	19.00
	FARMER KELLY	00001	956912	342946	07/24/19	19.00
	FRANKLIN JUSTIN	00001	957660	343690	07/31/19	19.00
	GIRO AUTO SALES	00001	956914	342946	07/24/19	19.00
	GIRSCH AND ROTTMAN PC	00001	956917	342946	07/24/19	19.00
	HALLIDAY WATKINS AND MANN	00001	956936	342946	07/24/19	75.00
	HOLST AND BOETTCHER	00001	957674	343690	07/31/19	19.00
	KANE DANIEL DAVID	00001	956920	342946	07/24/19	66.00
	LEIGH DOUGLAS	00001	956922	342946	07/24/19	19.00
	MAPLES ROBERT	00001	957661	343690	07/31/19	19.00
	MCCANN DAVIS	00001	957665	343690	07/31/19	66.00
	MCCULLEY BUNNING KAYLA K	00001	956952	342946	07/24/19	19.00
	MEDINA ANGELICA CHARMAINE	00001	956913	342946	07/24/19	19.00
	MITZE KATHRYN LOUISE	00001	957664	343690	07/31/19	19.00
	MOORE LAW GROUP APC	00001	956932	342946	07/24/19	19.00
	MOORE LAW GROUP APC	00001	956933	342946	07/24/19	19.00
	MUNOZ-SIMINTAL MARIA FELIX	00001	957659	343690	07/31/19	19.00
	NEWMAN MATHIS BRADY AND SPEDAL	00001	957663	343690	07/31/19	19.00

## Vendor Payment Report

<u>2015</u>	<u>SHF- Civil Section</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	NEXT LEVEL PROPERTY MANAGEMENT	00001	957670	343690	07/31/19	66.00
	OLD DOMINION MANAGEMENT	00001	957671	343690	07/31/19	66.00
	OLD DOMINION MANAGEMENT	00001	957672	343690	07/31/19	66.00
	ORME TRAVIS KURT	00001	956921	342946	07/24/19	66.00
	ORTIZ ALEANDRIA JANAE	00001	956964	342946	07/24/19	19.00
	POLLINS MAIYSHA LASHONDA	00001	957662	343690	07/31/19	19.00
	QUIJADA JOSE OSMI	00001	957658	343690	07/31/19	19.00
	SHUPE CARISSA J	00001	957657	343690	07/31/19	19.00
	SIMON BROTHERS ROOFING & RESTO	00001	956926	342946	07/24/19	19.00
	STENGER AND STENGER	00001	956934	342946	07/24/19	19.00
	STENGER AND STENGER	00001	956963	342946	07/24/19	19.00
	TOP HAT FILE AND SERVE	00001	957675	343690	07/31/19	19.00
	TUELLER AND GIBBS	00001	956916	342946	07/24/19	19.00
	UNDERWOOD MORGEN DEAN	00001	956919	342946	07/24/19	19.00
	VINCI LAW OFFICE	00001	957668	343690	07/31/19	6.00
	VINCI LAW OFFICE	00001	957669	343690	07/31/19	19.00
	WALKER JEANNE KAYE	00001	956924	342946	07/24/19	66.00
Account Total						1,227.00
Department Total						2,207.73

**County of Adams**  
**Vendor Payment Report**

<u>2075</u>	<u>SHF- Commissary Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Books					
	PCard JE	00001	957737	343725	07/23/19	8.95
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	684.00
					Account Total	702.95
	Licenses and Fees					
	PCard JE	00001	957737	343725	07/23/19	96.99
					Account Total	96.99
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	30.58
	PCard JE	00001	957737	343725	07/23/19	17.88
	PCard JE	00001	957737	343725	07/23/19	36.19
	PCard JE	00001	957737	343725	07/23/19	3.00
	PCard JE	00001	957737	343725	07/23/19	873.03
	PCard JE	00001	957737	343725	07/23/19	66.99
	PCard JE	00001	957737	343725	07/23/19	840.00
					Account Total	1,867.67
					Department Total	2,667.61

**County of Adams**  
**Vendor Payment Report**

<u>2016</u>	<u>SHF- Detective Division</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	409.77
	PCard JE	00001	957737	343725	07/23/19	600.00
					Account Total	1,009.77
	Equipment Rental					
	PCard JE	00001	957737	343725	07/23/19	411.56
					Account Total	411.56
	Medical Services					
	CENTURA HEALTH	00001	957610	343619	07/31/19	4,200.00
					Account Total	4,200.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	8.20
	PCard JE	00001	957737	343725	07/23/19	6.42
	PCard JE	00001	957737	343725	07/23/19	49.92
	PCard JE	00001	957737	343725	07/23/19	11.81
	PCard JE	00001	957737	343725	07/23/19	101.64
	PCard JE	00001	957737	343725	07/23/19	38.88
	PCard JE	00001	957737	343725	07/23/19	348.40
	PCard JE	00001	957737	343725	07/23/19	448.53
	PCard JE	00001	957737	343725	07/23/19	51.88
	PCard JE	00001	957737	343725	07/23/19	18.10
	PCard JE	00001	957737	343725	07/23/19	104.98
	PCard JE	00001	957737	343725	07/23/19	168.35
	PCard JE	00001	957737	343725	07/23/19	248.95
					Account Total	1,606.06
	Other Professional Serv					
	PCard JE	00001	957737	343725	07/23/19	325.90
					Account Total	325.90
	Printing External					
	PCard JE	00001	957737	343725	07/23/19	139.94
					Account Total	139.94
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	383.60
	PCard JE	00001	957737	343725	07/23/19	2,049.14

Vendor Payment Report

<u>2016</u>	<u>SHF- Detective Division</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	670.00
					Account Total	3,102.74
					Department Total	10,795.97

**County of Adams**  
**Vendor Payment Report**

<u>2071</u>	<u>SHF- Detention Facility</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Car Washes					
	PCard JE	00001	957737	343725	07/23/19	4.00
	PCard JE	00001	957737	343725	07/23/19	12.00
	PCard JE	00001	957737	343725	07/23/19	4.00
	PCard JE	00001	957737	343725	07/23/19	4.00
	PCard JE	00001	957737	343725	07/23/19	4.00
	PCard JE	00001	957737	343725	07/23/19	4.00
	PCard JE	00001	957737	343725	07/23/19	4.00
	PCard JE	00001	957737	343725	07/23/19	4.00
	PCard JE	00001	957737	343725	07/23/19	4.00
					Account Total	48.00
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	169.00
					Account Total	169.00
	Medical Services					
	CENTURA HEALTH	00001	957610	343619	07/31/19	600.00
	PCard JE	00001	957737	343725	07/23/19	21.43
	PCard JE	00001	957737	343725	07/23/19	15.00
					Account Total	636.43
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	119.00
	PCard JE	00001	957737	343725	07/23/19	3,098.00
					Account Total	3,217.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	120.00
	PCard JE	00001	957737	343725	07/23/19	10.00
	PCard JE	00001	957737	343725	07/23/19	1,518.27
	PCard JE	00001	957737	343725	07/23/19	95.55
	PCard JE	00001	957737	343725	07/23/19	1,678.10
	PCard JE	00001	957737	343725	07/23/19	185.00
	PCard JE	00001	957737	343725	07/23/19	133.28
	PCard JE	00001	957737	343725	07/23/19	101.24
	PCard JE	00001	957737	343725	07/23/19	17.50

**County of Adams**  
**Vendor Payment Report**

<u>2071</u>	<u>SHF- Detention Facility</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	96.90
	PCard JE	00001	957737	343725	07/23/19	101.24
	PCard JE	00001	957737	343725	07/23/19	58.07
	PCard JE	00001	957737	343725	07/23/19	62.01
	PCard JE	00001	957737	343725	07/23/19	784.58
	PCard JE	00001	957737	343725	07/23/19	29.00
	PCard JE	00001	957737	343725	07/23/19	119.34
	PCard JE	00001	957737	343725	07/23/19	239.72
	PCard JE	00001	957737	343725	07/23/19	21.95
	PCard JE	00001	957737	343725	07/23/19	17.47
	PCard JE	00001	957737	343725	07/23/19	21.35
	PCard JE	00001	957737	343725	07/23/19	43.59
	PCard JE	00001	957737	343725	07/23/19	53.98
	PCard JE	00001	957737	343725	07/23/19	21.95
	PCard JE	00001	957737	343725	07/23/19	50.00
	PCard JE	00001	957737	343725	07/23/19	1,631.76
	PCard JE	00001	957737	343725	07/23/19	378.87
	PCard JE	00001	957737	343725	07/23/19	594.95
	PCard JE	00001	957737	343725	07/23/19	107.44
	SUMMIT FOOD SERVICE LLC	00001	957608	343619	07/31/19	258.77
					Account Total	8,551.88
	Other Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	255.00
					Account Total	255.00
	Printing External					
	PCard JE	00001	957737	343725	07/23/19	2,319.56
	PCard JE	00001	957737	343725	07/23/19	119.94
	PCard JE	00001	957737	343725	07/23/19	1,975.00
					Account Total	4,414.50
	Repair & Maint Supplies					
	PCard JE	00001	957737	343725	07/23/19	69.16
	PCard JE	00001	957737	343725	07/23/19	35.70
	PCard JE	00001	957737	343725	07/23/19	241.18
	PCard JE	00001	957737	343725	07/23/19	239.38
	PCard JE	00001	957737	343725	07/23/19	211.08



**County of Adams**  
**Vendor Payment Report**

<u>2071</u>	<u>SHF- Detention Facility</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	1,221.20
	PCard JE	00001	957737	343725	07/23/19	155.78
	PCard JE	00001	957737	343725	07/23/19	138.32
	PCard JE	00001	957737	343725	07/23/19	143.88
	PCard JE	00001	957737	343725	07/23/19	1,871.59
	PCard JE	00001	957737	343725	07/23/19	131.92
	PCard JE	00001	957737	343725	07/23/19	305.30
	PCard JE	00001	957737	343725	07/23/19	103.98
	PCard JE	00001	957737	343725	07/23/19	150.96
	PCard JE	00001	957737	343725	07/23/19	45.08
	PCard JE	00001	957737	343725	07/23/19	3,563.20
	PCard JE	00001	957737	343725	07/23/19	2,181.60
	PCard JE	00001	957737	343725	07/23/19	3,940.80
	PCard JE	00001	957737	343725	07/23/19	423.39
	PCard JE	00001	957737	343725	07/23/19	77.50
	PCard JE	00001	957737	343725	07/23/19	244.09
	PCard JE	00001	957737	343725	07/23/19	1,846.82
					Account Total	17,341.91
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	44.36
	PCard JE	00001	957737	343725	07/23/19	48.23
					Account Total	92.59
	Uniforms & Cleaning					
	PCard JE	00001	957737	343725	07/23/19	137.96
	PCard JE	00001	957737	343725	07/23/19	311.51
	PCard JE	00001	957737	343725	07/23/19	25.46
	PCard JE	00001	957737	343725	07/23/19	137.96-
					Account Total	336.97
					Department Total	35,063.28

**County of Adams**  
**Vendor Payment Report**

<u>2072</u>	<u>SHF- Justice Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	74.00
					Account Total	74.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	10.00
					Account Total	10.00
	Other Professional Serv					
	PCard JE	00001	957737	343725	07/23/19	940.00
					Account Total	940.00
					Department Total	1,024.00

**County of Adams**  
**Vendor Payment Report**

<u>2010</u>	<u>SHF- MIS Unit</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	2,489.50
					Account Total	2,489.50
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	26.98
	PCard JE	00001	957737	343725	07/23/19	224.00
	PCard JE	00001	957737	343725	07/23/19	83.18
	PCard JE	00001	957737	343725	07/23/19	1,844.00
	PCard JE	00001	957737	343725	07/23/19	154.00
	PCard JE	00001	957737	343725	07/23/19	79.12
					Account Total	2,411.28
					Department Total	4,900.78

**County of Adams**  
**Vendor Payment Report**

<u>2017</u>	<u>SHF- Patrol Division</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00001	957737	343725	07/23/19	66.20
	PCard JE	00001	957737	343725	07/23/19	17.82
	PCard JE	00001	957737	343725	07/23/19	44.94
	PCard JE	00001	957737	343725	07/23/19	22.00
					Account Total	150.96
	Fuel, Gas & Oil					
	PCard JE	00001	957737	343725	07/23/19	43.70
					Account Total	43.70
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	470.86
	PCard JE	00001	957737	343725	07/23/19	2,389.00
	PCard JE	00001	957737	343725	07/23/19	2,380.00
					Account Total	5,239.86
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	78.65
	PCard JE	00001	957737	343725	07/23/19	295.73
	PCard JE	00001	957737	343725	07/23/19	159.80
	PCard JE	00001	957737	343725	07/23/19	28.97
	PCard JE	00001	957737	343725	07/23/19	192.55
	PCard JE	00001	957737	343725	07/23/19	159.80-
	PCard JE	00001	957737	343725	07/23/19	52.99
	PCard JE	00001	957737	343725	07/23/19	37.97
	PCard JE	00001	957737	343725	07/23/19	16.21
	PCard JE	00001	957737	343725	07/23/19	195.00
	PCard JE	00001	957737	343725	07/23/19	31.20
	PCard JE	00001	957737	343725	07/23/19	25.35
	PCard JE	00001	957737	343725	07/23/19	47.97
	PCard JE	00001	957737	343725	07/23/19	346.78
	PCard JE	00001	957737	343725	07/23/19	1,980.00
	PCard JE	00001	957737	343725	07/23/19	117.04
	PCard JE	00001	957737	343725	07/23/19	716.75
	PCard JE	00001	957737	343725	07/23/19	266.86
	PCard JE	00001	957737	343725	07/23/19	215.53
	PCard JE	00001	957737	343725	07/23/19	10.00

**County of Adams**  
**Vendor Payment Report**

<u>2017</u>	<u>SHF- Patrol Division</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	PCard JE	00001	957737	343725	07/23/19	39.96
	PCard JE	00001	957737	343725	07/23/19	60.87
	PCard JE	00001	957737	343725	07/23/19	1,120.00
	PCard JE	00001	957737	343725	07/23/19	93.85
	PCard JE	00001	957737	343725	07/23/19	12.98
	PCard JE	00001	957737	343725	07/23/19	48.92
	PCard JE	00001	957737	343725	07/23/19	650.00
					Account Total	6,682.13
	Other Communications					
	PCard JE	00001	957737	343725	07/23/19	1.06
	PCard JE	00001	957737	343725	07/23/19	103.81
					Account Total	104.87
	Special Events					
	PCard JE	00001	957737	343725	07/23/19	154.14
					Account Total	154.14
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	425.00-
	PCard JE	00001	957737	343725	07/23/19	63.00-
	PCard JE	00001	957737	343725	07/23/19	63.00
	PCard JE	00001	957737	343725	07/23/19	63.00-
					Account Total	488.00-
	Uniforms & Cleaning					
	PCard JE	00001	957737	343725	07/23/19	13.98
					Account Total	13.98
					Department Total	11,901.64

**County of Adams**  
**Vendor Payment Report**

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<u>2018</u>	<u>SHF- Records/Warrants Section</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Extraditions					
	PCard JE	00001	957737	343725	07/23/19	444.54
	PCard JE	00001	957737	343725	07/23/19	1,340.30
	PCard JE	00001	957737	343725	07/23/19	1,340.30
	PCard JE	00001	957737	343725	07/23/19	959.00
					Account Total	4,084.14
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	154.32
	PCard JE	00001	957737	343725	07/23/19	790.00
	PCard JE	00001	957737	343725	07/23/19	169.42
	PCard JE	00001	957737	343725	07/23/19	12.99
	PCard JE	00001	957737	343725	07/23/19	5.08
	PCard JE	00001	957737	343725	07/23/19	39.28
	PCard JE	00001	957737	343725	07/23/19	12.21
	PCard JE	00001	957737	343725	07/23/19	1,948.67
					Account Total	3,131.97
	Other Professional Serv					
	PCard JE	00001	957737	343725	07/23/19	51.35
					Account Total	51.35
					Department Total	7,267.46

**County of Adams**  
**Vendor Payment Report**

<u>2005</u>	<u>SHF- TAC Section</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	350.00-
	PCard JE	00001	957737	343725	07/23/19	350.00-
					Account Total	700.00-
	Minor Equipment					
	PCard JE	00001	957737	343725	07/23/19	491.28
					Account Total	491.28
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	300.95
	PCard JE	00001	957737	343725	07/23/19	135.08
	PCard JE	00001	957737	343725	07/23/19	17.99
	PCard JE	00001	957737	343725	07/23/19	119.99
	PCard JE	00001	957737	343725	07/23/19	45.58
	PCard JE	00001	957737	343725	07/23/19	169.99
	PCard JE	00001	957737	343725	07/23/19	164.94
	PCard JE	00001	957737	343725	07/23/19	109.69
					Account Total	1,064.21
	Other Repair & Maint					
	PCard JE	00001	957737	343725	07/23/19	565.00
					Account Total	565.00
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	269.85
	PCard JE	00001	957737	343725	07/23/19	269.85
	PCard JE	00001	957737	343725	07/23/19	269.85
					Account Total	809.55
					Department Total	2,230.04

County of Adams  
Vendor Payment Report

<u>2024</u>	<u>SHF- Volunteer Program</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	1,925.00
	PCard JE	00001	957737	343725	07/23/19	1,925.00
					Account Total	3,850.00
					Department Total	3,850.00



**County of Adams**  
**Vendor Payment Report**

<u>3011</u>	<u>Transportation Administration</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Business Meetings					
	PCard JE	00013	957737	343725	07/23/19	43.25
	PCard JE	00013	957737	343725	07/23/19	179.28
					Account Total	222.53
	Education & Training					
	PCard JE	00013	957737	343725	07/23/19	388.50
					Account Total	388.50
	Equipment Rental					
	PCard JE	00013	957737	343725	07/23/19	170.33
	PCard JE	00013	957737	343725	07/23/19	406.06
					Account Total	576.39
	Office Equip Rep & Maint					
	PCard JE	00013	957737	343725	07/23/19	499.00
					Account Total	499.00
	Operating Supplies					
	PCard JE	00013	957737	343725	07/23/19	56.16
	PCard JE	00013	957737	343725	07/23/19	52.99
	PCard JE	00013	957737	343725	07/23/19	179.28
					Account Total	288.43
	Special Events					
	PCard JE	00013	957737	343725	07/23/19	69.98
					Account Total	69.98
					Department Total	2,044.83

County of Adams  
Vendor Payment Report

<u>3052</u>	<u>Transportation Constr &amp; Inspec</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Books					
	PCard JE	00013	957737	343725	07/23/19	47.20
					Account Total	47.20
	Minor Equipment					
	PCard JE	00013	957737	343725	07/23/19	465.00
					Account Total	465.00
					Department Total	512.20

County of Adams  
Vendor Payment Report

<u>3056</u>	<u>Transportation CIP</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Land					
	ALDERMAN BERNSTEIN	00013	957743	343788	08/02/19	280.00
	ALDERMAN BERNSTEIN	00013	957740	343788	08/02/19	2,695.00
					Account Total	2,975.00
					Department Total	2,975.00

**County of Adams**  
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<u>3061</u>	<u>Transportation Engineering</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Education & Training					
	PCard JE	00001	957737	343725	07/23/19	1,365.00
					Account Total	1,365.00
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	31.22
					Account Total	31.22
	Travel & Transportation					
	PCard JE	00001	957737	343725	07/23/19	10.50
	PCard JE	00001	957737	343725	07/23/19	6.00
					Account Total	16.50
					Department Total	1,412.72

**County of Adams**  
**Vendor Payment Report**

<u>3031</u>	<u>Transportation Opers &amp; Maint</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Car Washes					
	PCard JE	00013	957737	343725	07/23/19	299.99
					Account Total	299.99
	Community Events					
	PCard JE	00013	957737	343725	07/23/19	21.75
	PCard JE	00013	957737	343725	07/23/19	107.38
					Account Total	129.13
	Culverts					
	PCard JE	00013	957737	343725	07/23/19	614.54
	PCard JE	00013	957737	343725	07/23/19	100.62
	PCard JE	00013	957737	343725	07/23/19	4,136.40
					Account Total	4,851.56
	Education & Training					
	PCard JE	00013	957737	343725	07/23/19	1,080.00
	PCard JE	00013	957737	343725	07/23/19	1,080.00
	PCard JE	00013	957737	343725	07/23/19	1,080.00
					Account Total	3,240.00
	Equipment Rental					
	PCard JE	00013	957737	343725	07/23/19	227.01
	PCard JE	00013	957737	343725	07/23/19	170.33
					Account Total	397.34
	Erosion Control					
	PCard JE	00013	957737	343725	07/23/19	518.80
					Account Total	518.80
	Gravel & Recycled Material					
	ALBERT FREI & SONS INC	00013	957931	344321	08/08/19	.01
	ALBERT FREI & SONS INC	00013	957932	344321	08/08/19	.02
	ALBERT FREI & SONS INC	00013	957936	344321	08/08/19	.02
	ALBERT FREI & SONS INC	00013	957939	344321	08/08/19	.02
	PCard JE	00013	957737	343725	07/23/19	3,521.60
					Account Total	3,521.67
	Ice Control Material					
	CENTRAL SALT LLC	00013	957957	344321	08/08/19	.02

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<u>3031</u>	<u>Transportation Opers &amp; Maint</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	ENVIROTECH SERVICES INC	00013	957965	344321	08/08/19	.02
	SALTWORX INC	00013	958014	344321	08/08/19	1.04
					Account Total	1.08
	Operating Supplies					
	PCard JE	00013	957737	343725	07/23/19	38.49
	PCard JE	00013	957737	343725	07/23/19	152.81
	PCard JE	00013	957737	343725	07/23/19	38.83
	PCard JE	00013	957737	343725	07/23/19	7.95
	PCard JE	00013	957737	343725	07/23/19	45.40
					Account Total	283.48
	Other Communications					
	PCard JE	00013	957737	343725	07/23/19	270.85
	PCard JE	00013	957737	343725	07/23/19	43.55
					Account Total	314.40
	Pothole Asphalt					
	PCard JE	00013	957737	343725	07/23/19	134.20
	PCard JE	00013	957737	343725	07/23/19	137.28
	PCard JE	00013	957737	343725	07/23/19	89.32
	PCard JE	00013	957737	343725	07/23/19	136.84
	PCard JE	00013	957737	343725	07/23/19	134.20
	PCard JE	00013	957737	343725	07/23/19	136.84
	PCard JE	00013	957737	343725	07/23/19	133.32
	PCard JE	00013	957737	343725	07/23/19	133.32
					Account Total	1,035.32
	Repair & Maint Supplies					
	PCard JE	00013	957737	343725	07/23/19	13.99
	PCard JE	00013	957737	343725	07/23/19	752.68
	PCard JE	00013	957737	343725	07/23/19	1,804.80
	PCard JE	00013	957737	343725	07/23/19	5.96
	PCard JE	00013	957737	343725	07/23/19	106.34
	PCard JE	00013	957737	343725	07/23/19	91.00
	PCard JE	00013	957737	343725	07/23/19	27.50
	PCard JE	00013	957737	343725	07/23/19	357.14
	PCard JE	00013	957737	343725	07/23/19	356.50
					Account Total	3,515.91

**County of Adams**  
**Vendor Payment Report**

<u>3031</u>	<u>Transportation Opers &amp; Maint</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Special Events					
	PCard JE	00013	957737	343725	07/23/19	125.91
					Account Total	125.91
	Uniforms & Cleaning					
	PCard JE	00013	957737	343725	07/23/19	45.50
					Account Total	45.50
	Water/Sewer/Sanitation					
	PCard JE	00013	957737	343725	07/23/19	241.07
					Account Total	241.07
					Department Total	18,521.16

County of Adams  
Vendor Payment Report

<u>3070I8504210</u>	<u>TANF Admin</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Equipment Rental					
	PCard JE	00015	957737	343725	07/23/19	227.01
	PCard JE	00015	957737	343725	07/23/19	406.06
					Account Total	633.07
	Other Communications					
	PCard JE	00015	957737	343725	07/23/19	28.25
					Account Total	28.25
					Department Total	661.32



**County of Adams**  
**Vendor Payment Report**

<u>3070I8574195</u>	<u>TANF NON MON SVCS - EDUCATION</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	County Client/Provider					
	PCard JE	00015	957737	343725	07/23/19	3,000.00
	PCard JE	00015	957737	343725	07/23/19	1,335.00
	PCard JE	00015	957737	343725	07/23/19	1,889.00
	PCard JE	00015	957737	343725	07/23/19	108.93
	PCard JE	00015	957737	343725	07/23/19	3,000.00
					Account Total	9,332.93
	Operating Supplies					
	PCard JE	00015	957737	343725	07/23/19	18.38
					Account Total	18.38
					Department Total	9,351.31

County of Adams  
Vendor Payment Report

<u>3070I8694195</u>	<u>TANF NON MON SVCS - TRANSPORT</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Supp Svcs-Gas Vchr/Bus Tkns					
	PCard JE	00015	957737	343725	07/23/19	1,048.80
	PCard JE	00015	957737	343725	07/23/19	3,880.00
	PCard JE	00015	957737	343725	07/23/19	2,300.00
					Account Total	7,228.80
					Department Total	7,228.80

County of Adams  
Vendor Payment Report

<u>3070I8694196</u>	<u>TANF NON MON SVCS -TRANSPORT</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	County Client/Provider					
	PCard JE	00015	957737	343725	07/23/19	205.00
	PCard JE	00015	957737	343725	07/23/19	140.00
	PCard JE	00015	957737	343725	07/23/19	345.00
					Account Total	690.00
					Department Total	690.00

County of Adams  
Vendor Payment Report

<u>3070I8614196</u>	<u>TANF NON-RECURRENT SHT TRM BEN</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	County Client/Provider					
	PCard JE	00015	957737	343725	07/23/19	139.19
					Account Total	139.19
					Department Total	139.19

County of Adams  
Vendor Payment Report

<u>9291</u>	<u>Veterans Service Office</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00001	957737	343725	07/23/19	202.67
					Account Total	202.67
					Department Total	202.67

County of Adams  
Vendor Payment Report

<u>25</u>	<u>Waste Management Fund</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	CDPHE	00025	957956	344321	08/08/19	2,287.50
	QUANTUM WATER CONSULTING	00025	958006	344321	08/08/19	6,720.00
	VEOLIA ES	00025	958022	344321	08/08/19	60.00
	VEOLIA ES	00025	958023	344321	08/08/19	440.00
					Account Total	9,507.50
					Department Total	9,507.50

**County of Adams**  
**Vendor Payment Report**

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<u>4316</u>	<u>Wastewater Treatment Plant</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Airport Materials & Supplies					
	UNIVAR USA INC	00043	957237	343326	07/29/19	212.16
					Account Total	212.16
	Equipment Maint & Repair					
	PCard JE	00043	957737	343725	07/23/19	409.26
					Account Total	409.26
	Gas & Electricity					
	XCEL ENERGY	00043	957585	343605	07/31/19	1,133.17
					Account Total	1,133.17
	Laboratory Analysis					
	COLO ANALYTICAL LABORATORY	00043	957233	343326	07/29/19	212.00
					Account Total	212.00
	Telephone					
	CENTURYLINK	00043	957234	343326	07/29/19	51.25
					Account Total	51.25
	Water/Sewer/Sanitation					
	AURORA WATER	00043	957232	343326	07/29/19	6,879.52
					Account Total	6,879.52
					Department Total	8,897.36

County of Adams  
Vendor Payment Report

<u>35</u>	<u>Workforce &amp; Business Center</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Received not Vouchered Clrg					
	ELEMENTS	00035	957966	344321	08/08/19	150.00
					Account Total	150.00
					Department Total	150.00



County of Adams  
Vendor Payment Report

<u>99600</u>	<u>WBC Admin Pool</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00035	957737	343725	07/23/19	5.26
					Account Total	5.26
	Travel & Transportation					
	PCard JE	00035	957737	343725	07/23/19	20.00
	PCard JE	00035	957737	343725	07/23/19	20.00
	PCard JE	00035	957737	343725	07/23/19	20.00
					Account Total	60.00
					Department Total	65.26

County of Adams  
Vendor Payment Report

<u>97200</u>	<u>WIOA ADULT PROGRAM</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Clnt Trng-Testing					
	PCard JE	00035	957737	343725	07/23/19	85.00
					Account Total	85.00
	Clnt Trng-Training Supplies					
	PCard JE	00035	957737	343725	07/23/19	297.70
	PCard JE	00035	957737	343725	07/23/19	300.00
					Account Total	597.70
					Department Total	682.70

County of Adams  
Vendor Payment Report

<u>97700</u>	<u>WIOA DLW PROGRAM</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Clnt Trng-Tuition					
	PCard JE	00035	957737	343725	07/23/19	5,500.00
	PCard JE	00035	957737	343725	07/23/19	2,895.00
					Account Total	8,395.00
					Department Total	8,395.00

**County of Adams**  
**Vendor Payment Report**

<u>97500</u>	<u>WIOA YOUTH OLDER</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Clnt Trng-Books					
	PCard JE	00035	957737	343725	07/23/19	29.99
	PCard JE	00035	957737	343725	07/23/19	22.99
	PCard JE	00035	957737	343725	07/23/19	48.98
	PCard JE	00035	957737	343725	07/23/19	48.98
	PCard JE	00035	957737	343725	07/23/19	48.98
	PCard JE	00035	957737	343725	07/23/19	48.98
	PCard JE	00035	957737	343725	07/23/19	48.98
	PCard JE	00035	957737	343725	07/23/19	29.99
					Account Total	327.87
	Clnt Trng-GED/ESL					
	PCard JE	00035	957737	343725	07/23/19	37.50
	PCard JE	00035	957737	343725	07/23/19	37.50
	PCard JE	00035	957737	343725	07/23/19	37.50
	PCard JE	00035	957737	343725	07/23/19	99.00
	PCard JE	00035	957737	343725	07/23/19	99.00
	PCard JE	00035	957737	343725	07/23/19	37.50
	PCard JE	00035	957737	343725	07/23/19	37.50
	PCard JE	00035	957737	343725	07/23/19	37.50
					Account Total	460.50
	Clnt Trng-Tuition					
	PCard JE	00035	957737	343725	07/23/19	3,295.00
	PCard JE	00035	957737	343725	07/23/19	1,395.00
					Account Total	4,690.00
	Supp Svcs-Bus/Lite Rail Passes					
	PCard JE	00035	957737	343725	07/23/19	114.00
	PCard JE	00035	957737	343725	07/23/19	114.00
	PCard JE	00035	957737	343725	07/23/19	114.00
					Account Total	342.00
	Supp Svcs-Incentives					
	ARELLANO PATRICIA R	00035	957565	343592	07/31/19	40.00
	MATTHEWS CHRISTOPHER	00035	957566	343592	07/31/19	80.00
	RAND DEREK	00035	957567	343592	07/31/19	40.00

**County of Adams**  
**Vendor Payment Report**

<u>97500</u>	<u>WIOA YOUTH OLDER</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
					Account Total	160.00
	Supp Svcs-Medical Services					
	PCard JE	00035	957737	343725	07/23/19	25.95
					Account Total	25.95
	Supp Svcs-Uniforms/Tools					
	PCard JE	00035	957737	343725	07/23/19	56.72
					Account Total	56.72
	Testing/Licensing Employment					
	PCard JE	00035	957737	343725	07/23/19	37.50
	PCard JE	00035	957737	343725	07/23/19	37.50
	PCard JE	00035	957737	343725	07/23/19	37.50
	PCard JE	00035	957737	343725	07/23/19	37.50
	PCard JE	00035	957737	343725	07/23/19	37.50
					Account Total	187.50
					Department Total	6,250.54

County of Adams  
Vendor Payment Report

97400	WIOA YOUTH YOUNGER	Fund	Voucher	Batch No	GL Date	Amount
	Supp Svcs-Incentives					
	DAVILA JACOB A	00035	957587	343592	07/31/19	50.00
					Account Total	50.00
	Testing/Licensing Employment					
	PCard JE	00035	957737	343725	07/23/19	85.00
					Account Total	85.00
					Department Total	135.00

County of Adams  
Vendor Payment Report

<u>99807</u>	<u>Youth Shared Prgrm Direct Cost</u>	<u>Fund</u>	<u>Voucher</u>	<u>Batch No</u>	<u>GL Date</u>	<u>Amount</u>
	Operating Supplies					
	PCard JE	00035	957737	343725	07/23/19	273.10
					Account Total	273.10
					Department Total	273.10

County of Adams  
Vendor Payment Report

Grand Total      3,032,619.23





## **Board of County Commissioners Minutes of Commissioners' Proceedings**

**Eva J. Henry - District #1  
Charles "Chaz" Tedesco - District #2  
Emma Pinter - District #3  
Steve O'Dorisio - District #4  
Mary Hodge - District #5**

**Tuesday  
August 13, 2019  
9:30 AM**

### **1. ROLL CALL**

**Present:** 5 - Commissioner Henry, Commissioner Tedesco, Commissioner Pinter, Commissioner O'Dorisio, and Commissioner Hodge

### **2. PLEDGE OF ALLEGIANCE**

### **3. MOTION TO APPROVE AGENDA**

**A motion was made by Commissioner Pinter, seconded by Commissioner Hodge, that this Agenda be approved. The motion carried by the following vote:**

**Aye:** 5 - Commissioner Henry, Commissioner Tedesco, Commissioner Pinter, Commissioner O'Dorisio, and Commissioner Hodge

### **4. AWARDS AND PRESENTATIONS**

### **5. PUBLIC COMMENT**

#### **A. Citizen Communication**

**A total of 30 minutes is allocated at this time for public comment and each speaker will be limited to 3 minutes. If there are additional requests from the public to address the Board, time will be allocated at the end of the meeting to complete public comment. The chair requests that there be no public comment on issues for which a prior public hearing has been held before this Board.**

#### **B. Elected Officials' Communication**

## **6. CONSENT CALENDAR**

**A motion was made by Commissioner Henry, seconded by Commissioner Pinter, that this Consent Calendar be approved. The motion carried by the following vote:**

**Aye:** 5 - Commissioner Henry, Commissioner Tedesco, Commissioner Pinter, Commissioner O'Dorisio, and Commissioner Hodge

- A.** List of Expenditures Under the Dates of July 29 - August 2, 2019
- B.** Minutes of the Commissioners' Proceedings from August 6, 2019
- C.** Resolution Approving Settlement Agreement and General Release between the Board of County Commissioners and Arising Hope and Angela McMahan (File approved by ELT)
- D.** Resolution Approving an Agreement between Adams County and the Farmer's Reservoir and Irrigation Company for an Easement (File approved by ELT)
- E.** Resolution Approving the Adams County Human Services Department Fiscal Year 2019-2020 100% and 80%-20% Funded Core Services Program Plan (File approved by ELT)
- F.** Resolution Setting the Service Plan Hearing Date for Berkley Shores Metropolitan District (PLN2019-00007) (File approved by ELT)

## **7. NEW BUSINESS**

### **A. COUNTY MANAGER**

- 1.** Resolution Approving the Agreement between Adams County and Stantec Consulting Services, Inc., for the Steele Street Extension: E. 86th Avenue to E. 88th Avenue Professional Engineering Design Services (File approved by ELT)

**A motion was made by Commissioner Henry, seconded by Commissioner Hodge, that this New Business be approved. The motion carried by the following vote:**

**Aye:** 5 - Commissioner Henry, Commissioner Tedesco, Commissioner Pinter, Commissioner O'Dorisio, and Commissioner Hodge

### **B. COUNTY ATTORNEY**

## **8. LAND USE HEARINGS**

## A. Cases to be Heard

1. PLT2018-00044 Ridgeview Estates  
(File approved by ELT)  
**A motion was made by Commissioner Hodge, seconded by Commissioner Tedesco, that this Land Use Hearing be approved. The motion carried by the following vote:**  
**Aye:** 5 - Commissioner Henry, Commissioner Tedesco, Commissioner Pinter, Commissioner O'Dorisio, and Commissioner Hodge
2. PRC2018-00021 Center Greenhouse Final Plat  
(File approved by ELT)  
**A motion was made by Commissioner Henry, seconded by Commissioner Pinter, that this Land Use Hearing be continued to August 20, 2019. The motion carried by the following vote:**  
**Aye:** 5 - Commissioner Henry, Commissioner Tedesco, Commissioner Pinter, Commissioner O'Dorisio, and Commissioner Hodge
3. RCU2019-00011 8290 Steele Street Rezone  
(File approved by ELT)  
**A motion was made by Commissioner Henry, seconded by Commissioner Pinter, that a Motion to Adjourn Executive Session Pursuant to C.R.S. 24-6-402(4)(b) for the Purpose of Receiving Legal Advice be approved. The motion carried by the following vote:**  
**Aye:** 5 - Commissioner Henry, Commissioner Tedesco, Commissioner Pinter, Commissioner O'Dorisio, and Commissioner Hodge  
**A motion was made by Commissioner Henry, seconded by Commissioner Pinter, that this Land Use Hearing be denied. The motion carried by the following vote:**  
**Aye:** 5 - Commissioner Henry, Commissioner Tedesco, Commissioner Pinter, Commissioner O'Dorisio, and Commissioner Hodge

## 9. ADJOURNMENT

**AND SUCH OTHER MATTERS OF PUBLIC BUSINESS WHICH MAY ARISE**



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Quitclaim Deed conveying property from Jorge Isaac Medina-Herrera to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Quitclaim Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Quitclaim Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Quitclaim Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING QUITCLAIM DEED CONVEYING PROPERTY FROM  
JORGE ISAAC MEDINA-HERRERA TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue ("Project"); and,

WHEREAS, this right-of-way parcel is from property at 21 Campo Street, located in the Southwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Jorge Isaac Medina-Herrera ("Parcel"); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Jorge Isaac Medina-Herrera has executed a Quitclaim Deed to dedicate the Parcel for road right-of-way purposes for Campo Street that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Quitclaim Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Quitclaim Deed from Jorge Isaac Medina-Herrera, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## QUITCLAIM DEED

THIS DEED, made this 26 day of 10, 2018, between **Jorge Isaac Medina-Herrera**, whose legal address is 992 South 4<sup>th</sup> Avenue, Apt. 100-269, Brighton, CO 80601, grantor, and **The County of Adams, State of Colorado**, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601.

**WITNESS**, that the grantor, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the said County of Adams and State of Colorado, described as follows:

Legal description as set forth is Exhibit "A" attached hereto and incorporated herein by this reference.

Also known by street and number as: **21 Campo Street**  
Dedicated for **Campo Street and Broadway Street**  
Assessor's schedule or parcel numbers: part of **0171934310026**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoove of the grantee, its successors and assigns forever, except 2017 taxes due in 2018 which grantor agrees to pay.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, the grantor has executed this deed on the date set forth above.

BY: \_\_\_\_\_

Jorge Isaac Medina-Herrera

STATE OF COLORADO )

) §

County of Adams )

The foregoing instrument was acknowledged before me this 26<sup>th</sup> day of October, 2018 by Jorge Isaac Medina-Herrera.

My commission expires: 07/29/2019

Witness my hand and official seal.

\_\_\_\_\_  
Notary Public

ANH D NGUYEN  
Notary Public  
State of Colorado  
Notary ID 20154029744  
My Commission Expires Jul 29, 2019

## **EXHIBIT "A"**

### **DEED FROM JORGE ISSAC MEDINA-HERRERA TO THE COUNTY OF ADAMS, STATE OF COLORADO**

#### Legal Description

Two (2) tracts of land being a portion of Lot 52 Block 6 of the WESTERN HILLS FILING NO. 1, a Subdivision recorded on October 7, 1954 in File No. 10 Map 82 Reception No. 430673 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

#### Tract A:

Beginning at the Northeasterly Corner of said Lot 35, thence South 00°02'17" East, along the Easterly line of said Lot 52, a distance of 8.50 feet;

Thence leaving said Easterly line, South 89°57'43" West, a distance of 5.00 feet to a point;

Thence North 0°02'17" West, a distance of 8.50 feet to a point on the Northerly line of said Lot 52;

Thence North 89°57'43" East, along the Northerly line of said Lot 52, a distance of 5.00 feet to the Point of Beginning.

Containing: 43 square feet, more or less.

#### Tract B:

Beginning at the Southeasterly Corner of said Lot 52, thence South 89°57'43" West, along the Southerly line of said Lot 52, a distance of 10.00 feet;

Thence leaving said Southerly line, North 44°57'43" East, a distance of 14.14 feet to the Easterly line of said Lot 52;

Thence South 0°02'17" East, along the Easterly line of said Lot 52, a distance of 10.00 feet to the Point of Beginning.



Containing: 50 square feet, more or less.

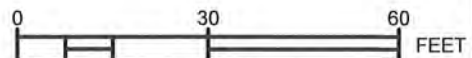
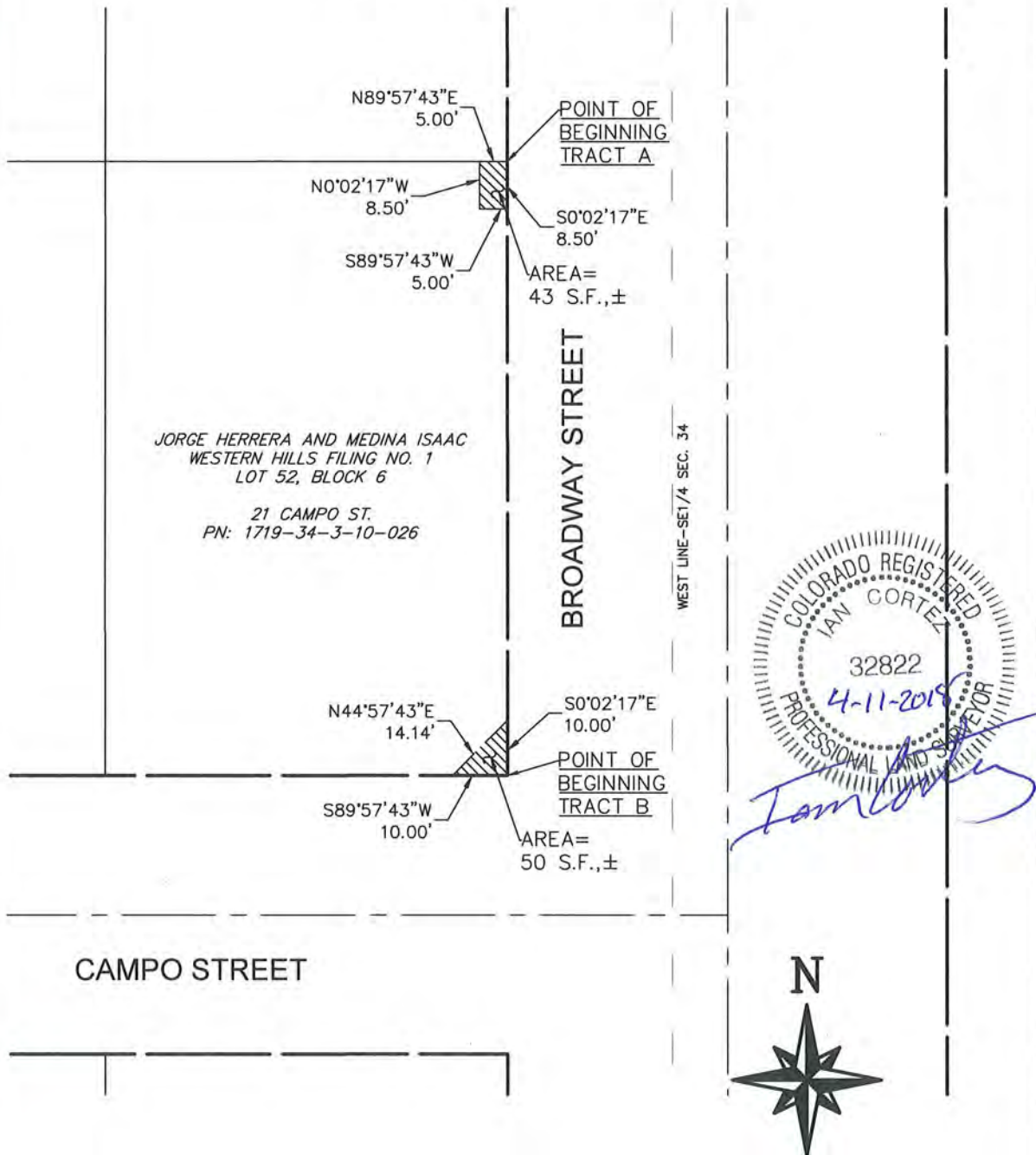
Legal description prepared by:

Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.



# EXHIBIT "B"



SCALE: 1" = 30'



**ADAMS COUNTY**  
COLORADO

THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

**Draft Resolution**

**BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO**

**RESOLUTION ACCEPTING QUITCLAIM DEED CONVEYING PROPERTY FROM  
JORGE ISAAC MEDINA-HERRERA TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY**

Resolution 2019-

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue ("Project"); and,

WHEREAS, this right-of-way parcel is from property at 21 Campo Street, located in the Southwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Jorge Isaac Medina-Herrera ("Parcel"); and

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and

WHEREAS, Jorge Isaac Medina-Herrera has executed a Quitclaim Deed to dedicate the parcel for road right-of-way purposes for Campo Street that complies with County standards and will benefit the citizens of Adams County; and

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Quitclaim Deed.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners, County of Adams, State of Colorado, that the attached Quitclaim Deed from Jorge Isaac Medina-Herrera, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Waldo H. Aguilar and Aurora T. Aguilar to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING WARRANTY DEED CONVEYING PROPERTY FROM  
WALDO H. AGUILAR AND AURORA T. AGUILAR TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue ("Project"); and,

WHEREAS, this right-of-way parcel is from property at 7669 Conifer Road, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Waldo H. Aguilar and Aurora T. Aguilar ("Parcel"); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Waldo H. Aguilar and Aurora T. Aguilar have executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Waldo H. Aguilar and Aurora T. Aguilar, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.



## WARRANTY DEED

THIS DEED, dated this 25<sup>th</sup> day of October 2018, between **Waldo H. Aguilar and Aurora T. Aguilar**, whose legal address is 7669 Conifer Road, Denver, Colorado 80221, of the County of Adams and State of Colorado, grantor(s), and **THE COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for: **Conifer Road**

Also known by street and number as: **7669 Conifer Road**

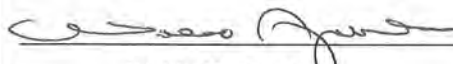
Assessor's schedule or parcel number: part of **0171934230016**

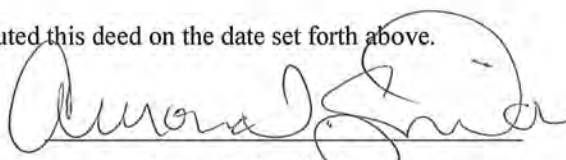
**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself, its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensealing and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2017 taxes due in 2018 which grantor agrees to pay.

The grantor(s) shall and will **WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.

  
Waldo H. Aguilar

  
Aurora T. Aguilar

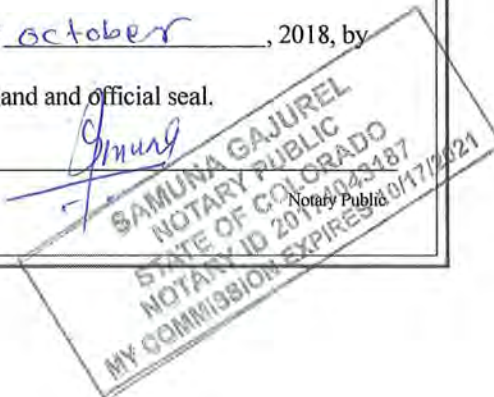
STATE OF COLORADO     )  
  ) §  
County of Colorado     )

The foregoing instrument was acknowledged before me this 25<sup>th</sup> day of October, 2018, by Waldo H. Aguilar and Aurora T. Aguilar.

My commission expires: 10/17/2021

Witness my hand and official seal.

Name and Address of Person Creating Newly Created Legal Description (§38-35-106.5, C.R.S.)



## EXHIBIT "A"

### DEED FROM WALDO AND AURORA AGUILAR TO THE COUNTY OF ADAMS, STATE OF COLORADO

#### Legal Description

A parcel of land being a portion of Lot 7, Block 8, of the SHERRELWOOD ESTATES FILING NO. 4, a Subdivision recorded on October 19, 1959 in File No. 10 Map 343 Reception No. 594561 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Northerly Corner of said Lot 7, thence South 49°52'15" East, along the Northeasterly line of said Lot 7, a distance of 10.00 feet;

Thence leaving said Northeasterly line, South 85°07'45" West, a distance of 14.14 feet to the Northwesterly line of said Lot 7;

Thence North 40°07'45" East, along the Northwesterly line of said Lot 7, a distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

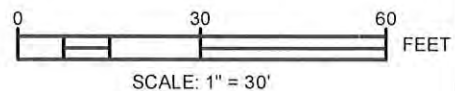
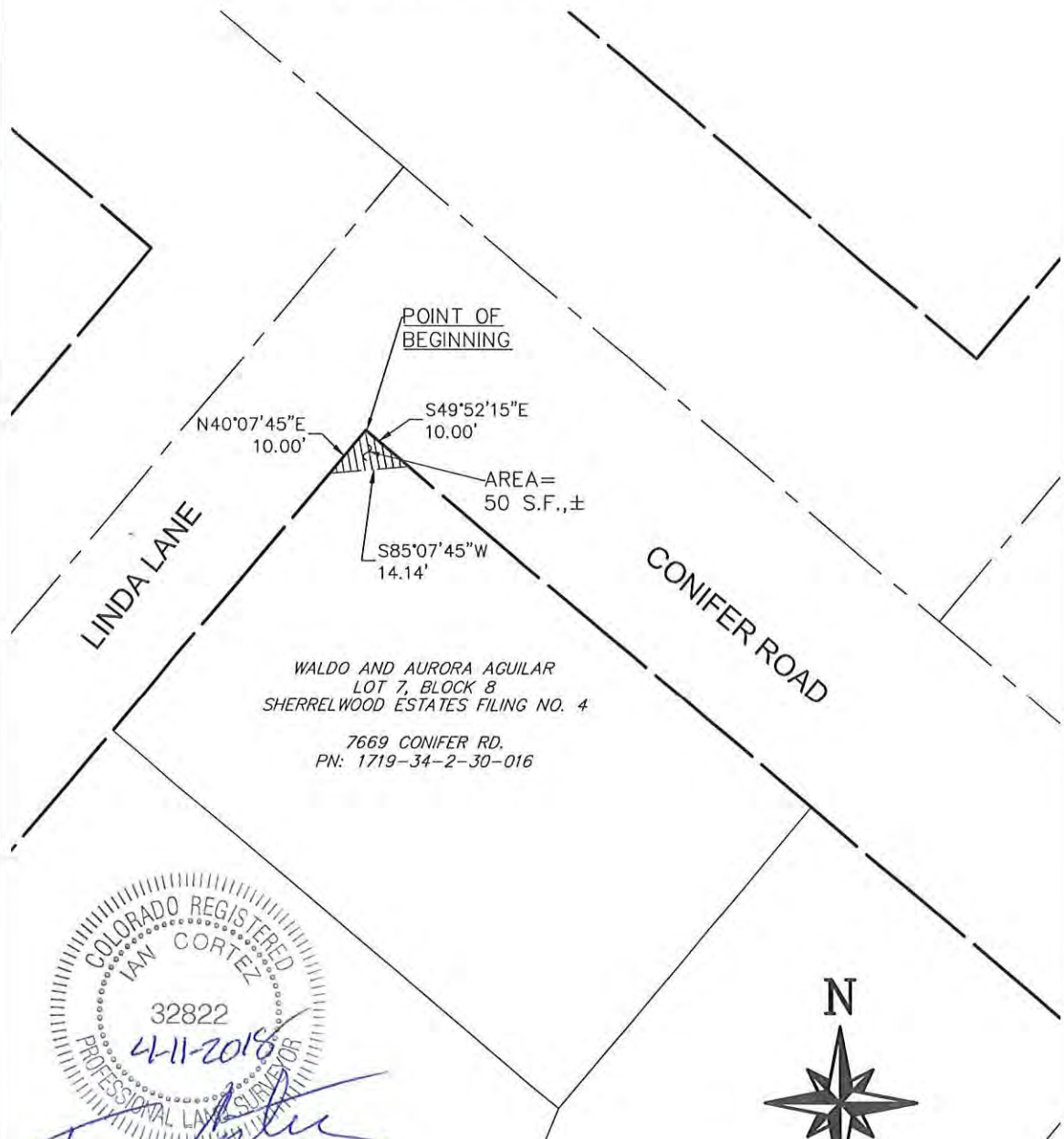
Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.





# EXHIBIT "B"



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A WARRANTY DEED FROM  
WALDO H. AGUILAR AND AURORA T. AGUILAR TO ADAMS COUNTY  
FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Warranty Deed from Waldo H. Aguilar and Aurora T. Aguilar for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Warranty Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Warranty Deed from Waldo H. Aguilar and Aurora T. Aguilar be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Aaron Herrera, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

Aaron Herrera  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Emily Minh Le to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING WARRANTY DEED CONVEYING PROPERTY FROM  
EMILY MINH LE TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue (“Project”); and,

WHEREAS, this right-of-way parcel is from property at 7689 Conifer Road, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Emily Minh Le (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Emily Minh Le has executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Emily Minh Le, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.



## WARRANTY DEED

**THIS DEED**, dated this 30 day of August, 2018, between **Emily Minh Le**, whose legal address is 132 Loveland Way, Golden, Colorado 80401 of the County of Jefferson and State of Colorado, grantor(s), and **THE COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for: **Conifer Road**

Also known by street and number as: **7689 Conifer Road**

Assessor's schedule or parcel number: part of **0171934223012**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself, its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensembling and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2017 taxes due in 2018 which grantor agrees to pay.

The grantor(s) shall and will **WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.

Emily Minh Le

By: Emily Le

STATE OF COLORADO )

County of Jefferson ) §

ALEXANDER GLANCY  
Notary Public - State of Colorado  
Notary ID 20164045298  
My Commission Expires Dec 1, 2020

The foregoing instrument was acknowledged before me this 30 day of August, 2018, by Emily Minh Le.

My commission expires: 12-01-2020

Witness my hand and official seal.

Alexander Glancy  
Notary Public

Name and Address of Person Creating Newly Created Legal Description (§38-35-106.5, C.R.S.)

**EXHIBIT “A”**

**DEED FROM EMILY MINH LE  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 1, Block 28, of the SHERRELWOOD ESTATES FILING NO. 1, a Subdivision recorded on December 24, 1958 in File No. 10 Map 301 Reception No. 569158 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Southeasterly Corner of said Lot 1, thence South 40°07'45" West, along the Southerly line of said Lot 1, a distance of 10.00 feet;

Thence leaving said Southerly line, North 4°52'15" West, a distance of 14.14 feet to the Easterly line of said Lot 1;

Thence South 49°52'15" East, along the Easterly line of said Lot 1, a distance of 10.00 feet to the Point of Beginning.

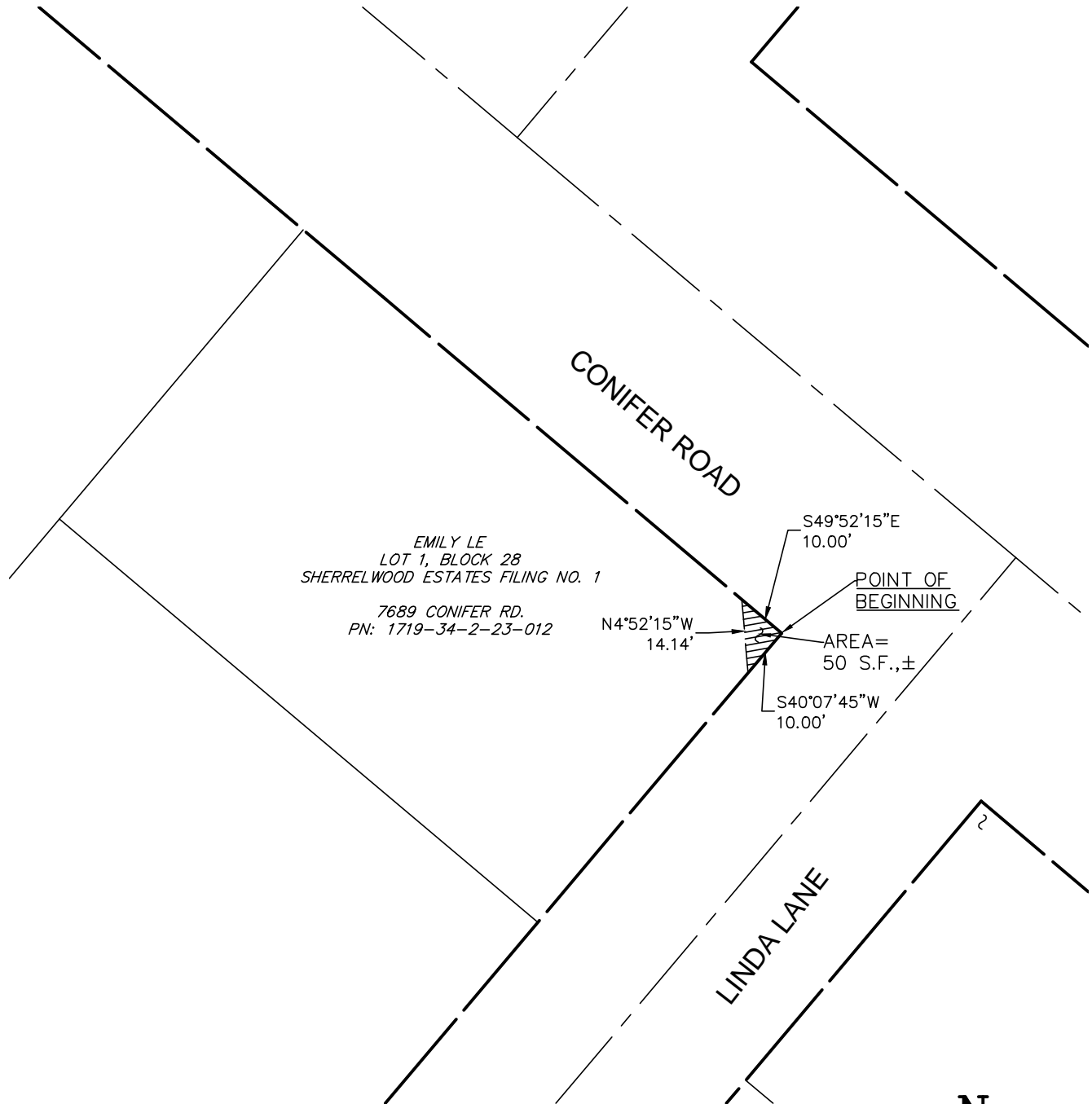
Containing: 50 square feet, more or less.

Legal description prepared by:

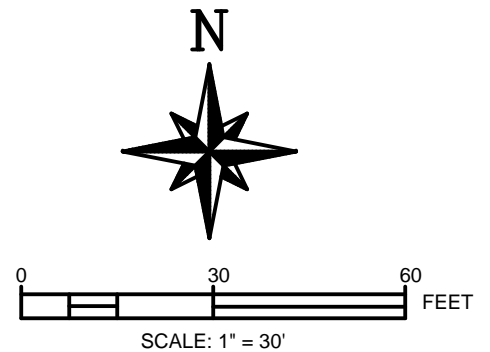
Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit “B” attached and hereby made a part thereof.

# EXHIBIT "B"



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.





AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A WARRANTY DEED FROM  
EMILY MINH LE TO ADAMS COUNTY FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Warranty Deed from Emily Minh Le for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Warranty Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Warranty Deed from Emily Minh Le be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Araceli Herrera, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

Araceli Herrera  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Joel Meier to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING WARRANTY DEED CONVEYING PROPERTY FROM  
JOEL MEIER TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue (“Project”); and,

WHEREAS, this right-of-way parcel is from property at 7815 Conifer Road, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Joel Meier (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Joel Meier has executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Joel Meier, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## WARRANTY DEED

THIS DEED, dated this 2nd day of November, 2018, between **Joel Meier**, whose legal address is 7815 Conifer Road, Denver, Colorado 80221, of the County of Adams and State of Colorado, grantor(s), and **THE COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **Conifer Road**

Also known by street and number as: **7815 Conifer Road**

Assessor's schedule or parcel number: part of **0171934218012**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself, its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensembling and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2017 taxes due in 2018 which grantor agrees to pay.

The grantor(s) shall and will **WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.

By: \_\_\_\_\_

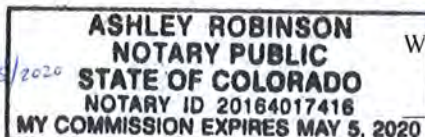
Joel Meier

STATE OF COLORADO )

County of Broomfield ) §

The foregoing instrument was acknowledged before me this 2nd day of November, 2018, by Joel Meier.

My commission expires: 5/5/2020  
5/5/2020



Witness my hand and official seal.

\_\_\_\_\_

Notary Public

Name and Address of Person Creating Newly Created Legal Description (§38-35-106.5, C.R.S.)



**EXHIBIT "A"**

**DEED FROM JOEL MEIER  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 10, Block 19, of the SHERRELWOOD ESTATES FILING NO. 1, a Subdivision recorded on December 24, 1958 in File No. 10 Map 301 Reception No. 569158 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Southeasterly Corner of said Lot 10, thence South 63°16'45" West, along the Southerly line of said Lot 10, a distance of 10.00 feet;

Thence leaving said Southerly line, North 18°16'45" East, a distance of 14.14 feet to a point on the Easterly line of said Lot 10;

Thence South 26°43'15" East, along the Easterly line of said Lot 10, a distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.



A handwritten signature in blue ink that reads "Ian Cortez". The signature is written over the bottom portion of the professional seal.

# EXHIBIT "B"

JOEL MEIER  
LOT 10, BLOCK 19  
SHERRELWOOD ESTATES FILING NO. 1

7815 CONIFER RD,  
PN: 1719-34-2-18-012



N18°16'45"E  
14.14'

AREA =  
50 S.F., ±

S26°43'15"E  
10.00'

POINT OF  
BEGINNING

S63°16'45"W  
10.00'

CONIFER ROAD

DAKIN STREET



0 30 60 FEET

SCALE: 1" = 30'



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A WARRANTY DEED FROM  
JOEL MEIER TO ADAMS COUNTY FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Warranty Deed from Joel Meier for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Warranty Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Warranty Deed from Joel Meier be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Arnon Flener, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

Arnon Flener  
Chairperson/Acting Chairperson  
Adams County Planning Commission





## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Quitclaim Deed conveying property from Leopoldo Cano Vazquez to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Quitclaim Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Quitclaim Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Quitclaim Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING QUITCLAIM DEED CONVEYING PROPERTY FROM  
LEOPOLDO CANO VAZQUEZ TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue (“Project”); and,

WHEREAS, this right-of-way parcel is from property at 7845 Conifer Road, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Leopoldo Cano Vazquez (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Leopoldo Cano Vazquez has executed a Quitclaim Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Quitclaim Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Quitclaim Deed from Leopoldo Cano Vazquez, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## QUITCLAIM DEED

THIS DEED, made this 5 day of NOVEMBER 2018, between Leopoldo Cano Vazquez, whose legal address is 7845 Conifer Road, grantor, and The County of Adams, State of Colorado, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601.

WITNESS, that the grantor, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the said County of Adams and State of Colorado, described as follows:

Legal description as set forth is Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **Conifer Road**

Also known by street and number as: **7845 Conifer Road**

Assessor's schedule or parcel numbers: part of **0171934215013**

TOGETHER with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoove of the grantee, its successors and assigns forever, except 2017 taxes due in 2018 which grantor agrees to pay.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.



Leopoldo Cano Vazquez

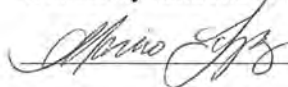
STATE OF COLORADO )

County of Adams ) §

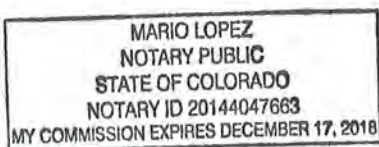
The foregoing instrument was acknowledged before me this 5<sup>th</sup> day of November, 2018, by Leopoldo Cano Vazquez.

My commission expires: Dec 17, 2018

Witness my hand and official seal.



Notary Public



**EXHIBIT "A"**

**DEED FROM LEOPOLDO VAZQUEZ  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 12, Block 20, of the SHERRELWOOD ESTATES FILING NO. 1, a Subdivision recorded on December 24, 1958 in File No. 10 Map 301 Reception No. 569158 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Southeasterly Corner of said Lot 12, thence South 63°16'45" West, along the Southerly line of said Lot 12, a distance of 10.00 feet;

Thence leaving said Southerly line, North 18°16'45" East, a distance of 14.14 feet to a point on the Easterly line of said Lot 12;

Thence South 26°43'15" East, along the Easterly line of said Lot 12, a distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.





# EXHIBIT "B"

LEOPOLDO VAZQUEZ  
LOT 12, BLOCK 20  
SHERRELWOOD ESTATES FILING NO. 1

7845 CONIFER RD.  
PN: 1719-34-2-15-013

CONIFER ROAD

N18°16'45"E  
14.14'  
AREA=  
50 S.F., ±

S26°43'15"E  
10.00'

POINT OF  
BEGINNING

S63°16'45"W  
10.00'

W 78th PLACE



SCALE: 1" = 30'



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A QUITCLAIM DEED FROM  
LEOPOLDO CANO VAZQUEZ TO ADAMS COUNTY FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Quitclaim Deed from Leopoldo Cano Vazquez for right-of-way purposes on the following described land to wit:


Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Quitclaim Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Quitclaim Deed from Leopoldo Cano Vazquez be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Aaron Herrera, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

  
\_\_\_\_\_  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Quitclaim Deed conveying property from Mary R. Carney and Nathan W. Westlund to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Quitclaim Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Quitclaim Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Quitclaim Deed  
Planning Commission resolution



**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING QUITCLAIM DEED CONVEYING PROPERTY FROM  
MARY R. CARNEY AND NATHAN W. WESTLUND TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue (“Project”); and,

WHEREAS, this right-of-way parcel is from property at 481 West 79<sup>th</sup> Place, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Mary R. Carney and Nathan W. Westlund (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Mary R. Carney and Nathan W. Westlund have executed a Quitclaim Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Quitclaim Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Quitclaim Deed from Mary R. Carney and Nathan W. Westlund, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## QUITCLAIM DEED

THIS DEED, made this 28<sup>th</sup> day of November, 201 8, between **Mary R. Carney and Nathan W. Westlund**, whose legal address is 481 W. 79<sup>th</sup> Place, Denver, CO 80221, grantor, and the **County of Adams, State of Colorado**, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601.

**WITNESS**, that the grantor, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the said County of Adams and State of Colorado, described as follows:

Legal description as set forth is Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **West 79<sup>th</sup> Place**

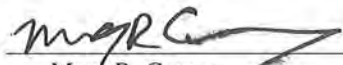
Assessor's schedule or parcel numbers: part of **0171934205008**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoove of the grantee, its successors and assigns forever, except 2017 taxes due in 2018 which grantor agrees to pay.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, the grantor has executed this deed on the date set forth above.

BY:   
Mary R. Carney

STATE OF COLORADO )

County of Adams ) §

The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of November, 201 8, by Mary R. Carney.

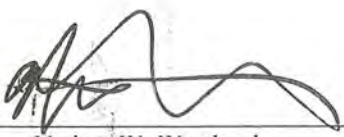
My commission expires: 3/5/20

Roger W Westlund  
Notary Public  
State of Colorado  
Notary ID 19874217408  
My commission expires March 05, 2020

Witness my hand and official seal.



Notary Public

BY:   
Nathan W. Westlund

STATE OF COLORADO )

County of Adams ) §

The foregoing instrument was acknowledged before me this 28th day of November, 2018,  
by Nathan W. Westlund.

My commission expires: 3/5/20

Witness my hand and official seal.

  
Notary Public

Roger W Westlund  
Notary Public  
State of Colorado  
Notary ID 19874217408  
My commission expires March 05, 2020

**EXHIBIT "A"**

**DEED FROM MARY CARNEY AND NATHAN WESTLUND  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 7, Block 6, of the SHERRELWOOD ESTATES FILING NO. 8, a Subdivision recorded on November 8, 1962 in File No. 11 Map 11 Reception No. 679075 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Southeasterly Corner of said Lot 7, thence South 63°16'45" West, along the Southerly line of said Lot 7, a distance of 10.00 feet;

Thence leaving said Southerly line, North 20°01'23" East, a distance of 14.57 feet to the beginning of a nontangent curve concave Easterly and having a radius of 493.00 feet, said curve being the Easterly line of said Lot 7;

Thence Southerly along said curve to the left, and the Easterly line of said Lot 7, a distance of 10.00 feet through a central angle of 1°09'44", with a chord bearing South 23°13'59" East and a chord distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

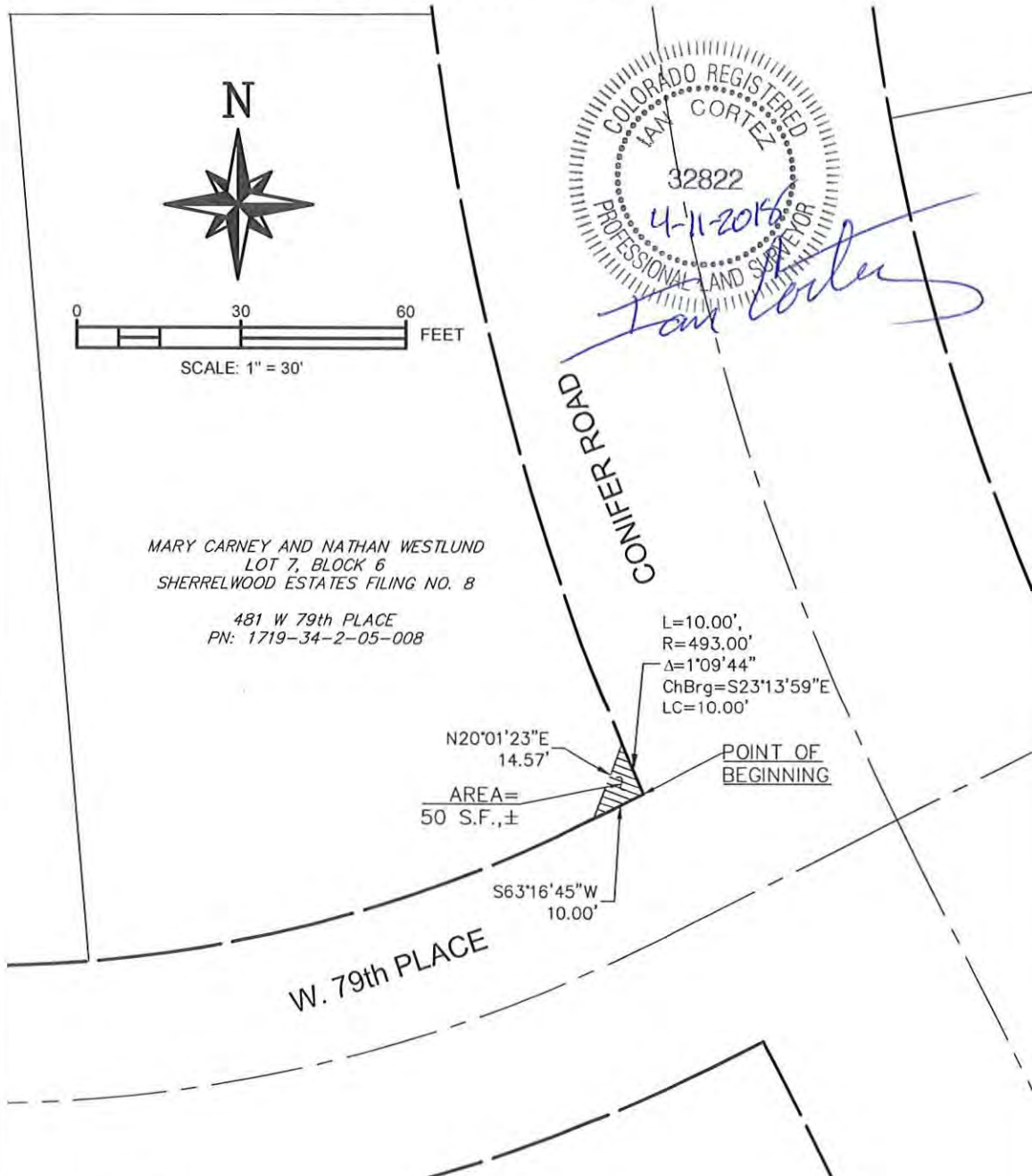
Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.





# EXHIBIT "B"



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A QUITCLAIM DEED FROM  
MARY R. CARNEY AND NATHAN W. WESTLUND TO ADAMS COUNTY  
FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Quitclaim Deed from Mary R. Carney and Nathan W. Westlund for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Quitclaim Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Quitclaim Deed from Mary R. Carney and Nathan W. Westlund be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Aaron Herrera, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

Aaron Herrera  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Quitclaim Deed conveying property from Mitchell Ronald Espinoza to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Quitclaim Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Quitclaim Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Quitclaim Deed  
Planning Commission resolution



**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING QUITCLAIM DEED CONVEYING PROPERTY FROM  
MITCHELL RONALD ESPINOZA TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue (“Project”); and,

WHEREAS, this right-of-way parcel is from property at 8133 Conifer Road, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Mitchell Ronald Espinoza (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Mitchell Ronald Espinoza has executed a Quitclaim Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Quitclaim Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Quitclaim Deed from Mitchell Ronald Espinoza, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## QUITCLAIM DEED

THIS DEED, made this 23 day of November, 2018, between **Mitchell Ronald Espinoza**, whose legal address is PO Box 351, Yampa, Colorado 80483, grantor, and the **County of Adams, State of Colorado**, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601.

**WITNESS**, that the grantor, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the said County of Adams and State of Colorado, described as follows:

Legal description as set forth is Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **Conifer Road**

Also known by street and number as: **8133 Conifer Road**

Assessor's schedule or parcel numbers: part of **0171927321001**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoove of the grantee, its successors and assigns forever, except 2017 taxes due in 2018 which grantor agrees to pay.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, the grantor has executed this deed on the date set forth above.

  
Mitchell Ronald Espinoza

STATE OF COLORADO )

County of Adams ) §  
LaGrange

The foregoing instrument was acknowledged before me this 23<sup>rd</sup> day of November, 2018, by Mitchell Ronald Espinoza.

My commission expires: 12/14/2021

Witness my hand and official seal.



Notary Public

ANDREW MACLACHLAN  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20174051216  
MY COMMISSION EXPIRES DECEMBER 14, 2021

**EXHIBIT "A"**

**DEED FROM MITCHELL ESPINOZA  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 10, Block 3, of the SHERRELWOOD ESTATES FILING NO. 8, a Subdivision recorded on November 8, 1962 in File No. 11 Map 11 Reception No. 679075 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Northeasterly Corner of said Lot 10, thence North 55°24'50" West, along the Northerly line of said Lot 10, a distance of 10.00 feet;

Thence leaving said Northerly line, South 8°50'54" East, a distance of 13.75 feet to the beginning of a nontangent curve concave Northwesterly and having a radius of 640.67 feet, said curve being the Easterly line of said Lot 10;

Thence Northeasterly along said curve to the left, and the Easterly line of said Lot 10, a distance of 10.00 feet through a central angle of 0°53'40", with a chord bearing North 37°43'02" East and a chord distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

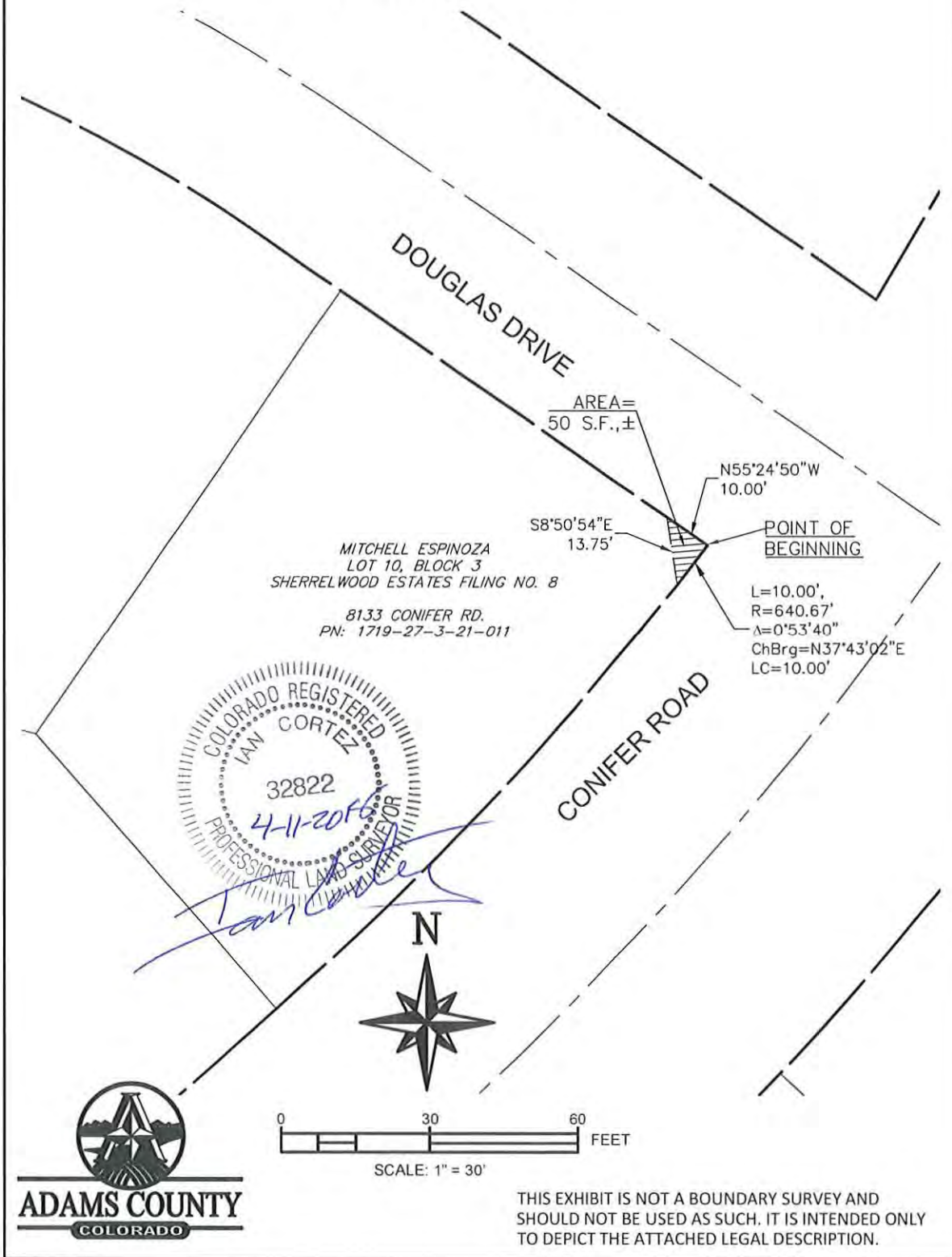
Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.





# EXHIBIT "B"



AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A QUITCLAIM DEED FROM  
MITCHELL RONALD ESPINOZA TO ADAMS COUNTY  
FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Quitclaim Deed from Mitchell Ronald Espinoza for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Quitclaim Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Quitclaim Deed from Mitchell Ronald Espinoza be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Aaron Ferrara, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

Aaron Ferrara  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting a Quitclaim Deed from 220 E. 56 <sup>th</sup> , LLC, to Adams County for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Quitclaim Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is acquiring property in conjunction with a grading permit application for the property at 220 E. 56<sup>th</sup> Avenue in the Northwest Quarter of the Northeast Quarter of Section 15, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian. The attached resolution allows Adams County to accept the Quitclaim Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Quitclaim Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☒ NO

**Future Amendment Needed:** ☐ YES ☒ NO

**Additional Note:**



BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING A QUITCLAIM DEED FROM 220 E. 56<sup>TH</sup>, LLC,  
TO ADAMS COUNTY FOR ROAD RIGHT-OF-WAY

WHEREAS, 220 E. 56<sup>th</sup>, LLC, owns property (“the Property”) at 220 E. 56<sup>th</sup> Avenue located in the Northwest Quarter of the Northeast Quarter of Section 15, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian as described in the attached Quitclaim Deed; and,

WHEREAS, 220 E. 56<sup>th</sup>, LLC, has executed a Quitclaim Deed to dedicate a parcel for right-of-way purposes for East 55<sup>th</sup> Avenue that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 11th day of July, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Quitclaim Deed.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners, County of Adams, State of Colorado, that the Quitclaim Deed between 220 E. 56<sup>th</sup>, LLC, and Adams County, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## QUITCLAIM DEED

THIS DEED, made this 28<sup>th</sup> day of March, 2017, between 220 E. 56th, LLC, a Colorado limited liability company, grantee, whose legal address is c/o The Sherman Agency, Inc., 910 W. 8th Avenue, Denver, Colorado 80204-4350, City and County of Denver and State of Colorado, grantor, and The County of Adams, State of Colorado, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601.

WITNESS, that the grantor, for and in consideration of the sum of Ten and no hundredth (\$10.00) DOLLARS and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to a thirty (30) foot right-of-way across the real property, situate, lying and being in the said County of Adams and State of Colorado, described as follows:

Legal description as set forth is Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for 55th Avenue

TOGETHER with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoove of the grantee, its successors and assigns forever.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.

220 E. 56th, LLC,  
a Colorado limited liability company

By: 

Print Name: Hal M. Naiman

Print Title: Managing Member

STATE OF COLORADO )

County of Denver ) §  
County of Adams )

The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of March, 2017, by Hal M. Naiman, as Managing Member of 220 E. 56th, LLC, a Colorado limited liability company.

Witness my hand and official seal.

My commission expires: 6.20.18

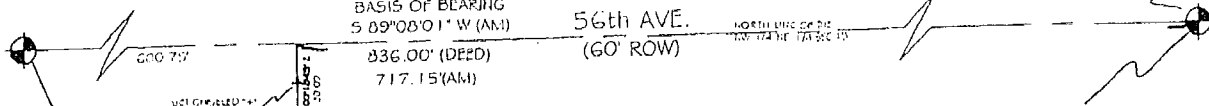


  
Notary Public

EXHIBIT "A"

220 E. 56th Boundary

COMMENCING AT A POINT KNOWN AS THE NW CORNER OF THE NW 1/4  
OF THE NE1/4 OF SECTION 15, T3S R68W OF THE 6TH P.M.; LOCATED IN THE CITY OF  
COMMERCE, COUNTY OF ADAMS, STATE OF COLORADO;  
THENCE N 89°08'01" E A DISTANCE OF 600.75' ALONG THE NORTH LINE OF SECTION  
15, TO A POINT;  
THENCE DEPARTING ALONG SAID NORTH LINE, S 00°18'43" E A DISTANCE OF 30.00' TO  
THE NW CORNER OF THE PROPERTY LOCATED AT 220 E. 56TH AVE;  
THENCE S 00°16'44" E CONTINUING A DISTANCE OF 600.00' ALONG THE WEST PROPERTY  
LINE TO A POINT, HEREBY KNOWN AS THE TRUE POINT OF BEGINNING (TPOB);  
THENCE N 89°01'42" E A DISTANCE OF 209.00' TO A POINT LOCATED ON THE EAST LINE  
OF SUBJECT PROPERTY;  
THENCE S 00°18'43" E ALONG THE EAST PROPERTY LINE A DISTANCE OF 30.00' TO THE  
SOUTHEAST PROPERTY CORNER;  
THENCE S 89°01'42" W ALONG THE SOUTH PROPERTY LINE A DISTANCE OF 209.00' TO  
THE SOUTHWEST PROPERTY CORNER;  
THENCE N 00°18'43" W ALONG THE WEST PROPERTY LINE A DISTANCE OF 30.00' TO THE  
TRUE POINT OF BEGINNING,  
SAID EASEMENT CONTAINING 6,270 SQFT (+/-)



BASIS OF BEARING  
S 89°08'01" W (AM)  
56th AVE.  
(60' ROW)  
836.00' (DEED)  
717.15'(AM)

NORTH LINE OF SEC 15  
T12N R14E 1/4 SEC 15

NE COR. OF THE NW 1/4 NE 1/4 SEC. 15  
T35 R62W of the 6th P.M.  
FOUND 3 1/4" ALLUM. CAP IN RANGE BOX AT  
INTERSECTION OF 56th AND BRIDGEWAY ST.  
STAMPED "JR ENG. T35 R62W 1/4  
510515 PLUS 290330"  
AS PER MONUMENT RECORD  
FILED 07/05/00

NOT CHANGED 1/4"  
IN CONCRETE  
17' ON SET  
COULD NOT SET  
MONUMENT IN WAY

507.62'  
20.0'

210.00'

15.0'

454.73'

5,007.64 3/4'  
1630.00'

TRUE POINT OF BEGINNING

30.0'

S 89°02'50" W  
209.00' (DEED)  
205.63' (AM)

FOUND 25 RIVE  
W ORANGE PLASTIC CAP. 1155.

NE COR. OF THE NW 1/4 NE 1/4 SEC. 15  
T35 R62W of the 6th P.M.  
FOUND 3 1/4" BRASS CAP IN RANGE BOX AT  
INTERSECTION OF 56th AND LOGAN ST.  
STAMPED "D.W.D. 1/4 SEC 15 R62W  
510515 PLUS 200330"  
AS PER MONUMENT RECORD  
FILED 12/31/10

DONALDSON, JAMES W  
REC# 1300054240

LOT 1, BLOCK 1  
EDGAR RESUBDIVISION

220 E. 56th AVE.

MUELLER, KENNETH A  
REC#48264

TOTAL AREA:

131,660.86 Sq. Feet±  
3.02 Acres±

607.00'  
N 89°18'31" W

ADS GROUPS LLC/METALWORKS  
REC# 04000794240

R.O.W. DEDICATION  
6269.58 Sq. Feet±  
0.14 Acres±

S 89°01'42" W  
209.00'





PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A QUITCLAIM DEED FROM  
220 E. 56<sup>TH</sup>, LLC, TO ADAMS COUNTY FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 11<sup>th</sup> day of July, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Quitclaim Deed from 220 E. 56<sup>th</sup>, LLC, for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, the parcel described in the attached Quitclaim Deed is a part of 220 East 56<sup>th</sup> Avenue, located in Northwest Quarter of the Northeast Quarter of Section 15, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado, and complies with County standards and will benefit the citizens of Adams County.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Quitclaim Deed from 220 E. 56<sup>th</sup>, LLC, be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Aarow Herrera, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

Aarow Herrera  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Quitclaim Deed conveying property from Samuel Cabral to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Quitclaim Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Quitclaim Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Quitclaim Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING QUITCLAIM DEED CONVEYING PROPERTY FROM  
SAMUEL CABRAL TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue (“Project”); and,

WHEREAS, this right-of-way parcel is from property at 329 Douglas Drive, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Samuel Cabral (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Samuel Cabral has executed a Quitclaim Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Quitclaim Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Quitclaim Deed from Samuel Cabral, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.



## QUITCLAIM DEED

THIS DEED, made this 11 day of November, 2018, between **Samuel Cabral**, whose legal address is 329 Douglas Drive, Denver, CO 80221, grantor, and **The County of Adams, State of Colorado**, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601.

**WITNESS**, that the grantor, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the said County of Adams and State of Colorado, described as follows:

Legal description as set forth is Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **Douglas Drive**

Also known by street and number as: **329 Douglas Drive**

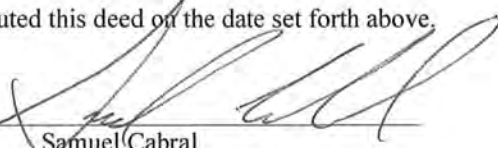
Assessor's schedule or parcel numbers: part of **0171927319018**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoove of the grantee, its successors and assigns forever, except 2017 taxes due in 2018 which grantor agrees to pay.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, the grantor has executed this deed on the date set forth above.

BY:   
Samuel Cabral

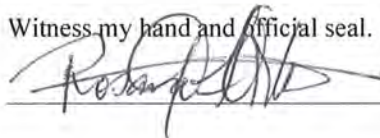
STATE OF COLORADO )

County of Adams ) §  
Adams

The foregoing instrument was acknowledged before me this 11<sup>th</sup> day of November, 2018, by Samuel Cabral.

My commission expires: May 31, 2021

Witness my hand and official seal.



Notary Public

ROSANA ORTIZ FLORES  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20094013490  
MY COMMISSION EXPIRES MAY 31, 2021

**EXHIBIT "A"**

**DEED FROM SAMUEL CABRAL  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 24, Block 1, of the SHERRELWOOD ESTATES FILING NO. 8, a Subdivision recorded on November 8, 1962 in File No. 11 Map 11 Reception No. 679075 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Southeasterly Corner of said Lot 24, thence North 55°24'50" West, along the Southerly line of said Lot 24, a distance of 10.00 feet;

Thence leaving said Southerly line, North 78°01'14" East, a distance of 13.75 feet to the beginning of a nontangent curve concave Northwesterly and having a radius of 640.67 feet, said curve being the Easterly line of said Lot 24;

Thence Southwesterly along said curve to the right, and the Easterly line of said Lot 24, a distance of 10.00 feet through a central angle of 0°53'40", with a chord bearing South 31°27'18" West and a chord distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

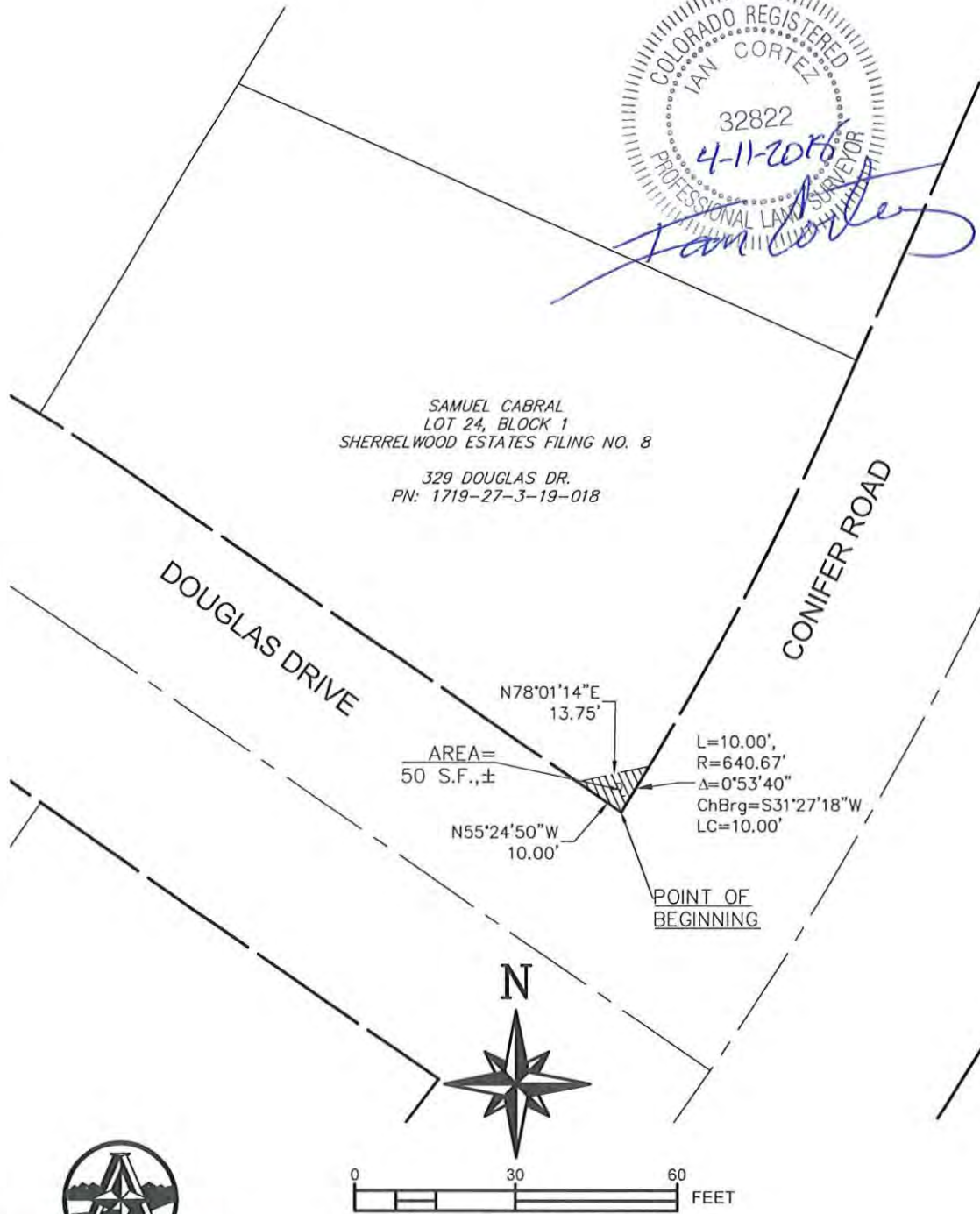
Exhibit "B" attached and hereby made a part thereof.



# EXHIBIT "B"



SAMUEL CABRAL  
LOT 24, BLOCK 1  
SHERRELWOOD ESTATES FILING NO. 8  
329 DOUGLAS DR.  
PN: 1719-27-3-19-018



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.



AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A QUITCLAIM DEED FROM  
SAMUEL CABRAL TO ADAMS COUNTY FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Quitclaim Deed from Samuel Cabral for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Quitclaim Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Quitclaim Deed from Samuel Cabral be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Aaron Herrery, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

Aaron Herrery  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Quitclaim Deed conveying property from Lori L. Riojas and Steven Riojas to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Quitclaim Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Quitclaim Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Quitclaim Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☒ NO

**Future Amendment Needed:** ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING QUITCLAIM DEED CONVEYING PROPERTY FROM  
LORI L. RIOJAS AND STEVEN RIOJAS TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue (“Project”); and,

WHEREAS, this right-of-way parcel is from property at 260 Marigold Drive, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Lori L. Riojas and Steven Riojas (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Lori L. Riojas and Steven Riojas have executed a Quitclaim Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Quitclaim Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Quitclaim Deed from Lori L. Riojas and Steven Riojas, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## QUITCLAIM DEED

THIS DEED, made this 14 day of FEB., 2019, between **Lori L. Riojas and Steven Riojas**, whose legal address is 10010 Brigitte Drive, Northglenn, CO 80260, grantor, and the **County of Adams, State of Colorado**, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601.

**WITNESS**, that the grantor, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the said County of Adams and State of Colorado, described as follows:

Legal description as set forth is Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **Marigold Street**

Also known by street and number as: **260 Marigold Drive**

Assessor's schedule or parcel numbers: part of **0171927319021**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoove of the grantee, its successors and assigns forever, except 2017 taxes due in 2018 which grantor agrees to pay.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, the grantor has executed this deed on the date set forth above.

BY: Lori L. Riojas  
Lori L. Riojas

BY: Steven Riojas  
Steven Riojas

STATE OF COLORADO )

County of Adams ) §

The foregoing instrument was acknowledged before me this 14 day of Feb, 2019, by Lori L. Riojas and Steven Riojas.

My commission expires:

8-21-19

Witness my hand and official seal.

Sherry A. Minear  
Notary Public

SHERRY A MINEAR  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 19914001432

MY COMMISSION EXPIRES AUGUST 21, 2019



**EXHIBIT "A"**

**DEED FROM LORI AND STEVEN RIOJAS  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 21, Block 1, of the SHERRELWOOD ESTATES FILING NO. 8, a Subdivision recorded on November 8, 1962 in File No. 11 Map 11 Reception No. 679075 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Northeasterly Corner of said Lot 21, thence South 23°52'06" West, along the Easterly line of said Lot 21, a distance of 10.00 feet;

Thence leaving said Easterly line, North 21°21'01" West, a distance of 14.09 feet to the beginning of a nontangent curve concave Southerly and having a radius of 655.00 feet, said curve being the Northerly line of said Lot 21;

Thence Easterly along said curve to the right, and the Northerly line of said Lot 21, a distance of 10.00 feet through a central angle of 0°52'29", with a chord bearing South 66°34'08" East and a chord distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

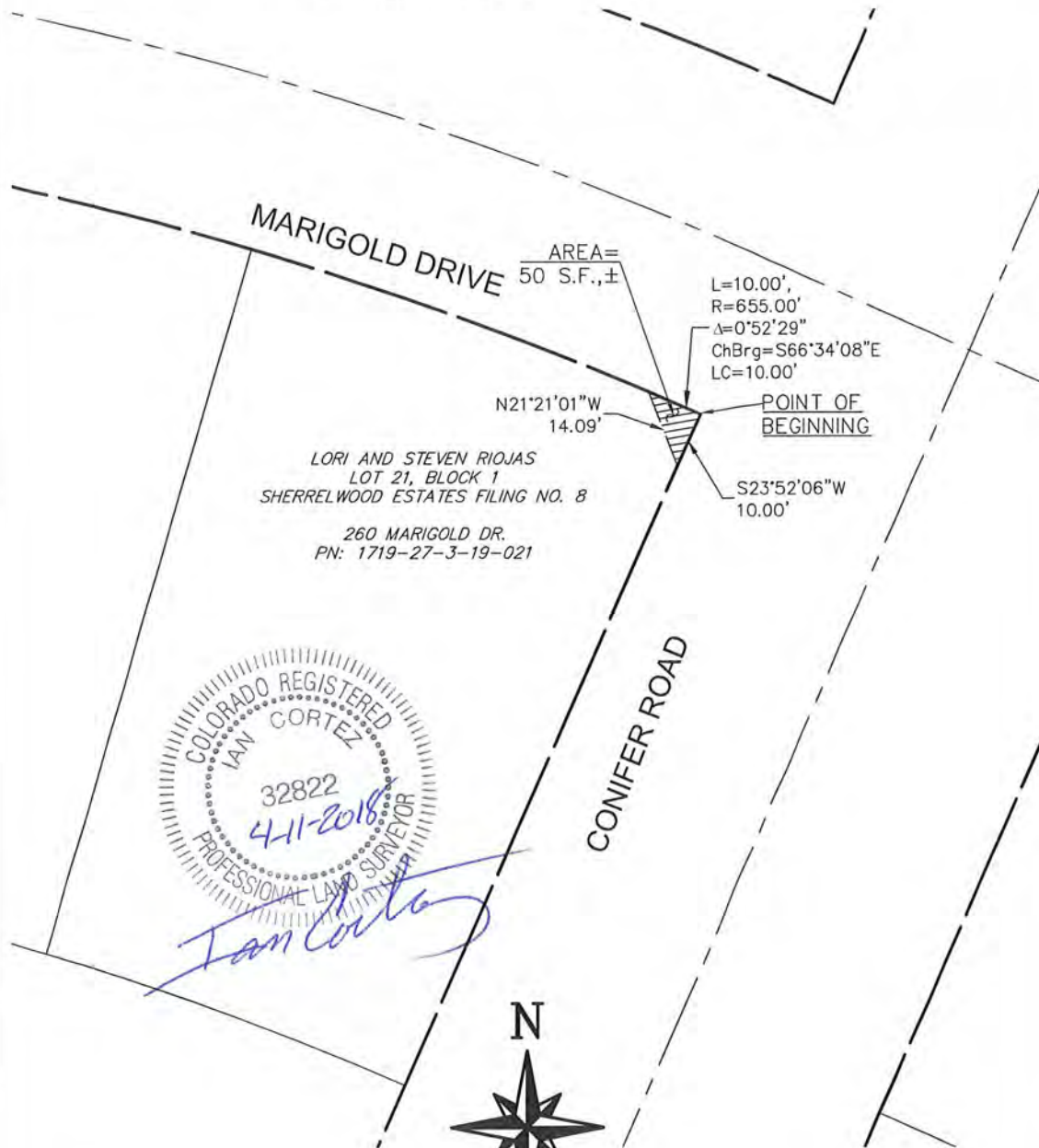
Legal description prepared by:

Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.



# EXHIBIT "B"



SCALE: 1" = 30'



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A QUITCLAIM DEED FROM  
LORI L. RIOJAS AND STEVEN RIOJAS TO ADAMS COUNTY  
FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Quitclaim Deed from Lori L. Riojas and Steven Riojas for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Quitclaim Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Quitclaim Deed from Lori L. Riojas and Steven Riojas be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Amor Herrera, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

  
\_\_\_\_\_  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Patricia Ortiz and Madeline Parra to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING WARRANTY DEED CONVEYING PROPERTY FROM  
PATRICIA ORTIZ AND MADELINE PARRA TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue ("Project"); and,

WHEREAS, this right-of-way parcel is from property at 191 Marigold Drive, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Patricia Ortiz and Madeline Parra ("Parcel"); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Patricia Ortiz and Madeline Parra have executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Patricia Ortiz and Madeline Parra, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.



## WARRANTY DEED

**THIS DEED**, dated this \_\_\_\_\_ day of \_\_\_\_\_, 2018, between **Patricia Ortiz and Madeline Parra**, whose legal address is 191 Marigold Drive, Denver, Colorado 80221, of the County of Adams and State of Colorado, grantor(s), and **THE COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **Marigold Drive**

Also known by street and number as: **191 Marigold Drive**

Assessor's schedule or parcel number: part of **01719-27-3-14-014**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself, its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensembling and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2017 taxes due in 2018 which grantor agrees to pay.

The grantor(s) shall and will **WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.

By: Patricia Ortiz  
Patricia Ortiz

STATE OF COLORADO )  
County of Adams )§

The foregoing instrument was acknowledged before me this 08 day of January, 2018, by Patricia Ortiz.

My commission expires: 02/09/2019

PATRICIA LEON  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20074006004

My Commission Expires 02/09/2019  
Name and Address of Person Creating Newly-Created Legal Description (§38-35-106.5, C.R.S.)

Witness my hand and official seal.

Patricia Leon  
Notary Public

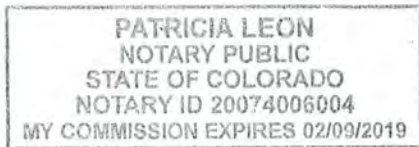
By: Madeline Parra  
Madeline Parra

STATE OF COLORADO )  
County of Adams )§

The foregoing instrument was acknowledged before me this 08 day of January, 2018 by  
Madeline Parra.

My commission expires: 02/09/2019

Witness my hand and official seal.  
Patricia Leon  
Notary Public





**EXHIBIT "A"**

**DEED FROM PATRICIA ORTIZ AND MADELINE PARRA  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 18, Block 32 of the SHERRELWOOD ESTATES FILING NO. 5, a Subdivision recorded on October 19, 1959 in File No. 10 Map 342 Reception No. 594560 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Southwesterly Corner of said Lot 18, thence North 23°52'06" East, along the Westerly line of said Lot 18, a distance of 5.00 feet to a point of tangency with a curve concave Westerly and having a radius of 974.00 feet;

Thence Northeasterly along said curve and the Westerly line of said Lot 18 a distance of 5.00 feet through a central angle of 0°17'39", with a chord bearing North 23°43'17" East and a chord distance of 5.00 feet;

Thence leaving said Westerly line, South 21°10'06" East, a distance of 14.15 feet to a point on the Southerly line of said Lot 18;

Thence North 66°07'54" West, along the Southerly line of said Lot 18, a distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.



# EXHIBIT "B"



CONIFER ROAD

PATRICIA ORTIZ AND MADELINE PARRA  
LOT 18, BLOCK 32  
SHERRELWOOD ESTATES FILING NO. 5

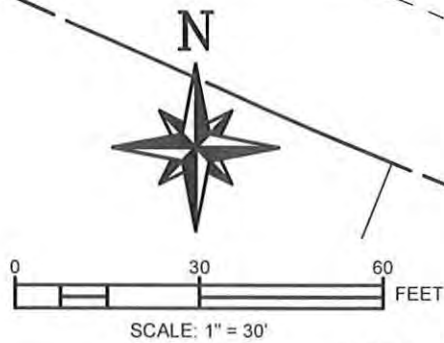
191 MARIGOLD DR.  
PN: 1719-27-3-14-014

$L=5.00'$   
 $R=974.00'$   
 $\Delta=0^{\circ}17'39''$   
 $ChBrg=N23^{\circ}43'17''E$   
 $LC=5.00'$   
 $N23^{\circ}52'06''E$   
 $5.00'$   
POINT OF BEGINNING  
 $S21^{\circ}10'06''E$   
 $14.15'$   
 $N66^{\circ}07'54''W$   
 $10.00'$   
AREA=  
50 S.F., $\pm$

MARIGOLD DRIVE



ADAMS COUNTY  
COLORADO



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A WARRANTY DEED FROM  
PATRICIA ORTIZ AND MADELINE PARRA TO ADAMS COUNTY  
FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Warranty Deed from Patricia Ortiz and Madeline Parra for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Warranty Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Warranty Deed from Patricia Ortiz and Madeline Parra be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Aaron Haverly, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

Aaron Haverly  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Fidel Mendez and Martha Mendez to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution



**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING WARRANTY DEED CONVEYING PROPERTY FROM  
FIDEL MENDEZ AND MARTHA MENDEZ TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue ("Project"); and,

WHEREAS, this right-of-way parcel is from property at 210 Marigold Drive, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Fidel Mendez and Martha Mendez ("Parcel"); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Fidel Mendez and Martha Mendez have executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Fidel Mendez and Martha Mendez, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## WARRANTY DEED

THIS DEED, dated this 7th day of November, 2018, between **Fidel Mendez and Martha Mendez**, whose legal address is 210 West Marigold Drive, Denver, Colorado 80221, of the County of Adams and State of Colorado, grantor(s), and **THE COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **West Marigold Drive**

Also known by street and number as: **210 West Marigold Drive**

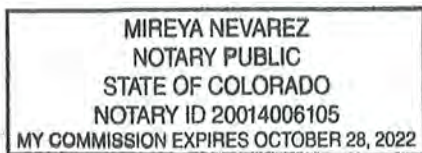
Assessor's schedule or parcel number: part of **0171924318001**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself, its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensealing and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2017 taxes due in 2018 which grantor agrees to pay.

The grantor(s) shall and will **WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.



Fidel Mendez

By: Fidel Mendez

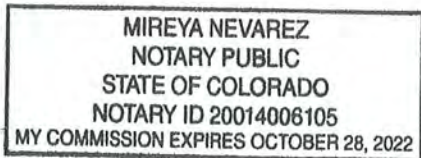
STATE OF COLORADO     )  
  ) §  
County of Adams     )

The foregoing instrument was acknowledged before me this 7th day of November, 2018, by Fidel Mendez.

My commission expires: October 28, 2022

Witness my hand and official seal.

Mireya Nevarez  
Notary Public



Martha Mendez

By: Martha Mendez

STATE OF COLORADO     )  
  ) §  
County of Adams     )

The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of November, 2018, by Martha Mendez.

My commission expires:

Witness my hand and official seal.

Mireya Naz \_\_\_\_\_  
Notary Public



**EXHIBIT "A"**

**DEED FROM FIDEL AND MARTHA MENDEZ  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 1, Block 34 of the SHERRELWOOD ESTATES FILING NO. 5, a Subdivision recorded on October 19, 1959 in File No. 10 Map 342 Reception No. 594560 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Northwestern Corner of said Lot 1, thence South 66°07'54" East, along the Northerly line of said Lot 1, a distance of 10.00 feet;

Thence leaving said Northerly line, South 68°52'06" West, a distance of 14.14 feet to a point on the Westerly line of said Lot 1;

Thence North 23°52'06" East, along the Westerly line of said Lot 1, a distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

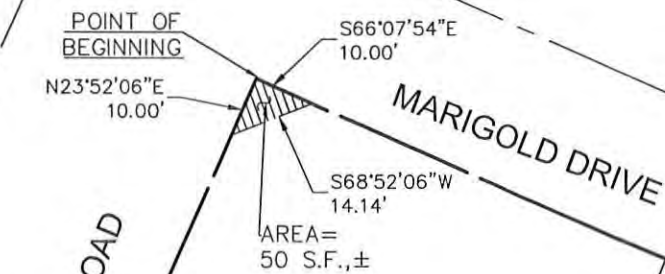
Legal description prepared by:

Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

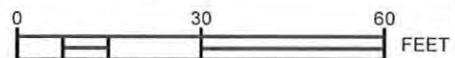
Exhibit "B" attached and hereby made a part thereof.



# EXHIBIT "B"



FIDEL AND MARTHA MENDEZ  
LOT 1, BLOCK 34  
SHERRELWOOD ESTATES FILING NO. 5  
210 MARIGOLD DR.  
PN: 1719-27-3-18-001



SCALE: 1" = 30'



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A WARRANTY DEED FROM  
FIDEL MENDEZ AND MARTHA MENDEZ TO ADAMS COUNTY  
FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Warranty Deed from Fidel Mendez and Martha Mendez for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Warranty Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Warranty Deed from Fidel Mendez and Martha Mendez be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Aaron Hervery, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

Aaron Hervery  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Quitclaim Deed conveying property from Susan G. Yoshimura and Jay A. Yoshimura to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Quitclaim Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Quitclaim Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Quitclaim Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☒ NO

**Future Amendment Needed:** ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING QUITCLAIM DEED CONVEYING PROPERTY FROM  
SUSAN G. YOSHIMURA AND JAY A. YOSHIMURA TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue (“Project”); and,

WHEREAS, this right-of-way parcel is from property at 249 West 81<sup>st</sup> Place, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Susan G. Yoshimura and Jay A. Yoshimura (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Susan G. Yoshimura and Jay A. Yoshimura have executed a Quitclaim Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Quitclaim Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Quitclaim Deed from Susan G. Yoshimura and Jay A. Yoshimura, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.



# QUITCLAIM DEED

**THIS DEED**, made this 29 day of OCTOBER, 2018, between **Susan G. Yoshimura and Jay A. Yoshimura** whose legal address is 249 W. 81<sup>st</sup> Place, Denver, Colorado 80221, grantor, and the **County of Adams, State of Colorado**, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601.

**WITNESS**, that the grantor, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has remised, released, sold and QUITCLAIMED, and by these presents does remise, release, sell and QUITCLAIM unto the grantee, its successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the said County of Adams and State of Colorado, described as follows:

Legal description as set forth is Exhibit "A" attached hereto and incorporated herein by this reference.

**Dedicated for West 81<sup>st</sup> Place**

Also known by street and number as: **249 W. 81<sup>st</sup> Place**

Assessor's schedule or parcel numbers: part of 0171927318002

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoove of the grantee, its successors and assigns forever, except 2017 taxes due in 2018 which grantor agrees to pay.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, the grantor has executed this deed on the date set forth above.

BY: Susan G. Yoshimura  
Susan G. Yoshimura

BY: Jay A. Yoshimura  
Jay A. Yoshimura

STATE OF COLORADO )  
 ) §  
County of ~~Adams~~ )  
 Jefferson

The foregoing instrument was acknowledged before me this 29 day of October, 2018,  
by Susan G. Yoshimura and Jay A. Yoshimura.

My commission expires: Sep 24, 2022

(Witness my hand and official seal.

Wesley Kaye

Notary Public

**DESIRAE MARIE ROYBAL**  
**NOTARY PUBLIC**  
**STATE OF COLORADO**

NOTARY ID 20184037726  
MY COMMISSION EXPIRES SEP. 24, 2022

**EXHIBIT "A"**

**DEED FROM SUSAN AND JAY YOSHIMURA  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 35, Block 34 of the SHERRELWOOD ESTATES FILING NO. 5, a Subdivision recorded on October 19, 1959 in File No. 10 Map 342 Reception No. 594560 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Southwesterly Corner of said Lot 35, thence North 23°52'06" East, along the Westerly line of said Lot 35, a distance of 10.00 feet;

Thence leaving said Westerly line, South 21°07'54" East, a distance of 14.14 feet to a point on the Southerly line of said Lot 35;

Thence North 66°07'54" West, along the Southerly line of said Lot 35, a distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.





# EXHIBIT "B"



CONIFER ROAD

SUSAN AND JAY YOSHIMURA  
LOT 35, BLOCK 34  
SHERRELWOOD ESTATES FILING NO. 5

249 W 81st PL.  
PN: 1719-27-3-18-002

N23°52'06"E  
10.00'

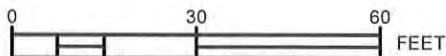
S21°07'54"E  
14.14'

POINT OF  
BEGINNING

N66°07'54"W  
10.00'

AREA=  
50 S.F.,±

W. 81st PLACE



SCALE: 1" = 30'



ADAMS COUNTY  
COLORADO

THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.

AGENDA ITEM

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A QUITCLAIM DEED FROM  
SUSAN G. YOSHIMURA AND JAY A. YOSHIMURA TO ADAMS COUNTY  
FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Quitclaim Deed from Susan G. Yoshimura and Jay A. Yoshimura for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Quitclaim Deed is in conjunction with the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said Quitclaim Deed from Susan G. Yoshimura and Jay A. Yoshimura be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Karen W. Herron, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

Aaron Glenney  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Joseph R. Florez and Virginia M. Florez to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING WARRANTY DEED CONVEYING PROPERTY FROM  
JOSEPH R. FLOREZ AND VIRGINIA M. FLOREZ TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue ("Project"); and,

WHEREAS, this right-of-way parcel is from property at 8154 Conifer Road, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Joseph R. Florez and Virginia M. Florez ("Parcel"); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Joseph R. Florez and Virginia M. Florez have executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Joseph R. Florez and Virginia M. Florez, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.



## WARRANTY DEED

THIS DEED, dated this 8<sup>th</sup> day of November 2018, between **Joseph R. Florez and Virginia M. Florez** owners, of the County of Adams and State of Colorado, grantor(s), and **THE COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **2018 Miscellaneous ADA Ramps Project**  
Also known by street and number as: **8154 Conifer Road**  
Assessor's schedule or parcel number: part of **0171927322028**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself, its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensembling and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2017 taxes due in 2018 which grantor agrees to pay.

The grantor(s) shall and will **WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.

Joseph R. Florez

Virginia M. Florez

By: Joseph R. Florez

By: Virginia M. Florez

STATE OF COLORADO )

County of Adams ) §

The foregoing instrument was acknowledged before me this 8<sup>th</sup> day of November, 2018, by Joseph R. Florez and Virginia M. Florez.

My commission expires: 1-13-2021

LETITIA A MAESTAS Witness my hand and official seal.

NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20004037727

MY COMMISSION EXPIRES JANUARY 13, 2021

Notary Public

Name and Address of Person Creating Newly Created Legal Description (§36-53-100.5, C.R.S.)

## EXHIBIT "A"

### DEED FROM JOSEPH AND VIRGINIA FLOREZ TO THE COUNTY OF ADAMS, STATE OF COLORADO

#### Legal Description

A parcel of land being a portion of Lot 9, Block 35 of the SHERRELWOOD ESTATES FILING NO. 5, a Subdivision recorded on October 19, 1959 in File No. 10 Map 342 Reception No. 594560 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Northwesternly Corner of said Lot 9, thence South 66°07'54" East, along the Northerly line of said Lot 9, a distance of 17.00 feet;

Thence leaving said Northerly line, South 23°52'06" West, a distance of 3.00 feet;

Thence North 66°07'54" West, a distance of 10.00 feet;

Thence South 68°52'06" West, a distance of 9.90 feet to a point on the Westerly line of said Lot 9;

Thence North 23°52'06" East, along the Westerly line of said Lot 9, a distance of 10.00 feet to the Point of Beginning.

Containing: 76 square feet, more or less.

Legal description prepared by:

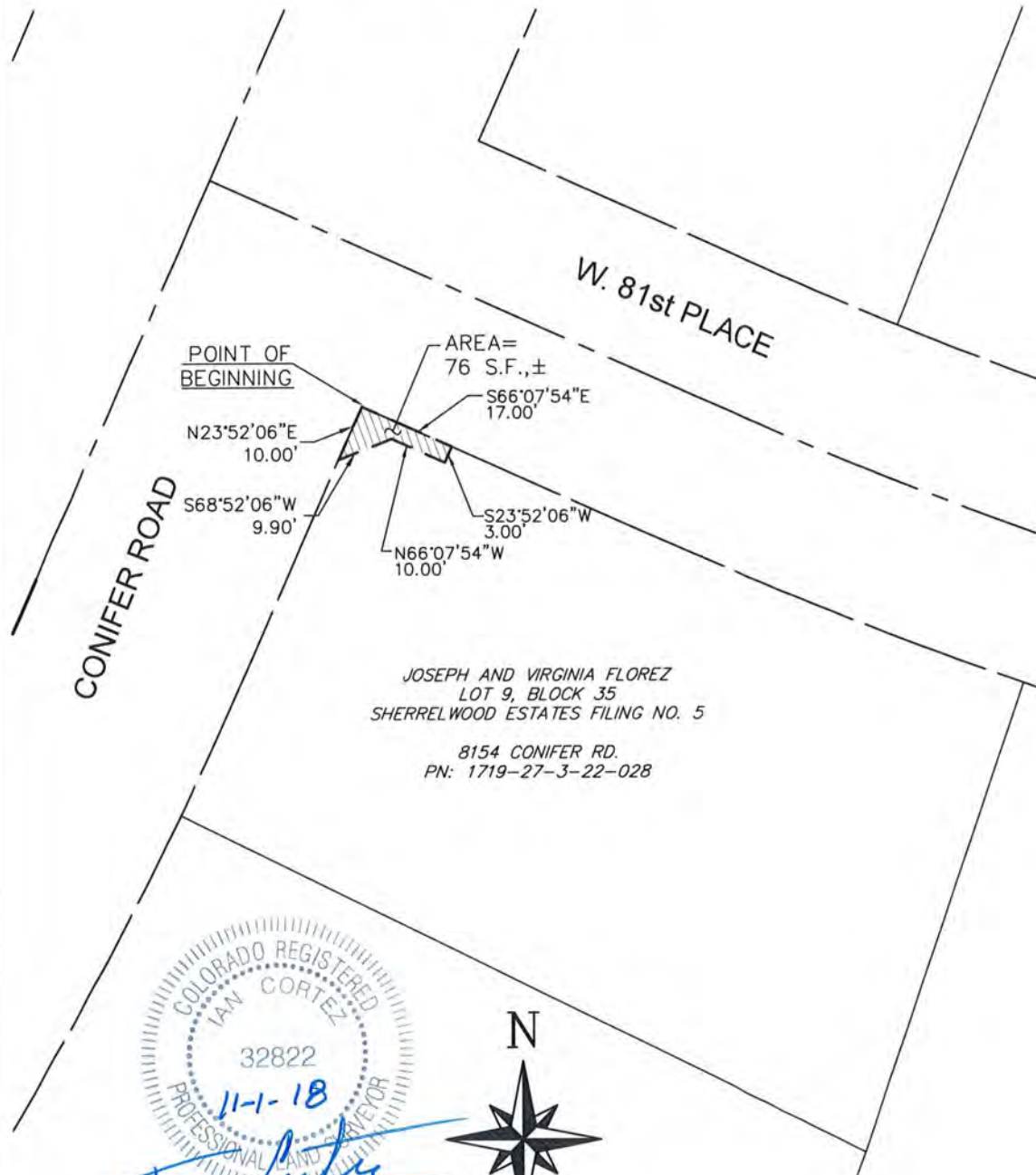
Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.

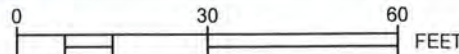




# EXHIBIT "B"



COLORADO REGISTERED  
IAN CORTEZ  
32822  
11-1-18  
PROFESSIONAL LAND SURVEYOR



SCALE: 1" = 30'



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.





## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Richard T. Fiskum to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☒ NO

**Future Amendment Needed:** ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING WARRANTY DEED CONVEYING PROPERTY FROM  
RICHARD T. FISKUM TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue (“Project”); and,

WHEREAS, this right-of-way parcel is from property at 347 Leona Drive, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Richard T. Fiskum (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Richard T. Fiskum has executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Richard T. Fiskum, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## WARRANTY DEED

THIS DEED, dated this 16 day of November 2018, between **Richard T. Fiskum**, whose legal address is 347 Leona Drive, Denver, Colorado 80221, of the County of Adams and State of Colorado, grantor(s), and the **COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **Leona Drive**

Also known by street and number as: **347 Leona Drive**

Assessor's schedule or parcel number: part of **0171927322001**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself, its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensembling and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2017 taxes due in 2018 which grantor agrees to pay.

The grantor(s) shall and will **WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.

Richard T. Fiskum

By: Richard T. Fiskum

STATE OF COLORADO )

County of Jefferson ) §

The foregoing instrument was acknowledged before me this 16<sup>th</sup> day of November, 2018, by Richard T. Fiskum.

My commission expires: 06/06/2020

Witness my hand and official seal.

Brad Cook

Notary Public

Name and Address of Person Creating Newly Created Legal Description (§38-35-106.5, C.R.S.)

**BRAD COOK**  
Notary Public - State of Colorado  
Notary ID: 20124008594  
My Commission Expires Jun 6, 2020

No. 32, Rev. 3-98, WARRANTY DEED (Photographic Record) Page 1 of 1

**EXHIBIT "A"**

**DEED FROM RICHARD FISKUM  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 3, Block 35 of the SHERRELWOOD ESTATES FILING NO. 5, a Subdivision recorded on October 19, 1959 in File No. 10 Map 342 Reception No. 594560 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Northwestern Corner of said Lot 3, thence North 48°43'26" East, along the Northerly line of said Lot 3, a distance of 10.00 feet;

Thence leaving said Northerly line, South 3°43'26" West, a distance of 14.14 feet to a point on the Westerly line of said Lot 3;

Thence North 41°16'34" West, along the Westerly line of said Lot 3, a distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

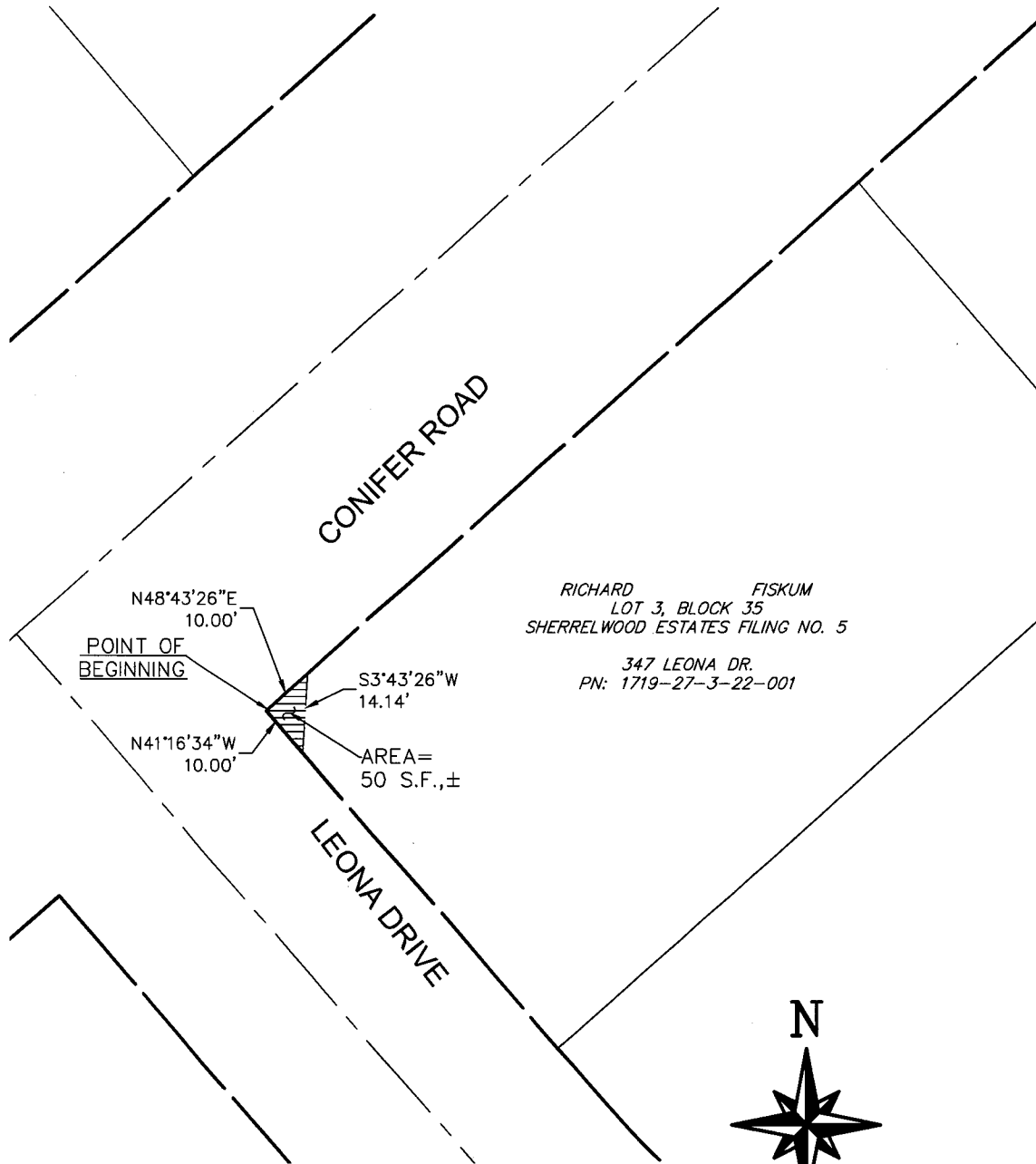
Legal description prepared by:

Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.



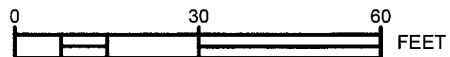
# EXHIBIT "B"



RICHARD FISKUM  
LOT 3, BLOCK 35  
SHERRELWOOD ESTATES FILING NO. 5

347 LEONA DR.  
PN: 1719-27-3-22-001

AREA=  
50 S.F., ±



SCALE: 1" = 30'



**ADAMS COUNTY**  
COLORADO

THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Jeffrey Barger and Roxana Barger to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**



BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING WARRANTY DEED CONVEYING PROPERTY FROM  
JEFFREY BARGER AND ROXANA BARGER TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue ("Project"); and,

WHEREAS, this right-of-way parcel is from property at 364 Leona Drive, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Jeffrey Barger and Roxana Barger ("Parcel"); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Jeffrey Barger and Roxana Barger have executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Jeffrey Barger and Roxana Barger, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## WARRANTY DEED

THIS DEED, dated this \_\_\_\_\_ day of \_\_\_\_\_, 2018, between **Jeffrey Barger and Roxana Barger**, whose legal address is 364 Leona Drive, Denver, Colorado, of the County of Adams and State of Colorado, grantor(s), and **THE COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **Leona Drive**

Also known by street and number as: **364 Leona Drive**

Assessor's schedule or parcel number: part of **0171927324001**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself; its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensembling and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2017 taxes due in 2018 which grantor agrees to pay.

The grantor(s) shall and will **WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.

Jeffrey Barger

Roxana Barger

By: Jeffrey Barger

By: Roxana Barger

STATE OF COLORADO )  
County of Adams ) §

The foregoing instrument was acknowledged before me this 15 day of October, 2018, by Jeffrey Barger and Roxana Barger.

My commission expires: 01-27-2019

Witness my hand and official seal.

Michelle Rodriguez  
Notary Public

Name and Address of Person Creating Newly Created Legal Description (§38-35-106.5, C.R.S.)

MICHELLE RODRIGUEZ  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20034000718  
MY COMMISSION EXPIRES JANUARY 27, 2019

## EXHIBIT "A"

### DEED FROM JEFFREY AND ROXANA BARGER TO THE COUNTY OF ADAMS, STATE OF COLORADO

#### Legal Description

A parcel of land being a portion of Lot 6, Block 40 of the SHERRELWOOD ESTATES FILING NO. 5, a Subdivision recorded on October 19, 1959 in File No. 10 Map 342 Reception No. 594560 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Southwest Quarter of Section 27, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Northeasterly Corner of said Lot 6, thence South 41°16'34" East, along the Easterly line of said Lot 6, a distance of 10.00 feet;

Thence leaving said Easterly line, North 86°16'34" West, a distance of 14.14 feet to a point on the Northerly line of said Lot 6;

Thence North 48°43'26" East, along the Northerly line of said Lot 6, a distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

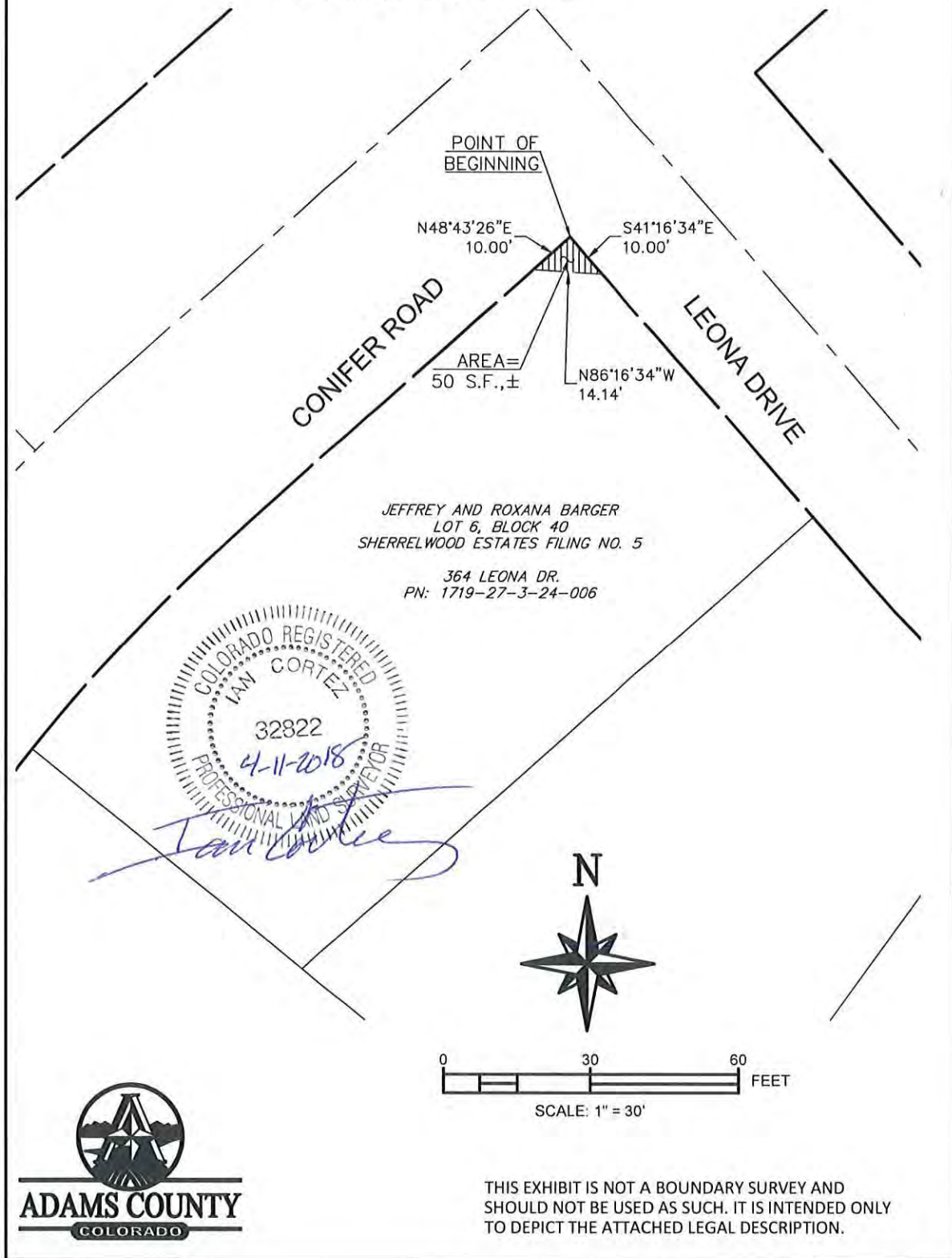
Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.





# EXHIBIT "B"





## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Kevin Ray Kitmann and Patricia Ann Kitmann to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue for the 2018 Miscellaneous Concrete and ADA Ramps Project. The intention of this Project is to identify and improve the overall mobility and accessibility of maturing neighborhoods with ADA accessibility connectivity including ADA-compliant sidewalks and the addition of ADA pedestrian ramps. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☒ NO

**Future Amendment Needed:** ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING WARRANTY DEED CONVEYING PROPERTY FROM  
KEVIN RAY KITZMANN AND PATRICIA ANN KITZMANN TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way for the 2018 Miscellaneous Concrete and ADA Ramps Project along the Broadway Street-Conifer Road corridor from U.S. Highway 36 to 84<sup>th</sup> Avenue ("Project"); and,

WHEREAS, this right-of-way parcel is from property at 400 West 80<sup>th</sup> Avenue, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Kevin Ray Kitzmann and Patricia Ann Kitzmann ("Parcel"); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Kevin Ray Kitzmann and Patricia Ann Kitzmann have executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Conifer Road that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Kevin Ray Kitzmann and Patricia Ann Kitzmann, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## WARRANTY DEED

THIS DEED, dated this 7<sup>th</sup> day of October, 2018, between **Kevin Ray Kitzmann and Patricia Ann Kitzmann**, whose legal address is 400 West 80<sup>th</sup> Avenue, Denver, Colorado 80221, of the County of Adams and State of Colorado, grantor(s), and **THE COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for **West 80<sup>th</sup> Avenue**

Also known by street and number as: **400 W. 80<sup>th</sup> Avenue**

Assessor's schedule or parcel number: part of **0171934204001**

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself, its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensembling and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2017 taxes due in 2018 which grantor agrees to pay.

The grantor(s) shall and will WARRANT AND FOREVER DEFEND the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.

JESSICA ANAYA VAZQUEZ  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20184025630  
MY COMMISSION EXPIRES JUNE 20, 2022

Kevin Ray Kitzmann

By: 

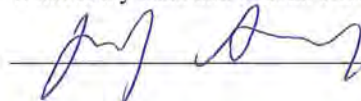
STATE OF COLORADO )

County of Adams ) §

The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of October, 2018, by Kevin Ray Kitzman.

My commission expires: June 20, 2022

Witness my hand and official seal.

  
Notary Public

Name and Address of Person Creating Newly Created Legal Description (§38-35-106.5, C.R.S.)



Patricia Ann Kitzmann, Owner

By: Patricia Ann Kitzmann

STATE OF COLORADO     )  
County of Adams     )§

The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of October, 2018, by Patricia Ann Kitzmann.

My commission expires: June 20, 2022

Witness my hand and official seal.

[Signature]

Notary Public

JESSICA ANAYA VAZQUEZ  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20184025630  
MY COMMISSION EXPIRES JUNE 20, 2022

**EXHIBIT "A"**

**DEED FROM KEVIN AND PATRICIA KITZMANN  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO**

Legal Description

A parcel of land being a portion of Lot 1, Block 16, of the SHERRELWOOD ESTATES FILING NO. 1A, a Subdivision recorded on July 20, 1959, in File No. 10 Map 334 Reception No. 588159 in the Office of the Clerk and Recorder of Adams County, Colorado, located in the Northwest Quarter of Section 34, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, being more particularly described as follows:

Beginning at the Northwesterly Corner of said Lot 1, thence North 89°51'39" East, along the Northerly line of said Lot 1, a distance of 10.00 feet;

Thence leaving said Northerly line, South 44°52'43" West, a distance of 14.15 feet to a point on the Westerly line of said Lot 1;

Thence North 0°06'13" West, along the Westerly line of said Lot 1, a distance of 10.00 feet to the Point of Beginning.

Containing: 50 square feet, more or less.

Legal description prepared by:

Ian Cortez, PLS  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of:  
Adams County, Colorado

Exhibit "B" attached and hereby made a part thereof.



# EXHIBIT "B"

POINT OF BEGINNING

N89°51'39"E  
10.00'

W. 80th AVENUE

N0°06'13"W  
10.00'

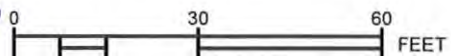
S44°52'43"W  
14.15'

AREA=  
50 S.F., ±

KEVIN AND PATRICIA KITZMANN  
LOT 1, BLOCK 16  
SHERRELWOOD ESTATES FILING NO. 1A

400 W 80th AVENUE  
PN: 1719-34-2-04-001

CONIFER ROAD



SCALE: 1" = 30'



THIS EXHIBIT IS NOT A BOUNDARY SURVEY AND  
SHOULD NOT BE USED AS SUCH. IT IS INTENDED ONLY  
TO DEPICT THE ATTACHED LEGAL DESCRIPTION.



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Gloria Calabrese to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way, permanent easements and temporary construction easements for street improvements along Lowell Boulevard for the Lowell Boulevard Improvements Project – Clear Creek to West 62<sup>nd</sup> Avenue, that includes reconstructing the roadway, improving drainage, and installing curb, gutter, sidewalk and accessible curb ramps in compliance with the Americans with Disabilities Act. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING A WARRANTY DEED CONVEYING PROPERTY FROM  
GLORIA CALABRESE TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way, permanent easements and temporary construction easements along Lowell Boulevard for the Lowell Boulevard Improvements Project – Clear Creek to West 62<sup>nd</sup> Avenue; and,

WHEREAS, this right-of-way parcel is from property at 5855 Lowell Boulevard, located in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Gloria Calabrese (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Gloria Calabrese has executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Lowell Boulevard that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 9<sup>th</sup> day of August, 2018, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Gloria Calabrese, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.



## WARRANTY DEED

**THIS DEED**, dated this 23 day of March, 2018, between **Gloria Calabrese**, whose legal address is 5855 Lowell Boulevard, Denver, CO 80221, of the County of Adams and State of Colorado, grantor(s), and **THE COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit – ROW #2 attached hereto and incorporated herein by this reference.

Dedicated for Lowell Boulevard

Also known by street and number as: 5855 Lowell Boulevard

Assessor's schedule or parcel number: part of 01825-07-4-00-005

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself, its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensembling and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2017 taxes due in 2018 which grantor agrees to pay.

The grantor(s) shall and will **WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.

Gloria Calabrese

By: Gloria Calabrese

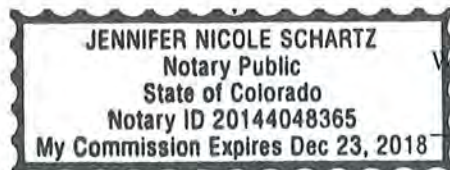
STATE OF COLORADO )

County of Adams ) §

The foregoing instrument was acknowledged before me this 23 day of March, 2018, by Gloria Calabrese.

My commission expires:

Dec 23, 2018



Witness my hand and official seal.

[Signature]

Notary Public

Name and Address of Person Creating Newly Created Legal Description (§38-35-106.5, C.R.S.)

A PARCEL OF LAND, being a portion of the tract of land described in Warranty Deed recorded on December 22, 1975 in Book 2036 at Page 344 of the records in the office of the Clerk and Recorder of Adams County, Colorado, situated in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6th P.M., Adams County, Colorado, more particularly described as follows:

Commencing at the Southeast corner of said Southeast Quarter of Section 7;

Thence North 00°07'00" East along the East line of said Southeast Quarter, a distance of 1565.19 feet;

Thence South 89°40'03" West, a distance of 30.00 feet to the existing Westerly Right-of-Way of Lowell Boulevard, being the Point of Beginning;

Thence continuing South 89°40'03" West along the South line of said tract of land described in Book 2036 at Page 344, a distance of 6.00 feet;

Thence North 00°07'00" East, a distance of 174.08 feet;

Thence North 89°42'09" East along the North line of said tract of land described in Book 2036 at Page 344, a distance of 6.00 feet;

Thence South 00°07'00" West along said Westerly Right-of-Way of Lowell Boulevard, a distance of 174.08 feet to the Point of Beginning,

containing 1,044 square feet, or 0.0240 acre, more or less.

**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440





# EXHIBIT - ROW #2

Page 2 of 2

Parcel 4  
Hyland Hills Park  
and Recreation District  
PN 0182507401016

Line	Bearing	Distance
L1	S89°40'03"W	30.00'
L2	S89°40'03"W	6.00'
L3	N89°42'09"E	6.00'

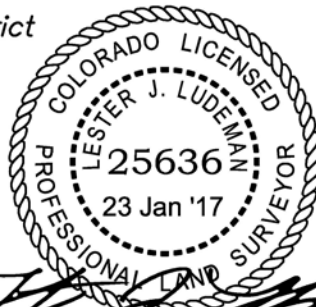


Parcel 5  
Gloria Calabrese  
PN 0182507400005  
Book 2036, Page 344

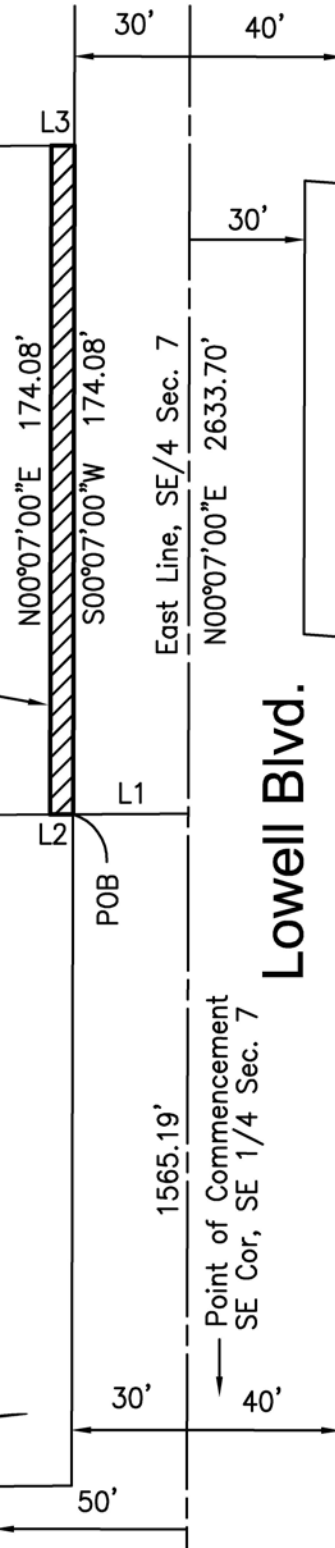
1,044 square feet  
more or less

SE 1/4 Sec. 7  
T 3 S, R 68 W

Parcel 6  
Hyland Hills Park  
and Recreation District  
PN 0182507401016



*[Signature]*



**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440

This illustration does not represent a monumented land survey  
and is only intended to depict the accompanying description.

AGENDA ITEM 5C

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING A WARRANTY DEED FROM GLORIA CALABRESE, TO  
ADAMS COUNTY FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 9<sup>th</sup> day of August, 2018, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Warranty Deed from Gloria Calabrese for right-of-way purposes on the following described land to wit:


Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Warranty Deed is in conjunction with the Lowell Boulevard Improvements Project from Clear Creek to West 62<sup>nd</sup> Avenue, for a portion of 5855 Lowell Boulevard, located in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said deed be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Grecy Thompson, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

  
\_\_\_\_\_  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting a permanent drainage easements from the Hyland Hills Park and Recreation District to Adams County, for drainage purposes
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the permanent drainage easement agreement for the construction of the Lowell Boulevard Improvements Project.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way, permanent easements and temporary construction easements for street improvements along Lowell Boulevard for the Lowell Boulevard Improvements Project – Clear Creek to West 62<sup>nd</sup> Avenue, that includes reconstructing the roadway, improving drainage, and installing curb, gutter, sidewalk and accessible curb ramps in compliance with the Americans with Disabilities Act. Attached is a copy of a permanent drainage easement agreement between Adams County and the Hyland Hills Park and Recreation District (Hyland Hills) for drainage purposes. The attached resolution allows the County to accept the permanent drainage easement agreement.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Permanent Drainage Easement Agreement  
Planning Commission Resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING A PERMENENT DRAINAGE EASEMENTS FROM THE  
HYLAND HILLS PARK AND RECREATION DISTRICT TO ADAMS COUNTY,  
FOR DRAINAGE PURPOSES

WHEREAS, Adams County is in the process of acquiring right-of-way, permanent easements and temporary construction easements along Lowell Boulevard for the Lowell Boulevard Improvements Project – Clear Creek to West 62<sup>nd</sup> Avenue; and,

WHEREAS, the Hyland Hills Park and Recreation District (“Hyland Hills”), a Quasi-Municipal Corporation, political subdivision of the State of Colorado, owns certain property located in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado; and,

WHEREAS, Adams County requires easements over certain Hyland Hills property for drainage purposes; and,

WHEREAS, Hyland Hills is willing to grant easements to Adams County under the terms and conditions of the attached Permanent Drainage Easement Agreement; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 13<sup>th</sup> day of June, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Permanent Drainage Easement Agreement.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners, County of Adams, State of Colorado, that the Permanent Drainage Easement Agreement between Adams County and Hyland Hills Park and Recreation District, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is approved.

## PERMANENT DRAINAGE EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That **Hyland Hills Park and Recreation District**, a Quasi-Municipal Corporation, Political Subdivision of the State of Colorado, whose legal address is 8801 North Pecos Street, Federal Heights, CO 80260, hereinafter called "Grantor", for and consideration of the sum of SEVEN HUNDRED NINETY-TWO AND NO/100'S DOLLARS (\$792.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, and convey to the **COUNTY OF ADAMS**, STATE OF COLORADO, a body politic, whose address is 4430 South Adams County Parkway, Brighton, Colorado 80601 hereinafter "County", its successors and assigns, a permanent storm water drainage easement for the purpose of maintenance of all drainage facilities including inlets, pipes, culverts, channels, ditches, hydraulic structures, detention basins, catch grates, maintenance roads, etc., said easement to be used solely in the event Grantor fails to maintain such drainage facilities, together with lateral and subjacent support thereto as may from time to time be required on, over, across, and through the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated by this reference.

Together with the right to ingress and egress over and across the land of Grantor by means of roads and lanes thereon if such there be; otherwise by such route as shall cause the least practical damage and inconvenience to the Grantor.

In further consideration hereof, Grantor covenants and agrees that no permanent buildings or structures will be placed, erected, installed or permitted upon said easement that will cause any obstructions to prevent the proper maintenance and use of said drainage facility.

In further consideration of the granting of this easement, it is hereby agreed that all work performed by the County, its successors and assigns, in connection with this easement shall be done with care, and the surface of the property shall be restored to its original condition, or as close thereto as possible, except as necessarily modified to accommodate the facilities and appurtenances installed and any damages caused on said easement arising out of the reconstruction, maintenance and repair of said drainage facilities and appurtenances in the exercise of the rights hereby provided shall be restored reasonably similar to its original condition following completion of the work performed.

IN WITNESS WHEREOF, Grantor has hereto set his hand on this 4 day of January, 2018.

**Hyland Hills Park & Recreation District,**  
a Quasi-Municipal Corporation, Political  
Subdivision of the State of Colorado

By: Yvonne Fischbach  
Yvonne Fischbach, Executive Director

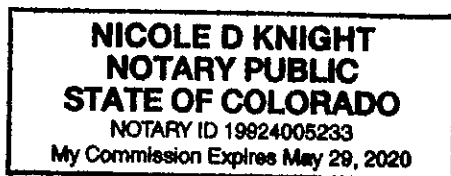
STATE OF COLORADO)  
COUNTY OF ADAMS ) §

The foregoing instrument was acknowledged before me this 4 day of January 2018 by Yvonne Fischbach, as Executive Director of Hyland Hills Park & Recreation District, a Quasi-Municipal Corporation, Political Subdivision of the State of Colorado.

IN WITNESS WHEREOF, I have hereto set my hand and official seal.

Nicole D. Knight  
Notary Public

My commission expires: 5.29.2020



A PERMANENT DRAINAGE EASEMENT, being a portion of the tract of land described in Personal Representative's Deed recorded on October 12, 2010 at Reception No. 2010000069477 of the records in the office of the Clerk and Recorder of Adams County, Colorado, situated in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6th P.M., Adams County, Colorado, more particularly described as follows:

Commencing at the Southeast corner of said Southeast Quarter of Section 7;

Thence North 00°07'00" East along the East line of said Southeast Quarter, a distance of 1547.78 feet;

Thence North 89°53'00" West, a distance of 36.00 feet to the Point of Beginning;

Thence North 90°00'00" West, a distance of 10.00 feet;

Thence North 00°07'00" East, a distance of 11.71 feet;

Thence North 89°53'00" West, a distance of 5.00 feet;

Thence North 00°07'00" East, a distance of 5.32 feet;

Thence North 89°40'03" East along the North line of said tract of land described at Reception No. 2010000069477, a distance of 15.00 feet;

Thence South 00°07'00" West, a distance of 17.13 feet to the Point of Beginning,

containing 198 Square Feet, or 0.0045 Acres, more or less.



**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440



# EXHIBIT - PDE #6

Page 2 of 2



Parcel 5  
Gloria Calabrese  
PN 0182507400005

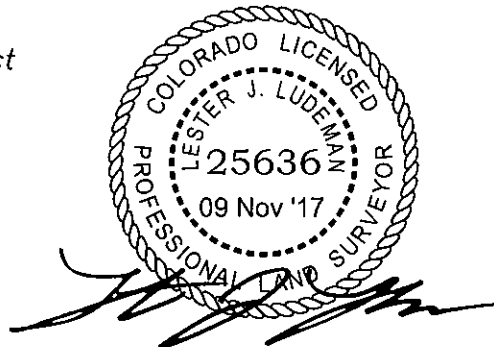
SE 1/4 Sec. 7  
T 3 S, R 68 W

198 square feet  
more or less

Parcel 6  
Hyland Hills Park  
and Recreation District  
PN 0182507401016  
Rec. #2010000069477

Parcel 7  
Hyland Hills Park  
and Recreation District  
PN 0182507401016

Line	Bearing	Distance
L1	N89°53'00"W	36.00'
L2	N90°00'00"W	10.00'
L3	N00°07'00"E	11.71'
L4	N89°53'00"W	5.00'
L5	N00°07'00"E	5.32'
L6	N89°40'03"E	15.00'
L7	S00°07'00"W	17.13'



30'

40'

East Line, SE 1/4 Sec. 7  
N00°07'00"E 2633.70'

1547.78'

Lowell Blvd.

Point of Commencement  
SE Cor, SE 1/4 Sec. 7

50'

**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440

This illustration does not represent a monumented land survey  
and is only intended to depict the accompanying description.

## **PERMANENT DRAINAGE EASEMENT**

KNOW ALL MEN BY THESE PRESENTS:

That **Hyland Hills Park and Recreation District**, a **Quasi-Municipal Corporation**, **Political Subdivision of the State of Colorado**, whose legal address is **8801 North Pecos Street, Federal Heights, CO 80260**, hereinafter called "Grantor", for and consideration of the sum of TWENTY-NINE THOUSAND FOUR HUNDRED THIRTY-SEVEN AND NO/100'S DOLLARS (\$29,437.00), the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, and convey to the **COUNTY OF ADAMS, STATE OF COLORADO**, a body politic, whose address is 4430 South Adams County Parkway, Brighton, Colorado 80601 hereinafter "County", its successors and assigns, a permanent storm water drainage easement for the purpose of maintenance of all drainage facilities including inlets, pipes, culverts, channels, ditches, hydraulic structures, detention basins, catch grates, maintenance roads, etc., together with lateral and subjacent support thereto as may from time to time be required on, over, across, and through the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated by this reference.

Together with the right to ingress and egress over and across the land of Grantor by means of roads and lanes thereon if such there be; otherwise by such route as shall cause the least practical damage and inconvenience to the Grantor.

In further consideration hereof, Grantor covenants and agrees that no permanent buildings or structures will be placed, erected, installed or permitted upon said easement that will cause any obstructions to prevent the proper maintenance and use of said drainage facility.

In further consideration of the granting of this easement, it is hereby agreed that all work performed by the County, its successors and assigns, in connection with this easement shall be done with care, and the surface of the property shall be restored to its original condition, or as close thereto as possible, except as necessarily modified to accommodate the facilities and appurtenances installed and any damages caused on said easement arising out of the reconstruction, maintenance and repair of said drainage facilities and appurtenances in the exercise of the rights hereby provided shall be restored reasonably similar to its original condition following completion of the work performed.

IN WITNESS WHEREOF, Grantor has hereto set his hand on this 13 day of November, 2017.

**Hyland Hills Park & Recreation District  
a Quasi-Municipal Corporation, Political  
Subdivision of the State of Colorado**

By: *Yvonne Fischbach*

Print Name: Yvonne Fischbach

Print Title: Executive Director

STATE OF COLORADO)  
  ) §

COUNTY OF Adams

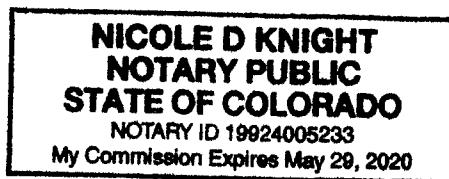
The foregoing instrument was acknowledged before me this 13 day of November, 2017 by Yvonne Fischbach, as Executive Director of

Hyland Hills Park and Recreation District, a Quasi-Municipal Corporation, Political Subdivision of the State of Colorado.

IN WITNESS WHEREOF, I have hereto set my hand and official seal.

*Nicole D Knight*  
Notary Public

My commission expires: 5.29.2020



A PERMANENT DRAINAGE EASEMENT, being a portion of Parcel 1 as described in Special Warranty Deed recorded on December 11, 2002 at Reception No. C1065635 of the records in the office of the Clerk and Recorder of Adams County, Colorado, situated in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6th P.M., Adams County, Colorado, more particularly described as follows:

Commencing at the Southeast corner of said Southeast Quarter of Section 7;

Thence North 00°07'00" East along the East line of said Southeast Quarter, a distance of 634.71 feet;

Thence North 89°53'00" West, a distance of 50.00 feet to the existing Westerly Right-of-Way of Lowell Boulevard, being the Point of Beginning;

Thence North 75°33'13" West, a distance of 41.28 feet;

Thence North 00°07'00" East, a distance of 353.16 feet;

Thence South 89°53'00" East, a distance of 40.00 feet;

Thence South 00°07'00" West along said Westerly Right-of-Way of Lowell Boulevard, a distance of 20.00 feet;

Thence North 89°53'00" West, a distance of 20.00 feet;

Thence South 00°07'00" West, a distance of 30.19 feet;

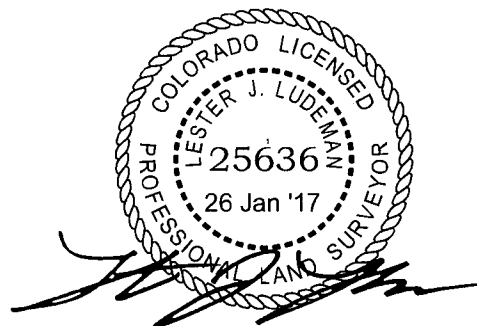
Thence South 89°53'00" East, a distance of 20.00 feet;

Thence South 00°07'00" West along said Westerly Right-of-Way of Lowell Boulevard, a distance of 313.19 feet to the Point of Beginning,

containing 13,727 Square Feet, or 0.3151 Acres, more or less.

**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440



# EXHIBIT - PDE #1

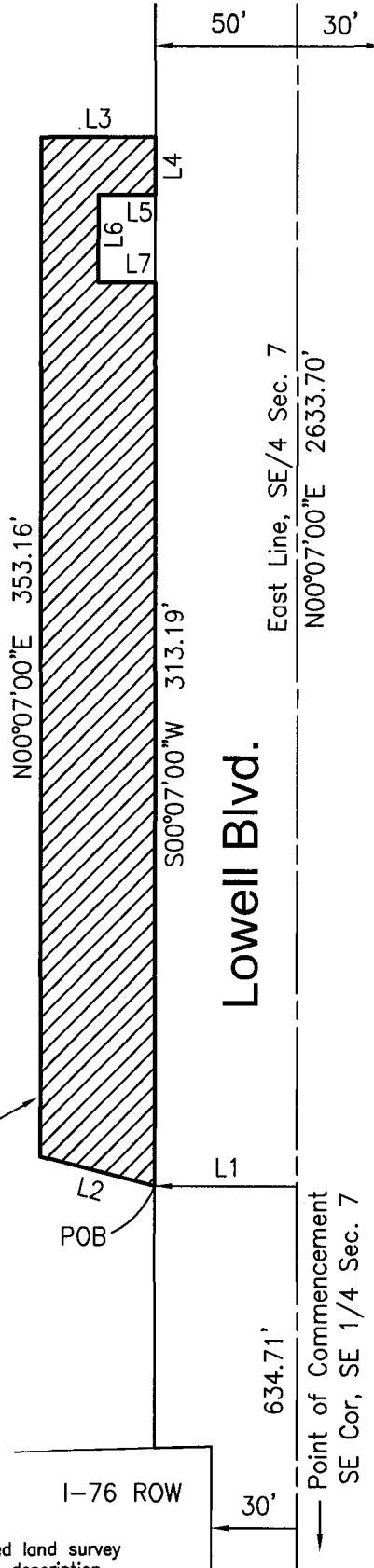
Page 2 of 2

SE 1/4 Sec. 7  
T 3 S, R 68 W

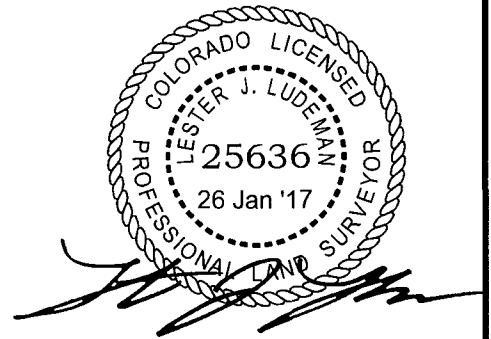


Parcel 7  
Hyland Hills Park and Recreation District  
PN 0182507401016  
Rec. #C1065635, Parcel 1

13,727 square feet  
more or less



Line	Bearing	Distance
L1	N89°53'00"W	50.00'
L2	N75°33'13"W	41.28'
L3	S89°53'00"E	40.00'
L4	S00°07'00"W	20.00'
L5	N89°53'00"W	20.00'
L6	S00°07'00"W	30.19'
L7	S89°53'00"E	20.00'



**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440

This illustration does not represent a monumented land survey  
and is only intended to depict the accompanying description.

A PERMANENT DRAINAGE EASEMENT, being a portion of the parcel of land described in Warranty Deed recorded on December 30, 2002 at Reception No. C1073471 of the records in the office of the Clerk and Recorder of Adams County, Colorado, situated in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6th P.M., Adams County, Colorado, more particularly described as follows:

Commencing at the Southeast corner of said Southeast Quarter of Section 7;

Thence North 00°07'00" East along the East line of said Southeast Quarter, a distance of 1739.25 feet;

Thence South 89°42'09" West, a distance of 36.00 feet to the Point of Beginning;

Thence continuing South 89°42'09" West along the South line of said parcel of land described at Reception No. C1073471, a distance of 14.00 feet;

Thence North 00°07'00" East, a distance of 18.75 feet;

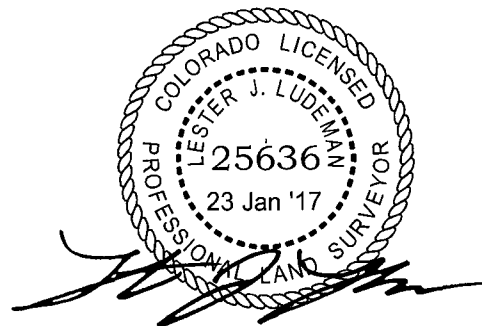
Thence South 89°53'00" East, a distance of 14.00 feet;

Thence South 00°07'00" West, a distance of 18.65 feet to the Point of Beginning,

containing 262 square feet, or 0.0060 acre, more or less.

**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440



This description is not the result of a monumented land survey.

SE 1/4 Sec. 7  
T 3 S, R 68 W

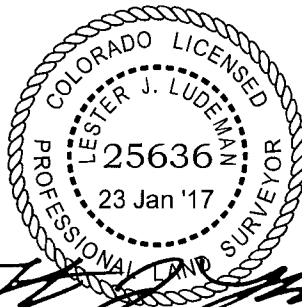
Line	Bearing	Distance
L1	S89°42'09"W	36.00'
L2	S89°42'09"W	14.00'
L3	N00°07'00"E	18.75'
L4	S89°53'00"E	14.00'
L5	S00°07'00"W	18.65'



Parcel 4  
Hyland Hills Park  
and Recreation District  
PN 0182507401016  
Rec. #C1073471

262 square feet  
more or less

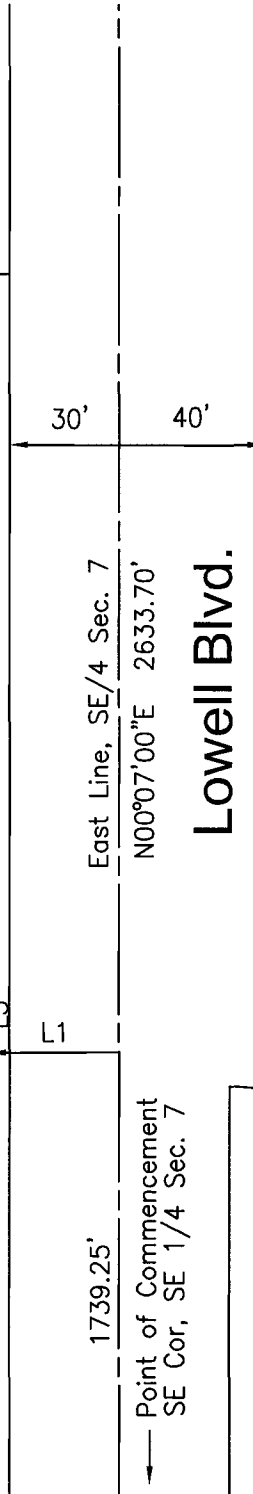
Parcel 5  
Gloria Calabrese  
PN 0182507400005



**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440

This illustration does not represent a monumented land survey  
and is only intended to depict the accompanying description.



A PERMANENT DRAINAGE EASEMENT, being a portion of the parcel of land described in Warranty Deed recorded on December 30, 2002 at Reception No. C1073471 of the records in the office of the Clerk and Recorder of Adams County, Colorado, situated in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6th P.M., Adams County, Colorado, more particularly described as follows:

Commencing at the Southeast corner of said Southeast Quarter of Section 7;

Thence North 00°07'00" East along the East line of said Southeast Quarter, a distance of 1948.49 feet;

Thence South 89°42'09" West, a distance of 36.00 feet to the Point of Beginning;

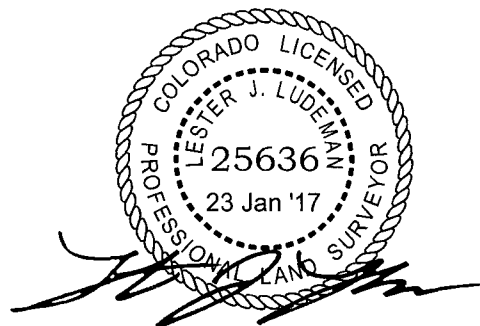
Thence South 00°07'00" West, a distance of 20.00 feet;

Thence North 76°44'22" West, a distance of 55.45 feet;

Thence North 00°07'00" East, a distance of 7.00 feet;

Thence North 89°42'09" East along the North line of said parcel of land described at Reception No. C1073471, a distance of 54.00 feet to the Point of Beginning,

containing 729 square feet, or 0.0167 acre, more or less.



**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440

This description is not the result of a monumented land survey.



# EXHIBIT - PDE #3

Page 2 of 2

Parcel 3  
TDSO Holdings, LLC  
PN 0182507400003

SE 1/4 Sec. 7  
T 3 S, R 68 W

729 square feet  
more or less

Parcel 4  
Hyland Hills Park  
and Recreation District  
PN 0182507401016

Rec. #C1073471

Line	Bearing	Distance
L1	S89°42'09"W	36.00'
L2	S00°07'00"W	20.00'
L3	N76°44'22"W	55.45'
L4	N00°07'00"E	7.00'
L5	N89°42'09"E	54.00'

1"=50'

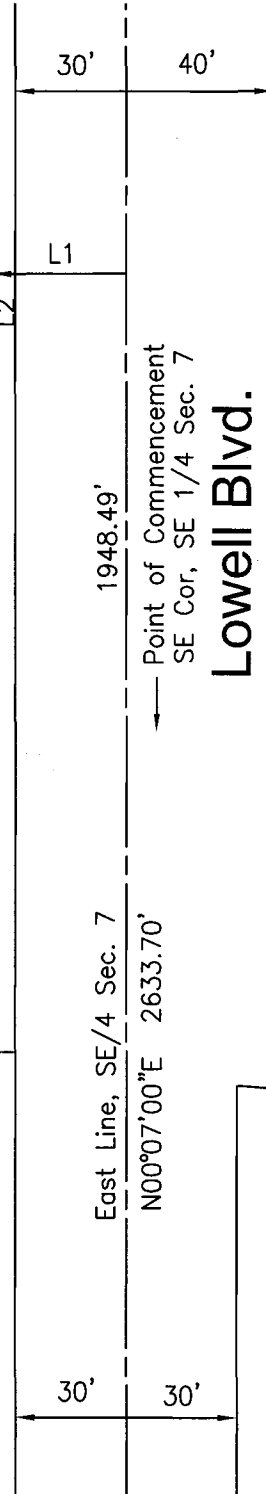
Parcel 5  
Gloria Calabrese  
PN 0182507400005



**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440

This illustration does not represent a monumented land survey  
and is only intended to depict the accompanying description.



AGENDA ITEM 5A

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A PERMANENT DRAINAGE  
EASEMENT DEEDS FROM HYLAND HILLS PARK & RECREATION DISTRICT TO  
ADAMS COUNTY FOR RIGHT-OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 9<sup>th</sup> day of August, 2018, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Permanent Drainage Easement Deeds from Hyland Hills Park & Recreation District for drainage purposes on the following described land to wit:

Legal description as set forth in Exhibit "PDE #1, PDE #2, PDE #3 and PDE #6"  
attached hereto and incorporated herein by this reference.

WHEREAS, these Permanent Drainage Easement Deeds is in conjunction with the Lowell Boulevard Improvements Project from Clear Creek to West 62<sup>nd</sup> Avenue, located in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said deed be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Greg Thompson, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

  
\_\_\_\_\_  
Chairperson/Acting Chairperson  
Adams County Planning Commission



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting Warranty Deed conveying property from Hyland Hills Park and Recreation District to Adams County, for the dedication of road right-of-way
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners accepts the Warranty Deed for the acquisition of property needed for road right-of-way.

### **BACKGROUND:**

Adams County is in the process of acquiring right-of-way, permanent easements and temporary construction easements for street improvements along Lowell Boulevard for the Lowell Boulevard Improvements Project – Clear Creek to West 62<sup>nd</sup> Avenue, that includes reconstructing the roadway, improving drainage, and installing curb, gutter, sidewalk and accessible curb ramps in compliance with the Americans with Disabilities Act. The attached resolution allows Adams County to accept the Warranty Deed.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Warranty Deed  
Planning Commission resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION ACCEPTING A WARRANTY DEED CONVEYING PROPERTY FROM  
HYLAND HILLS PARK AND RECREATION DISTRICT TO ADAMS COUNTY,  
FOR THE DEDICATION OF ROAD RIGHT-OF-WAY

WHEREAS, Adams County is in the process of acquiring right-of-way, permanent easements and temporary construction easements along Lowell Boulevard for the Lowell Boulevard Improvements Project – Clear Creek to West 62<sup>nd</sup> Avenue; and,

WHEREAS, this right-of-way parcel is from property located in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado and is owned by Hyland Hills Park and Recreation District (“Parcel”); and,

WHEREAS, Adams County requires ownership of the Parcel for construction of the Project; and,

WHEREAS, Hyland Hills Park and Recreation District has executed a Warranty Deed to dedicate the Parcel for road right-of-way purposes for Lowell Boulevard that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 9<sup>th</sup> day of August, 2018, the Planning Commission recommended that the Board of County Commissioners accept said Warranty Deed.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners, County of Adams, State of Colorado, that the Warranty Deed from Hyland Hills Park and Recreation District, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

AGENDA ITEM 5B

PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION RECOMMENDING ACCEPTANCE OF A WARRANTY DEED FROM  
HYLAND HILLS PARK & RECREATION DISTRICT TO ADAMS COUNTY FOR RIGHT-  
OF-WAY PURPOSES

At the regular meeting for the Planning Commission for Adams County, Colorado, held at County Government Center in Brighton on Thursday the 9<sup>th</sup> day of August, 2018, the following proceedings and others were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of acceptance by the Board of County Commissioners of a Warranty Deed from Hyland Hills Park & Recreation District for right-of-way purposes on the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Warranty Deed is in conjunction with the Lowell Boulevard Improvements Project from Clear Creek to West 62<sup>nd</sup> Avenue, located in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED, that the Adams County Planning Commission recommends to the Board of County Commissioners that said deed be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Greg Thompson, Chairperson/Acting Chairperson of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

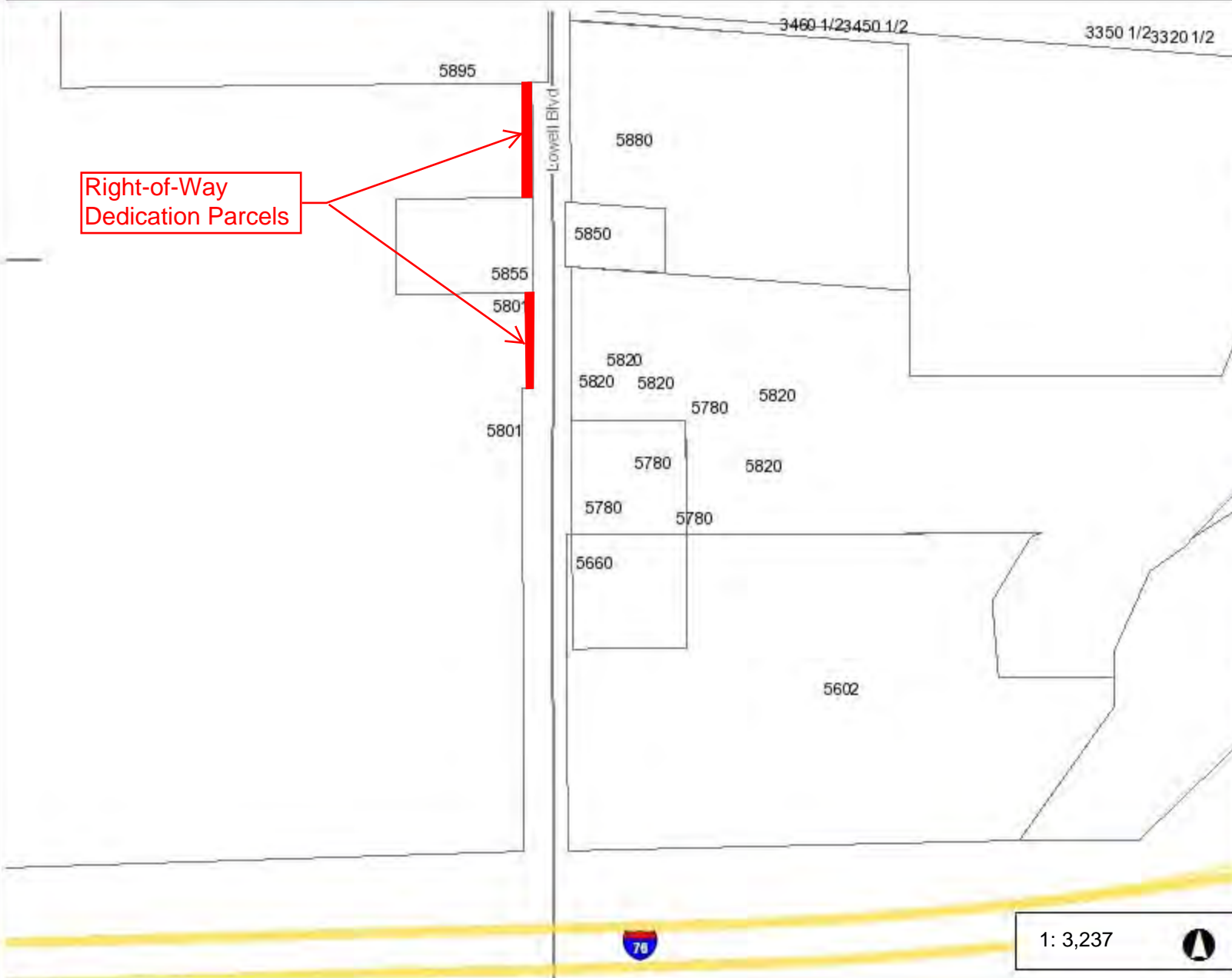
  
\_\_\_\_\_  
Chairperson/Acting Chairperson  
Adams County Planning Commission



# Right-of-Way Dedication from Hyland Hills Park & Recreation Dist.



Right-of-Way  
Dedication Parcels



## Legend

Address

Highways

Highways (3,000 - 5,000)

Interstate

Highway

Tollway

Streets

Streets (2,000 - 10,000)

Streets

Ramp

County Parks and Open Space

Cities

Arvada

Aurora

Bennett

Brighton

Commerce City

Federal Heights

Lochbuie

Northglenn

Thornton

Westminster

Parcels

County Boundary

## Notes

0.1 0 0.05 0.1 Miles

NAD\_1983\_StatePlane\_Colorado\_Central\_FIPS\_0502\_Feet  
© Latitude Geographics Group Ltd.

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

**WARRANTY DEED**

**THIS DEED**, dated this 29 day of November, 2017, between Hyland Hills Park and Recreation District, owner, of the County of Adams and State of Colorado, grantor, and **THE COUNTY OF ADAMS, State of Colorado**, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601 of the said County of Adams and State of Colorado, grantee(s):

**WITNESS**, that the grantor(s), for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell, convey and confirm, unto the grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor(s), either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee(s), its successors and assigns forever. The grantor(s), for itself, its successors and assigns, do covenant, grant, bargain and agree to and with the grantee(s), its successors and assigns, that at the time of the ensembling and delivery of these presents, it is well seized of the premises above conveyed, have good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and have good right, full power and authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever, except oil, gas and mineral interests if any and except 2016 taxes due in 2017, if any, which grantor agrees to pay.

The grantor(s) shall and will **WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable possession of the grantee(s), its successors and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

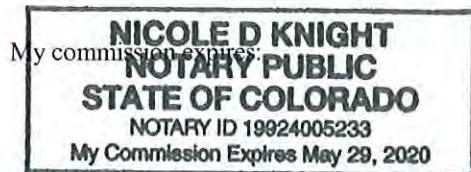
**IN WITNESS WHEREOF**, the grantor(s) have executed this deed on the date set forth above.

Hyland Hills Park and Recreation District, Owner

By: Yvonne Fischbach  
Executive Director

STATE OF COLORADO     )  
  )  
County of Adams         )

The foregoing instrument was acknowledged before me this 29 day of November, 2017, by Yvonne Fischbach, Executive Director of Hyland Hills Park and Recreation, on behalf of owner.



Witness my hand and official seal.

Nicole D. Knight  
Notary Public



A PARCEL OF LAND, being a portion of the tract of land described in Personal Representative's Deed recorded on October 12, 2010 at Reception No. 2010000069477 of the records in the office of the Clerk and Recorder of Adams County, Colorado, situated in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6th P.M., Adams County, Colorado, more particularly described as follows:

Commencing at the Southeast corner of said Southeast Quarter of Section 7;

Thence North 00°07'00" East along the East line of said Southeast Quarter, a distance of 1390.33 feet;

Thence South 89°40'26" West, a distance of 30.00 feet to the existing Westerly Right-of-Way of Lowell Boulevard, being the Point of Beginning;

Thence continuing South 89°40'26" West along the South line of said tract of land described at Reception No. 2010000069477, a distance of 6.00 feet;

Thence North 00°07'00" East, a distance of 174.86 feet;

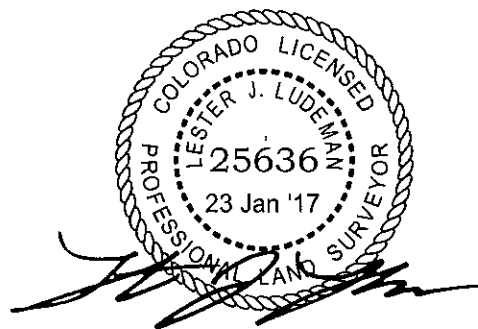
Thence North 89°40'03" East along the North line of said tract of land described at Reception No. 2010000069477, a distance of 6.00 feet;

Thence South 00°07'00" West along said Westerly Right-of-Way of Lowell Boulevard, a distance of 174.86 feet to the Point of Beginning,

containing 1,049 square feet, or 0.0241 acre, more or less.

**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440



This description is not the result of a monumented land survey.

# EXHIBIT - ROW #1

Page 2 of 2



1"=50'

Parcel 5  
Gloria Calabrese  
PN 0182507400005

SE 1/4 Sec. 7  
T 3 S, R 68 W

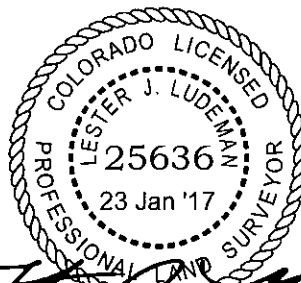
Parcel 6  
Hyland Hills Park  
and Recreation District  
PN 0182507401016

Rec. #2010000069477

1,049 square feet  
more or less

Parcel 7  
Hyland Hills Park  
and Recreation District  
PN 0182507401016

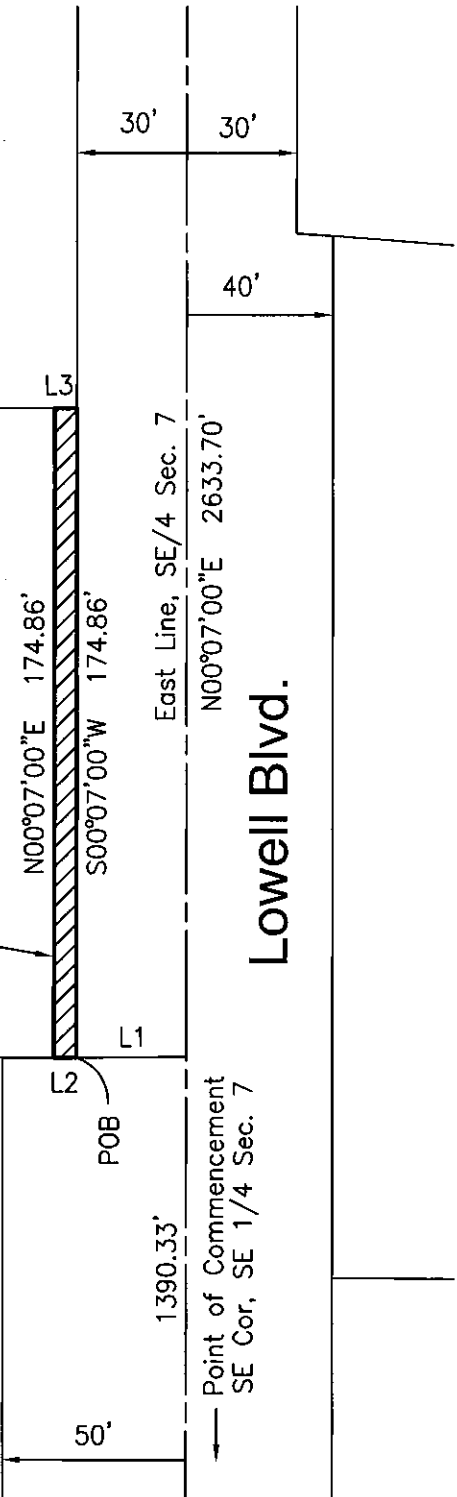
Line	Bearing	Distance
L1	S89°40'26"W	30.00'
L2	S89°40'26"W	6.00'
L3	N89°40'03"E	6.00'



**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440

This illustration does not represent a monumented land survey  
and is only intended to depict the accompanying description.



A PARCEL OF LAND, being a portion of the parcel of land described in Warranty Deed recorded on December 30, 2002 at Reception No. C1073471 of the records in the office of the Clerk and Recorder of Adams County, Colorado, situated in the Southeast Quarter of Section 7, Township 3 South, Range 68 West of the 6th P.M., Adams County, Colorado, more particularly described as follows:

Commencing at the Southeast corner of said Southeast Quarter of Section 7;

Thence North 00°07'00" East along the East line of said Southeast Quarter, a distance of 1739.25 feet;

Thence South 89°42'09" West, a distance of 30.00 feet to the existing Westerly Right-of-Way of Lowell Boulevard, being the Point of Beginning;

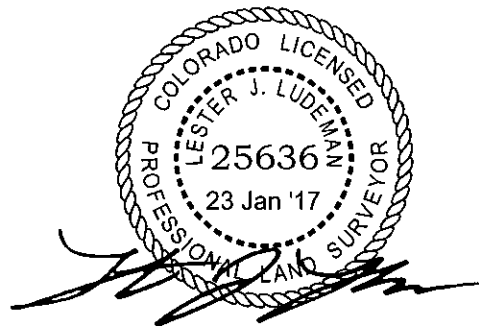
Thence continuing South 89°42'09" West along the South line of said parcel of land described at Reception No. C1073471, a distance of 6.00 feet;

Thence North 00°07'00" East, a distance of 209.23 feet;

Thence North 89°42'09" East along the North line of said parcel of land described at Reception No. C1073471, a distance of 6.00 feet;

Thence South 00°07'00" West along said Westerly Right-of-Way of Lowell Boulevard, a distance of 209.23 feet to the Point of Beginning,

containing 1,255 square feet, or 0.0288 acre, more or less.



**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440

This description is not the result of a monumented land survey.

# EXHIBIT - ROW #3

Page 2 of 2

Parcel 3  
TDSO Holdings, LLC  
PN 0182507400003



Line	Bearing	Distance
L1	S89°42'09"W	30.00'
L2	S89°42'09"W	6.00'
L3	N89°42'09"E	6.00'

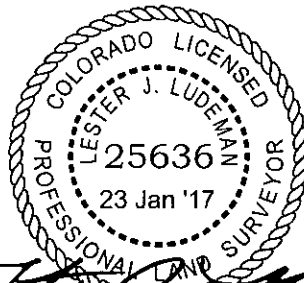
Parcel 4  
Hyland Hills Park  
and Recreation District  
PN 0182507401016

Rec. #C1073471

SE 1/4 Sec. 7  
T 3 S, R 68 W

1,255 square feet  
more or less

Parcel 5  
Gloria Calabrese  
PN 0182507400005

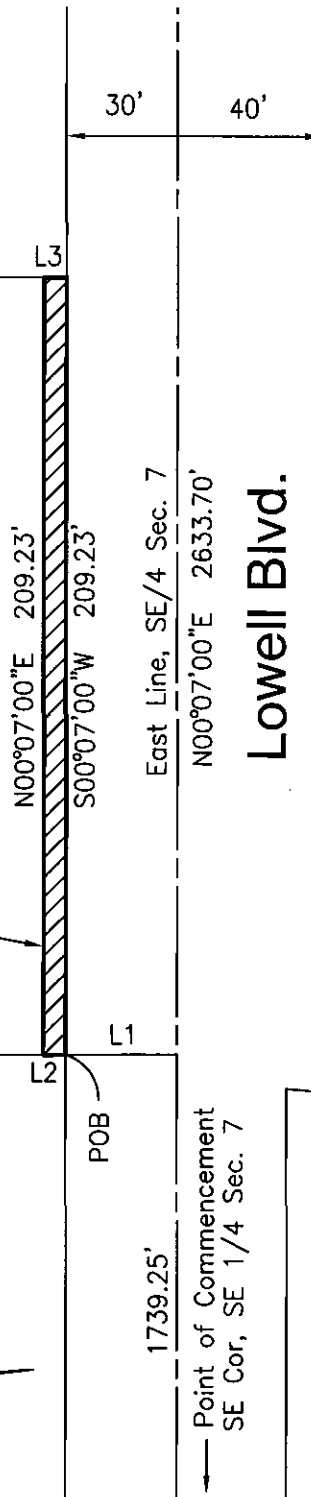


*[Signature]*

**FWS** FORESIGHT WEST  
SURVEYING INC.

4955 Iris Street, Wheat Ridge, CO 80033  
(303) 504-4440

This illustration does not represent a monumented land survey  
and is only intended to depict the accompanying description.





## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution authorizing the acquisition of property interests necessary for the construction of the improvements for the York Street Improvements Project - York Street from East 78 <sup>th</sup> Avenue to Highway 224
<b>FROM:</b> Kristin Sullivan, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> July 9, 2019
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners authorizes the acquisition of property interests for the York Street Improvement Project by resolution.

### **BACKGROUND:**

Adams County has submitted and received funding from the Adams County Board of County Commissioners for York Street Improvements Project - York Street from East 78<sup>th</sup> Avenue to Highway 224 (hereinafter "Project"). The Project consists of approximately 3,400 feet or 0.644 miles of new 4-lane minor arterial roadway through the Welby neighborhood. The County has prepared construction plans, right-of-way plans and legal descriptions that determined the need to acquire various property interests from thirty-two (32) property ownerships. Negotiations with the fee owners of record, Anton F. Fleith and Ronnie McConnell, have not moved forward. Adams County sent a Notice of Intent to Acquire Property, on November 18, 2016, pursuant to C.R.S. § 38-1-121(1), and sent an Offer of Fair Market Value to purchase Parcel 2, on November 15, 2017, based on an appraisal of such property, to which Adams County received no response. To assure that the acquisitions can be obtained in a timely manner and not jeopardize project deadlines, County staff needs to have authority to use the power of eminent domain to acquire the property interests necessary for the Project should good faith negotiations be unsuccessful. The resolution allows the Board of County Commissioners to authorize the use of eminent domain to acquire property interests for the York Street Project.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works and Office of the County Attorney

**ATTACHED DOCUMENTS:**

Draft resolution  
Exhibit A  
Legal Description of Parcel 2 and TCE-2

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION AUTHORIZING THE ACQUISITION OF PROPERTY INTERESTS  
NECESSARY FOR THE CONSTRUCTION OF IMPROVEMENTS FOR THE  
YORK STREET IMPROVEMENT PROJECT – YORK STREET FROM EAST 78<sup>TH</sup> AVENUE  
TO HIGHWAY 224

WHEREAS, Adams County has proposed the construction of York Street from East 78<sup>th</sup> Avenue to Highway 224 (the Project); and,

WHEREAS, Adams County, through engineering studies and design, has deemed it necessary to construct improvements as part of the Project consisting of the construction of a roadway and its appurtenances, including but not limited to roadway pavement; curb, gutter and sidewalk; pedestrian paths; drainage infrastructures; and streetscaping required for the Project; and,

WHEREAS, Adams County Public Works Department has submitted the Project to the Adams County Board of County Commissioners for the consideration of funds to construct the Project; and,

WHEREAS, Adams County Board of County Commissioners has approved funding for the Project; and,

WHEREAS, Adams County has also budgeted funds for the acquisition of the necessary property interests required for the Project; and,

WHEREAS, right-of-way and design plans for the Project are available upon request from the Adams County Public Works Department; and,

WHEREAS, to the best knowledge of Adams County, Anton F. Fleith and Ronnie McConnell, are the fee owners of record of the property necessary to be acquired for the Project identified as Parcel 2 and described more specifically in the attached exhibit; and,

WHEREAS, a temporary construction easement will be necessary over certain property identified as Parcel TCE-2 and more specifically described in the attached exhibit; and,

WHEREAS, Adams County sent a Notice of Intent to Acquire Property to Anton F. Fleith and Ronnie McConnell, on November 18, 2016, pursuant to C.R.S. § 38-1-121(1), and sent an Offer of Fair Market Value to purchase Parcel 2, to Anton F. Fleith and Ronnie McConnell, on November 15, 2017, based on an appraisal of such property, but has been unable to acquire property through negotiation; and,

WHEREAS, the construction of the Project will serve the general public and is necessary for the health, safety and welfare of the citizens of Adams County; and,

WHEREAS, Adams County has the authority to use the power of eminent domain to condemn private property for county road purposes pursuant to C.R.S. § 43-2-112.

NOW, THEREFORE BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that it is in the interest of the general public's health, safety and welfare to acquire the property interests necessary for the Project and to construct the Project.

BE IT FURTHER RESOLVED, that the Public Works Department or its designee is hereby authorized and directed to acquire the property interests necessary for the Project as identified herein above based on good faith negotiations.

BE IT FURTHER RESOLVED, that the County Attorney's Office, or outside counsel hired by the County Attorney's Office, is authorized to acquire by exercise of its power of eminent domain any of the property interests necessary for the construction of the Project, including Parcel 2 and Parcel TCE-2 where good faith negotiations have been unsuccessful.

BE IT FURTHER RESOLVED, that immediate possession of the property interests necessary for the construction of the Project is necessary and required for the reasons and purposes described herein.



EXHIBIT "A"

RIGHT-OF-WAY PARCEL  
FROM  
ANTON F. FLEITH AND RONNIE MCCONNEL  
TO  
THE COUNTY OF ADAMS, STATE OF COLORADO

Being a portion of Parcel 1 as described in the Quit-Claim Deed recorded on June 1, 2011 in Reception No. 2011000034456 of the records in the Office of the Clerk and Recorder of Adams County, Colorado, lying in the Southwest Quarter of the Northwest Quarter of Section 36, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, said Adams County, Colorado, being more particularly described as follows:

Commencing at the Northwest Corner of the Southwest Quarter of the Northwest Quarter of said Section 25, from which the Southwest Corner of Southwest Quarter of the Northwest Quarter of said Section 25 bears South 00°12'30" West, a distance of 1316.24 feet; thence South 00°12'30" West, along the West line of the Southwest Quarter of the Northwest Quarter of said Section 25, a distance 206.19 feet to the Northwest corner of said Parcel 1 and the Point of Beginning:

Thence North 89°30'41" East, along the North line of Parcel 1, a distance of 40.75 feet;

Thence South 00°06'45" East, a distance 122.96 feet to the South line of said Parcel 1;

Thence South 89°41'44" West, along the South line of said Parcel 1, a distance 41.44 feet to the West line of the Southwest Quarter of the Northwest Quarter of said Section 25, said line being coincident with the West line of said Parcel 1;

Thence North 00°12'30" West, along said West line, a distance of 122.96 feet to the Point of Beginning.

Containing: 5,053 square feet, more or less.

Legal description prepared by:

Ian Cortez, PLS, RWA  
Colorado Professional  
Land Surveyor No. 32822  
For and on behalf of  
Adams County, Colorado

Exhibit "B" attached and hereto made a part thereof



EXHIBIT "B"  
LOCATED in the SW1/4 of the NW1/4 of SEC 36, T2S, R68W  
of the 6th P.M.,  
COUNTY OF ADAMS, STATE OF COLORADO

EAST 78TH AVENUE

POINT OF COMMENCEMENT  
NW COR. SW1/4 NW1/4  
SEC. 36, T2S, R68W



YORK STREET

S00°12'30"W (BASIS OF BEARINGS) 1316.24'

206.19'

N89°30'41"E  
40.75'

POINT OF BEGINNING

N00°12'30"E 122.96'

RW-2A = 3,689 S.F., ±

N00°12'30"E 122.96'

RW-2B = 1,364 S.F., ±

S00°06'45"E 122.96'

30.00'

41.44'  
S89°41'44"W

UNPLATTED  
(BOOK 5421, PAGE 594)

2

ANTON F. FLEITH &  
RONNIE McCONNEL

UNPLATTED  
PARCEL 1  
(REC #2011000034456)



0 50 100  
Feet

THIS EXHIBIT IS NOT A BOUNDARY  
SURVEY AND SHOULD NOT BE USED AS  
SUCH. IT IS INTENDED ONLY TO DEPICT  
THE ATTACHED LEGAL DESCRIPTION.



ADAMS COUNTY  
COLORADO



## Drexel, Barrell & Co.

MAY 2, 2016

Engineers/Surveyors

Boulder  
Colorado Springs  
Greeley

1800 38<sup>th</sup> Street  
Boulder, CO 80301-2620

303.442.4338  
303.442.4373 Fax

### LEGAL DESCRIPTION PARCEL 2A TEMPORARY CONSTRUCTION EASEMENT

A TRACT OF LAND LOCATED IN THE NW1/4 OF SECTION 36, T2S, R68W OF THE 6TH P.M., COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE W1/4 CORNER OF SAID SECTION 36 AND CONSIDERING THE WEST LINE OF SAID NW1/4 TO BEAR N00°12'30"E, THENCE N02°36'40"E, 988.46 FEET TO THE SOUTHERLY LINE OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 2011000034456, IN THE ADAMS COUNTY RECORDS; THENCE N00°06'45"W, 92.12 FEET TO THE **TRUE POINT OF BEGINNING**;

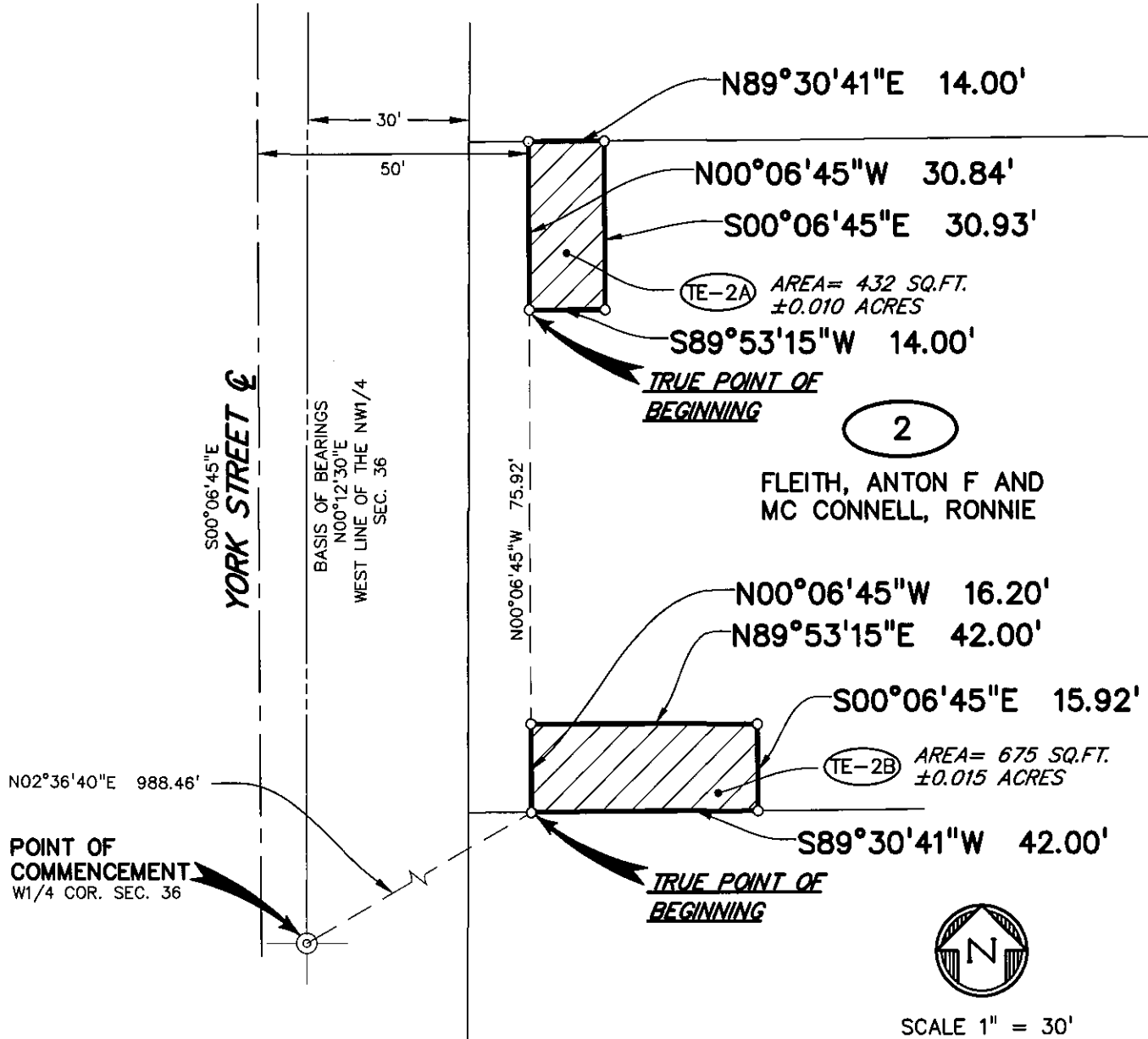
THENCE N00°06'45"W, 30.84 FEET TO THE NORTHERLY LINE OF SAID TRACT OF LAND DESCRIBED AT RECEPTION NO. 2011000034456; THENCE N89°30'41"E, 14.00 FEET ALONG SAID NORTHERLY LINE; THENCE S00°06'45"E, 30.93 FEET; THENCE S89°53'15"W, 14.00 FEET TO THE **TRUE POINT OF BEGINNING**.

CONTAINING 0.010 ACRES OR 432 SQUARE FEET, MORE OR LESS.

LEGAL DESCRIPTION PREPARED BY:  
MATHEW E. SELTERS  
DREXEL, BARRELL & CO.  
1800 38TH STREET  
BOULDER, CO 80301  
(303) 442-4338



# EXHIBIT PARCEL 2 TEMPORARY CONSTRUCTION EASEMENT



## NOTES

1. THIS MAP IS NOT A LAND SURVEY PLAT OR AN IMPROVEMENT SURVEY PLAT. IT IS INTENDED ONLY TO DEPICT THE ATTACHED DESCRIPTION
2. INFORMATION PERTAINING TO OWNERSHIP & RIGHT-OF-WAY IS BASED UPON PUBLIC INFORMATION AVAILABLE FROM THE ADAMS COUNTY ASSESSORS OFFICE, AND DOES NOT CONSTITUTE A TITLE SEARCH BY DREXEL, BARRELL & CO. TO DETERMINE OWNERSHIP & EASEMENTS OF RECORD.

IN ACCORDANCE WITH CRS 13-80-105;

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION SHOWN HEREON.

Drexel, Barrell & Co.

Engineers/Surveyors

1800 38TH STREET BOULDER, COLORADO 80301 (303) 442-4338

BOULDER, COLORADO (303) 442-4338

COLORADO SPRINGS, COLORADO (719) 280-0887

GREELEY, COLORADO (970) 351-0645



Revisions - Date

Date

4-21-16

Drawn By

JRF

Job No.

20805

Scale

1"=30'

Checked By

MES

Drawing No.

IN FILE





## Drexel, Barrell & Co.

MAY 2, 2016

Engineers/Surveyors

Boulder  
Colorado Springs  
Greeley

1800 38<sup>th</sup> Street  
Boulder, CO 80301-2620

303.442.4338  
303.442.4373 Fax

### LEGAL DESCRIPTION PARCEL 2B TEMPORARY CONSTRUCTION EASEMENT

A TRACT OF LAND LOCATED IN THE NW1/4 OF SECTION 36, T2S, R68W OF THE 6TH P.M., COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE W1/4 CORNER OF SAID SECTION 36 AND CONSIDERING THE WEST LINE OF SAID NW1/4 TO BEAR N00°12'30"E, THENCE N02°36'40"E, 988.46 FEET TO THE SOUTHERLY LINE OF THAT TRACT OF LAND DESCRIBED AT RECEPTION NO. 2011000034456, IN THE ADAMS COUNTY RECORDS, SAID POINT BEING THE **TRUE POINT OF BEGINNING**;

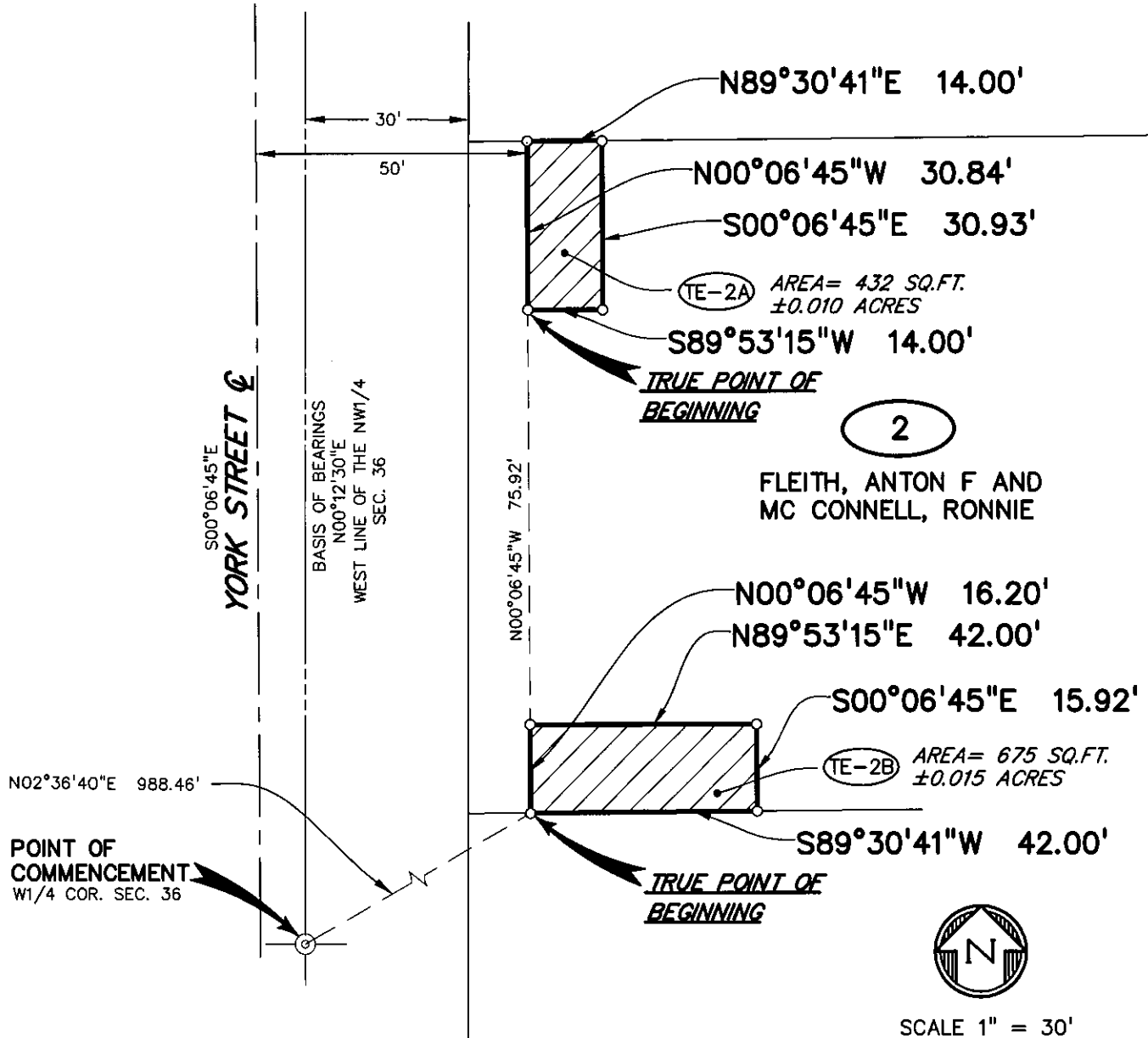
THENCE N00°06'45"W, 16.20 FEET; THENCE N89°53'15"E, 42.00 FEET; THENCE S00°06'45"E, 15.92 FEET TO THE SOUTHERLY LINE OF SAID TRACT OF LAND DESCRIBED AT RECEPTION NO. 2011000034456; THENCE S89°30'41"W, 42.00 FEET ALONG SAID SOUTHERLY LINE TO THE **TRUE POINT OF BEGINNING**.

CONTAINING 0.015 ACRES OR 675 SQUARE FEET, MORE OR LESS.

LEGAL DESCRIPTION PREPARED BY:  
MATHEW E. SELTERS  
DREXEL, BARRELL & CO.  
1800 38TH STREET  
BOULDER, CO 80301  
(303) 442-4338



# EXHIBIT PARCEL 2 TEMPORARY CONSTRUCTION EASEMENT





## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Adams County Head Start Intergovernmental Agreement with 27J School District Regarding Colorado Preschool Program for PY 2019-2020
<b>FROM:</b> Herb Covey, Interim Director of Human Services Department
<b>AGENCY/DEPARTMENT:</b> Human Services Department
<b>HEARD AT STUDY SESSION ON:</b> NA
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners Approves the resolution for Head Start to enter into the Intergovernmental Agreement with 27J School District Regarding Colorado Preschool Program for PY 2019-2020

### **BACKGROUND:**

Adams County Head Start would like to enter into the Intergovernmental Agreement with 27J School District regarding Colorado Preschool Program for PY 2019-2020. Adams County Head Start will have the ability to enroll up to twenty (38) student(s). For each child enrolled, 27J School District will pay to Adams County Head Start the sum of \$280 per child per month, not to exceed a total of \$2,800.00 per student.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

27J School District

### **ATTACHED DOCUMENTS:**

Resolution attached

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☐. If there is fiscal impact, please fully complete the section below.

**Fund:** 31**Cost Center:** Various

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Revenue:	5660		\$106,400
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			<u>\$106,400</u>

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Operating Expenditure:	7000.9999		\$106,400
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			<u>\$106,400</u>

**New FTEs requested:** ☐ YES ☒ NO

**Future Amendment Needed:** ☐ YES ☒ NO

**Additional Note:**



**RESOLUTION APPROVING THE INTERGOVERNMENTAL AGREEMENT  
BETWEEN ADAMS COUNTY AND 27J SCHOOL DISTRICT REGARDING  
COLORADO PRESCHOOL PROGRAM FOR 2019-2020**

**WHEREAS,** Adams County Head Start would like to enter into the attached Intergovernmental Agreement with 27J School District regarding Colorado Preschool Program; and,

**WHEREAS,** pursuant to the agreement, 27J School District will provide thirty eight (38) Colorado Preschool Program slots at \$2,800.00 per enrollee to Adams County Head Start to provide services for children.

**NOW, THEREFORE, BE IT RESOLVED,** by the Board of County Commissioners, County of Adams, State of Colorado, that the Intergovernmental Agreement between Adams County and 27J School District regarding Colorado Preschool Program for 2019-2020 be approved.

**BE IT FURTHER RESOLVED,** that the Chairman is authorized to execute said agreement on behalf of Adams County.

## **INTERGOVERNMENTAL AGREEMENT BETWEEN ADAMS COUNTY AND 27J SCHOOL DISTRICT REGARDING COLORADO PRESCHOOL PROGRAM**

THIS INTERGOVERNMENTAL AGREEMENT ("IGA") is entered into this 5th day of June 2019, by and between the Board of County Commissioners of Adams County, State of Colorado, located at 4430 S. Adams County Parkway, Brighton, Colorado 80601, hereinafter referred to as "County," and the 27J School District, located at 18551 E 160<sup>th</sup> Avenue, Brighton, CO 80601, hereinafter referred to as "District".

WHEREAS, County is qualified to provide Early Childhood At-Risk Enhancement (ECARE) services to students within the District's service area; and,

WHEREAS, District is willing to provide County with 38 ECARE openings upon the terms and conditions of this IGA.

NOW, THEREFORE, for the consideration hereinafter set forth, the Parties agree as follows:

1. **Scope of Services.** County shall provide the services outlined in Exhibit 1, to be provided at Adams County Head Start Brighton.
2. **Term.** The term of this IGA shall be from +August 2019 through May 2020.
3. **Payment.** District shall pay County as follows: \$280 per child per month ("slot") for a maximum of 38 slots – accordingly, the total payments pursuant to this IGA shall not exceed \$2800 per student. District shall process payments within thirty days of receipt of a valid invoice to the District's Accounts Payable office.
4. **Fund Availability.** This IGA shall not constitute a multi-year fiscal obligation and is expressly subject to annual appropriation. In the event funds are not appropriated in any fiscal year, either party may terminate this IGA.
5. **No Waiver.** Neither party gives up any rights by failing to enforce any terms of this IGA.
6. **Governmental Immunity.** The parties are governmental entities subject to the Colorado Governmental Immunity Act ("CGIA"). Nothing in this IGA shall be construed as waiving the provisions of the CGIA.
7. **Jurisdiction and Venue.** The laws of the State of Colorado shall govern as to the interpretation, validity, and effect of this IGA. The Parties agree that jurisdiction and venue for any disputes arising under this IGA shall be in Adams County, Colorado.

8. **Integration of Understanding.** This IGA contains the entire understanding of the Parties hereto and the rights and obligations contained therein may be changed, modified, or waived only by an instrument in writing signed by the Parties hereto.
9. **Paragraph Headings.** Paragraph headings are inserted for the convenience of reference only.
10. **Parties Interested Herein.** Nothing expressed or implied in this IGA is intended or shall be construed to confer upon or to give to any person other than the Parties any right, remedy, or claim under or by reason of this IGA. All covenants, terms, conditions, and provisions in this IGA shall be for the sole and exclusive benefit of County and District.
11. **Severability.** If any provision of this IGA is determined to be unenforceable or invalid for any reason, the remainder of the IGA shall remain in effect, unless otherwise terminated in accordance with the terms contained herein.
12. **Authorization.** Each party represents and warrants that it has the power and ability to enter into this IGA, to grant the rights granted herein, and to perform the duties and obligations herein described.
13. **Insurance.** The parties are governmental entities, insured in compliance with the requirements of the Colorado Governmental Immunity Act. During the term of this IGA the parties shall maintain such insurance.

IN WITNESS WHEREOF, the Parties hereto have caused their names to be affixed hereto.

COUNTY:  
BOARD OF COUNTY COMMISSIONERS  
ADAMS COUNTY, COLORADO

\_\_\_\_\_  
Chairman

\_\_\_\_\_  
Date


ATTEST:  
JOSH ZYGIELBAUM  
CLERK AND RECORDER

APPROVED AS TO FORM:

\_\_\_\_\_  
Deputy Clerk

\_\_\_\_\_  
Adams County Attorney's Office

215 Schools SCHOOL DISTRICT



6/5/19  
Date





## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Signature Authorization for Adams County Workforce & Business Center
<b>FROM:</b> Jodie Kammerzell, Workforce & Business Center Administrator
<b>AGENCY/DEPARTMENT:</b> Human Services – Workforce & Business Center
<b>HEARD AT STUDY SESSION ON</b>
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners Approves Signature Authorization to the Director of Human Services or the Director's designee.

### **BACKGROUND:**

The Colorado Department of Labor and Employment (CDLE) Grant Agreement for Administration of Workforce Development Programs is the legal contract between CDLE and Adams County Workforce and Business Center allowing Adams County Workforce and Business Center to deliver workforce development programs. The Federal Workforce Innovation and Opportunity Act requires Adams County Workforce and Business Center, as the program operator for Adams County, to submit a Regional and Local Workforce Investment Plan, along with any subsequent amendments, outlining the services that will be delivered through Adams County for each Program Year. In addition, specific workforce activities and expenditures for each Program Year are set out in individual work plans. To receive the funds, the County is required to sign individual work plans as they become available.

Adams County wishes to expedite the work plan process by allowing the Director of Human Services or their designee to execute work plans, small purchases and non-contractual documents, including but not limited to reports, amendments, funding adjustments, certifications, correspondence, and applications on behalf of Adams County. As the Department Director or the Director's designee is endowed with signature authority for purchase in accordance with the Adams County Purchasing Policy. The framework provided in the Adams County Purchasing Policy will be utilized for all purchases made within the Department. This policy details delegation made by the Department Director for small purchases as well as lays a framework for the delegation of signature authority for transactions other than purchases.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Colorado Department of Labor and Employment

**ATTACHED DOCUMENTS:**

Resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☐ NO

**Future Amendment Needed:** ☐ YES ☐ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION APPROVING SIGNATURE AUTHORITY FOR THE ADAMS COUNTY  
HUMAN SERVICES DIRECTOR TO EXECUTE EXPENDITURE AUTHORIZATIONS AND  
RELATED DOCUMENTS ON BEHALF OF ADAMS COUNTY

WHEREAS, the Colorado Department of Labor and Employment (CDLE) Grant Agreement for Administration of Workforce Development Programs is a legal contract between CDLE and Adams County Workforce and Business Center; and,

WHEREAS, the Federal Workforce Innovation and Opportunity Act requires the Adams County Workforce Business Center to submit a Regional and Local Workforce Investment Plan with amendments outlining services that are offered through Adams County; and,

WHEREAS, Adams County is the program operator and must sign individual work plans to receive funding; and,

WHEREAS, Adams County wishes to expedite the work plan process by allowing the Director of Human Services or their designee to execute work plans, small purchases, and non-contractual documents, including but not limited to reports, amendments, funding adjustments, certifications, correspondence, and applications on behalf of Adams County.

NOW, THEREFORE, BE IT RESOLVED, that the Board of County Commissioners, County of Adams, State of Colorado, hereby approves Signature Authority to the Director of Human Services, and/or their designee, to execute expenditure authorizations and related non-contractual documents, consistent with all relevant County purchasing policies, on behalf of Adams County.





## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> PLN2019-00009 – Promontory Metropolitan District Nos 1-5
<b>FROM:</b> Jill Jennings Golich, Director, Community and Economic Development
<b>AGENCY/DEPARTMENT:</b> Community and Economic Development
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners sets a public hearing for August 27, 2019 in order to consider case PLN2019-00009.

### **BACKGROUND:**

The applicant, on behalf of Sec 2-3, Phoenix, LLC, is requesting a service plan for the Promontory Metropolitan District Nos 1-5 to provide funding for construction and maintenance of centralized water, sanitation, and streets, as well as safety protection, parks and recreation, mosquito control and other general governance for covenant control and design review services. The site is comprised of approximately 364 acres – with 48 acres within the initial District boundaries and 316 acres within the Inclusion area. The proposed District is located south of East 168<sup>th</sup> Avenue and between Yosemite Street and Havana Street. At the time of final build-out, 444 single-family homes and 100 multi-family residential units are anticipated. The population estimated within Districts 1-5 is 1,621 persons.

Pursuant to Title 32, Article 1 of Colorado Revised Statutes, metropolitan districts are quasi-governmental agencies and political subdivisions of the State of Colorado organized to provide two or more services to support a development area. Common services provided by metropolitan districts include general governance, fire protection, park and recreation, water and sanitation services, and storm water facilities. The proposed metropolitan district is mainly to provide financing for public infrastructure, such as water and sanitation systems, as well as streets, traffic and safety controls, parks and recreation, transportation, television relay and translator facilities, covenant control and security services in the development.

Pursuant to Section 10-05-02-03-07 of the County's Development Standards, at the next regular meeting of the Board of County Commissioners (BoCC) after the Planning Commission considers the request, a date shall be set within thirty days of such meeting for a public hearing on the service plan of the proposed Special District. Staff recommends August 27, 2019 as the set date for the public hearing for case PLN2019-00009 (Promontory Metropolitan District Nos 1-5).

**AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Community and Economic Development, County Attorney, Finance Department.

**ATTACHED DOCUMENTS:**

Service Plan for Promontory Metropolitan District Nos 1-5

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☐ NO

**Future Amendment Needed:** ☐ YES ☐ NO

**Additional Note:**

RESOLUTION SETTING THE SERVICE PLAN HEARING DATE FOR PROMONTORY  
METROPOLITAN DISTRICT NOS 1-5 (PLN2019-00009)

WHEREAS, the Adams County Community and Economic Development Department has received a service plan for the Promontory Metropolitan District Nos 1-5; and,

WHEREAS, the Planning Commission heard Case # PLN2019-00009 Promontory Metropolitan District Nos 1-5 and recommended approval of the service plan for the Promontory Metropolitan District Nos 1-5 with 9 Findings of Fact; and,

WHEREAS, the August 20, 2019 BOCC consent calendar item is intended to officially set the second BOCC hearing date of August 27, 2019 per Title 32, Special Districts, Special District Act of the Colorado Revised Statutes.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the hearing date for the Promontory Metropolitan District service plan be hereby set for August 27, 2019 at 9:30 am at the Adams County Government Center Public Hearing Room.

**SERVICE PLAN**  
**FOR**  
**PROMONTORY METROPOLITAN DISTRICT NOS. 1-5**  
**ADAMS COUNTY, COLORADO**

Prepared By  
WHITE BEAR ANKELE TANAKA & WALDRON  
2154 E. Commons Ave., Suite 2000  
Centennial, Colorado 80122

\_\_\_\_\_, 2019

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## **LIST OF EXHIBITS**

EXHIBIT A-1 Promontory Metropolitan District No. 1 Legal Description

EXHIBIT A-2 Promontory Metropolitan District No. 2 Legal Description

EXHIBIT A-3 Promontory Metropolitan District No. 3 Legal Description

EXHIBIT A-4 Promontory Metropolitan District No. 4 Legal Description

EXHIBIT A-5 Promontory Metropolitan District No. 5 Legal Description

EXHIBIT A-6 Inclusion Area Boundaries Legal Description

EXHIBIT B-1 Promontory Metropolitan District No. 1 Boundary Map

EXHIBIT B-2 Promontory Metropolitan District No. 2 Boundary Map

EXHIBIT B-3 Promontory Metropolitan District No. 3 Boundary Map

EXHIBIT B-4 Promontory Metropolitan District No. 4 Boundary Map

EXHIBIT B-5 Promontory Metropolitan District No. 5 Boundary Map

EXHIBIT B-6 Inclusion Area Boundary Map

EXHIBIT C Vicinity Map and 3-Mile Radius Maps

EXHIBIT D-1 Proposed Services

EXHIBIT D-2 Cost Estimates

EXHIBIT E Preliminary Engineering Survey/Site Plan

EXHIBIT F Financial Plan

EXHIBIT G List of Property Owners/Adjacent Owners

EXHIBIT H Proof of Ownership

EXHIBIT I Mill Levies of Overlapping Entities

EXHIBIT J Resume of Entities Involved in Organization



## **I. INTRODUCTION**

### **A. Purpose and Intent**

The Promontory Metropolitan District Nos. 1-5 are each an independent unit of local government, separate and distinct from the County, and except as may otherwise be provided for by State or local law or this Service Plan, its activities are subject to review by the County only insofar as they may deviate in a material way from the requirements of this Service Plan. It is intended that the Districts will provide a part or all of the Public Improvements necessary and appropriate for the development of properties within and around the Service Area. The Public Improvements will be constructed for the use and benefit of the public, generally and those residents and property owners within the Service Area, specifically. The primary purpose of the Districts will be: (1) to finance the construction of Public Improvements; (2) to operate and maintain such Public Improvements that are not otherwise dedicated or conveyed to the County or other governmental entities; and (3) to provide covenant enforcement and design review services within the District Boundaries.

The Districts are expected to manage and oversee the permitted District Activities, and to collect property taxes and other legally available revenues sufficient for the debt service requirements of Debt issued to cover the costs associated with financing, acquisition and/or construction of the Public Improvements.

### **B. Need for District**

There are currently no other governmental entities, including the County, located in the immediate vicinity of the Districts that consider it desirable, feasible or practical to undertake the planning, design, acquisition, construction, installation, relocation, redevelopment and financing of the Public Improvements needed for the Project. Formation of the Districts is therefore necessary in order for the Public Improvements required for the Project to be provided in the most economic manner possible.

### **C. Organizers and Consultants**

This Service Plan has been prepared by the following:

Organizer  
Sec 2-3 Phoenix, LLC  
J.R. Osborne  
9200 E. Mineral Ave., Suite 365  
Centennial, CO 80112  
Phone: (303) 880-6410

Districts' Legal Counsel  
White Bear Ankele Tanaka & Waldron  
Blair M. Dickhoner, Esq.  
2154 E. Commons Ave., Suite 2000  
Centennial, CO 80122  
Phone: (303) 858-1800

Financial Advisor  
George K. Baum & Company  
Alan T. Matlosz  
1400 Wewatta Street, Suite 800  
Denver, CO 80202  
Phone: (303) 391-5503

Engineer  
Rokeh Consulting, LLC  
Jon Rokeh  
89 King Road  
Chichester, NH 80202  
Phone: (603) 387-8688

## II. DEFINITIONS

In this Service Plan, the following terms shall have the meanings indicated below, unless the context hereof clearly requires otherwise:

Alternate Service Provider: means any other any other governmental service provider with jurisdiction over the Public Improvements.

Approved Development Plan: means an approved and final agreement or other process or documentation established by the County or other governmental entity with jurisdiction over the applicable Public Improvements that sets forth the requirements and timing associated with construction of the Public Improvements, as may be amended from time to time.

Board: means the Board of Directors of a District.

Boards: means, collectively, the Boards of Directors of the Districts.

Board of County Commissioners: means the Board of County Commissioners of Adams County, Colorado.

County: means Adams County, Colorado.

Cost Estimates: means the preliminary estimated cost of the Public Improvements, as represented in **Exhibit D-2**.

Debt: means general obligation bonds or other financial obligations issued by any District, which are not subject to annual appropriation, the payment of which any District has promised to impose, collect and pledge an ad valorem property tax mill levy and/or fees or charges to be charged upon developers or home builders at the time of building permit.

Debt Limitation: means the maximum amount of Debt that the Districts may issue. If a present value savings can be shown, increases necessary to accomplish a refunding, reissuance or restructuring of Debt shall not count towards the Debt Limitation. The Debt Limitation may be increased pursuant to a future intergovernmental agreement with the County.

Developer: means, Sec 2-3 Phoenix, LLC, a Colorado limited liability company, and its affiliates, successors or assigns.

District Activities: means any and all functions undertaken by the Districts in accordance with this Service Plan and as permitted under applicable law in order to effectuate the purposes for which the Districts are organized.

District IGAs: means one or more agreements among the Districts and one or more public entities pertaining to one or more District Activities.

District: means, individually, one of the Promontory Metropolitan District Nos. 1-5.

Districts: means, collectively, all of the Promontory Metropolitan District Nos. 1-5.

District Boundaries: means the boundaries of the Districts as described in **Exhibits A-1** through **A-5**, and as may be expanded from time to time upon inclusion of property located within the Inclusion Area Boundaries, as permitted by this Service Plan.

District Boundary Map: means the maps attached hereto as **Exhibits B-1** through **B-5** depicting the boundaries of the Districts.

Fees: means any rate, fee, toll, penalty or other charge imposed by the Districts and permitted by applicable law for services, programs, improvements, facilities, capital costs or operations costs provided by the Districts, or the payment of Debt, which may be adjusted by the Districts to account for annual budgetary needs.

Financial Plan: means the Financial Plan attached hereto as **Exhibit F** and further described in Section VI which describes generally: (a) the manner in which the Public Improvements are to be financed; (b) the manner in which the Debt is expected to be incurred; (c) the estimated operating revenue to be derived from property taxes for the first budget year; and (d) proposed sources of revenue and projected expenses of the Districts. The Financial Plan is based upon current estimates and will change based on actual development of the Project.

Inclusion Area: means the property described in the Inclusion Area Legal Description and Map, attached hereto as **Exhibit A-6** and **Exhibit B-6**, respectively, which property may be included in the boundaries of the Districts.

Maximum Debt Mill Levy: means a mill levy for debt service not to exceed a total of fifty (50) mills imposed upon property within the then current boundaries of the Districts and subject to change in accordance with Section VI.C. of this Service Plan.

Maximum Net Effective Interest Rate: means the maximum net effective interest rate applicable to any issuance of Debt, which is 18% under this Service Plan.

Maximum Underwriting Discount: means the maximum underwriter's discount applicable to any issuance of Debt, which is 5% under this Service Plan.

Operating Mill Levy: means a mill levy imposed to fund District administration, operations and maintenance as authorized in this Service Plan, including, without limitation, repair and replacement of Public Improvements, and imposed at a rate not to exceed the limitations set in Section VI.G, below.

Preliminary Engineering Survey: means that map shown in **Exhibit E**, which depicts all existing infrastructure and planned Public Improvements for the Districts.

Public Improvements: means a part or all of the improvements authorized to be planned, designed, acquired, constructed, installed, relocated, redeveloped, operated, maintained and/or financed, including necessary and appropriate landscaping, appurtenances and acquisition of real property to effect such improvements, as generally described in the

Preliminary Engineering Survey, and as are necessary to serve the future taxpayers and inhabitants of the Service Area as determined by the Board.

Service Area: means collectively the property within the District Boundaries and the Inclusion Area, as may be amended pursuant to the requirements of this Service Plan and the Special District Act from time to time.

Service Plan: means this service plan for the Districts approved by the Board of County Commissioners, as may be amended from time to time.

Service Plan Amendment: means an amendment to the Service Plan approved by the Board of County Commissioners in accordance with the County's policies and the applicable state law.

Services Proposed: means those services proposed to be provided by the Districts.

Special District Act: means Section 32-1-101, et seq., of the Colorado Revised Statutes as amended from time to time.

State: means the State of Colorado.

TABOR: means Article 10 Section 20 of the Colorado Constitution.

Vicinity Map: means the map showing the general vicinity of the Districts, as represented in **Exhibit C-1**.

### **III. BOUNDARIES**

The area within the Service Area includes approximately three hundred sixty four (364) acres, of which approximately forty-eight (48) are within the initial District Boundaries and approximately three hundred sixteen (316) acres are within the Inclusion Area. Legal descriptions of the District Boundaries are attached hereto as **Exhibits A-1** through **A-5**. A legal description of the Inclusion Area is attached hereto as **Exhibit A-6**. Maps of the District Boundaries are attached hereto as **Exhibits B-1** through **B-5**. A map of the Inclusion Area is attached hereto as **Exhibit B-6**. A vicinity map is attached hereto as **Exhibit C-1**.

### **IV. PROPOSED LAND USE/POPULATION PROJECTION/ASSESSED VALUATION**

It is currently anticipated that at full build out of the Service Area, there will be approximately four hundred forty-four (444) single family homes and one hundred (100) multifamily residential units. The current assessed valuation of the District Boundaries is assumed to be \$0 for purposes of this Service Plan. The population of the Service Area of the Districts at build-out is currently estimated to be approximately one thousand six hundred twenty-one (1,621) persons, based on an average of 2.98 persons per residential unit.

Approval of this Service Plan by the County does not imply approval of the development of a specific area within the Service Area, nor does it imply approval of the number of residential units identified in this Service Plan or any of the exhibits attached thereto.

## **V. DESCRIPTION OF PROPOSED POWERS, IMPROVEMENTS AND SERVICES**

### **A. General Powers of the Districts/District Services**

The Districts shall have the power and authority to acquire, construct, install, operate and maintain the Public Improvements within and without the District Boundaries and undertake related District Activities within the Service Area, as such power and authority is described in the Special District Act, other applicable statutes, the common law and the Constitution, subject to the limitations set forth in this Service Plan. Further, the Districts shall have the power to provide any and all services necessary or incidental to the provision of the Public Improvements.

1. Sanitation. Except as provided herein, the Districts shall have the power and authority to provide for the design, acquisition, installation, construction, financing, operation, and maintenance of storm and/or sanitary sewers; flood and surface drainage improvements, including but not limited to, culverts, dams, retaining walls, access ways, inlets, detention ponds and paving; roadside swales and curb and gutter; wastewater lift stations; force mains and wetwell storage facilities, and all necessary or proper equipment and appurtenances incident thereto, together with all necessary, incidental and appurtenant facilities, land and easements, and all necessary extensions of and improvements to said facilities or systems.

2. Water. Except as provided herein, the Districts shall have the power and authority to provide for the design, acquisition, installation, construction and financing of a complete potable water and non-potable irrigation water system, including but not limited to, water rights, water supply, and transmission and distribution systems for domestic and other public or private purposes, together with all necessary and proper water rights, equipment and appurtenances incident thereto which may include, but shall not be limited to, transmission lines, distribution mains and laterals, storage facilities, land and easements, together with extensions of and improvements to said systems.

3. Streets. Except as provided herein, the Districts shall have the power and authority to provide for the design, acquisition, installation, construction, financing, operation and maintenance of street and roadway improvements, including but not limited to, curbs, gutters, culverts, storm sewers and other drainage facilities, detention ponds, retaining walls and appurtenances, as well as sidewalks, bridges, parking facilities, paving, lighting, grading, landscaping, undergrounding of public utilities, snow removal equipment, tunnels and other street improvements, together with all necessary, incidental and appurtenant facilities, land and easements together with extension of and improvements to said facilities.

4. Traffic and Safety Controls. Except as provided herein, the Districts shall have the power and authority to provide for the design, acquisition, installation, construction, financing, operation and maintenance of traffic and safety protection facilities and services through traffic and safety controls and devices on arterial streets and highways, as well as other facilities and improvements, including but not limited to, signalization at intersections, traffic signs, area identification signs, directional assistance, and driver information signs, together with all necessary, incidental and appurtenant facilities, land and easements, together with extensions of and improvements to said facilities.

5. Parks and Recreation. Except as provided herein, the Districts shall have the power and authority to provide for the design, acquisition, installation, construction, financing, operation and maintenance of public park and recreation facilities or programs, including but not limited to, grading, soil preparation, sprinkler systems, splash pads, common area landscaping and weed control, outdoor lighting of all types, community events and other facilities, together with all necessary, incidental and appurtenant facilities, land and easements, and all necessary extensions of and improvements to said facilities or systems.

6. Transportation. Except as provided herein, the Districts shall have the power and authority to provide for the design, acquisition, installation, construction, financing, operation and maintenance of public transportation system improvements, including but not limited to, transportation equipment, park and ride facilities, parking lots, parking structures, roofs, covers and facilities, including structures for repair, operations and maintenance of such facilities, together with all necessary, incidental and appurtenant facilities, land and easements, and all necessary extensions of and improvements to said facilities or systems.

7. Television Relay and Translator. Except as provided herein, the Districts shall have the power and authority to provide for the design, acquisition, construction, completion, installation, financing, operation and maintenance of television relay and translator facilities, including but not limited to, cable television and communication facilities, together with all necessary, incidental and appurtenant facilities, land and easements, and all necessary extensions of and improvements to said facilities.

8. Mosquito and Pest Control. Except as provided herein, the Districts shall have the power and authority to provide for the design, acquisition, installation, construction, financing, operation and maintenance of systems and methods for the elimination and control of mosquitoes, rodents and other pests.

9. Security. Except as provided herein, the Districts shall have the power to furnish security services for any area within the District Boundaries. Prior to furnishing any security services, the Districts shall provide written notification to, consult with and obtain the written consent of any applicable police and any applicable master association, or similar body, having authority in its charter or declaration to furnish security services within the District Boundaries.

10. Covenant Enforcement. Except as provided herein, the Districts shall have the power and authority to provide covenant enforcement and design review services within the District.

If, after the Service Plan is approved, the Colorado General Assembly includes additional powers or grants new or broader powers for Title 32 districts by amendment of the Special District Act, to the extent permitted by law, any or all such powers shall be deemed to be a part hereof and available to or exercised by the Districts and the addition of such shall not constitute a material modification of this Service Plan by the Districts.

The Districts shall be authorized to fund the District Activities from the proceeds of Debt to be issued by the Districts, and from other legally available revenues, including Fees. The

Districts will construct the Public Improvements in compliance with the County's standards and requirements. The scope and specific Public Improvements to be undertaken by the Districts shall be determined in the discretion of the Boards, subject to the requirements of the County and other applicable service providers, and are anticipated to include those Public Improvements as generally set forth in **Exhibit D-1** and **Exhibit D-2**.

B. Limitations of the District Powers and Service Plan Amendment

1. Operation and Maintenance Limitation.

Unless otherwise permitted by separate intergovernmental agreement with the County, the Public Improvements shall be dedicated to the County or Alternative Service Provider. In the event that certain of the Public Improvements are for any reason not conveyed to the County or Alternative Service Provider, the Districts shall be permitted to own, operate and maintain the same from any legally available revenues of the Districts.

Notwithstanding the foregoing, it is anticipated that the Districts will be responsible for the ongoing operation and maintenance of certain park and recreation improvements within the District Boundaries, including any pocket parks, open space and landscape tracts and detention ponds. The Districts are also anticipated to be responsible for the operation and maintenance of certain street improvements including street lights and alleyways within the District Boundaries. The budget(s) adopted by the Districts will authorize expenditures from District revenues for the Districts' administration and the operation and maintenance of the Public Improvements not conveyed to the County or Alternative Service Provider. In addition to property taxes, and in order to offset the expenses of the anticipated operations and maintenance costs, the Districts may also rely upon various other revenue sources authorized by law. These revenues will include the power to assess fees, rates, tolls, penalties, or charges as provided in Section 32-1-1001(l), C.R.S., as amended.

2. Construction Standards Limitation. Construction of all Public Improvements shall be subject to applicable ordinances, codes and regulations of the County and pursuant to the requirements of any Approved Development Plan, as well as the applicable ordinances, codes and regulations of any other governmental service provider with jurisdiction over the Public Improvements. The Districts will ensure that the Public Improvements to be dedicated or maintained by the Districts are designed and constructed in accordance with the standards and specifications of the County, as well as the applicable standards of other governmental entities with jurisdiction over the specific Public Improvements and in accordance with any Approved Development Plan. The Districts will obtain approval of civil engineering plans and permits for construction and installation of Public Improvements from the County or other governmental entity with jurisdiction, as appropriate.

3. Inclusion and Exclusion Limitation. The Districts shall be permitted to undertake inclusions and exclusions at its discretion and without further amendment to this Service Plan, so long as such inclusions are in accordance with the Special District Act. Notice of any such boundary adjustment shall be provided to the County pursuant to the requirements of the annual report required herein under Section VII. The County shall not be required to take any action to facilitate such boundary adjustments or obligations with respect to the same.

4. Debt Limitation. The District's Debt Limitation shall be sixty-nine million Dollars (\$69,000,000). The obligations of the Districts in IGAs concerning the funding and/or operations of the Districts' Public Improvements and services, for which voter approval will be obtained to the extent required by law, will not count against the Debt Limitation. Increases necessary to accomplish a refunding, reissuance or restructuring of Debt shall also not count against the Debt Limitation if a present value savings can be shown.

5. Service Plan Amendment Requirement. This Service Plan has been designed with sufficient flexibility to enable the Districts to provide required services and facilities under evolving circumstances without the need for amendments. The Districts shall obtain prior approval of the County before making any material modification of the Service Plan, pursuant to Section 32-1-207, C.R.S., as amended. Material modifications require a Service Plan amendment and include modifications of a basic or essential nature, including, but not limited to, the following: any addition to the types of services provided by the Districts; a decrease in the level of services; a decrease in the financial ability of the Districts to discharge the existing or proposed indebtedness; or a decrease in the existing or projected need for organized service in the area. Inclusion of property that is located in a county or municipality with no other territory within the Districts may constitute a material modification of the Service Plan. Any violation of the Debt Limitation or the Maximum Debt Mill Levy without County approval, as set forth herein, shall constitute a material modification of this Service Plan.

6. Overlapping Districts. The District Boundaries do not overlap with any other special districts providing similar services to those being proposed by the Districts. The District Boundaries are within the service area of Todd Creek Village Metropolitan District ("TCVMD"). TCVMD has consented to provide potable and non-potable water service to the Districts. The Districts may finance and construct potable and non-potable water improvements and convey said improvements to TCVMD. A listing of the mill levies of governmental entities that overlap the District Boundaries, as of January 1, 2019, is attached hereto as Exhibit I.

C. Preliminary Engineering Survey/Site Plan

A preliminary engineering survey setting forth the anticipated scope of Public Improvements and the initial estimated costs of the Public Improvements, which may be provided by or through the Districts, is attached hereto as Exhibit E. The estimated costs of the Public Improvements total approximately forty-six million two hundred ninety-four thousand five hundred fourteen Dollars (\$46,294,514). Actual costs of Public Improvements will vary based in part upon the specific requirements and timing related to construction of the Public Improvements. Final planning and design of Public Improvements will depend on the specific matters contained in an Approved Development Plan and therefore the estimates and proposed scope presented herein are conceptual in nature. All facilities will be designed in such a way as to assure that the facility and service standards will be compatible with those of the County and of other municipalities and special districts and any future subdivision improvement agreements, which may be affected thereby.

**VI. FINANCIAL PLAN**

A. General



The Districts shall be authorized to provide for the District Activities from the proceeds of Debt to be issued by the Districts and from other legally available revenues, including Fees. The Financial Plan for the Districts shall be to issue such Debt as the Districts can reasonably pay, from time to time, based upon the generation of the revenue sources depicted in the Financing Plan, attached hereto as Exhibit F. The Financing Plan sets forth projections currently associated with development within the Service Area. Timing associated with issuance of any permitted Debt shall be based upon the pace at which development actually progresses within the Service Area. As a consequence, Debt that the Districts issue may be issued on a schedule and in such year or years as the Districts determine shall meet the needs of the Financial Plan, and may be phased to serve development as it occurs. The Financial Plan provides an illustration of how the Public Improvements and other services of the Districts may be financed; however, the final terms of Debt financing is likely to be different and shall be determined by the Districts, subject to the key limiting parameters established within this Service Plan. As further described in the Financial Plan, the Districts anticipate issuing approximately thirty-one million eight hundred ninety-five thousand Dollars (\$31,9850,230,000) of Debt. The parameters in the Financial Plan are based upon current estimates and will change based on actual development of the Project. The Financial Plan is one projection of the issuance of Debt by the Districts based on certain development assumptions. It is expected that actual development (including, but not limited to product types, market values, and absorption rates) will vary from that projected and illustrated in the Financial Plan, which variations and deviations shall not constitute a material modification of this Service Plan. Notwithstanding anything in this Service Plan to the contrary, the projections set forth in this Service Plan and the Financial Plan are projections based upon current market conditions. The actual amounts, interest rates, and terms of any Debt will likely change from that reflected in the Financial Plan and each issue of Debt will be based upon the actual conditions existing at the time of issuance, subject to the limitations of the Service Plan. Notwithstanding, the Districts shall not be permitted to issue Debt in excess of the Debt Limitation or Maximum Debt Mill Levy established hereunder.

The Districts anticipate that it will be necessary to impose a debt service mill levy of approximately fifty (50) mills upon all taxable property within the Districts, beginning with the year 2019. Notwithstanding, mill levies may be certified by the Districts as necessary to cover debt service requirements in an amount not to exceed the Maximum Debt Mill Levy.

B. Maximum Net Effective Interest Rate/Maximum Underwriting Discount

The interest rate on any Debt is expected to be the market rate at the time the Debt is issued, but not to exceed the Maximum Net Effective Interest Rate. The underwriting discount on any Debt shall not exceed the Maximum Underwriting Discount. Debt, when issued, will comply with all relevant requirements of this Service Plan, State law and Federal law as then applicable to the issuance of public securities. Interest rates and debt terms will ultimately determine within the limitations of this Service Plan, the amounts and times of debt issuance.

C. Maximum Debt Mill Levy

The “Maximum Debt Mill Levy” authorized herein shall be the maximum mill levy the Districts are permitted to impose upon the taxable property within the Districts for debt service, and shall be determined as follows: the Maximum Debt Mill Levy shall be fifty (50) mills; provided that if, on or after January 1, 2019, there are changes in the method of calculating assessed valuation

or any constitutionally mandated tax credit, cut or abatement; the mill levy limitation applicable to such Debt may be increased or decreased to reflect such changes, such increases or decreases to be determined by the Board in good faith (such determination to be binding and final) so that to the extent possible, the actual tax revenues generated by the mill levy, as adjusted for changes occurring after January 1, 2019, are neither diminished nor enhanced as a result of such changes. For purposes of the foregoing, a change in the ratio of actual valuation shall be deemed to be a change in the method of calculating assessed valuation.

For the portion of any Debt which is equal to or less than fifty percent (50%) of the Districts' assessed valuation, either on the date of issuance or at any time thereafter, the mill levy to be imposed to repay such portion of Debt shall not be subject to the Maximum Debt Mill Levy and, as a result, the mill levy may be such amount as is necessary to pay the debt service on such Debt, without limitation of rate. For purposes of the foregoing, once Debt has been determined to be equal to or less than fifty percent (50%) of the Districts' assessed valuation, so that the Districts are entitled to pledge to its payment an unlimited ad valorem mill levy, such District may provide that such Debt, inclusive of refundings of the same, shall remain secured by such unlimited mill levy, notwithstanding any subsequent change in such District's Debt to assessed valuation ratio. All Debt issued by the Districts must be issued in compliance with the requirements of Section 32-1-1101, C.R.S., and all other requirements of State law.

D. Debt Repayment Sources

The Districts may rely upon various revenue sources authorized by law including but not limited to, ad valorem property taxes and the power to assess fees, rates, tolls, penalties, or charges as provided in Section 32-1-1001(1), C.R.S., as amended from time to time. The Districts shall have the authority to pledge revenue from their fees, rates, tolls, penalties or charges to the repayment of Debt.

E. Security for Debt

The Districts shall not pledge any revenue or property of the County as security for the Debt authorized in this Service Plan. Approval of this Service Plan shall not be construed as a guarantee by the County of payment of any of the Districts' obligations; nor shall anything in the Service Plan be construed so as to create any responsibility or liability on the part of the County in the event of default by the Districts in the payment of any such obligation.

F. Districts' Operating Costs

The estimated cost of engineering services, legal services and administrative services, together with the estimated costs of the Districts' organization and initial operations, are included within assumptions contained in the Financial Plan and are anticipated to be funded with any revenues legally available to the Districts, including Fees and property taxes.

In addition to the capital costs of the Public Improvements, the Districts will require operating funds for administration and to plan and cause the Public Improvements to be constructed and maintained. The first year's operating budget is estimated to be one hundred thousand dollars (\$100,000) which is anticipated to be derived from revenues of the Districts, including potential developer advances.

G. Maximum Operating Mill Levy

Each District may impose an Operating Mill Levy of up to fifty (50) mills until that particular District imposes a Debt Mill Levy. Once a District imposes a Debt Mill Levy of any amount, that particular District's Operating Mill Levy shall not exceed twenty (20) mills at any point, which shall be exclusive of and in addition to the Maximum Debt Mill Levy each District may impose. Notwithstanding the foregoing, if on or after January 1, 2019, there are changes in the method of calculating assessed valuation or any constitutionally mandated tax credit, cut or abatement, the Maximum Operating Mill Levy may be increased or decreased to reflect such changes, such increases or decreases to be determined by the Board in good faith (such determination to be binding and final) so that to the extent possible, the actual tax revenues generated by the mill levy, as adjusted for changes occurring after January 1, 2019, are neither diminished nor enhanced as a result of such changes. For purposes of the foregoing, a change in the ratio of actual valuation shall be deemed to be a change in the method of calculating assessed valuation.

H. Debt Instrument Disclosure Requirement

Debt instruments shall be required to include the following statement: "The [debt instrument] does not constitute a debt, financial obligation or liability of the County, and the County is not liable for payment of the principal of, premium if any, and interest on the [debt instrument]."

**VII. ANNUAL REPORT**

The Districts shall be responsible for submitting an annual report to the County in the form of a survey mailed out to the Districts by April 1 of each year and returned to the County by June 1 of each year.

**VIII. CONSOLIDATION/DISSOLUTION**

The consolidation of a District with any other special district shall be subject to the approval of the County, except if such consolidation is taking place between two or more of the Districts. The Districts will take all action necessary to dissolve pursuant to Section 32-1-701, et seq., C.R.S., as amended from time to time, at such time as it does not need to remain in existence to discharge its financial obligations or perform its services.

**IX. INTERGOVERNMENTAL AGREEMENTS**

To the extent practicable, the Districts may enter into intergovernmental agreements to better ensure long-term provision of the Public Improvements identified herein or for other lawful purposes of the Districts. It is anticipated that the Districts will enter into one or more agreements among themselves for the purpose of coordinating certain operations, maintenance and public improvement financing responsibilities. Agreements may also be executed with property owner associations and other service providers.

**X. ELECTION OF BOARDS OF DIRECTORS**

The Boards of Directors are anticipated to have up to five (5) directors each. The initial Boards of Directors will be elected from a pool of eligible electors at an organizational election held as soon after approval of this Service Plan as practicable. At the organizational election, up to three (3) directors will be elected to serve an initial term until the second regular special district election, and up to two (2) directors will be elected to serve an initial term until the first regular special district election. Thereafter, pursuant to Section 1-13.5-111, C.R.S., the Districts shall hold regular elections in accordance with the provisions of the Special District Act. At such elections directors may be elected to any term of office available for election at such election.

## **XI. CONCLUSION**

It is submitted that this Service Plan, as required by Section 32-1-203(2) and Section 32-1-203(2.5), C.R.S., establishes that:

A. There is sufficient existing and projected need for organized service in the area to be serviced by the Districts.

B. The existing service in the area to be served by the Districts are inadequate for present and projected needs.

C. The Districts are capable of providing economical and sufficient service to the area within its proposed boundaries.

D. The area to be included in the Districts does have, and will have, the financial ability to discharge the proposed indebtedness on a reasonable basis.

E. Adequate service is not, and will not be, available to the area through the County or other existing municipal or quasi-municipal corporations, including existing special districts, within a reasonable time and on a comparable basis.

F. The facility and service standards of the Districts are compatible with the facility and service standards of each county within which the special district is to be located and each municipality which is an interested party under Section 32-1-204(1), C.R.S.

G. The proposal is in substantial compliance with a comprehensive plan adopted pursuant to Section 30-28-106, C.R.S.

H. The proposal is in compliance with any duly adopted county, regional or state long-range water quality management plan for the area.

I. The creation of the Districts is in the best interests of the area proposed to be served.

Therefore, it is hereby respectfully requested that the Board of County Commissioners of Adams County, Colorado, which has jurisdiction to approve this Service Plan by virtue of Section 32-1-203(2), C.R.S., et seq., as amended, adopt a resolution, which approves this "Service Plan for Promontory Metropolitan District Nos. 1-5" as submitted.

Respectfully submitted this \_\_\_\_ day of \_\_\_\_\_, 2019.

WHITE BEAR ANKELE TANAKA & WALDRON, P.C.

Attorneys at Law

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## **EXHIBIT A**

### **(Legal Descriptions)**

Pursuant to Section 10-05-03-03-02-07 of the Adams County Special District Guidelines and Regulations, a legal description of the area to be included in each of the proposed Districts and the Inclusion Area are attached.

**EXHIBIT A-1**

**(Promontory Metropolitan District No. 1 Legal Description)**

**EXHIBIT A-2**

**(Promontory Metropolitan District No. 2 Legal Description)**



**EXHIBIT A-3**

**(Promontory Metropolitan District No. 3 Legal Description)**

**EXHIBIT A-4**

**(Promontory Metropolitan District No. 4 Legal Description)**

**EXHIBIT A-5**

**(Promontory Metropolitan District No. 5 Legal Description)**

**EXHIBIT A-6**  
**(Inclusion Area Legal Description)**

## **EXHIBIT B**

### **(Boundary Maps)**

Pursuant to Section 10-05-03-02-04 of the Adams County Special District Guidelines and Regulations, attached is a boundary map of each of the proposed Districts and the Inclusion Area.

**EXHIBIT B-1**

**(Promontory Metropolitan District No. 1 Boundary Map)**

**EXHIBIT B-2**

**(Promontory Metropolitan District No. 2 Boundary Map)**

**EXHIBIT B-3**

**(Promontory Metropolitan District No. 3 Boundary Map)**



**EXHIBIT B-4**

**(Promontory Metropolitan District No. 4 Boundary Map)**

**EXHIBIT B-5**

**(Promontory Metropolitan District No. 5 Boundary Map)**

**EXHIBIT B-6**  
**(Inclusion Area Boundary Map)**

## **EXHIBIT C**

### **(Vicinity Map and 3-Mile Radius Maps)**

Pursuant to Section 10-05-03-02-04 of the Adams County Special District Guidelines and Regulations, attached is the map showing the Districts' Vicinity and Municipalities and Special Districts within a 3-Mile Radius.

## **EXHIBIT D-1**

### **(Proposed Services)**

Pursuant to Section 10-05-03-03-02-04 of the Adams County Special District Guidelines and Regulations, the list of services proposed to be supplied by the Districts is below.

The District proposes to provide the following services:

- **Finance and Construction of Public Improvements** – The Districts propose to provide for the financing and construction of the Public Improvements described in **Exhibit D-2**.
- **Ongoing Park and Recreation Services** – The Districts propose to provide park and recreation services only with respect to the operation and maintenance of any pocket parks and/or open space and landscape tracts, landscape monumentation, and detention ponds within the Districts' Service Area.

## **EXHIBIT D-2**

### **(Cost Estimates)**

Pursuant to Section 10-05-03-03-02-05 of the Adams County Special District Guidelines and Regulations, a description and cost estimates for all facilities and improvements are attached. The parameters in this Exhibit D-2 are based upon current estimates and will change based on actual development of the Project. It is expected that actual development (including, but not limited to product types, market values, and absorption rates) will vary from that projected and illustrated in this Exhibit D-2, which variations and deviations shall not constitute a material modification of this Service Plan.

## **Promontory Metropolitan District Description of Facilities and Cost**

### **Shook Subdivision Filings 3 & 4 Improvements**

Shook Subdivision Filings 3 & 4 (“Filings 3 & 4”) consist of approximately 48 acres and will consist of 24 Residential Estate (1-acre) single-family lots. The District plans to finance public improvements including erosion control, roadway improvements, storm water improvements, water line improvements (both potable and non-potable), site lighting and landscape improvements within Filings 3 & 4.

The roadway improvements in Filings 3 & 4 will provide circulation throughout Shook Subdivision Filings 1-4 and be constructed to County standards. The gravel shoulders will be built to County standards with roadside ditches providing drainage, as required. The roadway improvements include compaction of subgrade material as well as rough and fine grading, surveying, signage and landscaping in the outlots. Additional provisions have been included for anticipated erosion control requirements in Filings 3 & 4.

During the construction of Shook Subdivision Filing 2, a large detention pond is anticipated to be built in Shook Subdivision Filing 3. This detention pond would serve Shook Subdivision Filings 2-4. The detention pond is anticipated to have an outlet structure, emergency overflow weir, concrete trickle channel and a forebay structure.

New water and storm sewer lines are anticipated to be constructed within the Districts. Potable water line loop and non-potable water line loop are anticipated to be installed throughout the roadways. Domestic water line stubs and non-potable (irrigation) water line stubs are anticipated to be constructed into each single-family home lot. Fire hydrants will be installed along the water line in locations approved by the fire department. The storm sewer construction is anticipated to include storm pipe with flared end sections of various sizes and rip rap.

It is currently anticipated that construction of improvements in Filings 3 & 4 will begin in the fall of 2019 and be completed in 2020. Below is a summary of the estimated costs for the Filings 3 & 4 improvements, more fully described in the Opinion of Probable Costs section in this Service Plan. Please note that the costs noted below do not include soft costs, general conditions, surety bonds, contingency, soils testing, additional survey, or contractor overhead and profit.

### **Filings 3 & 4 Improvements**

The following are included in the Districts’ anticipated facilities.

#### **Engineering:**

The engineering scope for Filings 3 & 4 improvements include construction drawings, traffic studies, drainage studies, plat and Final Development Plan documents, subsurface soils investigation, environmental studies, and pavement designs.

Cost- \$122,500.00

**Erosion Control:**

The erosion control improvements for Filings 3 & 4 include concrete washouts, portable toilet protection, silt fence, erosion control maintenance, street sweeping, seed and mulch, and an erosion control supervisor.

Cost- \$146,709.52

**Grading:**

The grading improvements for Filings 3 & 4 include clear and grubbing, rough grading, cut to fills, fine grading, surveying, and soils testing.

Cost- \$61,097.34

**Roadway:**

The roadway improvements for Filings 3 & 4 would be constructed to County standards. The roadside shoulders are to be constructed to County standards.

Cost- \$820,222.43

**Street Signs:**

The signage improvements for Filings 3 & 4 include stop signs, street signs, and speed limit signs.

Cost- 4,800.00

**Utility Installation:**

The utility improvements for Filings 3 & 4 include installation of potable water lines, non-potable water lines, service lines to each lot, fire hydrants, storm sewer with flared end sections crossings in various sizes and rip rap.

Cost- \$781,296.54

**Landscaping:**

The landscaping improvements for Filings 3&4 include installation of various trees, native grasses and irrigation systems in the outlots located within the District. Outlot B is anticipated to have extensive landscaping and fencing to help shield the oil well operations.

Cost- \$312,120.00



## **Promontory Metropolitan District Description of Facilities and Cost**

### **Offsite Public Improvements in Shook Subdivision Filings 1 & 2**

Shook Subdivision Filings 1 & 2 (“Filings 1 & 2”) are outside the Districts’ Boundaries, consist of approximately 55.2 acres and is anticipated to include 40 Residential Estate (1-acre) single-family lots. Certain Public Improvements constructed in Filings 1 & 2 will serve the District. These shared improvements will consist of improvements to Highway 7, a collector road which will provide access to Filings 3 & 4, construction of a detention pond that will serve Filings 2-4, and entryway monumentation and landscaping to serve Filings 1-4 (collectively, the “Shared Improvements”). The Districts will bear a proportion of the cost associated with the Shared Improvements.

The Colorado Department of Transportation (CDOT) requires improvements along Highway 7 in order to allow access to the Shook Subdivision. The Highway 7 roadway improvements allow safe exit and entry to the Shook Subdivision and will be proportionally funded by the Districts.

The entry for the Shook Subdivision is anticipated to have monumentation and landscaping that will serve the entire community. Stone walls are anticipated to be constructed at the entry with trees and ground vegetation either side of the entry road.

It is currently anticipated that construction of Shook Subdivision Filing 2 improvements will begin in the spring of 2019 and be completed in 2019. Below is a summary of the estimated costs for the Shared improvements, more fully described in the Opinion of Probable Costs section in this service plan. Please note that the costs noted below do not include soft costs, general conditions, surety bonds, contingency, soils testing, additional survey, or contractor overhead and profit.

#### **Shared Improvements**

The following anticipated Shared Improvements for which the District would be responsible for a proportional share of costs.

#### **Engineering:**

The engineering scope of work for the Shared Improvements include construction drawings, traffic studies, drainage studies, plat and Final Development Plan documents, subsurface soils investigation, environmental studies, and pavement designs

Cost (pro rata share) - \$91,968.75

#### **Erosion Control:**

The erosion control scope of work for the Shared Improvements include concrete washouts, portable toilet protection, silt fence, erosion control maintenance, street sweeping, seed and mulch, and an erosion control supervisor.

Cost (pro rata share) - \$57,339.83

**Grading:**

The grading scope of work for the Shared Improvements include clear and grubbing, rough grading, cut to fills, fine grading, surveying, and soils testing.

Cost (pro rata share) - \$52,060.69

**Roadway:**

The roadway scope of work for the Shared Improvements would be constructed to County standards. The roadside shoulders would be constructed to County standards as well.

Cost (pro rata share) - \$220,077.27

**Street Signs:**

The signage scope of work for the Shared Improvements include stop signs, street signs, and speed limit signs.

Cost (pro rata share) - \$2,328.15

**Highway 7 (CDOT):**

The Highway 7 improvement scope of work for the Shared Improvements include cutting existing asphalt edge, processing subgrade with cement reinforcement, adding an asphalt shoulder, restriping of turn lanes and shoulders, grinding existing striping, and traffic control.

Cost (pro rata share) - \$48,504.15

**Detention Pond:**

The detention pond scope of work for the Shared Improvements include rough grading, fine grading, concrete outlet structure, micropool, forebay, concrete emergency overflow weir, rip rap blanket, concrete trickle channel, rip rap swale, access road, and seeding, all to applicable County standards.

Cost (pro rata share) - \$30,611.58

**Landscaping and Monumentation:**

The landscape and monumentation scope of work for the Shared Improvements include stone walls with signage at the entry of Elmira Street and Highway 7, trees and ground cover on either side of Elmira Street at the entry, trees along the Highway 7 right-of-way, irrigation for all plantings, and a decorative fence along the Highway 7 frontage.

Cost (pro rata share) - \$70,170.00

## **Promontory Metropolitan District Description of Facilities and Cost**

### **Inclusion Area Development**

#### **Inclusion Area:**

It is currently anticipated that the Inclusion Area will be developed as 1/2-acre Residential Estate lots with one Multi-Family portion. The Residential Estate lot development is consistent with and allowed in the Todd Creek Village Planned Unit Development. The Developer would need to seek approval from the County for the Multi-Family development. The Inclusion Area is anticipated to include an estimated 420 1/2-acre single family lots and 100 multi-family townhome units.

District-financed public improvements within the Inclusion Area are anticipated to consist of erosion control, roadway improvements, storm water improvements, water line improvements, sewer line improvements, site lighting and landscape improvements (collectively, the “Inclusion Area Improvements”), all constructed to applicable County standards.

The roadways will provide circulation throughout the Inclusion Area and be constructed to County standards. The gravel shoulders are anticipated to be 6-feet wide with roadside ditches providing drainage and constructed to County standards. The roadway work is anticipated to include compaction of subgrade material as well as rough and fine grading, surveying, signage and landscaping in the outlots. The Multi Family tract is anticipated to include paving, curb and gutter, and sidewalks.

Onsite detention ponds will likely be required in the Inclusion Area. The detention ponds are anticipated to have an outlet structure, emergency overflow weir, concrete trickle channel and a forebay structure.

New water and storm sewer lines are anticipated to also be constructed within the Inclusion Area. A potable water line loop and a non-potable water line loop are anticipated to be installed throughout the roadways. Domestic water line stubs and non-potable (irrigation) water line stubs are anticipated to be constructed into each single-family home lot. Fire hydrants will be installed along this water line in locations approved by the fire department. The storm sewer construction is anticipated to include storm pipe with flared end sections of various sizes and rip rap. A new sewer line is anticipated to be constructed throughout the roadways and sewer stubs into each single-family lot.

Below is a summary of the estimated costs for the Inclusion Area Improvements, more fully described in the Opinion of Probable Costs section in this Service Plan. The estimated costs below do not include soft costs, general conditions, surety bonds, contingency, soils testing, additional survey, or contractor overhead and profit.

#### **Engineering:**

The engineering scope of work for the Inclusion Area Improvements includes construction drawings, traffic studies, drainage studies, plat and Final Development Plan documents, subsurface soils investigation, environmental studies, and pavement designs.

Cost- \$1,326,500.00

**Erosion Control:**

The erosion control scope of work for the Inclusion Area Improvements includes concrete washouts, portable toilet protection, silt fence, erosion control maintenance, street sweeping, seed and mulch, and an erosion control supervisor.

Cost- \$854,349.78

**Grading:**

The grading scope of work for the Inclusion Area Improvements includes clear and grubbing, rough grading, cut to fills, fine grading, surveying, and soils testing.

Cost- \$2,582,088.00

**Roadway:**

The roadway scope of work for the Inclusion Area Improvements will be constructed to County standards. The road side shoulders are also to be constructed to applicable County standards.

Cost- \$5,829,571.60

**Street Signs:**

The sign scope of work for the Inclusion Area includes stop signs, street signs, speed limit signs.

Cost- \$41,970.00

**Detention Ponds:**

The detention pond scope of work for the Inclusion Area Improvements includes rough grading, fine grading, concrete outlet structure, forebay, concrete emergency overflow weir, rip rap blanket, concrete trickle channel, rip rap swale, access road, and seeding, all to be completed pursuant to applicable County standards.

Cost- \$1,454,415.00

**Utility Installation:**

The utility scope of work for the Inclusion Area Improvements includes installation of potable water lines, non-potable water lines, service lines to each lot, fire hydrants, sewer line, sewer services into each lot, storm sewer with flared end sections crossings in various sizes and rip rap, all to be constructed in accordance with applicable County standards.

Cost- \$11,653,408.50

**Landscaping:**

The landscaping scope of work for the Inclusion Area improvements includes installation of various trees, native grasses and irrigation systems in the outlots located within the parcels and entry ways. Monumentation will be constructed at appropriate subdivision entryways.

Cost- \$1,582,120.00

**Promontory Metropolitan District  
Description of Facilities and Cost**

**Offsite Regional Public Improvements**

**Engineering:**

The engineering scope of work for the Offsite Regional Improvements includes construction drawings, drainage studies, plat, subsurface soils investigation, and environmental studies.

Cost- \$115,000.00

**Erosion Control:**

The erosion control scope of work for the Offsite Regional Improvements includes concrete washouts, portable toilet protection, silt fence, erosion control maintenance, street sweeping, seed and mulch, and an erosion control supervisor.

Cost- \$64,380.00

**Regional Sanitary Sewer Mainline:**

The regional sanitary sewer mainline scope of work for the Offsite Regional Improvements includes a sewer main that is anticipated to be installed along 168<sup>th</sup> Avenue for approximately 2.6 miles, from the middle of the northern edge of the District Boundary to the Metro Wastewater Reclamation District Northern Treatment Plant, located at 168<sup>th</sup> Avenue and Highway 85 in Brighton, Colorado. A bore and steel sleeve is anticipated to be installed under the Platte River to accommodate the sanitary sewer mainline.

Cost- \$1,442,423.50

**Regional Storm Sewer Mainline:**

The regional storm sewer mainline scope of work for the Offsite Regional Improvements includes a storm sewer main that is anticipated to be installed along 168<sup>th</sup> Avenue for approximately 2.2 miles, from the northeastern edge of the District Boundary to the west bank of the Platte River. A concrete outlet structure is anticipated to be constructed at the Platte River.

Cost- \$10,224,750.00

## **COST ESTIMATE SPREADSHEETS**

## **EXHIBIT E**

### **(Preliminary Engineering Survey/Site Plan)**

Pursuant to Section 10-05-03-03-02-03 of the Adams County Special District Guidelines and Regulations, a site plan showing the entire boundary of the proposed Districts and delineating the location of current improvements, and planned improvements is attached.

## **EXHIBIT F**

### **(Financial Plan)**

Pursuant to Section 10-05-03-03-02-02 of the Adams County Special District Guidelines and Regulations, a Financial Plan is attached.



## **EXHIBIT G**

### **(List of Property Owners/Adjacent Owners)**

Pursuant to Section 10-05-03-03-02-07 of the Adams County Special District Guidelines and Regulations, a list of property owners and adjacent property owners is as follows:

#### **Property Owner:**

SEC 2-3 PHOENIX, LLC  
ATTN: J.R. OSBORNE  
9200 E. MINERAL AVE., SUITE 365  
CENTENNIAL, CO 80112

#### **Adjacent Property Owners:**

JOHN WILLIAM WEIGANDT  
10390 E 168TH AVE  
BRIGHTON, CO 80602

SELTZER FARMS INC.  
9390 E 168TH AVE  
BRIGHTON, CO 80602

ROBERT L SELTZER FAMILY TRUST  
33641 COUNTY ROAD 83  
BRIGGS DALE, CO 80611-7808

REVA L WRIGHT  
PO BOX 274  
BRIGHTON, CO 80601-0274

BILLY J WATKINS  
16300 YOSEMITE ST  
BRIGHTON, CO 80602

SEC 2-3 PHOENIX, LLC  
ATTN: J.R. OSBORNE  
9200 E. MINERAL AVE., SUITE 365  
CENTENNIAL, CO 80112

CARLSON TAYLOR R UND 24.25% INT  
AND THORNTON CORY J UND 24.25% INT  
ET ALS  
PO BOX 247  
EASTLAKE CO 80614-0247

TODD CREEK VILLAGE METROPOLITAN  
DISTRICT  
10450 E 159TH CT  
BRIGHTON CO 80602-7977

SIGNAL DITCH COMPANY  
C/O BRICE STEELE, ESQ.  
LAW OFFICES OF BRICE STEELE, P.C.  
25 S 4<sup>TH</sup> AVENUE  
BRIGHTON, CO 80601

## **EXHIBIT H**

### **(Proof of Ownership)**

Pursuant to Section 10-05-03-03-02-07 of the Adams County Special District Guidelines and Regulations, proof of ownership of the property to be included in the District is attached.

**EXHIBIT I**  
**(Mill Levy and Indebtedness of Overlapping Entities)**

Pursuant to Section 10-05-03-03-02-02 of the Adams County Special District Guidelines and Regulations, a list of mill levies currently imposed within the proposed District is as follows:

**Mill Levies Currently Imposed on Property within the District Boundaries**

<u>Entity</u>	<u>Mill Levy</u>
Adams County Fire Protection District 6	11.795
Rangeview Library District	3.666
School District 27 Bond	22.069
School District 27 General	27.023
Adams County	26.864
Urban Drainage & Flood Control	0.726
Urban Drainage South Platte	0.094
TOTAL	92.237

**EXHIBIT J**  
**(Resume of Entities Involved in Organization)**

Pursuant to Section 10-05-03-03-02-07 of the Adams County Special District Guidelines and Regulations, list of entities involved in the formation of the District and explanation of role played by each, description of previous work in Adams County or region related to the District is as follows:

**Sec. 2-3 Phoenix, LLC**

Sec. 2-3 Phoenix, LLC (the “Developer”) is a Colorado limited liability company that is the proponent of the Districts. The Developer is a subsidiary of The Equinox Group, LLC (“Equinox”). Equinox was organized in 2018, but its principals have previous experience in Adams County under the Equinox Land Group, Inc. (“ELG”), which was founded in 1981. In 1996, ELG began construction of the first filing in Todd Creek Farms. ELG was the major developer in Todd Creek Village and had extensive experience in land entitlement and construction management. ELG coordinated numerous projects in similar size and scope to the improvements proposed in the Districts. Highlighted projects within the area include:

- **Todd Creek Farms Filing 1-5:** developed and constructed 479 2.5 acre-lots including earthwork, potable water mainline and services, non-potable water mainline and services, storm drainage, retention ponds, streets, and dry utilities.
- **Todd Creek Meadows:** developed and constructed 78 1-acre lots including earthwork, potable water mainline and services, non-potable water mainline and services, storm drainage, retention pond, streets, and dry utilities.
- **Eagle Shadow:** developed and constructed 185 1-acre lots including earthwork, potable water mainline and services, non-potable water mainline and services, storm drainage, retention pond, streets, and dry utilities.
- **Eagle Shadow South:** developed and constructed 221 1-acre lots including earthwork, potable water mainline and services, non-potable water mainline and services, storm drainage, retention pond, streets, and dry utilities.
- **Bartley (Riverside):** developed and constructed 172 1-acre lots including earthwork, potable water mainline and services, non-potable water mainline and services, storm drainage, retention pond, streets, and dry utilities.
- **Shook:** developed and constructed 40 1-acre lots including earthwork, potable water mainline and services, non-potable water mainline and services, storm drainage, retention pond, streets, and dry utilities.

Regional Improvements include:

- Havana St. widening and paving construction
- Havana St. bridge construction
- Yosemite St. widening and paving construction
- Yosemite St. bridge construction
- Quebec St. widening and paving construction
- Quebec St. bridge construction

## **White Bear Ankele Tanaka & Waldron**

White Bear Ankele Tanaka & Waldron (WBA) is a law firm specializing in special district and municipal law which includes representation of municipalities and special districts as general and special counsel in all aspects of day to day operations. WBA also provides general counsel services to local governments, land developers, home builders and other individuals in the use of special taxing districts and other limited-purpose public entities to provide for the construction, management, operation and financing of essential public services, including roads, water, sewer, drainage, transportation, fire protection, park and recreation and other services. WBA represents several special districts in Adams County including Todd Creek Village Metropolitan District, Pomponio Terrace Metropolitan District, Reunion Metropolitan District, North Range Metropolitan District Nos. 1-5, Brighton Crossing Metropolitan District No. 4, Bradburn Metropolitan District Nos. 1-3, Lamberson Lakes Metropolitan District, and Clear Creek Station Metropolitan District Nos. 1-3.

## **Rokeh Consulting, LLC**

**Jon A. Rokeh, P.E.**  
**89 King Road**  
**Chichester, NH 03258**  
**603-387-8688**

### **Employment Experience**

President/Owner ROKEH CONSULTING, LLC - Chichester, NH 11/05 to Present

- Set up New Civil Engineering Consulting Company
- Developed and Expanded Client Base in New Hampshire and Colorado
- Provide Permitting and Engineering Design Services for Residential and Commercial Projects throughout New Hampshire and Colorado
- Provide Construction Oversight for Residential and Commercial Developments
- Provide Redevelopment and Re-permitting Services for Bank Owned Subdivisions in both New Hampshire and Colorado
- Custom Home Lot Development plans for Colorado Springs, CO, Douglas County, CO and New Hampshire.
- Represent Large and Small Developers at Planning, Zoning and Various other Public Hearings
- Saddler Ridge Metropolitan District – District Engineer – June 2014 to present

Senior Project Manager HOLDEN ENGINEERING - Concord, NH 11/01 to 11/05

- Responsible for the Design and Permitting for Residential and Commercial Projects
- Conducted Planning Board, Zoning Board and other Various Public Hearings
- Developed and Maintained Project Schedules and Budgets
- Prepared Engineering Quotes for New Projects and Developed New Clients
- Developed and Implemented New Company Procedures for Quality Controlling Projects

Project Manager FUTURA ENGINEERING – Denver, CO 4/96 to 10/01

- Supervised Home Builder Services Division
- Prepared Residential Site and Grading Plans for Custom Home Builders
- Analyzed Subdivision Plans for Product Compatibility for Several National Home Builders
- Developed and Implemented New Company Procedures for Quality Controlling Projects
- Prepared Construction Layout Computations for Survey Crew

Project Engineer VICTOR ENGINEERING - Madison, SD 9/95 to 3/96

- Designed Infrastructure for Residential Subdivisions
- Evaluated Waterway Capacities for Flood Studies
- Evaluated and Located Wetland Areas for USDA Projects
- Assembled and Installed Software for Companies Computers

Engineering Technician CITY OF MARSHALL ENGINEERING - Marshall, MN Summers 5/91 to 9/95

- Evaluated Municipal Utility and Street Improvement Projects
- Provided Construction Layout Information for City Projects
- Located Sanitary and Storm Sewer for Excavation Projects
- Updated City Tax Maps

## **I. Education**

**Bachelor of Science Degree, South Dakota State University, Brookings, SD. May 1995**

- Major: *Civil Engineering*

## **Professional Achievements**

- Licensed Professional Engineer - State of New Hampshire 6/05 PE No. 11660
- Licensed Professional Engineer – State of Colorado 2/06 PE No. 39934
- Engineer in Training – State of South Dakota 1994
- Land Surveyor in Training – State of South Dakota 1995

## **Awards**

- Outstanding Land Development Agent – City of Laconia NH Planning Board

## **Computer Skills**

- AutoCAD Land Development, AutoCAD Civil 3D 2019, HydroCAD 10, Microsoft Word, Excel, & Access, Google Sketchup

## **George K. Baum & Company**

### **NATIONWIDE EXPERIENCE, VISION & GOALS:**

*Experienced in Leadership; Experienced in Success*

Founded in 1928, George K. Baum & Company (“GKB” or the “Firm”) is one of the most established privately held investment banking firms in the country. We have been at the forefront of financing our nation’s infrastructure for eight decades. Over the past 89 years, GKB has focused on meeting and exceeding our clients’ needs and establishing lasting relationships throughout our industry.

Since 2000, George K. Baum & Company has been involved with more than 7,419 municipal bond issues, totaling more than \$292 billion. The public finance professionals at George K. Baum & Company have the knowledge and expertise to assist you in achieving your financial goals.

As a nationally recognized investment banking firm, George K. Baum & Company has consistently incorporated our moral values, work ethic and client relationships into each transaction. Client service has always been our priority. We are defined by our strong client focus and our ability to anticipate and exceed our clients’ needs and expectations.

## **STRONG REGIONAL & NATIONAL PRESENCE:**

*Recognized & Accredited Across the Nation*

George K. Baum & Company maintains 24 offices nationwide, including public finance offices in 22 cities, and is made up of nearly 200 professionals across the country. We maintain trading desks in Denver, CO, and Kansas City, MO, as well as sales operations in Boston, MA, Dallas, TX, Denver, CO, Kansas City, MO, Philadelphia, PA, and Newark, NJ.



Our Sales & Trading staff is made up of over 40 professionals and includes some of the industry's most experienced sales representatives (approximately 20 years of experience, on average). All of our sales professionals focus exclusively on the distribution of municipal securities to institutional investors and high-net-worth individuals.

## **FIRM OWNERSHIP:**

*Accomplished, Capable & Well-Versed*

George K. Baum & Company is an established, privately held corporation with offices spanning the country. The Firm was incorporated in 1928 in Kansas City, MO, and is a wholly owned subsidiary of George K. Baum Holdings, Inc., of which Jonathan E. Baum serves as Chairman and CEO.

## **STRONG COMMITMENT TO PUBLIC FINANCE:**

*Committed to Innovation & Excellence*

Public finance has been, and continues to be, the primary focus of George K. Baum & Company's operations. Our Firm has long been recognized as an industry leader in the structuring, underwriting and marketing of taxable and tax-exempt municipal securities. Nearly 90 percent of the Firm's revenues are generated from our public finance division.

## **PRODUCTS & SERVICES:**

*Turning Our Clients' Financial Aspirations into Reality*

George K. Baum & Company has developed a culture built on integrity, moral values and strong client relationships. GKB helps clients turn their aspirations into realizations with a host of financial services and funding options to help them achieve their goals.

- Underwriting Fixed-Rate Tax-Exempt Bond Financings
- Underwriting Variable-Rate Tax-Exempt Bond Financings
- Underwriting Taxable Bond Financings
- Municipal Advisory Services
- Collaborative Refundings
- Rating Agency Presentations
- Assistance Obtaining Credit Enhancement
- Variable-Rate Remarketings
- Derivative Products & Services

- Investment Bond Proceeds
- Interest Rate Swaps
- Quantitative Debt Service Analysis
- Bond Document Review
- Development Long-Term Financial Plans
- Management Transaction Process
- Public Policy-Related Services

## **EXPERIENCE RELATED TO THE PROMONTORY METROPOLITAN DISTRICT SERVICE PLAN**

### *Metropolitan District Experience*

George K. Baum & Company has a long history working on a varied list of public finance projects in Colorado. In addition to our work with counties, cities, towns and school districts, George K. Baum & Company has a tremendous amount of experience with special district finance. Over the past 20 years, the professionals at our firm have helped form nearly 300 new special districts in Colorado and have completed financings for over 100 metropolitan districts either as underwriter, placement agent or bank loan arranger.

### *Adams County Experience*

George K. Baum & Company's public finance experience is quite extensive and many of our projects have been in Adams County. In addition to acting as co-managing underwriter for an Adams County certificate of participation issue, some of our other Adams County projects include, E-470, Adams 14, Bennett, Mapleton, Strasburg, Westminster School Districts, the Cities of Arvada, Aurora, Brighton and Westminster, the Town of Bennett, Adams County, Arvada, Brighton Area and North Metro Fire Districts, The Greatrock North Water and Sanitation District, the Central Colorado Water Conservancy District, the Bennett Park and Recreation District and the Aurora SingleTree, Eagle Shadow, Marshall Lake and Todd Creek Village Metropolitan Districts.

**Alan T. Matlosz** is executive vice president in the public finance division of George K. Baum & Company. In this position, he is responsible for providing comprehensive investment banking services to a variety of local governments throughout Colorado. Alan has worked in the public finance profession since 1992 after six years of experience in state and local government. Since 1992, he has worked with a wide variety of counties, municipalities and special districts and has financed over 400 projects in Colorado.

In his government career, Mr. Matlosz worked for Adams County, Colorado, coordinating planning efforts around the new Denver International Airport and for the Colorado Department of Local Affairs as Finance Specialist providing technical assistance in the areas of budgeting, investing and capital financing to hundreds of municipalities, counties and special districts.

During his career, Alan has developed several specialties including the financing of water and wastewater projects, tax-exempt lease-purchase financing, and the structuring of land development projects. Since 2005, Alan has been manager of the Colorado development finance practice.



Alan has been active in a variety of volunteer activities including: Board member and Treasurer of the Water Education Colorado, Board member and Treasurer of Colorado Preservation Inc, Advisory Board member for the Colorado Main Street Program, Vice Chairman for Public Affairs and Board member of the South Metro Denver Chamber of Commerce, Chairman and Secretary of the Arapahoe County Retirement Board, instructor for the Colorado Government Finance Officers Association, and national instructor for the American Water Works Association.

Alan holds a Bachelors Degree in Economics and Rhetoric from the University of Massachusetts, a Masters Degree in City Planning from Cornell University, and a Masters Degree in Finance from the University of Colorado.

Alan holds Series 7, 50 and 63 securities licenses.



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution approving right-of-way agreement between Adams County and Margaret Ann Rose and James Lee Ruscetta for a utility easement necessary for the York Street Improvements Project - York Street from East 78 <sup>th</sup> Avenue to Highway 224
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners approves the right-of-way agreement for acquisition of an easement needed for public utilities.

### **BACKGROUND:**

Adams County is in the process of acquiring utility easements for the installation, operation, maintenance and replacement of underground utility lines and their appurtenances along York Street from East 78<sup>th</sup> Avenue to Highway 224. Attached is a copy of the right-of-way agreement between Adams County and Margaret Ann Rose and James Lee Ruscetta for dedication of a utility easement in the amount of \$5,400.00. The attached resolution allows the County to acquire the utility easement needed and provide the necessary documents to close on the property.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Right-of-way agreement.

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☐. If there is fiscal impact, please fully complete the section below.

**Fund: 13****Cost Center: 3056**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION APPROVING RIGHT-OF-WAY AGREEMENT BETWEEN ADAMS  
COUNTY AND MARGARET ANN ROSE AND JAMES LEE RUSCETTA, FOR A UTILITY  
EASEMENT NECESSARY FOR THE YORK STREET IMPROVEMENTS PROJECT –  
YORK STREET FROM EAST 78<sup>TH</sup> AVENUE TO HIGHWAY 224

WHEREAS, Adams County is in the process of acquiring utility easement along York Street for the York Street Improvements Project - York Street from East 78<sup>th</sup> Avenue to Highway 224; and,

WHEREAS, the easement is a nonexclusive utility easement for the installation, operation, maintenance and replacement of underground utility lines and all of the appurtenances thereto; and,

WHEREAS, this easement is a portion of 7700 York Street located in the Northwest Quarter of Section 36, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado, and owned by Margaret Ann Rose and James Lee Ruscetta ("Parcel PE-4"); and,

WHEREAS, Margaret Ann Rose and James Lee Ruscetta are willing to grant Parcel PE-4 to Adams County under the terms and conditions of the attached Right-of-Way Agreement.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Right-of-Way Agreement between Adams County and Margaret Ann Rose and James Lee Ruscetta, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is approved.

BE IT FURTHER RESOLVED, that the Chair of the Board of County Commissioners is hereby authorized to execute said Right-of-Way Agreement on behalf of Adams County.

## Right-of-Way Agreement

This Agreement is made and entered into by and between **James Lee Ruscetta**, whose address is **9821 Upham Court, Denver, Colorado 80210** and **Margaret Ann Rose**, whose address is **7463 West 69<sup>th</sup> Avenue, Arvada, Colorado 80003** (“**Owners**”) and the County of Adams, State of Colorado, a body politic, who address is 4430 South Adams County Parkway, Brighton, Colorado, 80601 (“**County**”) for the conveyance of a permanent utility easement on the property located at **7780 York Street, Denver, Colorado 80229**, hereinafter (the “**Property**”) for the York Street Improvements Project – York Street from East 78<sup>th</sup> Avenue to Highway 224 (the “**Project**”). The legal description and conveyance documents for the interests on said Property are set forth in **Exhibit A** attached hereto and incorporated herein by this reference.

The compensation agreed to by the Owner and the County for the acquisition of the permanent utility easement described herein is **FIVE THOUSAND FOUR HUNDRED DOLLARS AND NO/100 (\$5,400.00)** including the performance of the terms of this Agreement, the sufficiency of which is hereby acknowledged. This consideration has been agreed upon and between the parties as the total just compensation due to the Owner and the consideration shall be given and accepted in full satisfaction of this Agreement.

In consideration of the permanent utility easement and the mutual promise and covenants below, the Owner and the County agree to the following:

1. The Owner hereby warrants that the Owner is the sole Owner of the Property, that the Owner owns the Property in fee simple subject only to matters of record and that the Owner has the power to enter into this Agreement.
2. The Owner agrees to execute and deliver to the County the attached conveyance documents for the permanent utility easement upon tender by the County of a warrant (check) for the compensation agreed upon as soon as possible following the execution of this agreement with an expected date of **October 22, 2018**.
3. Owner hereby irrevocably grants to the County possession and use of the permanent utility easement upon execution of this Agreement by the Owner and the County. This grant of possession shall remain in effect with respect to the permanent utility easement until such time as the County obtains from the Owner the attached conveyance documents.
4. The County through its contractor shall assure that reasonable access shall be maintained to the Owner’s Property at all times for ingress and egress. If necessary, any full closure of access shall be coordinated between the contractor and the Owner and/or its agent.

5. The Owner has entered into this Agreement acknowledging that the County has the power of eminent domain and requires the permanent utility easement for a public purpose.
6. If the Owner fails to consummate this agreement for any reason, except the County's default, the County may at its option, enforce this agreement by bringing an action against the Owner for specific performance.
7. This Agreement contains all agreements, understandings and promises between the Owner and the County, relating to the Project and shall be deemed a contract binding upon the Owner and County and extending to the successors, heirs and assigns.
8. This Agreement has been entered into in the State of Colorado and shall be governed according to the laws thereof.

By: James Lee Ruscetta  
James Lee Ruscetta

Date: 10/6/18

By: Margaret Ann Rose  
Margaret Ann Rose

Date: 10/6/2018

**Approved:**

BOARD OF COUNTY COMMISSIONERS-COUNTY OF ADAMS, STATE OF COLORADO

\_\_\_\_\_  
Chair

\_\_\_\_\_  
Date

Approved as to Form:

A. Ebelst  
County Attorney



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution approving right-of-way agreement between Adams County and Fredric M. Sims, Trustee, for a utility easement necessary for the York Street Improvements Project - York Street from East 78 <sup>th</sup> Avenue to Highway 224
<b>FROM:</b> Kristin Sullivan, AICP, Director of Public Works Brian Staley, P.E., PTOE, Deputy Director of Public Works
<b>AGENCY/DEPARTMENT:</b> Public Works
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners approves the right-of-way agreement for acquisition of an easement needed for public utilities.

### **BACKGROUND:**

Adams County is in the process of acquiring utility easements for the installation, operation, maintenance and replacement of underground utility lines and their appurtenances along York Street from East 78<sup>th</sup> Avenue to Highway 224. Attached is a copy of the right-of-way agreement between Adams County and Fredric M. Sims, Trustee, for dedication of a utility easement in the amount of \$5,400.00. The attached resolution allows the County to acquire the utility easement needed and provide the necessary documents to close on the property.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Public Works, Office of the County Attorney and Adams County Board of County Commissioners.

### **ATTACHED DOCUMENTS:**

Draft resolution  
Right-of-way agreement.

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☐. If there is fiscal impact, please fully complete the section below.

**Fund: 13****Cost Center: 3056**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☒ NO

**Future Amendment Needed:** ☐ YES ☒ NO

**Additional Note:**



BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION APPROVING RIGHT-OF-WAY AGREEMENT BETWEEN ADAMS  
COUNTY AND FREDRIC M. SIMS, TRUSTEE, FOR A UTILITY EASEMENT  
NECESSARY FOR THE YORK STREET IMPROVEMENTS PROJECT –  
YORK STREET FROM EAST 78<sup>TH</sup> AVENUE TO HIGHWAY 224

WHEREAS, Adams County is in the process of acquiring utility easement along York Street for the York Street Improvements Project - York Street from East 78<sup>th</sup> Avenue to Highway 224; and,

WHEREAS, the easement is a nonexclusive utility easement for the installation, operation, maintenance and replacement of underground utility lines and all of the appurtenances thereto; and,

WHEREAS, this easement is a portion of 7680 York Street located in the Northwest Quarter of Section 36, Township 2 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado, and owned by Fredric M. Sims ("Parcel PE-5"); and,

WHEREAS, Fredric M. Sims, Trustee, is willing to grant Parcel PE-4 to Adams County under the terms and conditions of the attached Right-of-Way Agreement.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Right-of-Way Agreement between Adams County and Fredric M. Sims, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is approved.

BE IT FURTHER RESOLVED, that the Chair of the Board of County Commissioners is hereby authorized to execute said Right-of-Way Agreement on behalf of Adams County.

## Right-of-Way Agreement

This Agreement is made and entered into by and between **Fredric M. Sims, Trustee**, whose address is **3032 Albion Street, Denver, Colorado 80207** (“**Owner**”) and the County of Adams, State of Colorado, a body politic, who address is 4430 South Adams County Parkway, Brighton, Colorado, 80601 (“**County**”) for the conveyance of a permanent utility easement on the property located at **7680 York Street, Denver, Colorado 80229**, hereinafter (the “**Property**”) for the York Street Improvements Project – York Street from East 78<sup>th</sup> Avenue to Highway 224 (the “**Project**”). The legal description and conveyance documents for the interests on said Property are set forth in **Exhibit A** attached hereto and incorporated herein by this reference.

The compensation agreed to by the Owner and the County for the acquisition of the permanent utility easement described herein is **FIVE THOUSAND FOUR HUNDRED DOLLARS AND NO/100 (\$5,400.00)** including the performance of the terms of this Agreement, the sufficiency of which is hereby acknowledged. This consideration has been agreed upon and between the parties as the total just compensation due to the Owner and the consideration shall be given and accepted in full satisfaction of this Agreement.

In consideration of the permanent utility easement and the mutual promise and covenants below, the Owner and the County agree to the following:

1. The Owner hereby warrants that the Owner is the sole Owner of the Property, that the Owner owns the Property in fee simple subject only to matters of record and that the Owner has the power to enter into this Agreement.
2. The Owner agrees to execute and deliver to the County the attached conveyance documents for the permanent utility easement upon tender by the County of a warrant (check) for the compensation agreed upon as soon as possible following the execution of this agreement with an expected date of **October 26, 2018**.
3. Owner hereby irrevocably grants to the County possession and use of the permanent utility easement upon execution of this Agreement by the Owner and the County. This grant of possession shall remain in effect with respect to the permanent utility easement until such time as the County obtains from the Owner the attached conveyance documents.
4. The County through its contractor shall assure that reasonable access shall be maintained to the Owner’s Property at all times for ingress and egress. If necessary, any full closure of access shall be coordinated between the contractor and the Owner and/or its agent.

5. The Owner has entered into this Agreement acknowledging that the County has the power of eminent domain and requires the permanent utility easement for a public purpose.
6. If the Owner fails to consummate this agreement for any reason, except the County's default, the County may at its option, enforce this agreement by bringing an action against the Owner for specific performance.
7. This Agreement contains all agreements, understandings and promises between the Owner and the County, relating to the Project and shall be deemed a contract binding upon the Owner and County and extending to the successors, heirs and assigns.
8. This Agreement has been entered into in the State of Colorado and shall be governed according to the laws thereof.

By: Fredric M. Sims  
Fredric M. Sims, Trustee

Date: 10/29/18

**Approved:**

BOARD OF COUNTY COMMISSIONERS-COUNTY OF ADAMS, STATE OF COLORADO

\_\_\_\_\_  
Chair

\_\_\_\_\_  
Date

Approved as to Form:

\_\_\_\_\_  
County Attorney



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> 8/20/19
<b>SUBJECT:</b> Cost Amendment to Contract with University of Colorado Hospital Authority for the Community Support Specialist
<b>FROM:</b> Sue Bozinovski, Deputy Director, Economic Security and Aging Services
<b>AGENCY/DEPARTMENT:</b> Human Services Department
<b>HEARD AT STUDY SESSION ON</b>
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners approves the cost amendment to the contract between the County of Adams, Colorado and University of Colorado Hospital Authority for the Medicaid processing Community Support Specialist.

### **BACKGROUND:**

Adams County Human Services Department contracts with various medical providers to process medical assistance applications on behalf of their clients. Adams County hires community support specialists (CSS) that can quickly process medical assistance applications submitted by clients at these organizations.

Funding to pay for the salaries and benefits of the Adams County CSS who work on each of these contracts is as follows:

University of Colorado Hospital Authority will fund 10 percent (10%) of the salary and benefits for the Adams County CSS. The remaining ninety percent (90%) will be reimbursed with federal Medicaid and State funds. The supervisory costs are included in the cost of the agreement.

Adams County Human Services Department's recommendation is to approve this contract amendment to enable timely processing of Medicaid applications. This contract will enhance the delivery of medical services to needy families in Adams County.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Adams County Human Services Department

**ATTACHED DOCUMENTS:**

Resolution

Contract Cost Amendment between the Adams County Human Services Department and University of Colorado Hospital Authority.

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☐. If there is fiscal impact, please fully complete the section below.

**Fund:** 15

**Cost Center:** 99915, 3060M6754015

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Revenue:	99915.5755		50,873,648
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			<u>50,873,648</u>

Current Budgeted Operating Expenditure:	Various		70,754
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			<u>70,754</u>

**New FTEs requested:** ☐ YES ☒ NO

**Future Amendment Needed:** ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION APPROVING CONTRACT COST AMENDMENT BETWEEN ADAMS  
COUNTY AND UNIVERSITY OF COLORADO HOSPITAL AUTHORITY TO PROVIDE  
MEDICAID APPLICATION PROCESSING SERVICES

WHEREAS, University of Colorado Hospital Authority has an agreement to reimburse the Adams County Human Services Department (ACHSD) to employ one Community Support Specialist to process Medicaid applications; and,

WHEREAS, current satellite Community Support Specialist deployments have resulted in reducing the typical Medicaid application processing time frame from 45-60 days to 7-20 days, significantly improving client services, and facilitating cost savings; and,

WHEREAS, without a Community Support Specialist, University of Colorado Hospital Authority would have to send application forms to the Human Services Center in Westminster, which would delay Medicaid eligibility determination, provision of medical services to needy families, and timely payment for those services.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the contract cost amendment between Adams County and University of Colorado Hospital Authority to provide a community support specialist to process Medicaid applications for the University of Colorado Hospital Authority facility is approved.

BE IT FURTHER RESOLVED, that the Chair is authorized to execute said agreement on behalf of Adams County and any program modifications and amendments.



**TO:** Diane Haney  
University of Colorado Hospital Authority

**FROM:** DeeDee Green  
Adams County Human Services Department

**DATE:** January 9, 2019

**RE:** Contract Cost Amendment

The purpose of this memo is to describe the change and reduction of your financial responsibility. Effective January 1, 2019, there will be a change in the reimbursement for your Community Support Specialist (CSS). In 2014, the term of our contract was changed to automatic renewal with written notification of any modifications that are to be made.

In 2015, the Adams County Human Services Department (ACHSD) received notification of a three-year waiver from the Center for Medicaid and CHIP Services, approving 75% of the personnel costs billed monthly to **University of Colorado Hospital Authority** for the Community Support Specialist to be charged to Medicaid with an anticipated end date of December 31, 2018. The waiver remains effective with no current end date. Our Finance Department completed a Medicaid contract analysis and determined that 90% of the costs for this position could be charged to Medicaid and the State of Colorado. Therefore, our contractors will now only be responsible for 10% of the Community Support Specialist costs.

Additionally, the share of Supervisory cost has been reduced due to the addition of another contract and internal restructuring. The impact of the restructuring means there is no longer a lead worker directly assigned to the Medicaid Contract Team. Previously ACHSD billed an additional \$100 per month (administrative costs for expenses incurred from mileage and other incidental expenses) and \$520 per month for the proportionate share of the salary cost, health insurance, and other applicable benefits for the supervisory and lead worker functions of the Community Support Specialist. The administrative expense will be added into the new proportionate supervisory cost. These charges will be reduced to \$325. For services provided in 2019, ACHSD will change the reimbursement requests accordingly. The below table reflects your current and future financial responsibility while the waiver is in effect.

BOARD OF COUNTY COMMISSIONERS

Eva J. Henry  
DISTRICT 1

Charles "Chaz" Tedesco  
DISTRICT 2

Emma Pinter  
DISTRICT 3

Steve O'Dorisio  
DISTRICT 4

Mary Hodge  
DISTRICT 5

	<b>CURRENT</b>	<b>JAN 1, 2019</b>
Average Salary for CSS (Jan 2015)	\$3953.00	
Average Employee Cost (including benefits and coverage)		\$6,033.14
Your Responsible Percentage	25%	10%
Your Share of CSS Cost	\$988.25	\$603.31
Proportionate Supervisory Cost	\$520.00	
Administrative Expense	\$100.00	
Proportionate Supervisory Cost and Administrative Expense		\$325.00
<b>Total Financial Responsibility</b>	<b>\$1608.25</b>	<b>\$ 928.31</b>

Enclosed are two originals of the Contract Cost Amendment; please sign and return both originals to me. Once all parties have signed the amendment, a fully executed original will be returned to you. If you have any questions, please feel free to contact me at 720.523.6936.

IN WITNESS WHEREOF, the parties hereto have caused their names to be affixed hereto.

BOARD OF COUNTY COMMISSIONERS  
ADAMS COUNTY, COLORADO

\_\_\_\_\_  
Chair

\_\_\_\_\_  
Date

ATTEST:

APPROVED AS TO FORM:

\_\_\_\_\_  
CLERK AND RECORDER

\_\_\_\_\_  
Adams County Attorney's  
Office

\_\_\_\_\_  
Deputy Clerk

CONTRACTOR:

*Irma Spahic*

Name: Irma Spahic

Title: Systems Director

University of Colorado Hospital Authority



Subscribed and sworn to before me this 26 day of July 2019, by

Tamera S. DeBaere  
Notary Public

My commission expires: 7/24/22

TAMERA S. DEBAERE  
Notary Public  
State of Colorado  
Notary ID # 20184029802  
My Commission Expires 07-24-2022



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting a deed conveying property to Adams County for the dedication of right-of-way
<b>FROM:</b> Jill Jennings Golich, Director, Community & Economic Development Department
<b>AGENCY/DEPARTMENT:</b> Community & Economic Development
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners approves a resolution accepting a Quitclaim Deed from Trustile Properties, LLC, to Adams County for the dedication of right-of-way for East 71 <sup>st</sup> Avenue.

### **BACKGROUND:**

Trustile Properties, LLC, has executed a Quitclaim Deed to dedicate road right-of-way to Adams County. The property is located in the Northwest Quarter of Section 2, Township 3 South, Range 68 West. The right-of-way is being dedicated as part of a requirement for building out the public road to fulfill the needs for the overall site development project.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Community & Economic Development, Public Works, Office of the County Attorney

### **ATTACHED DOCUMENTS:**

Quitclaim Deed  
Board of County Commissioners Resolution  
Planning Commission Resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

**RESOLUTION ACCEPTING QUITCLAIM DEED CONVEYING  
PROPERTY FROM TRUSTILE PROPERTIES, LLC, TO ADAMS COUNTY FOR THE  
DEDICATION OF ROAD RIGHT-OF-WAY FOR EAST 71<sup>ST</sup> AVENUE**

WHEREAS, Trustile Properties, LLC, has executed a Quitclaim Deed to dedicate a parcel of land for right-of-way purposes for East 71<sup>st</sup> Avenue that complies with County standards and will benefit the citizens of Adams County; and,

WHEREAS, this right-of-way dedication is in conjunction with a development project and building permits on the property; and,

WHEREAS, the Planning Commission for Adams County, Colorado, has considered the advisability of accepting the Quitclaim Deed from Trustile Properties, LLC, for property located in the Northwest Quarter of Section 2, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian as described in the attached Quitclaim Deed; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 25<sup>th</sup> day of July, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Quitclaim Deed.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Quitclaim Deed from Trustile Properties, LLC, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

QUITCLAIM DEED

THIS DEED, dated this 4 day of June, 2019, between **TRUSTILE PROPERTIES, LLC**, whose legal address is 1585 East 66<sup>th</sup> Avenue, Denver, CO, 80229, grantor, and **THE COUNTY OF ADAMS, State of Colorado**, grantee, whose legal address is 4430 South Adams County Parkway, Brighton, Colorado 80601, Brighton, Colorado 80601:

**WITNESS**, that the grantor, for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, have remised, released, sold and QUITCLAIMED, and by these presents remise, release, sell and QUITCLAIM unto the grantee, its successors and assigns forever, all the right, title, interest, claim and demand which the grantor has in and to the real property, together with improvements, if any, situate, lying and being in the said County of Adams, State of Colorado, described as follows:

Legal description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

Dedicated for East 71<sup>st</sup> Avenue

Also known by street and number as: 1041 East 71<sup>st</sup> Avenue

Assessor's schedule or parcel number: part of 0182502202012, 0182502202013, 0182502202006 & 0182502202010

**TOGETHER** with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand whatsoever of the grantor, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the same, together with all and singular the appurtenances and privileges thereunto belonging, or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever of the grantor, either in law or equity, to the only proper use, benefit and behoove of the grantee, its successors and assigns forever.

The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, the grantor has executed this deed on the date set forth above.

By: [Signature]

Trustile Properties, LLC, Owner

STATE OF COLORADO )

County of Adams ) §

The foregoing instrument was acknowledged before me this 4 day of June, 2019, by Scott Schmid as owner.

My commission expires: 8.13.22

Witness my hand and official seal.

[Signature]

Notary Public

DENISE FOLKERTH  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20064027938  
MY COMMISSION EXPIRES AUGUST 13, 2022



# EXHIBIT A

A PARCEL OF LAND FIVE (5) FEET IN WIDTH BEING A PART OF BLOCK 11 AND BLOCK 14, NORTH SIDE GARDENS RECORDED APRIL 23, 1891 AT RECEPTION NO. 302874 OF THE RECORDS OF ARAPAHOE COUNTY CLERK AND RECORDER, LOCATED IN THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE NORTHWEST CORNER OF SECTION 2 AND CONSIDERING THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 2 TO BEAR NORTH 89°32'21" EAST, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO:

THENCE SOUTH 46°11'46" EAST A DISTANCE OF 914.10 FEET TO A POINT ON THE WEST LINE OF SAID BLOCK 11 AND THE **POINT OF BEGINNING**.

THENCE NORTH 89°32'26" EAST ALONG A LINE FIVE (5) FEET NORTH OF AND PARALLEL WITH THE NORTH RIGHT-OF-WAY LINE OF EAST 71ST AVENUE A DISTANCE OF 1105.00 FEET;

THENCE SOUTH 00°01'05" WEST A DISTANCE OF 5.00 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF SAID EAST 71ST AVENUE;

THENCE SOUTH 89°32'26" WEST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 1105.00 FEET TO SAID WEST LINE OF BLOCK 11;

THENCE NORTH 00°01'46" WEST ALONG SAID WEST LINE OF BLOCK 11 A DISTANCE OF 5.00 FEET TO THE **POINT OF BEGINNING**;


SAID PARCEL CONTAINS AN AREA OF 5,525 SQUARE FEET, OR 0.127 ACRES, MORE OR LESS.

THE LINEAL DISTANCE UNIT USED IN THE PREPARATION OF THIS LEGAL DESCRIPTION IS THE UNITED STATES SURVEY FOOT. THE UNITED STATES DEPARTMENT OF COMMERCE, NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY DEFINES THE UNITED STATES SURVEY FOOT AS 1200/3937 METERS.

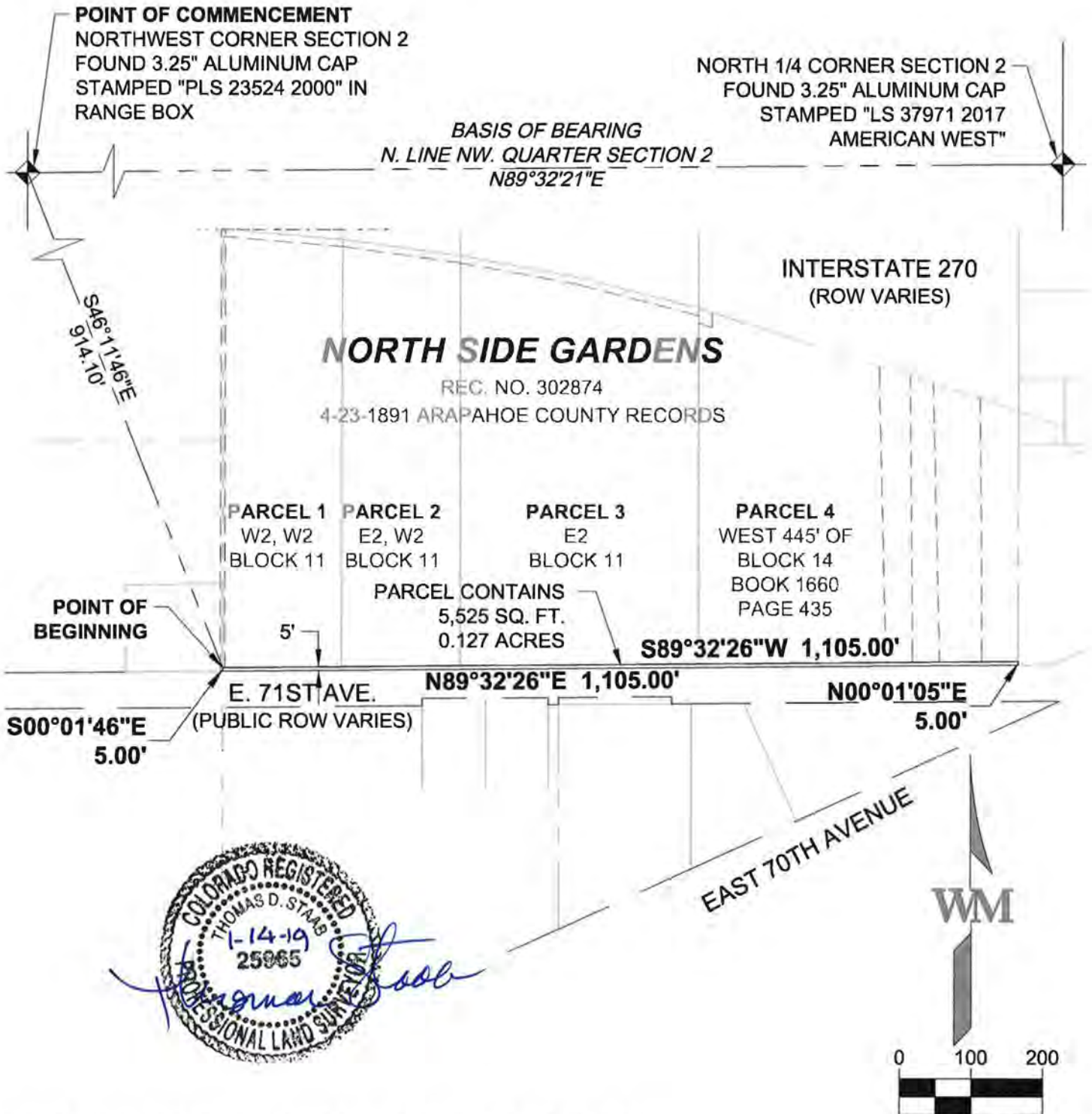
I, THOMAS D. STAAB, A SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE ABOVE LEGAL DESCRIPTION AND ATTACHED EXHIBIT WERE PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND CHECKING, IS BASED ON MY KNOWLEDGE, INFORMATION AND BELIEF, IS IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE, AND IS NOT A GUARANTY OR WARRANTY, EITHER EXPRESSED OR IMPLIED.

THOMAS D. STAAB, P.L.S. 25965  
FOR AND ON BEHALF OF  
WARE MALCOMB



990 south broadway suite 230 denver, co 80209 p 303.561.3333 waremalcomb.com CIVIL ENGINEERING & SURVEYING		PROJECT NAME: NORTH SIDE GARDENS,			SHEET  1
		JOB NO.: DEN18-0112		DATE : 01/09/2019	
		DRAWN: AJ	PA/PM: TS	SCALE: NA	

# EXHIBIT A



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

990 south broadway suite 230 denver, co 80209 p 303.561.3333 waremalcomb.com <div><div>WM</div><div>WARE MALCOMB</div></div> <div>CIVIL ENGINEERING &amp; SURVEYING</div>	PROJECT NAME: NORTH SIDE GARDENS,			SHEET  2
	JOB NO.: DEN18-0112		DATE : 01/09/2019	
	DRAWN: AJ	PA/PM: TS	SCALE: 1" = 200'	

**PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO**

**RESOLUTION RECOMMENDING ACCEPTANCE OF A QUITCLAIM DEED  
FROM TRUSTILE PROPERTIES, LLC, TO ADAMS COUNTY  
FOR RIGHT-OF-WAY PURPOSES**

At a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton Colorado on Thursday the 25th day of July, 2019, the following proceedings, among others, were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of accepting a Quitclaim Deed from Trustile Properties, LLC, for the dedication of road right-of-way for East 71<sup>st</sup> Avenue being on the following described property:

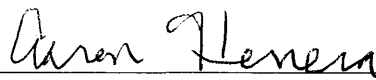
See Legal Description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this property is located in the Northwest Quarter of Section 2, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED that the Adams County Planning Commission recommends to the Board of County Commissioners that said Quitclaim Deed be accepted by the Board of County Commissioners for road right-of-way as designated above.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Aaron Herrera, Chair of the Adams County Planning Commission do hereby certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

  
\_\_\_\_\_  
Chair  
Adams County Planning Commission





## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting a permanent drainage easement from Trustile Properties, LLC, to Adams County for storm water drainage purposes
<b>FROM:</b> Jill Jennings Golich, Director, Community & Economic Development Department
<b>AGENCY/DEPARTMENT:</b> Community & Economic Development
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners approves a resolution accepting a permanent drainage easement from Trustile Properties, LLC, to Adams County

### **BACKGROUND:**

Adams County is being granted a permanent drainage easement from Trustile Properties, LLC, on a property located at 1111 East 71<sup>st</sup> Avenue. The purpose of the easement is to allow the County to enter the property to inspect and maintain drainage facilities, which include inlets, pipes, culverts, channels, ditches, hydraulic structures, detention basins, etc, located on the property. Said easement is to be used solely in the event the Grantor fails to maintain such drainage facilities.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Community & Economic Development, Public Works, Office of the County Attorney

### **ATTACHED DOCUMENTS:**

Permanent Drainage Easement  
Board of County Commissioners Resolution  
Planning Commission Resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	<b>Object Account</b>	<b>Subledger</b>	<b>Amount</b>
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☒ NO

**Future Amendment Needed:** ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

**RESOLUTION ACCEPTING A PERMANENT DRAINAGE EASEMENT  
FROM TRUSTILE PROPERTIES, LLC, TO ADAMS COUNTY FOR  
STORM WATER DRAINAGE PURPOSES**

WHEREAS, the Planning Commission for Adams County, Colorado, has considered the advisability of accepting a Permanent Drainage Easement from Trustile Properties, LLC, for property located in the Northwest Quarter of Section 2, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian as described in the attached easement agreement; and,

WHEREAS, this Permanent Drainage Easement is in conjunction with a development project; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 25<sup>th</sup> day of July, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Permanent Drainage Easement.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Permanent Drainage Easement from Trustile Properties, LLC, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## **PERMANENT DRAINAGE EASEMENT**

KNOW ALL MEN BY THESE PRESENTS:

That Trustile Properties, LLC, whose legal address is 1585 East 66<sup>TH</sup> Avenue, Denver, CO 80229, hereinafter called "Grantor", for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, and convey to the COUNTY OF ADAMS, STATE OF COLORADO, a body politic, whose address is 4430 South Adams County Parkway, Brighton, Colorado 80601, hereinafter "County", its successors and assigns, a permanent storm water drainage easement for the purpose of maintenance of all drainage facilities including inlets, pipes, culverts, channels, ditches, hydraulic structures, detention basins, catch grates, maintenance roads, etc., said easement to be used solely in the event Grantor fails to maintain such drainage facilities, together with lateral and subjacent support thereto as may from time to time be required on, over, across, and through the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated by this reference.

Together with the right to ingress and egress over and across the land of Grantor by means of roads and lanes thereon if such there be; otherwise by such route as shall cause the least practical damage and inconvenience to the Grantor.

In further consideration hereof, Grantor covenants and agrees that no permanent buildings or structures will be placed, erected, installed or permitted upon said easement that will cause any obstructions to prevent the proper maintenance and use of said drainage facility.

In the event the County exercises its right to maintain the detention pond, all of the County's costs to maintain the detention pond shall be reimbursed by Grantor within thirty days of receiving the County's invoice, including any collection costs and attorney fees.

In further consideration of the granting of this easement, it is hereby agreed that all work performed by the County, its successors and assigns, in connection with this easement shall be done with care, and the surface of the property shall be restored to its original condition, or as close thereto as possible, except as necessarily modified to accommodate the facilities and appurtenances installed and any damages caused on said easement arising out of the reconstruction, maintenance and repair of said drainage facilities and appurtenances in the exercise of the rights hereby provided shall be restored reasonably similar to its original condition following completion of the work performed.

IN WITNESS WHEREOF, Grantor has hereto set his hand on this 4 day of June, 2019.

Name,

By: [Signature]

Print Name: Scott A. Schmidt

Print Title: Chief Executive Officer

STATE OF COLORADO)

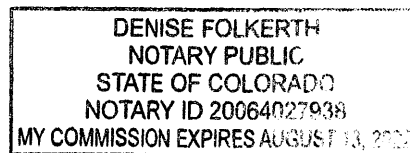
COUNTY OF Arapahoe ) §

The foregoing instrument was acknowledged before me this 4 day of June, 2019 by Scott Schmidt, as CEO of Trustide, an LLC.

IN WITNESS WHEREOF, I have hereto set my hand and official seal.

[Signature]  
Notary Public

My commission expires: 8.13.22



# EXHIBIT A

A PARCEL OF LAND NINETY SEVEN (97) FEET IN WIDTH BEING A PART OF BLOCK 14, NORTH SIDE GARDENS RECORDED APRIL 23, 1891 AT RECEPTION NO. 302874 OF THE RECORDS OF ARAPAHOE COUNTY CLERK AND RECORDER, LOCAED IN THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE NORTH QUARTER CORNER CORNER OF SECTION 2 AND CONSIDERING THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 2 TO BEAR NORTH 89°32'21" EAST, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO:

THENCE SOUTH 73°04'44" WEST A DISTANCE OF 969.28 FEET TO POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE HIGHWAY 270 AND THE **POINT OF BEGINNING**.

THENCE SOUTH 00°27'34" EAST A DISTANCE OF 363.40 FEET TO A POINT FIVE (5) FEET NORTH OF THE NORTHERLY RIGHT-OF-WAY LINE OF EAST 71ST AVENUE;

THENCE SOUTH 89°32'26" WEST ALONG A LINE FIVE (5) FEET NORTH OF AND PARALLEL WITH SAID NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 97.00 FEET ;

THENCE NORTH 00°27'34" WEST DISTANCE OF 395.02 FEET TO SAID SOUTHERLY RIGHT-OF-WAY LINE;

THENCE SOUTH 72°24'05" EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY A DISTANCE OF 102.03 FEET TO THE **POINT OF BEGINNING**;

SAID PARCEL CONTAINS AN AREA OF 36,783 SQUARE FEET, OR 0.844 ACRES, MORE OR LESS.

THE LINEAL DISTANCE UNIT USED IN THE PREPARATION OF THIS LEGAL DESCRIPTION IS THE UNITED STATES SURVEY FOOT. THE UNITED STATES DEPARTMENT OF COMMERCE, NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY DEFINES THE UNITED STATES SURVEY FOOT AS 1200/3937 METERS.

I, THOMAS D. STAAB, A SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE ABOVE LEGAL DESCRIPTION AND ATTACHED EXHIBIT WERE PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND CHECKING, IS BASED ON MY KNOWLEDGE, INFORMATION AND BELIEF, IS IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE, AND IS NOT A GUARANTY OR WARRANTY, EITHER EXPRESSED OR IMPLIED.

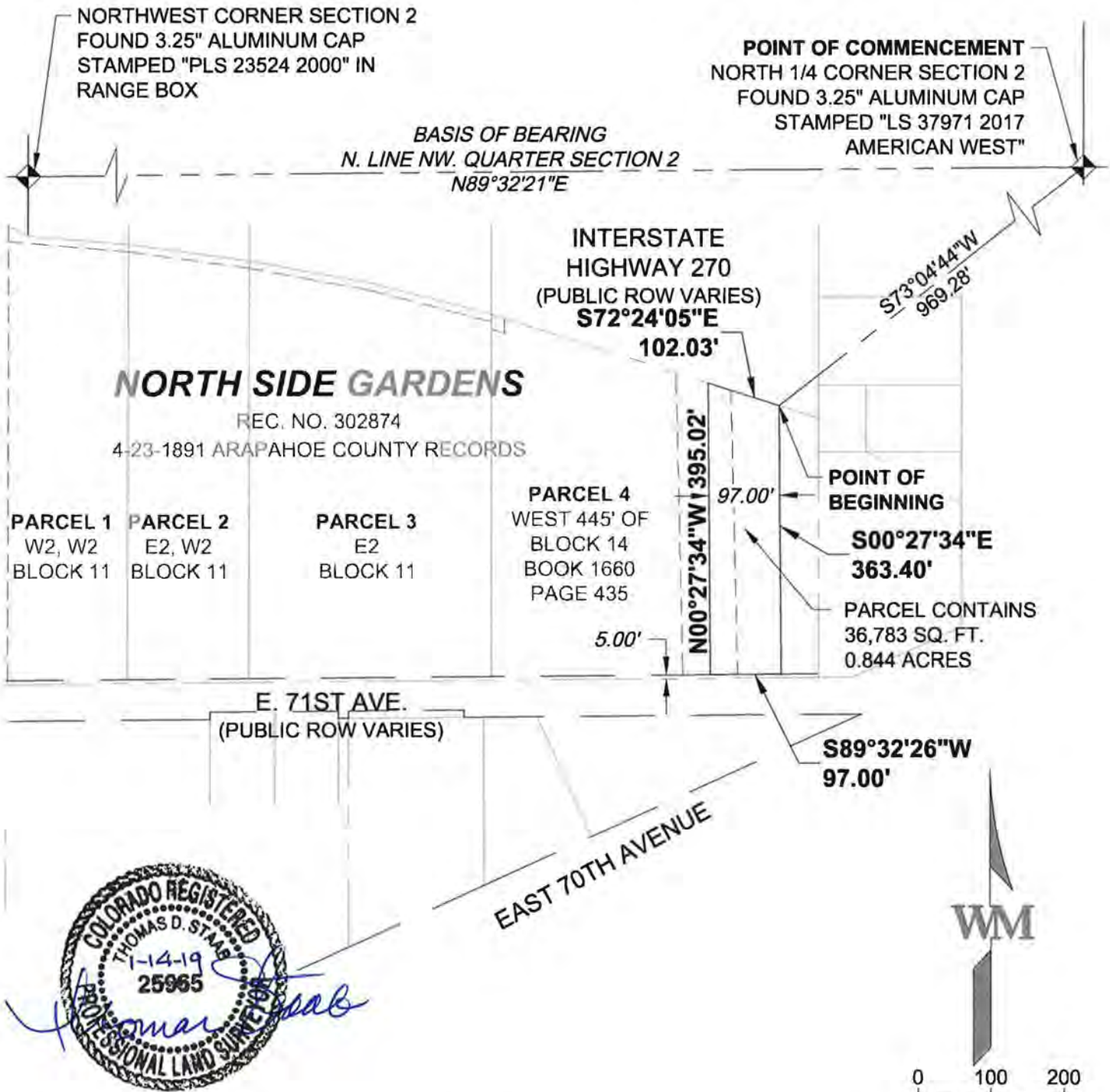
THOMAS D. STAAB, P.L.S. 25965  
FOR AND ON BEHALF OF  
WARE MALCOMB




990 south broadway suite 230 denver, co 80209 p 303.561.3333 waremalcomb.com <b>WM</b> WARE MALCOMB CIVIL ENGINEERING & SURVEYING	PROJECT NAME: NORTH SIDE GARDENS,			SHEET  1
	JOB NO.: DEN18-0112		DATE : 01/09/2019	
	DRAWN: AJ	PA/PM: TS	SCALE: NA	



# EXHIBIT A



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

990 south broadway suite 230 denver, co 80209 p 303.561.3333 waremalcomb.com  CIVIL ENGINEERING & SURVEYING	 WARE MALCOMB	PROJECT NAME: NORTH SIDE GARDENS,			SHEET  2
		JOB NO.: DEN18-0112		DATE : 01/09/2019	
		DRAWN: AJ	PA/PM: TS	SCALE: 1" = 200'	

**PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO**

**RESOLUTION RECOMMENDING ACCEPTANCE OF A PERMANENT DRAINAGE  
EASEMENT FROM TRUSTILE PROPERTIES, LLC, TO ADAMS COUNTY FOR  
STORM WATER DRAINAGE PURPOSES**

At a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton, Colorado, on Thursday the 25<sup>th</sup> day of July, 2019, the following proceedings, among others, were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of approving a permanent drainage easement from Trustile Properties, LLC, for storm water drainage purposes, being on the following described property:

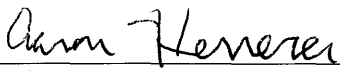
See Legal Description as set forth in Exhibit "A" attached hereto and incorporated herein by this reference.

WHEREAS, this Permanent Drainage Easement is in conjunction with a development project for a property located in the Northwest Quarter of Section 2, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED that the Adams County Planning Commission recommends to the Board of County Commissioners that said Permanent Drainage Easement be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Aaron Herrera, Chair of the Adams County Planning Commission, do here by certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

  
\_\_\_\_\_  
Chair  
Adams County Planning Commission





## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Resolution accepting a permanent access easement from Trustile Properties, LLC, to Adams County for the purposes of accessing a permanent drainage easement
<b>FROM:</b> Jill Jennings Golich, Community & Economic Development Department Director
<b>AGENCY/DEPARTMENT:</b> Community & Economic Development
<b>HEARD AT STUDY SESSION ON:</b> N/A
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners approves a resolution accepting a permanent access easement from Trustile Properties, LLC, to Adams County

### **BACKGROUND:**

Adams County is acquiring a permanent access easement from Trustile Properties, LLC. The property is located at 1111 East 71<sup>st</sup> Avenue. This easement agreement will provide the County a permanent access easement to enter the property from East 71<sup>st</sup> Avenue for the purposes of inspecting and maintaining a detention pond on the property. Said easement is to be used for the sole purpose to access the drainage facilities on the property.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Community & Economic Development, Public Works, Office of the County Attorney

### **ATTACHED DOCUMENTS:**

Permanent Access Easement  
Board of County Commissioners Resolution  
Planning Commission Resolution

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:** N/A**Cost Center:** N/A

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☒ NO

**Future Amendment Needed:** ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

**RESOLUTION ACCEPTING A PERMANENT ACCESS EASEMENT FROM  
TRUSTILE PROPERTIES, LLC, TO ADAMS COUNTY FOR ACCESS PURPOSES**

WHEREAS, the Planning Commission for Adams County, Colorado, has considered the advisability of accepting a Permanent Access Easement from Trustile Properties, LLC, for property located in the Northwest Quarter of Section 2, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian as described in the attached permanent access easement agreement; and,

WHEREAS, this Permanent Access Easement is in conjunction with a Permanent Drainage Easement; and,

WHEREAS, at a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton on Thursday the 25<sup>th</sup> day of July, 2019, the Planning Commission recommended that the Board of County Commissioners accept said Permanent Access Easement.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Permanent Access Easement from Trustile Properties, LLC, a copy of which is attached hereto and incorporated herein by this reference, be and hereby is accepted.

## **PERMANENT ACCESS EASEMENT**

KNOW ALL MEN BY THESE PRESENTS:

That Trustile Properties, LLC, whose legal address is 1585 East 66<sup>th</sup> Avenue, Denver, CO, 80229, hereinafter called "Grantor", for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, and convey to the COUNTY OF ADAMS, STATE OF COLORADO, a body politic, whose address is 4430 South Adams County Parkway, Brighton, Colorado 80601 hereinafter "County", its successors and assigns, a permanent access easement for the purpose of maintaining a detention pond. Access will be from East 71<sup>st</sup> Avenue, across a paved driveway, to the east end of Lot 1 of the North Side Gardens Trustile Amendment (Rec# 2019000020001). Said easement to be used solely in the event Grantor fails to maintain such permanent drainage easement together with lateral and subjacent support thereto as may from time to time be required on, over, across, and through the following described land to wit:

Legal description as set forth in Exhibit "A" attached hereto and incorporated by this reference.

Together with the right to ingress and egress over and across the land of Grantor by means of roads and lanes thereon if such there be; otherwise by such route as shall cause the least practical damage and inconvenience to the Grantor.

In further consideration hereof, Grantor covenants and agrees that no permanent buildings or structures will be placed, erected, installed or permitted upon said easement that will cause any obstructions to prevent the proper maintenance and use of said access.

In the event the County exercises its right to maintain the access all of the County's costs to maintain the access shall be reimbursed by Grantor within thirty days of receiving the County's invoice, including any collection costs and attorney fees.

In further consideration of the granting of this easement, it is hereby agreed that all work performed by the county, its successors and assigns, in connection with this easement shall be done with care, and the surface of the property shall be restored to its original condition, or as close thereto as possible, except as necessarily modified to accommodate the facilities and appurtenances installed and any damage caused on said easement arising out of the reconstruction, maintenance and repair of said access and appurtenances in the exercise of the rights hereby provided shall be restored reasonably similar to its original condition following completion of the work performed.

IN WITNESS WHEREOF, the parties hereto have set their hand and seal this

4<sup>th</sup> day of June 2019.

Name,

By: [Signature]  
Print Name: Scott A. Schmiel  
Print Title: Chief Executive Officer

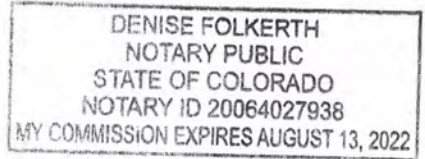
STATE OF CO Colorado )  
COUNTY OF AD Denver Adams )§

The foregoing instrument was acknowledged before me this 4 day of June, 2019 by Scott Schmiel, as CEO of Transitive Deeds, an LLC.

IN WITNESS WHEREOF, I have hereto set my hand and official seal.

[Signature]  
Notary Public

My commission expires: 8.13.22



# EXHIBIT A

## LEGAL DESCRIPTION:

A PARCEL OF LAND LOCATED IN LOT 1, NORTH SIDE GARDENS, TRUSTILE AMENDMENT, RECORDED AT RECEPTION NUMBER 2019000020001 IN THE RECORDS OF THE ADAMS COUNTY CLERK AND RECORDER OFFICE, LOCATED IN THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE SOUTHEAST CORNER OF SAID LOT 1 AND CONSIDERING THE SOUTH LINE OF SAID LOT 1 TO BEAR SOUTH 89°32'26" WEST, BETWEEN MONUMENTION AS SHOWN HEREON, WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO;

THENCE SOUTH 89°32'26" WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 609.32 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 89°32'26" WEST, CONTINUING ALONG SAID SOUTH LINE, A DISTANCE OF 27.00 FEET;  
THENCE NORTH 00°27'34" WEST, DEPARTING SAID SOUTH LINE, A DISTANCE OF 46.00 FEET TO A POINT ON A LINE, 46.00 FEET NORTH OF AND PARALLEL WITH SAID SOUTH LINE;  
THENCE NORTH 89°32'26" EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 489.00 FEET;  
THENCE SOUTH 00°27'34" EAST, A DISTANCE OF 26.00 FEET TO A POINT ON A LINE, 20.00 FEET NORTH OF AND PARALLEL WITH SAID SOUTH LINE;  
THENCE SOUTH 89°32'26" WEST, ALONG SAID PARALLEL LINE, A DISTANCE OF 452.00 FEET TO A CURVE TO THE LEFT;

THENCE ALONG SAID CURVE, HAVING A CENTRAL ANGLE OF 90°00'00", A RADIUS OF 10.00 FEET, AN ARC LENGTH OF 15.71 FEET AND A CHORD THAT BEARS SOUTH 44°32'26" WEST, A DISTANCE OF 14.14 FEET;

THENCE SOUTH 00°27'34" EAST, A DISTANCE OF 10.00 FEET TO SAID SOUTH LINE AND THE **POINT OF BEGINNING**;

SAID PARCEL CONTAINS AN AREA OF 13,275 SQUARE FEET, OR 0.305 ACRES, MORE OR LESS.

THE LINEAL DISTANCE UNIT USED IN THE PREPARATION OF THIS LEGAL DESCRIPTION IS THE UNITED STATES SURVEY FOOT. THE UNITED STATES DEPARTMENT OF COMMERCE, NATIONAL INSTITUTE OF STANDARDS AND TECHNOLOGY DEFINES THE UNITED STATES SURVEY FOOT AS 1200/3937 METERS.

I, JUSTIN C. SCHEITLER, A SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE ABOVE LEGAL DESCRIPTION AND ATTACHED EXHIBIT WERE PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND CHECKING, IS BASED ON MY KNOWLEDGE, INFORMATION AND BELIEF, AND IS IN ACCORDANCE WITH APPLICABLE STANDARDS OF PRACTICE.

JUSTIN C. SCHEITLER, P.L.S. 38430  
FOR AND ON BEHALF OF  
WARE MALCOMB  
990 SOUTH BROADWAY  
SUITE 230  
DENVER, COLORADO 80209  
P 303.561.3333

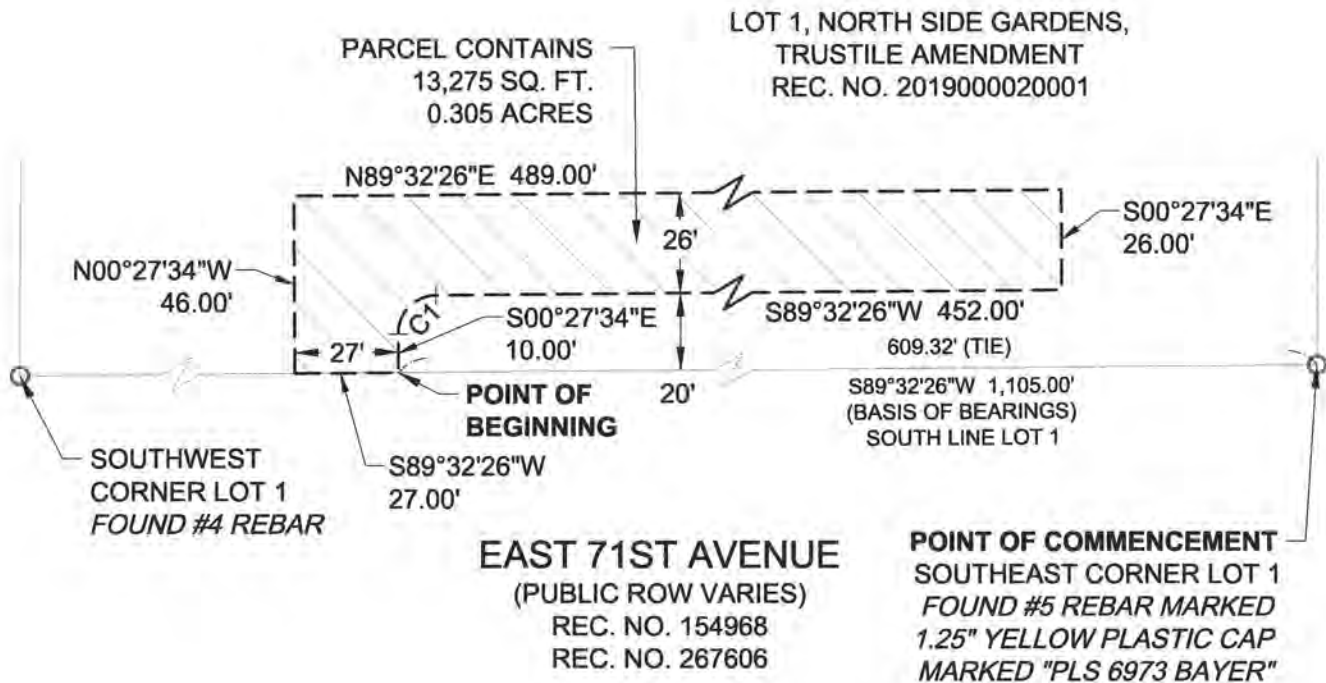


990 south broadway suite 230 denver, co 80209 p 303.561.3333 waremalcomb.com <div><div>WM</div><div>WARE MALCOMB</div></div> CIVIL ENGINEERING & SURVEYING	PROJECT NAME: TRUSTILE			SHEET  1 OF 2
	JOB NO.: DEN18-0112		DATE : 04/25/2019	
	DRAWN: KEB	PA/PM: JCS	SCALE: N/A	



# EXHIBIT A

CURVE TABLE					
CURVE #	DELTA	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD LENGTH
C1	90°00'00"	10.00'	15.71'	S44°32'26"W	14.14'



## NOTE:

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



990 south broadway  
suite 230  
denver, co 80209  
p 303.561.3333  
waremalcomb.com



CIVIL ENGINEERING & SURVEYING

PROJECT NAME: TRUSTILE

JOB NO.: DEN18-0112

DATE : 04/25/2019

DRAWN: KEB

PA/PM: JCS

SCALE: 1" = 50'

SHEET

2 OF 2

**PLANNING COMMISSION FOR  
ADAMS COUNTY, STATE OF COLORADO**

**RESOLUTION RECOMMENDING ACCEPTANCE OF A PERMANENT ACCESS  
EASEMENT FROM TRUSTILE PROPERTIES, LLC, TO ADAMS COUNTY  
FOR ACCESS PURPOSES**

At a regular meeting of the Planning Commission for Adams County, Colorado, held at the County Government Center in Brighton, Colorado, on Thursday the 25<sup>th</sup> day of July, 2019, the following proceedings, among others, were had and done, to wit:

WHEREAS, the Adams County Planning Commission has considered the advisability of accepting a Permanent Access Easement from Trustile Properties, LLC, for access purposes, being on the following described property:

See Legal Description as set forth in the Exhibit attached hereto and incorporated herein by this reference.

WHEREAS, this Permanent Access Easement is in conjunction with a permanent drainage easement for a property located in the Northwest Quarter of Section 2, Township 3 South, Range 68 West of the 6<sup>th</sup> Principal Meridian, County of Adams, State of Colorado.

NOW, THEREFORE, BE IT RESOLVED that the Adams County Planning Commission recommends to the Board of County Commissioners that said Permanent Access Easement be accepted by the Board of County Commissioners.

Upon a motion duly made and seconded, the foregoing resolution was adopted.

I, Agrow Herrera, Chair of the Adams County Planning Commission, do here by certify that the annexed foregoing resolution is a true and correct record of the proceedings of the Adams County Planning Commission.

  
\_\_\_\_\_  
Chair  
Adams County Planning Commission





## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Adams County Opportunity Zones Task Force Member Appointments
<b>FROM:</b> Raymond H. Gonzales, County Manager
<b>AGENCY/DEPARTMENT:</b> County Manager's Office
<b>HEARD AT STUDY SESSION ON:</b> February 21, 2019: Adams County Summit
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners approves the appointments to the Adams County Opportunity Zones Task Force.

### **BACKGROUND:**

On May 28, 2019 the Board of County Commissioners approved the establishment of the Adams County Opportunity Zone Task Force. The resolutions today are approving two additional appointments to the Taskforce.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

- County Manager's Office
- Community & Economic Development Department

### **ATTACHED DOCUMENTS:**

Resolutions

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION APPOINTING DAMON BARRY AS A MEMBER OF THE ADAMS  
COUNTY OPPORTUNITY ZONE TASK FORCE

WHEREAS, A vacancy currently exists for a member of the Adams County Opportunity Zone Task Force; and,

WHEREAS, Damon Barry has expressed an interest in serving on the Adams County Opportunity Zone Task Force; and,

WHEREAS, the Board of County Commissioners has reviewed all candidates deemed qualified; and,

WHEREAS, The Board of County Commissioners desires that Damon Barry fill this Vacancy.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that Damon Barry is hereby appointed as a member of the Adams County Opportunity Zone Task Force.



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Adams County Opportunity Zones Task Force Member Appointments
<b>FROM:</b> Raymond H. Gonzales, County Manager
<b>AGENCY/DEPARTMENT:</b> County Manager's Office
<b>HEARD AT STUDY SESSION ON:</b> February 21, 2019: Adams County Summit
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners approves the appointments to the Adams County Opportunity Zones Task Force.

### **BACKGROUND:**

On May 28, 2019 the Board of County Commissioners approved the establishment of the Adams County Opportunity Zone Task Force. The resolutions today are approving two additional appointments to the Taskforce.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

- County Manager's Office
- Community & Economic Development Department

### **ATTACHED DOCUMENTS:**

Resolutions

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☒. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

New FTEs requested: ☐ YES ☒ NO

Future Amendment Needed: ☐ YES ☒ NO

**Additional Note:**

BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION APPOINTING JOSEPH LIBKEY JR. AS A MEMBER OF THE ADAMS  
COUNTY OPPORTUNITY ZONE TASK FORCE

WHEREAS, A vacancy currently exists for a member of the Adams County Opportunity Zone Task Force; and,

WHEREAS, Joseph Libkey Jr. has expressed an interest in serving on the Adams County Opportunity Zone Task Force; and,

WHEREAS, the Board of County Commissioners has reviewed all candidates deemed qualified; and,

WHEREAS, The Board of County Commissioners desires that Joseph Libkey Jr. fill this Vacancy.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that Joseph Libkey Jr. is hereby appointed as a member of the Adams County Opportunity Zone Task Force.



## PUBLIC HEARING AGENDA ITEM

<b>DATE OF PUBLIC HEARING:</b> August 20, 2019
<b>SUBJECT:</b> Third Amendment to the 2019 Adams County Budget
<b>FROM:</b> Nancy Duncan, Budget & Performance Measurement Director
<b>AGENCY/DEPARTMENT:</b> County Manager's Office and Budget Department
<b>HEARD AT STUDY SESSION ON:</b> August 13, 2019
<b>AUTHORIZATION TO MOVE FORWARD:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
<b>RECOMMENDED ACTION:</b> That the Board of County Commissioners Approves the Third Amendment to the 2019 Adams County Budget.

### **BACKGROUND:**

The Annual Budget is a financial plan and is adopted prior to the start of the fiscal year. Budget Amendments are periodically required to properly incorporate items into the Annual Budget as they arise during the course of the fiscal year. See attached summary for more information regarding items included in this particular amendment.

### **AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:**

Budget & Performance Measurement Department

### **ATTACHED DOCUMENTS:**

Resolution Authorizing Third Supplemental Appropriations to the 2019 Adams County Government Budget.

Exhibit A – Summary of items included in the Third Amendment to 2019 Budget.

**FISCAL IMPACT:**

Please check if there is no fiscal impact ☐. If there is fiscal impact, please fully complete the section below.

**Fund:****Cost Center:**

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
<b>Total Revenues:</b>			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
<b>Total Expenditures:</b>			

**New FTEs requested:** ☐ YES ☐ NO

**Future Amendment Needed:** ☐ YES ☐ NO

**Additional Note:**

Fiscal impact is summarized at the fund level. Given the length, the summary is attached for full disclosure of fiscal impact.



BOARD OF COUNTY COMMISSIONERS FOR  
ADAMS COUNTY, STATE OF COLORADO

RESOLUTION AUTHORIZING THIRD SUPPLEMENTAL APPROPRIATIONS TO THE  
2019 ADAMS COUNTY GOVERNMENT BUDGET

WHEREAS, the 2019 Adams County Government Budget requires supplemental appropriations of funds to satisfy requests as listed on the attached Exhibit "A"; and,

WHEREAS, the Budget Office has determined the availability of unappropriated fund balances; and,

WHEREAS, there are additional revenues and other financing sources which were not assured at the time of the adoption of the 2019 Adams County Government Budget; and,

WHEREAS, the departmental budgets listed by fund on the attached Exhibit "A" will be increased or decreased by the amounts so noted; and,

WHEREAS, the revenues to support the budget increases are listed by amount from respective sources.

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners, County of Adams, State of Colorado, that the Third Supplemental Appropriations to the 2019 Adams County Government budget is hereby authorized and the Budget Office is authorized to make the above stated budget adjustments to the 2019 Adams County Government Budget.

## Exhibit A - Amendments

### Third Amendment to the 2019 Budget

Resolution No. TBD

For Adoption on: August 20, 2019

Study Session: August 13, 2019



**Purpose of Resolution:**

A resolution to amend the 2019 Budget. Summary information by Fund and Department is listed below. Additional detailed information is attached for consideration and review.

Fund	Department	Expenditure Amount	Revenue Amount	Use of Fund Balance	FTE
GENERAL FUND	Clerk & Recorder - Motor Vehicles & Elections	\$126,295	\$0	\$126,295	14.00
	Community & Economic Development	0	0	0	0.00
	Coroner's Office	12,731	0	12,731	0.25
	County Attorney's Office	39,600	0	39,600	1.00
	District Attorney's Office	203,304	0	203,304	5.00
	People & Culture	17,125	0	17,125	1.00
	Sheriff's Office	232,714	232,714	0	0.00
CAPITAL FACILITIES FUND	Facilities - Leader Blade Station	350,000	0	350,000	0.00
SOCIAL SERVICES FUND	Human Services - Child Welfare	1,019,097	917,188	101,909	17.00
	Human Services - Child Care Assistance Program (CCAP)	269,404	269,404	0	5.00
HEAD START FUND	Head Start	72,105	72,105	0	0.00
<b>Total Appropriation</b>		<b>\$2,342,375</b>	<b>\$1,491,411</b>	<b>\$850,964</b>	<b>43.25</b>

Fund Summary	Expenditure Amount	Revenue Amount	Use of Fund Balance	FTE
GENERAL FUND	\$631,769	\$232,714	\$399,055	21.25
CAPITAL FACILITIES FUND	350,000	0	350,000	0.00
SOCIAL SERVICES FUND	1,288,501	1,186,592	101,909	22.00
HEAD START FUND	72,105	72,105	0	0.00
<b>Total Appropriation</b>	<b>\$2,342,375</b>	<b>\$1,491,411</b>	<b>\$850,964</b>	<b>43.25</b>



COMMUNITY AND ECONOMIC DEVELOPMENT  
DEPARTMENT

CASE NAME: CENTER GREENHOUSE  
CASE NO.: PRC2018-00021

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**EXHIBIT 1 – BoCC Staff Report**

**EXHIBIT 2- Maps**

- 2.1 Aerial Map
- 2.2 Zoning Map
- 2.3 Future Land Use Map

**EXHIBIT 3- Applicant Information**

- 3.1 Applicant Written Explanation
- 3.2 Applicant Final Plat
- 3.3 Subdivision Improvements Agreement

**EXHIBIT 4- Referral Comments**

- 4.1 Referral Comments (Adams County)
- 4.2 Referral Comments (CDOT)
- 4.3 Referral Comments (CDNR-DWR)
- 4.4 Referral Comments (CGS)
- 4.5 Referral Comments (TCHD)
- 4.6 Referral Comments (Xcel Energy)

**EXHIBIT 5- Public Comments**

- 5.1 Public Comments (Rotello)
- 5.2 Public Comments (Molinaro)

**EXHIBIT 6- Associated Case Materials**

- 6.1 Neighborhood Meeting Summary
- 6.2 Request for Comments
- 6.3 Public Hearing Notice
- 6.4 Newspaper Publication
- 6.5 Referral Agency Labels
- 6.6 Property Owner Labels
- 6.7 Certificate of Posting



**COMMUNITY AND ECONOMIC DEVELOPMENT  
DEPARTMENT  
STAFF REPORT**

**Board of County Commissioners**

**August 20, 2019**

CASE No.: <b>PRC2018-00021</b>	CASE NAME: <b>Center Greenhouse</b>
Owner's Name:	Center Greenhouse, Inc.
Applicant's Name:	Josh Heiney, Armie Management
Applicant's Address:	1855 S. Pearl Street, Ste. 20, Denver, CO 80210
Location of Requests:	7220 Lafayette Street
Parcel Numbers:	0171935304010, 0171935303017, 0171935304006
Nature of Requests:	1) Minor subdivision final plat create one lot; 2) Zoning map amendment (rezone); 3) Roadway Vacation for a portion of Lafayette Street; and 4) Subdivision Improvements Agreement
Current Zone District:	Agricultural-1 with Mineral Conservation Overlay
Proposed Zone District:	Industrial-1 with Mineral Conservation Overlay
Future Land Use:	Mixed-Use Employment
Total Site Area:	11.3 acres
Hearing Date(s):	<b>PC: July 25, 2019 / 6:00 pm</b> <b>BoCC: August 20 2019 / 9:30 am</b>
Report Date:	July 18, 2019
Case Manager:	Greg Barnes
PC Recommendation:	APPROVAL with 21 Findings-of-Fact, 1 Condition, and 1 Note

**SUMMARY OF APPLICATIONS**

**Background:**

The applicant, Armie Management, is requesting a rezoning, minor subdivision final plat with associated subdivision improvements agreement (SIA), and a roadway vacation. The requests encompass three existing lots in the vicinity of 7220 Lafayette Street. Armie Management is making these requests on behalf of the owner, Center Greenhouse, Inc. The owner ultimately wishes to develop an industrial business park on the proposed 11-acre lot.

Currently, the subject site is comprised of three individual lots and a portion of public right-of-way for Lafayette Street. The applicant has submitted a request for roadway vacation to vacate the public right-of-way for Lafayette Street, which is located within the interior portions of the

site. The proposed minor subdivision final plat will combine the three existing lots and vacated right-of-way into one 11-acre lot. The applicant has also submitted a SIA with the proposed final plat, which would facilitate the construction of public improvements that support the proposed development. In addition, the applicant is proposing to change the official zoning designation on the subject property from Agricultural-1 (A-1) to Industrial-1 (I-1). The request for rezoning is necessary for the applicant to pursue development of the property as an industrial business park.

### **Zone District Regulations:**

Currently, the property is designated as A-1. Per Section 3-08-01 of the County's Development Standards and Regulations, the purpose of the A-1 zone district is to provide a single-family residential dwelling district where density is suited for a rural lifestyle. Uses permitted in the A-1 zone district include single-family residential dwellings and light farming uses, including animal-keeping.

The proposed zone district for the property is I-1. Per Section 3-24-01 of the County's Development Standards and Regulations, the purpose of the I-1 zone district is to provide a general commercial and restricted industrial district designed to provide a variety of compatible business, warehouse, wholesale, offices, and limited industrial use. Uses permitted in the I-1 zone district include light industrial or commercial, such as office, warehousing, business parks, retail, or restaurants, which generate employment and contribute to the County's tax base. The dimensional requirements for the I-1 zone district include a minimum of one acre lot size and minimum one-hundred (100) foot lot width.

The proposed minor subdivision final plat will create one lot consisting of approximately 11 acres in area and 230 feet of lot width. Therefore, the request is in conformance to the dimensional requirements for the proposed I-1 zone district of Section 3-24-07 of the County's Development Standards.

### **Subdivision Design and Improvements**

Per Section 5-02-05 of the County's Development Standards and Regulations, an SIA is required with a final plat. The SIA allows for construction of infrastructure, such as public streets, curbs, gutters, sidewalks, and storm sewers to be constructed on the property. All streets and sidewalks in the development are proposed to be public and constructed to local street standards. County staff has reviewed the proposed SIA and have no outstanding concerns with the proposed agreement. The applicant shall provide collateral, as required in the SIA, prior to the public hearing before the Board of County Commissioners on August 13, 2019.

The proposed final plat has been reviewed by County staff for consistency with the County's Subdivision Design Standards (Section 5-03). The proposed plat has been designed to be appropriate for development, and the lot configuration is suitable for access and emergency services. The proposed subdivision will be served by the North Washington Water & Sanitation District. All documentation has been provided to ensure conformance with the County's water supply requirements.

For non-residential subdivisions, public land dedication is required to support regional parks. Section 5-05-05-04 of the County's Development Standards allows for cash-in-lieu of land dedication. The applicant has agreed to pay \$13,169.41 in lieu of the required 0.23 acres of land dedication. This payment must be submitted to the County prior to the public hearing before the Board of County Commissioners on August 13, 2019.

**Future Land Use Designation/Comprehensive Plan:**

The future land use designation on the property is Mixed-Use Employment. Per Chapter 5 of the Adams County Comprehensive Plan, the purpose of the Mixed-Use Employment future land use designation is to accommodate a range of employment uses with a mix of supporting uses to serve employment needs. In addition, Mixed-Used Employment areas are designated in locations that have transportation access and visibility, but are not suitable for residential development. Mixed-Use Employment areas may include offices, light manufacturing, distribution, indoor warehousing, clean industry, and supporting retail businesses.

Rezoning the property to a zone district that is consistent with the Comprehensive Plan designation will advance the County's long-term goal for providing mixed-use employment areas that accommodate a range of employment uses, as well as supporting employment generating uses. The subject property is located within a part of the County that has nearby access to three interstate highways (I-25, I-76, and I-270).

The subject property is located within the Southwest Adams County Framework Plan's Welby Subarea Plan and specifically considered to be part of the South Welby Area of this plan. The site is identified as transitioning from agricultural and residential uses to more industrial uses. It is a goal of the Welby Plan to promote economic development through the creation of employment hubs in the South Welby Area. The proposed subdivision to create a large-acreage lot with light industrial zoning supports the goals and purpose of the Welby Subarea Plan.

**Site Characteristics:**

The subject property has street frontage along East 73<sup>rd</sup> Avenue to the north and a portion of Lafayette Street terminates into the site. No structures are currently located on the property.

**Surrounding Zoning Designations and Existing Use Activity:**

<b>Northwest A-1 Single-Family Residential</b>	<b>North A-1 Single-Family Residential and Industrial</b>	<b>Northeast A-1 Single-Family Residential</b>
<b>West I-1 Vacant</b>	<b>Subject Property A-1 Vacant</b>	<b>East I-1 Industrial</b>
<b>Southwest I-1 Limited-Access Highway</b>	<b>South A-1 Limited-Access Highway</b>	<b>Southeast I-1, A-1 Limited-Access Highway</b>

### **Compatibility with the Surrounding Area:**

The surrounding properties are a mix of A-1 and I-1 zoning. These properties are developed with a mix of light industrial uses and single-family dwellings. Rezoning of this property to I-1 would allow the possibility of light industrial and light manufacturing uses that are not currently allowed within the A-1 zone district. This area of East 73<sup>rd</sup> Avenue, between Washington Street and Gilpin Way, has been the subject of numerous rezoning approvals from A-1 to I-1 and Commercial-5 (C-5) zoning over the past decade.

Per Section 8-02-02 of the County's Development Standards and Regulations, a traffic study is required with these applications. Staff reviewed the traffic study and has no outstanding concerns with potential traffic generation from the site. A new traffic study may be required during review of any building permit for new development on the property.

These applications are compatible with the overall area and are not detrimental to public health and safety. Approval of these requests will be consistent with the character of development activities in the area

### **PLANNING COMMISSION UPDATE**

The Planning Commission (PC) considered this case on July 25, 2019, and voted (6-1) to recommend approval of the request. The applicant spoke at the meeting and had no concerns with the staff report. The applicant provided additional detail on the proposed build-out, indicating that a proposed industrial park would likely be the use of the property.

During the public hearing, Mr. Chris Frank and Mr. Mario Molinaro spoke to the Planning Commission. Both Mr. Frank and Mr. Molinaro stated that they were not opposed to the subject application; however, they both had concerns regarding the present state of East 73<sup>rd</sup> Avenue. They provided concern that the existing roadway felt unsafe, and provided testimony regarding the increased use of the street for industrial traffic. Mr. Molinaro provided photos that illustrated semi-trucks that had become stuck on East 73<sup>rd</sup> Avenue due to the narrowness of the roadway. The Planning Commission requested that the Public Works Department contact Mr. Molinaro and Mr. Frank to propose solutions to their concerns.

### **Staff Recommendation:**

**Based upon the application, the criteria for approval, and a recent site visit, staff recommends approval of these requests (minor subdivision final plat, rezoning, roadway vacation, and subdivision improvements agreement) with 21 findings-of-fact, 1 condition, and 1 note:**

### **RECOMMENDED FINDINGS-OF-FACT**

1. The final plat is consistent and conforms to the approved sketch plan.
2. The final plat is in conformance with the subdivision design standards.
3. The applicant has provided evidence that a sufficient water supply has been acquired in terms of quantity, quality, and dependability for the type of subdivision proposed, as determined in accordance with the standards set forth in the water supply standards.

4. The applicant has provided evidence that provision has been made for a public sewage disposal system and, if other methods of sewage disposal are proposed, adequate evidence indicating that the system complies with state and local laws and regulations.
5. The applicant has provided evidence to show all areas of the proposed subdivision, which may involve soil or topographical conditions presenting hazards or requiring special precautions have been identified by the applicant and the proposed uses of these areas are compatible with such conditions.
6. The proposed or constructed drainage improvements are adequate and comply with these standards and regulations.
7. Adequate public facilities or infrastructure, or cash-in-lieu, for impacts reasonably related to the proposed subdivision have been constructed or financially guaranteed through cash-in-lieu or a subdivision improvements agreement so the proposed subdivision will not negatively impact the levels of service of the County.
8. The final plat is consistent with the Adams County Comprehensive Plan and any available area plan.
9. The final plat is consistent with the purposes of these standards and regulations.
10. The overall density of development within the proposed subdivision conforms to the zone district density allowances.
11. The proposed subdivision is compatible with the surrounding area, harmonious with the character of the neighborhood, not detrimental to the immediate area, not detrimental to the future development of the area, and not detrimental to the health, safety, or welfare of the inhabitants of the area and the County. The proposed subdivision has established an adequate level of compatibility by:
  - a. Incorporating natural physical features into the development design and providing sufficient open spaces considering the type and intensity of use;
  - b. Incorporating site planning techniques to foster the implementation of the County's plans and encourage a land use pattern to support a balanced transportation system, including auto, bike and pedestrian traffic, public or mass transit, and the cost effective delivery of other services consistent with adopted plans, policies and regulations of the County;
  - c. Incorporating physical design features in the subdivision to provide a transition between the project and adjacent land uses through the provision of an attractive entryway, edges along public streets, architectural design, and appropriate height and bulk restrictions on structures; and
  - d. Incorporating identified environmentally sensitive areas, including but not limited to, wetlands and wildlife corridors, into the project design.
12. The Zoning Map amendment is consistent with the Adams County Comprehensive Plan.
13. The Zoning Map amendment is consistent with the purposes of these standards and regulations.
14. The Zoning Map amendment will comply with the requirements of these standards and regulations
15. The Zoning Map amendment is compatible with the surrounding area, harmonious with the character of the neighborhood, not detrimental to the immediate area, not detrimental



to the future development of the area, and not detrimental to the health, safety, or welfare of the inhabitants of the area and the County.

16. The roadway vacation complies with these standards and regulations and the original conditions of approval.
17. Nonconforming lots are not created, and in the case of nonconforming lots, the nonconformity is not increased.
18. The roadway vacation is in keeping with the purpose and intent of the subdivision regulations.
19. The approval will not adversely affect the public health, safety, and welfare.
20. The vacation does not leave any land adjoining the roadway without an established public road or private access easement connecting said land with another established public road.
21. If the roadway is a state or federal highway, the vacation has been approved by the state transportation commission.

**Recommended Condition of Approval:**

1. All utilities shall be located underground pursuant to Section 5-04-04-01 of the Adams County Development Standards and Regulations.

**Recommended Note to the Applicant:**

1. The applicant shall comply with all building, zoning, fire, engineering, and health codes and regulations during the development of the subject site.

**CITIZEN COMMENTS**

Notifications Sent	Comments Received
181	1

All property owners and occupants within 1,500 feet of the subject property were notified of the request. As of writing this report, staff has received only one response from those notified. Ms. Angela Rotello provided an initial public comment with concerns on the subject development. After working with the applicant, Ms. Rotello has provided comments of support for the proposed applications.

Additional comments came during the public hearing from Mr. Mario Molinaro and Mr. Chris Frank. Photos of the existing conditions of East 73<sup>rd</sup> Avenue, were provided by Mr. Molinaro at the public hearing, and have been included in the staff report packet.

**COUNTY AGENCY COMMENTS**

Staff reviewed the request and has no outstanding concerns with the proposed applications.

## **REFERRAL AGENCY COMMENTS**

### **Responding with Concerns:**

None

### **Responding without Concerns:**

CDOT

CDNR-DWR

CGS

TCHD

Xcel Energy

### **Notified but not Responding / Considered a Favorable Response:**

Adams County Sheriff

Century Link

Colorado Div. of Mining Reclamation and Safety

Comcast

Mapleton Schools #1

Metro Wastewater

North Washington Water & Sanitation District

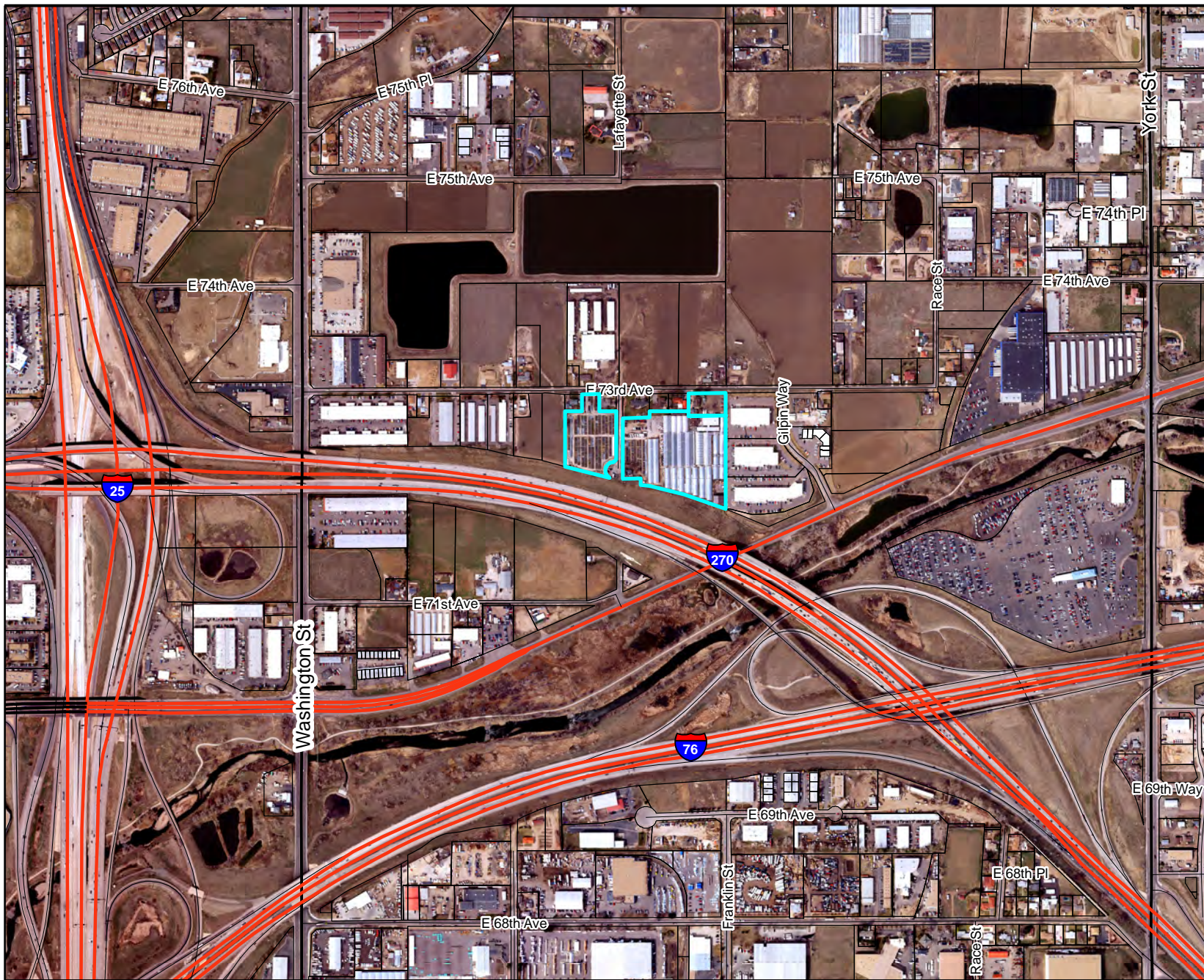
RTD

U.S. Environmental Protection Agency

U.S. Post Office

Welby Citizen Group





### Legend

- Railroad
- Major Water
- Zoning Line
- Sections

### Zoning Districts

- A-1
- A-2
- A-3
- R-E
- R-1-A
- R-1-C
- R-2
- R-3
- R-4
- M-H
- C-0
- C-1
- C-2
- C-3
- C-4
- C-5
- I-1
- I-2
- I-3
- CO
- PL
- AV
- DIA
- P-U-D
- P-U-D(P)

PRC2018-00021

Center Greenhouse Redevelopment

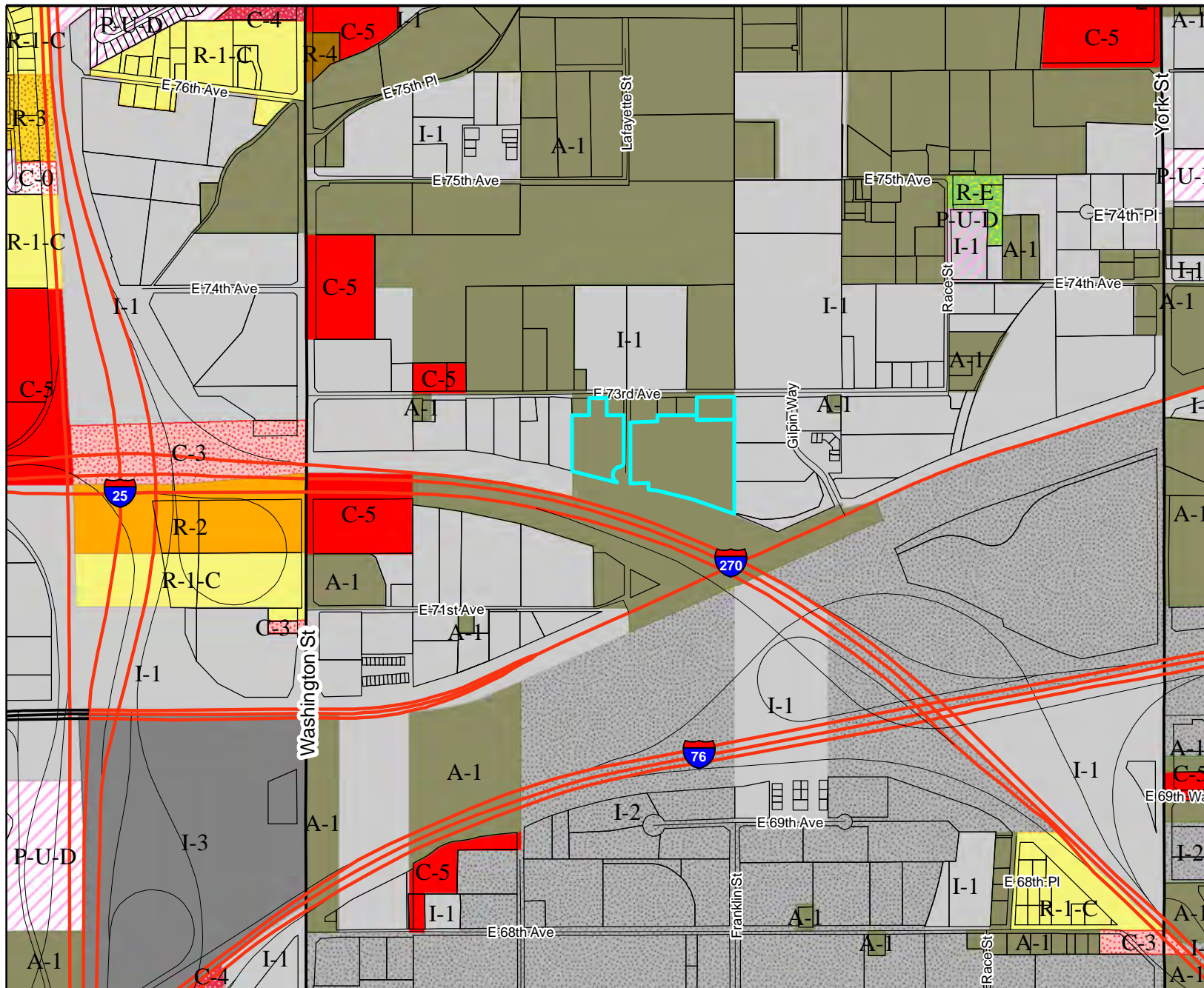


For display purposes only.



This map is made possible by the Adams County GIS group, which assumes no responsibility for its accuracy





### Legend

- Railroad
- Major Water
- Zoning Line
- Sections

### Zoning Districts

- A-1
- A-2
- A-3
- R-E
- R-1-A
- R-1-C
- R-2
- R-3
- R-4
- M-H
- C-0
- C-1
- C-2
- C-3
- C-4
- C-5
- I-1
- I-2
- I-3
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- AV
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- P-U-D
- P-U-D(P)

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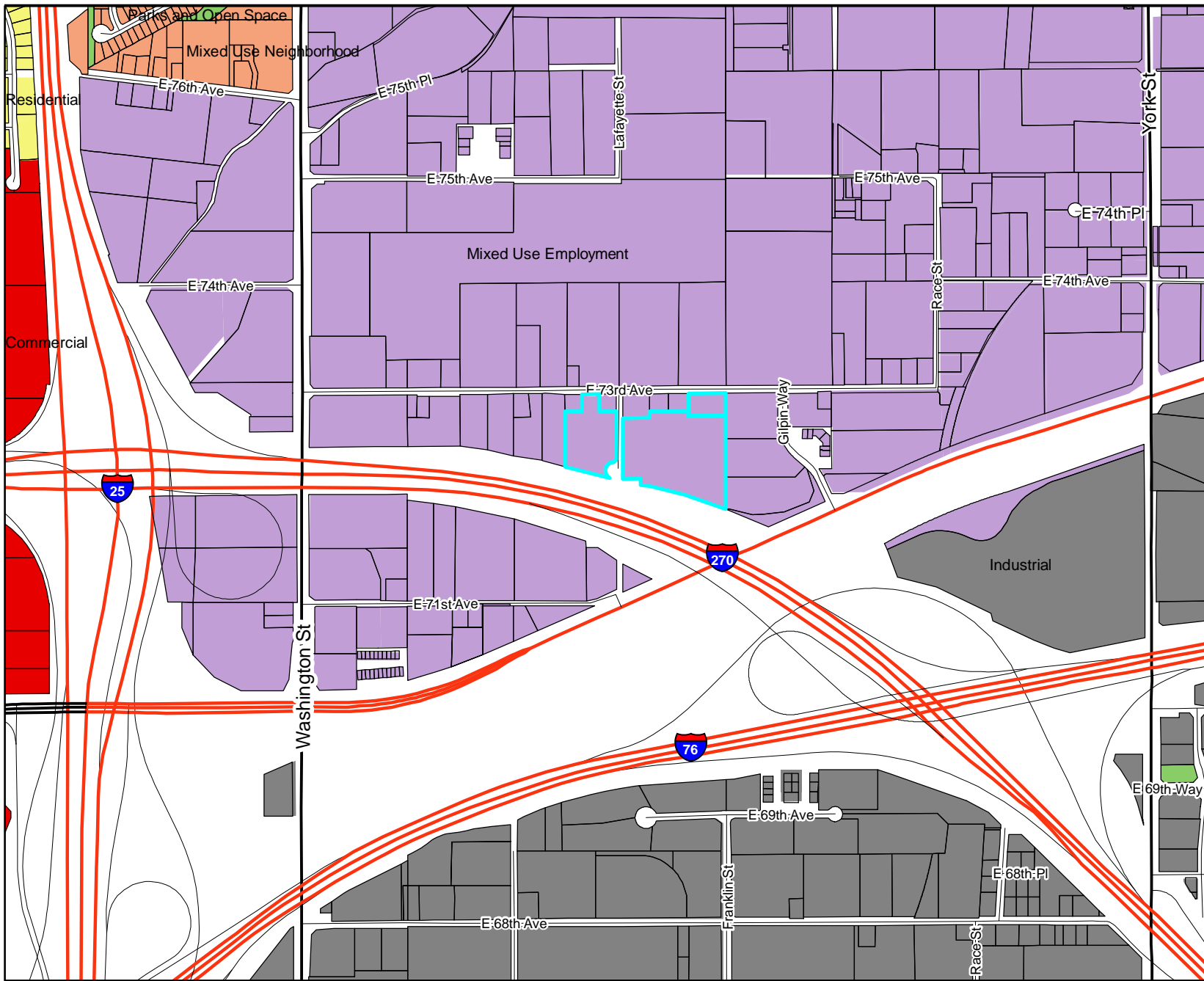
Center Greenhouse Redevelopment



For display purposes only.



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# Legend

- +— Railroad
- Major Water
- Zoning Line
- Sections

## Zoning Districts

- A-1
- A-2
- A-3
- R-E
- R-1-A
- R-1-C
- R-2
- R-3
- R-4
- M-H
- C-0
- C-1
- C-2
- C-3
- C-4
- C-5
- I-1
- I-2
- I-3
- CO
- PL
- AV
- DIA
- P-U-D
- P-U-D(P)

PRC2018-00021

Center Greenhouse Redevelopment



For display purposes only.



This map is made possible by the Adams County GIS group, which assumes no responsibility for its accuracy

Herein please find the project overview of the proposed redevelopment of three adjoining parcels, #0171935304006, #0171935303017 and #0171935304010, located at the intersection of Lafayette Street and 73<sup>rd</sup> Avenue, the “Site” or “Project”, all of which are currently owned by Center Greenhouse, Inc. Following the proposed vacation of a portion of Lafayette Street and minor subdivision re-plat, the development site will consist of two parcels totaling 11.29-acres. Armie Management, LLC, or its successor or assignees, as the “Developer” is requesting to rezone the Site from A-1 to I-1, with the plan to develop a Class-A industrial building totaling roughly 152,980 square feet. A conceptual review meeting was held November 5<sup>th</sup>, 2018 under project number PRE2018-00131.

The requested industrial zoning is consistent with the Adams County Comprehensive Plan. Future land use designation for the property is mixed use employment. According to Chapter 5 of the Adams County Comprehensive Plan, uses allowed in the mixed use employment designation include light manufacturing, distribution, indoor warehousing, and offices. The only known historical use on these parcels has been indoor and outdoor plant cultivation.

**Items requested under the application(s) include:**

- Rezoning (Zoning Map Amendment):
  - In accordance with section 2-02-13-03-01 of the Adams County Development Standards and Regulations, the applicant is requesting a rezoning of the subject property from A-1 to I-1. As mentioned above, this request for rezoning is consistent with the Adams County Comprehensive Plan, in addition to the surrounding area uses and zoning, Welby Subarea Plan, and the intent of the County’s zoning ordinance.
- Vacation of Lafayette Street:
  - Applicant is requesting a vacation of a portion of Lafayette street extending from the norther boundary of the subject parcel, south of E 73<sup>rd</sup> Avenue, to the terminus North of Interstate 270. The right-of-way does not extend through 73<sup>rd</sup> Avenue to the North and divides two of the subject parcels.
  - This land had previously been dedicated to Adams County by Center Greenhouse Inc. for the formation of Lafayette Street, which occurred prior to the dedication for I-270. In its current state, Lafayette dead ends at I-270, running between two of the above-mentioned parcels that are included in this application for Minor Subdivision. With the proposed vacation, the Developer will have the ability to construct a more desirable facility on the larger parcel.
- Minor Subdivision:
  - The project, as proposed, currently consists of three separate parcels. The applicant requests a minor subdivision re-plat to combine all three parcels and the vacated portion of Lafayette Street into two separate parcels, totaling a combined 11.29 acres. The proposed re-plat details the two new parcels, Proposed Lot 1 at 11.03 acres and Proposed lot 2 at 0.262 acres.
- Address Request:
  - In conjunction with the above applications, we request the county’s guidance on the addressing of the two new parcels. Given current addressing in the area, we would propose Parcel A address be 1350 E 73<sup>rd</sup> Avenue and Parcel B address be 1550 E 73<sup>rd</sup> Avenue.

- Access and Right-of Way Permit:
  - For any work required in the 73<sup>rd</sup> Avenue right-of way. The Applicant has the intent of completing ROW improvements to the southern half of East 73th Avenue from the western boundary of parcel #0171935304006 to the eastern boundary of parcel #0171935407004 to improve access to the Project via Gilpin Way. It is expected that the majority of traffic to the project will be via East 70<sup>th</sup> Ave to Gilpin Way. Therefore, the proposed improvements are believed to be appropriate to accommodate the Project's needs.



# RED CENTRAL INDUSTRIAL SUBDIVISION FILING NO. 1

A VACATION OF PORTION OF LAFAYETTE STREET AND A REPLAT OF A PORTION OF BLOCKS 15 AND 18 OF NORTH SIDE GARDENS, LOCATED IN THE SOUTHWEST ONE-QUARTER OF SECTION 35, TOWNSHIP 2 SOUTH, RANGE 68 WEST AND THE NORTHWEST ONE-QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 68 WEST, OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO  
SHEET 1 OF 2

## OWNERSHIP AND DEDICATION CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED WARRANT THEY ARE THE OWNERS OF A PARCEL OF LAND LYING IN THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 2 SOUTH, RANGE 68 WEST, AND THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE EAST 1/2 OF BLOCK 15, NORTH SIDE GARDENS, EXCEPT THAT PORTION DESCRIBED IN DEED RECORDED DECEMBER 17, 1980 IN BOOK 2516 AT PAGE 835, AND EXCEPT THAT PORTION DESCRIBED IN DEED RECORDED JUNE 16, 1992 IN BOOK 3917 AT PAGE 55, AND EXCEPT THOSE PORTIONS TAKEN BY THE DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO IN RULE AND ORDER RECORDED NOVEMBER 10, 1998 IN BOOK 5531 AT PAGE 999, COUNTY OF ADAMS, STATE OF COLORADO.

AND:  
PARCEL C, YANTORNO EXEMPTION, ACCORDING TO THE MAP THEREOF RECORDED JULY 14, 2009 UNDER RECEPTION NO. 2009000051566, COUNTY OF ADAMS, STATE OF COLORADO.

AND:  
THAT PORTION OF BLOCK 18, NORTH SIDE GARDENS, COUNTY OF ADAMS, STATE OF COLORADO, DESCRIBED AS FOLLOWS BEGINNING AT THE NORTHEAST CORNER OF SAID BLOCK 18; THENCE WEST 219 FEET; THENCE SOUTH 140 FEET; THENCE EAST 219 FEET; THENCE NORTH 140 FEET TO THE POINT OF BEGINNING.

ALL TOGETHER BEING DESCRIBED AS FOLLOWS:

A TRACT OF LAND BEING A PART OF BLOCKS 15 AND 18, NORTH SIDE GARDENS, A SUBDIVISION OF A PART OF THE SOUTHWEST ONE-QUARTER OF SECTION 35, TOWNSHIP 2 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO AND PART OF THE NORTHWEST ONE-QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A FOUND 3/4" IRON PIPE ON THE SOUTH RIGHT OF WAY LINE OF EAST 73RD AVENUE AND MARKING THE NORTHEAST CORNER OF BLOCK 18, NORTH SIDE GARDENS PER YANTORNO EXEMPTION PLAT PREPARED BY R.W. BAYER & ASSOCIATES:

THENCE FROM SAID POINT OF BEGINNING LEAVING THE SOUTH RIGHT OF WAY OF EAST 73RD AVENUE AND RUNNING ALONG THE WEST LINE OF NORTH SIDE GARDENS BUSINESS PARK AMENDED PLAT FOR LOT 2, S00°02'51"E 718.35' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT LOCATED ON THE NORTH RIGHT OF WAY LINE OF INTERSTATE 270, THENCE ALONG THE NORTH LINE OF SAID INTERSTATE 270 N71°07'48"W 276.55' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N76°10'51"W 217.92' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N84°32'50"W 57.00' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N00°01'16"W 40.35', THENCE S89°40'34"W 149.99' PASSING A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT AT 110.00', THENCE S00°02'39"W 7.14' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N75°23'21"W 330.75' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE LEAVING SAID NORTH RIGHT OF WAY N00°03'34"E 344.60' TO THE NORTHWEST CORNER OF THE SUBJECT PROPERTY, THENCE S89°56'02"E 106.80', THENCE N00°03'58"E 107.00' TO THE SOUTH RIGHT OF WAY LINE OF EAST 73RD AVENUE, THENCE ALONG SAID RIGHT OF WAY S89°56'07"E 106.53', THENCE LEAVING SAID RIGHT OF WAY S00°03'58"W 107.00', THENCE S89°56'02"E 106.81' TO THE WEST RIGHT OF WAY LINE OF LAFAYETTE STREET, THENCE ALONG SAID RIGHT OF WAY S00°03'58"W 43.62', THENCE S89°57'21"E 36.47', THENCE N88°39'24"E 167.14', THENCE N00°01'17"W 37.82', THENCE N89°35'59"E 114.77' TO A FOUND 3/8" IRON PIPE, THENCE N89°36'05"E 126.00', THENCE N00°01'16"W 110.00' TO THE SOUTH RIGHT OF WAY LINE OF EAST 73RD AVENUE, THENCE ALONG SAID SOUTH RIGHT OF WAY N89°36'02"E 231.79' TO THE POINT OF BEGINNING.

CONTAINING 11.292 ACRES MORE OR LESS.

HAS BY THESE PRESENTS LAID OUT, PLATTED AND SUBDIVIDED THE SAME INTO A LOT, AND EASEMENTS AS SHOWN ON THIS PLAT UNDER THE NAME AND STYLE OF RED CENTRAL INDUSTRIAL SUBDIVISION FILING NO. 1 AND DO HEREBY GRANT TO THE COUNTY OF ADAMS, STATE OF COLORADO, FOR THE USE OF THE PUBLIC, THE STREETS AND OTHER PUBLIC WAYS AND LANDS SHOWN HEREON, AND THE EASEMENTS AS SHOWN, FOR PUBLIC UTILITY, CABLE TV AND DETENTION POND AREAS, FLOODWAY AND FLOODPLAIN LIMITS, DRAINAGE AND OTHER PUBLIC PURPOSES AS DETERMINED BY THE COUNTY OF ADAMS.

EXECUTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D., 20\_\_\_\_\_.

BY: CENTER GREENHOUSE, INC., A COLORADO CORPORATION

KENNETH R. LOMBARDI AS SECRETARY

STATE OF COLORADO

COUNTY OF ADAMS

THE FOREGOING PLAT AND DEDICATION WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_

DAY OF \_\_\_\_\_, A.D. 2019, BY KENNETH R. LOMBARDI AS

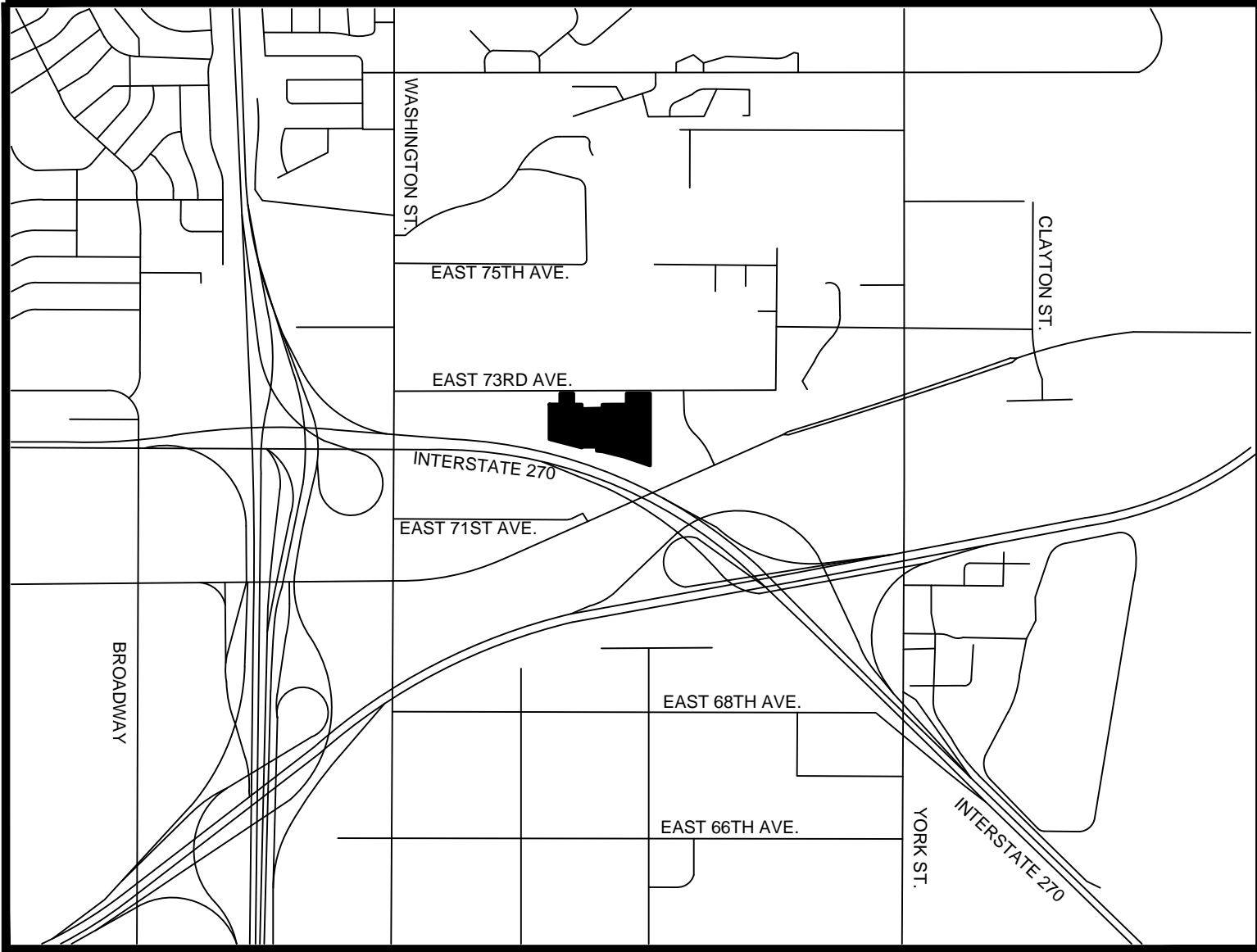
SECRETARY OF CENTER GREENHOUSE, INC., A COLORADO CORPORATION

NOTARY PUBLIC  
MY COMMISSION EXPIRES: \_\_\_\_\_

MY ADDRESS IS: \_\_\_\_\_

WITNESS MY HAND AND OFFICIAL SEAL:

\_\_\_\_\_  
NOTARY PUBLIC



VICINITY MAP

NOT TO SCALE

## TRACT SUMMARY TABLE

TRACT	AREA (SQ. FT.)	AREA (ACRES)
LOT 1	491861.89	11.292
LAFAYETTE ST. VACATION	21240.38	0.49

## FLOOD INFORMATION

FLOOD NOTE: BASED ON MAPS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) AVAILABLE ONLINE AT WWW.MSC.FEMA.GOV, AND BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED IN ZONE X ON FLOOD INSURANCE RATE MAP NUMBER 08001C0603H, WHICH BEARS AN EFFECTIVE DATE OF 03/05/2007 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. BY REVIEWING FLOOD MAPS PROVIDED BY THE NATIONAL FLOOD INSURANCE PROGRAM WE HAVE LEARNED THIS COMMUNITY DOES PARTICIPATE IN THE PROGRAM.

## REFERENCE NOTES

EACH AND EVERY RIGHT OR RIGHTS OF ACCESS TO AND FROM ANY PART OF THE RIGHT-OF-WAY OF COLORADO STATE HIGHWAY NO. 270 AS TAKEN BY THE DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO IN RULE AND ORDER RECORDED JANUARY 22, 1998 IN BOOK 5213 AT PAGE 161.  
(SHOWN HEREON)

EACH AND EVERY RIGHT OF RIGHTS OF ACCESS TO AND FROM ANY PART OF THE RIGHT-OF-WAY OF COLORADO STATE HIGHWAY NO. 270 AS TAKEN BY THE DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO IN RULE AND ORDER RECORDED NOVEMBER 10, 1998 IN BOOK 5531 AT PAGE 999.  
(SHOWN HEREON)

## BEARING BASIS

THE BASIS OF BEARING FOR THIS SURVEY IS THE EAST LINE OF THE SUBJECT PROPERTY WHICH BEARS S 00°02'51" E PER COLORADO STATE PLANE COORDINATE SYSTEM, NORTH ZONE, NAD83.

## GENERAL NOTES

1. THE UNDERSIGNED DOES HEREBY DEDICATE, GRANT AND CONVEY TO ADAMS COUNTY THOSE PUBLIC EASEMENTS (AND TRACTS) AS SHOWN OF THE PLAT; AND FURTHER RESTRICTS THE USE OF ALL PUBLIC EASEMENT TO ADAMS COUNTY AND/OR ITS ASSIGNS, PROVIDED HOWEVER, THAT THE SOLE RIGHT AND AUTHORITY TO RELEASE OR QUITCLAIM ALL OR ANY SUCH PUBLIC EASEMENTS SHALL REMAIN EXCLUSIVELY VESTED IN ADAMS COUNTY.

2. THE PURPOSE OF THIS ROADWAY VACATION PLAT IS TO ALLOW FOR FUTURE CONSTRUCTION ON THE SUBJECT PROPERTY.

3. RESERVING HOWEVER AN EASEMENT FOR THE CONTINUED USE OF EXISTING SEWER, GAS, WATER AND SIMILAR PIPELINES AND APPURTENANCES, AND FOR ELECTRIC, TELEPHONE, AND SIMILAR LINES AND APPURTENANCES WITHIN SAID VACATED STREET RIGHT OF WAY.

4. ACCESS RIGHTS ARE RESTRICTED ACROSS THE RIGHT OF WAY LINES OF MAJOR HIGHWAYS, PARKWAYS, STREETS, OR FREEWAYS, WHERE REQUIRED AS A PROVISION OF APPROVAL.

5. SIX-FOOT (6) WIDE UTILITY EASEMENTS ARE HEREBY DEDICATED ON PRIVATE PROPERTY ADJACENT TO THE FRONT LOT LINES OF EACH LOT IN THE SUBDIVISION. IN ADDITION, EIGHT-FOOT (8) WIDE DRY UTILITY EASEMENTS ARE HEREBY DEDICATED AROUND THE PERIMETER OF TRACTS, PARCELS AND/OR OPEN SPACE AREAS. THESE EASEMENTS ARE DEDICATED TO ADAMS COUNTY FOR THE BENEFIT OF THE APPLICABLE UTILITY PROVIDERS FOR THE INSTALLATION, MAINTENANCE, AND REPLACEMENT OF UTILITIES. UTILITY EASEMENTS SHALL ALSO BE GRANTED WITHIN ANY ACCESS EASEMENTS AND PRIVATE STREETS IN THE SUBDIVISION. PERMANENT STRUCTURES, IMPROVEMENTS, OBJECTS, BUILDINGS, WELLS, WATER METERS AND OTHER OBJECTS THAT MAY INTERFERE WITH THE UTILITY FACILITIES OR USE THEREOF (INTERFERING OBJECTS) SHALL NOT BE PERMITTED WITHIN SAID UTILITY EASEMENTS AND THE UTILITY PROVIDERS, AS GRANTEES, MAY REMOVE ANY INTERFERING OBJECTS AT NO COST TO SUCH GRANTEES, INCLUDING, WITHOUT LIMITATION, VEGETATION.

6. ANY EXISTING UTILITIES WITHIN THE VACATED PORTION OF LAFAYETTE STREET ARE BEING REMOVED.

7. SET MONUMENTS SHOWN HEREON TO BE PLACED FOLLOWING APPROVAL.

8. NO BUILDING PERMITS WILL BE ISSUED FOR ANY LOT IN ANY PHASE OF CONSTRUCTION, UNTIL ALL PUBLIC IMPROVEMENTS, IN ANY PHASE, AS REQUIRED BY THE APPROVED CONSTRUCTION PLANS, HAVE BEEN COMPLETED AND ARE UNDER PRELIMINARY ACCEPTANCE OF THE ADAMS COUNTY DEPARTMENT OF PUBLIC WORKS.

9. THE POLICY OF THE COUNTY REQUIRES THAT ALL STORM DRAINAGE FACILITIES, AS PROVIDED FOR BY THE DRAINAGE AND ACCESS EASEMENT, DEDICATED BY THIS PLAT, TO ASSURE CONTINUOUS OPERATIONAL CAPABILITY TO THE SYSTEM. THE PROPERTY OWNERS (METRO DISTRICT) SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL DRAINAGE FACILITIES INCLUDING INLETS, PIPES, CULVERTS, CHANNELS, DITCHES, HYDRAULIC STRUCTURES, AND DETENTION BASINS LOCATED ON THEIR LAND UNLESS MODIFIED BY THE SUBDIVISION DEVELOPMENT AGREEMENT. SHOULD THE OWNER FAIL TO MAINTAIN SAID FACILITIES, THE COUNTY SHALL HAVE THE RIGHT TO ENTER SAID LAND FOR THE SOLE PURPOSE OF OPERATIONS AND MAINTENANCE. ALL SUCH MAINTENANCE COST WILL BE ASSESSED TO THE PROPERTY OWNERS

10. THE DEVELOPER SHALL RELOCATE ANY AND ALL OIL OR GAS LINES THAT PREVENT AN ADEQUATE ISDS FROM BEING INSTALLED ON ANY LOT.

11. ADAMS COUNTY IS NOT RESPONSIBLE FOR THE ENFORCEMENT OF ANY COVENANTS, CONDITIONS, OR RESTRICTIONS THAT MAY BE FILED AGAINST THIS SUBDIVISION PLAT.

12. THE DEVELOPER SHALL PROVIDE A BUILDING ENVELOPE FREE OF ALL UNDERGROUND PIPELINES AND WILL BE RESPONSIBLE FOR REMOVING, RELOCATING AND/OR REDIRECTING ANY UNDISCOVERED PIPELINES WITHIN THE BUILDING ENVELOPE.

13. DISTANCES ON THIS PLAT ARE GROUND DISTANCES EXPRESSED IN U.S. SURVEY FEET AND DECIMALS THEREOF. A U.S. SURVEY FOOT IS DEFINED AS EXACTLY 1200/3937 METERS.

14. THE APPROVED STORM WATER OPERATIONS AND MAINTENANCE MANUAL IS ON FILE WITH THE ADAMS COUNTY CLERK AND RECORDER'S OFFICE AT RECEPTION # \_\_\_\_\_

## SURVEYOR'S

I, BUCKLEY D. BLEW, A DULY LICENSED SURVEYOR, DO HEREBY CERTIFY THAT I AM THE SURVEYOR OF THE STATE OF COLORADO, AND THAT I AM NOT A PARTY TO ANY IRRIGATION DITCHES, OR CANALS, OR ANY OTHER WATER RIGHTS, OR ANY RIGHT OR ACROSS THE HEREIN, OR ANY OTHER RIGHT OR ACROSS THE HEREIN. I FURTHER CERTIFY THAT THIS SURVEY WAS PREPARED BY ME OR UNDER MY SUPERVISION, AND THAT THIS PLAT ACCURATELY REPRESENTS THE ACTUAL SURVEY.

BUCKLEY D. BLEW  
COLORADO LICENSED PROFESSIONAL SURVEYOR  
FOR AND ON BEHALF OF BUCKLEY D. BLEW & ASSOCIATES, P.C.  
3825 NORTH SHILOH DRIVE  
FAYETTEVILLE, AR. 72703  
479-443-4506

NOTICE: ACCORDING TO COLORADO STATUTE, THE SURVEYOR IS NOT RESPONSIBLE FOR ANY DEFECTS DISCOVERED AFTER THE SURVEY IS COMPLETED. THIS SURVEY BE COMPLETED AND CERTIFICATION SHOWN HEREON.

NOTICE: PER THE STATE OF COLORADO PROFESSIONAL ENGINEER ACT, THE SURVEYOR IS NOT RESPONSIBLE FOR ANY DEFECTS DISCOVERED AFTER THE SURVEY IS COMPLETED. THIS SURVEY BE COMPLETED AND CERTIFICATION SHOWN HEREON.

## PLANNING COMMISSION

APPROVED BY THE ADAMS COUNTY PLANNING COMMISSION, A.D., 20\_\_\_\_\_.

CHAIR

## BOARD OF COMMISSIONERS

APPROVED BY THE ADAMS COUNTY BOARD OF COMMISSIONERS, A.D., 20\_\_\_\_\_.

CHAIR

## CLERK AND RECORDER

THIS FINAL PLAT WAS FILED AND RECORDED, IN THE STATE OF COLORADO, A.D., 20\_\_\_\_\_.

COUNTY AND CLERK RECORD

BY: \_\_\_\_\_  
DEPUTY

## COUNTY ATTORNEY

APPROVED AS TO FORM AND CONTENT, A.D., 20\_\_\_\_\_.

COUNTY ATTORNEY



A VACATION OF PORTION OF LAFAYETTE STREET AND A  
REPLAT OF A PORTION OF BLOCKS 15 AND 18 OF NORTH SIDE  
GARDENS, LOCATED IN THE SOUTHWEST ONE-QUARTER OF  
SECTION 35, TOWNSHIP 2 SOUTH, RANGE 68 WEST AND THE  
NORTHWEST ONE-QUARTER OF SECTION 2, TOWNSHIP 3  
SOUTH, RANGE 68 WEST, OF THE 6TH PRINCIPAL MERIDIAN,  
COUNTY OF ADAMS, STATE OF COLORADO  
SHEET 2 OF 2



LAFAYETTE STREET VACATION

EASEMENT

LINE	BEARING	DISTANCE
L1	N 89°57'52" E	25.00'
L2	N 89°36'02" E	30.00'

CURVE	RADIUS	ARC L	DELTA	CHORD BEARING
C1 M	52.48'	130.55'	142°32'05"	N 09°17'49" E
C2 M	33.37'	34.20'	58°42'56"	N 51°26'28" E

## **SUBDIVISION IMPROVEMENTS AGREEMENT**

THIS AGREEMENT is made and entered into by and between the County of Adams, State of Colorado, hereinafter called "County," and Central Connection, LLC located at 1855 South Pearl Street, Suite 20, Denver, CO 80210, hereinafter called "Developer."

WITNESSETH:

WHEREAS, Developer is the owner of real property in the County of Adams, State of Colorado, as described in Exhibit "A" attached hereto, and by this reference made a part hereof.

WHEREAS, it is provided by resolution of the Board of County Commissioners, County of Adams, that where designated the Developer shall have entered into a written agreement with the County to install public and/or private improvements, and to deed land for public purposes or right-of-way.

NOW, THEREFORE, in consideration of the foregoing, the parties hereto promise, covenant, and agree as follows:

1. **Engineering Services.** Developer shall furnish, at its own expense, all engineering and other services in connection with the design and construction of the improvements described and detailed on Exhibit "B" attached hereto, and by this reference made a part hereof.
2. **Drawings and Estimates.** The Developer shall furnish drawings and cost estimates for all improvements described and detailed on Exhibit "B" for approval by the County. Upon request, the Developer shall furnish one set of reproducible "as built" drawings and a final statement of construction costs to the County.
3. **Construction.** Developer shall furnish and construct, at its own expense and in accordance with drawings and materials approved by the County, the improvements described and detailed on Exhibit "B".
4. **Time for Completion.** Improvements shall be completed according to the terms of this agreement within "construction completion date" appearing in Exhibit "B". The Director of Community and Economic Development Department may for good cause grant extension of time for completion of any part or all of improvements appearing on said Exhibit "B". Any extension greater than 180 days is within the sole discretion of the Board of County Commissioners. All extensions of time must be in writing.
5. **Guarantee of Compliance.** Developer shall furnish to the County a cash escrow deposit or other acceptable collateral, such as a surety bond, releasable only by the County, to guarantee compliance with this agreement. Said collateral shall be in the amount of \$652,884.75, including twenty percent (20%) to cover administration and five percent (5%) per year for the term of the Agreement to cover inflation. Upon approval of the final plat, completion of said improvements constructed according to the terms of this agreement, and preliminary

acceptance by the Director of Public Works in accordance with section 5-02-05-01 of the County's Development Standards and Regulations, the collateral shall be released. Completion of said improvements shall be determined solely by the County, and a reasonable part of said collateral, up to 20%, may be retained to guarantee maintenance of public improvements for a period of one year from the date of completion.

No Certificate of Occupancy shall be issued until said collateral is furnished in the amount required and in a form acceptable to the Board of County Commissioners. Construction of Public Improvements may be constructed concurrently with construction of building improvements. No Certificate of Occupancy will be issued for any building until preliminary acceptance of the Public Improvements is granted by Adams County.

6. **Acceptance and Maintenance of Public Improvements.** All improvements designated "public" on Exhibit "B" shall be public facilities and become the property of the County or other public agencies upon acceptance. During the period of one year from and after the acceptance of public improvements, the Developer shall, at its own expense, make all needed repairs or replacement due to defective materials or workmanship which, in the opinion of the County, becomes necessary. If, within ten days of written notice to the Developer from the County requesting such repairs or replacements, the Developer has not undertaken with due diligence to make the same, the County may make such repairs or replacements at the Developer's expense. In the case of an emergency such written notice may be waived.
7. **Successors and Assigns.** This agreement shall be binding upon the heirs, executors, personal representatives, successors, and assigns of the Developer, and shall be deemed a covenant running with the real property as described in Exhibit "A" attached hereto.
8. **Improvements and Dedication.** The undersigned Developer hereby agrees to provide the following improvements.

**A. Improvements.**

Public Improvements:

Road (paving, curb, gutter, sidewalk) with related drainage improvements on the south side of E 73rd Avenue approximately +/-1,275 linear feet in length, spanning between the northwest corner of 1310 E 73rd Ave (Parcel # 0171935303015) to Gilpin Way, abutting County Parcel Numbers 0171935303015, 0171935303016, 0171935304008, 0171935304009, 0171935304003, 0171935407004, and Red Central Industrial Subdivision Filing No. 1 (Existing County Parcel # 0171935304006). Road (paving, curb and gutter) with related drainage improvements on both sides of Lafayette Street from E 73rd Avenue south to Red Central Industrial Subdivision Filing No. 1 (following the vacation of a portion of Lafayette St). (General description of construction.) See Exhibit "B" for description, estimated quantities and estimated construction costs. See Exhibit "C" for design of Public Improvements.

The improvements shall be constructed in accordance with all County requirements and specifications in accordance with the approved plans and time schedule as indicated in Exhibit "B".

B. **Public dedication of land for right-of-way purposes or other public purpose.** N/A.

Name/s  
Central Connection, LLC

By: \_\_\_\_\_  
Name, Title

By: \_\_\_\_\_  
Name, Title

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

My commission expires: \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
Notary Public

APPROVED BY resolution at the meeting of \_\_\_\_\_, 2019.

Collateral to guarantee compliance with this agreement and construction of public improvements shall be required in the amount of \$652,884.75. No construction or building permits shall be issued until said collateral is furnished in the amount required and in a form acceptable to the Board of County Commissioners.

ATTEST:

BOARD OF COUNTY COMMISSIONERS  
ADAMS COUNTY, COLORADO

\_\_\_\_\_  
Clerk of the Board

\_\_\_\_\_  
Chair

**EXHIBIT A**

**Legal Description:**

THE EAST ½ OF BLOCK 15, NORTH SIDE GARDENS, EXCEPT THAT PORTION DESCRIBED IN DEED RECORDED DECEMBER 17, 1980 IN BOOK 2516 AT PAGE 835, AND EXCEPT THAT PORTION DESCRIBED IN DEED RECORDED JUNE 16, 1992 IN BOOK 3917 AT PAGE 55, AND EXCEPT THOSE PORTIONS TAKEN BY THE DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO IN RULE AND ORDER RECORDED NOVEMBER 10, 1998 IN BOOK 5531 AT PAGE 999, COUNTY OF ADAMS, STATE OF COLORADO.

AND;

PARCEL C, YANTORNO EXEMPTION, ACCORDING TO THE MAP THEREOF RECORDED JULY 14, 2009 UNDER RECEPTION NO. 200900051566, COUNTY OF ADAMS, STATE OF COLORADO.

AND;

THAT PORTION OF BLOCK 18, NORTH SIDE GARDENS, COUNTY OF ADAMS, STATE OF COLORADO, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID BLOCK 18; THENCE WEST 219 FEET; THENCE SOUTH 140 FEET; THENCE EAST 219 FEET; THENCE NORTH 140 FEET TO THE POINT OF BEGINNING.

ALL TOGETHER BEING DESCRIBED AS FOLLOWS:

A TRACT OF LAND BEING A PART OF BLOCKS 15 AND 18, NORTH SIDE GARDENS, A SUBDIVISION OF A PART OF THE SOUTHWEST ONE-QUARTER OF SECTION 35, TOWNSHIP 2 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO AND PART OF THE NORTHWEST ONE-QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A FOUND ¾' IRON PIPE ON THE SOUTH RIGHT OF WAY LINE OF EAST 73RD AVENUE AND MARKING THE NORTHEAST CORNER OF BLOCK 18, NORTH SIDE GARDENS PER YANTORNO EXEMPTION PLAT PREPARED BY R.W.BAYER & ASSOCIATES:

THENCE FROM SAID POINT OF BEGINNING LEAVING THE SOUTH RIGHT OF WAY OF EAST 73RD AVENUE AND RUNNING ALONG THE WEST LINE OF NORTH SIDE GARDENS BUSINESS PARK AMENDED PLAT FOR LOT 2, S00°02'51"E 718.33' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT LOCATED ON THE NORTH RIGHT OF WAY LINE OF INTERSTATE 270, THENCE ALONG THE NORTH LINE OF SAID INTERSTATE 270 N71°07'48"W 276.55' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N76°10'51"W 217.92' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N84°32'50"W 57.00' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N00°01'16"W 40.35', THENCE S89°40'34"W 149.99' PASSING A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT AT 110.00', THENCE S00°02'39"W 7.14' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N75°23'21"W 330.75' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE LEAVING SAID NORTH RIGHT OF WAY N00°03'34"E 344.60' TO THE NORTHWEST CORNER OF THE SUBJECT PROPERTY, THENCE S89°56'02"E 106.80', THENCE N00°03'58"E 107.00' TO THE SOUTH RIGHT OF WAY LINE OF EAST 73<sup>RD</sup> AVENUE, THENCE ALONG SAID RIGHT OF WAY S89°56'07"E 106.53', THENCE LEAVING SAID RIGHT OF WAY S00°03'58"W 107.00', THENCE S89°56'02"E 106.80 TO THE WEST RIGHT OF WAY LINE OF LAFAYETTE STREET, THENCE ALONG SAID RIGHT OF WAY S00°03'58"W 43.62', THENCE S89°57'21"E 39.47', THENCE N88°39'24"E 167.14', THENCE N00°01'17"W 37.82', THENCE N89°35'59"E 114.77' TO A FOUND 3/8" IRON PIPE, THENCE N89°36'05"E 128.00', THENCE N00°01'16"W 110.00' TO THE SOUTH RIGHT OF WAY LINE OF EAST 73RD AVENUE, THENCE ALONG SAID SOUTH RIGHT OF WAY N89°36'02"E 231.79' TO THE POINT OF BEGINNING.

#### **EXHIBIT B**

**Public Improvements:** See Attached.

Exhibit B – East 73<sup>rd</sup> Improvements

#### **EXHIBIT C**

**Public Improvements Design:** See Attached.

Exhibit B – East 73<sup>rd</sup> Improvements Design

**Construction Completion Date:** DECEMBER 31, 2020

Initials or signature of Developer:\_\_\_\_\_

**EXHIBIT B**  
**East 73<sup>rd</sup> Improvements Design**



**EXHIBIT B - EAST 73RD IMPROVEMENTS**

Red Central Two Industrial Subdivision Filing No. 1

Engineers Estimate - Site Civil Related Public Improvements - East 73rd Avenue Improvements

28-May-19

ITEM	Unit	Estimate Quantity	Approximate Unit Price	Total Cost
<b>MOBILIZATION</b>				
Mobilization	ls	1.00	\$ 2,175.00	\$ 2,175.00
<b>SUBTOTAL</b>				<b>\$ 2,175.00</b>
				<b>\$ -</b>
<b>MISC/GENERAL CONDITIONS</b>				
Site Testing	ls	1.00	\$ 7,500.00	\$ 7,500.00
Site Layout	ls	1.00	\$ 3,500.00	\$ 3,500.00
<b>SUBTOTAL</b>				<b>\$ 11,000.00</b>
				<b>\$ -</b>
<b>EARTHWORK</b>				
Demo Existing	sf	45,500	\$ 0.55	\$ 25,025.00
Prep Subgrade	sf	45,500	\$ 1.08	\$ 49,140.00
Finish grade	sf	45,500	\$ 1.77	\$ 80,535.00
<b>SUBTOTAL</b>				<b>\$ 154,700.00</b>
<b>EROSION CONTROL</b>				
VTC	ea	1.00	\$ 475.00	\$ 475.00
Silt Fence	lf	2,500	\$ 1.70	\$ 4,250.00
<b>SUBTOTAL</b>				<b>\$ 4,725.00</b>
<b>SITE UTILITIES</b>				
Storm Inlets/Outlet Structures	ea	2.00	\$ 3,612.50	\$ 7,225.00
Relocate Fire Hydrants	ea	2.00	\$ 2,337.50	\$ 4,675.00
<b>SUBTOTAL</b>				<b>\$ 11,900.00</b>
<b>ASPHLAT PAVING</b>				
Asphalt Paving	sf	47,500	\$ 2.55	\$ 121,125.00
New Asphalt Patch	ls	29,650	\$ 3.00	\$ 88,950.00
Asphalt Striping Bid - Road	ls	1.00	\$ 8,075.00	\$ 8,075.00
<b>SUBTOTAL</b>				<b>\$ 218,150.00</b>
<b>SITE CONCRETE</b>				
Curb and Gutter	lf	1,850	\$ 35.00	\$ 64,750.00
Sidewalks & Flatwork (4")	sf	9,250	\$ 4.25	\$ 39,312.50
<b>SUBTOTAL</b>				<b>\$ 104,062.50</b>
<b>LANDSCAPING</b>				
Reset Mailboxes	ls	1.00	\$ 2,200	\$ 2,200.00
Repair Fencing	ls	1.00	\$ 2,500	\$ 2,500.00
Repair/Replace Landscaping	ls	1.00	\$ 6,750	\$ 6,750.00
<b>SUBTOTAL</b>				<b>\$ 11,450.00</b>
<b>SUBTOTAL</b>				<b>\$ 518,162.50</b>
Administrative Costs	20.00%			\$ 103,632.50
<b>SUBTOTAL</b>				<b>\$ 621,795.00</b>
Inflation Costs (1 Year)	5.00%			\$ 31,089.75
<b>TOTAL ESTIMATE COST</b>				<b>\$ 652,884.75</b>



## **Development Review Team Comments**

**Date:** 6/10/2019

**Project Number:** PRC2018-00021

**Project Name:** Comunale Properties - Greenhouse Site Development

### **Note to Applicant:**

The following review comments and information from the Development Review Team is based on the information you submitted for development applications for the Center Greenhouse project. At this time, a resubmittal is required. Resubmittals shall be deposited with our One-Stop Customer Service Center. One paper copy and one digital copy shall accompany the attached resubmittal form. The Development Review Team review comments may change if you provide different information during resubmittal. Please contact the case manager if you have any questions:

BOARD OF COUNTY COMMISSIONERS

Eva J. Henry  
DISTRICT 1

Charles "Chaz" Tedesco  
DISTRICT 2

Emma Pinter  
DISTRICT 3

Steve O'Dorisio  
DISTRICT 4

Mary Hodge  
DISTRICT 5

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**Commenting Division:** Development Engineering Review 3rd Review

**Name of Reviewer:** Greg Labrie

**Date:** 05/24/2019

**Email:** glabrie@adcogov.org

**Resubmittal Required**

ENG1: A Development Agreement has not been submitted to Development Engineering for review and approval. Applicant will be given a recently approved Development Agreement that can be used as a template for this project.

ENG2: There was no narrative in the Storm Water Management Plan (SWMP). A narrative must be added to the SWMP.

ENG3: The erosion and control plan shall have the following information:

A. Sheet - EC2.0: Add outlet and pipe for sediment basin. Include the vertical riser pipe detail on this page since Contractors tend to overlook this detail.

B. Sheet - EC2.1:

- i. Add IP at WQ box (pond outlet)
- ii. Add BMPs along all curb and gutters once pavement is complete, and until landscape begins. You may also add a note on the side.
- iii. Add BMPs perpendicular to the flow direction along E 73rd Ave.
- iv. Add OP at the East side of Gilpin (discharge point)
- v. Add a note stating that temporary VTCs are needed to exit the ROW bare soil areas during construction
- vi. Add BMP along sidewalk

C. Sheet - EC2.2:

- i. Remove IP, SF, VTC, CWA. Etc/ Only leave M&S, and blankets,
- ii. Indicate final stabilizations for areas between the sidewalk and property lines.
- d. EC3.0:
  - i. Add missing details for CWA, Seed mix, mulching, IP

3) O&M Plan:

- a. Replace all reference for the City of Aurora to Adams County
- b. Page #2:
  - i. Section D. remove “example” section and combine information with page #3
  - ii. Source Control BMPs:
    1. Add disconnection of downspouts, snow pile area location, dumpster area location and drainage towards vegetation area.
    2. Water Quality Facilities:
    3. Remove Off-site section from the O&M plan since the WQ facility will belong to Adams County and does not need to be recorded with the property. Note that on the Drainage report the Off-site WQ facility needs to be addressed in detail. Stating that area “drains to an existing grass swale” does not meet the requirements.
- c. Review Pond Section:
  - i. Page 19: Major sediment Removal frequency add :between 15 to 25 years
  - ii.
- d. Review the “swales” section:
  - i. Where are the swales? Describe and add to CD’s

- ii. Are these swales design to provide WQV? If so, clarify
- iii. GB-GS:2.3.3: Underdrain? Remove if not applicable
- iv. GC-GS 2.3.4: Level spreader, applicable?

ENG4: The drainage report did not clearly describe the on-site and off-site water quality features. The sub-basin narrative is not accurate. SB25 and SB65 appear to have typos. SB20 and SB OFF-5 are required to be revised to accurately reflect the Adams County Development Standards which shall include describing how the design plans meet the exemption requirements.

ENG5: The design plans shall show the existing pipe information below Gilpin Street and determine if rip rap is required at the outlet of pipe. It is not clear on how the wing wall and trash rack will operate, an installation detail of this feature should be added to plans. There is a feature in the outlet structure detail that appears to prevent the micropool from functioning properly. Please review the detail to insure the design is correct and add information to provide clarity on how the feature will function.

---

**Commenting Division:** Planner Review

**Name of Reviewer:** Emily Collins

**Date:** 12/18/2018

**Email:** [ecollins@adcogov.org](mailto:ecollins@adcogov.org)

**Resubmittal Required**

**PLN1. REQUESTS:**

- 1) Minor Subdivision to create two lots (proposed Lot 1 at 11.03 acres and proposed Lot 2 at 0.262 acres).
- 2) Rezone from Agriculture-1 to Industrial-1.
- 3) Vacate a portion of Lafayette Street

**PLN2. ZONING/ SITE HISTORY:**

- a. The request is located at 7220 Lafayette Street. The site is approximately 10.76 acres and consists of parcels (0171935304006/ 0171935304010/ 0171935303017)
- b. Parcel 0171935304006 created prior to 1968/ Parcel 0171935304010 created in 2009 per the Yantorno Exemption from Sub. 2009000051566 Case # PLT 2009-00009/ Parcel 0171935303017 created in 1980 when owner sold 2 parcels and this is the remainder. This parcel was illegally created and therefore requires a subdivision to correct the legal status.
- c. Request for rezone to I-1, all lots must conform to the minimum dimensional standards including 1 acre lot size and 100 foot lot width. Proposed Lot 2 does not comply with the minimum standards and must be revised.

**PLN3. COMPREHENSIVE PLAN:**

- a. Site is designated as Mixed Use Employment which is intended to allow a mixture of employment uses, including offices, retail, and clean, indoor manufacturing, distribution, warehousing, and airport and technology uses.
- b. Some existing Mixed Use Employment Areas, such as the Welby area, contain pockets of existing residential and agricultural uses. In these locations, some additional residential may be appropriate. Nonresidential development in these locations should incorporate buffering and other mitigation tools to reduce impacts between dissimilar uses.

**c. Welby Subarea Plan**

South Welby: The southwest area of Welby is primarily comprised of industrial and agricultural properties with some residential homes scattered throughout. This area has seen a significant amount of zoning changes from agriculture to industrial. While residents in this area have expressed their affinity for this diversity in land uses including living near industrial businesses, there are some concerns regarding some unwanted changes to the area both by residents and industrial business owners, i.e. truck traffic, noise, etc. Although flanked by Washington and York Streets, this area lacks internal street connections or any collector street that could connect to these important arterials.

ED1-4: Create hubs for future employment areas.

- d. Proposed rezoning and future development aligns with the goals of the Comprehensive Plan.

**PLN4. ROW VACATION COMMENTS:**

- a. The roadway vacation complies with these standards, the intent of the subdivision design standards, and nonconforming lots are not created. The approval will not adversely affect the public health, safety, and

welfare.

b. The vacation does not leave any land adjoining the roadway without an established public road or private access easement connecting said land with another established public road.

**PLN5. REZONE COMMENTS:**

a. Rezone request from A-1 to I-1 complies with goals of Comprehensive plan and is compatible with surrounding area.

**PLN6. SUBDIVISION PLAT COMMENTS:**

a. Proof of adequate water and sanitation provided by letter from North Washting Water and Sanitation District.

b. Add cover sheet with Planning Commission and Board of County Commissioners signature blocks.

c. Public Land Dedication fees are required with final plat application. Calculations will be provided after plat has been revised to show all lots in compliance with minimum dimensional requirements.

d. A subdivision improvements agreement is required for any public improvements for the site. Please see attached template.

**PLN7. OTHER COMMENTS:**

a. Please consider revising site plan to allow connectivity to adjacent development and allow pedestrians and vehicles to access without using local street network.

- Section 5-03-06-01-05 states “Roads shall be designed and right-of-ways shall be platted to permit extension and connection between developments without requiring automobiles, bikes and pedestrians

---

**Commenting Division:** ROW Review 3rd Review

**Name of Reviewer:** Marissa Hillje

**Date:** 05/17/2019

**Email:** mhillje@adcogov.org

**Resubmittal Required**

ROW1: See redline on plat attached.

---

**Commenting Division:** Planner Review 2nd Review

**Name of Reviewer:** Emily Collins

**Date:** 02/12/2019

**Email:** [ecollins@adcogov.org](mailto:ecollins@adcogov.org)

**Resubmittal Required**

**PLN1. REQUESTS:**

- 1) Minor Subdivision to create two lots (proposed Lot 1 at 11.03 acres and proposed Lot 2 at 0.262 acres);
- 2) Rezone from Agriculture-1 to Industrial-1; 3) Vacate a portion of Lafayette Street
- 2) A second submittal was received on February 8, 2019.

**PLN2. SUBDIVISION PLAT/ SIA COMMENTS:**

- a. Plat revised to show only one Lot of approximately 11 acres. The proposed lot complies with the minimum dimensional requirements for the I-1 zone district.
- b. Add County Attorney "Approved as to form" signature line to the cover sheet.
- c. Public Land Dedication fees in the amount of \$13,169.41 are required prior to scheduling public hearings. Please see the attached calculation.
- d. A subdivision improvements agreement is required for any public improvements for the site. Please see attached redlines.

---

**Commenting Division:** Planner Review 3rd Review

**Name of Reviewer:** Greg Barnes

**Date:** 06/10/2019

**Email:** [gjbarnes@adcogov.org](mailto:gjbarnes@adcogov.org)

**Complete**

Public Land Dedication fees in the amount of \$13,169.41 are required prior to scheduling public hearings. Please see the attached calculation.

---

**Commenting Division:** Plan Coordination 2nd Review

**Name of Reviewer:** Greg Barnes

**Date:** 03/04/2019

**Email:** [gjbarnes@adcogov.org](mailto:gjbarnes@adcogov.org)

**Resubmittal Required**

---

**Commenting Division:** Addressing Review

**Name of Reviewer:** Eden Steele

**Date:** 12/19/2018

**Email:**

**Complete**

Addresses will be assigned once new parcel numbers have been generated.

---

**Commenting Division:** ROW Review

**Name of Reviewer:** Eden Steele

**Date:** 12/19/2018

**Email:**

**Resubmittal Required**

See attached ROW comments and redlines.



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**Commenting Division:** Development Engineering Review

**Name of Reviewer:** Matthew Emmens

**Date:** 12/12/2018

**Email:** memmens@adcogov.org

**Resubmittal Required**

ENG1: According to the Federal Emergency Management Agency's January 20, 2016 Flood Insurance Rate Map (FIRM Panel #08001C0603H), the project site is NOT located within a regulated 100-yr floodplain. No floodplain use permit will be required.

ENG2: The project site is not located in the Natural Resources Conservation Overlay (NRCO) District. An environmental assessment is not required.

ENG3: The project site is within the Adams County MS4 Stormwater Permit area. The applicant shall be responsible to ensure compliance with all Federal, State, and Local water quality construction requirements. Given that the proposed project will disturb an area greater than one (1) acre, the applicant shall be responsible to prepare a Stormwater Management Plan (SWMP) using the Adams County ESC Template, and obtain both a County Stormwater Quality (SWQ) Permit and a State Permit COR-030000.

ENG4: The Preliminary Drainage Report, included in the submittal package, demonstrates that the development does have a viable storm sewer outfall of sufficient size to accept the storm flows from this site. The report is acceptable as is for the preliminary plat process.

ENG5: The proposed development will generate over 20 vehicles per day. A Traffic Impact Study (TIS) is required to be submitted to Adams County for review and approval, prior to the scheduling of a Final Plat hearing. At this time, the applicant is required to submit a Trip Generation Analysis, showing the number of vehicle trips per day that will be generated by the proposed conditional use. The Trip Generation Analysis will be used by County staff will determine what level of TIS is needed. The Trip Generation Analysis must be prepared by an engineer licensed in the state of Colorado. The applicant will be responsible for constructing any roadway improvements required by the TIS.

ENG6: Prior to scheduling the Final Plat/FDP BOCC hearing, the developer is required to submit for review and receive approval of all construction plans and reports. Construction documents shall include, at a minimum, onsite and public improvements construction plans, a traffic impact study, a drainage report and the O&M Manual for drainage facilities. All construction documents must meet the requirements of the Adams County Development Standards and Regulations. The developer shall submit to the Adams County Development Review Engineering division the following: Engineering Review Application, Engineering Review Fee, two (2) copies of all construction documents.

ENG7: Prior to the issuance of any construction or building permits, the developer shall enter into a Subdivision Improvements Agreement (SIA) with the County and provide a security bond for all public improvements.

ENG8: No building permits will be issued until all public improvements have been constructed, inspected and preliminarily accepted by the County's Public Works Department.

ENG9: The developer is required to construct roadway improvements adjacent to the proposed site. Roadway improvements will consist of curb, gutter and sidewalk adjacent to the site and, any roadway improvements as required by the approved traffic impact study.

ENG10: The developer is responsible for the repair or replacement of any broken or damaged section of curb gutter and sidewalk.

---

**Commenting Division:** Application Intake 2nd Review

**Name of Reviewer:** Kevin Mills

**Date:** 02/08/2019

**Email:**

**Complete**

---

**Commenting Division:** Development Engineering Review 2nd Review

**Name of Reviewer:** Greg Labrie

**Date:** 03/01/2019

**Email:** glabrie@adcogov.org

**Comment**

ENG1: The engineering and construction plans have not been approved. The engineering and construction plans were resubmitted for review to Development Engineering on 2/21/19. These plans are currently under review with an expected completion date of March 15, 2019.

---

**Commenting Division:** Development Engineering Review 2nd Review

**Name of Reviewer:** Greg Labrie

**Date:** 03/01/2019

**Email:** glabrie@adcogov.org

**Complete**

ENG1: The engineering and construction plans have not been approved. The engineering and construction plans were resubmitted for review to Development Engineering on 2/21/19. These plans are currently under review with an expected completion date of March 15, 2019.

---

**Commenting Division:** Addressing Review 2nd Review

**Name of Reviewer:** Marissa Hillje

**Date:** 03/01/2019

**Email:** mhillje@adcogov.org

**Complete**

Address will remain

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**Commenting Division:** ROW Review 2nd Review

**Name of Reviewer:** Marissa Hillje

**Date:** 03/01/2019

**Email:** mhillje@adcogov.org

**Resubmittal Required**

ROW1. Roadway Vacation/Right of access: Continue working on this

The right of access for the cul-de-sac to be vacated is owned by CDOT (Book 5531, Page 999), and was purchased from the property owner. This entitlement cannot be vacated without the expressed permission of CDOT. Contact Penny Clemons, CDOT Region 1 ROW Supervisor, at 303-757-9887, penny.clemons@state.co.us, regarding how to move forward with resolving this issue. As a courtesy, copy us in email correspondence with CDOT so we can track the progress of negotiations as they relate to this land-use case.

ROW2: Revise legal description- See redlines.

ROW3: Revise owner signature – add owner name under signature line.

ROW4: All utility easements that are in the vacated portion of Lafayette street should be shown on the drawing.

ROW5: Is the vacated Lafayette street going to be put into a tract? Should there be two lots for this new subdivision?

ROW6: Revise legend and move to sheet 2- see redline comments. This plat should not include several symbols that are shown.

ROW7: Label Adjacent Subdivision: Names of adjacent platted areas along with the reception and/or plat book and page number shall be shown. If unplatted, so indicate. Existing street rights of way that intersect the subdivision boundary or are adjacent to said boundary lines shall be clearly labeled with the street name, right of way width and appropriate deed or plat recording information wherein the right of way is defined. Show and label all existing lots and blocks that are immediately adjacent to the subdivision boundary.

ROW8: Label right of way widths adjacent to the subdivision.

ROW9: Remove pavement lines

ROW10: See all other redlines on the plat attached.

---

**Commenting Division:** Application Intake 3rd Review

**Name of Reviewer:** Rayleen Swarts

**Date:** 05/02/2019

**Email:**

**Complete**



### **Development Review Team Comments**

**Date:** 3/4/2019

**Project Number:** PRC2018-00021

**Project Name:** Comunale Properties - Greenhouse Site Development

**Note to Applicant:**

The following review comments and information from the Development Review Team is based on the information you resubmitted. The Development Review Team is requesting another resubmittal. The review comments may change if you provide different information during the next resubmittal. I have highlighted new comments that you will need to address. Please contact the case manager if you have any questions:

---

**Commenting Division:** Planner Review

**Name of Reviewer:** Emily Collins

**Date:** 12/18/2018

**Email:** [ecollins@adcogov.org](mailto:ecollins@adcogov.org)

**Resubmittal Required**

**PLN1. REQUESTS:**

- 1) Minor Subdivision to create two lots (proposed Lot 1 at 11.03 acres and proposed Lot 2 at 0.262 acres).
- 2) Rezone from Agriculture-1 to Industrial-1.
- 3) Vacate a portion of Lafayette Street

**PLN2. ZONING/ SITE HISTORY:**

- a. The request is located at 7220 Lafayette Street. The site is approximately 10.76 acres and consists of parcels (0171935304006/ 0171935304010/ 0171935303017)
- b. Parcel 0171935304006 created prior to 1968/ Parcel 0171935304010 created in 2009 per the Yantorno Exemption from Sub. 2009000051566 Case # PLT 2009-00009/ Parcel 0171935303017 created in 1980 when owner sold 2 parcels and this is the remainder. This parcel was illegally created and therefore requires a subdivision to correct the legal status.
- c. Request for rezone to I-1, all lots must conform to the minimum dimensional standards including 1 acre lot size and 100 foot lot width. Proposed Lot 2 does not comply with the minimum standards and must be revised.

**PLN3. COMPREHENSIVE PLAN:**

- a. Site is designated as Mixed Use Employment which is intended to allow a mixture of employment uses, including offices, retail, and clean, indoor manufacturing, distribution, warehousing, and airport and technology uses.
- b. Some existing Mixed Use Employment Areas, such as the Welby area, contain pockets of existing residential and agricultural uses. In these locations, some additional residential may be appropriate. Nonresidential development in these locations should incorporate buffering and other mitigation tools to reduce impacts between dissimilar uses.
- c. Welby Subarea Plan  
South Welby: The southwest area of Welby is primarily comprised of industrial and agricultural properties with some residential homes scattered throughout. This area has seen a significant amount of zoning changes from agriculture to industrial. While residents in this area have expressed their affinity for this diversity in land uses including living near industrial businesses, there are some concerns regarding some unwanted changes to the area both by residents and industrial business owners, i.e. truck traffic, noise, etc. Although flanked by Washington and York Streets, this area lacks internal street connections or any collector street that could connect to these important arterials.  
ED1-4: Create hubs for future employment areas.
- d. Proposed rezoning and future development aligns with the goals of the Comprehensive Plan.

**PLN4. ROW VACATION COMMENTS:**

- a. The roadway vacation complies with these standards, the intent of the subdivision design standards, and nonconforming lots are not created. The approval will not adversely affect the public health, safety, and welfare.
- b. The vacation does not leave any land adjoining the roadway without an established public road or private access easement connecting said land with another established public road.

**PLN5. REZONE COMMENTS:**

- a. Rezone request from A-1 to I-1 complies with goals of Comprehensive plan and is compatible with surrounding area.

**PLN6. SUBDIVISION PLAT COMMENTS:**

- a. Proof of adequate water and sanitation provided by letter from North Washting Water and Sanitation District.
- b. Add cover sheet with Planning Commission and Board of County Commissioners signature blocks.
- c. Public Land Dedication fees are required with final plat application. Calculations will be provided after plat has been revised to show all lots in compliance with minimum dimensional requirements.
- d. A subdivision improvements agreement is required for any public improvements for the site. Please see attached template.

**PLN7. OTHER COMMENTS:**

- a. Please consider revising site plan to allow connectivity to adjacent development and allow pedestrians and vehicles to access without using local street network.
  - Section 5-03-06-01-05 states "Roads shall be designed and right-of-ways shall be platted to permit extension and connection between developments without requiring automobiles, bikes and pedestrians

---

**Commenting Division:** Planner Review 2nd Review

**Name of Reviewer:** Emily Collins

**Date:** 02/12/2019

**Email:** [ecollins@adcogov.org](mailto:ecollins@adcogov.org)

**Resubmittal Required**

**PLN1. REQUESTS:**

- 1) Minor Subdivision to create two lots (proposed Lot 1 at 11.03 acres and proposed Lot 2 at 0.262 acres); 2) Rezone from Agriculture-1 to Industrial-1; 3) Vacate a portion of Lafayette Street
- 2) A second submittal was received on February 8, 2019.

**PLN2. SUBDIVISION PLAT/ SIA COMMENTS:**

- a. Plat revised to show only one Lot of approximately 11 acres. The proposed lot complies with the minimum dimensional requirements for the I-1 zone district.
- b. Add County Attorney "Approved as to form" signature line to the cover sheet.
- c. Public Land Dedication fees in the amount of \$13,169.41 are required prior to scheduling public hearings. Please see the attached calculation.
- d. A subdivision improvements agreement is required for any public improvements for the site. Please see attached redlines.

---

**Commenting Division:** Application Intake 2nd Review

**Name of Reviewer:** Kevin Mills

**Date:** 02/08/2019

**Email:**

**Complete**

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**Commenting Division:** Plan Coordination 2nd Review

**Name of Reviewer:** Greg Barnes

**Date:** 03/04/2019

**Email:** gjbarnes@adcogov.org

**Resubmittal Required**

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**Commenting Division:** Addressing Review

**Name of Reviewer:** Eden Steele

**Date:** 12/19/2018

**Email:**

**Complete**

Addresses will be assigned once new parcel numbers have been generated.

---

**Commenting Division:** ROW Review

**Name of Reviewer:** Eden Steele

**Date:** 12/19/2018

**Email:**

**Resubmittal Required**

See attached ROW comments and redlines.



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**Commenting Division:** Development Engineering Review

**Name of Reviewer:** Matthew Emmens

**Date:** 12/12/2018

**Email:** memmens@adcogov.org

**Resubmittal Required**

ENG1: According to the Federal Emergency Management Agency's January 20, 2016 Flood Insurance Rate Map (FIRM Panel #08001C0603H), the project site is NOT located within a regulated 100-yr floodplain. No floodplain use permit will be required.

ENG2: The project site is not located in the Natural Resources Conservation Overlay (NRCO) District. An environmental assessment is not required.

ENG3: The project site is within the Adams County MS4 Stormwater Permit area. The applicant shall be responsible to ensure compliance with all Federal, State, and Local water quality construction requirements. Given that the proposed project will disturb an area greater than one (1) acre, the applicant shall be responsible to prepare a Stormwater Management Plan (SWMP) using the Adams County ESC Template, and obtain both a County Stormwater Quality (SWQ) Permit and a State Permit COR-030000.

ENG4: The Preliminary Drainage Report, included in the submittal package, demonstrates that the development does have a viable storm sewer outfall of sufficient size to accept the storm flows from this site. The report is acceptable as is for the preliminary plat process.

ENG5: The proposed development will generate over 20 vehicles per day. A Traffic Impact Study (TIS) is required to be submitted to Adams County for review and approval, prior to the scheduling of a Final Plat hearing. At this time, the applicant is required to submit a Trip Generation Analysis, showing the number of vehicle trips per day that will be generated by the proposed conditional use. The Trip Generation Analysis will be used by County staff will determine what level of TIS is needed. The Trip Generation Analysis must be prepared by an engineer licensed in the state of Colorado. The applicant will be responsible for constructing any roadway improvements required by the TIS.

ENG6: Prior to scheduling the Final Plat/FDP BOCC hearing, the developer is required to submit for review and receive approval of all construction plans and reports. Construction documents shall include, at a minimum, onsite and public improvements construction plans, a traffic impact study, a drainage report and the O&M Manual for drainage facilities. All construction documents must meet the requirements of the Adams County Development Standards and Regulations. The developer shall submit to the Adams County Development Review Engineering division the following: Engineering Review Application, Engineering Review Fee, two (2) copies of all construction documents.

ENG7: Prior to the issuance of any construction or building permits, the developer shall enter into a Subdivision Improvements Agreement (SIA) with the County and provide a security bond for all public improvements.

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ENG9: The developer is required to construct roadway improvements adjacent to the proposed site. Roadway improvements will consist of curb, gutter and sidewalk adjacent to the site and, any roadway improvements as required by the approved traffic impact study.

ENG10: The developer is responsible for the repair or replacement of any broken or damaged section of curb gutter and sidewalk.

---

**Commenting Division:** Development Engineering Review 2nd Review

**Name of Reviewer:** Greg Labrie

**Date:** 03/01/2019

**Email:** glabrie@adcogov.org

**Comment**

ENG1: The engineering and construction plans have not been approved. The engineering and construction plans were resubmitted for review to Development Engineering on 2/21/19. These plans are currently under review with an expected completion date of March 15, 2019.

---

**Commenting Division:** Development Engineering Review 2nd Review

**Name of Reviewer:** Greg Labrie

**Date:** 03/01/2019

**Email:** glabrie@adcogov.org

**Complete**

ENG1: The engineering and construction plans have not been approved. The engineering and construction plans were resubmitted for review to Development Engineering on 2/21/19. These plans are currently under review with an expected completion date of March 15, 2019.

---

**Commenting Division:** Addressing Review 2nd Review

**Name of Reviewer:** Marissa Hillje

**Date:** 03/01/2019

**Email:** mhillje@adcogov.org

**Complete**

Address will remain

---

**Commenting Division:** ROW Review 2nd Review

**Name of Reviewer:** Marissa Hillje

**Date:** 03/01/2019

**Email:** mhillje@adcogov.org

**Resubmittal Required**

ROW1. Roadway Vacation/Right of access: Continue working on this

The right of access for the cul-de-sac to be vacated is owned by CDOT (Book 5531, Page 999), and was purchased from the property owner. This entitlement cannot be vacated without the expressed permission of CDOT. Contact Penny Clemons, CDOT Region 1 ROW Supervisor, at 303-757-9887, penny.clemons@state.co.us, regarding how to move forward with resolving this issue. As a courtesy, copy us in email correspondence with CDOT so we can track the progress of negotiations as they relate to this land-use case.

ROW2: Revise legal description- See redlines.

ROW3: Revise owner signature – add owner name under signature line.

ROW4: All utility easements that are in the vacated portion of Lafayette street should be shown on the drawing.

ROW5: Is the vacated Lafayette street going to be put into a tract? Should there be two lots for this new subdivision?

ROW6: Revise legend and move to sheet 2- see redline comments. This plat should not include several symbols that are shown.

ROW7: Label Adjacent Subdivision: Names of adjacent platted areas along with the reception and/or plat book and page number shall be shown. If unplatted, so indicate. Existing street rights of way that intersect the subdivision boundary or are adjacent to said boundary lines shall be clearly labeled with the street name, right of way width and appropriate deed or plat recording information wherein the right of way is defined. Show and label all existing lots and blocks that are immediately adjacent to the subdivision boundary.

ROW8: Label right of way widths adjacent to the subdivision.

ROW9: Remove pavement lines

ROW10: See all other redlines on the plat attached.



## Development Review Team Comments

**Date:** 12/19/18

**Project Number:** PRC2018-00021

**Project Name:** Center Greenhosue Redevelopment

For submission of revisions to applications, a cover letter addressing each staff review comments must be provided. The cover letter must include the following information: restate each comment that require a response and provide a response below the comment; respond to each comment with a description of the revisions and the page of the response on the site plan. And identify any additional changes made to the original document other than those required by staff.

**A re-submittal is required. Please submit 1 hard copy and 1 electronic copy to the Community and Economic Development Department front desk with the re-submittal form.**

**An additional 20% review fee will be required after the third review and upon submittal of the fourth review.**

**Commenting Division:** Development Services, Planning

**Name of Reviewer:** Emily Collins

**Email:** [ecollins@adcogov.org](mailto:ecollins@adcogov.org)

### PLN1. REQUESTS:

- 1) Minor Subdivision to create two lots (proposed Lot 1 at 11.03 acres and proposed Lot 2 at 0.262 acres).
- 2) Rezone from Agriculture-1 to Industrial-1.
- 3) Vacate a portion of Lafayette Street

### PLN2. ZONING/ SITE HISTORY:

- a. The request is located at 7220 Lafayette Street. The site is approximately 10.76 acres and consists of parcels (0171935304006/ 0171935304010/ 0171935303017)
- b. Parcel 0171935304006 created prior to 1968/ Parcel 0171935304010 created in 2009 per the Yantorno Exemption from Sub. 2009000051566 Case # PLT 2009-00009/ Parcel 0171935303017 created in 1980 when owner sold 2 parcels and this is the remainder. This parcel was illegally created and therefore requires a subdivision to correct the legal status.
- c. Request for rezone to I-1, all lots must conform to the minimum dimensional standards including 1 acre lot size and 100 foot lot width. **Proposed Lot 2 does not comply with the minimum standards and must be revised.**

**PLN3. COMPREHENSIVE PLAN:**

- a. Site is designated as Mixed Use Employment which is intended to allow a mixture of employment uses, including offices, retail, and clean, indoor manufacturing, distribution, warehousing, and airport and technology uses.
- b. Some existing Mixed Use Employment Areas, such as the Welby area, contain pockets of existing residential and agricultural uses. In these locations, some additional residential may be appropriate. Nonresidential development in these locations should incorporate buffering and other mitigation tools to reduce impacts between dissimilar uses.
- c. Welby Subarea Plan  
*South Welby:* The southwest area of Welby is primarily comprised of industrial and agricultural properties with some residential homes scattered throughout. This area has seen a significant amount of zoning changes from agriculture to industrial. While residents in this area have expressed their affinity for this diversity in land uses including living near industrial businesses, there are some concerns regarding some unwanted changes to the area both by residents and industrial business owners, i.e. truck traffic, noise, etc. Although flanked by Washington and York Streets, this area lacks internal street connections or any collector street that could connect to these important arterials.  
*ED1-4:*Create hubs for future employment areas.
- d. Proposed rezoning and future development aligns with the goals of the Comprehensive Plan.

**PLN4. ROW VACATION COMMENTS:**

- a. The roadway vacation complies with these standards, the intent of the subdivision design standards, and nonconforming lots are not created. The approval will not adversely affect the public health, safety, and welfare.
- b. The vacation does not leave any land adjoining the roadway without an established public road or private access easement connecting said land with another established public road.

**PLN5. REZONE COMMENTS:**

- a. Rezone request from A-1 to I-1 complies with goals of Comprehensive plan and is compatible with surrounding area.

**PLN6. SUBDIVISION PLAT COMMENTS:**

- a. Proof of adequate water and sanitation provided by letter from North Washting Water and Sanitation District.
- b. Add cover sheet with Planning Commission and Board of County Commissioners signature blocks.
- c. Public Land Dedication fees are required with final plat application. **Calculations will be provided after plat has been revised to show all lots in compliance with minimum dimensional requirements.**

**d. A subdivision improvements agreement is required for any public improvements for the site. Please see attached template.**

**PLN7. OTHER COMMENTS:**

- a. Please consider revising site plan to allow connectivity to adjacent development and allow pedestrians and vehicles to access without using local street network.
  - Section 5-03-06-01-05 states “Roads shall be designed and right-of-ways shall be platted to permit extension and connection between developments without requiring automobiles, bikes and pedestrians to use highways or arterials, whenever possible.”
- b. A parking and landscape plan is required for review at time of building permit.
  - All landscape must be installed on the exterior of any screen fencing.
  - Landscape inspection is required prior to Certificate of Occupancy.
- c. Traffic impact and fire impact fees are required at time of building permit review.

**Commenting Division: Development Services, Engineering:**

**Name of Reviewer:** Matt Emmens

**Email:** [memmens@adcogov.org](mailto:memmens@adcogov.org)

ENG1: According to the Federal Emergency Management Agency’s January 20, 2016 Flood Insurance Rate Map (FIRM Panel #08001C0603H), the project site is NOT located within a regulated 100-yr floodplain. No floodplain use permit will be required.

ENG2: The project site is not located in the Natural Resources Conservation Overlay (NRCO) District. An environmental assessment is not required.

ENG3: The project site is within the Adams County MS4 Stormwater Permit area. The applicant shall be responsible to ensure compliance with all Federal, State, and Local water quality construction requirements. Given that the proposed project will disturb an area greater than one (1) acre, the applicant shall be responsible to prepare a Stormwater Management Plan (SWMP) using the Adams County ESC Template, and obtain both a County Stormwater Quality (SWQ) Permit and a State Permit COR-030000.

ENG4: The Preliminary Drainage Report, included in the submittal package, demonstrates that the development does have a viable storm sewer outfall of sufficient size to accept the storm flows from this site. The report is acceptable as is for the preliminary plat process.

ENG5: The proposed development will generate over 20 vehicles per day. A Traffic Impact Study (TIS) is required to be submitted to Adams County for review and approval, prior to the scheduling of a Final Plat hearing. At this time, the applicant is required to submit a Trip Generation Analysis, showing the number of vehicle trips per day that will be generated by the proposed conditional use. The Trip Generation Analysis will be used by County staff will determine what level of TIS is needed. The Trip Generation Analysis must be prepared by an

engineer licensed in the state of Colorado. The applicant will be responsible for constructing any roadway improvements required by the TIS.

ENG6: Prior to scheduling the Final Plat/FDP BOCC hearing, the developer is required to submit for review and receive approval of all construction plans and reports. Construction documents shall include, at a minimum, onsite and public improvements construction plans, a traffic impact study, a drainage report and the O&M Manual for drainage facilities. All construction documents must meet the requirements of the Adams County Development Standards and Regulations. The developer shall submit to the Adams County Development Review Engineering division the following: Engineering Review Application, Engineering Review Fee, two (2) copies of all construction documents.

ENG7: Prior to the issuance of any construction or building permits, the developer shall enter into a Subdivision Improvements Agreement (SIA) with the County and provide a security bond for all public improvements.

ENG8: No building permits will be issued until all public improvements have been constructed, inspected and preliminarily accepted by the County's Public Works Department.

ENG9: The developer is required to construct roadway improvements adjacent to the proposed site. Roadway improvements will consist of curb, gutter and sidewalk adjacent to the site and, any roadway improvements as required by the approved traffic impact study.

ENG10: The developer is responsible for the repair or replacement of any broken or damaged section of curb gutter and sidewalk.

**Commenting Division: Development Services, Right-Of-Way**

**Name of Reviewer:** Eden Steele

**Email:** [esteele@adcogov.org](mailto:esteele@adcogov.org)

**ROW:** See attached comments and redlines.

**Commenting Division: Building Safety**

**Name of Reviewer:** Justin Blair

**Email:** [jblair@adcogov.org](mailto:jblair@adcogov.org)

BSD1- No comment.

**Commenting Division: Parks and Open Space**

**Name of Reviewer:** Aaron Clark

**Email:** [aclark@adcogov.org](mailto:aclark@adcogov.org)

PRK1: No comment.

**Commenting Division: Environmental Programs Manager**

**Name of Reviewer:** Jen Rutter

**Email:** [jrutter@adcogov.org](mailto:jrutter@adcogov.org)

ENV1. No comment.



**ROW1. Right of Way dedication:**

Additional ROW dedication may be required depending on the results of the Traffic Impact Study.

**ROW2. Roadway Vacation:**

The right of access for the cul-de-sac to be vacated is owned by CDOT (Book 5531, Page 999), and was purchased from the property owner. This entitlement cannot be vacated without the expressed permission of CDOT. Contact Penny Clemons, CDOT Region 1 ROW Supervisor, at 303-757-9887, [penny.clemons@state.co.us](mailto:penny.clemons@state.co.us), regarding how to move forward with resolving this issue. As a courtesy, copy us in email correspondence with CDOT so we can track the progress of negotiations as they relate to this land-use case.

**ROW3. Subdivision Name, Subtitle:**

Remove "Lafayette Street Vacation Plat" from the title and include in the subtitle. See the following subtitle recommendation:

A VACATION OF PORTION OF LAFAYETTE STREET AND A REPLAT OF A PORTION OF BLOCKS 15 AND 18 OF NORTH SIDE GARDENS, LOCATED IN THE SOUTHWEST ONE-QUARTER OF SECTION 35, TOWNSHIP 2 SOUTH, RANGE 68 WEST AND THE NORTHWEST ONE-QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 68 WEST, ALL OF THE 6<sup>TH</sup> PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO.

**ROW4. Formatting:**

- a. Adams County prefers to have legal description, ownership certificate, plat notes, signature/ approval blocks, vicinity map, etc. on cover page. Plat drawing should be on Sheet 2. See the attached Subdivision Plat example.
- b. Adjust line weights so that overall subdivision boundary has distinct line type and/or thickness. Designate existing and adjacent lots with lighter line weights. New lot boundaries and related information should be easily distinguishable from historic property information on the plat.

**ROW5. Property Description/ Legal Description:**

Include an accurate and clear property (legal) description of the overall boundary of the subdivision with the acreage of the subdivision. All courses in the property (legal) description shall be shown and labeled on the plat drawing, with all bearings having the same direction as called out in the legal description. The only exception being where more than one description is required, going a different direction over the same course. The direction shall then hold for the description having more weight (i.e. the overall boundary) for purposes of the plat. If both record and "as-measured" dimensions are being used, show both and clearly label on the plat drawing. Point of commencement and/or point of beginning shall be clearly labeled on the plat drawing.

**ROW6. Dedication Statements:**

Statements of land to be dedicated to the County for parks or other public uses, grants of easements and dedication of public streets to the Adams County are required.

**ROW7. Surveyor's Statement:**

Add Note 9 "Professionally licensed by the State of Colorado, to the effect that the layout represents a survey made by him and that the monuments thereon actually exist as located and that all dimensional and other details are correct." to the Survey Certification statement.

**ROW8. Easement Statement: (width will vary)**

"Six-foot (6') wide utility easements are hereby dedicated on private property adjacent to the front lot lines of each lot in the subdivision. In addition, eight-foot (8') wide dry utility easements are hereby dedicated around the perimeter of tracts, parcels and/or open space areas. These easements are dedicated to Adams County for the benefit of the applicable utility providers for the installation, maintenance, and replacement of utilities. Utility easements shall also be granted within any access easements and private streets in the subdivision. Permanent structures, improvements, objects, buildings, wells, water meters and other objects that may interfere with the utility facilities or use thereof (Interfering Objects) shall not be permitted within said utility easements and the utility providers, as grantees, may remove any Interfering Objects at no cost to such grantees, including, without limitation, vegetation."

**ROW9. Storm Drainage Facilities Statement:**

"The policy of the County requires that maintenance access shall be provided to all storm drainage facilities to assure continuous operational capability of the system. The property owners shall be responsible for the maintenance of all drainage facilities including inlets, pipes, culverts, channels, ditches, hydraulic structures, and detention basins located on their land unless modified by the subdivision development agreement. Should the owner fail to maintain said facilities, the County shall have the right to enter said land for the sole purpose of operations and maintenance. All such maintenance cost will be assessed to the property owners."

**ROW10. Add the following language to first page of subdivision plat:**

"The approved stormwater operations and maintenance manual is on file with the Adams County clerk and recorder's office at Reception #\_\_\_\_\_"

**ROW11. Easements:**

All easements as required by Adams County and other public and quasi-public agencies. Said easements shall be clearly labeled to include width, use and identification as public or private, if necessary. Tie to property lines and annotate with bearings and distances as necessary. Clearly show and label all existing easements, to include width and recording information, that cross, abut or are located within the subdivision boundary. Label book and page and/or reception number.

**ROW12. Title Commitment**

Submit a title commitment which should be used to depict the applicable recordings on the plat. Title commitment **MUST** include Schedule B Exceptions. Send Adams County a copy of the title commitment with your application dated no later than **30 days** to review in order to ensure that no other party's interests are encroached upon.

**ROW13. Other Information:**

- a. Add Case No. to top right of each sheet
- b. Add all other information required by State law.
- c. Add PC, BOCC, and Clerk and Recorder's approval blocks. Use "Chair" as signatory title for PC and BOCC.
- d. Add owner signature and notary public signature blocks
- e. All lines and text must be in gray scale.

**ROW14.** See all other ROW redlines. There may be additional redlines on subsequent submittals.

# STATE OF COLORADO

## Traffic & Safety

Region 1

2829 W. Howard Place

Denver, Colorado 80204



**COLORADO**  
Department of Transportation

Project Name: **7220 Lafayette Industrial Warehouse**

Print Date: 5/31/2019

Highway:

270

Mile Marker:

0.698

### Drainage Comments:

#### SBL - 5/31/2019

I have reviewed the Red Central Industrial Subdivision, Filing No. 1, Final Drainage Report dated May 2019, prepared by Kimley Horn.

- I will accept the Pond 1 discharges of 1.88 cfs and 11.03 cfs for the 10- and 100- year events respectively (per Adams County Development Standards and Regulations, Table 9.16). I will not accept Pond 1 discharges above these rates. Drainage to the state highway right-of-way shall not exceed the undeveloped historical rate of flow.
- I do not see a rip rap detail for the proposed Pond 1 outfall within CDOT right-of-way.

5-31-19 Scott Leiker

### Right of Way Comments:

We have already conveyed the cul-de-sac to the new developers, however if they are also interested in acquiring the additional land to create a straight ROW line, please have them contact me.

5-31-19 Charlie Young

### Resident Engineer Comments:

No comments other than: there appears to be a remainder parcel that CDOT could sell to the developer; and there is a detention pond (with unprotected emergency spillway) that empties onto I-270 land that could cause future erosion problems; possibly lining it with rock would help, depending upon Drainage comments.

## Emily Collins

---

**From:** Loeffler - CDOT, Steven [steven.loeffler@state.co.us]  
**Sent:** Tuesday, December 18, 2018 11:29 AM  
**To:** Emily Collins  
**Subject:** PRC2018-00021, Comunale Properties-Center Greenhouse Redevelopment

Emily,

I have reviewed the referral named above for a minor subdivision to combine three parcels and create two lots located at 1550 E. 73rd Ave and have the following comments:

- Due to the proximity of this development to Interstate 270 we will want to review the drainage study for this development to insure there is no adverse impact to the Interstate.
- Any signing on this property that will be visible to I-270 must be on-premise in nature and only advertise goods or services that are available on that property and must comply with any other applicable rules governing outdoor advertising in Colorado per **2 CCR 601-3**
- If any work is proposed in the Interstate Right-of-Way, a permit from our office will be required. Application can be made through the following link: <https://www.codot.gov/business/permits/utilityspecialuse/online-permit-application>

Thank you for the opportunity to review this referral.

**Steve Loeffler**  
Permits Unit



P 303.757.9891 | F 303.757.9886  
2829 W. Howard Pl. 2nd Floor, Denver, CO 80204  
[steven.loeffler@state.co.us](mailto:steven.loeffler@state.co.us) | [www.codot.gov](http://www.codot.gov) | [www.cotrip.org](http://www.cotrip.org)



**COLORADO**  
Division of Water Resources  
Department of Natural Resources

May 30, 2019

Greg Barnes  
Adams County Planning and Development  
Transmission via email: [GBarnes@adcogov.org](mailto:GBarnes@adcogov.org)

RE: Center Greenhouse Redevelopment  
Case No. PRC2018-00021  
Part of the SE ¼ of the SW ¼ Sec. 35, T2S, R68W, 6th P.M.  
Water Division 1, Water District 7

Dear Mr. Barnes,

We have reviewed your May 15, 2019 submittal concerning the above referenced proposal for a minor subdivision re-plat to combine three existing parcels and a vacated right-of-way portion of Lafayette Street into two separate parcels, totaling a combined 11.29 acres, and to re-zone the parcels from Agricultural A-1 to Industrial I-1.

This office previously commented to this proposal in our letter dated December 5, 2018. The comments from our previous letter dated December 5, 2018 (copy enclosed) regarding the water supply for this subdivision still apply.

Should you or the applicant have any questions, please contact Ioana Comaniciu at (303) 866-3581 x8246.

Sincerely,

Joanna Williams, P.E.  
Water Resource Engineer

Ec: Subdivision File No. 25432  
Permit No. 1575-RR





## COLORADO

Division of Water Resources

Department of Natural Resources

December 5, 2018

Emily Collins

Adams County Planning and Development

Transmission via email: [ECollins@adcogov.org](mailto:ECollins@adcogov.org)

RE: Center Greenhouse Redevelopment

Case No. PRC2018-00021

Part of the SE ¼ of the SW ¼ Sec. 35, T2S, R68W, 6th P.M.

Water Division 1, Water District 7

Dear Ms. Collins,

We have reviewed the above referenced referral received November 28, 2018 for approval of a minor subdivision re-plat to combine three existing parcels and a vacated right-of-way portion of Lafayette Street into two separate parcels, totaling a combined 11.29 acres, and to re-zone the parcels from Agricultural A-1 to Industrial I-1. The new parcels will be 11.03 acres (Lot 1) and 0.262 acres (Lot 2). This request is located at 1550 E 73<sup>rd</sup> Avenue.

### Water Supply Demand

Estimated water requirements were not provided in the referral material.

### Source of Water Supply

According to information available in this office, the proposed minor subdivision is located within the boundaries of the North Washington Street Water and Sanitation District ("District"). A letter of commitment from the District dated November 14, 2018 was provided in the referral material. The letter indicates that the District will be able to provide water service to the project. However the letter notes "Persons wanting to use the water and sewer system for Commercial, Industrial, Apartments, Mobile Homes or Condominium units and/or other purposes which could be expected to require large quantities of water and unusual amounts of sewage disposal shall be required to submit demand data for the industries water and sewage before a permit will be issued. Such permit may contain limitations as determined by the Board of Directors of the North Washington Street Water and Sanitation District. From the submitted information it is not clear if this development will be required to submit demand data and obtain a permit, and if so, if such permit has been obtained. The District receives water from Denver Water through master meter contract no. 192. We consider Denver Water a reliable water supplier.

According to our records, there is an existing well operating under permit no. 1575-RR located on the property. The original well with permit no. 1575-R, was decreed by the Division 1 Water Court as Center Well No. 3, in case no. W-1012. A replacement permit for well no. 1575-R was issued under permit no. 1575-RR on August 25, 1997. Upon construction of the replacement permit the original well no. 1575-R was plugged. The use of ground water from this well is limited to the



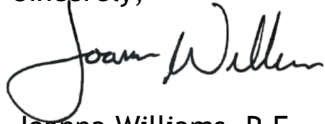
irrigation of 11.9 acres in the SE1/4 of the SW1/4 of Section 35, Township 2 South, Range 68 West of the 6<sup>th</sup> P.M. According to our records the well is not currently included in an augmentation plan, therefore it cannot be operated, unless is included in an augmentation plan approved by the water court or a substitute water supply plan approved by the State Engineer. Also, it's not clear if this well will be used for irrigation of the property. The Applicant must clarify if the well will be used for landscape irrigation of the property once developed for industrial use.

State Engineer's Office Opinion

Based upon the above and pursuant to Section 30-28-136(1)(h)(II), C.R.S., the State Engineer's office offers the opinion that with the District as the water supplier for the development, the proposed water supply can be provided without causing material injury to existing water rights and the supply is expected to be adequate. However, as mentioned above, the Applicant must clarify if the existing well permit no. 1575-RR will be used for landscape irrigation of the property once developed for industrial use.

Should you or the applicant have any questions, please contact Ioana Comaniciu at (303) 866-3581 x8246.

Sincerely,

A handwritten signature in black ink, appearing to read "Joanna Williams", written in a cursive style.

Joanna Williams, P.E.  
Water Resource Engineer

Ec: Subdivision File No. 25432  
Permit No. 1575-RR



# COLORADO GEOLOGICAL SURVEY

1801 19th Street  
Golden, Colorado 80401



December 7, 2018

Karen Berry  
State Geologist

Emily Collins  
Adams County Community and Economic Development  
4430 S. Adams County Parkway, Suite W2000A  
Brighton, CO 80601

**Location:**  
SE SE SW Section 35,  
T2S, R68W, 6<sup>th</sup> P.M.  
39.8281, -104.9695

**Subject: Comunale Properties – Center Greenhouse Redevelopment**  
**Case Number PRC2018-00021; Adams County, CO; CGS Unique No. AD-19-0014**

Dear Ms. Collins:

Colorado Geological Survey has reviewed the Comunale Properties – Center Greenhouse Redevelopment referral. I understand the applicant proposes (1) a minor subdivision to combine three parcels and create two lots, 2) rezone from A-1 to I-1, and 3) vacate a portion of Lafayette ROW, for the purpose of developing a 152,980 sq. ft. flex warehouse building.

The site does not contain, nor is it exposed to, any geologic hazards that would preclude the proposed industrial use and one-lot minor subdivision. **CGS therefore has no objection to approval of the minor subdivision, rezoning and ROW vacation as proposed.**

**Mineral resource potential.** According to the Atlas of Sand, Gravel, and Quarry Aggregate Resources, Colorado Front Range Counties (Schwochow et al, Colorado Geological Survey Special Publications 5-A, Plate 2, and 5-B, Commerce City Quadrangle, 1974), the subject property appears to be located within a mapped "T1" resource area, described as a stream terrace deposit potentially containing a coarse aggregate resource consisting of "Gravel: relatively clean and sound." Two borehole logs near the subject site on the Commerce City geologic quadrangle indicate that there may be a sand and gravel layer of 25 to 32 feet thickness beneath six to seven feet of clay. The NRCS Soil Survey rates the site soils as a poor source of sand and a poor source of gravel.

A determination of whether the property contains an economic mineral resource is outside the scope of CGS review. A site-specific investigation would be required to verify the presence or absence of a mineral resource. However, even if a mineral resource were determined to be present, the site's small size and proximity to adjacent development likely preclude economic extraction.

Thank you for the opportunity to review and comment on this project. If you have questions or require additional review, please call me at (303) 384-2643, or e-mail carlson@mines.edu.

Sincerely,

A handwritten signature in black ink, appearing to read "Jill Carlson".

Jill Carlson, C.E.G.  
Engineering Geologist



December 19, 2018

Emily Collins  
Adams County Community and Economic Development  
4430 South Adams County Parkway, Suite W2000A  
Brighton, CO 80601

RE: Comunale Properties – Center Greenhouse Redevelopment, RPC2018-00021  
TCHD Case No. 5308

Dear Ms. Collins,

Thank you for the opportunity to review and comment on the Minor Subdivision to combine three parcels and create two lots, Rezoning from Agricultural-1 to Industrial-1, and request to vacate a portion of Lafayette Street right-of-way located at 1550 E. 73<sup>rd</sup> Avenue and 7220 Lafayette Street. Tri-County Health Department (TCHD) staff has reviewed the application for compliance with applicable environmental and public health regulations and principles of healthy community design. After reviewing the application, TCHD the following comments.

**Fugitive Dust – Building Demolition**

Exposure to air pollution is associated with a number of health problems including asthma, lung cancer, and heart disease. The Colorado Department of Public Health and Environment Air Pollution Control Division (APCD) regulates air emissions. The application indicates that the existing buildings on the site will be demolished. State air quality regulations require that precautions be taken prior to demolition of buildings to evaluate the presence of asbestos fibers that may present a health risk. If asbestos is present, actions must be taken to prevent their release into the environment. State regulations also address control of ozone depleting compounds (chlorofluorocarbons) that may be contained in air conditioning or refrigerating equipment. The applicant shall contact the APCD at (303) 692-3100 for more information. Additional information is available at <http://www.cdphe.state.co.us/ap/asbestos>.

**Vector Control – Building Demolition**

Rodents such as mice and rats carry diseases which can be spread to humans through contact with rodents, rodent feces, urine, saliva, or through rodent bites. For example, Hantavirus Pulmonary Syndrome (HPS), a rare but potentially lethal viral infection, can be found in the droppings and urine of rodents commonly found in southwestern United States. When buildings are demolished, rodents can spread to surrounding properties and increase the risk of vector exposure to humans. The applicant should plan for vectors and eliminate any known infestations prior to demolition. Information on rodent control can be found at <http://www.tchd.org/400/Rodent-Control>.

### **Mosquito Control - Stormwater Facilities**

The site plan indicates that a detention pond is proposed. Detention ponds can become sites for mosquito breeding. To reduce the potential for human exposures to West Nile and other mosquito-borne viruses, TCHD recommends that the applicant prepare a mosquito control plan. Elements of the plan should include proper design, construction and regular inspection and maintenance of stormwater quality facilities, and mosquito larvaciding if the insects become a problem. The applicant may submit the mosquito control plan to TCHD for review. More information is available here

<http://www.tchd.org/276/Mosquitoes-West-Nile-Virus>. A guidance document is attached.

### **Community design to support walking and bicycling**

Because chronic diseases related to physical inactivity and obesity now rank among the country's greatest public health risks, TCHD encourages community designs that make it easy for people to include regular physical activity, such as walking and bicycling, in their daily routines. Because research shows that the way we design our communities can encourage regular physical activity, TCHD strongly supports community plans that incorporate pedestrian and bicycle amenities that support the use of a broader pedestrian and bicycle network.

#### *Onsite Bicycle Amenities:*

TCHD commends the applicant for including bicycle racks for patrons and employees of the building.

Please feel free to contact me at 720-200-1585 or [aheinrich@tchd.org](mailto:aheinrich@tchd.org) if you have any questions.

Sincerely,



Annemarie Heinrich, MPH/MURP  
Land Use and Built Environment Specialist

cc: Sheila Lynch, Monte Deatrich, TCHD



May 22, 2019

Greg Barnes  
Adams County Community and Economic Development  
4430 South Adams County Parkway, Suite W2000A  
Brighton, CO 80601

RE: Comunale Properties – Center Greenhouse Redevelopment, RPC2018-00021  
TCHD Case No. 5625

Dear Ms. Collins,

Thank you for the opportunity to review and comment on the second submittal of the Minor Subdivision to combine three parcels and create two lots, Rezoning from Agricultural-1 to Industrial-1, and request to vacate a portion of Lafayette Street right-of-way located at 1550 E. 73<sup>rd</sup> Avenue and 7220 Lafayette Street. Tri-County Health Department (TCHD) staff previously reviewed the application for the Minor Subdivision, Rezoning, and vacaton and, in a letter dated December 19, 2018 responded with the comments included below. TCHD has one additional comment listed below in italics.

#### **Fugitive Dust – Building Demolition**

Exposure to air pollution is associated with a number of health problems including asthma, lung cancer, and heart disease. The Colorado Department of Public Health and Environment Air Pollution Control Division (APCD) regulates air emissions. The application indicates that the existing buildings on the site will be demolished. State air quality regulations require that precautions be taken prior to demolition of buildings to evaluate the presence of asbestos fibers that may present a health risk. If asbestos is present, actions must be taken to prevent their release into the environment. State regulations also address control of ozone depleting compounds (chlorofluorocarbons) that may be contained in air conditioning or refrigerating equipment. The applicant shall contact the APCD at (303) 692-3100 for more information. Additional information is available at <http://www.cdphe.state.co.us/ap/asbestos>.

#### **Vector Control – Building Demolition**

Rodents such as mice and rats carry diseases which can be spread to humans through contact with rodents, rodent feces, urine, saliva, or through rodent bites. For example, Hantavirus Pulmonary Syndrome (HPS), a rare but potentially lethal viral infection, can be found in the droppings and urine of rodents commonly found in southwestern United States. When buildings are demolished, rodents can spread to surrounding properties and increase the risk of vector exposure to humans. The applicant should plan for vectors and eliminate any known infestations prior to demolition. Information on rodent control can be found at <http://www.tchd.org/400/Rodent-Control>.

### **Mosquito Control - Stormwater Facilities**

The site plan indicates that a detention pond is proposed. Detention ponds can become sites for mosquito breeding. To reduce the potential for human exposures to West Nile and other mosquito-borne viruses, TCHD recommends that the applicant prepare a mosquito control plan. Elements of the plan should include proper design, construction and regular inspection and maintenance of stormwater quality facilities, and mosquito larvaciding if the insects become a problem. The applicant may submit the mosquito control plan to TCHD for review. More information is available here

<http://www.tchd.org/276/Mosquitoes-West-Nile-Virus>. A guidance document is attached.

### **Community design to support walking and bicycling**

Because chronic diseases related to physical inactivity and obesity now rank among the country's greatest public health risks, TCHD encourages community designs that make it easy for people to include regular physical activity, such as walking and bicycling, in their daily routines. Because research shows that the way we design our communities can encourage regular physical activity, TCHD strongly supports community plans that incorporate pedestrian and bicycle amenities that support the use of a broader pedestrian and bicycle network.

#### *Onsite Bicycle Amenities:*

TCHD commends the applicant for including bicycle racks for patrons and employees of the building.

### **Plat Note - On-Site Wastewater**

*It is our understanding that the proposed project will be served by central water and wastewater as referenced in the Will-Serve letter provided by North Washington Street Water and Sanitation District on November 14, 2018. Given this, it appears that General Note #7 of the Red Central Industrial Subdivision Filing No. 1 referencing Onsite Wastewater Systems is outdated and should be removed.*

Please feel free to contact me at 720-200-1585 or [aheinrich@tchd.org](mailto:aheinrich@tchd.org) if you have any questions.

Sincerely,



Annemarie Heinrich, MPH/MURP  
Land Use and Built Environment Specialist

cc: Sheila Lynch, Monte Deatrich, TCHD



**Right of Way & Permits**

1123 West 3<sup>rd</sup> Avenue  
Denver, Colorado 80223  
Telephone: **303.571.3306**  
Facsimile: 303. 571.3284  
donna.l.george@xcelenergy.com

December 18, 2018

Adams County Department of Planning and Development  
12200 North Pecos Street  
Westminster, CO 80234

Attn: Emily Collins

**Re: Comunale Properties-Center Greenhouse Redevelopment Rezone  
Case # PRC2018-00021**

Public Service Company of Colorado's (PSCo) Right of Way & Permits Referral Desk has reviewed the request for the **Comunale Properties-Center Greenhouse Redevelopment Rezone**. Please be advised that Public Service Company has existing natural gas and electric distribution facilities within the areas indicated in this proposed rezone. Public Service Company has no objection to this proposed rezone, contingent upon PSCo's ability to maintain all existing rights and this amendment should not hinder our ability for future expansion, including all present and any future accommodations for natural gas transmission and electric transmission related facilities.

*These facilities are also within the right-of-way proposed to be vacated, as well as other areas of the subject property. PSCo is unable to approve this vacation until an easement is reserved over this area for existing utilities, or, the facilities are relocated to a replacement easement.*

The property owner/developer/contractor must complete the **application process as soon as possible** for any new natural gas or electric service, or **modification to existing facilities including relocation and/or removal** via FastApp-Fax-Email-USPS (go to: [https://www.xcelenergy.com/start\\_stop\\_transfer/new\\_construction\\_service\\_activation\\_for\\_builders](https://www.xcelenergy.com/start_stop_transfer/new_construction_service_activation_for_builders)). It is then the responsibility of the developer to contact the Designer assigned to the project for approval of design details. Additional easements may need to be acquired by separate document for new facilities.

If there are any questions about this referral response, please contact me at 303-571-3306 or donna.l.george@xcelenergy.com.

Donna George  
Right of Way and Permits  
Public Service Company of Colorado





**Right of Way & Permits**

1123 West 3<sup>rd</sup> Avenue  
Denver, Colorado 80223  
Telephone: **303.571.3306**  
Facsimile: 303. 571.3284  
donna.l.george@xcelenergy.com

May 21, 2019

Adams County Department of Planning and Development  
12200 North Pecos Street  
Westminster, CO 80234

Attn: Greg Barnes

**Re: Center Greenhouse Redevelopment Rezone – 2<sup>nd</sup> referral  
Case # PRC2018-00021**

Not approved - please note that while Public Service Company of Colorado (PSCo) has no conflict with the *rezone* (per the conditions stated below), PSCo cannot allow the *vacation* without a replacement easement for the existing natural gas and electric facilities within the Lafayette Street right-of-way proposed to be vacated. These facilities will need to be removed and/or relocated prior to the vacation.

Public Service Company has no objection to this proposed rezone, contingent upon PSCo's ability to maintain all existing rights and this amendment should not hinder our ability for future expansion, including all present and any future accommodations for natural gas transmission and electric transmission related facilities.

The property owner/developer/contractor must complete the application process as soon as possible for any new natural gas or electric service, or modification to existing facilities including relocation and/or removal via FastApp-Fax-Email-USPS (go to: <https://www.xcelenergy.com/start, stop, transfer/new construction service activation for builders>). It is then the responsibility of the developer to contact the Designer assigned to the project for approval of design details. Additional easements may need to be acquired by separate document for new facilities.

Donna George  
Right of Way and Permits  
Public Service Company of Colorado / Xcel Energy  
Office: 303-571-3306 – Email: donna.l.george@xcelenergy.com

## Emily Collins

---

**From:** Angela Rotello [arotello5@gmail.com]  
**Sent:** Tuesday, December 18, 2018 9:45 PM  
**To:** Emily Collins  
**Subject:** Center Greenhouse redevelopment PRC2018-00021

Emily,

I would like to share a few thoughts that I have about the redevelopment of Center Greenhouse.

The change from Agriculture to Industrial will have an impact on the infrastructure of the community both for commercial and residential. The current structure of 73rd was not designed for the amount of commercial traffic that is already using the street, let alone adding more commercial trucking traffic to 73rd and Gilpin. As this plan is developed, I would like to know more about the plan to improve 73rd including to make it safe for commercial, school buses and residential traffic. In the over 100 years that my family has lived and operated businesses in this neighborhood, the roads, drainage and utilities have not been upgraded in the 53 years since I have been alive along 73rd. The narrow roads and ditches along the increased volume of traffic is not safe for all that travel the roads including the first responders.

Also, with the current Agriculture business, Center Greenhouse, the time of use and business is cohesive with mixture of residential and commercial businesses, meaning they operate Monday - Friday generally between 6:00 am - 6:00 pm. The redevelopment of this property should consider keeping the same hours of operation to allow the residence of this neighbor the same enjoyment of their property that they are accustomed to. The development of an I1 property that could operate 24 hours would be detrimental to the lifestyle of the residents in this community.

I am supportive of the redevelopment of the Center Greenhouse property and feel the developers have a solid plan for a successful warehouse development. As Adams County continues to grow and bring strong businesses, I appreciate the opportunity to share my thoughts in the process.

If you have any questions or have future correspondence about this project I would be appreciate being added to the mailing list.

Thank you,  
Angela Rotello  
1841 E. 75th Ave  
Denver, CO 80229  
720-350-1894  
[arotello5@gmail.com](mailto:arotello5@gmail.com)



## Greg Barnes

---

**From:** Josh Heiney [jheiney@thejredgroup.com]  
**Sent:** Tuesday, July 16, 2019 11:54 AM  
**To:** Greg Barnes  
**Subject:** FW: 73rd Street Projects

Please be cautious: This email was sent from outside Adams County

Greg,

I wanted to address the neighborhood meeting that we had for the project. From my understanding, there was one written letter from Angela Rotello. Since that letter, we have had continued discussions with Angela and she has since sent us the below email in support of our project. Feel free to include/mention this in the PC hearing.

Have you received any other letters from neighbors?

Regards,  
Josh

Josh S. Heiney  
Senior Vice President | Comunale Properties  
1855 South Pearl St., Suite 20 | Denver, CO 80210  
P: 720.414.5210 | C: 720.935.9486 | F: 888.367.0295  
[jheiney@thejredgroup.com](mailto:jheiney@thejredgroup.com) | [www.comunaleproperties.com](http://www.comunaleproperties.com)

---

**From:** Angela Rotello <[Angela.Rotello@laradon.org](mailto:Angela.Rotello@laradon.org)>  
**Sent:** Monday, June 10, 2019 8:42 AM  
**To:** Josh Heiney <[jheiney@thejredgroup.com](mailto:jheiney@thejredgroup.com)>; John Comunale <[jcomunale@thejredgroup.com](mailto:jcomunale@thejredgroup.com)>  
**Subject:** 73rd Street Projects

Josh and John,

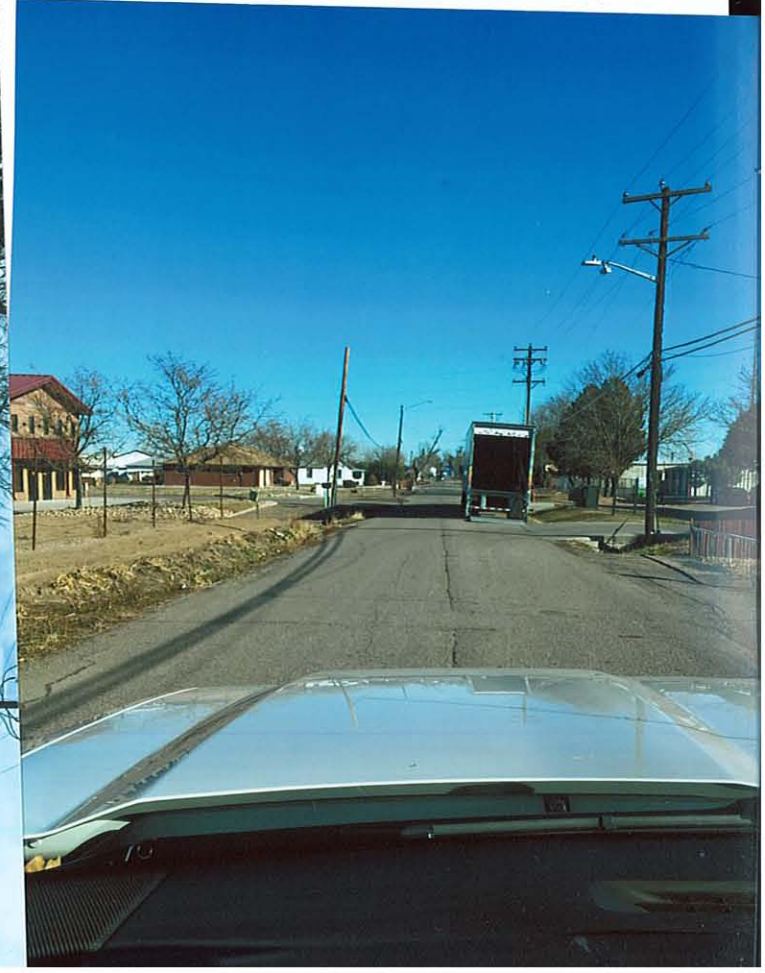
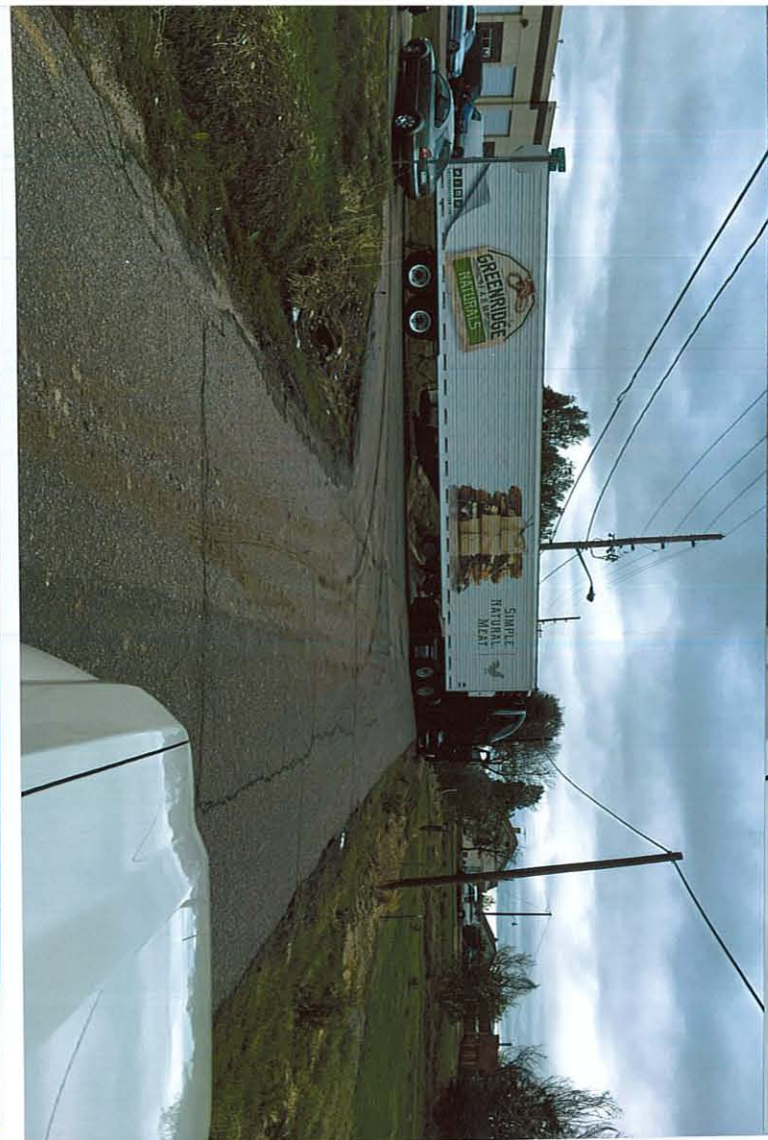
I wanted to drop you a note as a follow-up to the email that I sent last November regarding the project you are planning on 73<sup>rd</sup> Street at Center Greenhouse. After your community meeting, I shared my concern about the road and the amount of truck traffic that will be on 73<sup>rd</sup>. Since I have had several conversations with you and reviewed the plans. I appreciate that you are taking into consideration the people that still call this neighborhood home and are working on a very extensive plan to improve the roadway. You have said that the roads need to be improved for you to attract good tenants to your facility, your plan will be good for them and the community, and will address many of the traffic concerns of the neighborhood.

I can now see that Comunale Properties are going to be good neighbors and have the community in mind in developing this area. I look forward to see your project to get started.

Thank you again for being a great neighbor.  
Angela

**Angela Rotello**  
*Executive Assistant to Douglas McNeill, CEO*  
**Laradon**  
5100 Lincoln Street  
Denver, CO 80216  
720-974-6827









The neighborhood meeting was held on November 8, 2018 from 5:00-6:30pm in the Center Greenhouse conference room of the subject site at 1550 E 73<sup>rd</sup> Avenue, in accordance with section 2-01-02-03. Notices were mailed on Thursday October 30<sup>th</sup>, 2018 to all property owners within 750 feet of the subject property, per the list provided by Adams County. The meeting was held in an open house format with five foam boards that displayed an area map, project site plan, project rendering, proposed road improvements of 73<sup>rd</sup> Ave, and recent developer experience/sample projects. Exhibits of those boards are attached to this document for reference. Total attendance was approximately 25 people; 14 of whom provided contact information to receive future notices regarding the project, as attached as Exhibit A. Additional comment sheets were also provided to attendees; however, none were filled out during the meeting. However, we did receive an email in support of the project from an attendee, as attached as Exhibit F.

Neighbors in attendance were supportive of the project as a whole and particularly pleased with the building design and site plan. Below is a list of the five major items discussed during the meeting:

1. 73<sup>rd</sup> Ave Improvements: The common concern with the project was the current state of 73<sup>rd</sup> Avenue, as there have historically been limited improvements required by the County to accommodate new developments. Neighbors are predominately concerned that the road has not been widened along the ROW of redevelopment projects to accommodate the increased traffic and change of use. Our initial plan going into the meeting was to improve 232 linear feet of the south side of 73<sup>rd</sup> Ave along our ROW frontage of parcel #0171935304006, as depicted in Exhibit L. However, following the neighborhood meeting, in order to address the voiced concern, we are proposing to widen not only the ROW frontage of parcel #0171935304006, but also to expand the ROW improvements to include the roughly 343 linear feet of dedicated frontage of Parcel #0171935407004 directly to the east of our site, as depicted in Exhibit M, which will include approximately 10' of additional asphalt width, 2' curb/gutter along the entire proposed frontage and improved turning radius at Gilpin, in addition to a 5' sidewalk along the frontage of parcel #0171935304006. This improvement will allow us to provide safe and improved access to and from the site via the most direct access route via 70<sup>th</sup> Ave to Gilpin Ave.
2. Area Traffic Impact: The neighbors questioned impacts to the traffic in the area with this proposed development. However, based upon the Kimley-Horn traffic study letter as included in Exhibit G, it was calculated that there is expected to be a 61.5% decrease in traffic when comparing the existing greenhouse's peak operations to that of the ITE Trip Generation, 10<sup>th</sup> Edition regression equation for Warehousing based upon the proposed 152,980 square foot industrial building.
3. Development Buffer to Residences: Questions were raised by one of the neighboring residences regarding what the buffer is proposed to be comprised of between the development and the adjacent properties. Following our explanation, we believe that all comments were addressed in a sufficient manner. In summary, we are proposing to install or repair existing wood slat fences along the northern property boundary between any residential lots and our site in order to create privacy for the residences. In addition, we will have a landscape buffer along the northern property line that averages roughly 20' and up to 40' with trees, shrubs, sod and mulch in order to create a buffer to improve the transition between the residential and industrial uses. This proposed setback is in excess of the County Code requirement of a 15' minimum setback.



4. Site Orientation: The audience was pleased to hear of the planned orientation of the building, with the visible portion of the building being the quiet office/customer facing aspect, and the industrial loading and distribution being screened along the south side of the building. This design was a conscious effort by the developer to minimize any visual and audible impacts to the neighbors.
5. Developer Experience and Goals: There was much questioning as to the interests and goals for the development by Armie Management, dba Comunale Properties, as the developer. It seemed to have been a relief when we presented some visual samples of recent developments completed in the greater Denver MSA, as depicted in Exhibit K. It gave the neighbors comfort to know Comunale Properties is a long-term investor developer that builds quality products which reflect the high standards of the company.

**EXHIBITS:**

- Exhibit A: Meeting Sign-in sheet
- Exhibit B: Comment sheet: N/A, none were completed by attendees.
- Exhibit C: 750-foot buffer map
- Exhibit D: Meeting notice mailing labels
- Exhibit E: Meeting notice letter
- Exhibit F: Letter of Support
- Exhibit G: Traffic Study Letter
- Exhibit H: Foam Board – Area Map
- Exhibit I: Foam Board – Colored Site Plan
- Exhibit J: Foam Board - Building Rendering
- Exhibit K: Foam Board - Comunale Properties representative projects
- Exhibit L: Foam Board - Before and after simulation of proposed 73<sup>rd</sup> Ave widening
- Exhibit M: Updated Depiction of 73<sup>rd</sup> Ave Road Improvements

# NEIGHBORHOOD MEETING SIGN-IN

If you would like to receive notice of future public hearings concerning the application for the redevelopment of parcels 0171935304006, 0171935304010 and 0171935303017, then please provide your name and contact information below.

<u>NAME</u>	<u>ADDRESS</u>	<u>EMAIL/PHONE NUMBER</u>
1) Angela Rotello	1844 S. 75 <sup>th</sup> Ave Denver 80229	arotello5@gmail.com 720/350-1844
2) Lisa Adducci	1210 E 73 <sup>rd</sup> Ave Denver 80209	adducciCenter@hotmail.com 303-250-7122
3) Fred Orr	5040 Arcoma St Denver 80216	fred@5040group.com 3-918-1215
4) GARY GREEN	1327 E. 73 <sup>RD</sup> AVE DENVER 80229	GARY.GREEN@GANDFSTORAGE.COM
5) FRANK TETI	1401 E 73 <sup>RD</sup> AVE Denver CO	F.Teti@GANDFSTORAGE.COM
6) Paul Yantorno	1480 E. 73 <sup>RD</sup> Ave Denver 80229	Paul @ Centerco.com
7) Mike DeMatteo	2700 E 74 <sup>th</sup> Ave.	mike @ Acp-A.com
8) Tony Barnes	7450 Williams St	FredTBARNES@gmail.com
9) Chris Frank	1831 E 73 <sup>rd</sup> Ave	CFrank @ Colorado Lighting.com
10) Kathleen Mendez	1390 E 73 <sup>rd</sup> Ave	Kamendez55@gmail.com
11) Herb Maes	1601 E 73 <sup>RD</sup> AVE	303-259-2683
12) Dave Dornbos	1022 W KETICE	3/550-0095
13) Vic Frank	7401 Race / 1801 E. 73 <sup>rd</sup>	303-263-2263
14) Norm Frank	7401 Race / 1801 E. 73 <sup>rd</sup>	303-263-2264



## Request for Comments

Case Name:	Comunale Properties-Center Greenhouse Redevelopment
Case Number:	PRC2018-00021

November 28, 2018

Adams County Planning Commission and Board of County Commissioners are requesting comments on the following:

- 1) **Minor subdivision to combine three parcels and create two lots; 2) Rezone from Agriculture-1 to Industrial-1; 3) Vacate a portion of Lafayette Street right-of-way**

This request is located at **1550 E. 73<sup>RD</sup> AVE/ 7220 LAFAYETTE ST**

The Assessor's Parcel Numbers is **0171935303017/ 0171935304010/ 0171935304006**

Applicant Information **ARMIE MANGEMENT, LLC (JOSH HEINEY)**

**1855 S. PEARL ST., SUITE 20  
DENVER, CO 80210**

Please forward any written comments on this application to the Department of Community and Economic Development at 4430 South Adams County Parkway, Suite W2000A Brighton, CO 80601-8216. (720) 523-6820 by **December 19, 2018** in order that your comments may be taken into consideration in the review of this case. If you would like your comments included verbatim please send your response by way of e-mail to [ECollins@adcogov.org](mailto:ECollins@adcogov.org).

Once comments have been received and the staff report written, the staff report and notice of public hearing dates will be forwarded to you for your information. The full text of the proposed request and additional colored maps can be obtained by contacting this office or by accessing the Adams County web site at [www.adcogov.org/planning/currentcases](http://www.adcogov.org/planning/currentcases).

Thank you for your review of this case.

*Emily Collins*

Emily Collins, AICP  
Case Manager



## Public Hearing Notification

Case Name:	Comunale Properties - Greenhouse Site Developmen
Case Number:	PRC2018-00021
Planning Commission Hearing Date:	07/25/2019 at 6:00 p.m.
Board of County Commissioners Hearing Date:	08/13/2019 at 9:30 a.m.

July 15, 2019

A public hearing has been set by the Adams County Planning Commission and the Board of County Commissioners to consider the following request:

- 1) Minor subdivision to combine three parcels and create one lot of approximately 11 acres;**
- 2) Rezone from Agriculture-1 to Industrial-1; 3) Vacate a portion of Lafayette Street right-of-way**

This request is located at 7220 LAFAYETTE ST  
-, CO 000000000

The Assessor's Parcel Number(s) 0171935303017, 0171935304006, 0171935304010

Applicant Information: Armie Mangement, LLC

1855 S. PEARL ST.  
SUITE 20  
DENVER, CO 80210

The hearing will be held in the Adams County Hearing Room located at 4430 South Adams County Parkway, Brighton CO 80601-8216. This will be a public hearing and any interested parties may attend and be heard. The Applicant and Representative's presence at these hearings is requested. If you require any special accommodations (e.g., wheelchair accessibility, an interpreter for the hearing impaired, etc.) please contact the Adams County Community and Economic Development Department at (720) 523-6800 (or if this is a long distance call, please use the County's toll free telephone number at 1-800-824-7842) prior to the meeting date.

For further information regarding this case, please contact the Department of Community and Economic Development, 4430 S Adams County Parkway, Brighton, CO 80601, 720-523-6800. This is also the location where maps and/or text certified by the Planning Commission may be viewed.

BOARD OF COUNTY COMMISSIONERS

Eva J. Henry  
DISTRICT 1

Charles "Chaz" Tedesco  
DISTRICT 2

Emma Pinter  
DISTRICT 3

Steve O'Dorisio  
DISTRICT 4

Mary Hodge  
DISTRICT 5



The full text of the proposed request and additional colored maps can be obtained by contacting this office or by accessing the Adams County web site at [www.adcogov.org/planning/currentcases](http://www.adcogov.org/planning/currentcases).

Thank you for your review of this case.

A handwritten signature in black ink, appearing to read "Greg Barnes". The signature is fluid and cursive, with the first name "Greg" and last name "Barnes" clearly distinguishable.

Greg Barnes

Planner III

# PUBLICATION REQUEST

## COMMUNALE PROPERTIES – GREENHOUSE SITE DEVELOPMENT

Case Number: PRC2018-00021  
Planning Commission Hearing Date: July 25, 2019 at 6:00 p.m.  
Board of County Commissioners Hearing Date: August 13, 2019 at 9:30 a.m.

Requests: 1) Minor subdivision to combine three parcels into one lot of approximately 11 acres; 2) Rezone from Agriculture-1 to Industrial-1; 3) Vacation of right-of-way for a portion of Lafayette Street.

Location: 7220 Lafayette Street  
Parcel Numbers: 0171935304010, 0171935303017, 0171935304006  
Case Manager: Greg Barnes

Applicant: Josh Heiney  
Armie Management, LLC  
1855 S. Pearl Street, Suite 20  
Denver, CO 80210

Owner: Center Greenhouse, Inc.  
1550 E. 73<sup>rd</sup> Avenue  
Denver, CO 80229

### Legal Description:

THE EAST ½ OF BLOCK 15, NORTH SIDE GARDENS, EXCEPT THAT PORTION DESCRIBED IN DEED RECORDED DECEMBER 17, 1980 IN BOOK 2516 AT PAGE 835, AND EXCEPT THAT PORTION DESCRIBED IN DEED RECORDED JUNE 16, 1992 IN BOOK 3917 AT PAGE 55, AND EXCEPT THOSE PORTIONS TAKEN BY THE DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO IN RULE AND ORDER RECORDED NOVEMBER 10, 1998 IN BOOK 5531 AT PAGE 999, COUNTY OF ADAMS, STATE OF COLORADO.

AND;

PARCEL C, YANTORNO EXEMPTION, ACCORDING TO THE MAP THEREOF RECORDED JULY 14, 2009 UNDER RECEPTION NO. 200900051566, COUNTY OF ADAMS, STATE OF COLORADO.

AND;

THAT PORTION OF BLOCK 18, NORTH SIDE GARDENS, COUNTY OF ADAMS, STATE OF COLORADO, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID BLOCK 18; THENCE WEST 219 FEET; THENCE SOUTH 140 FEET; THENCE EAST 219 FEET; THENCE NORTH 140 FEET TO THE POINT OF BEGINNING.

Adams County  
Attn: Planning Addressing  
PLN

Adams County Construction Inspection  
Attn: PWCI .  
PWCI

Adams County Development Services - Building  
Attn: Justin Blair  
4430 S Adams County Pkwy  
Brighton CO 80601

Adams County Fire Protection District  
Attn: Chris Wilder  
8055 N. WASHINGTON ST.  
DENVER CO 80229

Adams County Treasurer: Send email  
Attn: Adams County Treasurer  
bgrimm@adcogov.org

CDOT Colorado Department of Transportation  
Attn: Bradley Sheehan  
2829 W. Howard Pl.  
2nd Floor  
Denver CO 80204

Century Link, Inc  
Attn: Brandyn Wiedreich  
5325 Zuni St, Rm 728  
Denver CO 80221

Code Compliance Supervisor  
Attn: Eric Guenther  
eguenther@adcogov.org

COLO DIV OF MINING RECLAMATION AND SAFETY  
Attn: ANTHONY J. WALDRON - SENIOR ENV  
DEPT. OF NATURAL RESOURCES  
1313 SHERMAN ST, #215  
DENVER CO 80203

COLO DIV OF WATER RESOURCES  
Attn: Joanna Williams  
OFFICE OF STATE ENGINEER  
1313 SHERMAN ST., ROOM 818  
DENVER CO 80203

COLO DIV OF WATER RESOURCES  
Attn: Joanna Williams  
OFFICE OF STATE ENGINEER  
1313 SHERMAN ST., ROOM 818  
DENVER CO 80203

COLORADO DEPT OF TRANSPORTATION  
Attn: Steve Loeffler  
2000 S. Holly St.  
Region 1  
Denver CO 80222

COLORADO GEOLOGICAL SURVEY  
Attn: Jill Carlson  
1500 Illinois Street  
Golden CO 80401

Colorado Geological Survey: CGS\_LUR@mines.edu  
Attn: Jill Carlson  
Mail CHECK to Jill Carlson

COMCAST  
Attn: JOE LOWE  
8490 N UMITILLA ST  
FEDERAL HEIGHTS CO 80260

COUNTY ATTORNEY- Email  
Attn: Christine Fitch  
CFitch@adcogov.org

Engineering Department - ROW  
Attn: Transportation Department  
PWE - ROW

Engineering Division  
Attn: Transportation Department  
PWE

MAPLETON SCHOOL DISTRICT #1  
Attn: CHARLOTTE CIANCIO  
591 E. 80TH AVE  
DENVER CO 80229

METRO WASTEWATER RECLAMATION  
Attn: CRAIG SIMMONDS  
6450 YORK ST.  
DENVER CO 80229

North Washington Street Water & San Dist  
Attn: Joe James  
3172 E 78th Ave  
Denver CO 80229

UNITED STATES POST OFFICE  
Attn: MARY C. DOBYNS  
56691 E COLFAX AVENUE  
STRASBURG CO 80136-8115

NS - Code Compliance  
Attn: Kerry Gress  
kgress@adcogovorg

US EPA  
Attn: Stan Christensen  
1595 Wynkoop Street  
DENVER CO 80202

NS - Code Compliance  
Attn: Joaquin Flores

WELBY CITIZEN GROUP  
Attn: NORMA FRANK  
7401 RACE STREET  
DENVER CO 80229

Parks and Open Space Department  
Attn: Nathan Mosley  
mpedrucci@adcogov.org  
aclark@adcogov.org

Xcel Energy  
Attn: Donna George  
1123 W 3rd Ave  
DENVER CO 80223

REGIONAL TRANSPORTATION DIST.  
Attn: CHRIS QUINN  
1560 BROADWAY SUITE 700  
DENVER CO 80202

Xcel Energy  
Attn: Donna George  
1123 W 3rd Ave  
DENVER CO 80223

SHERIFF'S OFFICE: SO-HQ  
Attn: MICHAEL McINTOSH  
nblair@adcogov.org, aoverton@adcogov.org; mkaiser@adcog  
snielson@adcogov.org

Sheriff's Office: SO-SUB  
Attn: SCOTT MILLER  
TFuller@adcogov.org, smiller@adcogov.org  
aoverton@adcogov.org; mkaiser@adcogov.org

TRI-COUNTY HEALTH DEPARTMENT  
Attn: Sheila Lynch  
6162 S WILLOW DR, SUITE 100  
GREENWOOD VILLAGE CO 80111

TRI-COUNTY HEALTH DEPARTMENT  
Attn: MONTE DEATRICH  
4201 E. 72ND AVENUE SUITE D  
COMMERCE CITY CO 80022

Tri-County Health: Mail CHECK to Sheila Lynch  
Attn: Tri-County Health  
landuse@tchd.org

1000 EAST 73RD AVENUE  
2750 QUAIL VALLEY ROAD  
SOLVANG CA 93463

BARNES TONY L AND  
O CONNOR-BARNES EILEEN  
7450 WILLIAMS ST  
DENVER CO 80229-6503

1601 E 73RD LLC  
ATTN JOHN MOYE ESQ  
1400 16TH STREET STE 600  
DENVER CO 80202

BARNES TONY L AND O CONNOR-BARNES EILEEN P U  
ND  
80% INT AND BARNES TONY L UND 20% INT  
7450 WILLIAMS ST  
DENVER CO 80229-6503

7250 GILPIN WAY NO 130 LLC  
3578 SOUTH WACO WAY  
AURORA CO 80013

BARRANDEY IRENE ACOSTA AND  
RODRIGUEZ OCTAVIO TORRES  
1437 S WOLCOTT WAY  
DENVER CO 80219-3615

A AND R LLC  
7754 PARFET ST  
ARVADA CO 80005-3445

CENTER GREENHOUSE INC  
1550 E 73RD AVE  
DENVER CO 80229-6904

A AND R LLC  
7754 PARFET ST  
ARVADA CO 80005

CENTER LAND PROPERTIES  
7285 GILPIN WAY SUITE 100  
DENVER CO 80229

ADAMS COUNTY  
4430 S ADAMS COUNTY PKWY  
BRIGHTON CO 80601-8222

CENTER PLAZA LLC  
1480 E 73RD AVE  
DENVER CO 80229-6902

ADDUCCI THOMAS F AND  
ADDUCCI CAROLE L  
581 E 76TH AVE  
DENVER CO 80229-6206

CHESROWN COLLISION CENTER INC  
7420 N WASHINGTON STREET  
DENVER CO 80229

ADUCCI JOSEPH 1/3 /ROTELLO ANGELA 1/6 AN  
SONS RANDY 1/6 /ADDUCCI JOSEPH M/LISA M  
1479 S LEYDEN ST  
DENVER CO 80224-1950

CIANCIO TERI L  
1780 W 115TH CIR  
DENVER CO 80234-2610

BARNES TONY L AND  
O CONNOR-BARNES EILEEN  
7450 WILLIAMS STREET  
DENVER CO 80229

CITY OF THORNTON THE  
9500 CIVIC CENTER DR  
DENVER CO 80229-4326

BARNES TONY L AND  
O CONNOR0BARNES EILEEN P  
7450 WILLIAMS STREET  
DENVER CO 80229

DECARLO FAMILY TRUST THE  
3751 W 101ST AVE  
WESTMINSTER CO 80031-2435

DOMENICO CAROLYN  
3558 W 111TH DR UNIT A  
WESTMINSTER CO 80031

JSM INVESTMENTS LLC  
8310 E 129TH PL  
THORNTON CO 80602-8245

DOMENICO CAROLYN M  
3558 WEST 111TH DRIVE NO. A  
WESTMINSTER CO 80031-6851

K L WERTH LLC  
2555 E 70TH AVENUE  
DENVER CO 80229

ENGDAHL RANIE VECCHIARELLI  
4505 QUAY ST  
WHEAT RIDGE CO 80033-3516

LA RUSSO DAVID C  
7535 LAFAYETTE ST  
THORNTON CO 80229-6437

GACCETTA BERNICE REVOCABLE LIVING TRUST  
1051 E 73RD AVE  
DENVER CO 80229-6818

LA RUSSO DAVID C TRUSTEE FOR  
CLYDE LA RUSSO FAMILY TRUST  
7535 LAFAYETTE  
DENVER CO 80229-6437

GACCETTA DANNY AND  
GACCETTA BRIANNA  
13252 ELIZABETH ST  
THORNTON CO 80241-2063

LARUSSO DAVID C AND  
LARUSSO SHARON A  
7535 N LAFAYETTE ST  
DENVER CO 80229-6437

GENUINE PARTS COMPANY  
2999 WILDWOOD PARKWAY  
ATLANTA GA 30339

LECHUGA LANA J AND  
LECHUGA JOSE M  
1911 E 73RD AVE  
DENVER CO 80229-6914

HIGH NOON ASSOCIATES  
2750 QUAIL VALLEY ROAD  
SOLVANG CA 93463

LEVIN GARY  
2750 QUAIL VALLEY ROAD  
SOLVANG CA 93463

HOFFMAN INVESTMENT COMPANY INC  
7250 GILPIN WAY SUITE 100  
DENVER CO 80229

MARRONE KENNETH AND  
MARRONE STANLEY J  
1041 E 71ST AVE  
DENVER CO 80229-6809

HOFFMAN INVESTMENT COMPANY INC  
7250 GILPIN WAY STE 100  
DENVER CO 80229-6530

MARRONE KENNETH M  
1041 E 71ST AVE  
DENVER CO 80229-6809

HOFFMAN INVESTMENT COMPANY INC  
6825 BROADWAY  
DENVER CO 80221

MAZZOTTI GEORGE V  
7340 RACE ST  
DENVER CO 80229-6909

MAZZOTTI GEORGE VICTOR ET AL  
7340 RACE ST  
DENVER CO 80229-6909

R MOORE PROPERTIES LLC  
2721 E 138TH PL  
THORNTON CO 80602-7226

MC DANIEL LARRY E AND NANCY J  
3105 MEGAN WAY  
BERTHOUD CO 80513-8078

T & G PECOS LLC  
6301 FEDERAL BLVD # 3  
DENVER CO 80221-2029

MHG LLC  
7263 DEFRAME CT  
ARVADA CO 80005-2863

T AND G 73RD LLC  
6301 FEDERAL BLVD UNIT 3  
DENVER CO 80221

MILANO PATRICK R AND  
MILANO ANTHONY J  
7339 RACE ST  
DENVER CO 80229

TMA PROPERTIES LLC  
6725 W 97TH PL  
BROOMFIELD CO 80021-5404

NLT LLC  
891 E 71ST AVE  
DENVER CO 80229-6806

VENTURE 224 LLC  
11755 AIRPORT WAY STE 149  
BROOMFIELD CO 80021-2502

NORTH SIDE GARDENS LLC  
7285 GILPIN WAY UNIT 100  
DENVER CO 80229-6507

WASHINGTON GARDENS BPT LLC UND 50% AND  
WASHINGTON GARDENS RANDALL LLC UND 50%  
C/O COMPTON DANDO INC  
DENVER CO 80239-3454

NORVIC PROPERTIES LLC  
7401 RACE ST  
DENVER CO 80229-6502

WELBY BACKYARD LLC  
7451 HIGH ST  
DENVER CO 80229

O CONNOR BARNES EILEEN AND  
BARNES TONY L  
7450 WILLIAMS ST  
DENVER CO 80229

WELBY BACKYARD LLC  
7451 HIGH STREET  
DENVER CO 80229

PEDOTTO EDWARD M  
6946 W 83RD WAY  
ARVADA CO 80003-1611

WELBY FARM LLC  
2200 E 104TH AVE STE 105  
THORNTON CO 80233-4402

R C D LIMITED LIABILITY COMPANY AND  
CIANCIO NANCY C TRUSTEE  
855 ADAMS ST  
DENVER CO 80206-3933

ADAMS INDUSTRIAL DEVELOPMENT GROUP LLC  
OR CURRENT RESIDENT  
7175 YORK STREET  
DENVER CO 80229

ADDUCCI JOSEPH A  
OR CURRENT RESIDENT  
1210 E 73RD AVE  
DENVER CO 80229-6821

MARRONE KENNETH M  
OR CURRENT RESIDENT  
1041 E 71ST AVE  
DENVER CO 80229-6809

BARNES TONY L AND  
O CONNOR-BARNES EILEEN  
OR CURRENT RESIDENT  
7450 WILLIAMS STREET  
DENVER CO 80229

MARRONE KENNETH MICHAEL AND  
MARRONE JACKIE LEE  
OR CURRENT RESIDENT  
999 E 71ST AVE  
DENVER CO 80229-6807

BURTON KAY A  
OR CURRENT RESIDENT  
1161 E 73RD AVE  
DENVER CO 80229-6851

MAZZOTTI GEORGE AND RUTH REVOCABLE  
LIVING TRUST  
OR CURRENT RESIDENT  
7340 RACE ST  
DENVER CO 80229-6909

CENTER GREENHOUSE INC  
OR CURRENT RESIDENT  
1550 E 73RD AVE  
DENVER CO 80229-6904

MEDINA SHARON T FAMILY TRUST  
OR CURRENT RESIDENT  
1275 E 75TH AVE  
DENVER CO 80229-6402

CENTER LAND COMPANY  
OR CURRENT RESIDENT  
1480 E 73RD AVE  
DENVER CO 80229-6902

MENDEZ CARLOS AND  
MENDEZ KATHLEEN  
OR CURRENT RESIDENT  
1390 E 73RD AVE  
DENVER CO 80229

FRANK CHRISTOPHER C  
OR CURRENT RESIDENT  
7451 HIGH ST  
DENVER CO 80229-6511

MILANO JOSEPH/PATRICK R/  
ANTHONY TRUSTEES OF J M TRUST  
OR CURRENT RESIDENT  
7341 RACE ST  
DENVER CO 80229-6908

FRANK CHRISTOPHER C AND  
FRANK NORMA J  
OR CURRENT RESIDENT  
7405 RACE ST  
DENVER CO 80229-6502

MOLINARO LAURA FAMILY TRUST  
OR CURRENT RESIDENT  
1840 E 75TH AVE  
DENVER CO 80229-6515

FRANK VICTOR H JR/NORMA J 1/2 INT (JT) A  
O DORISIO STEVEN J/ROBIN R 1/2 INT (JT)  
OR CURRENT RESIDENT  
7403 RACE ST  
DENVER CO 80229-6502

MOLINARO RANDALL L AND  
MOLINARO DEANNA R  
OR CURRENT RESIDENT  
7411 RACE ST  
DENVER CO 80229-6502

GACCETTA BERNICE REVOCABLE LIVING TRUST  
OR CURRENT RESIDENT  
1051 E 73RD AVE  
DENVER CO 80229-6818

NLT LLC  
OR CURRENT RESIDENT  
891 E 71ST AVE  
DENVER CO 80229-6806

LECHUGA JOSE MICHAEL AND  
LECHUGA LANA JEAN  
OR CURRENT RESIDENT  
1911 E 73RD AVE  
DENVER CO 80229-6914

NORVIC PROPERTIES LLC  
OR CURRENT RESIDENT  
7401 RACE ST  
DENVER CO 80229-6502



PISER FRANCES M  
OR CURRENT RESIDENT  
1310 E 73RD AVE  
DENVER CO 80229-6823

CURRENT RESIDENT  
7334 WASHINGTON ST  
DENVER CO 80229-6302

ROSENBACH JUDY A AND  
ROSENBACH GERALD W  
OR CURRENT RESIDENT  
1201 E 75TH AVE  
DENVER CO 80229-6402

CURRENT RESIDENT  
7338 WASHINGTON ST  
DENVER CO 80229-6302

SCOTT MICHAEL AND  
SCOTT LORI  
OR CURRENT RESIDENT  
7150 LAFAYETTE ST  
DENVER CO 80229-6825

CURRENT RESIDENT  
7346 WASHINGTON ST  
DENVER CO 80229-6302

VIVA A&R LLC  
OR CURRENT RESIDENT  
1040 E 71ST AVE  
DENVER CO 80229-6810

CURRENT RESIDENT  
7348 WASHINGTON ST  
DENVER CO 80229-6302

YANTORNO BEVERLY SUE AND HOFFMAN PETER  
MICHAEL AND HOFFMAN KIMBERLY ANN  
OR CURRENT RESIDENT  
1460 E 73RD AVE  
DENVER CO 80229-6902

CURRENT RESIDENT  
7352 WASHINGTON ST  
DENVER CO 80229-6302

YANTORNO FRANK L  
OR CURRENT RESIDENT  
1414 E 73RD AVE  
DENVER CO 80229-6902

CURRENT RESIDENT  
7354 WASHINGTON ST  
DENVER CO 80229-6302

CURRENT RESIDENT  
7314 WASHINGTON ST  
DENVER CO 80229-6302

CURRENT RESIDENT  
7420 WASHINGTON ST  
DENVER CO 80229-6304

CURRENT RESIDENT  
7316 WASHINGTON ST  
DENVER CO 80229-6302

CURRENT RESIDENT  
7550 LAFAYETTE ST  
DENVER CO 80229-6421

CURRENT RESIDENT  
7318 WASHINGTON ST  
DENVER CO 80229-6302

CURRENT RESIDENT  
7535 LAFAYETTE ST  
DENVER CO 80229-6437

CURRENT RESIDENT  
7330 WASHINGTON ST  
DENVER CO 80229-6302

CURRENT RESIDENT  
7470 WILLIAMS ST  
DENVER CO 80229-6503

CURRENT RESIDENT  
7250 GILPIN WAY STE 130  
DENVER CO 80229-6505

CURRENT RESIDENT  
901 E 71ST AVE  
DENVER CO 80229-6807

CURRENT RESIDENT  
7250 GILPIN WAY STE 140  
DENVER CO 80229-6505

CURRENT RESIDENT  
800 E 71ST AVE  
DENVER CO 80229-6808

CURRENT RESIDENT  
1875 E 75TH AVE  
DENVER CO 80229-6514

CURRENT RESIDENT  
1020 E 71ST AVE  
DENVER CO 80229-6810

CURRENT RESIDENT  
1800 E 75TH AVE  
DENVER CO 80229-6515

CURRENT RESIDENT  
821 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
7250 GILPIN WAY STE 150  
DENVER CO 80229-6530

CURRENT RESIDENT  
825 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
7150 WASHINGTON ST  
DENVER CO 80229-6706

CURRENT RESIDENT  
831 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
7154 WASHINGTON ST  
DENVER CO 80229-6706

CURRENT RESIDENT  
835 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
1015 E 70TH AVE  
DENVER CO 80229-6803

CURRENT RESIDENT  
841 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
1041 E 70TH AVE  
DENVER CO 80229-6803

CURRENT RESIDENT  
845 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
1061 E 70TH AVE  
DENVER CO 80229-6803

CURRENT RESIDENT  
851 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
853 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
950 E 73RD AVE  
DENVER CO 80229-6817

CURRENT RESIDENT  
855 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
1210 E 73RD AVE  
DENVER CO 80229-6821

CURRENT RESIDENT  
859 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
1301 E 73RD AVE  
DENVER CO 80229-6822

CURRENT RESIDENT  
861 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
1327 E 73RD AVE  
DENVER CO 80229-6822

CURRENT RESIDENT  
863 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
1347 E 73RD AVE  
DENVER CO 80229-6822

CURRENT RESIDENT  
865 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
1357 E 73RD AVE  
DENVER CO 80229-6822

CURRENT RESIDENT  
881 E 73RD AVE  
DENVER CO 80229-6815

CURRENT RESIDENT  
1367 E 73RD AVE  
DENVER CO 80229-6822

CURRENT RESIDENT  
901 E 73RD AVE  
DENVER CO 80229-6816

CURRENT RESIDENT  
7141 LAFAYETTE ST  
DENVER CO 80229-6824

CURRENT RESIDENT  
983 E 73RD AVE  
DENVER CO 80229-6816

CURRENT RESIDENT  
7220 LAFAYETTE ST  
DENVER CO 80229-6827

CURRENT RESIDENT  
940 E 73RD AVE  
DENVER CO 80229-6817

CURRENT RESIDENT  
800 E 73RD AVE UNIT 1  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 10  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 2  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 11  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 20  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 12  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 21  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 13  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 25  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 14  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 3  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 15  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 4  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 16  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 5  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 17  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 6  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 18  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 7  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 19  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 8  
DENVER CO 80229-6855

CURRENT RESIDENT  
800 E 73RD AVE UNIT 9  
DENVER CO 80229-6855

CURRENT RESIDENT  
850 E 73RD AVE UNIT 8  
DENVER CO 80229-6856

CURRENT RESIDENT  
850 E 73RD AVE UNIT 1  
DENVER CO 80229-6856

CURRENT RESIDENT  
850 E 73RD AVE UNIT 9  
DENVER CO 80229-6856

CURRENT RESIDENT  
850 E 73RD AVE UNIT 10  
DENVER CO 80229-6856

CURRENT RESIDENT  
850 E 73RD AVE UNIT 11  
DENVER CO 80229-6862

CURRENT RESIDENT  
850 E 73RD AVE UNIT 12  
DENVER CO 80229-6856

CURRENT RESIDENT  
1581 E 73RD AVE  
DENVER CO 80229-6903

CURRENT RESIDENT  
850 E 73RD AVE UNIT 2  
DENVER CO 80229-6856

CURRENT RESIDENT  
1601 E 73RD AVE  
DENVER CO 80229-6905

CURRENT RESIDENT  
850 E 73RD AVE UNIT 3  
DENVER CO 80229-6856

CURRENT RESIDENT  
1790 E 73RD AVE  
DENVER CO 80229-6907

CURRENT RESIDENT  
850 E 73RD AVE UNIT 4  
DENVER CO 80229-6856

CURRENT RESIDENT  
7300 RACE ST  
DENVER CO 80229-6909

CURRENT RESIDENT  
850 E 73RD AVE UNIT 5  
DENVER CO 80229-6856

CURRENT RESIDENT  
7330 RACE ST  
DENVER CO 80229-6909

CURRENT RESIDENT  
850 E 73RD AVE UNIT 6  
DENVER CO 80229-6856

CURRENT RESIDENT  
2101 E HIGHWAY 224  
DENVER CO 80229-6910

CURRENT RESIDENT  
850 E 73RD AVE UNIT 7  
DENVER CO 80229-6856

CURRENT RESIDENT  
1801 E 73RD AVE  
DENVER CO 80229-6916

CURRENT RESIDENT  
1840 E 73RD AVE  
DENVER CO 80229-6917

# CERTIFICATE OF POSTING



I, J. Gregory Barnes do hereby certify that I posted the subject property for case # PRC2018-00021 on July 9, 2019 in accordance with the requirements of the Adams County Development Standards and Regulations.

J. Gregory Barnes

# Center Greenhouse

PRC2018-00021

7220 Lafayette Street

August 20, 2019

Board of County Commissioners Public Hearing  
Community and Economic Development Department

Case Manager: Greg Barnes



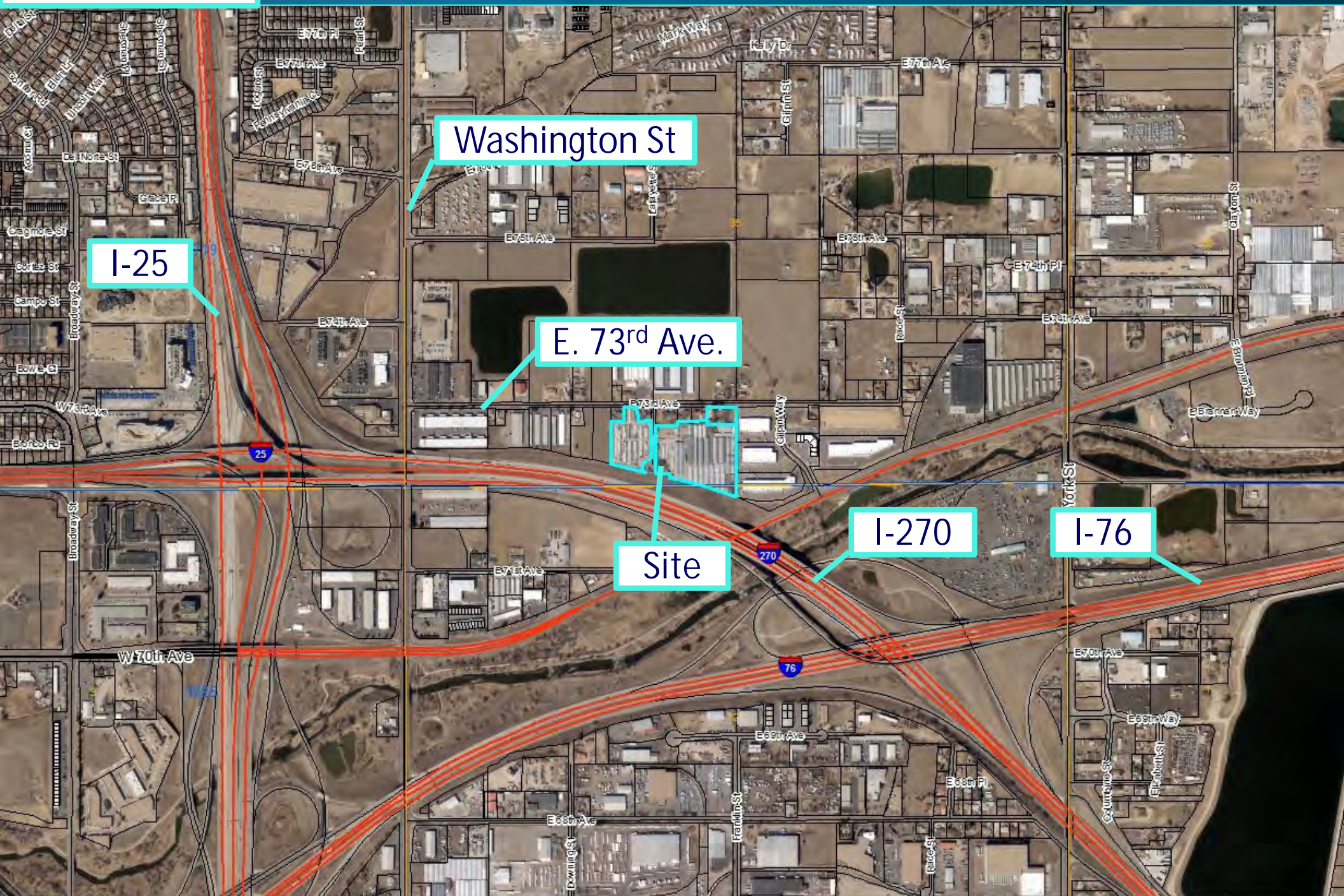


# Requests

- Final plat for minor subdivision:
  - Creates 1 lot
  - 11 acres total
- Rezoning:
  - Current: Agricultural-1
  - Proposed: Industrial-1
- Roadway Vacation:
  - Portion of Lafayette Street
- Subdivision Improvements Agreement



# Aerial View



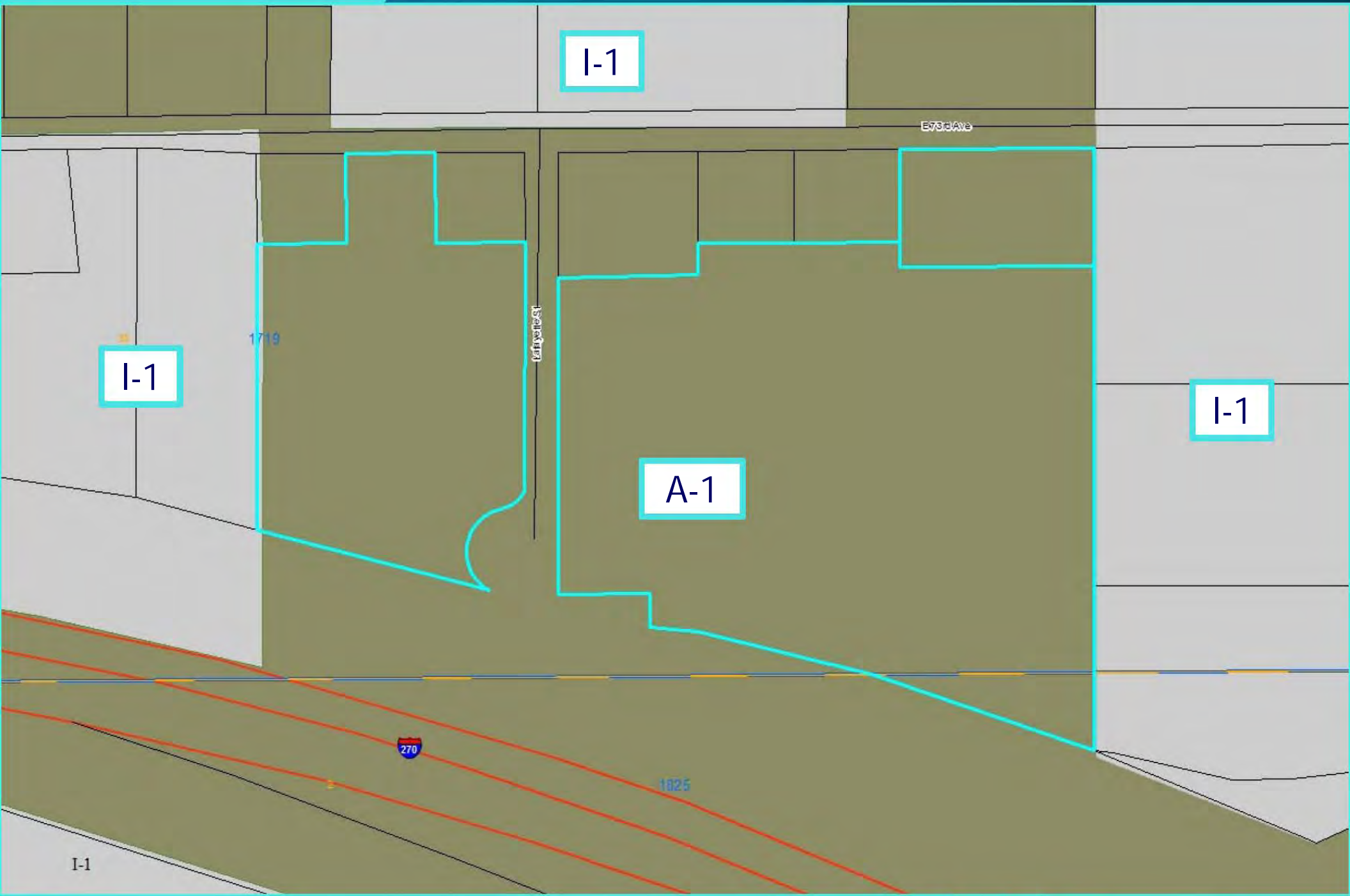


## Site at 73rd and Lafayette



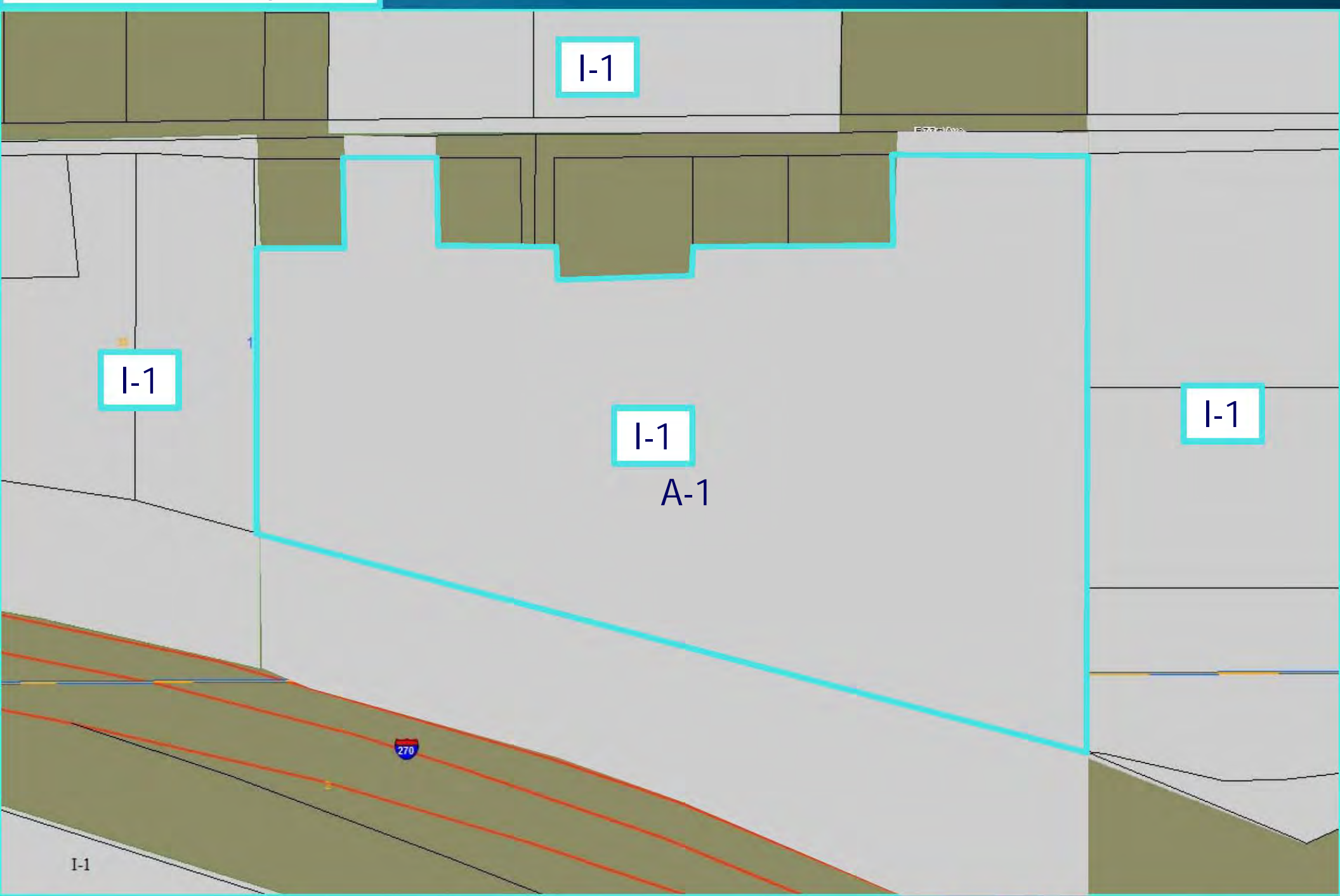
© 2019 Pictometry

# Current Zoning Map

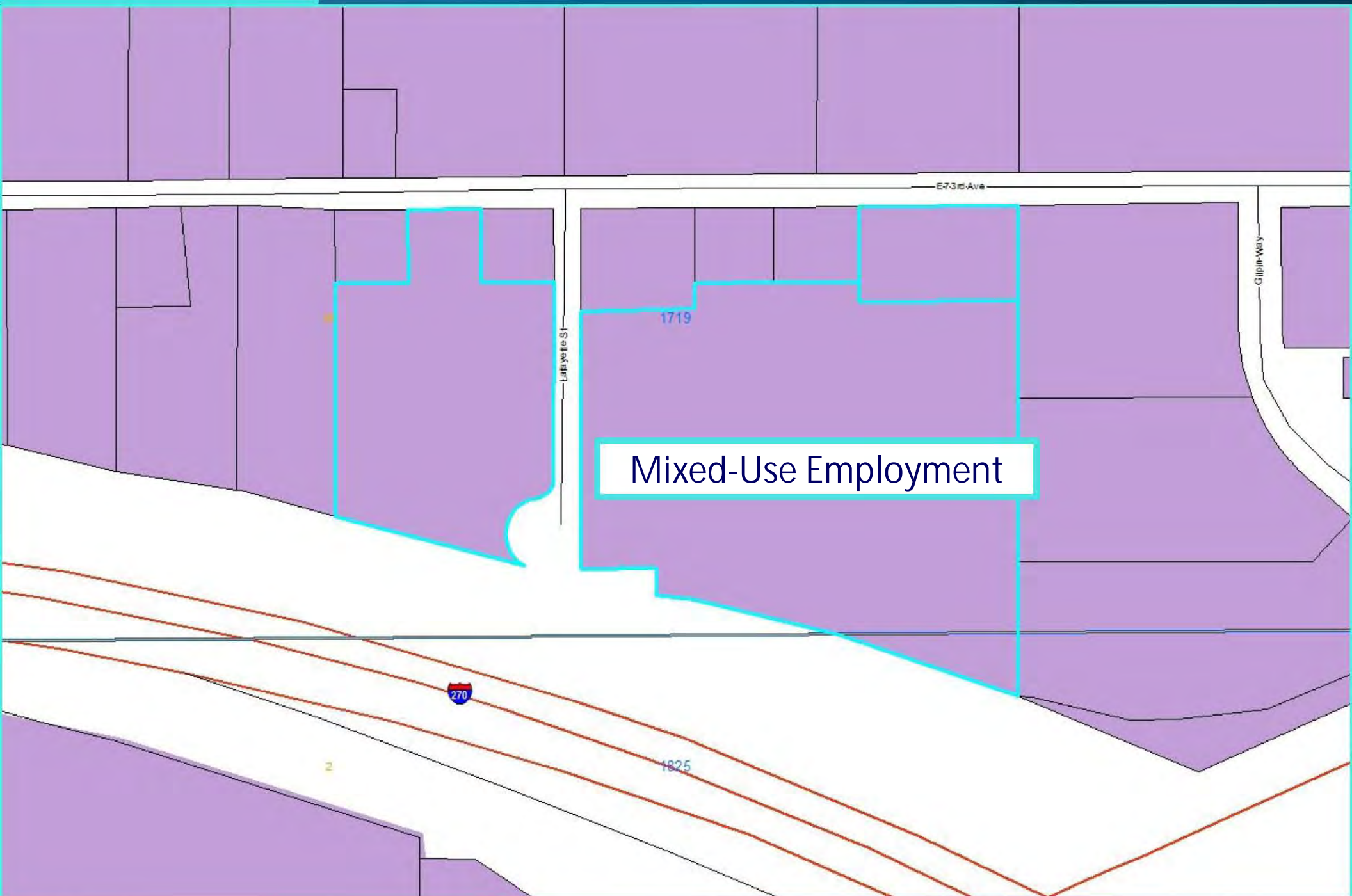




# Proposed Zoning Map



# Future Land Use



# Criteria for Minor Subdivision Final Plat Approval

Section 2-02-18-03-05

- Conforms to Subdivision Design Standards
- Sufficient Water Supply
- Established Sewage Disposal
- Identified Soil & Topographical Issues
- Adequate Drainage Improvements
- Adequate Public Infrastructure Guarantees
- Consistent with Comprehensive Plan
- Consistent with Purpose of Regulations
- Conforms to Density Standards
- Compatible & Harmonious to Surrounding Area



# Criteria for Rezoning Approval

Section 2-02-13-06-02

- Consistent with Comprehensive Plan
- Consistent with Purpose of Regulations
- Complies with Zone District Standards
- Compatible & Harmonious to Surrounding Area

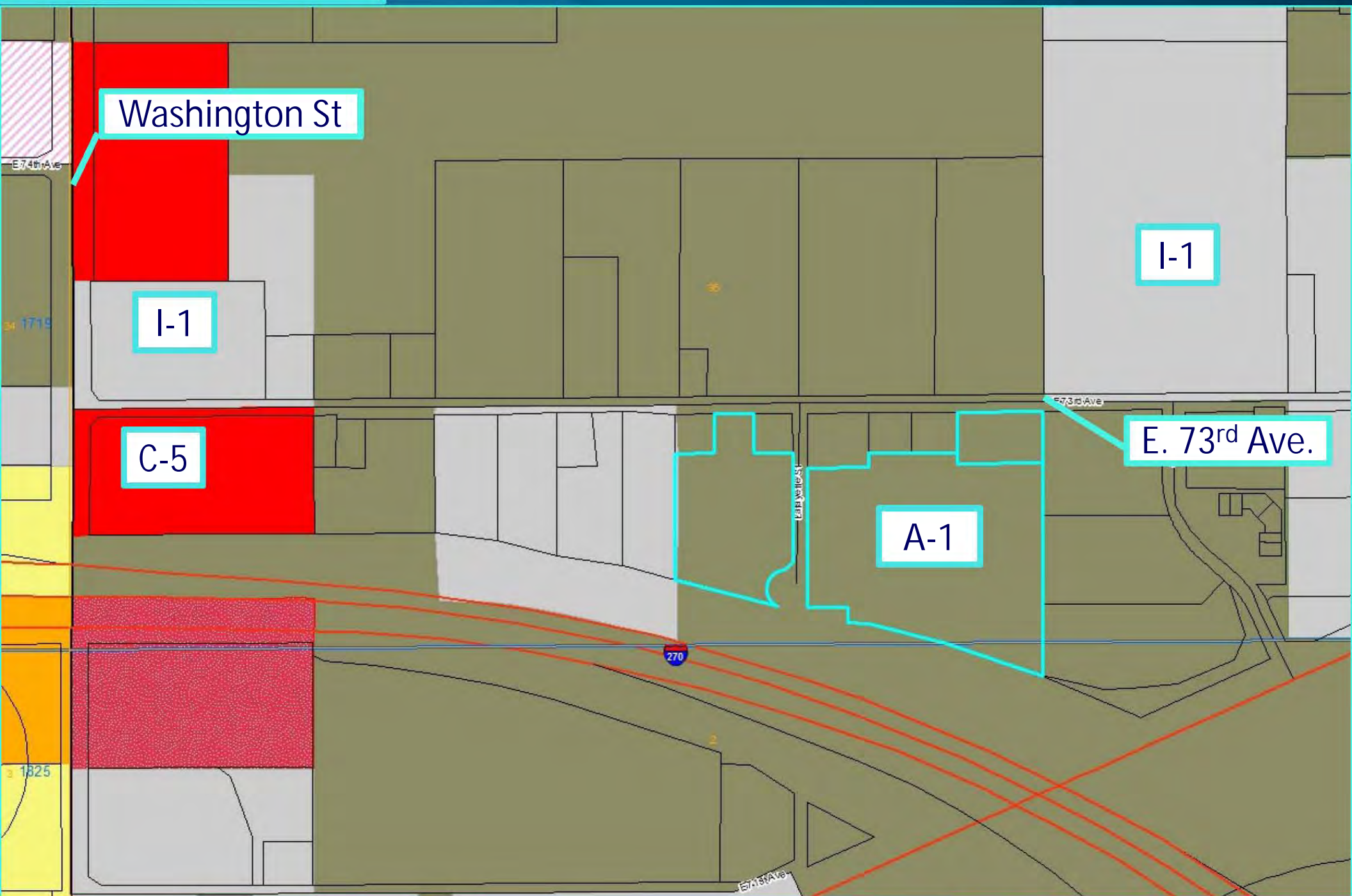


# Criteria for Roadway Vacation Approval

Section 2-02-13-06-02

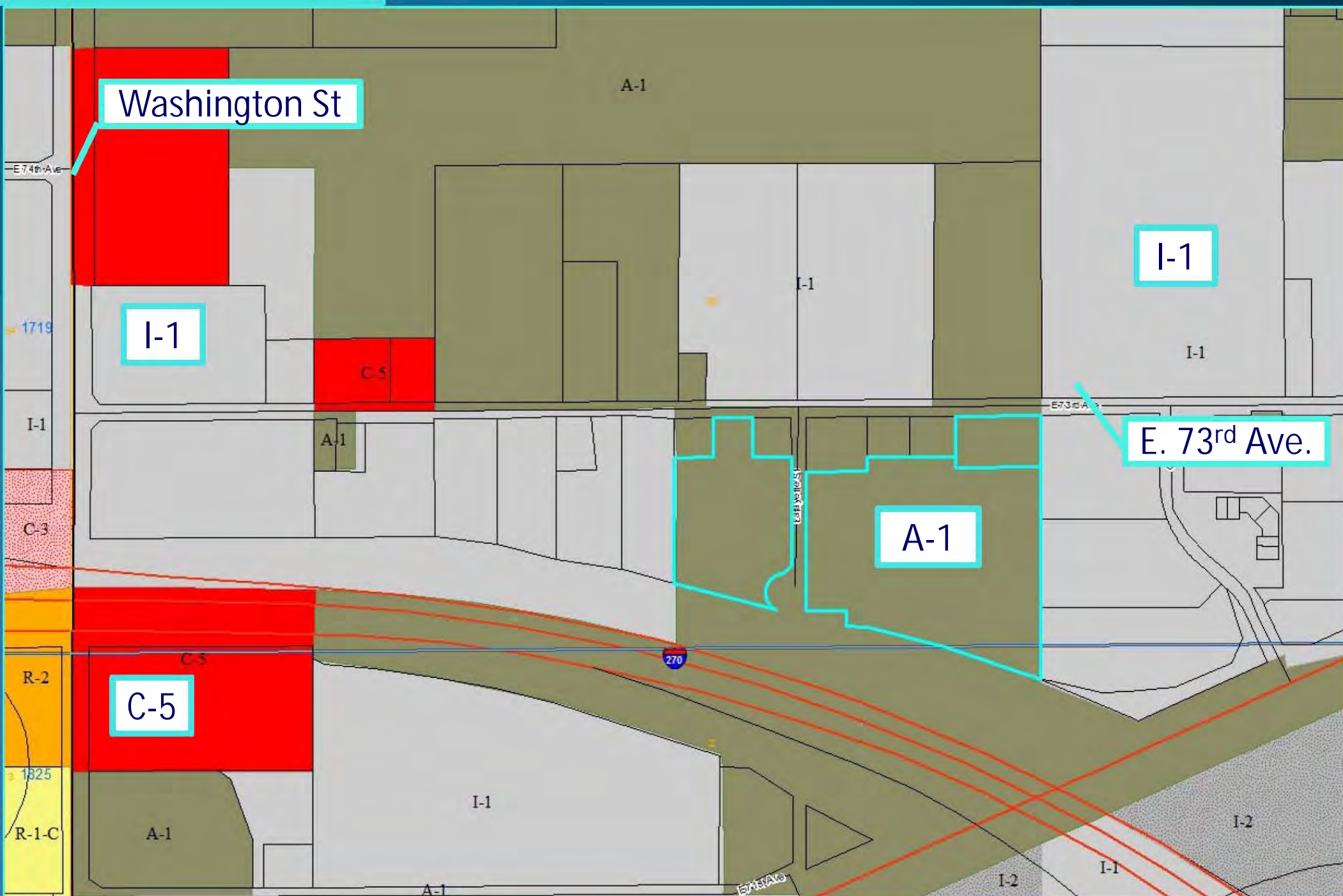
- Complies with Standards & Regulations
- Does Not Create Nonconformity
- Consistent with Purpose of Subdivision Regulations
- Not Adversely Affecting Health, Safety, and Welfare
- Does Not Inhibit Access for Other Properties

# 1999 Zoning Map

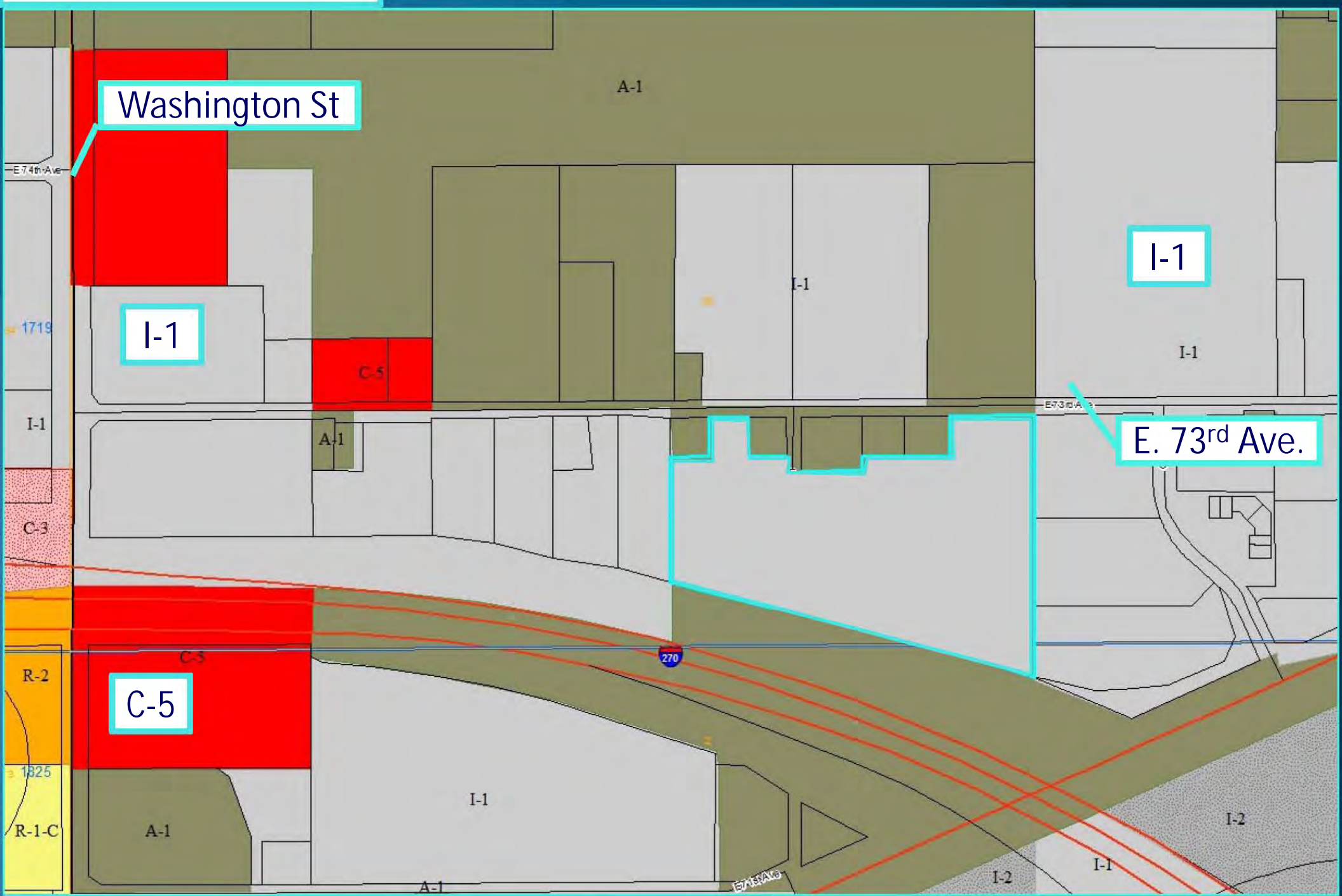




# 2019 Zoning Map

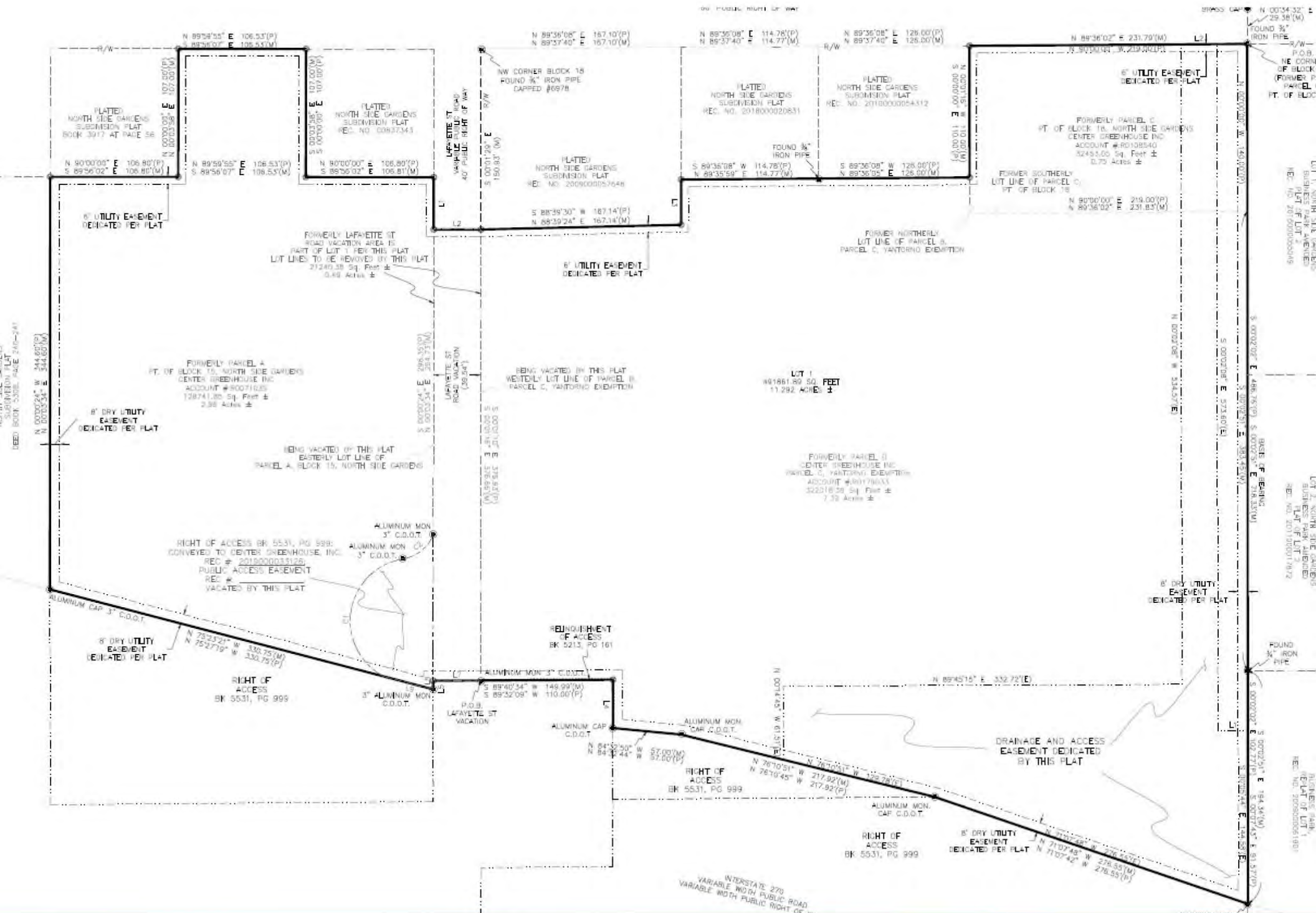


# Proposed Zoning Map





00 PAGES MUST BE WR



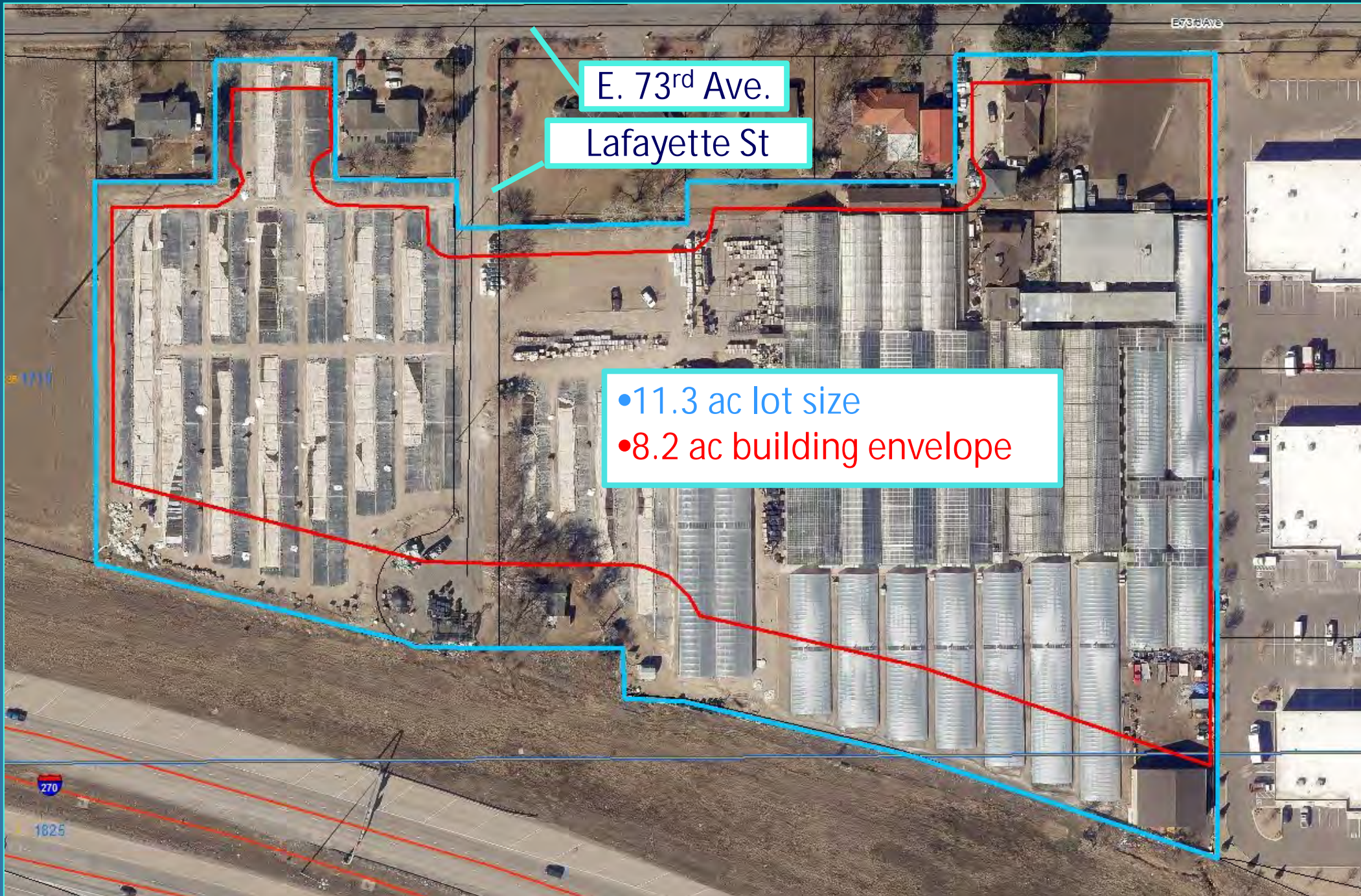
# Development Standards

## I-1 Zone District

- Minimum Lot Size:
  - 1 acre (required)
  - 11.3 acres (min. proposed)
- Minimum Lot Width:
  - 100 ft. (required)
  - 230 ft. (min. proposed)
- Minimum Setbacks:
  - 25 ft. (front)
  - 15 & 5 ft. (side)
  - 75 ft. (highway)



# Proposed Lot and Building Envelope





# Analysis

- Water:
  - Water provided by North Washington Street Water & Sanitation District
    - Confirmed by Colorado Division of Water Resources
- Electric Service:
  - Provided by Xcel Energy























# Referral Period

Notices Sent*	Comments Received
181	1

\*1,500 foot referral distance\*

External Referral Agencies:  
CDOT, CDWR, Xcel, CGS, TCHD  
No objections to plat.

# Planning Commission

- Public Hearing on 07/25/2019
- 2 public comments
  - Current condition of East 73<sup>rd</sup> Avenue

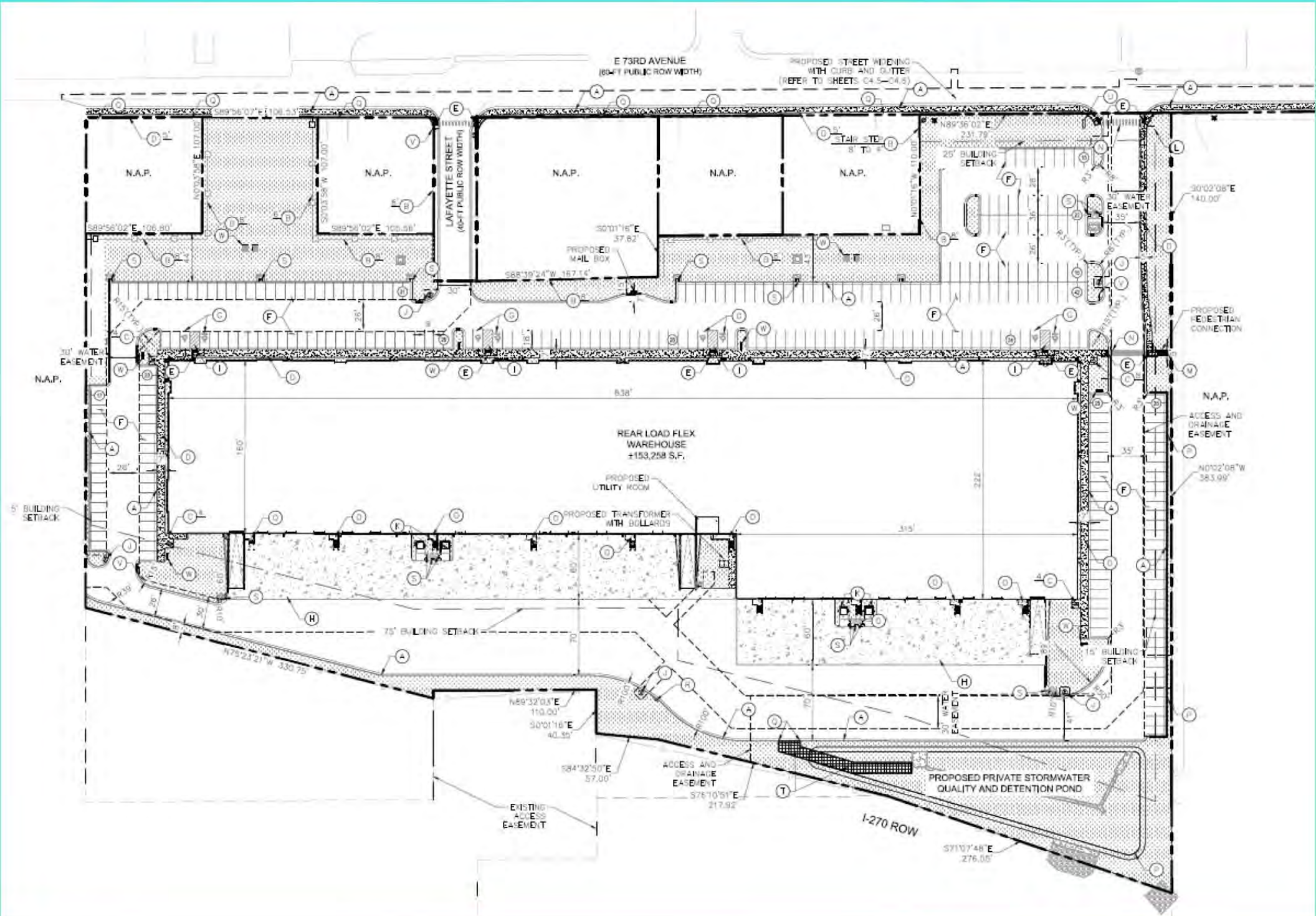
# Recommendation

(PRC2018-00021 – Center Greenhouse)

- Consistent with Comprehensive Plan
- Complies with minimum zone district standards
- Compatible with surrounding area
- Water, Sewage, & Electric Service Provided

Approval of the final plat, rezoning, and roadway vacation with 21 findings-of-fact, 1 condition, and 1 note





## **SUBDIVISION IMPROVEMENTS AGREEMENT**

THIS AGREEMENT is made and entered into by and between the County of Adams, State of Colorado, hereinafter called "County," and Central Connection, LLC located at 1855 South Pearl Street, Suite 20, Denver, CO 80210, hereinafter called "Developer."

WITNESSETH:

WHEREAS, Developer is the owner of real property in the County of Adams, State of Colorado, as described in Exhibit "A" attached hereto, and by this reference made a part hereof.

WHEREAS, it is provided by resolution of the Board of County Commissioners, County of Adams, that where designated the Developer shall have entered into a written agreement with the County to install public and/or private improvements, and to deed land for public purposes or right-of-way.

NOW, THEREFORE, in consideration of the foregoing, the parties hereto promise, covenant, and agree as follows:

1. **Engineering Services.** Developer shall furnish, at its own expense, all engineering and other services in connection with the design and construction of the improvements described and detailed on Exhibit "B" attached hereto, and by this reference made a part hereof.
2. **Drawings and Estimates.** The Developer shall furnish drawings and cost estimates for all improvements described and detailed on Exhibit "B" for approval by the County. Upon request, the Developer shall furnish one set of reproducible "as built" drawings and a final statement of construction costs to the County.
3. **Construction.** Developer shall furnish and construct, at its own expense and in accordance with drawings and materials approved by the County, the improvements described and detailed on Exhibit "B".
4. **Time for Completion.** Improvements shall be completed according to the terms of this agreement within "construction completion date" appearing in Exhibit "B". The Director of Community and Economic Development Department may for good cause grant extension of time for completion of any part or all of improvements appearing on said Exhibit "B". Any extension greater than 180 days is within the sole discretion of the Board of County Commissioners. All extensions of time must be in writing.
5. **Guarantee of Compliance.** Developer shall furnish to the County a cash escrow deposit or other acceptable collateral, such as a surety bond, releasable only by the County, to guarantee compliance with this agreement. Said collateral shall be in the amount of \$652,884.75, including twenty percent (20%) to cover administration and five percent (5%) per year for the term of the Agreement to cover inflation. Upon approval of the final plat, completion of said improvements constructed according to the terms of this agreement, and preliminary

acceptance by the Director of Public Works in accordance with section 5-02-05-01 of the County's Development Standards and Regulations, the collateral shall be released. Completion of said improvements shall be determined solely by the County, and a reasonable part of said collateral, up to 20%, may be retained to guarantee maintenance of public improvements for a period of one year from the date of completion.

No Certificate of Occupancy shall be issued until said collateral is furnished in the amount required and in a form acceptable to the Board of County Commissioners. Construction of Public Improvements may be constructed concurrently with construction of building improvements. No Certificate of Occupancy will be issued for any building until preliminary acceptance of the Public Improvements is granted by Adams County.

6. **Acceptance and Maintenance of Public Improvements.** All improvements designated "public" on Exhibit "B" shall be public facilities and become the property of the County or other public agencies upon acceptance. During the period of one year from and after the acceptance of public improvements, the Developer shall, at its own expense, make all needed repairs or replacement due to defective materials or workmanship which, in the opinion of the County, becomes necessary. If, within ten days of written notice to the Developer from the County requesting such repairs or replacements, the Developer has not undertaken with due diligence to make the same, the County may make such repairs or replacements at the Developer's expense. In the case of an emergency such written notice may be waived.
7. **Successors and Assigns.** This agreement shall be binding upon the heirs, executors, personal representatives, successors, and assigns of the Developer, and shall be deemed a covenant running with the real property as described in Exhibit "A" attached hereto.
8. **Improvements and Dedication.** The undersigned Developer hereby agrees to provide the following improvements.

**A. Improvements.**

Public Improvements:

Road (paving, curb, gutter, sidewalk) with related drainage improvements on the south side of E 73rd Avenue approximately +/-1,275 linear feet in length, spanning between the northwest corner of 1310 E 73rd Ave (Parcel # 0171935303015) to Gilpin Way, abutting County Parcel Numbers 0171935303015, 0171935303016, 0171935304008, 0171935304009, 0171935304003, 0171935407004, and Red Central Industrial Subdivision Filing No. 1 (Existing County Parcel # 0171935304006). Road (paving, curb and gutter) with related drainage improvements on both sides of Lafayette Street from E 73rd Avenue south to Red Central Industrial Subdivision Filing No. 1 (following the vacation of a portion of Lafayette St). (General description of construction.) See Exhibit "B" for description, estimated quantities and estimated construction costs. See Exhibit "C" for design of Public Improvements.

The improvements shall be constructed in accordance with all County requirements and specifications in accordance with the approved plans and time schedule as indicated in Exhibit "B".

B. **Public dedication of land for right-of-way purposes or other public purpose.** N/A.

Name/s  
Central Connection, LLC

By: \_\_\_\_\_  
Name, Title

By: \_\_\_\_\_  
Name, Title

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

My commission expires: \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
Notary Public

APPROVED BY resolution at the meeting of \_\_\_\_\_, 2019.

Collateral to guarantee compliance with this agreement and construction of public improvements shall be required in the amount of \$652,884.75. No construction or building permits shall be issued until said collateral is furnished in the amount required and in a form acceptable to the Board of County Commissioners.

ATTEST:

BOARD OF COUNTY COMMISSIONERS  
ADAMS COUNTY, COLORADO

\_\_\_\_\_  
Clerk of the Board

\_\_\_\_\_  
Chair

**EXHIBIT A**

**Legal Description:**

THE EAST ½ OF BLOCK 15, NORTH SIDE GARDENS, EXCEPT THAT PORTION DESCRIBED IN DEED RECORDED DECEMBER 17, 1980 IN BOOK 2516 AT PAGE 835, AND EXCEPT THAT PORTION DESCRIBED IN DEED RECORDED JUNE 16, 1992 IN BOOK 3917 AT PAGE 55, AND EXCEPT THOSE PORTIONS TAKEN BY THE DEPARTMENT OF TRANSPORTATION, STATE OF COLORADO IN RULE AND ORDER RECORDED NOVEMBER 10, 1998 IN BOOK 5531 AT PAGE 999, COUNTY OF ADAMS, STATE OF COLORADO.

AND;

PARCEL C, YANTORNO EXEMPTION, ACCORDING TO THE MAP THEREOF RECORDED JULY 14, 2009 UNDER RECEPTION NO. 200900051566, COUNTY OF ADAMS, STATE OF COLORADO.

AND;

THAT PORTION OF BLOCK 18, NORTH SIDE GARDENS, COUNTY OF ADAMS, STATE OF COLORADO, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID BLOCK 18; THENCE WEST 219 FEET; THENCE SOUTH 140 FEET; THENCE EAST 219 FEET; THENCE NORTH 140 FEET TO THE POINT OF BEGINNING.

ALL TOGETHER BEING DESCRIBED AS FOLLOWS:

A TRACT OF LAND BEING A PART OF BLOCKS 15 AND 18, NORTH SIDE GARDENS, A SUBDIVISION OF A PART OF THE SOUTHWEST ONE-QUARTER OF SECTION 35, TOWNSHIP 2 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO AND PART OF THE NORTHWEST ONE-QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A FOUND ¾' IRON PIPE ON THE SOUTH RIGHT OF WAY LINE OF EAST 73RD AVENUE AND MARKING THE NORTHEAST CORNER OF BLOCK 18, NORTH SIDE GARDENS PER YANTORNO EXEMPTION PLAT PREPARED BY R.W.BAYER & ASSOCIATES:

THENCE FROM SAID POINT OF BEGINNING LEAVING THE SOUTH RIGHT OF WAY OF EAST 73RD AVENUE AND RUNNING ALONG THE WEST LINE OF NORTH SIDE GARDENS BUSINESS PARK AMENDED PLAT FOR LOT 2, S00°02'51"E 718.33' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT LOCATED ON THE NORTH RIGHT OF WAY LINE OF INTERSTATE 270, THENCE ALONG THE NORTH LINE OF SAID INTERSTATE 270 N71°07'48"W 276.55' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N76°10'51"W 217.92' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N84°32'50"W 57.00' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N00°01'16"W 40.35', THENCE S89°40'34"W 149.99' PASSING A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT AT 110.00', THENCE S00°02'39"W 7.14' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE N75°23'21"W 330.75' TO A FOUND ALUMINUM COLORADO DEPARTMENT OF TRANSPORTATION MONUMENT, THENCE LEAVING SAID NORTH RIGHT OF WAY N00°03'34"E 344.60' TO THE NORTHWEST CORNER OF THE SUBJECT PROPERTY, THENCE S89°56'02"E 106.80', THENCE N00°03'58"E 107.00' TO THE SOUTH RIGHT OF WAY LINE OF EAST 73<sup>RD</sup> AVENUE, THENCE ALONG SAID RIGHT OF WAY S89°56'07"E 106.53', THENCE LEAVING SAID RIGHT OF WAY S00°03'58"W 107.00', THENCE S89°56'02"E 106.80 TO THE WEST RIGHT OF WAY LINE OF LAFAYETTE STREET, THENCE ALONG SAID RIGHT OF WAY S00°03'58"W 43.62', THENCE S89°57'21"E 39.47', THENCE N88°39'24"E 167.14', THENCE N00°01'17"W 37.82', THENCE N89°35'59"E 114.77' TO A FOUND 3/8" IRON PIPE, THENCE N89°36'05"E 128.00', THENCE N00°01'16"W 110.00' TO THE SOUTH RIGHT OF WAY LINE OF EAST 73RD AVENUE, THENCE ALONG SAID SOUTH RIGHT OF WAY N89°36'02"E 231.79' TO THE POINT OF BEGINNING.

#### **EXHIBIT B**

**Public Improvements:** See Attached.

Exhibit B – East 73<sup>rd</sup> Improvements

#### **EXHIBIT C**

**Public Improvements Design:** See Attached.

Exhibit B – East 73<sup>rd</sup> Improvements Design

**Construction Completion Date:** DECEMBER 31, 2020

Initials or signature of Developer:\_\_\_\_\_

**EXHIBIT B**  
**East 73<sup>rd</sup> Improvements Design**



**EXHIBIT B - EAST 73RD IMPROVEMENTS**

Red Central Two Industrial Subdivision Filing No. 1

Engineers Estimate - Site Civil Related Public Improvements - East 73rd Avenue Improvements

28-May-19

ITEM	Unit	Estimate Quantity	Approximate Unit Price	Total Cost
<b>MOBILIZATION</b>				
Mobilization	ls	1.00	\$ 2,175.00	\$ 2,175.00
<b>SUBTOTAL</b>				<b>\$ 2,175.00</b>
				<b>\$ -</b>
<b>MISC/GENERAL CONDITIONS</b>				
Site Testing	ls	1.00	\$ 7,500.00	\$ 7,500.00
Site Layout	ls	1.00	\$ 3,500.00	\$ 3,500.00
<b>SUBTOTAL</b>				<b>\$ 11,000.00</b>
				<b>\$ -</b>
<b>EARTHWORK</b>				
Demo Existing	sf	45,500	\$ 0.55	\$ 25,025.00
Prep Subgrade	sf	45,500	\$ 1.08	\$ 49,140.00
Finish grade	sf	45,500	\$ 1.77	\$ 80,535.00
<b>SUBTOTAL</b>				<b>\$ 154,700.00</b>
<b>EROSION CONTROL</b>				
VTC	ea	1.00	\$ 475.00	\$ 475.00
Silt Fence	lf	2,500	\$ 1.70	\$ 4,250.00
<b>SUBTOTAL</b>				<b>\$ 4,725.00</b>
<b>SITE UTILITIES</b>				
Storm Inlets/Outlet Structures	ea	2.00	\$ 3,612.50	\$ 7,225.00
Relocate Fire Hydrants	ea	2.00	\$ 2,337.50	\$ 4,675.00
<b>SUBTOTAL</b>				<b>\$ 11,900.00</b>
<b>ASPHLAT PAVING</b>				
Asphalt Paving	sf	47,500	\$ 2.55	\$ 121,125.00
New Asphalt Patch	ls	29,650	\$ 3.00	\$ 88,950.00
Asphalt Striping Bid - Road	ls	1.00	\$ 8,075.00	\$ 8,075.00
<b>SUBTOTAL</b>				<b>\$ 218,150.00</b>
<b>SITE CONCRETE</b>				
Curb and Gutter	lf	1,850	\$ 35.00	\$ 64,750.00
Sidewalks & Flatwork (4")	sf	9,250	\$ 4.25	\$ 39,312.50
<b>SUBTOTAL</b>				<b>\$ 104,062.50</b>
<b>LANDSCAPING</b>				
Reset Mailboxes	ls	1.00	\$ 2,200	\$ 2,200.00
Repair Fencing	ls	1.00	\$ 2,500	\$ 2,500.00
Repair/Replace Landscaping	ls	1.00	\$ 6,750	\$ 6,750.00
<b>SUBTOTAL</b>				<b>\$ 11,450.00</b>
<b>SUBTOTAL</b>				<b>\$ 518,162.50</b>
Administrative Costs	20.00%			\$ 103,632.50
<b>SUBTOTAL</b>				<b>\$ 621,795.00</b>
Inflation Costs (1 Year)	5.00%			\$ 31,089.75
<b>TOTAL ESTIMATE COST</b>				<b>\$ 652,884.75</b>

[illegible]

**Kimley»Horn**

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PHONE: 303-228-2300



**COMMUNITY AND ECONOMIC DEVELOPMENT  
DEPARTMENT**

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**CASE NAME: Berkley Shores Metropolitan District**

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- 4.2 Referral Comments (CDOT)
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## Board of County Commissioners

August 20, 2019

CASE No.: <b>PLN2019-00007</b>	CASE NAME: <b>Berkley Shores Metropolitan District</b>
Owner's Information:	Highland Development Company LLC
Applicant's Name:	McGeady Becher P.C.
Applicant's Address:	450 East 17 <sup>th</sup> Avenue, Suite 400, Denver, CO 80203
Location of Request:	6300 and 6330 Lowell Blvd. and Parcel # 0182508200049
Nature of Request:	A service plan to establish the Berkley Shores Metropolitan District. The service plan will provide funding for construction and maintenance of public services and facilities within the Berkley Shores Subdivision.
Zone District:	R-1-C
Site Size:	Approximately 10 acres
Proposed Uses:	Residential
Existing Use:	Residential
Hearing Date(s):	<b>BOCC: August 20, 2019/ 9:30 am (Public Hearing)</b>
Report Date:	August 13, 2019
Case Manager:	Libby Tart
Staff Recommendation:	APPROVAL with 9 Findings-of-Fact

### SUMMARY OF PREVIOUS APPLICATIONS

In 2019, applications were submitted for a Rezone, Preliminary Development Plan, Preliminary Plat and Lot Depth to Width Waiver. These requests are currently under review for the three parcels at 6300 Lowell Boulevard. The case is expected to go before the Planning Commission and Board of County Commissioners in late August 2019.

### SUMMARY OF APPLICATION

#### **Background**

The applicant, on behalf of Highland Development Company LLC, is requesting a service plan for the Berkley Shores Metropolitan District (District) to provide funding for construction and maintenance of centralized water, sanitation, and streets, as well as safety protection, parks and recreation, mosquito control and other general governance for covenant control and design review services. The site is comprised of approximately 10 acres and is located approximately 620 feet south of the southeast intersection of Lowell Boulevard and West 64<sup>th</sup> Avenue. The proposed development is currently under review with the Adams County Community and Economic

Development Department and proposes 89 units of single-family attached and detached housing. Seventy-two units are proposed as single-family, three-story attached units and 17 of the units are proposed to be single-family detached. The application request is expected to go before the Planning Commission and the Board of County Commissioners in late August 2019 and consists of a rezone from R-1-C to Planned Unit Development (Residential), a Preliminary Development Plan, a Preliminary Plat and a Lot Depth to Width Waiver.

Pursuant to Title 32, Article 1 of Colorado Revised Statutes, metropolitan districts are quasi-governmental agencies and political subdivisions of the State of Colorado organized to provide two or more services to support a development area. Common services provided by metropolitan districts include general governance, fire protection, park and recreation, water and sanitation services, and storm water facilities. The proposed metropolitan district is mainly to provide financing for public infrastructure, such as water and sanitation systems, as well as streets, covenant control and design review services in the development.

### **Development Standards and Regulations**

Chapter 10 of the Adams County Development Standards and Regulations outline review processes for organization of a special district. The formation of a special district begins with development of a service plan. This plan includes a description of the area to be included within the proposed district, a description of proposed facilities and services to be provided, and a financial plan including estimated costs and proposed indebtedness. In approving a service plan, the Board of County Commissioners (BoCC) shall find there is sufficient existing and projected need for organized services in the area to be serviced by the proposed special district. The Board of County Commissioners in approving a district plan shall also find existing service in the area to be inadequate for present and projected needs. From the service plan and project narrative submitted with the application, the only financial viability to perform improvements to the area is through the formation of a metropolitan district, which has the authority to secure financing to provide the needed improvements.

As part of the evaluation criteria for approval of the service plan, the BoCC shall also find the proposed special district can provide economical and sufficient service and will have the financial ability to discharge the proposed indebtedness on a reasonable basis. As described in the financial plan (see Exhibit 3.1), the District anticipates issuing approximately Eight Million Three Hundred Thousand Dollars (\$8,300,000) of debt through low-interest loans and/or grants. The estimated costs of the required public improvements total approximately Four Million Four Hundred Thousand Dollars (\$4,400,000); however, actual costs of the improvement will vary based on specific construction requirements and timing of construction.

Per Section 32-1-1000 (1) of the Colorado Revised Statutes, the District may rely upon various revenue sources authorized by law including, but not limited to, a public improvement fee (PIF), ad valorem property taxes, and powers to assess fees, rates, tolls, penalties, or charges. The financial plan estimates 50 mills will be imposed as the District Debt Mill Levy. The District will also require operating funds for administration, as well as the cost for improvements to be constructed and maintained, which is anticipated to be derived from revenues of the District. The first year's operating budget is estimated to be Fifty Thousand Dollars (\$50,000).

Activities of the proposed Metropolitan District will be subject to all applicable zoning, subdivision, building codes, land use regulations, and other applicable ordinances, laws, rules and regulations. In addition, all facilities and service standards of the Districts will be compatible with Adams County regulations.

**Below is a brief summary of characteristics of the proposed Metropolitan District:**

**Project basics:**

Creation of the District is necessary to facilitate construction and maintenance of public infrastructure.

**Overall Development:**

- 10 acres, including residential lots and designated drainage outlots
- 72 proposed single-family attached residential units and 17 single-family detached residential units

**Financing Structure:**

- Total estimated cost of public improvements: \$4,400,000
- Maximum debt limitation: \$8,300,000
- Maximum mill levy for payment of general obligation debt: 50 mills
- Maximum interest rate: 18%
- Proposed length of bonds: 30 years
- The District may rely upon various revenue sources authorized by law including the power to assess fees, rates, tolls, penalties, or charges as provided in Section 32-1-1001(1), C.R.S.

**Future Land Use Designation**

The proposed development area is designated as Urban Residential in the County's Future Land Use Map. Per Chapter 5 of the Adams County Comprehensive Plan, Urban Residential areas are designated for single and multiple family housing, typically at urban densities of one dwelling per acre or greater. These areas are intended to provide for development of residential neighborhoods with a variety of housing types, with adequate urban services and transportation facilities.

The subject request to provide a metropolitan district for services within a development conforms to goals of the Comprehensive Plan.

**Site Characteristic:**

Approximately 10 acres of land are within the proposed District service area. The service area is currently developed with two single-family detached homes, which are to be removed with the approval of the proposed development application.

**Surrounding Zoning Designations and Existing Use Activity:**

<b>Northwest R-1-C Residential</b>	<b>North A-1 Residential</b>	<b>Northeast R-1-C Residential</b>
<b>West A-1 and R-1-C Residential</b>	<b>Subject Property R-1-C Residential</b>	<b>East R-1-C Residential</b>
<b>Southwest R-1-C Residential</b>	<b>South R-1-C Residential</b>	<b>Southeast R-1-C Residential</b>

**Compatibility with the Surrounding Land Uses:**

The surrounding area mainly consists of single family homes. The proposed single family attached and detached residential planned unit development is consistent with the surrounding area. Creating a Metropolitan District to provide financing to construct and maintain required public improvements aligns with the proposed development on the subject site, as well as the existing uses in the immediate vicinity.

**PLANNING COMMISSION UPDATE**

The Planning Commission (PC) considered this case on July 25, 2019 and voted (7-0) to recommend approval of the request. The applicant provided a presentation at the meeting and had no concerns with the staff report or presentation. There was no one from the public to speak in favor or in opposition to the request.

**Referral Agency Comments:**

Berkeley Water and Sanitation District, Shaw Heights Water District, North Pecos Water and Sanitation District, North Washington Street Water and Sanitation District, North Lincoln Water and Sanitation District, South Adams County Water and Sanitation District, South Adams Co. Fire District, Mapleton Public Schools, West Adams Soil Conservation District, Adams County Attorney's Office, Century Link, Adams County Development Review Services, City of Arvada, City of Westminster, Adams County Parks and Open Space Department, Adams County Code Compliance, Adams County Sheriff's Office, Comcast, Arvada Fire Department, Crestview Water and Sanitation District, Goat Hill, Hyland Hills Park and Recreation District, Metro Wastewater Reclamation, RTD, Westminster Fire Department, and Westminster School District #50 all received a referral on this application and as of the date of this report, we have not received comments from these agencies.

**Agencies Providing Comment:**

CDOT reviewed the plan and did not have any comment.

Tri-County Health reviewed the plan and requested the mosquito control plan for review. They also provided comment on effective water conservation strategies.

Xcel Energy reviewed the plan and stated they had no objection to the proposal.

**County Agency Comments:**

Adams County Finance Department reviewed the proposed service plan at the time of a conceptual review meeting and expressed concerns with the financial plan. The applicant provided a response and corrected the items that Finance identified in the formal service plan application located in Exhibit 3. Finance has indicated there are no further concerns with these corrections. See the attached Exhibit 4.5 for their comments and questions.

**Staff Recommendation:**

**Based upon the application, the criteria and review process for creating special districts outlined in chapter 10 of the Adams County Development Standards and Regulations, PC and staff recommends Approval of the request with 9 findings-of-fact.**

**FINDINGS OF FACT**

1. There is sufficient existing and projected need for organized service in the area to be serviced by the proposed District
2. The existing service in the area to be served is inadequate for present and projected needs.
3. The proposed Special District is capable of providing economical and sufficient service to the area within its proposed boundaries.
4. The area to be included in the proposed Special District has, or will have, the financial ability to discharge the proposed indebtedness on a reasonable basis.
5. Adequate service is not, or will not be, available to the area through the County, other existing municipal or quasi-municipal corporations, including existing Special Districts, within a reasonable time and on a comparable basis.
6. The facility and service standards of the proposed Special District are compatible with the facility and service standards of each county within which the proposed District is to be located and each municipality which is an interested party under C.R.S. Section 32-1-204 (1).
7. The proposal is in compliance with a master plan adopted pursuant to C.R.S. Section 30-28-106.
8. The proposal is in compliance with any duly adopted county, regional, or state long-range water quality management plan for the area.
9. The creation of the proposed District will be in the best interest of the area proposed to be served.





### Legend

- Railroad
- Major Water
- Zoning Line
- Sections

### Zoning Districts

- A-1
- A-2
- A-3
- R-E
- R-1-A
- R-1-C
- R-2
- R-3
- R-4
- M-H
- C-0
- C-1
- C-2
- C-3
- C-4
- C-5
- I-1
- I-2
- I-3
- CO
- PL
- AV
- DIA
- P-U-D
- P-U-D(P)

**Case Name** Berkley Shores Metro District

**Case Number** PLN2019-00011

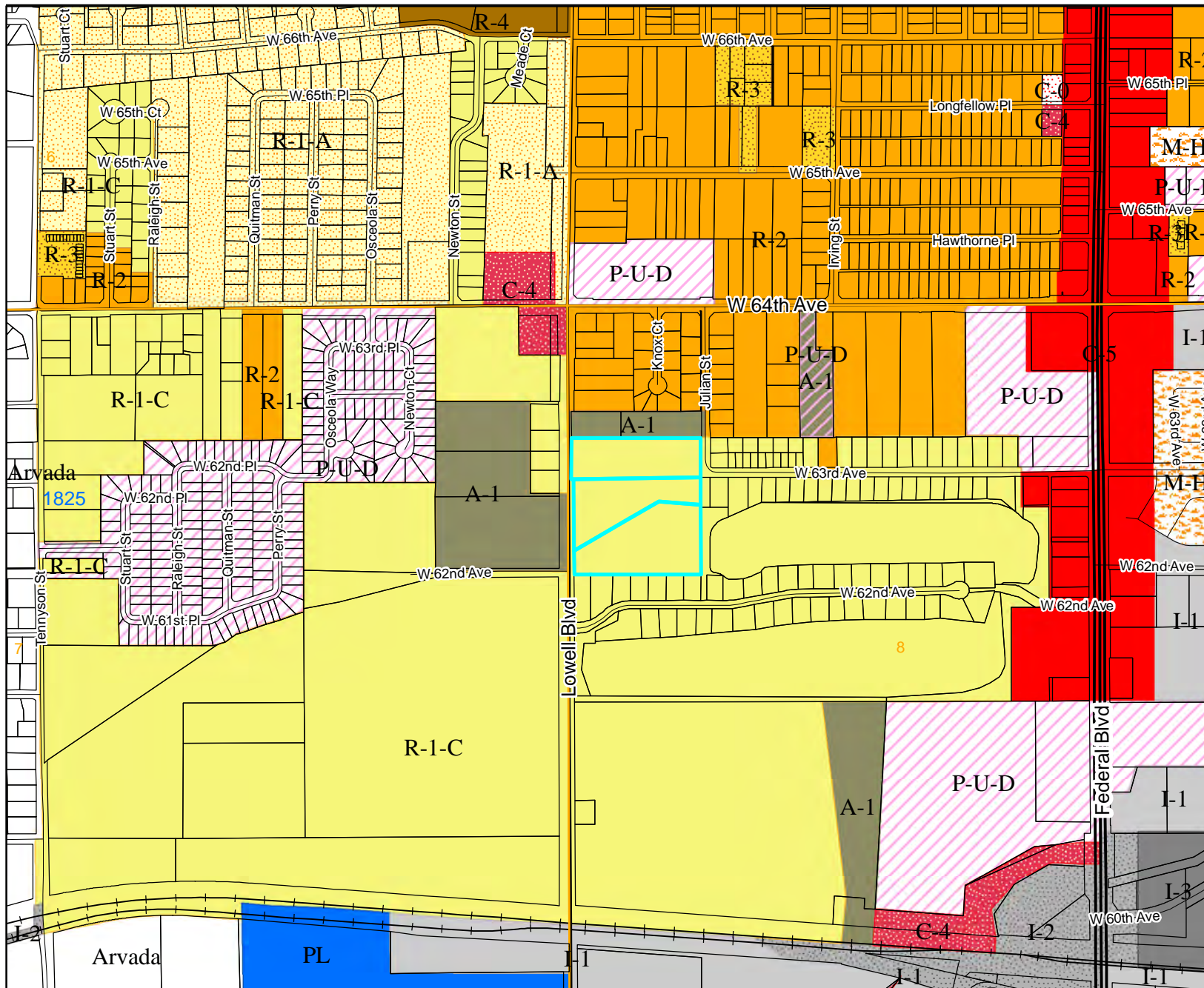


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# Legend

- Railroad
- Major Water
- Zoning Line
- Sections

## Zoning Districts

- A-1
- A-2
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- R-E
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- R-1-C
- R-2
- R-3
- R-4
- M-H
- C-0
- C-1
- C-2
- C-3
- C-4
- C-5
- I-1
- I-2
- I-3
- CO
- PL
- AV
- DIA
- P-U-D
- P-U-D(P)

**Case Name** Berkley Shores Metro District

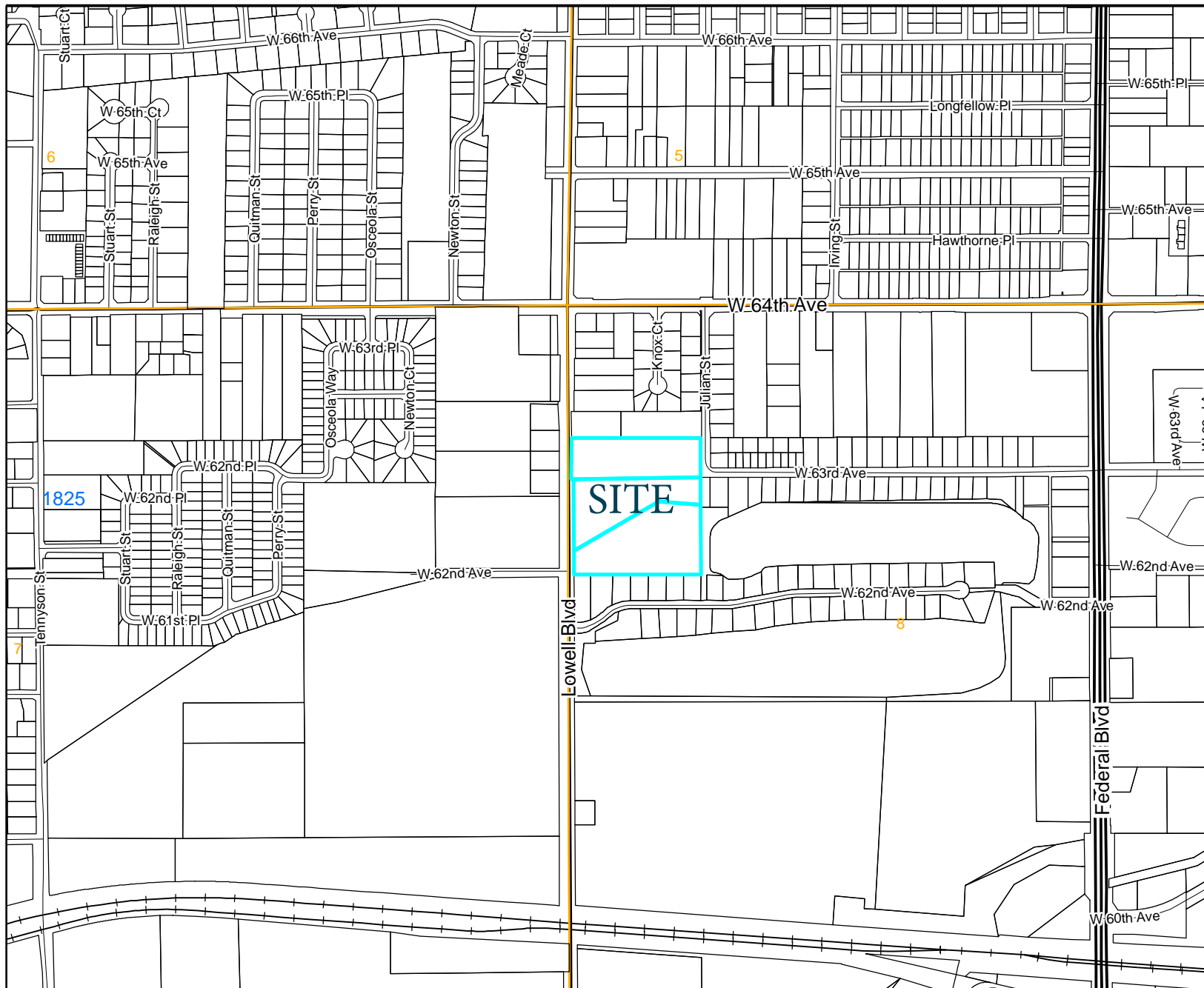
**Case Number** PLN2019-00011



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### Legend

- Railroad
- Major Water
- Zoning Line
- Sections

### Zoning Districts

- A-1
- A-2
- A-3
- R-E
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- R-1-C
- R-2
- R-3
- R-4
- M-H
- C-0
- C-1
- C-2
- C-3
- C-4
- C-5
- I-1
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- I-3
- CO
- PL
- AV
- DIA
- P-U-D
- P-U-D(P)

**Case Name** Berkley Shores Metro District

**Case Number** PLN2019-00011



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**SERVICE PLAN**  
**FOR**  
**BERKLEY SHORES METROPOLITAN DISTRICT**  
**COUNTY OF ADAMS, COLORADO**

Prepared

By

McGeady Becher P.C.  
450 E. 17<sup>th</sup> Ave., Ste. 400  
Denver, CO 80203

SUBMITTED: June 21, 2019

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## **LIST OF EXHIBITS**

<b>EXHIBIT A</b>	Legal Description and Boundary Map
<b>EXHIBIT B</b>	Adams County Vicinity Map
<b>EXHIBIT C</b>	Financial Plan
<b>EXHIBIT D</b>	Site Plan and Description of Public Improvements
<b>EXHIBIT E</b>	Estimated Costs of Public Improvements



## **I. INTRODUCTION**

### **A. Purpose and Intent.**

The District is an independent unit of local government, separate and distinct from the County, and, except as may otherwise be provided for by State or local law or this Service Plan, its activities are subject to review by the County only insofar as they may deviate in a material manner from the requirements of the Service Plan. It is intended that the District will provide a part or all of the Public Improvements for the use and benefit of all anticipated inhabitants and taxpayers of the District. The purpose of the District will be to finance, construct, operate and maintain the Public Improvements.

### **B. Need for the District.**

There are currently no other governmental entities, including the County, located in the immediate vicinity of the District that consider it desirable, feasible or practical to undertake the planning, design, acquisition, construction, installation, financing, operation and maintenance of the Public Improvements needed for the Project. Formation of the District is therefore necessary in order for the Public Improvements required for the Project to be provided in the most economic manner possible.

### **C. Organizers and Consultants.**

This Service Plan has been prepared with assistance from the following entities and individuals:

Proponent and Project Developer  
Highland Development Company, LLC  
1630 Welton Street, Suite 200  
Denver, CO 80202

Legal Counsel  
Megan Becher, Esq.  
McGeady Becher P.C.  
450 E. 17th Ave., Ste. 400  
Denver, CO 80203

Preparer of Financial Model  
Brooke Hutchens  
D.A. Davidson & Co.  
1550 Market St., Ste. 300  
Denver, CO 80202

Engineer  
Travis Frazier, P.E.  
Redland Consulting Group, Inc.  
1500 West Canal Court  
Littleton, CO 80120

## II. DEFINITIONS

In this Service Plan, the following terms shall have the meanings indicated below, unless the context hereof clearly requires otherwise:

Board: means the board of directors of the District.

Board of County Commissioners: means the Board of County Commissioners of the County of Adams, Colorado.

Bond, Bonds or Debt: means bonds or other obligations for the payment of which the District has promised to impose an ad valorem property tax mill levy, and/or collect Fee revenue.

County: means the County of Adams, Colorado.

District: means the Berkley Shores Metropolitan District.

End User: means any owner, or tenant of any owner, of any taxable improvement within the District, who is intended to become burdened by the imposition of ad valorem property taxes subject to the Maximum Debt Mill Levy. By way of illustration, a resident homeowner, renter, commercial property owner, or commercial tenant is an End User. The business entity that constructs homes or commercial structures is not an End User.

Fees: means any fee imposed by the District for services, programs or facilities provided by the District, as described in Sections V. and VI. below.

Financial Plan: means the Financial Plan described in Section VI which describes (i) how the Public Improvements are to be financed; (ii) how the Debt is expected to be incurred; and (iii) the estimated operating revenue derived from property taxes for the first budget year.

District Boundaries: means the boundaries of the area described in the District Boundary Map.

District Boundary Map: means the map attached hereto as **Exhibit A**, describing the District's boundaries.

Maximum Debt Mill Levy: means the maximum mill levy the District is permitted to impose for payment of Debt as set forth in Section VI.C below.

Project: means the development or property commonly referred to as Berkley Shores.

Public Improvements: means a part or all of the improvements authorized to be planned, designed, acquired, constructed, installed, relocated, redeveloped and financed as generally described in Section V below.

Service Area: means the property within the District Boundaries.

Service Plan: means this service plan for the District approved by Board of County Commissioners.

Service Plan Amendment: means an amendment to the Service Plan approved by Board of County Commissioners in accordance with the County's rules and regulations state law, as applicable.

Special District Act: means Section 32-1-101, et seq., of the Colorado Revised Statutes, as amended from time to time.

State: means the State of Colorado.

Taxable Property: means real or personal property within the Service Area subject to ad valorem taxes imposed by the District.

### **III. BOUNDARIES**

The area of the District Boundaries includes approximately ten (10) acres. A legal description of the District Boundaries is attached hereto as Exhibit A. A vicinity map is attached hereto as Exhibit B. A map of the District Boundaries is attached hereto as Exhibit A. It is anticipated that the District's boundaries may change from time to time as it undergoes inclusions and exclusions pursuant to Section 32-1-401, et seq., C.R.S., and Section 32-1-501, et seq., C.R.S.

### **IV. PROPOSED LAND USE/POPULATION PROJECTIONS/ASSESSED VALUATION**

The Service Area consists of approximately ten (10) acres of land. The current assessed valuation of the Service Area is assumed to be \$0.00 for purposes of this Service Plan and, at build out, is expected to be sufficient to reasonably discharge the Debt under the Financial Plan. The population of the District at build-out is estimated to be approximately two hundred and six (206) people.

Approval of this Service Plan by the County does not imply approval of the development of a specific area within the District, nor does it imply approval of the number of residential units or the total site/floor area of commercial or industrial buildings identified in this Service Plan or any of the exhibits attached thereto, unless the same is contained within an Approved Development Plan.

### **V. DESCRIPTION OF PROPOSED POWERS, IMPROVEMENTS AND SERVICES**

The following paragraphs provide a description of the proposed services to be provided by the District.

A. Types of Improvements.

The District shall have the power to provide for the design, acquisition, construction, installation, maintenance, and financing of certain water, sanitation, storm drainage, street, park and recreation, and mosquito control improvements and services within and without the boundaries of the District ("Public Improvements"). This Service Plan describes those Public Improvements anticipated for construction, financing and operation within the Project. The Public Improvements generally depicted and described in **Exhibit D** attached hereto have been presented for illustration only, and the exact design, subphasing of construction and location of the Public Improvements will be determined at the time of platting and such decisions shall not be considered to be a material modification of the Service Plan.

1. Water. The District shall have the power to provide for the planning, design, acquisition, construction, completion, installation and financing of complete potable and non-potable water supply systems, purification, storage, transmission and distribution systems, which may include, but shall not be limited to, water rights, water supply, reservoirs, wells, water pumps, filtration and treatment facilities, power plants, pump stations, ventilating, gauging stations, transmission lines, gathering lines, distribution mains and laterals, fire hydrants, meters, irrigation facilities, storage facilities, inlets, tunnels, flumes, conduits, canals, collection, infiltration galleries, dry year water conveyance, facilities, support for irrigated agricultural uses, domestic water, land and easements, and all necessary, incidental, and appurtenant facilities, together with extensions of and improvements to said system, within and without the boundaries of the District.

The Project is located within the boundaries of the Crestview Water and Sanitation District ("Crestview"), and the District will receive its water supply from Crestview. The District will be responsible for constructing the necessary water improvements to connect to Crestview's system in accordance with Crestview's rules and regulations, as they may be amended from time to time. Following acceptance by Crestview, the water improvements will be owned, operated, and maintained by Crestview.

Crestview does not provide for the construction and financing of the specific water facilities to be provided by the District as are generally described in the Exhibits to this Service Plan. Therefore, the improvements or facilities to be financed, acquired, constructed, completed or installed by the District for water service do not duplicate or interfere with any other improvements or facilities already constructed or planned to be constructed by Crestview within the boundaries of the District

2. Sanitation. The District shall have the power to provide for the planning, design, acquisition, construction, completion, installation and financing a of complete sanitary sewage collection, treatment, transmission and disposal systems which may include, but shall not be limited to, treatment plants, inlets, collection mains and laterals, intercepting sewers, outfall sewers, lift stations, transmission lines, force mains, sludge handling and disposal facilities, closed drainage systems, and/or storm sewer, flood and surface drainage facilities and systems, including but not limited to, detention/retention ponds and associated irrigation facilities, and all necessary, incidental and appurtenant facilities, land and easements, together with extensions of and improvements to said system within and without the boundaries of the District.



The Project is located within the boundaries of the Crestview, and Crestview will provide sanitation service to the District. The District will be responsible for constructing the necessary sanitation improvements to connect to Crestview's system in accordance with Crestview's rules and regulations, as they may be amended from time to time. Following acceptance by Crestview, the sanitation improvements will be owned, operated, and maintained by Crestview.

Crestview does not provide for the construction and financing of the specific sanitation facilities to be provided by the District as are generally described in the Exhibits to this Service Plan. Therefore, the improvements or facilities to be financed, acquired, constructed, completed or installed by the District for sanitation service do not duplicate or interfere with any other improvements or facilities already constructed or planned to be constructed by Crestview within the boundaries of the District.

3. Streets. The District shall have the power to provide for the acquisition, construction, completion, installation and/or operation and maintenance of street improvements, including curbs, gutters, culverts, and other drainage facilities, sidewalks, bike paths and pedestrian ways, including pedestrian bridges and underpasses, bridges, overpasses, interchanges, median islands, paving, lighting, grading, landscaping and irrigation, together with all necessary, incidental, and appurtenant facilities, land and easements, together with extensions of and improvements to said facilities within and without the boundaries of the District. The District will own, operate and maintain streets not accepted for ownership, operation and maintenance by the County.

4. Safety Protection. The District shall have the power to provide for the design, acquisition, construction, financing, completion, and installation of facilities and/or services for a system of traffic and safety controls and devices on streets and highways and at railroad crossings, including, but not limited to, signalization, signing and striping, together with all necessary, incidental, and appurtenant facilities, land and easements, together with extensions of and improvements to said facilities within and without the boundaries of the District.

5. Park and Recreation. The District shall have the power to provide for the design, acquisition, construction, completion, installation, operation and maintenance of parks and recreational facilities and programs including, but not limited to, parks, bike paths and pedestrian ways, open space, landscaping, cultural activities, water bodies, irrigation facilities, and other active and passive recreational facilities and programs, and all necessary, incidental and appurtenant facilities, land and easements, together with extensions of and improvements to said facilities within and without the boundaries of the District.

6. Mosquito Control. The District shall have the power to provide for the eradication and control of mosquitoes, including but not limited to elimination or treatment of breeding grounds, and purchase, lease, contracting or other use of equipment or supplies for mosquito control.

7. Other Powers. In addition to the enumerated powers, the Board of Directors of the District ("Board") shall also have the following authority:

(a) Plan Amendments. To amend the Service Plan as needed in conjunction with the County and subject to the appropriate statutory procedures.

(b) Phasing, Deferral. Without amending this Service Plan, to defer, forego, reschedule, or restructure the financing and construction of certain improvements and facilities, to better accommodate the pace of growth, resource availability, and potential inclusions and exclusions of property within the District.

(c) Fees and Charges. To impose and collect Fees including fees, rates, tolls, penalties or charges as a source of revenue for repayment of debt, capital costs and/or for operation and maintenance expenses. No Fee related to the funding of costs of a capital nature shall be authorized to be imposed upon or collected from Taxable Property owned or occupied by an End User which has the effect, intentional or otherwise, of creating a capital cost payment obligation in any year on any Taxable Property owned or occupied by an End User. Notwithstanding any of the foregoing, the restrictions in this definition shall not apply to any Fee imposed upon or collected from Taxable Property for the purpose of funding operation and maintenance costs of the District.

(d) Additional Services. Except as specifically provided herein, to have the authority to provide such additional services and exercise such powers as are expressly or impliedly granted by Colorado law.

(e) Security Services. Pursuant to Section 32-1-1004(7), C.R.S., to furnish security services.

(f) Covenant Enforcement. Pursuant to Section 32-1-1004(8), C.R.S., to furnish covenant enforcement and design review services.

(g) Total Debt Issuance Limitation. The District shall not issue Debt in excess of Eight Million Three Hundred Thousand Dollars (\$8,300,000.00).

(h) Consolidation Limitation. The District shall not file a request with any Court to consolidate with another Title 32 district without the prior written consent of the County.

B. Standards of Construction/Statement of Compatibility. All Public Improvements will be designed, constructed, inspected and maintained in accordance with:

1. Development plans approved by the County; and
2. All applicable County standards, rules and regulations, as well as applicable laws, rules and regulations of local, state and federal governments.

C. Preliminary Engineering Survey.

The District shall have authority to provide for the planning, design, acquisition, construction, installation, relocation, redevelopment, maintenance, and financing of the Public Improvements within and without the boundaries of the District, to be more specifically defined

in an Approved Development Plan. An estimate of the costs of the Public Improvements which may be planned for, designed, acquired, constructed, installed, relocated, redeveloped, maintained or financed was prepared based upon a preliminary engineering survey and estimates derived from the zoning on the property in the Service Area and is approximately Four Million Dollars (\$4,400,000.00), as more particularly described in **Exhibit E** attached hereto.

All of the Public Improvements will be designed in such a way as to assure that the Public Improvements standards will be compatible with those of the County and shall be in accordance with the requirements of the Approved Development Plan. All construction cost estimates are based on the assumption that construction conforms to applicable local, State or Federal requirements.

## **VI. FINANCIAL PLAN**

### **A. General.**

The District shall be authorized to provide for the financing, design, acquisition, construction, installation, operation and maintenance of the Public Improvements from its revenues and by and through the proceeds of Debt to be issued by the District. The Financial Plan for the District shall be to issue such Debt as the District can reasonably pay from revenues derived from the Maximum Debt Mill Levy, Fees and other legally available revenues. The total Debt that the District shall be permitted to issue shall not exceed Eight Million Three Hundred Thousand Dollars (\$8,300,000.00) and shall be permitted to be issued on a schedule and in such year or years as the District determine shall meet the needs of the Financial Plan referenced above and phased to serve development as it occurs. All bonds and other Debt issued by the District may be payable from any and all legally available revenues of the District, including general ad valorem taxes and Fees to be imposed upon all Taxable Property within the District. The District will also rely upon various other revenue sources authorized by law. These will include the power to assess Fees, rates, tolls, penalties, or charges as provided in Section 32-1-1001(1), C.R.S., as amended from time to time. A financial model and a letter from the preparer of the financial model is attached hereto as Exhibit C and incorporated here by reference. It is anticipated that all of the Public Improvements will be substantially complete in 2020.

### **B. Maximum Voted Interest Rate and Maximum Underwriting Discount.**

The interest rate on any Debt is expected to be the market rate at the time the Debt is issued. In the event of a default, the proposed maximum interest rate on any Debt is not expected to exceed eighteen percent (18%). The proposed maximum underwriting discount will be five percent (5%). Debt, when issued, will comply with all relevant requirements of this Service Plan, State law and Federal law as then applicable to the issuance of public securities.

### **C. Maximum Debt Mill Levy.**

The "Maximum Debt Mill Levy" shall be the maximum mill levy the District is permitted to impose upon the taxable property within the District for payment of Debt, and shall be determined as follows:



1. For the portion of any aggregate District's Debt which exceeds fifty percent (50%) of the District's assessed valuation, the Maximum Debt Mill Levy for such portion of Debt shall be fifty (50) mills less the number of mills necessary to pay unlimited mill levy Debt described in Section VII.C.2 below; provided that if, on or after January 1, 2016, there are changes in the method of calculating assessed valuation or any constitutionally mandated tax credit, cut or abatement; the mill levy limitation applicable to such Debt may be increased or decreased to reflect such changes, such increases or decreases to be determined by the Board in good faith (such determination to be binding and final) so that to the extent possible, the actual tax revenues generated by the mill levy, as adjusted for changes occurring after January 1, 2016, are neither diminished nor enhanced as a result of such changes. For purposes of the foregoing, a change in the ratio of actual valuation shall be deemed to be a change in the method of calculating assessed valuation.

2. For the portion of any aggregate District's Debt which is equal to or less than fifty percent (50%) of the District's assessed valuation, either on the date of issuance or at any time thereafter, the mill levy to be imposed to repay such portion of Debt shall not be subject to the Maximum Debt Mill Levy and, as a result, the mill levy may be such amount as is necessary to pay the Debt service on such Debt, without limitation of rate.

3. For purposes of the foregoing, once Debt has been determined to be within Section VII.C.2 above, so that the District is entitled to pledge to its payment an unlimited ad valorem mill levy, the District may provide that such Debt shall remain secured by such unlimited mill levy, notwithstanding any subsequent change in the District's Debt to assessed ratio. All Debt issued by the District must be issued in compliance with the requirements of Section 32-1-1101, C.R.S. and all other requirements of State law.

D. Debt Repayment Sources.

The District may impose a mill levy on taxable property within its boundaries as a primary source of revenue for repayment of debt service and for operations and maintenance. The District may also rely upon various other revenue sources authorized by law. At the District's discretion, these may include the power to assess Fees, rates, tolls, penalties, or charges as provided in Section 32-1-1001(l), C.R.S., as amended from time to time. In no event shall the debt service mill levy in the District exceed the Maximum Debt Mill Levy.

E. Security for Debt.

The District shall not pledge any revenue or property of the County as security for the indebtedness set forth in this Service Plan. Approval of this Service Plan shall not be construed as a guarantee by the County of payment of any of the District's obligations; nor shall anything in the Service Plan be construed so as to create any responsibility or liability on the part of the County in the event of default by the District in the payment of any such obligation.

F. District's Operating Costs.

The estimated cost of acquiring land, engineering services, legal services and administrative services, together with the estimated costs of the District's organization and other



costs related to initial operations, are anticipated to be One Hundred Thousand Dollars (\$100,000.00), which will be eligible for reimbursement from Debt proceeds.

In addition to the capital costs of the Public Improvements, the District will require operating funds for administration and to plan and cause the Public Improvements to be constructed and maintained. The first year's operating budget is estimated to be Fifty Thousand Dollars (\$50,000.00) which is anticipated to be derived from Developer advances, property taxes and other revenues.

The Maximum Debt Mill Levy for the repayment of Debt shall not apply to the District's ability to increase its mill levy as necessary for provision of operation and maintenance services to its taxpayers and service users.

## **VII. ANNUAL REPORT**

### **A. General.**

The District shall be responsible for submitting an annual report to the Director of Community and Economic Development no later than June 1st of each year following the year in which the Order and Decree creating the District has been issued.

### **B. Reporting of Significant Events.**

The annual report shall include information as to any of the following:

1. Boundary changes made or proposed to the District's boundary as of December 31 of the prior year.
2. Intergovernmental Agreements with other governmental entities, either entered into or proposed as of December 31 of the prior year.
3. Copies of the District's rules and regulations, if any as of December 31 of the prior year.
4. A summary of any litigation which involves the District Public Improvements as of December 31 of the prior year.
5. Status of the District's construction of the Public Improvements as of December 31 of the prior year.
6. A list of all facilities and improvements constructed by the District that have been dedicated to and accepted by the County as of December 31 of the prior year.
7. The assessed valuation of the District for the current year.
8. Current year budget including a description of the Public Improvements to be constructed in such year.

9. Audit of the District's financial statements, for the year ending December 31 of the previous year, prepared in accordance with generally accepted accounting principles or audit exemption, if applicable.

10. Notice of any uncured events of default by the District, which continue beyond a ninety (90) day period, under any Debt instrument.

11. Any inability of the District to pay its obligations as they come due, in accordance with the terms of such obligations, which continue beyond a ninety (90) day period.

### **VIII. DISCLOSURE TO PURCHASERS**

The District will use reasonable efforts to assure that all developers of the property located within the District provide written notice to all purchasers of property in the District regarding the Maximum Debt Mill Levy, as well as a general description of the District's authority to impose and collect rates, Fees, tolls and charges.

### **IX. CONCLUSION**

It is submitted that this Service Plan for the District, as required by Section 32-1-203(2), C.R.S., and Chapter 10 of the County Development Standards and Regulations and other applicable County rules and regulations, establishes that:

1. There is sufficient existing and projected need for organized service in the area to be serviced by the District;

2. The existing service in the area to be served by the District is inadequate for present and projected needs;

3. The District is capable of providing economical and sufficient service to the area within its proposed boundaries; and

4. The area to be included in the District does have, and will have, the financial ability to discharge the proposed indebtedness on a reasonable basis.

5. Adequate service is not, and will not be, available to the area through the County or other existing municipal or quasi-municipal corporations, including existing special districts, within a reasonable time and on a comparable basis.

6. The facility and service standards of the District are compatible with the facility and service standards of the County within which the special district is to be located and each municipality which is an interested party under Section 32-1-204(1), C.R.S.

7. The proposal is in substantial compliance with a comprehensive plan adopted pursuant to the County rules and regulations.

8. The proposal is in compliance with any duly adopted County, regional or state long-range water quality management plan for the area.

9. The creation of the District is in the best interests of the area proposed to be served.

## **EXHIBIT A**

### **Legal Description and Boundary Map**

**EXHIBIT A  
LEGAL DESCRIPTION**

A PARCEL OF LAND SITUATED IN THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH P.M., COUNTY OF ADAMS, STATE OF COLORADO, ALL OF BLOCK 1, POMONIO SUBDIVISION RECORDED AT RECEPTION NO. 886524, IN THE RECORDS OF SAID COUNTY AND A PORTION OF NORTHWEST 1/4 OF SAID SECTION 8, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 8, WHENCE THE NORTH LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 8 BEARS NORTH 89°50'45" EAST, A DISTANCE OF 1319.83 FEET, ALL BEARINGS HEREON ARE REFERENCED TO THIS LINE;

THENCE SOUTH 03°39'02" EAST, A DISTANCE OF 659.53 FEET TO THE NORTHWEST CORNER OF SAID BLOCK 1, POMONIO SUBDIVISION AND THE EAST RIGHT-OF-WAY OF LOWELL BOULEVARD AND THE POINT OF BEGINNING;

THENCE ALONG SAID NORTH LINE OF SAID BLOCK 1, POMONIO SUBDIVISION, NORTH 89°51'38" EAST, A DISTANCE OF 620.30 FEET TO THE EAST LINE OF SAID SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 8;

THENCE ALONG SAID EAST LINE, SOUTH 00°12'25" EAST, A DISTANCE OF 682.93 FEET TO THE NORTH LINE OF ALOHA BEACH FILING NO. 1 RECORDED AT RECEPTION C0078762 IN SAID RECORDS;

THENCE ALONG SAID NORTH LINE, SOUTH 89°53'23" WEST, A DISTANCE OF 620.70 FEET TO THE EAST RIGHT-OF-WAY LINE OF LOWELL BOULEVARD AS RECORDED AT RECEPTION NO. 2008000072020 IN SAID RECORDS;

THENCE ALONG SAID EAST RIGHT-OF-WAY LINE AND CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE PER RECEPTION NO. 2008000072012 AND BLOCK 1, POMONIO SUBDIVISION; NORTH 00°10'25" WEST, A DISTANCE OF 682.62 FEET TO THE POINT OF BEGINNING.

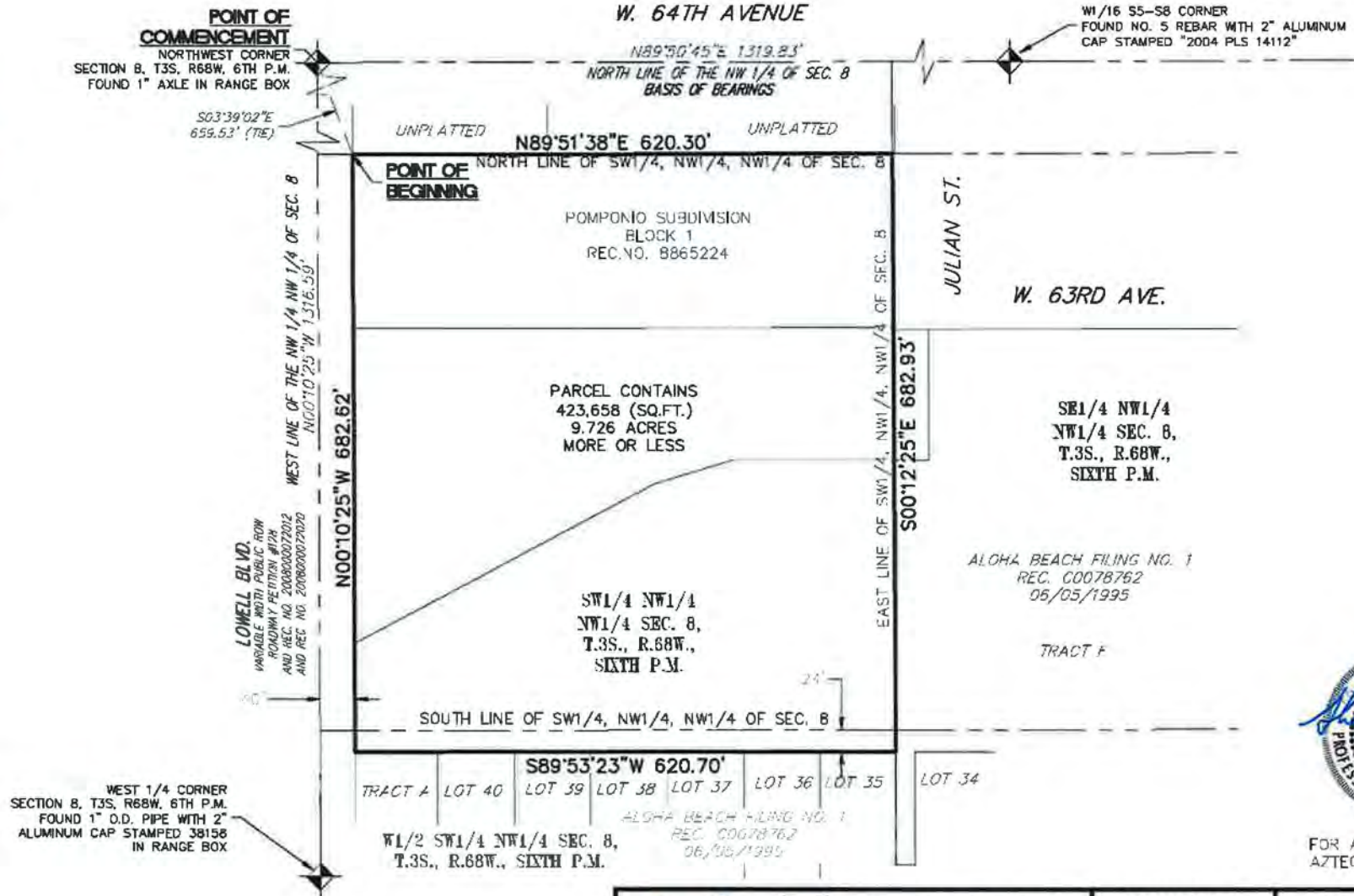
CONTAINING AN AREA OF 9.726 ACRES, (423,658 SQUARE FEET), MORE OR LESS.



SHAUN D. LEE  
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR NO. 38158  
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.  
300 E. MINERAL AVE., SUITE 1  
LITTLETON, CO 80122



# EXHIBIT A



**AzTEC**  
CONSULTANTS, INC.  
AzTec Proj. No.: 54818-50

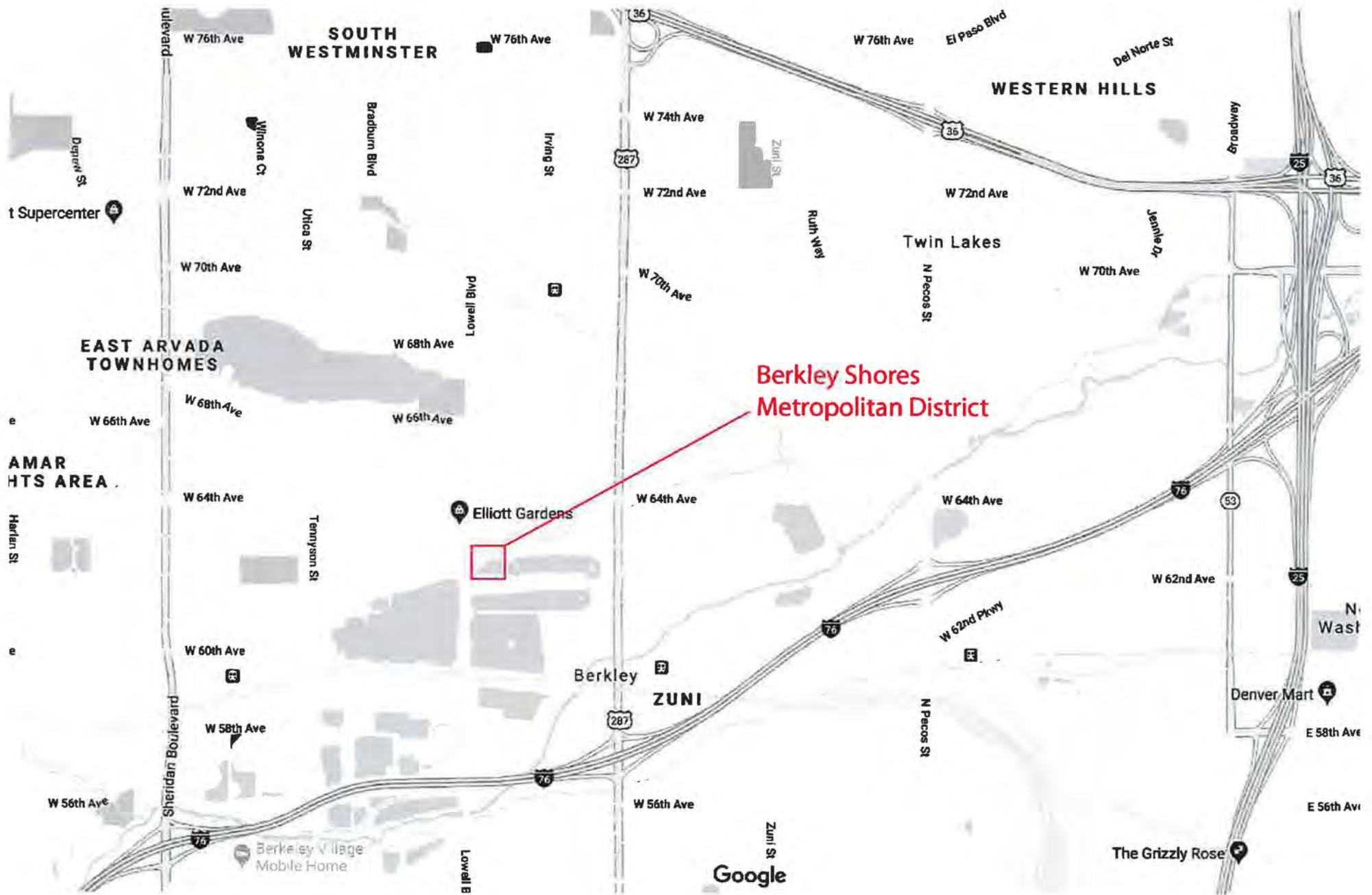
200 East Mineral Ave., Suite 1  
Littleton, Colorado 80122  
Phone: (303) 713-1898  
Fax: (303) 713-1897  
www.aztecconsultants.com

**EXHIBIT A**  
NW1/4 SEC. 8,  
T3S R68W, 6TH P.M.  
ADAMS COUNTY, CO

DATE OF PREPARATION:	05-13-2019
SCALE:	1"=120'
SHEET 2 OF 2	

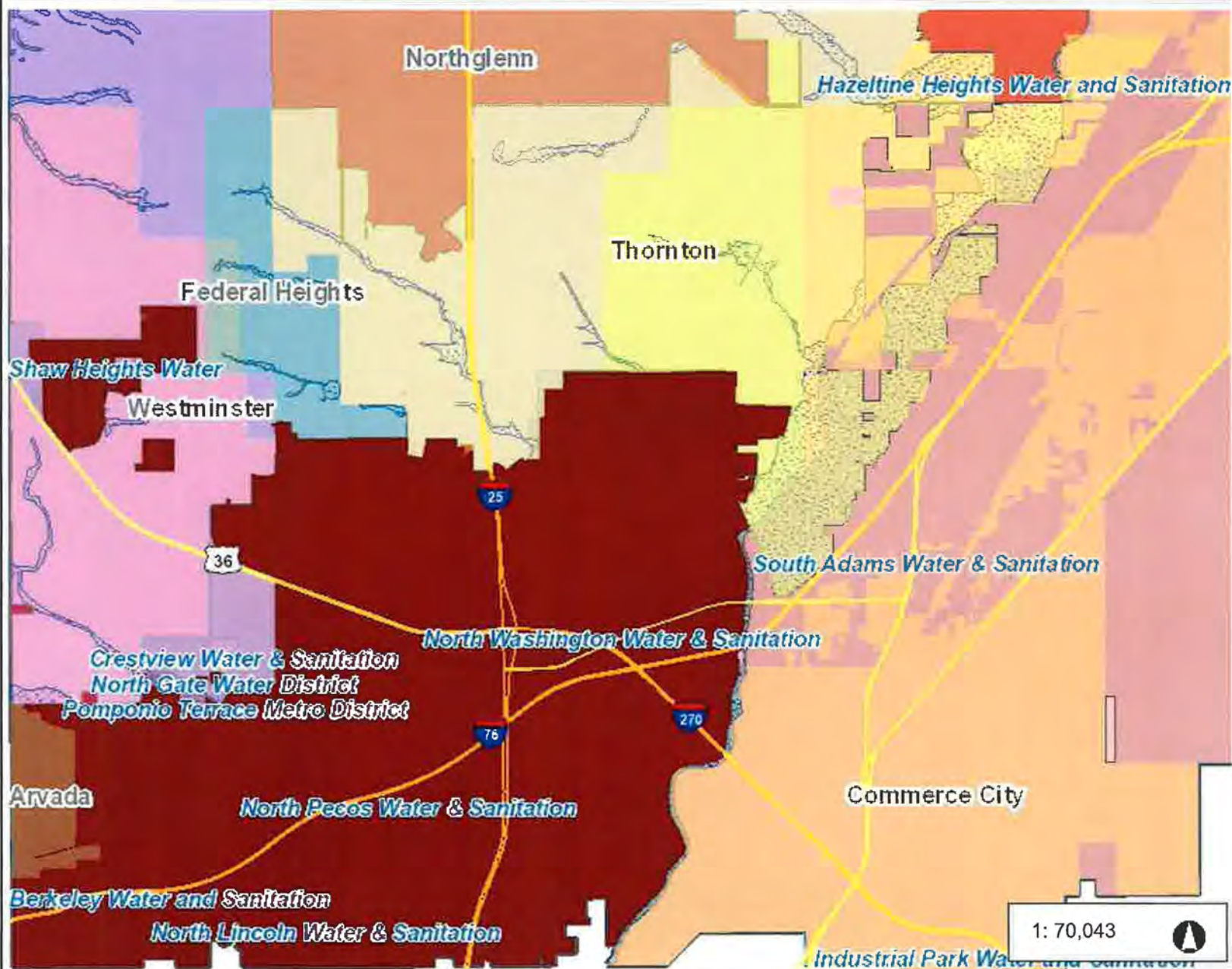
**EXHIBIT B**

**Adams County Vicinity Map**





# Adams County Map



## Legend

### Highways

Highways (> 20,000)

- Interstate
- Highway
- Tollway

### Cities

- Arvada
- Aurora
- Bennett
- Brighton
- Commerce City
- Federal Heights
- Lochbuie
- Northglenn
- Thornton
- Westminster

### Fire District

- Adams County Fire Protection Distr
- Bennett Fire Protection District
- Brighton Fire Protection District
- Byers Fire Protection District
- Deer Trail Fire Protection District
- North Metro Fire District
- Sable-Altura Fire Protection District
- South Adams County Fire District
- Southeast Weld County Fire Protec

1: 70,043



2.2 0 1.11 2.2 Miles

NAD\_1983\_StatePlane\_Colorado\_Central\_FIPS\_0502\_Feet  
© Latitude Geographics Group Ltd.

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

## Notes

## **EXHIBIT C**

### **Financial Plan**

May 1, 2019

Proposed Berkley Shores Metropolitan District  
Attention: Megan Becher  
McGeady Becher P.C.  
450 E. 17<sup>th</sup> Avenue, Suite 400  
Denver, CO 80203

***RE: Proposed Berkley Shores Metropolitan District***

We have analyzed the bonding capacity for the proposed Berkley Shores Metropolitan District ("the District"). The analysis presented summarizes and presents information provided by the Trailbreak Partners LLC ("the Developer") and does not include independently verifying the accuracy of the information or assumptions.

**Assumptions**

The following assumptions have been provided by the Developer and form the basis of the analysis. All prices below reflect 2019 market values.

1. The development is planned for single family attached and single family detached product. In all cases, it is assumed home prices will increase at a rate of 2% per annum.
  - a. 6 single family attached, two story residential homes, which are projected to be completed in 2020. The average price is modeled at \$476,000.
  - b. 40 single family attached, three story residential homes, which are projected to be completed at an average pace of 13 per year from 2020 through 2022. The average price is modeled at \$395,250.
  - c. 26 single family attached, three story, north side residential homes, which are projected to be completed at an average pace of 13 per year from 2021 through 2022. The average price is modeled at \$357,500.
  - d. 17 single family detached residential homes, which are projected to be completed at an average pace of 6 per year from 2020 through 2022. The average price is modeled at \$522,000.
2. The debt service mill levy target is 55.277 mills (with a cap of 55.277 mills) beginning in tax collection year 2022. The operations levy is shown as 11.055 mills starting in tax collection year 2020.
3. The District is modeled to issue senior bonds in December 2020 with a par of \$3,320,000. An interest rate of 5.0% was modeled. At issuance, it is projected that the District will fund



\$366,400 in costs of issuance, \$373,500 in capitalized interest, and \$304,562.50 as a Reserve Fund from bond proceeds. The remaining \$2,275,537.50 is projected to be deposited to the District's project fund to reimburse the Developer for eligible expenses.

- a. Specific Ownership Tax revenues have been calculated based on applying a factor of 6.0% to annual property tax revenues.
  - b. It is projected that 98% of property taxes levied will be collected and available to the District.
  - c. It is projected that there will be a 6% biennial inflation rate on assessments. The bonding capacity could be higher if the rate of assessment inflation is greater, or conversely lower if the inflation rate is below 6%.
4. The District is projected to refinance the Series 2020 bonds in December 2030 with a par amount of \$4,940,000. An interest rate of 4.0% was modeled on the Series 2030 Bonds. At issuance, it is projected that the District will fund \$230,000 in costs of issuance for the Bonds and \$3,250,000 as a deposit to the escrow account to pay off the Series 2020 Bonds from bond proceeds. The remaining \$1,827,562.50 is projected to be deposited to the District's project fund to reimburse the Developer for eligible expenses.
- a. The Surplus Fund is sized to a maximum of \$494,000, which constitutes 10% of the 2030 Bonds par amount.
  - b. Specific Ownership Tax revenues have been calculated based on applying a factor of 6.0% to annual property tax revenues.
  - c. It is projected that 98% of property taxes levied will be collected and available to the District.
  - d. It is projected that there will be a 6% biennial inflation rate on assessments. The bonding capacity could be higher if the rate of assessment inflation is greater, or conversely lower if the inflation rate is below 6%.

#### Estimate of Potential Bonding Capacity

Total bonding capacity based on the assumptions outlined, is projected to be approximately \$8,260,000.

Based upon the development assumptions provided and the financial assumptions contained in the attached projected Financing Plan for the proposed Berkley Shores Metropolitan District, the projected revenue is sufficient to retire all Debt referenced in the Financing Plan within the restrictions set forth in the District's Service Plan, including but not limited to the maximum debt mill levies and mill levy imposition terms permitted.

The assumptions disclosed in the Financial Plan are those of the Developer and have not been independently reviewed by D.A. Davidson. Those assumptions identified are believed to be the significant factors in determining financial feasibility; however, they are likely not to be all-inclusive.

There will usually be differences between forecasted and actual results, because events and circumstances frequently do not occur as projected, and those differences may be material. Key assumptions, including those relating to market values of real property improvements and the build out schedule of such property, are particularly sensitive in terms of the timing necessary to create the tax base for the District. A small variation in these variables, and to their timing, can have a large effect on the forecasted results. There is a high probability that the forecasted results will differ from realized future tax base factors and such variations can be material. Additionally, other key assumptions relating to inflation, assessment ratios, interest rates, and infrastructure, administrative, and operating costs may, and likely will, vary from those projected.

Because D.A. Davidson has not independently evaluated or reviewed the assumptions that the financial model is based upon, we do not vouch for the achievability (and disclaim any opinion) of the information provided. Furthermore, because of the inherent nature of future events, which are subject to change and variation as events and circumstances change, the actual results may vary materially from the results presented here. D.A. Davidson has no responsibility or obligation to update this information or this financial model for events occurring after the date of this report.

Respectfully submitted,

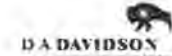
***D.A. DAVIDSON & CO. FIXED INCOME CAPITAL MARKETS***



Sam Sharp

Managing Director, Public Finance

**BERKLEY SHORES METROPOLITAN DISTRICT**



Development Projection at 55.277 (target) Mills for Debt Service -- SERVICE PLAN --04/29/2019

Series 2030, G.O. Bonds, Pay & Cancel Refg of (proposed) Series 2020 + New Money, Assumes Inv. Grade, 100x, 30-yr. Maturity

YEAR	<<<<<<< Residential >>>>>>>>						< Platted/Developed Lots >				Total Available Revenue
	Total Res'l Units	Mkt Value Biennial Reassess'mt @ 5.0%	Cumulative Market Value	As's'd Value @ 7.20% of Market (2-yr lag)	Cumulative Market Value	As's'd Value @ 29.00% of Market (2-yr lag)	Total Assessed Value	District D/S Mill Levy [55.277 Target] [55.277 Cap]	District D/S Mill Levy Collections @ 98%	District S.O. Taxes Collected @ 8%	
2019	0		0		875,475						0
2020	19		8,929,845		1,331,300				0	\$0	0
2021	33		22,780,690	0	1,476,725	253,888	253,888		0	0	0
2022	37	1,366,841	39,818,655	642,949	0	386,077	1,029,026	55.277	55,744	3,345	59,068
2023	0		39,818,655	1,640,210	0	428,250	2,068,460	55.277	112,051	6,723	118,775
2024	0	2,389,119	42,207,775	2,866,943	0	0	2,866,943	55.277	155,306	9,318	164,625
2025	0		42,207,775	2,866,943	0	0	2,866,943	55.277	155,306	9,318	164,625
2026	0	2,532,466	44,740,241	3,038,960	0	0	3,038,960	55.277	164,625	9,877	174,502
2027	0		44,740,241	3,038,960	0	0	3,038,960	55.277	164,625	9,877	174,502
2028	0	2,684,414	47,424,656	3,221,297	0	0	3,221,297	55.277	174,502	10,470	184,973
2029	0		47,424,656	3,221,297	0	0	3,221,297	55.277	174,502	10,470	184,973
2030	0	2,845,479	50,270,135	3,414,575	0	0	3,414,575	55.277	184,973	11,098	196,071
2031	0		50,270,135	3,414,575	0	0	3,414,575	55.277	184,973	11,098	196,071
2032	0	3,016,208	53,286,343	3,619,450	0	0	3,619,450	55.277	196,071	11,764	207,835
2033	0		53,286,343	3,619,450	0	0	3,619,450	55.277	196,071	11,764	207,835
2034	0	3,197,181	56,483,524	3,836,617	0	0	3,836,617	55.277	207,835	12,470	220,305
2035	0		56,483,524	3,836,617	0	0	3,836,617	55.277	207,835	12,470	220,305
2036	0	3,389,011	59,872,535	4,066,814	0	0	4,066,814	55.277	220,305	13,218	233,524
2037	0		59,872,535	4,066,814	0	0	4,066,814	55.277	220,305	13,218	233,524
2038	0	3,592,352	63,464,887	4,310,823	0	0	4,310,823	55.277	233,524	14,011	247,535
2039	0		63,464,887	4,310,823	0	0	4,310,823	55.277	233,524	14,011	247,535
2040		3,807,893	67,272,781	4,569,472	0	0	4,569,472	55.277	247,535	14,852	262,387
2041			67,272,781	4,569,472	0	0	4,569,472	55.277	247,535	14,852	262,387
2042		4,036,367	71,309,147	4,843,640	0	0	4,843,640	55.277	262,387	15,743	278,130
2043			71,309,147	4,843,640	0	0	4,843,640	55.277	262,387	15,743	278,130
2044		4,278,549	75,587,696	5,134,259	0	0	5,134,259	55.277	278,130	16,688	294,818
2045			75,587,696	5,134,259	0	0	5,134,259	55.277	278,130	16,688	294,818
2046		4,535,262	80,122,958	5,442,314	0	0	5,442,314	55.277	294,818	17,689	312,507
2047			80,122,958	5,442,314	0	0	5,442,314	55.277	294,818	17,689	312,507
2048		4,807,377	84,930,335	5,768,853	0	0	5,768,853	55.277	312,507	18,750	331,258
2049			84,930,335	5,768,853	0	0	5,768,853	55.277	312,507	18,750	331,258
2050		5,095,820	90,026,156	6,114,984	0	0	6,114,984	55.277	331,258	19,875	351,133
2051			90,026,156	6,114,984	0	0	6,114,984	55.277	331,258	19,875	351,133
2052		5,401,569	95,427,725	6,481,883	0	0	6,481,883	55.277	351,133	21,068	372,201
2053			95,427,725	6,481,883	0	0	6,481,883	55.277	351,133	21,068	372,201
2054		5,725,663	101,153,388	6,870,796	0	0	6,870,796	55.277	372,201	22,332	394,533
2055			101,153,388	6,870,796	0	0	6,870,796	55.277	372,201	22,332	394,533
2056		6,069,203	107,222,592	7,283,044	0	0	7,283,044	55.277	394,533	23,672	418,205
2057			107,222,592	7,283,044	0	0	7,283,044	55.277	394,533	23,672	418,205
2058		6,433,356	113,655,947	7,720,027	0	0	7,720,027	55.277	418,205	25,092	443,297
2059			113,655,947	7,720,027	0	0	7,720,027	55.277	418,205	25,092	443,297
2060		6,819,357	120,475,304	8,183,228	0	0	8,183,228	55.277	443,297	26,598	469,895
	89	82,023,490							10,210,790	612,647	10,823,438

**BERKLEY SHORES METROPOLITAN DISTRICT**



Development Projection at 55.277 (target) Mills for Debt Service – SERVICE PLAN –04/29/2019

Series 2030, G.O. Bonds, Pay & Cancel Refg of (proposed) Series 2020 + New Money, Assumes Inv. Grade, 100x, 30-yr. Maturity

YEAR	Net Available for Debt Svc	Ser. 2020 \$3,320,000 Par [Net \$2.276 MM] Net Debt Service	Ser. 2030 \$4,940,000 Par [Net \$1.828 MM] Net Debt Service	Total Net Debt Service	Funds on Hand* Used as Source	Annual Surplus	Surplus Release @ to \$434,900	Cumulative Surplus to \$494,000 Target	Senior Debt/ Assessed Ratio	Senior Debt/ Act'l Value Ratio	Cov. of Net DS: @ Target	Cov. of Net DS: @ Cap
2019	0					n/a						
2020	0	\$0		0		0	0	0				
2021	0	0		0		0	0	0				
2022	59,088	0		0		59,088	0	59,088	161%	8%	0.0%	0.0%
2023	118,775	124,500		124,500		(5,725)	0	53,363	116%	8%	95.4%	95.4%
2024	164,625	166,000		166,000		(1,375)	0	51,988	116%	8%	99.2%	99.2%
2025	164,625	166,000		166,000		(1,375)	0	50,613	109%	7%	99.2%	99.2%
2026	174,502	171,000		171,000		3,502	0	54,115	109%	7%	102.0%	102.0%
2027	174,502	170,750		170,750		3,752	0	57,868	103%	7%	102.2%	102.2%
2028	184,973	180,500		180,500		4,473	0	62,340	102%	7%	102.5%	102.5%
2029	184,973	179,750		179,750		5,223	0	67,563	96%	7%	102.9%	102.9%
2030	196,071	194,000	\$0	194,000	\$63,000	(60,929)	0	6,634	145%	10%	101.1%	101.1%
2031	196,071	[Refrd by Ser. '30]	197,800	197,800		(1,529)	0	5,104	136%	9%	99.2%	99.2%
2032	207,835		207,600	207,600		235	0	5,340	136%	9%	100.1%	100.1%
2033	207,835		207,200	207,200		635	0	5,975	128%	9%	100.3%	100.3%
2034	220,305		216,800	216,800		3,505	0	9,480	128%	9%	101.6%	101.6%
2035	220,305		216,000	216,000		4,305	0	13,785	120%	8%	102.0%	102.0%
2036	233,524		230,200	230,200		3,324	0	17,109	119%	8%	101.4%	101.4%
2037	233,524		228,800	228,800		4,724	0	21,832	112%	8%	102.1%	102.1%
2038	247,535		247,400	247,400		135	0	21,967	110%	7%	100.1%	100.1%
2039	247,535		245,200	245,200		2,335	0	24,302	103%	7%	101.0%	101.0%
2040	262,387		258,000	258,000		4,387	0	28,689	101%	7%	101.7%	101.7%
2041	262,387		260,200	260,200		2,187	0	30,876	94%	6%	100.8%	100.8%
2042	278,130		277,200	277,200		930	0	31,807	92%	6%	100.3%	100.3%
2043	278,130		273,400	273,400		4,730	0	36,537	85%	6%	101.7%	101.7%
2044	294,818		294,600	294,600		218	0	36,755	83%	6%	100.1%	100.1%
2045	294,818		294,800	294,800		18	0	36,773	76%	5%	100.0%	100.0%
2046	312,507		309,800	309,800		2,707	0	39,480	73%	5%	100.9%	100.9%
2047	312,507		309,000	309,000		3,507	0	42,987	66%	5%	101.1%	101.1%
2048	331,258		328,000	328,000		3,258	0	46,245	63%	4%	101.0%	101.0%
2049	331,258		331,000	331,000		258	0	46,503	57%	4%	100.1%	100.1%
2050	351,133		348,600	348,600		2,533	0	49,036	53%	4%	100.7%	100.7%
2051	351,133		350,200	350,200		933	0	49,969	47%	3%	100.3%	100.3%
2052	372,201		371,400	371,400		801	0	50,770	43%	3%	100.2%	100.2%
2053	372,201		371,400	371,400		801	0	51,571	37%	2%	100.2%	100.2%
2054	394,533		391,000	391,000		3,533	0	55,104	33%	2%	100.9%	100.9%
2055	394,533		389,400	389,400		5,133	0	60,237	27%	2%	101.3%	101.3%
2056	418,205		417,400	417,400		805	0	61,042	22%	1%	100.2%	100.2%
2057	418,205		413,800	413,800		4,405	0	65,447	16%	1%	101.1%	101.1%
2058	443,297		439,800	439,800		3,497	0	68,945	11%	1%	100.8%	100.8%
2059	443,297		439,200	439,200		4,097	0	73,042	5%	0%	100.9%	100.9%
2060	469,895		468,000	468,000		1,895	0	74,938	0%	0%	100.4%	100.4%
	10,823,438	1,352,500	9,333,000	10,685,500	63,000	74,938	74,938					

[CApr2819 20nspC]

[CApr2819 30nr20C]

[\*] Estimated balance (tbls)

BERKLEY SHORES METROPOLITAN DISTRICT

Operations Revenue and Expense Projection



YEAR	Total Assessed Value	Oper'n's Mill Levy	Total Collections @ 98%	Specific Ownership Tax @ 6%	Total Available For O&M	Total Mill's
2019						
2020	0	11.055	0	0	0	11.055
2021	253,888	11.055	2,751	165	2,916	11.055
2022	1,029,028	11.055	11,148	669	11,817	66.332
2023	2,068,460	11.055	22,409	1,345	23,754	66.332
2024	2,866,943	11.055	31,060	1,864	32,924	66.332
2025	2,866,943	11.055	31,060	1,864	32,924	66.332
2026	3,038,960	11.055	32,924	1,975	34,899	66.332
2027	3,038,960	11.055	32,924	1,975	34,899	66.332
2028	3,221,297	11.055	34,899	2,094	36,993	66.332
2029	3,221,297	11.055	34,899	2,094	36,993	66.332
2030	3,414,575	11.055	36,993	2,220	39,213	66.332
2031	3,414,575	11.055	36,993	2,220	39,213	66.332
2032	3,619,450	11.055	39,213	2,353	41,566	66.332
2033	3,619,450	11.055	39,213	2,353	41,566	66.332
2034	3,836,617	11.055	41,566	2,494	44,059	66.332
2035	3,836,617	11.055	41,566	2,494	44,059	66.332
2036	4,066,814	11.055	44,059	2,644	46,703	66.332
2037	4,066,814	11.055	44,059	2,644	46,703	66.332
2038	4,310,823	11.055	46,703	2,802	49,505	66.332
2039	4,310,823	11.055	46,703	2,802	49,505	66.332
2040	4,569,472	11.055	49,505	2,970	52,476	66.332
2041	4,569,472	11.055	49,505	2,970	52,476	66.332
2042	4,843,640	11.055	52,476	3,149	55,624	66.332
2043	4,843,640	11.055	52,476	3,149	55,624	66.332
2044	5,134,259	11.055	55,624	3,337	58,961	66.332
2045	5,134,259	11.055	55,624	3,337	58,961	66.332
2046	5,442,314	11.055	58,961	3,538	62,499	66.332
2047	5,442,314	11.055	58,961	3,538	62,499	66.332
2048	5,768,853	11.055	62,499	3,750	66,249	66.332
2049	5,768,853	11.055	62,499	3,750	66,249	66.332
2050	6,114,984	11.055	66,249	3,975	70,224	66.332
2051	6,114,984	11.055	66,249	3,975	70,224	66.332
2052	6,481,883	11.055	70,224	4,213	74,438	66.332
2053	6,481,883	11.055	70,224	4,213	74,438	66.332
2054	6,870,796	11.055	74,438	4,466	78,904	66.332
2055	6,870,796	11.055	74,438	4,466	78,904	66.332
2056	7,283,044	11.055	78,904	4,734	83,638	66.332
2057	7,283,044	11.055	78,904	4,734	83,638	66.332
2058	7,720,027	11.055	83,638	5,018	88,656	66.332
2059	7,720,027	11.055	83,638	5,018	88,656	66.332
2060	8,183,228	11.055	88,656	5,319	93,976	66.332
			2,044,835	122,690	2,167,525	



**BERKLEY SHORES METROPOLITAN DISTRICT**  
**Development Summary**  
Development Projection -- Buildout Plan (updated 4/29/19)



Residential Development					Res'l Totals
Product Type	RH 1 (SFA 2-Story)	RH 2 (SFA 3-Story)	RH 3 (SFA 3-Story, North Side)	RH 4 (SFDs)	
Base \$ ('19)	\$476,000	\$395,250	\$357,500	\$522,000	
2019	-	-	-	-	-
2020	6	7	-	6	19
2021	-	14	13	6	33
2022	-	19	13	5	37
2023	-	-	-	-	-
2024	-	-	-	-	-
2025	-	-	-	-	-
2026	-	-	-	-	-
2027	-	-	-	-	-
2028	-	-	-	-	-
2029	-	-	-	-	-
2030	-	-	-	-	-
2031	-	-	-	-	-
2032	-	-	-	-	-
2033	-	-	-	-	-
2034	-	-	-	-	-
2035	-	-	-	-	-
2036	-	-	-	-	-
2037	-	-	-	-	-
2038	-	-	-	-	-
2039	-	-	-	-	-
	6	40	26	17	89
MV @ Full Buildout (base prices;un-infl.)	\$2,856,000	\$15,810,000	\$9,295,000	\$8,874,000	\$36,835,000

notes:

Platted/Dev Lots = 10% MV; one-yr prior  
Base MV \$ inflated 2% per annum

## SOURCES AND USES OF FUNDS

### BERKLEY SHORES METROPOLITAN DISTRICT GENERAL OBLIGATION BONDS, SERIES 2020

55.277 (target) Mills

Non-Rated, 100x, 30-yr. Maturity

(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)

[ Preliminary -- for discussion only ]

Dated Date	12/01/2020
Delivery Date	12/01/2020

#### Sources:

Bond Proceeds:	
Par Amount	3,320,000.00
	3,320,000.00

#### Uses:

Project Fund Deposits:	
Project Fund	2,275,537.50
Other Fund Deposits:	
Capitalized Interest	373,500.00
Debt Service Reserve Fund	304,562.50
	678,062.50
Delivery Date Expenses:	
Cost of Issuance	300,000.00
Underwriter's Discount	66,400.00
	366,400.00
	3,320,000.00

## BOND SUMMARY STATISTICS

### BERKLEY SHORES METROPOLITAN DISTRICT GENERAL OBLIGATION BONDS, SERIES 2020

55.277 (target) Mills

Non-Rated, 100x, 30-yr. Maturity

(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)

[ Preliminary -- for discussion only ]

Dated Date	12/01/2020
Delivery Date	12/01/2020
First Coupon	06/01/2021
Last Maturity	12/01/2050
Arbitrage Yield	5.000000%
True Interest Cost (TIC)	5.148713%
Net Interest Cost (NIC)	5.000000%
All-In TIC	5.880139%
Average Coupon	5.000000%
Average Life (years)	24.033
Weighted Average Maturity (years)	24.033
Duration of Issue (years)	13.872
Par Amount	3,320,000.00
Bond Proceeds	3,320,000.00
Total Interest	3,989,500.00
Net Interest	4,055,900.00
Bond Years from Dated Date	79,790,000.00
Bond Years from Delivery Date	79,790,000.00
Total Debt Service	7,309,500.00
Maximum Annual Debt Service	651,000.00
Average Annual Debt Service	243,650.00
Underwriter's Fees (per \$1000)	
Average Takedown	
Other Fee	20.000000
Total Underwriter's Discount	20.000000
Bid Price	98.000000

Bond Component	Par Value	Price	Average Coupon	Average Life	Average Maturity Date	PV of 1 bp change
Term Bond due 2050	3,320,000.00	100.000	5.000%	24.033	12/13/2044	5,146.00
	3,320,000.00			24.033		5,146.00

	TIC	All-In TIC	Arbitrage Yield
Par Value	3,320,000.00	3,320,000.00	3,320,000.00
+ Accrued Interest			
+ Premium (Discount)			
- Underwriter's Discount	-66,400.00	-66,400.00	
- Cost of Issuance Expense		-300,000.00	
- Other Amounts			
Target Value	3,253,600.00	2,953,600.00	3,320,000.00
Target Date	12/01/2020	12/01/2020	12/01/2020
Yield	5.148713%	5.880139%	5.000000%

## BOND DEBT SERVICE

### BERKLEY SHORES METROPOLITAN DISTRICT GENERAL OBLIGATION BONDS, SERIES 2020

55.277 (target) Mills

Non-Rated, 100x, 30-yr. Maturity

(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)

[ Preliminary -- for discussion only ]

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
06/01/2021			83,000	83,000	
12/01/2021			83,000	83,000	166,000
06/01/2022			83,000	83,000	
12/01/2022			83,000	83,000	166,000
06/01/2023			83,000	83,000	
12/01/2023			83,000	83,000	166,000
06/01/2024			83,000	83,000	
12/01/2024			83,000	83,000	166,000
06/01/2025			83,000	83,000	
12/01/2025			83,000	83,000	166,000
06/01/2026			83,000	83,000	
12/01/2026	5,000	5.000%	83,000	88,000	171,000
06/01/2027			82,875	82,875	
12/01/2027	5,000	5.000%	82,875	87,875	170,750
06/01/2028			82,750	82,750	
12/01/2028	15,000	5.000%	82,750	97,750	180,500
06/01/2029			82,375	82,375	
12/01/2029	15,000	5.000%	82,375	97,375	179,750
06/01/2030			82,000	82,000	
12/01/2030	30,000	5.000%	82,000	112,000	194,000
06/01/2031			81,250	81,250	
12/01/2031	30,000	5.000%	81,250	111,250	192,500
06/01/2032			80,500	80,500	
12/01/2032	45,000	5.000%	80,500	125,500	206,000
06/01/2033			79,375	79,375	
12/01/2033	45,000	5.000%	79,375	124,375	203,750
06/01/2034			78,250	78,250	
12/01/2034	60,000	5.000%	78,250	138,250	216,500
06/01/2035			76,750	76,750	
12/01/2035	65,000	5.000%	76,750	141,750	218,500
06/01/2036			75,125	75,125	
12/01/2036	80,000	5.000%	75,125	155,125	230,250
06/01/2037			73,125	73,125	
12/01/2037	85,000	5.000%	73,125	158,125	231,250
06/01/2038			71,000	71,000	
12/01/2038	105,000	5.000%	71,000	176,000	247,000
06/01/2039			68,375	68,375	
12/01/2039	110,000	5.000%	68,375	178,375	246,750
06/01/2040			65,625	65,625	
12/01/2040	130,000	5.000%	65,625	195,625	261,250
06/01/2041			62,375	62,375	
12/01/2041	135,000	5.000%	62,375	197,375	259,750
06/01/2042			59,000	59,000	
12/01/2042	160,000	5.000%	59,000	219,000	278,000
06/01/2043			55,000	55,000	
12/01/2043	165,000	5.000%	55,000	220,000	275,000
06/01/2044			50,875	50,875	
12/01/2044	190,000	5.000%	50,875	240,875	291,750
06/01/2045			46,125	46,125	
12/01/2045	200,000	5.000%	46,125	246,125	292,250
06/01/2046			41,125	41,125	
12/01/2046	230,000	5.000%	41,125	271,125	312,250
06/01/2047			35,375	35,375	
12/01/2047	240,000	5.000%	35,375	275,375	310,750
06/01/2048			29,375	29,375	
12/01/2048	270,000	5.000%	29,375	299,375	328,750
06/01/2049			22,625	22,625	
12/01/2049	285,000	5.000%	22,625	307,625	330,250
06/01/2050			15,500	15,500	
12/01/2050	620,000	5.000%	15,500	635,500	651,000
	3,320,000		3,989,500	7,309,500	7,309,500



## NET DEBT SERVICE

### BERKLEY SHORES METROPOLITAN DISTRICT GENERAL OBLIGATION BONDS, SERIES 2020

55.277 (target) Mills

Non-Rated, 100x, 30-yr. Maturity

(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)

[ Preliminary -- for discussion only ]

Period Ending	Principal	Interest	Total Debt Service	Debt Service Reserve Fund	Capitalized Interest	Net Debt Service
12/01/2021		166,000	166,000		166,000	
12/01/2022		166,000	166,000		166,000	
12/01/2023		166,000	166,000		41,500	124,500.00
12/01/2024		166,000	166,000			166,000.00
12/01/2025		166,000	166,000			166,000.00
12/01/2026	5,000	166,000	171,000			171,000.00
12/01/2027	5,000	165,750	170,750			170,750.00
12/01/2028	15,000	165,500	180,500			180,500.00
12/01/2029	15,000	164,750	179,750			179,750.00
12/01/2030	30,000	164,000	194,000			194,000.00
12/01/2031	30,000	162,500	192,500			192,500.00
12/01/2032	45,000	161,000	206,000			206,000.00
12/01/2033	45,000	158,750	203,750			203,750.00
12/01/2034	60,000	156,500	216,500			216,500.00
12/01/2035	65,000	153,500	218,500			218,500.00
12/01/2036	80,000	150,250	230,250			230,250.00
12/01/2037	85,000	146,250	231,250			231,250.00
12/01/2038	105,000	142,000	247,000			247,000.00
12/01/2039	110,000	136,750	246,750			246,750.00
12/01/2040	130,000	131,250	261,250			261,250.00
12/01/2041	135,000	124,750	259,750			259,750.00
12/01/2042	160,000	118,000	278,000			278,000.00
12/01/2043	165,000	110,000	275,000			275,000.00
12/01/2044	190,000	101,750	291,750			291,750.00
12/01/2045	200,000	92,250	292,250			292,250.00
12/01/2046	230,000	82,250	312,250			312,250.00
12/01/2047	240,000	70,750	310,750			310,750.00
12/01/2048	270,000	58,750	328,750			328,750.00
12/01/2049	285,000	45,250	330,250			330,250.00
12/01/2050	620,000	31,000	651,000	304,562.50		346,437.50
	3,320,000	3,989,500	7,309,500	304,562.50	373,500	6,631,437.50

## BOND SOLUTION

### BERKLEY SHORES METROPOLITAN DISTRICT GENERAL OBLIGATION BONDS, SERIES 2020

55.277 (target) Mills

Non-Rated, 100x, 30-yr. Maturity

(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)

[ Preliminary -- for discussion only ]

Period Ending	Proposed Principal	Proposed Debt Service	Debt Service Adjustments	Total Adj Debt Service	Revenue Constraints	Unused Revenues	Debt Serv Coverage
12/01/2021		166,000	-166,000		14,579	14,579	
12/01/2022		166,000	-166,000		59,088	59,088	
12/01/2023		166,000	-41,500	124,500	118,775	-5,725	95.40127%
12/01/2024		166,000		166,000	164,625	-1,375	99.17162%
12/01/2025		166,000		166,000	164,625	-1,375	99.17162%
12/01/2026	5,000	171,000		171,000	174,502	3,502	102.04818%
12/01/2027	5,000	170,750		170,750	174,502	3,752	102.19759%
12/01/2028	15,000	180,500		180,500	184,973	4,473	102.47785%
12/01/2029	15,000	179,750		179,750	184,973	5,223	102.90544%
12/01/2030	30,000	194,000		194,000	196,071	2,071	101.06746%
12/01/2031	30,000	192,500		192,500	196,071	3,571	101.85500%
12/01/2032	45,000	206,000		206,000	207,835	1,835	100.89084%
12/01/2033	45,000	203,750		203,750	207,835	4,085	102.00497%
12/01/2034	60,000	216,500		216,500	220,305	3,805	101.75762%
12/01/2035	65,000	218,500		218,500	220,305	1,805	100.82620%
12/01/2036	80,000	230,250		230,250	233,524	3,274	101.42174%
12/01/2037	85,000	231,250		231,250	233,524	2,274	100.98316%
12/01/2038	105,000	247,000		247,000	247,535	535	100.21658%
12/01/2039	110,000	246,750		246,750	247,535	785	100.31812%
12/01/2040	130,000	261,250		261,250	262,387	1,137	100.43524%
12/01/2041	135,000	259,750		259,750	262,387	2,637	101.01523%
12/01/2042	160,000	278,000		278,000	278,130	130	100.04687%
12/01/2043	165,000	275,000		275,000	278,130	3,130	101.13829%
12/01/2044	190,000	291,750		291,750	294,818	3,068	101.05162%
12/01/2045	200,000	292,250		292,250	294,818	2,568	100.87873%
12/01/2046	230,000	312,250		312,250	312,507	257	100.08237%
12/01/2047	240,000	310,750		310,750	312,507	1,757	100.56547%
12/01/2048	270,000	328,750		328,750	331,258	2,508	100.76277%
12/01/2049	285,000	330,250		330,250	331,258	1,008	100.30511%
12/01/2050	620,000	651,000	-304,563	346,438	351,133	4,696	101.35539%
	3,320,000	7,309,500	-678,063	6,631,438	6,760,514	129,077	

## SOURCES AND USES OF FUNDS

**BERKLEY SHORES METROPOLITAN DISTRICT  
GENERAL OBLIGATION REFUNDING & IMPROVEMENT BONDS, SERIES 2030  
Pay & Cancel Refunding of (proposed) Series 2020 + New Money  
55.277 (target) Mills  
Assumes Investment Grade, 100x, 30-yr. Maturity  
(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)  
[ Preliminary -- for discussion only ]**

Dated Date	12/01/2030
Delivery Date	12/01/2030

**Sources:**

Bond Proceeds:	
Par Amount	4,940,000.00
Other Sources of Funds:	
Funds on Hand*	63,000.00
Series 2020A - DSRF	304,562.50
	367,562.50
	5,307,562.50

**Uses:**

Project Fund Deposits:	
Project Fund	1,827,562.50
Refunding Escrow Deposits:	
Cash Deposit*	3,250,000.00
Delivery Date Expenses:	
Cost of Issuance	200,000.00
Underwriter's Discount	30,000.00
	230,000.00
	5,307,562.50

[\*] Estimated balances (tbd).



## BOND SUMMARY STATISTICS

**BERKLEY SHORES METROPOLITAN DISTRICT**  
**GENERAL OBLIGATION REFUNDING & IMPROVEMENT BONDS, SERIES 2030**  
**Pay & Cancel Refunding of (proposed) Series 2020 + New Money**  
**55.277 (target) Mills**  
**Assumes Investment Grade, 100x, 30-yr. Maturity**  
**(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)**  
**[ Preliminary -- for discussion only ]**

Dated Date	12/01/2030
Delivery Date	12/01/2030
First Coupon	06/01/2031
Last Maturity	12/01/2060
Arbitrage Yield	4.000000%
True Interest Cost (TIC)	4.042726%
Net Interest Cost (NIC)	4.000000%
All-In TIC	4.337191%
Average Coupon	4.000000%
Average Life (years)	22.232
Weighted Average Maturity (years)	22.232
Duration of Issue (years)	14.528
Par Amount	4,940,000.00
Bond Proceeds	4,940,000.00
Total Interest	4,393,000.00
Net Interest	4,423,000.00
Bond Years from Dated Date	109,825,000.00
Bond Years from Delivery Date	109,825,000.00
Total Debt Service	9,333,000.00
Maximum Annual Debt Service	468,000.00
Average Annual Debt Service	311,100.00
Underwriter's Fees (per \$1000)	
Average Takedown	
Other Fee	6.072874
Total Underwriter's Discount	6.072874
Bid Price	99.392713

Bond Component	Par Value	Price	Average Coupon	Average Life	Average Maturity Date	PV of 1 bp change
Term Bond due 2060	4,940,000.00	100.000	4.000%	22.232	02/23/2053	8,595.60
	4,940,000.00			22.232		8,595.60

	TIC	All-In TIC	Arbitrage Yield
Par Value	4,940,000.00	4,940,000.00	4,940,000.00
+ Accrued Interest			
+ Premium (Discount)			
- Underwriter's Discount	-30,000.00	-30,000.00	
- Cost of Issuance Expense		-200,000.00	
- Other Amounts			
Target Value	4,910,000.00	4,710,000.00	4,940,000.00
Target Date	12/01/2030	12/01/2030	12/01/2030
Yield	4.042726%	4.337191%	4.000000%



## BOND DEBT SERVICE

**BERKLEY SHORES METROPOLITAN DISTRICT**  
**GENERAL OBLIGATION REFUNDING & IMPROVEMENT BONDS, SERIES 2030**  
**Pay & Cancel Refunding of (proposed) Series 2020 + New Money**  
**55.277 (target) Mills**  
**Assumes Investment Grade, 100x, 30-yr. Maturity**  
**(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)**  
**[ Preliminary -- for discussion only ]**

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
06/01/2031			98,800	98,800	
12/01/2031			98,800	98,800	197,600
06/01/2032			98,800	98,800	
12/01/2032	10,000	4.000%	98,800	108,800	207,600
06/01/2033			98,600	98,600	
12/01/2033	10,000	4.000%	98,600	108,600	207,200
06/01/2034			98,400	98,400	
12/01/2034	20,000	4.000%	98,400	118,400	216,800
06/01/2035			98,000	98,000	
12/01/2035	20,000	4.000%	98,000	118,000	216,000
06/01/2036			97,600	97,600	
12/01/2036	35,000	4.000%	97,600	132,600	230,200
06/01/2037			96,900	96,900	
12/01/2037	35,000	4.000%	96,900	131,900	228,800
06/01/2038			96,200	96,200	
12/01/2038	55,000	4.000%	96,200	151,200	247,400
06/01/2039			95,100	95,100	
12/01/2039	55,000	4.000%	95,100	150,100	245,200
06/01/2040			94,000	94,000	
12/01/2040	70,000	4.000%	94,000	164,000	258,000
06/01/2041			92,600	92,600	
12/01/2041	75,000	4.000%	92,600	167,600	260,200
06/01/2042			91,100	91,100	
12/01/2042	95,000	4.000%	91,100	186,100	277,200
06/01/2043			89,200	89,200	
12/01/2043	95,000	4.000%	89,200	184,200	273,400
06/01/2044			87,300	87,300	
12/01/2044	120,000	4.000%	87,300	207,300	294,600
06/01/2045			84,900	84,900	
12/01/2045	125,000	4.000%	84,900	209,900	294,800
06/01/2046			82,400	82,400	
12/01/2046	145,000	4.000%	82,400	227,400	309,800
06/01/2047			79,500	79,500	
12/01/2047	150,000	4.000%	79,500	229,500	309,000
06/01/2048			76,500	76,500	
12/01/2048	175,000	4.000%	76,500	251,500	328,000
06/01/2049			73,000	73,000	
12/01/2049	185,000	4.000%	73,000	258,000	331,000
06/01/2050			69,300	69,300	
12/01/2050	210,000	4.000%	69,300	279,300	348,600
06/01/2051			65,100	65,100	
12/01/2051	220,000	4.000%	65,100	285,100	350,200
06/01/2052			60,700	60,700	
12/01/2052	250,000	4.000%	60,700	310,700	371,400
06/01/2053			55,700	55,700	
12/01/2053	260,000	4.000%	55,700	315,700	371,400
06/01/2054			50,500	50,500	
12/01/2054	290,000	4.000%	50,500	340,500	391,000
06/01/2055			44,700	44,700	
12/01/2055	300,000	4.000%	44,700	344,700	389,400
06/01/2056			38,700	38,700	
12/01/2056	340,000	4.000%	38,700	378,700	417,400
06/01/2057			31,900	31,900	
12/01/2057	350,000	4.000%	31,900	381,900	413,800
06/01/2058			24,900	24,900	
12/01/2058	390,000	4.000%	24,900	414,900	439,800
06/01/2059			17,100	17,100	
12/01/2059	405,000	4.000%	17,100	422,100	439,200
06/01/2060			9,000	9,000	
12/01/2060	450,000	4.000%	9,000	459,000	468,000
	4,940,000		4,393,000	9,333,000	9,333,000

## NET DEBT SERVICE

**BERKLEY SHORES METROPOLITAN DISTRICT**  
**GENERAL OBLIGATION REFUNDING & IMPROVEMENT BONDS, SERIES 2030**  
**Pay & Cancel Refunding of (proposed) Series 2020 + New Money**  
**55.277 (target) Mills**  
**Assumes Investment Grade, 100x, 30-yr. Maturity**  
**(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)**  
**[ Preliminary -- for discussion only ]**

Period Ending	Principal	Interest	Total Debt Service	Net Debt Service
12/01/2031		197,600	197,600	197,600
12/01/2032	10,000	197,600	207,600	207,600
12/01/2033	10,000	197,200	207,200	207,200
12/01/2034	20,000	196,800	216,800	216,800
12/01/2035	20,000	196,000	216,000	216,000
12/01/2036	35,000	195,200	230,200	230,200
12/01/2037	35,000	193,800	228,800	228,800
12/01/2038	55,000	192,400	247,400	247,400
12/01/2039	55,000	190,200	245,200	245,200
12/01/2040	70,000	188,000	258,000	258,000
12/01/2041	75,000	185,200	260,200	260,200
12/01/2042	95,000	182,200	277,200	277,200
12/01/2043	95,000	178,400	273,400	273,400
12/01/2044	120,000	174,600	294,600	294,600
12/01/2045	125,000	169,800	294,800	294,800
12/01/2046	145,000	164,800	309,800	309,800
12/01/2047	150,000	159,000	309,000	309,000
12/01/2048	175,000	153,000	328,000	328,000
12/01/2049	185,000	146,000	331,000	331,000
12/01/2050	210,000	138,600	348,600	348,600
12/01/2051	220,000	130,200	350,200	350,200
12/01/2052	250,000	121,400	371,400	371,400
12/01/2053	260,000	111,400	371,400	371,400
12/01/2054	290,000	101,000	391,000	391,000
12/01/2055	300,000	89,400	389,400	389,400
12/01/2056	340,000	77,400	417,400	417,400
12/01/2057	350,000	63,800	413,800	413,800
12/01/2058	390,000	49,800	439,800	439,800
12/01/2059	405,000	34,200	439,200	439,200
12/01/2060	450,000	18,000	468,000	468,000
	4,940,000	4,393,000	9,333,000	9,333,000

## BOND SOLUTION

**BERKLEY SHORES METROPOLITAN DISTRICT**  
**GENERAL OBLIGATION REFUNDING & IMPROVEMENT BONDS, SERIES 2030**  
**Pay & Cancel Refunding of (proposed) Series 2020 + New Money**  
**55.277 (target) Mills**  
**Assumes Investment Grade, 100x, 30-yr. Maturity**  
**(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)**  
**[ Preliminary -- for discussion only ]**

Period Ending	Proposed Principal	Proposed Debt Service	Total Adj Debt Service	Revenue Constraints	Unused Revenues	Debt Serv Coverage
12/01/2031		197,600	197,600	196,071	-1,529	99.22615%
12/01/2032	10,000	207,600	207,600	207,835	235	100.11326%
12/01/2033	10,000	207,200	207,200	207,835	635	100.30653%
12/01/2034	20,000	216,800	216,800	220,305	3,505	101.61681%
12/01/2035	20,000	216,000	216,000	220,305	4,305	101.99317%
12/01/2036	35,000	230,200	230,200	233,524	3,324	101.44377%
12/01/2037	35,000	228,800	228,800	233,524	4,724	102.06449%
12/01/2038	55,000	247,400	247,400	247,535	135	100.05455%
12/01/2039	55,000	245,200	245,200	247,535	2,335	100.95227%
12/01/2040	70,000	258,000	258,000	262,387	4,387	101.70041%
12/01/2041	75,000	260,200	260,200	262,387	2,187	100.84053%
12/01/2042	95,000	277,200	277,200	278,130	930	100.33560%
12/01/2043	95,000	273,400	273,400	278,130	4,730	101.73017%
12/01/2044	120,000	294,600	294,600	294,818	218	100.07403%
12/01/2045	125,000	294,800	294,800	294,818	18	100.00614%
12/01/2046	145,000	309,800	309,800	312,507	2,707	100.87385%
12/01/2047	150,000	309,000	309,000	312,507	3,507	101.13501%
12/01/2048	175,000	328,000	328,000	331,258	3,258	100.99318%
12/01/2049	185,000	331,000	331,000	331,258	258	100.07783%
12/01/2050	210,000	348,600	348,600	351,133	2,533	100.72664%
12/01/2051	220,000	350,200	350,200	351,133	933	100.26644%
12/01/2052	250,000	371,400	371,400	372,201	801	100.21569%
12/01/2053	260,000	371,400	371,400	372,201	801	100.21569%
12/01/2054	290,000	391,000	391,000	394,533	3,533	100.90361%
12/01/2055	300,000	389,400	389,400	394,533	5,133	101.31822%
12/01/2056	340,000	417,400	417,400	418,205	805	100.19289%
12/01/2057	350,000	413,800	413,800	418,205	4,405	101.06455%
12/01/2058	390,000	439,800	439,800	443,297	3,497	100.79523%
12/01/2059	405,000	439,200	439,200	443,297	4,097	100.93293%
12/01/2060	450,000	468,000	468,000	469,895	1,895	100.40497%
	4,940,000	9,333,000	9,333,000	9,401,304	68,304	



## SUMMARY OF BONDS REFUNDED

**BERKLEY SHORES METROPOLITAN DISTRICT  
 GENERAL OBLIGATION REFUNDING & IMPROVEMENT BONDS, SERIES 2030  
 Pay & Cancel Refunding of (proposed) Series 2020 + New Money  
 55.277 (target) Mills  
 Assumes Investment Grade, 100x, 30-yr. Maturity  
 (SERVICE PLAN: Full Growth + 6.00% BI-Reassessment Projections)  
 [ Preliminary -- for discussion only ]**

Bond	Maturity Date	Interest Rate	Par Amount	Call Date	Call Price
4/29/19: Ser 20 NR SP, 5.00%, 100x, 55.277mils, FG+6% BiRe:					
TERM50	12/01/2031	5.000%	30,000.00	12/01/2030	100.000
	12/01/2032	5.000%	45,000.00	12/01/2030	100.000
	12/01/2033	5.000%	45,000.00	12/01/2030	100.000
	12/01/2034	5.000%	60,000.00	12/01/2030	100.000
	12/01/2035	5.000%	65,000.00	12/01/2030	100.000
	12/01/2036	5.000%	80,000.00	12/01/2030	100.000
	12/01/2037	5.000%	85,000.00	12/01/2030	100.000
	12/01/2038	5.000%	105,000.00	12/01/2030	100.000
	12/01/2039	5.000%	110,000.00	12/01/2030	100.000
	12/01/2040	5.000%	130,000.00	12/01/2030	100.000
	12/01/2041	5.000%	135,000.00	12/01/2030	100.000
	12/01/2042	5.000%	160,000.00	12/01/2030	100.000
	12/01/2043	5.000%	165,000.00	12/01/2030	100.000
	12/01/2044	5.000%	190,000.00	12/01/2030	100.000
	12/01/2045	5.000%	200,000.00	12/01/2030	100.000
	12/01/2046	5.000%	230,000.00	12/01/2030	100.000
	12/01/2047	5.000%	240,000.00	12/01/2030	100.000
	12/01/2048	5.000%	270,000.00	12/01/2030	100.000
	12/01/2049	5.000%	285,000.00	12/01/2030	100.000
	12/01/2050	5.000%	620,000.00	12/01/2030	100.000
			3,250,000.00		

## ESCROW REQUIREMENTS

**BERKLEY SHORES METROPOLITAN DISTRICT**  
**GENERAL OBLIGATION REFUNDING & IMPROVEMENT BONDS, SERIES 2030**  
**Pay & Cancel Refunding of (proposed) Series 2020 + New Money**  
**55.277 (target) Mills**  
**Assumes Investment Grade, 100x, 30-yr. Maturity**  
**(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)**  
**[ Preliminary -- for discussion only ]**

Dated Date	12/01/2030
Delivery Date	12/01/2030

**4/29/19: Ser 20 NR SP, 5.00%, 100x, 55.277mls, FG+6% BiRe**

Period Ending	Principal Redeemed	Total
12/01/2030	3,250,000.00	3,250,000.00
	3,250,000.00	3,250,000.00

## PRIOR BOND DEBT SERVICE

**BERKLEY SHORES METROPOLITAN DISTRICT**  
**GENERAL OBLIGATION REFUNDING & IMPROVEMENT BONDS, SERIES 2030**  
**Pay & Cancel Refunding of (proposed) Series 2020 + New Money**  
**55.277 (target) Mills**  
**Assumes Investment Grade, 100x, 30-yr. Maturity**  
**(SERVICE PLAN: Full Growth + 6.00% Bi-Reassessment Projections)**  
**[ Preliminary -- for discussion only ]**

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
06/01/2031			81,250	81,250	
12/01/2031	30,000	5.000%	81,250	111,250	192,500
06/01/2032			80,500	80,500	
12/01/2032	45,000	5.000%	80,500	125,500	206,000
06/01/2033			79,375	79,375	
12/01/2033	45,000	5.000%	79,375	124,375	203,750
06/01/2034			78,250	78,250	
12/01/2034	60,000	5.000%	78,250	138,250	216,500
06/01/2035			76,750	76,750	
12/01/2035	65,000	5.000%	76,750	141,750	218,500
06/01/2036			75,125	75,125	
12/01/2036	80,000	5.000%	75,125	155,125	230,250
06/01/2037			73,125	73,125	
12/01/2037	85,000	5.000%	73,125	158,125	231,250
06/01/2038			71,000	71,000	
12/01/2038	105,000	5.000%	71,000	176,000	247,000
06/01/2039			68,375	68,375	
12/01/2039	110,000	5.000%	68,375	178,375	246,750
06/01/2040			65,625	65,625	
12/01/2040	130,000	5.000%	65,625	195,625	261,250
06/01/2041			62,375	62,375	
12/01/2041	135,000	5.000%	62,375	197,375	259,750
06/01/2042			59,000	59,000	
12/01/2042	160,000	5.000%	59,000	219,000	278,000
06/01/2043			55,000	55,000	
12/01/2043	165,000	5.000%	55,000	220,000	275,000
06/01/2044			50,875	50,875	
12/01/2044	190,000	5.000%	50,875	240,875	291,750
06/01/2045			46,125	46,125	
12/01/2045	200,000	5.000%	46,125	246,125	292,250
06/01/2046			41,125	41,125	
12/01/2046	230,000	5.000%	41,125	271,125	312,250
06/01/2047			35,375	35,375	
12/01/2047	240,000	5.000%	35,375	275,375	310,750
06/01/2048			29,375	29,375	
12/01/2048	270,000	5.000%	29,375	299,375	328,750
06/01/2049			22,625	22,625	
12/01/2049	285,000	5.000%	22,625	307,625	330,250
06/01/2050			15,500	15,500	
12/01/2050	620,000	5.000%	15,500	635,500	651,000
	3,250,000		2,333,500	5,583,500	5,583,500

## **EXHIBIT D**

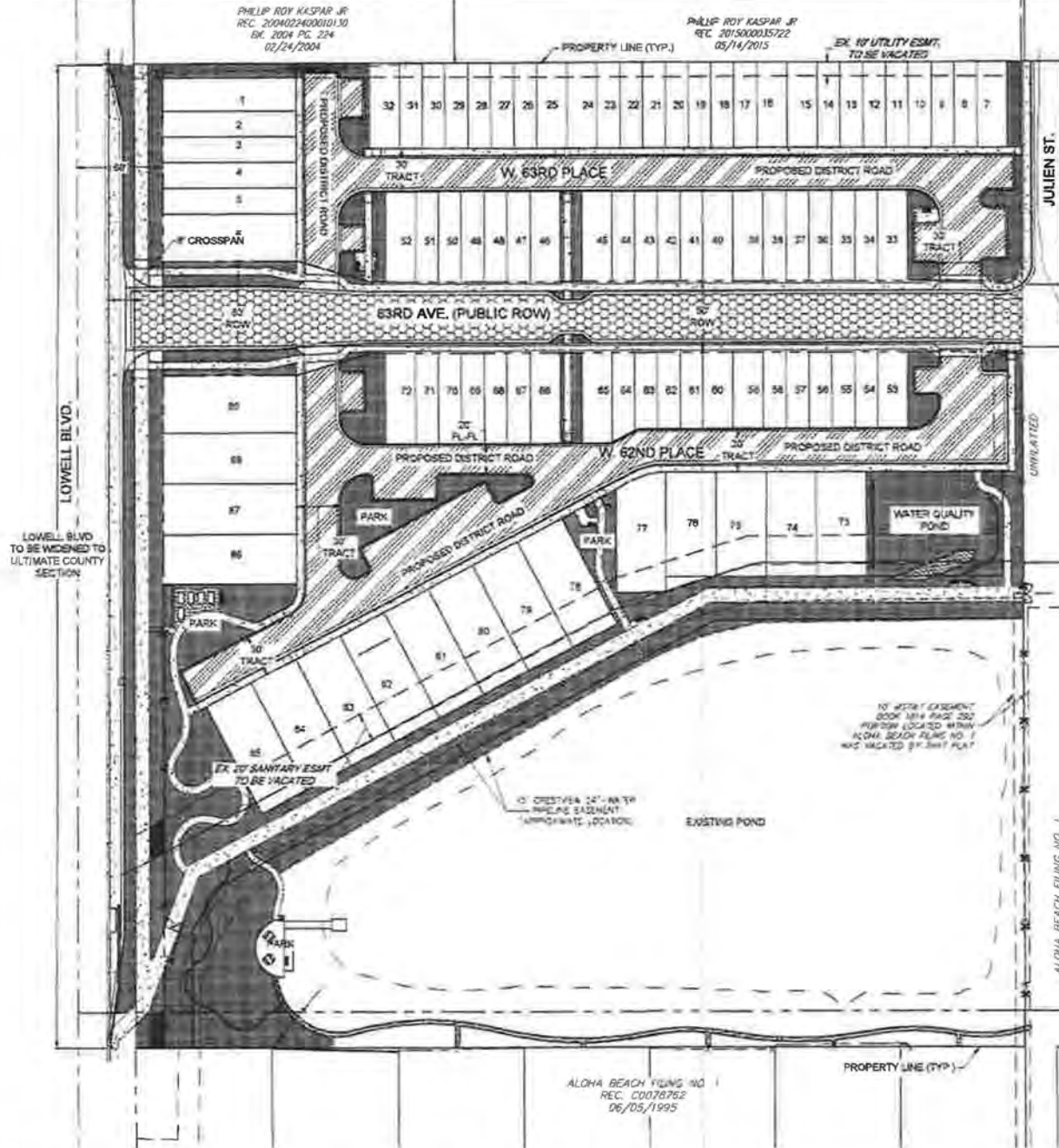
### **Site Plan and Description of Public Improvements**







EX. 10 UTILITY ESM?  
TO BE VACATED



### LEGEND

-  PUBLIC ROW - SEE NOTE #2  
 DISTRICT ROADS  
 LANDSCAPING  
 SIDEWALK

**NOTES:**

1. THE DISTRICT SHALL OWN AND MAINTAIN ALL IMPROVEMENTS WITHIN THE TRACT BOUNDARIES INCLUDING PRIVATE ROADS, LANDSCAPING, PARKS, WATER QUALITY POND AND DETENTION POND FACILITIES
2. THE DISTRICT SHALL MAINTAIN LANDSCAPE WITHIN THE ROW ADJACENT TO THE PROPERTY LINE.



PREPARATION DATE: MAY 10, 2019

11018-1007, 859 UsualCofCoferss/11019 Public in Private ing for Light May 18, 1999 - 1999 8229

6300 LOWELL

## PUBLIC AND DISTRICT IMPROVEMENTS

ADAMS COUNTY

1

DATE	NO.	REVISION	DATE	DATE
				NO
				IF
				IF
				APPROVED
				PROJECT NO.
				1827
				1" = 50'
				VERT SCALE
				N/A

**EXHIBIT E**  
**ESTIMATED COSTS OF PUBLIC IMPROVEMENTS**

Date: 5/14/2019  
 63rd & Lowell  
 89 Units  
 Lot Size WO Pond 269,115  
 Acreage WO Pond 6.18

## Berkley Shores MD Site Budget

Plan Date  
 Lot Size 422,532 Duration:(Mos) 8  
 Acreage w Pond: 9.7

CATEGORY		QTY	UOM	Unit Price	UOM	Extended	Summary
ENGINEERING & DESIGN							
ENGINEERING SUBTOTAL							\$ 95,000
EROSION CONTROL							
EROSION CONTROL SUBTOTAL							\$ 30,480
GRADING AND EXCAVATION (incl Overex)	LVI						
GRADING AND EXCAVATION SUBTOTAL							\$ 248,418
Utility Mobilization and R.O.W. Street Work							
SANITARY SEWER SUBTOTAL							\$ 169,390
SANITARY SEWER							
SANITARY SEWER SUBTOTAL							\$ 453,405
STORM/DETENTION							
STORM/DETENTION SUBTOTAL							\$ 187,303
WATER							
WATER SUBTOTAL							\$ 559,550
DRY UTILITIES							
SITE ELECTRIC SUBTOTAL							\$ 95,700
STREETS AND WALKS							
STREETS AND WALKS SUBTOTAL							\$ 695,087
LANDSCAPING							
LANDSCAPING SUBTOTAL							\$ 325,498
PERMITS, TAXES & INSURANCE							
PERMITS, TAXES & INSURANCE SUBTOTAL							\$ 60,000
CONSTRUCTION WATER							
CONSTRUCTION WATER SUBTOTAL							\$ 10,000
MISCELLANEOUS							
MISCELLANEOUS SUBTOTAL							\$ 168,080
GENERAL CONDITIONS		8	MO	\$ 25,000.00	MO	\$ 200,000	\$ 200,000
SITE WORK SUBTOTAL							\$ 3,202,910
DESIGN CONTINGENCY		10%					\$ 320,291
CONSTRUCTION /DEVELOPMENT FEE		8%					\$ 281,856
GC FEE		8%					\$ 256,233
ESCALATION (2019 to 2020)		10%					\$ 352,320
SITE WORK TOTAL							\$ 4,413,610

Cost Per SF Land \$ 16.40  
 Cost Per Acre Land \$ 711,140  
 Cost Per Unit Land \$ 48,501

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IN RE THE ORGANIZATION OF BERKLEY SHORES METROPOLITAN DISTRICT,  
COUNTY OF ADAMS, STATE OF COLORADO

---

TO THE BOARD OF COUNTY COMMISSIONERS, COUNTY OF ADAMS, STATE OF  
COLORADO:

The Petitioners and Proponents of the proposed Berkley Shores Metropolitan District (**"Petitioners"**), by the undersigned, pursuant to the provisions of Title 32, Article 1, C.R.S., (the **"Special District Act"**), respectfully petition the Board of County Commissioners, County of Adams, State of Colorado, for a Resolution of Approval of its Service Plan and certain other preliminary actions relating thereto, for said proposed District.

In support of said Petition, the Petitioners state:

1. That the Service Plan filed herewith fully complies with the provisions of the Special District Act as to all of the information required to be contained therein.
2. That Petitioners have also accompanied the Service Plan with the processing fee required by law in the amount of \$500.00.

WHEREFORE, Petitioners request this Honorable Board of County Commissioners will enter such orders as may be necessary or proper preliminary to and in connection with a Resolution of Approval of the Service Plan for the proposed District.

Dated June 21, 2019.

RESPECTFULLY SUBMITTED,

**McGeady Becher P.C.**

/s/

Megan Becher  
Attorney for Petitioners of the Proposed  
Berkley Shores Metropolitan District





June 21, 2019

**VIA EMAIL AND HAND DELIVERY**

Ms. Libby Tart  
Development Services Division, Planning  
Adams County, Colorado  
4430 South Adams County Parkway  
1<sup>st</sup> Floor, Suite W2000B  
Brighton, CO 80601-8218

Re: Proposed Berkley Shores Metropolitan District Service Plan

Dear Ms. Tart:

Enclosed for formal submittal is an updated proposed Service Plan ("**Service Plan**") for the proposed Berkley Shores Metropolitan District ("**District**"). Also enclosed is a check in the amount of \$500.00 for the processing fee. As we discussed, if you determine any additional fee is required, please let us know.

Also enclosed for your reference as a part of the overall District Service Plan application are the following:

- Pre-Submittal Letter dated May 17, 2019 and including the following supporting documentation required pursuant to Chapter 10 of the Adams County Development Standards and Regulations (the "**County Regulation**"):
  - Information required relative to County Regulation Section 10-05-03-03-02-02, The Financial Plan.
  - Information required relative to County Regulation Section 10-05-03-03-02-06, Service Agreements.
  - Information required relative to County Regulation Section 10-05-03-03-02-07, Additional Information.
- A Market Research Report prepared by The Highland Team as required by County Regulation Section 10-05-03-03-02-02.2.
- A Petition for Resolution of Approval of the Service Plan

- An updated proposed Schedule of Events for organization of the proposed District.
- A thumb drive (in the hand delivered package) containing all materials referred to herein

Additionally, below are responses to the Development Review Team Comments dated June 11, 2019. For ease of reference, Development Review Team comments are provided in **BOLD** and ALL CAPS and our responses are provided in *italics*. Where no response was necessary, we have simply omitted the Development Review Team comment.

#### **DEVELOPMENT SERVICES, PLANNING**

- PLN1.a.        **\*... PLANNING STAFF RECOMMENDS REVISING THE NAME OF "BERKLEY SHORES" TO "BERKELEY SHORES" TO REFLECT THE NAMING CONVENTION OF THE REST OF THE AREA.**

*The applicant proposes to retain the name of the proposed District as originally submitted – "Berkley Shores Metropolitan District" - in order to retain consistency with the related land use applications.*

- PLN5.a.        **WHAT IS THE CURRENT ASSESSED VALUE OF THE LAND? IT APPEARS THIS NUMBER IS CURRENTLY -0-. PLEASE CONFIRM.**

*For purposes of the Finance Plan for attached to the draft Service Plan for the proposed District, we have assumed the assessed valuation is zero to recognize the property will be fully redeveloped. That said, the parcels that are the subject of the boundaries of the proposed District currently have an actual, collective assessed value of approximately \$45,000.*

- PLN5.

**b.b.    PROPOSED DEBT? IS THIS \$100,000 BASED ON LINE F IN THE FIRST PARAGRAPH OF THE DISTRICT'S OPERATING COSTS SECTION?**

*No. the \$100,000 referred to in this section is the anticipated cost to organize the proposed District. This amount may be reimbursable from proceeds of bonds / debt issued by the District. But it is not the amount of proposed debt.*

**b.d.    MAXIMUM MILL LEVY 55.277 MILLS WITH AN OPERATION LEVY OF 11.055 MILLS – IS THIS CONTAINED WITHIN THE 55 MILLS?)**

*The operations mill levy is separate from and not contained within the debt service mill levy limit stated in the proposed service plan for the District.*

- **PLN7. REVIEW PROCESS:**

*Enclosed for your review and consideration is an updated schedule of events relative to approval of the proposed Service Plan. Please advise of any revisions.*

**FINANCE**

- **FIN1: THERE IS MENTION OF AN ADVANCE BY THE DEVELOPER TO THE DISTRICT IN MCGEADY BECHER P.C.'S INTRO LETTER. WHAT IS THE INTEREST RATE AND/OR OTHER APPLICABLE FINANCIAL TERMS, IF ANY, TO THE DISTRICT BY THE DEVELOPER?**

*The interest rate to be borne under any reimbursement agreement must be a market-reasonable rate. In the current market, we generally see developer reimbursement agreements with interest rates of 8% per annum. Any reimbursement agreement with the District will contain terms relative to advance requirements, applicable interest rate, and repayment terms, and will have termination and maximum term provisions.*

- **FIN2. ON THE LIST OF COMPARABLE MILLS, THE DISTRICT IS PROPOSING A MILL ON THE HIGHER END OF THE LIST OF DISTRICTS NOTED IN THE PACKET. PLEASE EXPLAIN HOW A HIGHER THAN AVERAGE LEVY FOR DISTRICT COULD IMPACT THE PROJECT AND THE TAXES RESIDENTS WILL PAY. MOST OF THE COMPARABLE LEVIES ARE FOR SOME OF THE HIGHEST METRO DISTRICTS IN THE COUNTY.**

*The mill levy limits proposed in the Service Plan for the District are comparable to the vast majority of other districts in Adams County and the Denver metropolitan area. Though the District will be authorized to impose mills up to these maximum amounts, the reality is the market and level of operations / amenities will guide actual amounts to be imposed by the District. It will be necessary for the District to consider these matters in imposing its mills to ensure viability and success of the Development.*

- **FIN3: FINANCIAL PLAN SECTION C.1. WE ARE REQUESTING THE REASONABLENESS IN USING THE 2016 GALLAGHER RESIDENTIAL PROPERTY RATE FOR A DISTRICT THAT WILL BEGIN OPERATIONS IN 2020?**

*By utilizing 2016 as the base year for adjustment, the District will be placed in a similar position and on a level playing field with other Districts in the County that are allowed to make such adjustments. If the District is not allowed to adjust from that base year, yet they have the same numerical mill levy cap as other existing districts, the District will be at a disadvantage and will, effectively, have a lower mill levy cap than other existing districts. This base year is simply proposed to give this District the same approved amounts as other existing districts.*

- **FIN4: FINANCIAL PLAN SECTION C.2. PLEASE NOTE THERE IS NO LIMITATION ON MILL LEVIES TO PAY DEBT IN CERTAIN CIRCUMSTANCES, WHICH COULD RESULT IN AN INCREASED BURDEN TO HOMEOWNERS. EXPLAIN HOW THAT WOULD BE ADDRESSED.**

*The mill levy cap release provision included in this Section of the proposed Service Plan mirrors the statutory release provisions. We are simply requesting this statutory allowance.*

- **FIN5: FINANCIAL PLAN SECTION F. PLEASE EXPLAIN IN GREATER DETAIL SHOWING THE REASONABLENESS OF OPERATING COSTS AS REASONABLE? HOW DOES THIS COMPARE TO OPERATING COSTS OF OTHER PROPOSED PLANS?**

*The \$50,000 amount referenced as the estimated first year operating budget for the District is based upon the experience of consultants to the applicant that are experts relative to district matters. This amount assumes costs the District would incur for administrative, accounting, management and legal representation associated with compliance with all statutory matters (budget, audit, bidding, records, etc.) and operations services. The actual budget of the district for operations costs will be dependent on the operations obligations of the District which may change over time with the level of operations and amenitization within the District.*

- **FIN6. D.A. DAVIDSON FINANCIAL PLAN (EXHIBIT C), THE COST OF ISSUANCE, \$366,400 APPEARS HIGH IN PROPORTION TO THE DEBT ISSUED.**

*The amount provided in Exhibit C is simply an estimate given average transaction costs of the market today. The actual transaction costs will depend on the type and structure of the debt issuance at the time it occurs. For example, actual costs will be less in a privately placed loan scenario than a public offering.*

- **FIN7. D.A. DAVIDSON FINANCIAL PLAN (EXHIBIT C), WHAT HAPPENS TO THE MODEL IF ONLY 50 MILLS ARE USED?**

*According to D.A. Davidson, if only 50 mills are used, the capacity of the District to issue debt would be reduced by approximately 9.5% and the par amounts of the bonds would reduce accordingly. The result is less revenue available to the District for construction of public improvements.*

- **FIN8. D.A. DAVIDSON FINANCIAL PLAN (EXHIBIT C), SPECIFIC OWNERSHIP TAX CALCULATED ON 6% OF PROPERTY TAX REVENUES – IS THIS A REASONABLE AND/OR STANDARD METHOD OF ESTIMATION?**



*According to D.A. Davidson, the assumption of 6% relative to specific ownership tax collections is standard for D.A. Davidson underwriting and conservative in general.*

- **FIN9. D.A. DAVIDSON FINANCIAL PLAN (EXHIBIT C), HAS THERE BEEN ANY SHOCK ANALYSIS TO DETERMINE THE ABILITY TO PAY DEBT IF ASSUMPTIONS ARE NOT MET? (D.A. DAVIDSON MENTIONS THEY HAVE NOT REVIEWED ASSUMPTIONS).**

*D.A. Davidson has not performed such an analysis. However, it is important to note that debt issued by the District will be subject to the maximum debt service mill levy cap so that, if development assumptions are not met as a result of changes in the market or otherwise, the bondholder is exposed to risk in lieu of a homeowner / landowner. The District taxpayers will be protected by the mill levy cap – irrespective of market fluctuation, the District cannot impose mill levies in excess of that amount.*

- **FIN10. D.A. DAVIDSON FINANCIAL PLAN (EXHIBIT C), IS A 4% INTEREST RATE REASONABLE AFTER THE 10-YEAR REFINANCING? WHAT HAPPENS TO THE MODEL IF 4% CANNOT BE ACHIEVED?**

*According to D.A. Davidson, 4% is a reasonable estimate at this time. Of course, it is impossible to know what the rates may be in 10 years. If rates are higher at the time of an actual issuance, the capacity of a future issuance by the District would be reduced.*

- **FIN11. D.A. DAVIDSON FINANCIAL PLAN (EXHIBIT C), AFTER THE REFINANCING, THE DEBT SCHEDULE IS PUSHED OUT TO 2060. IS IT REASONABLE TO EXTEND THE TAXPAYERS RESPONSIBILITY FOR THIS LONG?**

*In general, the purpose of a service plan model to provide a reasonable estimate of bonding capacity. To that end, and based upon the market propensities at this time, D.A. Davidson has assumed 40 years of mill levy collections within the District for sizing the capacity. The 40-year timeline is consistent with other Districts in the County and Denver metropolitan area. It is our experience that, ultimately, owners and constituents within the districts have varying opinions relative to the manner in which repayment occurs – in some circumstances preferring to extend debt and reduce mill levy amounts, and in others preferring to reduce the length of repayment with a higher mill levy amount. The financial plan included in the draft Service Plan is simply a reasonable portrayal based upon other similarly situated districts.*

- **FIN12. D.A. DAVIDSON FINANCIAL PLAN (EXHIBIT C), PLEASE NOTE – D.A. DAVIDSON MENTIONS THERE IS A HIGH PROBABILITY THAT ACTUAL RESULTS WILL DIFFER GREATLY FROM THE MODEL. THIS COULD GREATLY IMPACT THE ABILITY TO PAY DEBT.**

*The model necessarily must make assumptions to help evaluate capacity in the District which in turn sets the parameters within the Service Plan. There are many factors that could deviate between what is assumed today and what occurs. That said, Service Plan limitations along with statutory checks and balances ensure taxpayers are protected and risks are borne by bondholders.*

- **FIN13. D.A. DAVIDSON FINANCIAL PLAN (EXHIBIT C), ON THE BOND SOLUTION TABLE – THE PRINCIPAL OF THE DEBT IS PAID OFF VERY SLOWLY, RESULTING IN HIGH INTEREST PAYMENTS OVER THE LIFE OF THE DEBT. HOW DOES THIS COMPARE TO THE REPAYMENT SCHEDULES FOR OTHER METROPOLITAN DISTRICTS?**

*According to D.A. Davidson, most early stage metropolitan district bond issuances have back-weighted amortization. It is a common-looking amortization scale for a bond issued 1 year before the first vertical development is complete.*

#### **METROPOLITAN DISTRICT APPLICATION PROCESS**

As mentioned above, enclosed is an updated Schedule of Events assuming a Planning Commission Hearing Date of July 11, 2019 and a Board of County Commissioner's Hearing Date of August 20, 2019. Pursuant to our conversation, I understand you will handle all internal distributions to the requisite County departments (including but not limited to the County Clerk and Recorder) and all requisite notifications and publications. However, to the extent we can be of assistance with respect to any of those things, certainly let us know and we're happy to help.

Please let us know if anything further is required relative to your review and processing of this Service Plan. Thank you for your time and attention to this matter.

Very truly yours,

MCGEADY-BECHER P.C.



Megan Becher

Enclosures

c: Paul Malone  
Natalie Satt  
Doug Elenowitz



Prepared For

**BERKLEY SHORES**

Wednesday, June 19, 2019

Prepared By

**Jill Samuels**

The Highland Team  
3737 West 32nd Avenue  
Denver CO 80211

Phone: 303-455-5535  
Fax: 303-477-4639  
Cell: 303-912-0606

Email: [jill@highlanddevelopmentco.com](mailto:jill@highlanddevelopmentco.com)  
WebSite: [www.nostalgichomes.com](http://www.nostalgichomes.com)

Apel Team Proudly Serving Denver for 27 Years - Top Tier Team In The City!

**COMPASS &**

**NOSTALGIC HOMES**



# Near Berkley Shores: At Minimum 10% Increase for Detached vs Attached - Similar Style, Beds, Baths, Size

Prepared for BERKLEY SHORES

Wednesday, June 19, 2019

Address	Sold Dt	Concession	Sold Price	Orig.Price	Net Price	Diff%	DOM	SqFt	\$/SqFt
6655 Pecos St 21 #13	06/29/18	\$0	\$380,425	\$372,995	\$380,425	102.0%	39	1485	256.18
2100 W 67th Pl	03/21/19	\$0	\$395,000	\$410,000	\$395,000	96.3%	41	1541	256.33
6603 Morrison Dr	06/14/19	\$0	\$410,000	\$410,000	\$410,000	100.0%	4	1583	259.00
6771 Morrison Dr	10/10/18	\$3,000	\$419,000	\$425,000	\$416,000	97.9%	5	1758	238.34
6606 Morrison Dr	06/12/18	\$500	\$420,000	\$425,000	\$419,500	98.7%	19	1758	238.91
6609 Morrison Dr	10/31/18	\$0	\$420,000	\$422,500	\$420,000	99.4%	7	1758	238.91
2069 W 67th Pl	10/30/18	\$0	\$422,000	\$422,000	\$422,000	100.0%	5	1758	240.05
4917 Lowell Blvd	11/14/18	\$0	\$495,000	\$495,000	\$495,000	100.0%	0	1510	327.81
4913 Lowell Blvd	03/01/19	\$0	\$499,900	\$514,950	\$499,900	97.1%	289	1510	331.06
4911 Lowell Blvd	11/29/18	\$0	\$514,195	\$514,195	\$514,195	100.0%	0	1711	300.52
4919 Lowell Blvd	09/07/18	\$0	\$529,900	\$534,900	\$529,900	99.1%	67	1711	309.70
4915 Lowell Blvd	09/07/18	\$0	\$530,000	\$499,900	\$530,000	106.0%	224	1711	309.76
4909 Lowell Blvd	12/17/18	\$0	\$560,000	\$585,000	\$560,000	95.7%	104	1945	287.92

<< Ave Net Price: \$460,917 - Olp: \$463,957 - Concession: \$269 - Diff%: 99.3 - SqFt: 1672 - \$/SqFt: \$276 - DOM: 62 >>

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# Near Berkley Shores: At Minimum 10% Increase

Prepared for BERKLEY SHORES

Wednesday, June 19, 2019

## Recently Sold



Listed By: MB Team Lassen

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
6655 Pecos St 21 #13	\$372,995	3	1485	39	12/14/17
Denver	\$380,425	3.00	256.18	2017	06/29/18
80221					
Brand New Modern 2 Story Townhome With An Open Great Room and Kitchen Layout With A 40' Linear Fireplace. The Kitchen Boasts 42" Upper Cabinets and Are Still Available For Your Selection Of Style and Color. Enjoy The Convenience Of An Upper Level Laundry and 9' Ceilings Both Up and Down. The Owner's Suite Features Coffered Ceilings, 5-Piece Bath, Walk-In Closet and An Attached Balcony. In Final Close-Out and Down To The Last Couple Of Homes. Select Your Design Center Selections While You Still Can, As These Gorgeous Townhomes Won't Be ...					



Listed By: Coldwell Banker Residential 14

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
2100 W 67th Pl	\$399,900	3	1541	41	01/17/19
Denver	\$395,000	3.00	256.33	2015	03/21/19
80221					
Move Right In To This Urban 2 Story Townhome With 3 Bedrooms, 2.5 Baths and An Attached 2 Car Garage. Enter To Beautiful Hardwood Laminate On The Main Floor. Enjoy The Linear Fireplace In The Living Room and The Open Floor Plan. The Gourmet Kitchen Features A 5 Burner Gas Stove, Stainless Appliances and Granit Counters. The Large Master Has A Large Walk-In Closet, A 5 Piece Bath and A Private Deck. Walk To The Brewery, Midtown's Home Plate Park With A Dog Park and Water Features. Enjoy A Run Or A Ride Along The Clear Creek Bike Path. A New ...					



Listed By: Mile High Luxury Real Estate

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
6603 Morrison Dr	\$410,000	3	1583	4	05/09/19
Denver	\$410,000	3.00	259.00	2016	06/14/19
80221					
Don't Miss Out On This Rare Opportunity To Get Into This Community At Lowest Price Available! Beautiful and Modern 2016 Midtown Home Only 10 Minutes From Downtown Denver! Enjoy Privacy While Being Off On The Edge Of The Neighborhood With Beautiful Views Of Both City and Mountains From Master Bedroom Balcony. Extremely Well Cared For Home With Tasteful Upgrades Including Barn Door and Edison Lighting. Open Layout Features Modern Fireplace In Living Room, Granite Kitchen Counters, Breakfast Bar, and Gas Stove. Upstairs Has Beautiful Master ...					

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# Near Berkley Shores: At Minimum 10% Increase

Prepared for BERKLEY SHORES

Wednesday, June 19, 2019



Listed By: Keller Williams Real Estate Llc

Recently Sold	List	Beds	SqFt	DOM	List
	Sold	Baths	\$/SqFt	Built	Sold
6771 Morrison Dr	\$419,000	3	1758	5	09/05/18
Denver	\$419,000	3.00	238.34	2015	10/10/18
80221					

Turnkey Townhome In The Heart Of The Coveted, Up and Coming, Midtown Community. End Unit With Fantastic Mountain Views! Grand Entryway With Vaulted Ceilings, 2 Car Attached Garage, Oversize Electric Fireplace, Upgraded Plush Carpet, High Quality Blinds Throughout With Blackout In The Master and Guest Bedroom, 5 Piece Bath, Granite Countertops, Walking Distance To New School Currently Being Built. Close Proximity To Highway, Restaurants, Dog Park, and Schools. Don't Miss This Opportunity!



Listed By: Keller Williams Realty Downtown Llc

Recently Sold	List	Beds	SqFt	DOM	List
	Sold	Baths	\$/SqFt	Built	Sold
6606 Morrison Dr	\$425,000	3	1758	19	04/26/18
Denver	\$420,000	3.00	238.91	2016	06/12/18
80221					

Stunning Mountain and City Views, Contemporary Design, and A Completely Maintenance Free Exterior Are All Rolled Into One In This Quintessential Denver Home On A Coveted Oversized Corner Lot! Start Your Weekend Off Right W/ A Walk To The Brewery Or Brunch At The Bistro, Then Head Back Home To Create In Your Gourmet Kitchen W/ Stainless Steel Appliances, Gas Range, Granite Surfaces, Island, and Custom Backsplash. A Dramatic Entry W/ Vaulted Ceilings, Open Floor Plan W/ Laminate Hardwood, Ensuite Master Bath, and Several Walk-In Closets ...



Listed By: Jesus Orozco

Recently Sold	List	Beds	SqFt	DOM	List
	Sold	Baths	\$/SqFt	Built	Sold
6609 Morrison Dr	\$422,500	3	1758	7	09/21/18
Denver	\$420,000	3.00	238.91	2016	10/31/18
80221					

Imagine This A Beautifully Maintained Midtown Townhome That Is Better Than New. A Wonderfully Designed and Appointed, Light and Bright, South-Facing End-Unit Situated On Arguably The Best Area In All Of Midtown With Wonderful Views Of The Denver Skyline. The Contemporary Architecture Boasts Beautiful Brick, Stucco and Steel Details. This Home Also Includes Expansive Outdoor Space. Featuring A Spacious Front Patio Off The Great Room On The Ground Floor and A Large Balcony Off The Master Bedroom, You'll Get To Take Full Advantage Of The ...

**HIGHLAND TEAM**

**COMPASS DENVER**



# Near Berkley Shores: At Minimum 10% Increase

Prepared for BERKLEY SHORES

Wednesday, June 19, 2019



Listed By: RE/MAX Revolution

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
2069 W 67th Pl Denver 80221	\$422,000 \$422,000	3 3.00	1758 240.05	5 2015	10/03/18 10/30/18
Charming and Spacious 3 Bedroom 2 1/2 Bathroom Townhome In A Friendly Community Called Midtown. This Urban 2-Story Townhome Has An Open Floorplan Which Includes A Great Room and Kitchen Layout With A 60` Linear Fireplace With An Outside Patio Off The Breakfast Nook. Granite Counter Tops and A Matching Island In Kitchen, Along With Granite Upstairs In The Master Bath. Follow The Beautiful Partial Open Rail To The Top Floor Complete With An Open Loft. The Master Suite Features 5-Piece Bath, Walk-In Closet and An Attached Balcony. Great ...					



Listed By: One Realty Llc

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
4917 Lowell Blvd Denver 80221	\$495,000 \$495,000	3 3.00	1510 327.81	0 2018	11/14/18 11/14/18
Entered For Comp Purposes. Spectacular New Townhome Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Large Master Bedroom Has A Walk-In Closet and A Luxurious Master Bathroom. Gorgeous Rooftop Deck Features City and Mountain Views. Finally, A Home With Everything You Have Been Looking For - and More.					



Listed By: One Realty Llc

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
4913 Lowell Blvd Denver 80221	\$499,900 \$499,900	3 3.00	1510 331.06	289 2018	03/01/18 03/01/19
Now Ready! Spectacular New Townhome Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Large Master Bedroom Has A Walk-In Closet and A Luxurious Master Bathroom. Gorgeous Rooftop Deck Features City and Mountain Views. Finally, A Home With Everything You Have Been Looking For - and More.					

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# Near Berkley Shores: At Minimum 10% Increase

Prepared for BERKLEY SHORES

Wednesday, June 19, 2019



Listed By: One Realty Llc

	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
4911 Lowell Blvd	\$514,195	3	1711	0	11/29/18
Denver 80221	\$514,195	4.00	300.52	2018	11/29/18

Entered For Comp Purposes - Spectacular New Townhomes Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Large Master Bedroom Has Dual Walk-In Closets and A Luxurious Master Bathroom. Huge Rooftop Deck With Gas Hookup. 4 Different Floor Plans To Choose From - All Featuring 3 Bedrooms. Still Time To Help Select Your Finishes To Make This Home Your Own. Finally, A Home With Everything ...



Listed By: One Realty Llc

	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
4919 Lowell Blvd	\$529,900	3	1711	67	05/17/18
Denver 80221	\$529,900	4.00	309.70	2018	09/07/18

Completion In 30 Days! Spectacular New Townhomes Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Large Master Bedroom Has Dual Walk-In Closets and A Luxurious Master Bathroom. Gorgeous Rooftop Deck Features City and Mountain Views. Finally, A Home With Everything You Have Been Looking For - and More.



Listed By: One Realty Llc

	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
4915 Lowell Blvd	\$499,900	3	1711	224	01/05/17
Denver 80221	\$530,000	4.00	309.76	2017	09/07/18

Spectacular New Townhomes Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Large Master Bedroom Has Dual Walk-In Closets and A Luxurious Master Bathroom. Huge Rooftop Deck With Gas Hookup. 4 Different Floor Plans To Choose From - All Featuring 3 Bedrooms. Still Time To Help Select Your Finishes To Make This Home Your Own. Finally, A Home With Everything You Have Been Looking For - ...

HIGHLAND TEAM

COMPASS DENVER





# Near Berkley Shores: At Minimum 10% Increase

Prepared for BERKLEY SHORES

Wednesday, June 19, 2019



Listed By: One Realty Llc

Recently Sold	List	Beds	SqFt	DOM	List
	Sold	Baths	\$/SqFt	Built	Sold
4909 Lowell Blvd	\$574,500	3	1945	104	08/02/18
Denver	\$560,000	3.00	287.92	2018	12/17/18
80221					

Ready Now! Spectacular New End-Unit Townhome Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms and Nearly 2k Sqft. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Featuring Quartz Counters, Stainless Steel Kitchen Aid Appliances, Solid White Oak Floors, Custom Cabinetry, Rain-Showerheads, Custom Lighting and So Much More. The Large Master Bedroom Has Dual Walk-In Closets and A Luxurious Master Bathroom. Gorgeous Rooftop Deck ...

HIGHLAND TEAM

COMPASS DENVER





## 6655 Pecos St 21 #13 Denver \$380,425

Brand New Modern 2 Story Townhome With An Open Great Room and Kitchen Layout With A 40' Linear Fireplace. The Kitchen Boasts 42" Upper Cabinets and Are Still Available For Your Selection Of Style and Color. Enjoy The Convenience Of An Upper Level Laundry and 9' Ceilings Both Up and Down. The Owner's Suite Features Coffered Ceilings, 5-Piece Bath, Walk-In Closet and An Attached Balcony. In Final Close-Out and Down To The Last Couple Of Homes. Select Your Design Center Selections While You Still Can, As These Gorgeous Townhomes Won't Be Available Much Longer!

6655 Pecos St 21 #13

Nbhood: Midtown

BA Full: 2

Lot Sz: 1440.00

Taxes: 0.00

Total Park Spaces: 2

BA Half: 1

AcS: 0.03

Mlt HoaFee:

Parking Type: Gar Att

County: Adams

BA3Qtr: 0

Sch: 0.03

HoafFee: 87.00Monthly

Park Dim: 19'8"x19'7"

Status: S

City: Denver

Pin: R0189084

Valley View K-8

Valley View K-8

Park Desc:

Price: \$372,995

Zip: 80221

Mls: 5640951

Zoned: Res

SQ Above: 1485

Psf Above: 256.1

Const: Other

Style: Townhouse

Arch: Triplex (1 unit)

Bldr: Residence 404

Model: Dry Walled, Insulated

Car: 2

BsmT: Slab

Fp: 1

Roof: Composition Shingles

Appr Cond: None Known

Incorp: No

Sewer: Public

Water: Public

Yr Blt: 2017

Complex:

Heat: 0 0

Wshdry: ~~Heat~~ Lvl: 0

Heat: 0 0

Wshdry: ~~Heat~~ Lvl: 0

Heat: 0 0

Mb: Upper 12'7"x13'4"

Fr:

Lr:

Dr: Main 9'7"x7'8"

Kt: Main 10'2"x12'1"

Sd:

Lloc: Forced Air, Electric Gas

Ls: Old: None Known

Stat Cond: None Known

Br: 3 Ba: 3.00 Sq: 1485

U: 3 BATHF-BATHF

M: 0 BATHH

L: 0

B: 0

Fin Sq: 1485

Fin Psf: 256.1

Ld: 01/22/18

UCd: 01/22/18

B: 0

Tot Sq: 1485

Tot Psf: 256.1

Dom: 39

Sd: 06/29/18

Terms: Cash, Conventional, FHA, Exchange

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Poss:

Seller Type:

Concession Amt: 0

Tr Broker:

Sold Price: \$380,425

Net Price: \$380,425

Show:

Concession: None

Listor:

List Office: MB Team Lassen

Excl:

Legal:

Earn Chk To:

Min Earn:

County: Adams

Directions:

PROPERTY INFORMA	Under Construction	Patio	Cable Available	Upper	STATUS CONDITIONS V
Buyers Warranty	CONSTRUCTION	FRONT FACES	Double Pane Windows	PARKING TYPE	None Known C
1031 Exchange	Frame	West	Eating Space / Kitchen	Gar Att	SOLD TERM V
CONTINGENT APPRO	Other	HOA FEE MASTER FR	Five Piece Bath	PROP SUB TYPE	Conventional P
None Known	COOLING	Monthly	Internet Access (Wired)	Attached Single Family	STYLE L
ARCHITECTURE	Air Conditioning-Central	FENCING	Kitchen Island	HOA FEE INCLUDES	Townhouse V
Triplex (1 unit)	Ceiling Fan		Master Suite	Clubhouse	STYLE CHARACTERIS
MEASUREMENT SOU	SUBFLOOR	FLOORING	Open Floor Plan	Exterior Maintenance w/	Side-by-Side
Builder	Slab	Carpet	Pet Free	Grounds Maintenance	SEWER
BASEMENT SIZE	DATA SOURCE	Tile Floor	Smoke Free	Snow Removal	Public
None	Metrolist	Vinyl/Linoleum	Walk-in Closets	Trash Removal	FINANCIAL TERMS
PARKING FEATURES	DINLOC	Wood Floors	APPLIANCES	ROOFING MATERIAL	Cash
Dry Walled	Main	FIREPLACE TYPES	Cook Top	Composition Shingles	Conventional
Insulated	LISTING CONTRACT T	Electric	Disposal	ROUGH-IN BATH	FHA
CONCESSIONS	Exclusive Right	HEATING TYPE	Dishwasher		Exchange
None	EXTERIOR FEATURES	Forced Air	Microwave Oven	RV INDOOR STORAG	TRANSACTION TYPE
UNIT LEVEL	Balcony	Wall Heater	Smoke Alarm		For Sale
Ground	Covered Patio	FUEL TYPE	Stove/Range/Oven	SCHOOL DISTRICT	INCORPORATED
EXTERIOR MATERIAL	Garden Area	Electric	KITLOC	Mapleton Adams R-1	No
Other	Playground Area	Gas	Main	SELLER TYPE	END UNIT
CONSTRUCTION DET	Professional Landscapi	INTERIOR FEATURES	MASTER BED LOCATI	Builder	Yes



## 2100 W 67th PI Denver \$395,000

Move Right In To This Urban 2 Story Townhome With 3 Bedrooms, 2.5 Baths and An Attached 2 Car Garage. Enter To Beautiful Hardwood Laminate On The Main Floor. Enjoy The Linear Fireplace In The Living Room and The Open Floor Plan. The Gourmet Kitchen Features A 5 Burner Gas Stove, Stainless Appliances and Granit Counters. The Large Master Has A Large Walk-In Closet, A 5 Piece Bath and A Private Deck. Walk To The Brewery, Midtown's Home Plate Park With A Dog Park and Water Features. Enjoy A Run Or A Ride Along The Clear Creek Bike Path. A New K-8 Elementary ...



2100 W 67th PI

Nbhood: Midtown At Clear Creek

BA Full: 2

Lot Sz: 0

Taxes: 3903.00

Total Park Spaces: 2

BA Half: 1

Acs: 0

Mlt Hoafee:

Parking Type:

Gar Att

County: Adams

BA3Qtr: 0

BAQtr: 0

Sch: Valley View K-8

Hoafee: 87.00Monthly

Status: S

City: Denver

Pin: R0182575

Valley View K-8

York Int'l K-12

Price: \$399,900

Zip: 80221

Mls: 4613183

Zoned: Th/Rh

SQ Above: 1541

Psf Above: 256.3

Park Desc:

Const: Brick,Stucco

Style: Townhouse

Arch:

Bldr:

Model:

Car: 2

Bsmt:

Fp: 1 Living Room

Roof: Composition Shingles

Appr Cond: None Known

Incorp:

Sewer: Public

Water:

Yr Blt: 2015

Complex: Midtown At Clear Creek

Kt: Main 12x10

Sd: 0 0

Lloc: Forced Air Gas

Wshdry: ☒ Lvl: Heat:

Stat Cond: None Known

Mb: Upper 14x12

Fr:

Lr: Main 11x14

Dr: Main 12x10

Kt: Main 12x10

Sd: 0 0

Lloc: Forced Air Gas

Wshdry: ☒ Lvl: Heat:

Stat Cond: None Known

Br: 3 Ba: 3.00 Sq: 1541

U: 3 BATHF-BATHF

M: 0 BATHH

L: 0

B: 0

Fin Sq: 1541

Fin Psf: 256.3

Ld: 02/26/19

UCd: 02/26/19

B: 0

Tot Sq: 1541

Tot Psf: 256.3

Dom: 41

Sd: 03/21/19

Terms: Cash,Conventional,FHA,VA

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Poss:

Seller Type:

Concession Amt: 0

Tr Broker:

Sold Price: \$395,000

Net Price: \$395,000

Show:

Concession: None

Listor:

List Office: Coldwell Banker Residential 14

Excl:

Legal:

Earn Chk To:

Min Earn:

County: Adams

Directions:

PROPERTY INFORMA	Metrolist	Forced Air	Main	Individual	W/D Hookups in Unit
Quick Possession	DINLOC	FUEL TYPE	LAUNDRY LOCATION	STATUS CONDITIONS	
CONTINGENT APPRO	Main	Gas	Upper	None Known	
None Known	LISTING CONTRACT	TINTERIOR FEATURES	MASTER BED LOCATI	SOLD TERM	
MEASUREMENT SOU	Exclusive Agency	Cable Available	Upper	Conventional	
County Records	FRONT FACES	Double Pane Windows	PARKING TYPE	STYLE	
BASEMENT SIZE	North	Master Suite	Gar Att	Townhouse	
None	HOA FEE MASTER FR	Open Floor Plan	PROP SUB TYPE	STYLE CHARACTERIS	
CONCESSIONS	Monthly	Smoke Free	Attached Single Family	Low Rise (1-3)	
None	FENCING	Window Coverings	HOA FEE INCLUDES	SEWER	
UNIT LEVEL		Walk-in Closets	Grounds Maintenance	Public	
EXTERIOR MATERIAL	FLOORING	APPLIANCES	Trash Removal	FINANCIAL TERMS	
Brick	Carpert	Disposal	ROOFING MATERIAL	Cash	
Stucco	Laminate	Dishwasher	Composition Shingles	Conventional	
CONSTRUCTION	FIREPLACE TYPES	Microwave Oven	ROUGH-IN BATH	FHA	
Frame	Electric	Refrigerator (Kitchen)		VA	
COOLING	FIREPLACE LOCATIO	Smoke Alarm	RV INDOOR STORAG	TRANSACTION TYPE	
Air Conditioning-Central	Living Room	Stove/Range/Oven		For Sale	
Ceiling Fan	GAS TYPE	KITLOC	SCHOOL DISTRICT	END UNIT	
DATA SOURCE	Natural Gas	Main	Mapleton Adams R-1	No	
	HEATING TYPE	LIVLOC	SELLER TYPE	LAUNDRY AVAILABI	



## 6603 Morrison Dr Denver \$410,000

Don't Miss Out On This Rare Opportunity To Get Into This Community At Lowest Price Available! Beautiful and Modern 2016 Midtown Home Only 10 Minutes From Downtown Denver! Enjoy Privacy While Being Off On The Edge Of The Neighborhood With Beautiful Views Of Both City and Mountains From Master Bedroom Balcony. Extremely Well Cared For Home With Tasteful Upgrades Including Barn Door and Edison Lighting. Open Layout Features Modern Fireplace In Living Room, Granite Kitchen Counters, Breakfast Bar, and Gas Stove. Upstairs Has Beautiful Master Suite With Balcony, ...



6603 Morrison Dr				Status: S	Price: \$410,000
Nbhood: Midtown At Clear Creek	County: Adams	City: Denver	Zip: 80221		
BA Full: 2	BA Half: 1	BA3Qtr: 0	BAQtr: 0	Pin: R0185817	Mls: 7878036
Lot Sz: 1460.00	Acs: 0.03	Sch: Valley View K-8	Valley View K-8	Zoned:	
Taxes: 3065.00	Mlt Hoafee: No	Hoafee: 87.00Monthly	SQ Above: 1583 Psf Above: 259.0		
Total Park Spaces: 2	Parking Type: Carport Att	Park Dim:	Park Desc:		
Const: Brick, Vinyl Siding	Incorp:	Mb: Upper	Br: 3	Ba: 3.00	Sq: 1583
Style: Townhouse	Sewer: Public	Fr:	U: 3	BATHF-BATHF	
Arch:	Water: Public	Lr:	M: 0	BATHH	
Bldr:	Yr Blt: 2016	Dr:	L: 0		
Model:	Complex:	Kt: Main	B: 0	B: 0	
Car: 2		Sd:	Fin Sq: 1583	Tot Sq: 1583	
Bsmt:	0 0	Lloc:	Fin Psf: 259.0	Tot Psf: 259.0	
Fp: 1 Living Room	Heat:	Forced Air Electric	Ld:	Dom: 4	
Roof: Composition Shingles	Wshdry:	Lvl:	UCd: 05/12/19	Sd: 06/14/19	
Appr Cond: None Known		Stat Cond: None Known			
Terms: Cash, Conventional, FHA, VA					
Add Terms:					
Sold Terms:					
Var Comm:					
Buy Ag:					
Poss:					
Tr Broker:					
Seller Type:					
Sold Price: \$410,000					
Concession: None					
Concession Amt: 0					
Net Price: \$410,000					
Show:					
Listor:					
List Office: Mile High Luxury Real Estate					
Excl:					
Legal:					
Earn Chk To: Min Earn: County: Adams					
Directions:					

PROPERTY INFORMATION	Metrolist	HEATING TYPE	Refrigerator (Kitchen)	RV INDOOR STORAGE	TRANSACTION TYPE
Quick Possession	LISTING CONTRACT T	Forced Air	Smoke Alarm		For Sale
CONTINGENT APPRO	Exclusive Right	FUEL TYPE	Stove/Range/Oven	SCHOOL DISTRICT	VIEWS
None Known	EXTERIOR FEATURES	Electric	Washer	Mapleton Adams R-1	City View
MEASUREMENT SOU	Balcony	HOAS HAS MULTIPLE	KITLOC	SELLER TYPE	Mountain View
County Records	Maintenance Free Exter	No	Main	Individual	WATER SOURCE
BASEMENT SIZE	FRONT FACES	INTERIOR FEATURES	LAUNDRY LOCATION	STATUS CONDITIONS	Public
None	South	Double Pane Windows	Upper	None Known	
CONCESSIONS	HOA FEE MASTER FR	Five Piece Bath	MASTER BED LOCATI	SOLD TERM	
None	Monthly	Kitchen Island	Upper	Conventional	
UNIT LEVEL	FENCING	Master Suite	PARKING TYPE	STYLE	
Ground		Open Floor Plan	Carport Att	Townhouse	
EXTERIOR MATERIAL	FLOORING	Pet Free	PROP SUB TYPE	STYLE CHARACTERIS	
Brick	Carpet	Smoke Free	Attached Single Family	Side-by-Side	
Vinyl Siding	Laminate	Window Coverings	HOA FEE INCLUDES	SEWER	
CONSTRUCTION	FIREPLACE TYPES	Walk-in Closets	Grounds Maintenance	Public	
Frame	Electric	APPLIANCES	Trash Removal	FINANCIAL TERMS	
COOLING	FIREPLACE LOCATIO	Dryer	ROOFING MATERIAL	Cash	
Air Conditioning-Central	Living Room	Disposal	Composition Shingles	Conventional	
Ceiling Fan	GAS TYPE	Dishwasher	ROUGH-IN BATH	FHA	
DATA SOURCE	Natural Gas	Microwave Oven		VA	





## 6771 Morrison Dr Denver \$419,000

Turnkey Townhome In The Heart Of The Coveted, Up and Coming, Midtown Community. End Unit With Fantastic Mountain Views! Grand Entryway With Vaulted Ceilings, 2 Car Attached Garage, Oversize Electric Fireplace, Upgraded Plush Carpet, High Quality Blinds Throughout With Blackout In The Master and Guest Bedroom, 5 Piece Bath, Granite Countertops, Walking Distance To New School Currently Being Built. Close Proximity To Highway, Restaurants, Dog Park, and Schools. Don't Miss This Opportunity!



6771 Morrison Dr

Nbhood: Midtown At Clear Creek

BA Full: 2

Lot Sz: 0

Taxes: 4030.00

Total Park Spaces: 2

BA Half: 0

Acs: 0

Mlt Hoafee:

Parking Type: Gar Att

~~RECOLORADO~~

County: Adams

BA3Qtr: 0

Sch: Valley View K-8

Hoafee: 87.00Monthly

Park Dim:

Status: S

City: Denver

Pin: R0182526

Valley View K-8

Price: \$419,000

Zip: 80221

Mls: 7602059

Zoned: ~~RECOLORADO~~

Skyview

SQ Above: 1758

Park Desc:

Psf Above: 238.3

Const: Wood Siding

Style: Townhouse

Arch:

Bldr:

Model:

Car: 2

Bsmt:

Fp: 1 Family Room

Roof: Composition Shingles

Appr Cond: None Known

Incorp:

Sewer:

Water:

Yr Blt: 2015

Complex:

0 0

Heat: Forced Air Gas

Wshdry: ~~RECOLORADO~~ Lvl:

Stat Cond: None Known

Mb: Upper

Fr:

Lr:

Dr:

Kt:

Sd:

Lloc:

Forced Air Gas

Ls: OLD:

Stat Cond: None Known

Br: 3 Ba: 3.00 Sq: 1758

U: 3 BATHF-BATHF

M: 0 BATHQ

L: 0

B: 0

Fin Sq: 1758

Fin Psf: 238.3

Ld:

UCd: 09/10/18

Sd: 10/10/18

B: 0

Tot Sq: 1758

Tot Psf: 238.3

Dom: 5

Sd: 10/10/18

Terms: Cash, Conventional, FHA, VA

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Poss:

Seller Type:

Concession Amt: 3000

Tr Broker:

Sold Price: \$419,000

Net Price: \$416,000

Show:

Concession: Buyer Closing Costs/SellPtsPaid

Listor:

List Office: Keller Williams Real Estate Llc

Excl:

Legal:

Earn Chk To:

Min Earn:

County: Adams

Directions:

CONTINGENT APPRO Monthly

None Known FENCING

MEASUREMENT SOU

County Records FLOORING

BASEMENT SIZE Carpet

None Laminate

CONCESSIONS Tile Floor

Buyer Closing Costs/SelWood Floors

EXTERIOR MATERIAL FIREPLACE TYPES

Wood Siding Electric

CONSTRUCTION FIREPLACE LOCATIO

Frame Family Room

COOLING HEATING TYPE

Air Conditioning-Central Forced Air

DATA SOURCE FUEL TYPE

Metrolist Gas

LISTING CONTRACT TINTERIOR FEATURES RV INDOOR STORAG

Exclusive Right Cable Available

EXTERIOR FEATURES EATING SPACE / Kitchen

Covered Patio Five Piece Bath

HOA FEE MASTER FR Kitchen Island

Updated

Window Coverings

Walk-in Closets

MASTER BED LOCATI

Upper

PARKING TYPE

Gar Att

PROP SUB TYPE

Attached Single Family

HOA FEE INCLUDES

Grounds Maintenance

Trash Removal

ROOFING MATERIAL

Composition Shingles

ROUGH-IN BATH

SCHOOL DISTRICT

Mapleton Adams R-1

SELLER TYPE

Individual

STATUS CONDITIONS

None Known

SOLD TERM

Conventional

STYLE

Townhouse

FINANCIAL TERMS

Cash

Conventional

FHA

VA

TRANSACTION TYPE

For Sale

VEWS

Mountain View

LAUNDRY AVAILABI

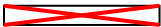
W/D Hookups in Unit



## 6606 Morrison Dr Denver \$420,000

Stunning Mountain and City Views, Contemporary Design, and A Completely Maintenance Free Exterior Are All Rolled Into One In This Quintessential Denver Home On A Coveted Oversized Corner Lot! Start Your Weekend Off Right W/ A Walk To The Brewery Or Brunch At The Bistro, Then Head Back Home To Create In Your Gourmet Kitchen W/ Stainless Steel Appliances, Gas Range, Granite Surfaces, Island, and Custom Backsplash. A Dramatic Entry W/ Vaulted Ceilings, Open Floor Plan W/ Laminate Hardwood, Ensuite Master Bath, and Several Walk-In Closets Provide A Touch Of ...



6606 Morrison Dr  **Status:** S **Price:** \$425,000  
**Nbhood:** Midtown At Clear Creek **County:** Adams **City:** Denver **Zip:** 80221  
**BA Full:** 2 **BA Half:** 1 **BA3Qtr:** 0 **BAQtr:** 0 **Pin:** R0185845 **Mls:** 3432537  
**Lot Sz:** 1944.00 **Acs:** 0.04 **Sch:** Valley View K-8 Valley View K-8 **Skyview** **Zoned:** R1  
**Taxes:** 4185.00 **Mlt Hoafee:** No **Hoafee:** 87.00Monthly **SQ Above:** 1758 **Psf Above:** 238.9  
**Total Park Spaces:** 2 **Parking Type:** Gar Att **Park Dim:** **Park Desc:** 506 Sq Ft  
**Const:** Brick,Stucco,Vinyl Siding **Incorp:** No **Mb:** Upper **Br:** 3 **Ba:** 3.00 **Sq:** 1758  
**Style:** Townhouse **Sewer:** Public **Fr:** **U:** 3 **BATHF-BATHF**  
**Arch:** **Water:** Public **Lr:** Main **M:** 0 **BATHH**  
**Bldr:** **Yr Blt:** 2016 **Dr:** Main **L:** 0  
**Model:** **Complex:** Midtown At Clear Creek **Kt:** Main **B:** 0 **B:** 0  
**Car:** 2 **Sd:** **Fin Sq:** 1758 **Tot Sq:** 1758  
**Bsmt:** 0 0 **Lloc:** **Fin Psf:** 238.9 **Tot Psf:** 238.9  
**Fp:** 1 Living Room **Heat:** Forced Air Gas **Ld:** **Dom:** 19  
**Roof:** Composition Shingles **Wshdry:** **Lvl:** **Ls:** OLd: **UCd:** 05/15/18 **Sd:** 06/12/18  
**Appr Cond:** None Known **Stat Cond:** None Known  
**Terms:** Cash,Conventional,FHA,VA  
**Add Terms:**  
**Sold Terms:**  
**Var Comm:** **Buy Ag:** **Tr Broker:**  
**Concession:** Buyer Closing Costs/SellPtsPaid **Poss:** **Seller Type:** **Sold Price:** \$420,000  
**Listor:** **Concession Amt:** 500 **Net Price:** \$419,500  
**List Office:** Keller Williams Realty Downtown Llc **Show:**  
**Excl:**  
**Legal:**  
**Earn Chk To:** **Min Earn:** **County:** Adams  
**Directions:**

<b>ACCEPTING BACKUP</b>	<b>DATA SOURCE</b>	Laminate	Walk-in Closets	<b>PROP SUB TYPE</b>	<b>STYLE</b>	P
Yes	Metrolist	Tile Floor	<b>APPLIANCES</b>	Attached Single Family	Townhouse	
<b>CONTINGENT APPRO</b>	<b>DINLOC</b>	<b>FIREPLACE TYPES</b>	Convection Oven	<b>HOA FEE INCLUDES</b>	<b>STYLE CHARACTERIS</b>	
None Known	Main	Electric	Dryer	Clubhouse	Side-by-Side	
<b>MEASUREMENT SOU</b>	<b>LISTING CONTRACT</b>	<b>FIREPLACE LOCATIO</b>	Disposal	Grounds Maintenance	<b>SEWER</b>	
County Records	Exclusive Right	Living Room	Dishwasher	Snow Removal	Public	
<b>BASEMENT SIZE</b>	<b>EXTERIOR FEATURES</b>	<b>HEATING TYPE</b>	Microwave Oven	Trash Removal	<b>FINANCIAL TERMS</b>	
None	Balcony	Forced Air	Refrigerator (Kitchen)	<b>ROOFING MATERIAL</b>	Cash	
<b>CONCESSIONS</b>	Covered Patio	<b>FUEL TYPE</b>	Smoke Alarm	Composition Shingles	Conventional	
Buyer Closing Costs/Sel	Maintenance Free Exter	Gas	Stove/Range/Oven	<b>ROUGH-IN BATH</b>	FHA	
<b>UNIT LEVEL</b>	Playground Area	<b>HOAS HAS MULTIPLE</b>	Washer		VA	
Ground	Professional Landscapi	No	<b>KITLOC</b>	<b>RV INDOOR STORAG</b>	<b>TRANSACTION TYPE</b>	
<b>EXTERIOR MATERIAL</b>	Sprinkler System	<b>INTERIOR FEATURES</b>	Main		For Sale	
Brick	<b>FRONT FACES</b>	Five Piece Bath	<b>LIVLOC</b>	<b>SCHOOL DISTRICT</b>	<b>INCORPORATED</b>	
Stucco	West	Internet Access (Wired)	Main	Mapleton Adams R-1	No	
Vinyl Siding	<b>HOA FEE MASTER FR</b>	Kitchen Island	<b>LAUNDRY LOCATION</b>	<b>SELLER TYPE</b>	<b>END UNIT</b>	
<b>CONSTRUCTION</b>	Monthly	Master Suite	Main	Individual	Yes	
Frame	<b>FENCING</b>	Open Floor Plan	<b>MASTER BED LOCATI</b>	<b>STATUS CONDITIONS</b>	<b>VIEWS</b>	
<b>COOLING</b>		Security Entrance	Upper	None Known	City View	
Air Conditioning-Central	<b>FLOORING</b>	Smoke Free	<b>PARKING TYPE</b>	<b>SOLD TERM</b>	Mountain View	
Ceiling Fan	Carpet	Vaulted	Gar Att	Conventional	<b>WATER SOURCE</b>	



## 6609 Morrison Dr Denver \$420,000

Imagine This A Beautifully Maintained Midtown Townhome That Is Better Than New. A Wonderfully Designed and Appointed, Light and Bright, South-Facing End-Unit Situated On Arguably The Best Area In All Of Midtown With Wonderful Views Of The Denver Skyline. The Contemporary Architecture Boasts Beautiful Brick, Stucco and Steel Details. This Home Also Includes Expansive Outdoor Space. Featuring A Spacious Front Patio Off The Great Room On The Ground Floor and A Large Balcony Off The Master Bedroom, You'll Get To Take Full Advantage Of The 300+ Days Of ...



6609 Morrison Dr

Nbhood: Midtown At Clear Creek

BA Full: 2

Lot Sz: 21550.00

Taxes: 3133.00

Total Park Spaces: 2

Const: Brick

Style: Townhouse

Arch:

Bldr:

Model:

Car: 2

Bsmt:

Fp: 1 Family Room

Roof: Composition Shingles

Appr Cond: None Known

Terms: Cash, Conventional, FHA, VA

Add Terms:

Sold Terms:

Var Comm:

Concession: None

Listor:

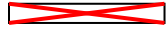
List Office: Jesus Orozco

Excl:

Legal:

Earn Chk To:

Directions:



County: Adams

BA Half: 1

BA3Qtr: 0

Acs: 0.49

Mlt Hoafee:

Incorp:

Sewer:

Water:

Yr Blt: 2016

Complex:

Heat: 0 0

Wshdry:

Lvl:

Status: S

City: Denver

Pin: R0185814

Sch: Valley View K-8

Valley View K-8

Mb: Upper

Fr: Main

Lr: Main

Dr: Main

Kt: Main

Sd:

Lloc:

Forced Air Gas

Ls: OLd:

Stat Cond: None Known

Price: \$422,500

Zip: 80221

Mls: 9225719

Skyview

SQ Above: 1758

Psf Above: 238.9

Br: 3 Ba: 3.00 Sq: 1758

U: 3 BATHF-BATHF

M: 0 BATHH

L: 0

B: 0

Fin Sq: 1758

Fin Psf: 238.9

Ld: Dom: 7

UCd: 09/28/18

Sd: 10/31/18

CONTINGENT APPRO

None Known

MEASUREMENT SOU

County Records

BASEMENT SIZE

None

CONCESSIONS

None

EXTERIOR MATERIAL

Brick

CONSTRUCTION

Frame

COOLING

Air Conditioning-Central

DATA SOURCE

Metrolist

DINLOC

Main

LISTING CONTRACT T

Exclusive Right

FRONT FACES

South

HOA FEE MASTER FR

Monthly

FENCING

FLOORING

Carpet

Tile Floor

Wood Floors

FIREPLACE TYPES

Electric

FIREPLACE LOCATIO

Family Room

FRLOC

Main

HEATING TYPE

Forced Air

FUEL TYPE

Gas

INTERIOR FEATURES

Eating Space / Kitchen

APPLIANCES

Dryer

Disposal

Dishwasher

Refrigerator (Kitchen)

Washer

KITLOC

Main

LAUNDRY LOCATION

Main

MASTER BED LOCATI

Upper

PARKING TYPE

Gar Att

PROP SUB TYPE

Attached Single Family

HOA FEE INCLUDES

Grounds Maintenance

Trash Removal

ROOFING MATERIAL

Composition Shingles

ROUGH-IN BATH

RV INDOOR STORAGE

SCHOOL DISTRICT

Mapleton Adams R-1

SELLER TYPE

Individual

LAUNDRY LOCATION

None Known

SOLD TERM

Conventional

STYLE

Townhouse

STYLE CHARACTERIS

Side-by-Side

FINANCIAL TERMS

Cash

Conventional

FHA

VA

TRANSACTION TYPE

For Sale

END UNIT

Yes



## 2069 W 67th PI Denver \$422,000

Charming and Spacious 3 Bedroom 2 1/2 Bathroom Townhome In A Friendly Community Called Midtown. This Urban 2-Story Townhome Has An Open Floorplan Which Includes A Great Room and Kitchen Layout With A 60" Linear Fireplace With An Outside Patio Off The Breakfast Nook. Granite Counter Tops and A Matching Island In Kitchen, Along With Granite Upstairs In The Master Bath. Follow The Beautiful Partial Open Rail To The Top Floor Complete With An Open Loft. The Master Suite Features 5-Piece Bath, Walk-In Closet and An Attached Balcony. Great Location That Gives You ...



2069 W 67th PI

Nbhood: Midtown At Clear Creek

BA Full: 2

Lot Sz: 2027.00

Taxes: 4011.00

Total Park Spaces: 2

BA Half: 1

Acs: 0.05

Mlt Hoafee:

Parking Type: Gar Att

County: Adams

BA3Qtr: 0

BAQtr: 0

Sch: Valley View K-8

Hoafee: 87.00Monthly

Status: S

City: Denver

Pin: R0182541

Valley View K-8

Price: \$422,000

Zip: 80221

Mls: 4896479

Zoned:

SQ Above: 1758

Psf Above: 240.0

Park Desc: 424 sq ft

Const: Other

Style: Townhouse

Arch:

Bldr:

Model:

Car: 2

Bsmt:

Fp: 1

Roof: Composition Shingles

Appr Cond: None Known

Incorp:

Sewer: Public

Water: Public

Yr Blt: 2015

Complex:

Mb: Upper

Fr:

Lr: Main

Dr: Main

Kt: Main

Sd:

Lloc:

Heat: Forced Air Gas

Ls: OLd:

Stat Cond: None Known

Br: 3 Ba: 3.00 Sq: 1758

U: 3 BATHF-BATHF

M: 0 BATHH

L: 0

B: 0

Fin Sq: 1758

Fin Psf: 240.0

Ld:

UCd: 10/07/18

B: 0

Tot Sq: 1758

Tot Psf: 240.0

Dom: 5

Sd: 10/30/18

Terms: Cash,Conventional,FHA,VA

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Poss:

Seller Type:

Concession Amt: 0

Tr Broker:

Sold Price: \$422,000

Net Price: \$422,000

Show:

Concession: None

Listor:

List Office: RE/MAX Revolution

Excl:

Legal:

Earn Chk To:

Min Earn:

County: Adams

Directions:

PROPERTY INFORMA	Main	FUEL TYPE	LIVLOC	Individual	W/D Hookups in Unit
Tenant Occupied	LISTING CONTRACT T	Gas	Main	STATUS CONDITIONS	
CONTINGENT APPRO	Exclusive Right	INTERIOR FEATURES	MASTER BED LOCATI	None Known	
None Known	EXTERIOR FEATURES	Cable Available	Upper	SOLD TERM	
MEASUREMENT SOU	Covered Patio	Eating Space / Kitchen	PARKING TYPE	Conventional	
County Records	Patio	Five Piece Bath	Gar Att	STYLE	
BASEMENT SIZE	FRONT FACES	Internet Access (Wired)	PROP SUB TYPE	Townhouse	
None	East	Kitchen Island	Attached Single Family	STYLE CHARACTERIS	
CONCESSIONS	HOA FEE MASTER FR	Master Suite	HOA FEE INCLUDES	Low Rise (1-3)	
None	Monthly	Vaulted	Clubhouse	SEWER	
UNIT LEVEL	FENCING	Walk-in Closets	Grounds Maintenance	Public	
Ground		APPLIANCES	Trash Removal	FINANCIAL TERMS	
EXTERIOR MATERIAL	FLOORING	Dryer	ROOFING MATERIAL	Cash	
Other	Carpet	Disposal	Composition Shingles	Conventional	
CONSTRUCTION	Wood Floors	Dishwasher	ROUGH-IN BATH	FHA	
Frame	FIREPLACE TYPES	Microwave Oven		VA	
COOLING	Gas/Gas Logs	Refrigerator (Kitchen)	RV INDOOR STORAG	TRANSACTION TYPE	
Air Conditioning-Central	GAS TYPE	Stove/Range/Oven		For Sale	
DATA SOURCE	Natural Gas	Washer	SCHOOL DISTRICT	WATER SOURCE	
Metrolist	HEATING TYPE	KITLOC	Mapleton Adams R-1	Public	
DINLOC	Forced Air	Main	SELLER TYPE	LAUNDRY AVAILABI	





## 4917 Lowell Blvd Denver \$495,000

Entered For Comp Purposes. Spectacular New Townhome Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Large Master Bedroom Has A Walk-In Closet and A Luxurious Master Bathroom. Gorgeous Rooftop Deck Features City and Mountain Views. Finally, A Home With Everything You Have Been Looking For - and More.



4917 Lowell Blvd

Nbhood: Berkeley/Regis

BA Full: 1

Lot Sz: 0

Taxes: 0.00

Total Park Spaces: 1

BA Half: 1

Acs: 0

Mlt Hoafee: No

Parking Type: Gar Att

County: Denver

BA3Qtr: 1

Acs: 0

Sch: Centennial

Hoafee: No

BAQtr: 0

Sch: Centennial

Hoafee: No

Park Dim:

Status: S

City: Denver

Pin: 0

Skinner

North

Park Desc:

Price: \$495,000

Zip: 80221

Mls: 8117184

Zoned:

SQ Above: 1510

Psf Above: 327.8

Const: Brick,Stucco

Style: Townhouse

Arch: 5+ Plex (1 unit)

Bldr: Sophium Development

Model:

Car: 1

Bsmt:

Fp: 1 Living Room

Roof: Rolled Roofing

Appr Cond: None Known

Incorp: Yes

Sewer: Public

Water: Public

Yr Blt: 2018

Complex: Lowell7

Heat: 0 0

Wshdry: ☒ Lvl: Forced Air Gas

Stat Cond: None Known

Mb: Upper

Fr:

Lr:

Dr:

Kt:

Sd:

Lloc:

Ls: OLD:

Stat Cond: None Known

Br: 3 Ba: 3.00 Sq: 1510

U: 2 BATHTQ-BATHF

M: 1

L: 0 BATHH

B: 0

Fin Sq: 1510

Fin Psf: 327.8

Ld: 11/14/18

UCd: 11/14/18

B: 0

Tot Sq: 1510

Tot Psf: 327.8

Dom: 0

Sd: 11/14/18

Terms: Cash,Conventional,FHA,VA

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Poss:

Seller Type:

Concession Amt: 0

Tr Broker:

Sold Price: \$495,000

Net Price: \$495,000

Show:

Concession: None

Listor:

List Office: One Realty Llc

Excl:

Legal:

Earn Chk To:

Directions:

Min Earn:

County: Denver

CONTINGENT APPRO	LISTING CONTRACT T	Forced Air	Rolled Roofing	Conventional
None Known	Exclusive Right	FUEL TYPE	ROUGH-IN BATH	FHA
ARCHITECTURE	EXTERIOR FEATURES	Gas		VA
5+ Plex (1 unit)	Balcony	HOAS HAS MULTIPLE RV INDOOR STORAGE		TRANSACTION TYPE
MEASUREMENT SOU	Professional Landscapi	No		For Sale
Builder	Patio	INTERIOR FEATURES	SCHOOL DISTRICT	INCORPORATED
BASEMENT SIZE	FRONT FACES	Cable Available	Denver 1	Yes
None	South	Double Pane Windows	SELLER TYPE	VIEWS
CONCESSIONS	FENCING	Kitchen Island	Builder	Mountain View
None		Master Suite	STATUS CONDITIONS	WATER SOURCE
EXTERIOR MATERIAL	FLOORING	Open Floor Plan	None Known	Public
Brick	Carpet	Pet Free	SOLD TERM	LAUNDRY AVAILABI
Stucco	Tile Floor	Smoke Free	Conventional	W/D Hookups in Unit
CONSTRUCTION DET	Wood Floors	Walk-in Closets	STYLE	
Under Construction	FIREPLACE TYPES	MASTER BED LOCATI	Townhouse	
CONSTRUCTION	Electric	Upper	STYLE CHARACTERIS	
Frame	FIREPLACE LOCATIO	PARKING TYPE	Side-by-Side	
COOLING	Living Room	Gar Att	SEWER	
Air Conditioning-Central	GAS TYPE	PROP SUB TYPE	Public	
DATA SOURCE	Natural Gas	Attached Single Family	FINANCIAL TERMS	
Metrolist	HEATING TYPE	ROOFING MATERIAL	Cash	



## 4913 Lowell Blvd Denver \$499,900

Now Ready! Spectacular New Townhome Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Large Master Bedroom Has A Walk-In Closet And A Luxurious Master Bathroom. Gorgeous Rooftop Deck Features City and Mountain Views. Finally, A Home With Everything You Have Been Looking For - and More.



4913 Lowell Blvd  
**Nbhood:** Berkeley **County:** Denver **Status:** S **Price:** \$499,900  
**BA Full:** 1 **BA Half:** 1 **BA3Qtr:** 1 **BAQtr:** 0 **City:** Denver **Zip:** 80221  
**Lot Sz:** 0 **Acs:** 0 **Sch:** Centennial **Pin:** 0 **Mls:** 6705798  
**Taxes:** 0.00 **Mlt Hoafee:** **Hoafee:** **North** **Zoned:**  
**Total Park Spaces:** 1 **Parking Type:** Gar Att **Park Dim:** **SQ Above:** 1510 **Psf Above:** 331.0  
**Const:** Brick,Stucco **Incorp:** Yes **Mb:** Upper **Br:** 3 **Ba:** 3.00 **Sq:** 1510  
**Style:** Townhouse **Sewer:** Public **Fr:** **U:** 2 **BATHTQ-BATHF**  
**Arch:** 5+ Plex (1 unit) **Water:** Public **Lr:** **M:** 1  
**Bldr:** Sophium Development **Yr Blt:** 2018 **Dr:** **L:** 0 **BATHH**  
**Model:** **Complex:** Lowell7 **Kt:** **B:** 0 **B:** 0  
**Car:** 1 **Sd:** **Fin Sq:** 1510 **Tot Sq:** 1510  
**Bsmt:** 0 0 **Lloc:** **Fin Psf:** 331.0 **Tot Psf:** 331.0  
**Fp:** 1 Living Room **Heat:** Forced Air Gas **Ld:** **Dom:** 289  
**Roof:** Rolled Roofing **Wshdry:** **Lvl:** **UCd:** 01/24/19 **Sd:** 03/01/19  
**Appr Cond:** None Known **Stat Cond:** None Known

**Terms:** Cash,Conventional,FHA,VA

**Add Terms:**

**Sold Terms:**

**Var Comm:**

**Buy Ag:**

**Tr Broker:**

**Poss:**

**Seller Type:**

**Sold Price:** \$499,900

**Concession Amt:** 0

**Net Price:** \$499,900

**Concession:** None

**Listor:**

**List Office:** One Realty Llc

**Excl:**

**Legal:**

**Earn Chk To:**

**Min Earn:**

**County:** Denver

**Directions:**

<b>PROPERTY INFORMA</b>	<b>Air Conditioning-Central</b>	<b>GAS TYPE</b>	<b>Stove/Range/Oven</b>	<b>STYLE</b>
Buyers Warranty	<b>DATA SOURCE</b>	Natural Gas	<b>MASTER BED LOCATI</b>	Townhouse
Quick Possession	Metrolist	<b>HEATING TYPE</b>	Upper	<b>STYLE CHARACTERIS</b>
<b>CONTINGENT APPRO</b>	<b>LISTING CONTRACT T</b>	Forced Air	<b>PARKING TYPE</b>	Side-by-Side
None Known	Exclusive Right	<b>FUEL TYPE</b>	Gar Att	<b>SEWER</b>
<b>ARCHITECTURE</b>	<b>EXTERIOR FEATURES</b>	Gas	<b>PROP SUB TYPE</b>	Public
5+ Plex (1 unit)	Balcony	<b>INTERIOR FEATURES</b>	Attached Single Family	<b>FINANCIAL TERMS</b>
<b>MEASUREMENT SOU</b>	Professional Landscapi	Cable Available	<b>ROOFING MATERIAL</b>	Cash
Builder	Patio	Double Pane Windows	Rolled Roofing	Conventional
<b>BASEMENT SIZE</b>	<b>FRONT FACES</b>	Kitchen Island	<b>ROUGH-IN BATH</b>	FHA
None	South	Master Suite		VA
<b>CONCESSIONS</b>	<b>FENCING</b>	Open Floor Plan	<b>RV INDOOR STORAG</b>	<b>TRANSACTION TYPE</b>
None		Pet Free		For Sale
<b>EXTERIOR MATERIAL</b>	<b>FLOORING</b>	Smoke Free	<b>SCHOOL DISTRICT</b>	<b>INCORPORATED</b>
Brick	Carpet	Walk-in Closets	Denver 1	Yes
Stucco	Tile Floor	<b>APPLIANCES</b>	<b>SELLER TYPE</b>	<b>VIEWS</b>
<b>CONSTRUCTION DET</b>	Wood Floors	Disposal	Builder	Mountain View
Under Construction	<b>FIREPLACE TYPES</b>	Dishwasher	<b>STATUS CONDITIONS</b>	<b>WATER SOURCE</b>
<b>CONSTRUCTION</b>	Electric	Microwave Oven	None Known	Public
Frame	<b>FIREPLACE LOCATIO</b>	Refrigerator (Kitchen)	<b>SOLD TERM</b>	<b>LAUNDRY AVAILABI</b>
<b>COOLING</b>	Living Room	Smoke Alarm	Conventional	W/D Hookups in Unit



## 4911 Lowell Blvd Denver \$514,195

Entered For Comp Purposes - Spectacular New Townhomes Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Large Master Bedroom Has Dual Walk-In Closets and A Luxurious Master Bathroom. Huge Rooftop Deck With Gas Hookup. 4 Different Floor Plans To Choose From - All Featuring 3 Bedrooms. Still Time To Help Select Your Finishes To Make This Home Your Own. Finally, A Home With Everything You Have Been Looking ...



<b>4911 Lowell Blvd</b>				<b>Status:</b> S	<b>Price:</b> \$514,195
<b>Nbhood:</b> Berkeley/Regis	<b>County:</b> Denver	<b>City:</b> Denver	<b>Zip:</b> 80221		
<b>BA Full:</b> 1	<b>BA Half:</b> 2	<b>BA3Qtr:</b> 1	<b>BAQtr:</b> 0	<b>Pin:</b> 0	<b>Mls:</b> 2613894
<b>Lot Sz:</b> 0	<b>Acs:</b> 0	<b>Sch:</b> Centennial	<b>Skinner</b>	<b>North</b>	<b>Zoned:</b>
<b>Taxes:</b> 0.00	<b>Mlt Hoafee:</b> No	<b>Hoafee:</b>		<b>SQ Above:</b> 1711	<b>Psf Above:</b> 300.5
<b>Total Park Spaces:</b> 2	<b>Parking Type:</b> Gar Att	<b>Park Dim:</b>		<b>Park Desc:</b>	
<b>Const:</b> Brick,Stucco	<b>Incorp:</b> Yes	<b>Mb:</b> Upper 13x12	<b>Br:</b> 3	<b>Ba:</b> 4.00	<b>Sq:</b> 1711
<b>Style:</b> Townhouse	<b>Sewer:</b> Public	<b>Fr:</b>	<b>U:</b> 2	<b>BATH</b> TQ-BATHF	
<b>Arch:</b> 5+ Plex (1 unit)	<b>Water:</b>	<b>Lr:</b>	<b>M:</b> 1	<b>BATHH</b> -BATHH	
<b>Bldr:</b> Sophium Development	<b>Yr Blt:</b> 2018	<b>Dr:</b>	<b>L:</b> 0	<b>B:</b> 0	<b>B:</b> 0
<b>Model:</b>	<b>Complex:</b> Lowell7	<b>Kt:</b>	<b>B:</b> 0	<b>Fin Sq:</b> 1711	<b>Tot Sq:</b> 1711
<b>Car:</b> 2		<b>Sd:</b>	<b>Fin Psf:</b> 300.5	<b>Tot Psf:</b> 300.5	
<b>Bsmt:</b>		<b>Lloc:</b>	<b>Ld:</b>	<b>Dom:</b> 0	
<b>Fp:</b> 0	<b>Heat:</b>	<b>Forced Air Gas</b>	<b>UCd:</b> 11/29/18	<b>Sd:</b> 11/29/18	
<b>Roof:</b> Rolled Roofing	<b>Wshdry:</b>	<b>Lvl:</b>	<b>Stat Cond:</b> None Known		
<b>Appr Cond:</b> None Known					
<b>Terms:</b> Cash,Conventional,FHA,VA					
<b>Add Terms:</b>					
<b>Sold Terms:</b>					
<b>Var Comm:</b>					
<b>Concession:</b> None					
<b>Listor:</b>					
<b>List Office:</b> One Realty Llc					
<b>Excl:</b>					
<b>Legal:</b>					
<b>Earn Chk To:</b>					
<b>Directions:</b>					
<b>Buy Ag:</b>					
<b>Poss:</b>					
<b>Seller Type:</b>					
<b>Concession Amt:</b> 0					
<b>Tr Broker:</b>					
<b>Sold Price:</b> \$514,195					
<b>Net Price:</b> \$514,195					
<b>Show:</b>					
<b>Min Earn:</b>					
<b>County:</b> Denver					

<b>PROPERTY INFORMA</b>	<b>DATA SOURCE</b>	No	<b>For Sale</b>
Buyers Warranty	Metrolist	<b>INTERIOR FEATURES</b>	<b>SCHOOL DISTRICT</b>
<b>CONTINGENT APPRO</b>	<b>LISTING CONTRACT T</b>	Cable Available	Denver 1
None Known	Exclusive Right	Double Pane Windows	<b>SELLER TYPE</b>
<b>ARCHITECTURE</b>	<b>EXTERIOR FEATURES</b>	Kitchen Island	Builder
5+ Plex (1 unit)	Balcony	Master Suite	<b>STATUS CONDITIONS</b>
<b>MEASUREMENT SOU</b>	Professional Landscapi	Open Floor Plan	None Known
Builder	Patio	Pet Free	<b>SOLD TERM</b>
<b>BASEMENT SIZE</b>	<b>FRONT FACES</b>	Smoke Free	Conventional
None	South	Walk-in Closets	<b>STYLE</b>
<b>CONCESSIONS</b>	<b>FENCING</b>	<b>MASTER BED LOCATI</b>	Townhouse
None		Upper	<b>STYLE CHARACTERIS</b>
<b>EXTERIOR MATERIAL</b>	<b>FLOORING</b>	<b>PARKING TYPE</b>	Side-by-Side
Brick	Carpet	Gar Att	<b>SEWER</b>
Stucco	Tile Floor	<b>PROP SUB TYPE</b>	Public
<b>CONSTRUCTION DET</b>	Wood Floors	Attached Single Family	<b>FINANCIAL TERMS</b>
Under Construction	<b>HEATING TYPE</b>	<b>ROOFING MATERIAL</b>	Cash
<b>CONSTRUCTION</b>	Forced Air	Rolled Roofing	Conventional
Frame	<b>FUEL TYPE</b>	<b>ROUGH-IN BATH</b>	FHA
<b>COOLING</b>	Gas		VA
Air Conditioning-Central	<b>HOAS HAS MULTIPLE RV INDOOR STORAG</b>	<b>TRANSACTION TYPE</b>	



## 4919 Lowell Blvd Denver \$529,900

Completion In 30 Days! Spectacular New Townhomes Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Large Master Bedroom Has Dual Walk-In Closets and A Luxurious Master Bathroom. Gorgeous Rooftop Deck Features City and Mountain Views. Finally, A Home With Everything You Have Been Looking For - and More.



4919 Lowell Blvd  
**Nbhood:** Berkeley **County:** Denver **Status:** S **Price:** \$529,900  
**BA Full:** 1 **BA Half:** 2 **BA3Qtr:** 1 **BAQtr:** 0 **City:** Denver **Zip:** 80221  
**Lot Sz:** 0 **Acs:** 0 **Sch:** Centennial **Pin:** 0 **Mls:** 9094997  
**Taxes:** 0.00 **Mlt Hoafee:** **Hoafee:** **North** **Zoned:**  
**Total Park Spaces:** 2 **Parking Type:** Gar Att **Park Dim:** **SQ Above:** 1711 **Psf Above:** 309.7  
**Park Desc:**  
**Const:** Brick,Stucco **Incorp:** Yes **Mb:** Upper 13x12 **Br:** 3 **Ba:** 4.00 **Sq:** 1711  
**Style:** Townhouse **Sewer:** Public **Fr:** **U:** 2 **BATHTQ-BATHF**  
**Arch:** 5+ Plex (1 unit) **Water:** Public **Lr:** **M:** 1 **BATHH**  
**Bldr:** Sophium Development **Yr Blt:** 2018 **Dr:** **L:** 0 **BATHH**  
**Model:** **Complex:** Lowell7 **Kt:** **B:** 0 **B:** 0  
**Car:** 2 **Sd:** **Fin Sq:** 1711 **Tot Sq:** 1711  
**Bsmt:** **Lloc:** **Fin Psf:** 309.7 **Tot Psf:** 309.7  
**Fp:** 1 Living Room **Heat:** Forced Air Gas **Ld:** **Dom:** 67  
**Roof:** Rolled Roofing **Wshdry:** **Lvl:** **UCd:** 07/23/18 **Sd:** 09/07/18  
**Appr Cond:** None Known **Stat Cond:** None Known  
**Terms:** Cash,Conventional,FHA,VA  
**Add Terms:**  
**Sold Terms:**  
**Var Comm:** **Buy Ag:** **Tr Broker:**  
**Concession:** None **Poss:** **Seller Type:** **Sold Price:** \$529,900  
**Listor:** **Concession Amt:** 0 **Net Price:** \$529,900  
**List Office:** One Realty Llc **Show:**  
**Excl:**  
**Legal:**  
**Earn Chk To:** **Min Earn:** **County:** Denver  
**Directions:**

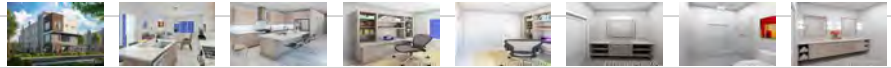
<b>PROPERTY INFORMATION</b>	<b>DATA SOURCE</b>	<b>Natural Gas</b>	<b>MASTER BED LOCATION</b>	<b>Townhouse</b>
Buyers Warranty	Metrolist	<b>HEATING TYPE</b>	Upper	<b>STYLE CHARACTERIS</b>
<b>CONTINGENT APPRO</b>	<b>LISTING CONTRACT T</b>	Forced Air	<b>PARKING TYPE</b>	Side-by-Side
None Known	Exclusive Right	<b>FUEL TYPE</b>	Gar Att	<b>SEWER</b>
<b>ARCHITECTURE</b>	<b>EXTERIOR FEATURES</b>	Gas	<b>PROP SUB TYPE</b>	Public
5+ Plex (1 unit)	Balcony	<b>INTERIOR FEATURES</b>	Attached Single Family	<b>FINANCIAL TERMS</b>
<b>MEASUREMENT SOU</b>	Professional Landscapi	Cable Available	<b>ROOFING MATERIAL</b>	Cash
Builder	Patio	Double Pane Windows	Rolled Roofing	Conventional
<b>BASEMENT SIZE</b>	<b>FRONT FACES</b>	Kitchen Island	<b>ROUGH-IN BATH</b>	FHA
None	South	Master Suite		VA
<b>CONCESSIONS</b>	<b>FENCING</b>	Open Floor Plan	<b>RV INDOOR STORAG</b>	<b>TRANSACTION TYPE</b>
None		Pet Free		For Sale
<b>EXTERIOR MATERIAL</b>	<b>FLOORING</b>	Smoke Free	<b>SCHOOL DISTRICT</b>	<b>INCORPORATED</b>
Brick	Carpet	Walk-in Closets	Denver 1	Yes
Stucco	Tile Floor	<b>APPLIANCES</b>	<b>SELLER TYPE</b>	<b>VIEWS</b>
<b>CONSTRUCTION DET</b>	Wood Floors	Disposal	Builder	Mountain View
Under Construction	<b>FIREPLACE TYPES</b>	Dishwasher	<b>STATUS CONDITIONS</b>	<b>WATER SOURCE</b>
<b>CONSTRUCTION</b>	Electric	Microwave Oven	None Known	Public
Frame	<b>FIREPLACE LOCATIO</b>	Refrigerator (Kitchen)	<b>SOLD TERM</b>	<b>LAUNDRY AVAILABI</b>
<b>COOLING</b>	Living Room	Smoke Alarm	Conventional	W/D Hookups in Unit
Air Conditioning-Central	<b>GAS TYPE</b>	Stove/Range/Oven	<b>STYLE</b>	





## 4915 Lowell Blvd Denver \$530,000

Spectacular New Townhomes Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Large Master Bedroom Has Dual Walk-In Closets and A Luxurious Master Bathroom. Huge Rooftop Deck With Gas Hookup. 4 Different Floor Plans To Choose From - All Featuring 3 Bedrooms. Still Time To Help Select Your Finishes To Make This Home Your Own. Finally, A Home With Everything You Have Been Looking For - and More.



4915 Lowell Blvd  Status: S Price: \$499,900  
 Nbhood: Regis County: Denver City: Denver Zip: 80221  
 BA Full: 1 BA Half: 2 BA3Qtr: 1 BAQtr: 0 Pin: 0 Mls: 9427795  
 Lot Sz: 0 Acs: 0 Sch: Centennial Skinner North Zoned:  
 Taxes: 0.00 Mlt Hoafee: Hoafee: SQ Above: 1711 Psf Above: 309.7  
 Total Park Spaces: 2 Parking Type: Gar Att Park Dim: Park Desc:  
 Const: Brick, Stucco Incorp: Yes Mb: Upper 13x12 Br: 3 Ba: 4.00 Sq: 1711  
 Style: Townhouse Sewer: Public Fr: U: 2 BATHQT-BATHF  
 Arch: 5+ Plex (1 unit) Water: Lr: M: 1 BATHH-BATHH  
 Bldr: Sophium Development Yr Blt: 2017 Dr: L: 0 B: 0  
 Model: Complex: Lowell7 Kt: B: 0  
 Car: 2 Sd: Fin Sq: 1711 Tot Sq: 1711  
 Bsmt: 0 Lloc: Fin Psf: 309.7 Tot Psf: 309.7  
 Fp: 0 Heat: Forced Air Gas Ld: Dom: 224  
 Roof: Rolled Roofing Wshdry:  Lvl: Ls: No OLd: UCd: 08/17/17 Sd: 09/07/18  
 Appr Cond: None Known Stat Cond: None Known  
 Terms: Cash, Conventional, FHA, VA  
 Add Terms:  
 Sold Terms:  
 Var Comm:  
 Buy Ag: Tr Broker:  
 Poss:  
 Seller Type:  
 Concession Amt: 0 Sold Price: \$530,000  
 Net Price: \$530,000  
 Show:  
 Concession: None  
 Listor:  
 List Office: One Realty Llc  
 Excl:  
 Legal:  
 Earn Chk To: Min Earn: County: Denver  
 Directions:

<b>PROPERTY INFORMATION</b>	<b>DATA SOURCE</b>	Cable Available	Attached Single Family	<b>FINANCIAL TERMS</b>
Buyers Warranty	Metrolist	Double Pane Windows	<b>ROOFING MATERIAL</b>	Cash
<b>CONTINGENT APPRO</b>	<b>LISTING CONTRACT T</b>	Kitchen Island	Rolled Roofing	Conventional
None Known	Exclusive Right	Master Suite	<b>ROUGH-IN BATH</b>	FHA
<b>ARCHITECTURE</b>	<b>EXTERIOR FEATURES</b>	Open Floor Plan	VA	
5+ Plex (1 unit)	Balcony	Pet Free	<b>RV INDOOR STORAGE</b>	<b>TRANSACTION TYPE</b>
<b>MEASUREMENT SOU</b>	Professional Landscapi	Smoke Free		For Sale
Builder	Patio	Walk-in Closets	<b>SCHOOL DISTRICT</b>	<b>INCORPORATED</b>
<b>BASEMENT SIZE</b>	<b>FRONT FACES</b>	<b>APPLIANCES</b>	Denver 1	Yes
None	South	Dishwasher	<b>SELLER TYPE</b>	<b>END UNIT</b>
<b>CONCESSIONS</b>	<b>FENCING</b>	Microwave Oven	Builder	No
None		Refrigerator (Kitchen)	<b>STATUS CONDITIONS</b>	<b>LAUNDRY AVAILABI</b>
<b>EXTERIOR MATERIAL</b>	<b>FLOORING</b>	Smoke Alarm	None Known	W/D Hookups in Unit
Brick	Carpet	Stove/Range/Oven	<b>SOLD TERM</b>	
Stucco	Tile Floor	<b>LIMITED SERVICE</b>	Conventional	
<b>CONSTRUCTION DET</b>	Wood Floors	No	<b>STYLE</b>	
Under Construction	<b>HEATING TYPE</b>	<b>MASTER BED LOCATI</b>	Townhouse	
<b>CONSTRUCTION</b>	Forced Air	Upper	<b>STYLE CHARACTERIS</b>	
Frame	<b>FUEL TYPE</b>	<b>PARKING TYPE</b>	Side-by-Side	
<b>COOLING</b>	Gas	Gar Att	<b>SEWER</b>	
Air Conditioning-Central	<b>INTERIOR FEATURES</b>	<b>PROP SUB TYPE</b>	Public	



## 4909 Lowell Blvd Denver \$560,000

Ready Now! Spectacular New End-Unit Townhome Just Blocks To Berkeley and Blocks To Regis University. No Other Townhome In This Price Range and Location Offers 3 Legal Bedrooms and Nearly 2k Sqft. Clean, Modern European Finishes Adorn The Bright Open and One Of A Kind Layout. Featuring Quartz Counters, Stainless Steel Kitchen Aid Appliances, Solid White Oak Floors, Custom Cabinetry, Rain-Showerheads, Custom Lighting and So Much More. The Large Master Bedroom Has Dual Walk-In Closets and A Luxurious Master Bathroom. Gorgeous Rooftop Deck Features City and Mountain ...



4909 Lowell Blvd  
**Nbhood:** Berkeley **County:** Denver **Status:** S **Price:** \$574,500  
**BA Full:** 1 **BA Half:** 1 **BA3Qtr:** 1 **BAQtr:** 0 **City:** Denver **Zip:** 80221  
**Lot Sz:** 0 **Acs:** 0 **Sch:** Centennial **Pin:** 218417032 **Mls:** 1868700  
**Taxes:** 0.00 **Mlt Hoafee:** No **Hoafee:** **North** **Zoned:**  
**Total Park Spaces:** 2 **Parking Type:** Gar Att **Park Dim:** **SQ Above:** 1945 **Psf Above:** 287.9  
**Const:** Brick,Stucco **Incorp:** Yes **Mb:** Upper **Br:** 3 **Ba:** 3.00 **Sq:** 1945  
**Style:** Townhouse **Sewer:** Public **Fr:** **U:** 2 **BATHQ-BATHF**  
**Arch:** 5+ Plex (1 unit) **Water:** Public **Lr:** **M:** 1 **BATH**  
**Bldr:** Sophium Development **Yr Blt:** 2018 **Dr:** **L:** 0  
**Model:** **Complex:** Lowell7 **Kt:** **B:** 0 **B:** 0  
**Car:** 2 **Sd:** **Fin Sq:** 1945 **Tot Sq:** 1945  
**Bsmt:** 0 0 **Lloc:** **Fin Psf:** 287.9 **Tot Psf:** 287.9  
**Fp:** 1 Living Room **Heat:** Forced Air Gas **Ld:** **Dom:** 104  
**Roof:** Rolled Roofing **Wshdry:** **Lvl:** **UCd:** 11/13/18 **Sd:** 12/17/18  
**Appr Cond:** None Known **Stat Cond:** None Known  
**Terms:** Cash,Conventional,FHA,Exchange,VA  
**Add Terms:**  
**Sold Terms:**  
**Var Comm:**  
**Buy Ag:** **Tr Broker:**  
**Poss:**  
**Seller Type:** **Sold Price:** \$560,000  
**Concession Amt:** 0 **Net Price:** \$560,000  
**Concession:** None **Show:**  
**Listor:**  
**List Office:** One Realty Llc  
**Excl:**  
**Legal:**  
**Earn Chk To:** **Min Earn:** **County:** Denver  
**Directions:**

<b>PROPERTY INFORMA</b>	<b>Air Conditioning-Central</b>	<b>GAS TYPE</b>	Refrigerator (Kitchen)	<b>SOLD TERM</b>	Mountain View
Buyers Warranty	<b>DATA SOURCE</b>	Natural Gas	Smoke Alarm	Conventional	<b>WATER SOURCE</b>
Quick Possession	Metrolist	<b>HEATING TYPE</b>	Stove/Range/Oven	<b>STYLE</b>	Public
<b>CONTINGENT APPRO</b>	<b>LISTING CONTRACT T</b>	Forced Air	<b>MASTER BED LOCATI</b>	Townhouse	<b>LAUNDRY AVAILABI</b>
None Known	Exclusive Right	<b>FUEL TYPE</b>	Upper	<b>STYLE CHARACTERIS</b>	W/D Hookups in Unit
<b>ARCHITECTURE</b>	<b>EXTERIOR FEATURES</b>	Gas	<b>PARKING TYPE</b>	Side-by-Side	
5+ Plex (1 unit)	Balcony	<b>HOAS HAS MULTIPLE</b>	Gar Att	<b>SEWER</b>	
<b>MEASUREMENT SOU</b>	Professional Landscapi	No	<b>PROP SUB TYPE</b>	Public	
Builder	Patio	<b>INTERIOR FEATURES</b>	Attached Single Family	<b>FINANCIAL TERMS</b>	
<b>BASEMENT SIZE</b>	<b>FRONT FACES</b>	Cable Available	<b>ROOFING MATERIAL</b>	Cash	
None	East	Double Pane Windows	Rolled Roofing	Conventional	
<b>CONCESSIONS</b>	<b>FENCING</b>	Kitchen Island	<b>ROUGH-IN BATH</b>	FHA	
None		Master Suite	<b>RV INDOOR STORAG</b>	Exchange	
<b>EXTERIOR MATERIAL</b>	<b>FLOORING</b>	Open Floor Plan		VA	
Brick	Carpet	Pet Free	<b>SCHOOL DISTRICT</b>	<b>TRANSACTION TYPE</b>	
Stucco	Tile Floor	Smoke Free	Denver 1	For Sale	
<b>CONSTRUCTION DET</b>	Wood Floors	Walk-in Closets	<b>SELLER TYPE</b>	<b>INCORPORATED</b>	
New Home	<b>FIREPLACE TYPES</b>	<b>APPLIANCES</b>	Builder	Yes	
<b>CONSTRUCTION</b>	Electric	Disposal	<b>STATUS CONDITIONS</b>	<b>END UNIT</b>	
Frame	<b>FIREPLACE LOCATIO</b>	Dishwasher	None Known	Yes	
<b>COOLING</b>	Living Room	Microwave Oven		<b>VIEWS</b>	

# At Minimum, 10% Increase for Superior Location, Single Detached Without Basements

Prepared for BERKLEY SHORES

Wednesday, June 19, 2019

Address	Sold Dt	Concession	Sold Price	Orig.Price	Net Price	Diff%	DOM	SqFt	\$/SqFt
7873 Florado St	03/09/18	\$0	\$453,000	\$426,000	\$453,000	106.3%	178	1642	275.88
7942 Tejon St	07/19/18	\$0	\$453,500	\$446,000	\$453,500	101.7%	85	1642	276.19
7903 Shoshone St	01/25/19	\$5,000	\$455,000	\$455,000	\$450,000	98.9%	39	1642	277.10
7936 Shoshone St	02/26/19	\$5,000	\$460,000	\$463,000	\$455,000	98.3%	19	1642	280.15
7916 N Shoshone St	05/10/19	\$8,000	\$460,000	\$460,000	\$452,000	98.3%	6	1642	280.15
7880 Shoshone St	03/15/19	\$900	\$463,000	\$463,000	\$462,100	99.8%	18	1642	281.97
4848 King St	07/28/16	\$0	\$520,000	\$529,000	\$520,000	98.3%	25	1900	273.68
5045 Meade St	02/10/17	\$0	\$548,350	\$550,000	\$548,350	99.7%	4	2105	260.50
<< Ave Net Price: \$474,244 - Olp: \$474,000 - Concession: \$2,362 - Diff%: 100.1 - SqFt: 1732 - \$/SqFt: \$274 - DOM: 47 >>									

HIGHLAND TEAM

COMPASS DENVER



# At Minimum, 10% Increase for Superior Location

Prepared for BERKLEY SHORES

Wednesday, June 19, 2019

## Recently Sold



Listed By: Home Brokers, Llc

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
7873 Florado St	\$426,000	3	1642	178	07/17/17
Denver 80221	\$453,000	2.00	275.88	2017	03/09/18

Ranch Model With Amazing Upgrades, 42` Cabinets + Back Yard Landscape! All Of Life`s Entertainment Is Enjoyed On One Level With The Ranch-Style Of The Anderson. This Home Is Open, Bright and Elegant and At 1,642 Square Feet Provides An Efficient Balance Of Living Space, Entertainment Space + Storage. Energy Efficient Amenities Including: Furnace + Air Conditioner, Plumbing + Water Fixtures, Crestline Lowe Double Pain Windows, Stainless Steel Appliances, Hot Water Heater and Low Maintenance Landscaping. Adjacent To Open Nature Space and A ...



Listed By: Home Brokers, Llc

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
7942 Tejon St	\$446,000	3	1642	85	04/18/18
Denver 80221	\$453,500	2.00	276.19	2018	07/19/18

Built By A Third Generation Builder, Delwest, The Quality and Functional Home Should Be Ready To Move Into On April 15, 2018. The Home Is Located In Clear Lake; A Hidden Gem Of A community- Tucked Away In What Used To Be A Former Middle School, Adjacent To Open Space and A Park, The Community Is Perfectly Located Minutes To Downtown Denver On The Highway 36 Corridor. Please Call To Schedule Your Private Showing. All Homes Include Upgraded Finishes With No Additional Design Costs- Quartz Countertops, 42` Upper Cabinets, Stainless Steel ...



Listed By: Home Brokers, Llc

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
7903 Shoshone St	\$455,000	3	1642	39	12/06/18
Denver 80221	\$455,000	2.00	277.10	2018	01/25/19

All Of Life`s Entertainment Is Enjoyed On One Level With The Ranch Style Floor Plan Of The Anderson. This Home Is Open, Bright and Elegant, Providing The Perfect Balance Of Living and Entertainment Space, Along With Ample Storage.

**HIGHLAND TEAM**

**COMPASS DENVER**





# At Minimum, 10% Increase for Superior Location

Prepared for BERKLEY SHORES

Wednesday, June 19, 2019



Listed By: Home Brokers, LLC

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
7936 Shoshone St Denver 80221	\$463,000 \$460,000	3 2.00	1642 280.15	19 2018	01/08/19 02/26/19

Built By A Third Generation Builder, Delwest. The Home Is Located In Clear Lake; A Hidden Gem Of A Community- Tucked Away In What Used To Be A Former Middle School, Adjacent To Open Space and A Park, The Community Is Perfectly Located Minutes To Downtown Denver On The Highway 36 Corridor. Please Call To Schedule Your Private Showing. All Homes Include Upgraded Finishes With No Additional Design Costs- Quartz Counter - Tops, 42" Upper Cabinets, Stainless Steel Appliances, Over-Sized Covered Porch, Upgraded Luxury Flooring, Tank-Less Water ...



Listed By: Home Brokers, LLC

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
7916 N Shoshone St Denver 80221	\$460,000 \$460,000	3 2.00	1642 280.15	6 2019	04/10/19 05/10/19

New Ranch-Style Home With Three Bedrooms and Two Car Garage Plus Spacious Backyard. Built By Third Generation Builder, Delwest, The Home Is Located In Clear Lake Estates; A Hidden Gem Of A Community- Tucked Away In What Used To Be A Former Middle School, and Adjacent To Open Space and A Park; The Community Is Perfectly Located Minutes To Downtown Denver On The Highway 36 Corridor. Please Call To Schedule Your Private Showing. Upgraded Finishes With No Additional Design Costs Include: Quartz Countertops, 42" Upper Cabinets, Stainless Steel ...



Listed By: Home Brokers, LLC

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
7880 Shoshone St Denver 80221	\$463,000 \$463,000	3 2.00	1642 281.97	18 2018	01/09/19 03/15/19

Built By A Third Generation Builder, Delwest. The Home Is Located In Clear Lake; A Hidden Gem Of A Community- Tucked Away In What Used To Be A Former Middle School, Adjacent To Open Space and A Park, The Community Is Perfectly Located Minutes To Downtown Denver On The Highway 36 Corridor. Please Call To Schedule Your Private Showing. All Homes Include Upgraded Finishes With No Additional Design Costs- Quartz Counter - Tops, 42" Upper Cabinets, Stainless Steel Appliances, Over-Sized Covered Porch, Upgraded Luxury Flooring, Tank-Less Water ...

**HIGHLAND TEAM**

**COMPASS DENVER**



# At Minimum, 10% Increase for Superior Location

Prepared for BERKLEY SHORES

Wednesday, June 19, 2019

Less Water ...



Listed By: Cherry Creek Properties Llc

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
4848 King St	\$529,000	4	1900	25	05/28/16
Denver 80221	\$520,000	3.00	273.68	2015	07/28/16

Charming Berkeley 2 Story A-Frame Home With Contemporary Finishes Throughout. Masterfully Planned and Designed To Ensure The Most Functional Living Space Possible. The 1st Fl Boasting 9 Ft Ceiling, Bedroom/Office With An Amazing Barn Door/Full Bath/Built In Study Nook/Bright and Sunny Natural Light Immerses Each Room. The Coretec Plus Whitewash Flooring (1st Fl, Stairs, and 2nd Fl Hallway) Makes This Home Low Maintenance. The Kitchen Has Beautiful White Cabinetry/Gorgeous Pulls and Handles/Soft Closed Cabinets and Drawers/Pantry/Large ...



Listed By: RE/MAX Southeast Inc.

Recently Sold	List Sold	Beds Baths	SqFt \$/SqFt	DOM Built	List Sold
5045 Meade St	\$550,000	3	2105	4	01/05/17
Denver 80221	\$548,350	2.00	260.50	2012	02/10/17

Wow! Wow! Wow! Rare Single Family Detached 5 Year Old Home With Attached Garage! Incredible Contemporary Home With Impeccable Architecture and Details Details. Large and Open and Bright , Floor Plan With Vaulted Ceilings Through Out The House. Chef's Kitchen With Newer Custom Cabinets, Slab Granite Counter Tops, and Ss Appliances. Stamped Concrete Patio, Professional Landscaping. Huge Master Suite Fabulous Master Bath, Huge Loft and Family Room Areas. Rare 2 Car Garage Detached Newer Construction In The Area. Walk To The ...

HIGHLAND TEAM

COMPASS DENVER





## 7873 Florado St Denver \$453,000

Ranch Model With Amazing Upgrades, 42` Cabinets + Back Yard Landscape! All Of Life's Entertainment Is Enjoyed On One Level With The Ranch-Style Of The Anderson. This Home Is Open, Bright and Elegant and At 1,642 Square Feet Provides An Efficient Balance Of Living Space, Entertainment Space + Storage. Energy Efficient Amenities Including: Furnace + Air Conditioner, Plumbing + Water Fixtures, Crestline Lowe Double Pain Windows, Stainless Steel Appliances, Hot Water Heater and Low Maintenance Landscaping. Adjacent To Open Nature Space and A Great Park, Live ...



7873 Florado St

Nbhood: Sherrelwood Estates

County: Adams

Status: S

Price: \$426,000

BA Full: 2

BA Half: 0

BA3Qtr: 0

BAQtr: 0

City: Denver

Zip: 80221

Lot Sz: 5450.00

Acs: 0.13

Sch: Metz

Pin: R0190255

Pin: R0190255

Mls: 8829714

Taxes: 601.32

Mlt Hoafes: 40.00

Monthly

Ranum

Westminster

Zoned: Res

Total Park Spaces: 2

Parking Type: Gar Att

Park Dim:

SQ Above: 1642

Psf Above: 275.8

Const: Brick, Wood Siding

Incorp:

Mb: Main 14x13

Br: 3 Ba: 2.00 Sq: 1642

Style: Ranch/1 Story

Sewer:

Fr:

U: 0

Arch: Contemporary

Water:

Lr: Main 18.5x12.75

M: 3 BATHF-BATHF

Bldr: Delwest

Yr Blt: 2017

Dr: Main 13x10.5

L: 0

Model: Anderson / 1602

Complex:

Kt: Main 13.75x12.5

B: 0

B: 0

Car: 2

Sd:

Fin Sq: 1642

Tot Sq: 1642

Bsmt: Crawl Space

0 0

Lloc:

Fin Psf: 275.8

Tot Psf: 275.8

Fp: 0

Heat:

Forced Air Gas

Ld:

Dom: 178

Roof: Composition Shingles

Wshdry:

Lvl:

Ls: No OLd:

UCd: 01/11/18

Sd: 03/09/18

Appr Cond: None Known

Stat Cond: None Known

Terms:

Cash, Conventional, FHA, VA

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Tr Broker:

Poss:

Seller Type:

Sold Price: \$453,000

Concession: None

Concession Amt: 0

Net Price: \$453,000

Listor:

List Office: Home Brokers, Llc

Excl:

Legal:

Earn Chk To:

Min Earn:

County: Adams

Directions: Please Use Google Maps and Or The Lat./Long For Your Directions.

### CONTINGENT APPRO DATA SOURCE

None Known

Metrolist

### Eating Space / Kitchen

Kitchen Island

### PARKING TYPE

Gar Att

### STYLE

Ranch/1 Story

### ARCHITECTURE

DINLOC

Open Floor Plan

### PROP SUB TYPE

Detached Single Family

### FINANCIAL TERMS

Contemporary

Main

Pet Free

Cash

### MEASUREMENT SOU

### LISTING CONTRACT T

Walk-in Closets

### HOA FEE INCLUDES

Grounds Maintenance

Conventional

County Records

Exclusive Right

### APPLIANCES

Trash Removal

FHA

### BASEMENT SIZE

### HOA FEE MASTER FR

Disposal

RV INDOOR STORAG

VA

None

Monthly

Dishwasher

### ROOFING MATERIAL

### TRANSACTION TYPE

### CONCESSIONS

### FENCING

Microwave Oven

Composition Shingles

For Sale

None

Refrigerator (Kitchen)

### ROUGH-IN BATH

### EXTERIOR MATERIAL FLOORING

Brick

Carpet

Stove/Range/Oven

KITLOC

Wood Siding

Laminate

Main

RV INDOOR STORAG

### CONSTRUCTION DET

Tile Floor

LIVLOC

### SCHOOL DISTRICT

New Home

### HEATING TYPE

Main

Adams 50

### CONSTRUCTION

Forced Air

### LAUNDRY LOCATION

### SELLER TYPE

Frame

### FUEL TYPE

Main

Corporation/Trust

### COOLING

Gas

### LIMITED SERVICE

### STATUS CONDITIONS

Air Conditioning-Central

### INTERIOR FEATURES

No

None Known

### SUBFLOOR

Cable Available

### MASTER BED LOCATI

### SOLD TERM

Crawl Space

Double Pane Windows

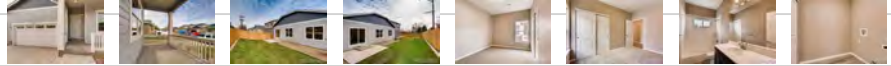
Main

Conventional



## 7942 Tejon St Denver \$453,500

Built By A Third Generation Builder, Delwest, The Quality and Functional Home Should Be Ready To Move Into On April 15, 2018. The Home Is Located In Clear Lake; A Hidden Gem Of A Community- Tucked Away In What Used To Be A Former Middle School, Adjacent To Open Space and A Park, The Community Is Perfectly Located Minutes To Downtown Denver On The Highway 36 Corridor. Please Call To Schedule Your Private Showing. All Homes Include Upgraded Finishes With No Additional Design Costs- Quartz Countertops, 42" Upper Cabinets, Stainless Steel Appliances, Oversized ...



7942 Tejon St

Nbhood: ~~REcolorado~~ County: Adams  
 BA Full: 2 BA Half: 0 BA3Qtr: 0 BAQtr: 0  
 Lot Sz: 5192.00 Acs: 0.12 Sch: Metz  
 Taxes: 562.00 Mlt Hoafee: Hoafee: 40.00 Monthly  
 Total Park Spaces: 2 Parking Type: Gar Att Park Dim:

Status: S  
 City: Denver  
 Pin: R0190225

Price: \$446,000  
 Zip: 80221  
 Mls: 9039555

Westminster Zoned: ~~REcolorado~~  
 SQ Above: 1642 Psf Above: 276.1  
 Park Desc:

Const: Brick Incorp: No Mb: Main Br: 3 Ba: 2.00 Sq: 1642  
 Style: Ranch/1 Story Sewer: Public Fr: U: 0  
 Arch: Traditional Water: Lr: Main M: 3 BATHF-BATHF  
 Bldr: Yr Blt: 2018 Dr: Main L: 0  
 Model: Anderson/B Complex: Kt: Main B: 0  
 Car: 2 Sd: Fin Sq: 1642 Tot Sq: 1642  
 Bsmt: Crawl Space 0 0 Lloc: Fin Psf: 276.1 Tot Psf: 276.1  
 Fp: 0 Heat: Forced Air Gas Ld: Dom: 85  
 Roof: Composition Shingles Wshdry: Lvl: Ls: OLd: UCd: 04/27/18 Sd: 07/19/18  
 Appr Cond: None Known Stat Cond: None Known

Terms: Cash, FHA, VA

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Tr Broker:

Poss:

Seller Type:

Sold Price: \$453,500

Concession Amt: 0

Net Price: \$453,500

Concession: None

Listor:

List Office: Home Brokers, LLC

Excl:

Legal:

Earn Chk To:

Min Earn:

County: Adams

Directions:

CONTINGENT APPRO	Metrolist	INTERIOR FEATURES	PARKING TYPE	Ranch/1 Story
None Known	DINLOC	Cable Available	Gar Att	SEWER
ARCHITECTURE	Main	Double Pane Windows	PROP SUB TYPE	Public
Traditional	LISTING CONTRACT T	Kitchen Island	Detached Single Family	FINANCIAL TERMS
MEASUREMENT SOU	Exclusive Right	No Stairs	HOA FEE INCLUDES	Cash
Builder	FRONT FACES	Open Floor Plan	Trash Removal	FHA
BASEMENT SIZE	West	Pet Free	ROOFING MATERIAL	VA
None	HOA FEE MASTER FR	Smoke Free	Composition Shingles	TRANSACTION TYPE
CONCESSIONS	Monthly	APPLIANCES	ROUGH-IN BATH	For Sale
None	FENCING	Disposal	RV INDOOR STORAG	INCORPORATED
EXTERIOR MATERIAL	FLOORING	Dishwasher	SCHOOL DISTRICT	No
Brick	Carpet	Microwave Oven	Adams 50	IEWS
CONSTRUCTION DET	Laminate	Refrigerator (Kitchen)	SELLER TYPE	City View
Under Construction	Tile Floor	Smoke Alarm	Corporation/Trust	
CONSTRUCTION	GAS TYPE	Stove/Range/Oven	STATUS CONDITIONS	
Frame	Natural Gas	KITLOC	None Known	
COOLING	HEATING TYPE	Main	SOLD TERM	
Air Conditioning-Central	Forced Air	LIVLOC	Conventional	
SUBFLOOR	FUEL TYPE	Main	STYLE	
Crawl Space	Gas	MASTER BED LOCATI		
DATA SOURCE		Main		





## 7903 Shoshone St Denver \$455,000

All Of Life's Entertainment Is Enjoyed On One Level With The Ranch Style Floor Plan Of The Anderson. This Home Is Open, Bright and Elegant, Providing The Perfect Balance Of Living and Entertainment Space, Along With Ample Storage.



7903 Shoshone St ~~XXXXXXXXXX~~ Status: S Price: \$455,000  
 Nbhood: ~~XXXXXXXXXX~~ County: Adams City: Denver Zip: 80221  
 BA Full: 2 BA Half: 0 BA3Qtr: 0 BAQtr: 0 Pin: R0190216 Mls: 9539443  
 Lot Sz: 5192.00 Acs: 0.12 Sch: Metz Ranum Westminster Zoned: Res  
 Taxes: 562.00 Mlt Hoafee: Hoafee: 40.00Monthly SQ Above: 1642 Psf Above: 277.1  
 Total Park Spaces: 2 Parking Type: Gar Att Park Dim: Park Desc: ~~XXXXXXXXXX~~

Const: Incorp: Mb: Main Br: 3 Ba: 2.00 Sq: 1642  
 Style: Ranch/1 Story Sewer: Public Fr: U: 0  
 Arch: Traditional Water: Lr: Main M: 3 BATHF-BATHF  
 Bldr: Yr Blt: 2018 Dr: Main L: 0  
 Model: Anderson/1602 Complex: Clear Lake Kt: Main B: 0  
 Car: 2 Sd: Fin Sq: 1642 Tot Sq: 1642  
 Bsmt: 0 0 Lloc: Fin Psf: 277.1 Tot Psf: 277.1  
 Fp: 0 Heat: Forced Air Gas Ld: Dom: 39  
 Roof: Composition Shingles Wshdry: ~~XXXX~~ Lvl: Ls: OLd: UCd: 12/31/18 Sd: 01/25/19  
 Appr Cond: None Known Stat Cond: None Known

Terms: Cash, Conventional, FHA, VA

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Poss:

Seller Type:

Concession Amt: 5000

Tr Broker:

Sold Price: \$455,000

Net Price: \$450,000

Show:

Concession: Other

Listor:

List Office: Home Brokers, Llc

Excl:

Legal:

Earn Chk To:

Min Earn:

County: Adams

Directions:

<b>CONTINGENT APPRO</b>	<b>FRONT FACES</b>	Open Floor Plan	Detached Single Family Public
None Known	East	Pet Free	<b>HOA FEE INCLUDES</b>
<b>ARCHITECTURE</b>	<b>HOA FEE MASTER FR</b>	Smoke Free	WATER TAP PAID
Traditional	Monthly	Walk-in Closets	Yes
<b>BASEMENT SIZE</b>	<b>FENCING</b>	<b>APPLIANCES</b>	<b>FINANCIAL TERMS</b>
None		Disposal	Cash
<b>CONCESSIONS</b>	<b>FLOORING</b>	Dishwasher	Conventional
Other	Carpet	Microwave Oven	FHA
<b>CONSTRUCTION</b>	Tile Floor	Refrigerator (Kitchen)	VA
Frame	Vinyl/Linoleum	Stove/Range/Oven	<b>TRANSACTION TYPE</b>
<b>COOLING</b>	<b>GAS TYPE</b>	<b>KITLOC</b>	For Sale
Air Conditioning-Central	Natural Gas	Main	<b>LAUNDRY AVAILABI</b>
<b>DATA SOURCE</b>	<b>HEATING TYPE</b>	<b>LIVLOC</b>	W/D Hookups in Unit
Metrolist	Forced Air	Main	<b>SCHOOL DISTRICT</b>
<b>DINLOC</b>	<b>FUEL TYPE</b>	<b>LAUNDRY LOCATION</b>	Adams 50
Main	Gas	Main	<b>SELLER TYPE</b>
<b>LISTING CONTRACT</b>	<b>TINTERIOR FEATURES</b>	<b>MASTER BED LOCATI</b>	Corporation/Trust
Exclusive Right	Cable Available	Main	<b>STATUS CONDITIONS</b>
<b>EXTERIOR FEATURES</b>	Double Pane Windows	<b>PARKING TYPE</b>	None Known
Maintenance Free Exter	Eating Space / Kitchen	Gar Att	<b>SOLD TERM</b>
Sprinkler System	Kitchen Island	<b>PROP SUB TYPE</b>	Conventional
			<b>STYLE</b>
			Ranch/1 Story
			<b>SEWER</b>



## 7936 Shoshone St Denver \$460,000

Built By A Third Generation Builder, Delwest. The Home Is Located In Clear Lake; A Hidden Gem Of A Community- Tucked Away In What Used To Be A Former Middle School, Adjacent To Open Space and A Park, The Community Is Perfectly Located Minutes To Downtown Denver On The Highway 36 Corridor. Please Call To Schedule Your Private Showing. All Homes Include Upgraded Finishes With No Additional Design Costs- Quartz Counter - Tops, 42' Upper Cabinets, Stainless Steel Appliances, Over-Sized Covered Porch, Upgraded Luxury Flooring, Tank-Less Water Heaters, and ...



7936 Shoshone St

Nbhood: ~~REcolorado~~ County: Adams  
 BA Full: 2 BA Half: 0 BA3Qtr: 0 BAQtr: 0  
 Lot Sz: 5195.00 Acs: 0.12 Sch: Metz  
 Taxes: 562.00 Mlt Hoafee: Hoafee: 40.00Monthly  
 Total Park Spaces: 2 Parking Type: Gar Att Park Dim:

Status: S Price: \$463,000  
 City: Denver Zip: 80221  
 Pin: R0190208 Mls: 7617563  
 Westminster Zoned: Res  
 SQ Above: 1642 Psf Above: 280.1  
 Park Desc: ~~REcolorado~~

Const: Incorp: Mb: Main Br: 3 Ba: 2.00 Sq: 1642  
 Style: Ranch/1 Story Sewer: Fr: U: 0  
 Arch: Traditional Water: Lr: Main M: 3 BATHF-BATHF  
 Bldr: Yr Blt: 2018 Dr: Main L: 0  
 Model: Anderson/1602 Complex: Clear Lake Kt: Main B: 0  
 Car: 2 Sd: Fin Sq: 1642 Tot Sq: 1642  
 Bsmt: 0 Lloc: Fin Psf: 280.1 Tot Psf: 280.1  
 Fp: 0 Heat: Forced Air Gas Ld: Dom: 19  
 Roof: Composition Shingles Wshdry: ~~REcolorado~~ Lvl: Ls: OLd: UCd: 01/25/19 Sd: 02/26/19  
 Appr Cond: None Known Stat Cond: None Known

Terms: Cash,Conventional,FHA,VA

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Tr Broker:

Poss:

Seller Type:

Sold Price: \$460,000

Concession: Buyer Closing Costs/SellPtsPaid

Concession Amt: 5000

Net Price: \$455,000

Listor:

List Office: Home Brokers, Llc

Excl:

Legal:

Earn Chk To:

Min Earn:

County: Adams

Directions:

CONTINGENT APPRO	Exclusive Right	Cable Available	MASTER BED LOCATI	SOLD TERM
None Known	EXTERIOR FEATURES	Double Pane Windows	Main	Conventional
ARCHITECTURE	Maintenance Free Exter	Eating Space / Kitchen	PARKING TYPE	STYLE
Traditional	Sprinkler System	Kitchen Island	Gar Att	Ranch/1 Story
MEASUREMENT SOU	FRONT FACES	No Stairs	PROP SUB TYPE	WATER TAP PAID
Builder	West	Open Floor Plan	Detached Single Family	Yes
BASEMENT SIZE	HOA FEE MASTER FR	Pet Free	HOA FEE INCLUDES	FINANCIAL TERMS
None	Monthly	Smoke Free	Grounds Maintenance	Cash
CONCESSIONS	FENCING	Walk-in Closets	Trash Removal	Conventional
Buyer Closing Costs/Sel		APPLIANCES	ROOFING MATERIAL	FHA
CONSTRUCTION DET	FLOORING	Disposal	Composition Shingles	VA
New Home	Carpet	Dishwasher	ROUGH-IN BATH	TRANSACTION TYPE
CONSTRUCTION	Tile Floor	Microwave Oven		For Sale
Frame	Vinyl/Linoleum	Refrigerator (Kitchen)	RV INDOOR STORAG	LAUNDRY AVAILABI
COOLING	GAS TYPE	Stove/Range/Oven		W/D Hookups in Unit
Air Conditioning-Central	Natural Gas	KITLOC	SCHOOL DISTRICT	
DATA SOURCE	HEATING TYPE	Main	Adams 50	
Metrolist	Forced Air	LIVLOC	SELLER TYPE	
DINLOC	FUEL TYPE	Main	Corporation/Trust	
Main	Gas	LAUNDRY LOCATION	STATUS CONDITIONS	
LISTING CONTRACT	INTERIOR FEATURES	Main	None Known	



## 7916 N Shoshone St Denver \$460,000

New Ranch-Style Home With Three Bedrooms and Two Car Garage Plus Spacious Backyard. Built By Third Generation Builder, Delwest, The Home Is Located In Clear Lake Estates; A Hidden Gem Of A Community- Tucked Away In What Used To Be A Former Middle School, and Adjacent To Open Space and A Park; The Community Is Perfectly Located Minutes To Downtown Denver On The Highway 36 Corridor. Please Call To Schedule Your Private Showing. Upgraded Finishes With No Additional Design Costs Include: Quartz Countertops, 42" Upper Cabinets, Stainless Steel Appliances, Over-Sized ...



7916 N Shoshone St				Status: S	Price: \$460,000
Nbhood: Clear Lake Estates	County: Adams	City: Denver	Zip: 80221		
BA Full: 2	BA Half: 0	BA3Qtr: 0	BAQtr: 0	Pin: R0190206	Mls: 4949845
Lot Sz: 5195.00	Acs: 0.12	Sch: Metz		Ranum	Westminster
Taxes: 1201.00	Mlt Hoafee: No	Hoafee: 40.00Monthly			Zoned:
Total Park Spaces: 2	Parking Type: Gar Att	Park Dim:		SQ Above: 1642	Psf Above: 280.1
Const:	Incorp: No	Mb: Main	Br: 3	Ba: 2.00	Sq: 1642
Style: Ranch/1 Story	Sewer:	Fr:	U: 0		
Arch: Traditional	Water:	Lr: Main	M: 3	BATHF-BATHF	
Bldr:	Yr Blt: 2019	Dr: Main	L: 0		
Model: Anderson/B Elevation	Complex: Clear Lake Estates	Kt: Main	B: 0	B: 0	
Car: 2		Sd:	Fin Sq: 1642	Tot Sq: 1642	
Bsmt:	Crawl Space	Lloc:	Fin Psf: 280.1	Tot Psf: 280.1	
Fp: 0	Heat:	Forced Air Gas	Ld:	Dom: 6	
Roof: Composition Shingles	Wshdry:	Lvl:	UCd: 04/16/19	Sd: 05/10/19	
Appr Cond: None Known		Stat Cond: None Known			
Terms: Cash, Conventional, FHA, VA					
Add Terms:					
Sold Terms:		Buy Ag:	Tr Broker:		
Var Comm:		Poss:			
		Seller Type:	Sold Price:	\$460,000	
Concession: Buyer Closing Costs/SellPtsPaid	Concession Amt: 8000		Net Price:	\$452,000	
Listor:			Show:		
List Office: Home Brokers, Llc					
Excl:					
Legal:					
Earn Chk To:	Min Earn:	County: Adams			
Directions:					

PROPERTY INFORMA	DATA SOURCE	Forced Air	Stove/Range/Oven	SCHOOL DISTRICT	LAUNDRY AVAILABI
Buyers Warranty	Metrolist	FUEL TYPE	KITLOC	Adams 50	W/D Hookups in Unit
Quick Possession	DINLOC	Gas	Main	SELLER TYPE	
CONTINGENT APPRO	Main	HOAS HAS MULTIPLE	LIVLOC	Corporation/Trust	
None Known	LISTING CONTRACT T	No	Main	STATUS CONDITIONS	
ARCHITECTURE	Exclusive Right	INTERIOR FEATURES	LAUNDRY LOCATION	None Known	
Traditional	EXTERIOR FEATURES	Cable Available	Main	SOLD TERM	
MEASUREMENT SOU	Fence	Double Pane Windows	MASTER BED LOCATI	Conventional	
Builder	Professional Landscapi	Internet Access (Wired)	Main	STYLE	
BASEMENT SIZE	Sprinkler System	Kitchen Island	PARKING TYPE	Ranch/1 Story	
None	Yard	Master Suite	Gar Att	FINANCIAL TERMS	
CONCESSIONS	FRONT FACES	No Stairs	PROP SUB TYPE	Cash	
Buyer Closing Costs/SelWest		Open Floor Plan	Detached Single Family	Conventional	
CONSTRUCTION DET	HOA FEE MASTER FR	Pet Free	HOA FEE INCLUDES	FHA	
New Home	Monthly	Smoke Free	Trash Removal	VA	
CONSTRUCTION	FENCING	APPLIANCES	ROOFING MATERIAL	TRANSACTION TYPE	
Frame		Disposal	Composition Shingles	For Sale	
COOLING	FLOORING	Dishwasher	ROUGH-IN BATH	INCORPORATED	
Air Conditioning-Central	Carpet	Microwave Oven		No	
SUBFLOOR	Tile Floor	Refrigerator (Kitchen)	RV INDOOR STORAG	VIEWS	
Crawl Space	HEATING TYPE	Smoke Alarm		Mountain View	



## 7880 Shoshone St Denver \$463,000

Built By A Third Generation Builder, Delwest. The Home Is Located In Clear Lake; A Hidden Gem Of A Community- Tucked Away In What Used To Be A Former Middle School, Adjacent To Open Space and A Park, The Community Is Perfectly Located Minutes To Downtown Denver On The Highway 36 Corridor. Please Call To Schedule Your Private Showing. All Homes Include Upgraded Finishes With No Additional Design Costs- Quartz Counter - Tops, 42' Upper Cabinets, Stainless Steel Appliances, Over-Sized Covered Porch, Upgraded Luxury Flooring, Tank-Less Water Heaters, and High ...



7880 Shoshone St

Nbhood: ~~REcolorado~~ County: Adams  
 BA Full: 2 BA Half: 0 BA3Qtr: 0 BAQtr: 0  
 Lot Sz: 5195.00 Acs: 0.12 Sch: Metz  
 Taxes: 562.00 Mlt Hoafes: Hoafes: 40.00Monthly  
 Total Park Spaces: 2 Parking Type: Gar Att Park Dim:

Status: S Price: \$463,000  
 City: Denver Zip: 80221  
 Pin: R0190203 Mls: 6647882  
 Westminster Zoned: Res  
 SQ Above: 1642 Psf Above: 281.9  
 Park Desc: ~~REcolorado~~

Const: Incorp: Mb: Main Br: 3 Ba: 2.00 Sq: 1642  
 Style: Ranch/1 Story Sewer: Fr: U: 0  
 Arch: Traditional Water: Lr: Main M: 3 BATHF-BATHF  
 Bldr: Yr Blt: 2018 Dr: Main L: 0  
 Model: Anderson/1602 Complex: Clear Lake Kt: Main B: 0  
 Car: 2 Sd: Fin Sq: 1642 Tot Sq: 1642  
 Bsmt: 0 Lloc: Fin Psf: 281.9 Tot Psf: 281.9  
 Fp: 0 Heat: Forced Air Gas Ld: Dom: 18  
 Roof: Composition Shingles Wshdry: ~~REcolorado~~ Lvl: Ls: OLd: UCd: 01/17/19 Sd: 03/15/19  
 Appr Cond: None Known Stat Cond: None Known

Terms: Cash,Conventional,FHA,VA

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Tr Broker:

Poss:

Seller Type:

Sold Price: \$463,000

Concession: Buyer Closing Costs/SellPtsPaid

Concession Amt: 900

Net Price: \$462,100

Listor:

List Office: Home Brokers, Llc

Excl:

Legal:

Earn Chk To:

Min Earn:

County: Adams

Directions:

CONTINGENT APPRO	Exclusive Right	Cable Available	MASTER BED LOCATI	SOLD TERM
None Known	EXTERIOR FEATURES	Double Pane Windows	Main	Conventional
ARCHITECTURE	Maintenance Free Exter	Eating Space / Kitchen	PARKING TYPE	STYLE
Traditional	Sprinkler System	Kitchen Island	Gar Att	Ranch/1 Story
MEASUREMENT SOU	FRONT FACES	No Stairs	PROP SUB TYPE	WATER TAP PAID
Builder	West	Open Floor Plan	Detached Single Family	Yes
BASEMENT SIZE	HOA FEE MASTER FR	Pet Free	HOA FEE INCLUDES	FINANCIAL TERMS
None	Monthly	Smoke Free	Grounds Maintenance	Cash
CONCESSIONS	FENCING	Walk-in Closets	Trash Removal	Conventional
Buyer Closing Costs/Sel		APPLIANCES	ROOFING MATERIAL	FHA
CONSTRUCTION DET	FLOORING	Disposal	Composition Shingles	VA
New Home	Carpet	Dishwasher	ROUGH-IN BATH	TRANSACTION TYPE
CONSTRUCTION	Tile Floor	Microwave Oven		For Sale
Frame	Vinyl/Linoleum	Refrigerator (Kitchen)	RV INDOOR STORAG	LAUNDRY AVAILABI
COOLING	GAS TYPE	Stove/Range/Oven		W/D Hookups in Unit
Air Conditioning-Central	Natural Gas	KITLOC	SCHOOL DISTRICT	
DATA SOURCE	HEATING TYPE	Main	Adams 50	
Metrolist	Forced Air	LIVLOC	SELLER TYPE	
DINLOC	FUEL TYPE	Main	Corporation/Trust	
Main	Gas	LAUNDRY LOCATION	STATUS CONDITIONS	
LISTING CONTRACT	INTERIOR FEATURES	Main	None Known	





## 4848 King St Denver \$520,000

Charming Berkeley 2 Story A-Frame Home With Contemporary Finishes Throughout. Masterfully Planned and Designed To Ensure The Most Functional Living Space Possible. The 1st Fl Boasting 9 Ft Ceiling, Bedroom/Office With An Amazing Barn Door/Full Bath/Built In Study Nook/Bright and Sunny Natural Light Immerses Each Room. The Coretec Plus Whitewash Flooring (1st Fl, Stairs, and 2nd Fl Hallway) Makes This Home Low Maintenance. The Kitchen Has Beautiful White Cabinetry/Gorgeous Pulls and Handles/Soft Closed Cabinets and Drawers/Pantry/Large Island/Ceasarstone ...



4848 King St					Status: S	Price: \$529,000
Nbhood: Berkeley	County: Denver	City: Denver	Pin: 2173-10-007	Zip: 80221	Mls: 5475314	
BA Full: 2	BA Half: 0	BA3Qtr: 1	BAQtr: 0	North	Zoned: U-Su-C	
Lot Sz: 3120.00	Acres: 0.07	Sch: Beach Court	Skinner	SQ Above: 1900	Psf Above: 273.6	
Taxes: 788.00	Mlt Hoafee:	Hoafee:		Park Desc: 483 Sq Ft		
Total Park Spaces: 2	Parking Type: Gar Det	Park Dim: 21x23				
Const: Wood Siding	Incorp: No	Mb: Upper 13x18	Br: 4	Ba: 3.00	Sq: 1900	
Style: 2 Story	Sewer: Public	Fr: 14x18	U: 3	BATHF-BATHTQ		
Arch: Contemporary	Water: Public	Lr: Main	M: 1	BATHF		
Bldr: Danielle Dehmler-Buckley	Yr Blt: 2015	Dr: Main	L: 0			
Model:	Complex:	Kt: 15x10	B: 0			
Car: 2 Exterior Access Door		Sd:	Fin Sq: 1900	Tot Sq: 1900		
Bsmt: Crawl Space	0 0	Lloc:	Fin Psf: 273.6	Tot Psf: 273.6		
Fp: 0	Heat: Forced Air Gas	Ld:	Dom: 25			
Roof: Composition Shingles	Wshdry: Lvl:	Stat Cond: None Known	UCd: 06/21/16	Sd: 07/28/16		
Appr Cond: None Known						
Terms: Cash, Conventional, FHA, VA						
Add Terms:						
Sold Terms:						
Var Comm:						
Buy Ag:						
Tr Broker:						
Poss:						
Seller Type:						
Concession Amt: 0						
Sold Price: \$520,000						
Net Price: \$520,000						
Show:						
Concession: None						
Listor:						
List Office: Cherry Creek Properties Llc						
Excl:						
Legal:						
Earn Chk To: Min Earn: County: Denver						
Directions:						

ACCEPTING BACKUP	Air Conditioning-Central	FUEL TYPE	No	STYLE
Yes	SUBFLOOR	Gas	MASTER BED LOCATI	2 Story
PROPERTY INFORMA	Crawl Space	INTERIOR FEATURES	Upper	SEWER
Quick Possession	DATA SOURCE	Double Pane Windows	PARKING TYPE	Public
CONTINGENT APPRO	Metrolist	Internet Access (Wired)	Gar Det	FINANCIAL TERMS
None Known	DINLOC	Kitchen Island	PROP SUB TYPE	Cash
ARCHITECTURE	Main	Master Suite	Detached Single Family	Conventional
Contemporary	LISTING CONTRACT T	Open Floor Plan	ROOFING MATERIAL	FHA
MEASUREMENT SOU	Exclusive Right	Vaulted	Composition Shingles	VA
Appraiser Measured	EXTERIOR FEATURES	Window Coverings	ROUGH-IN BATH	TRANSACTION TYPE
BASEMENT SIZE	Fence	Walk-in Closets	RV INDOOR STORAG	INCORPORATED
None	Patio	APPLIANCES	SCHOOL DISTRICT	WATER SOURCE
PARKING FEATURES	FRONT FACES	Dryer	Denver 1	Public
Exterior Access Door	West	Disposal	SELLER TYPE	
CONCESSIONS	FENCING	Dishwasher	Individual	
None		Microwave Oven	STATUS CONDITIONS	
EXTERIOR MATERIAL	FLOORING	Refrigerator (Kitchen)	None Known	
Wood Siding	Carpet	Smoke Alarm	SOLD TERM	
CONSTRUCTION	Tile Floor	Stove/Range/Oven	Conventional	
Frame	HEATING TYPE	Washer		
COOLING	Forced Air	LIMITED SERVICE		



## 5045 Meade St Denver \$548,350

Wow! Wow! Wow! Rare Single Family Detached 5 Year Old Home With Attached Garage! Incredible Contemporary Home With Impeccable Architecture and Details Details. Large and Open and Bright , Floor Plan With Vaulted Ceilings Through Out The House. Chef's Kitchen With Newer Custom Cabinets, Slab Granite Counter Tops, and Ss Appliances. Stamped Concrete Patio, Professional Landscaping. Huge Master Suite Fabulous Master Bath, Huge Loft and Family Room Areas. Rare 2 Car Garage Detached Newer Construction In The Area. Walk To The Shops At Tennyson, ...

5045 Meade St

Nbhood: Regis

BA Full: 2

Lot Sz: 6250.00

Taxes: 2684.00

Total Park Spaces: 2

Const: Stucco

Style: 2 Story

Arch: Contemporary

Bldr:

Model:

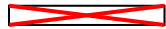
Car: 2

Bsmt: Crawl Space

Fp: 0 Living Room

Roof: Composition Shingles

Appr Cond: None Known



County: Denver

BA Half: 0

BA3Qtr: 0

AcS: 0.14

Mlt HoafEE:

Parking Type: Gar Att

BAQtr: 0

Sch: Centennial

HoafEE:

Complex:

Yr Blt: 2012

Wshdry:

Lvl:

Heat:

Stat Cond:

Status: S

City: Denver

Pin: 2184-15-014

Skinner

North

Park Desc:

Mb: Upper 15x11

Fr:

Lr: Main 14.8x12.6

Dr: Main

Kt: Main

Sd:

Lloc:

Forced Air Gas

Ls: No

OLd:

Stat Cond: None Known

Price: \$550,000

Zip: 80221

Mls: 4452326

Zoned: U-Su-C

SQ Above: 2105

Psf Above: 260.5

Br: 3 Ba: 2.00 Sq: 2105

U: 1 BATHF

M: 2 BATHF

L: 0

B: 0

Fin Sq: 2105

Fin Psf: 260.5

Ld: 0

UCd: 01/09/17

Sd: 02/10/17

Terms: Cash, Conventional, FHA, VA

Add Terms:

Sold Terms:

Var Comm:

Buy Ag:

Poss:

Seller Type:

Concession Amt: 0

Tr Broker:

Sold Price: \$548,350

Net Price: \$548,350

Show:

Concession: None

Listor:

List Office: RE/MAX Southeast Inc.

Excl:

Legal:

Earn Chk To:

Min Earn:

County: Denver

Directions:

ACCEPTING BACKUP Metrolist

Yes DINLOC

CONTINGENT APPRO Main

None Known LISTING CONTRACT T

ARCHITECTURE Exclusive Right

Contemporary EXTERIOR FEATURES

MEASUREMENT SOU Fence

County Records Patio

BASEMENT SIZE Yard

None FENCING

CONCESSIONS

None FLOORING

EXTERIOR MATERIAL Carpet

Stucco Tile Floor

CONSTRUCTION Wood Floors

Frame FIREPLACE LOCATIO

COOLING Living Room

Ceiling Fan HEATING TYPE

SUBFLOOR Forced Air

Crawl Space FUEL TYPE

DATA SOURCE Gas

INTERIOR FEATURES

Cable Available

Double Pane Windows

Eating Space / Kitchen

Five Piece Bath

Master Suite

Updated

Vaulted

APPLIANCES

Disposal

Dishwasher

Microwave Oven

Refrigerator (Kitchen)

Smoke Alarm

Stove/Range/Oven

KITLOC

Main

LIVLOC

Main

LIMITED SERVICE

No

MASTER BED LOCATI 2 Story

Upper SEWER

PARKING TYPE

Gar Att Public

PROP SUB TYPE

Detached Single Family Conventional

ROOFING MATERIAL

Composition Shingles VA

ROUGH-IN BATH

RV INDOOR STORAG

SCHOOL DISTRICT

Denver 1

SELLER TYPE

Individual

STATUS CONDITIONS

None Known

SOLD TERM

Cash

STYLE

FINANCIAL TERMS

Transaction Type

Water Source



## 2881 W Parkside Place (Pine) (Under Construction)

Aria Denver - Sky Lofts by Aria Denver Sky Lofts, Denver, CO 80221

**\$495,000**

3 Beds | 3 Full Baths, 1 Half Bath | 1795 Square Feet | 1 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of 2881 W Parkside Place (Pine)

The Aria Denver Townhomes offer an open floor plan layout with an expansive dining room and kitchen area. There is an abundance of natural light and engineered hardwood on the main level with custom finishes and contemporary fixtures throughout. Select townhomes also include an optional fully finished basement. A wide variety of upgrade options are available along with full smart home integration. Reserve your home today and choose from a variety of upgrades and designer interior finishes. Our sales office is open 7 days a week and is located next to the Starbucks parking lot. Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

### Community Info of Aria Denver - Sky Lofts

Aria Denver is a new, green-focused community based in Chaffee Park (north of Highland neighborhood) that is intentionally designed to cultivate life by providing a well-designed community that reduces your carbon footprint, provides urban agriculture, and supports continued education within one block of Regis University. The Aria Denver community is part of the Cultivate Health initiative, a partnership among Regis University, Aria Denver and the surrounding neighborhoods. The goal is to support the health and wellness of residents in the neighborhood. This will create an infrastructure and programming that promote an active lifestyle, increase access to healthy food and offer integrated health services. Neighborly support and communal engagement are already seen in this dog-friendly and supportive neighborhood. The community focuses mainly on a communal, active lifestyle and is covered in community-driven designs. Aria Denver is poised to be a model for sustainable building and reflecting the image of good health Colorado is known for.

### Listing Info of 2881 W Parkside Place (Pine)

Information last updated on April 03, 2019

- Price: \$495,000
- 1795 Square Feet
- Status: Under Construction
- 3 Bedrooms
- 1 Garage
- Zip: 80221
- 3 Full Bathrooms, 1 Half Bathroom
- 2 Stories

### Living area included

- Dining Room
- Guest Room
- Living Room
- Study
- Basement

Plan Amenities included

- Master Bedroom Upstairs

Amenities

Health & Fitness

- Trails

Community Services

- Snow Removal
- Exclusive Starbucks and Shopping Center
- Park
- Community Production Garden
- Public Green House
- Bee Pollination Structure
- Outdoor Fitness Area

Local Area Amenities

- Views

Area Schools

Denver PSD 1

- Beach Court Elementary School
- Skinner Middle School
- North High School

Actual schools may vary. Contact the builder for more information.

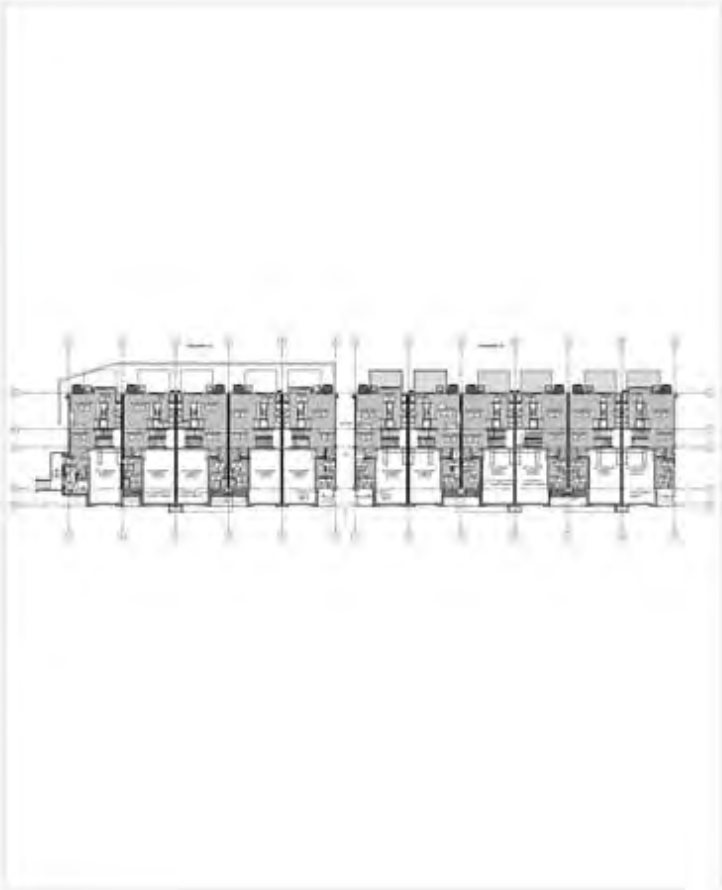
Contact Info

Sales Office Phone: 888-897-4397  
Sales Representative: Turner Miller  
Office Hours: Mon - Fri: 9:00am - 6:00pm | Sat: 10:00am - 5:00pm | Sun: 12:00pm - 5:00pm

Driving Directions

+ From I-70 & I-25 go west on I-70 + Go north on Federal + Turn right on 52nd + Experience the Aria Denver Community! The newly constructed Aria Denver Starbucks serves as an excellent landmark (and pit stop) to the Aria Denver community. Simply navigate to the Starbucks located right off of 52nd and Federal. Then park in the northern part of the parking lot and you'll see our sales office right across the way! Please call us if you have any troubles reaching the Aria Denver community. Open 7 Days a Week! Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

Floor Plan







## 2805 W Parkside Place (Aspen - Sky Lofts ) (Under Construction)

Aria Denver - Sky Lofts by Aria Denver Sky Lofts, Denver, CO 80221

**\$554,000**

3 Beds | 3 Full Baths, 1 Half Bath | 2182 Square Feet | 1 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of 2805 W Parkside Place (Aspen - Sky Lofts )

The Aria Denver Sky Loft Townhomes offer an open floor plan layout with an expansive dining room and kitchen area. There is an abundance of natural light within the three-level floor plan. The engineered hardwood on the main floor along with custom finishes and contemporary fixtures throughout make each of these homes feel unique. Not to mention the rooftop patio that features a breathtaking view of the Rocky Mountains and the Denver city skyline. A wide variety of upgrade options are also available along with full smart home integration. Avoid street parking as well with an attached, one-car garage; standard with the Aspen and Conifer townhomes. Reserve your home today and choose from a variety of upgrades and designer interior finishes. Our sales office is open 7 days a week and is located next to the Starbucks parking lot. Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

### Community Info of Aria Denver - Sky Lofts

Aria Denver is a new, green-focused community based in Chaffee Park (north of Highland neighborhood) that is intentionally designed to cultivate life by providing a well-designed community that reduces your carbon footprint, provides urban agriculture, and supports continued education within one block of Regis University. The Aria Denver community is part of the Cultivate Health initiative, a partnership among Regis University, Aria Denver and the surrounding neighborhoods. The goal is to support the health and wellness of residents in the neighborhood. This will create an infrastructure and programming that promote an active lifestyle, increase access to healthy food and offer integrated health services. Neighborly support and communal engagement are already seen in this dog-friendly and supportive neighborhood. The community focuses mainly on a communal, active lifestyle and is covered in community-driven designs. Aria Denver is poised to be a model for sustainable building and reflecting the image of good health Colorado is known for.

### Listing Info of 2805 W Parkside Place (Aspen - Sky Lofts )

Information last updated on May 23, 2019

- Price: \$554,000
- 2182 Square Feet
- Status: Under Construction
- 3 Bedrooms
- 1 Garage
- Zip: 80221
- 3 Full Bathrooms, 1 Half Bathroom
- 2 Stories

### Living area included

- Dining Room
- Guest Room
- Living Room
- Study
- Basement

Plan Amenities included

- Master Bedroom Upstairs

Amenities

Health & Fitness

- Trails

Community Services

- Snow Removal
- Exclusive Starbucks and Shopping Center
- Park
- Community Production Garden
- Public Green House
- Bee Pollination Structure
- Outdoor Fitness Area

Local Area Amenities

- Views

Area Schools

Denver PSD 1

- Beach Court Elementary School
- Skinner Middle School
- North High School

Actual schools may vary. Contact the builder for more information.

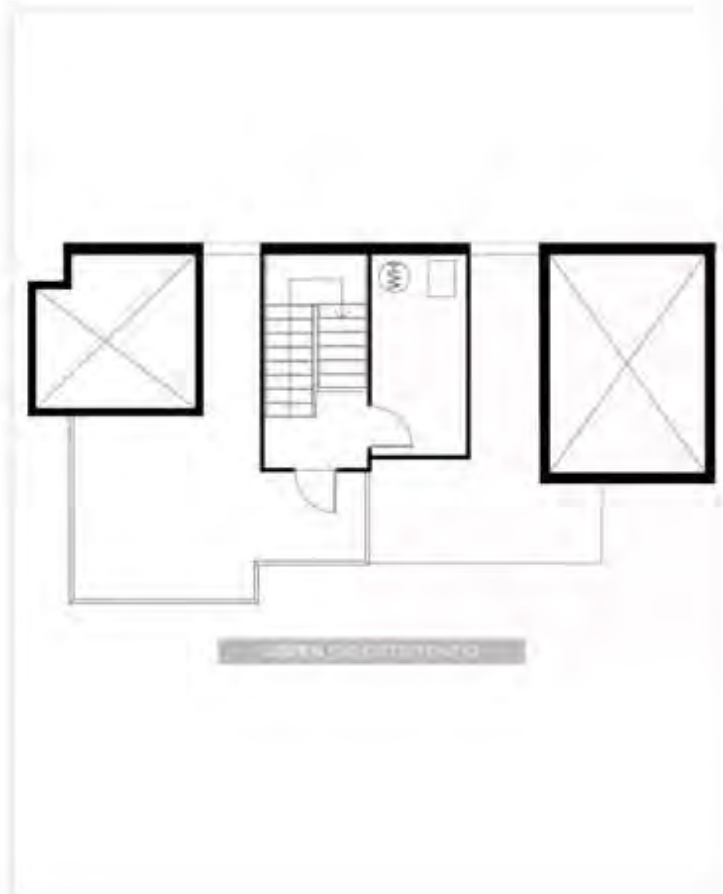
Contact Info

Sales Office Phone: 888-897-4397  
Sales Representative: Turner Miller  
Office Hours: Mon - Fri: 9:00am - 6:00pm | Sat: 10:00am - 5:00pm | Sun: 12:00pm - 5:00pm

Driving Directions

+ From I-70 & I-25 go west on I-70 + Go north on Federal + Turn right on 52nd + Experience the Aria Denver Community! The newly constructed Aria Denver Starbucks serves as an excellent landmark (and pit stop) to the Aria Denver community. Simply navigate to the Starbucks located right off of 52nd and Federal. Then park in the northern part of the parking lot and you'll see our sales office right across the way! Please call us if you have any troubles reaching the Aria Denver community. Open 7 Days a Week! Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

## Floor Plan







## 2807 W Parkside Place (Conifer - Sky Loft) (Under Construction)

Aria Denver - Sky Lofts by Aria Denver Sky Lofts, Denver, CO 80221

**\$524,000**

3 Beds | 3 Full Baths, 1 Half Bath | 2027 Square Feet | 1 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of 2807 W Parkside Place (Conifer - Sky Loft)

The Aria Denver Sky Loft Townhomes offer an open floor plan layout with an expansive dining room and kitchen area. There is an abundance of natural light within the three-level floor plan. The engineered hardwood on the main floor along with custom finishes and contemporary fixtures throughout make each of these homes feel unique. Not to mention the rooftop patio that features a breathtaking view of the Rocky Mountains and the Denver city skyline. A wide variety of upgrade options are also available along with full smart home integration. Avoid street parking as well with an attached, one-car garage; standard with the Aspen and Conifer townhomes. Reserve your home today and choose from a variety of upgrades and designer interior finishes. Our sales office is open 7 days a week and is located next to the Starbucks parking lot. Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

### Community Info of Aria Denver - Sky Lofts

Aria Denver is a new, green-focused community based in Chaffee Park (north of Highland neighborhood) that is intentionally designed to cultivate life by providing a well-designed community that reduces your carbon footprint, provides urban agriculture, and supports continued education within one block of Regis University. The Aria Denver community is part of the Cultivate Health initiative, a partnership among Regis University, Aria Denver and the surrounding neighborhoods. The goal is to support the health and wellness of residents in the neighborhood. This will create an infrastructure and programming that promote an active lifestyle, increase access to healthy food and offer integrated health services. Neighborly support and communal engagement are already seen in this dog-friendly and supportive neighborhood. The community focuses mainly on a communal, active lifestyle and is covered in community-driven designs. Aria Denver is poised to be a model for sustainable building and reflecting the image of good health Colorado is known for.

### Listing Info of 2807 W Parkside Place (Conifer - Sky Loft)

Information last updated on April 03, 2019

- Price: \$524,000
- 2027 Square Feet
- Status: Under Construction
- 3 Bedrooms
- 1 Garage
- Zip: 80221
- 3 Full Bathrooms, 1 Half Bathroom
- 2 Stories

### Living area included

- Dining Room
- Guest Room
- Living Room
- Study
- Basement

Plan Amenities included

- Master Bedroom Upstairs

Amenities

Health & Fitness

- Trails

Community Services

- Snow Removal
- Exclusive Starbucks and Shopping Center
- Park
- Community Production Garden
- Public Green House
- Bee Pollination Structure
- Outdoor Fitness Area

Local Area Amenities

- Views

Area Schools

Denver PSD 1

- Beach Court Elementary School
- Skinner Middle School
- North High School

Actual schools may vary. Contact the builder for more information.

Contact Info

Sales Office Phone: 888-897-4397  
Sales Representative: Turner Miller  
Office Hours: Mon - Fri: 9:00am - 6:00pm | Sat: 10:00am - 5:00pm | Sun: 12:00pm - 5:00pm

Driving Directions

+ From I-70 & I-25 go west on I-70 + Go north on Federal + Turn right on 52nd + Experience the Aria Denver Community! The newly constructed Aria Denver Starbucks serves as an excellent landmark (and pit stop) to the Aria Denver community. Simply navigate to the Starbucks located right off of 52nd and Federal. Then park in the northern part of the parking lot and you'll see our sales office right across the way! Please call us if you have any troubles reaching the Aria Denver community. Open 7 Days a Week! Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm



## 2891 W Parkside Place (Spruce) (Under Construction)

Aria Denver - Sky Lofts by Aria Denver Sky Lofts, Denver, CO 80221

**\$470,000**

2 Beds | 2 Full Baths, 1 Half Bath | 1345 Square Feet | 1 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of 2891 W Parkside Place (Spruce)

The Aria Denver Townhomes offer an open floor plan layout with an expansive dining room and kitchen area. There is an abundance of natural light and engineered hardwood on the main level with custom finishes and contemporary fixtures throughout. Select townhomes also include an optional fully finished basement. A wide variety of upgrade options are available along with full smart home integration. Reserve your home today and choose from a variety of upgrades and designer interior finishes. Our sales office is open 7 days a week and is located next to the Starbucks parking lot. Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

### Community Info of Aria Denver - Sky Lofts

Aria Denver is a new, green-focused community based in Chaffee Park (north of Highland neighborhood) that is intentionally designed to cultivate life by providing a well-designed community that reduces your carbon footprint, provides urban agriculture, and supports continued education within one block of Regis University. The Aria Denver community is part of the Cultivate Health initiative, a partnership among Regis University, Aria Denver and the surrounding neighborhoods. The goal is to support the health and wellness of residents in the neighborhood. This will create an infrastructure and programming that promote an active lifestyle, increase access to healthy food and offer integrated health services. Neighborly support and communal engagement are already seen in this dog-friendly and supportive neighborhood. The community focuses mainly on a communal, active lifestyle and is covered in community-driven designs. Aria Denver is poised to be a model for sustainable building and reflecting the image of good health Colorado is known for.

### Listing Info of 2891 W Parkside Place (Spruce)

Information last updated on April 10, 2019

- Price: \$470,000
- 1345 Square Feet
- Status: Under Construction
- 2 Bedrooms
- 1 Garage
- Zip: 80221
- 2 Full Bathrooms, 1 Half Bathroom
- 2 Stories

### Living area included

- Dining Room
- Guest Room
- Living Room

Plan Amenities included

- Master Bedroom Upstairs

Amenities

Health & Fitness

- Trails

Community Services

- Snow Removal
- Exclusive Starbucks and Shopping Center
- Park
- Community Production Garden
- Public Green House
- Bee Pollination Structure
- Outdoor Fitness Area

Local Area Amenities

- Views

Area Schools

Denver PSD 1

- Beach Court Elementary School
- Skinner Middle School
- North High School

Actual schools may vary. Contact the builder for more information.

Contact Info

Sales Office Phone: 888-897-4397  
Sales Representative: Turner Miller  
Office Hours: Mon - Fri: 9:00am - 6:00pm | Sat: 10:00am - 5:00pm | Sun: 12:00pm - 5:00pm

Driving Directions

+ From I-70 & I-25 go west on I-70 + Go north on Federal + Turn right on 52nd + Experience the Aria Denver Community! The newly constructed Aria Denver Starbucks serves as an excellent landmark (and pit stop) to the Aria Denver community. Simply navigate to the Starbucks located right off of 52nd and Federal. Then park in the northern part of the parking lot and you'll see our sales office right across the way! Please call us if you have any troubles reaching the Aria Denver community. Open 7 Days a Week! Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

Floor Plan





## 2875 W Parkside Place (Cedar) (Under Construction)

Aria Denver - Sky Lofts by Aria Denver Sky Lofts, Denver, CO 80221

**\$505,000**

3 Beds | 3 Full Baths, 1 Half Bath | 1831 Square Feet | 1 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of 2875 W Parkside Place (Cedar)

The Aria Denver Townhomes offer an open floor plan layout with an expansive dining room and kitchen area. There is an abundance of natural light and engineered hardwood on the main level with custom finishes and contemporary fixtures throughout. Select townhomes also include an optional fully finished basement. A wide variety of upgrade options are available along with full smart home integration. Reserve your home today and choose from a variety of upgrades and designer interior finishes. Our sales office is open 7 days a week and is located next to the Starbucks parking lot. Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

### Community Info of Aria Denver - Sky Lofts

Aria Denver is a new, green-focused community based in Chaffee Park (north of Highland neighborhood) that is intentionally designed to cultivate life by providing a well-designed community that reduces your carbon footprint, provides urban agriculture, and supports continued education within one block of Regis University. The Aria Denver community is part of the Cultivate Health initiative, a partnership among Regis University, Aria Denver and the surrounding neighborhoods. The goal is to support the health and wellness of residents in the neighborhood. This will create an infrastructure and programming that promote an active lifestyle, increase access to healthy food and offer integrated health services. Neighborly support and communal engagement are already seen in this dog-friendly and supportive neighborhood. The community focuses mainly on a communal, active lifestyle and is covered in community-driven designs. Aria Denver is poised to be a model for sustainable building and reflecting the image of good health Colorado is known for.

### Listing Info of 2875 W Parkside Place (Cedar)

Information last updated on April 03, 2019

- Price: \$505,000
- 1831 Square Feet
- Status: Under Construction
- 3 Bedrooms
- 1 Garage
- Zip: 80221
- 3 Full Bathrooms, 1 Half Bathroom
- 2 Stories

### Living area included

- Dining Room
- Guest Room
- Living Room
- Study
- Basement

Plan Amenities included

- Master Bedroom Upstairs

Amenities

Health & Fitness

- Trails

Community Services

- Snow Removal
- Exclusive Starbucks and Shopping Center
- Park
- Community Production Garden
- Public Green House
- Bee Pollination Structure
- Outdoor Fitness Area

Local Area Amenities

- Views

Area Schools

Denver PSD 1

- Beach Court Elementary School
- Skinner Middle School
- North High School

Actual schools may vary. Contact the builder for more information.

Contact Info

Sales Office Phone: 888-897-4397  
Sales Representative: Turner Miller  
Office Hours: Mon - Fri: 9:00am - 6:00pm | Sat: 10:00am - 5:00pm | Sun: 12:00pm - 5:00pm

Driving Directions

+ From I-70 & I-25 go west on I-70 + Go north on Federal + Turn right on 52nd + Experience the Aria Denver Community! The newly constructed Aria Denver Starbucks serves as an excellent landmark (and pit stop) to the Aria Denver community. Simply navigate to the Starbucks located right off of 52nd and Federal. Then park in the northern part of the parking lot and you'll see our sales office right across the way! Please call us if you have any troubles reaching the Aria Denver community. Open 7 Days a Week! Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

Floor Plan

ARIA DENVER



CEAR FLOOR PLAN

ARIA DENVER



CEAR FLOOR PLAN

ARIA DENVER



CEAR FLOOR PLAN





## Spruce (Plan)

Aria Denver - Sky Lofts by Aria Denver Sky Lofts, Denver, CO 80221

**\$460,000**

2 Beds | 2 Full Baths, 1 Half Bath | 1300 Square Feet | 1 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of Spruce

The Aria Denver Townhomes offer an open floor plan layout with an expansive dining room and kitchen area. There is an abundance of natural light and engineered hardwood on the main level with custom finishes and contemporary fixtures throughout. Select townhomes also include an optional fully finished basement. A wide variety of upgrade options are available along with full smart home integration. Reserve your home today and choose from a variety of upgrades and designer interior finishes. Our sales office is open 7 days a week and is located next to the Starbucks parking lot. Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

### Community Info of Aria Denver - Sky Lofts

Aria Denver is a new, green-focused community based in Chaffee Park (north of Highland neighborhood) that is intentionally designed to cultivate life by providing a well-designed community that reduces your carbon footprint, provides urban agriculture, and supports continued education within one block of Regis University. The Aria Denver community is part of the Cultivate Health initiative, a partnership among Regis University, Aria Denver and the surrounding neighborhoods. The goal is to support the health and wellness of residents in the neighborhood. This will create an infrastructure and programming that promote an active lifestyle, increase access to healthy food and offer integrated health services. Neighborly support and communal engagement are already seen in this dog-friendly and supportive neighborhood. The community focuses mainly on a communal, active lifestyle and is covered in community-driven designs. Aria Denver is poised to be a model for sustainable building and reflecting the image of good health Colorado is known for.

### Listing Info of Spruce

Information last updated on April 03, 2019

- Price: \$460,000
- 1300 Square Feet
- Status: Plan
- 2 Bedrooms
- 1 Garage
- Zip: 80221
- 2 Full Bathrooms, 1 Half Bathroom
- 2 Stories

### Living area included

- Dining Room
- Guest Room
- Living Room

Plan Amenities included

- Master Bedroom Upstairs

Amenities

Health & Fitness

- Trails

Community Services

- Snow Removal
- Exclusive Starbucks and Shopping Center
- Park
- Community Production Garden
- Public Green House
- Bee Pollination Structure
- Outdoor Fitness Area

Local Area Amenities

- Views

Area Schools

Denver PSD 1

- Beach Court Elementary School
- Skinner Middle School
- North High School

Actual schools may vary. Contact the builder for more information.

Contact Info

Sales Office Phone: 888-897-4397  
Sales Representative: Turner Miller  
Office Hours: Mon - Fri: 9:00am - 6:00pm | Sat: 10:00am - 5:00pm | Sun: 12:00pm - 5:00pm

Driving Directions

+ From I-70 & I-25 go west on I-70 + Go north on Federal + Turn right on 52nd + Experience the Aria Denver Community! The newly constructed Aria Denver Starbucks serves as an excellent landmark (and pit stop) to the Aria Denver community. Simply navigate to the Starbucks located right off of 52nd and Federal. Then park in the northern part of the parking lot and you'll see our sales office right across the way! Please call us if you have any troubles reaching the Aria Denver community. Open 7 Days a Week! Monday - Friday: 9:00am - 6:00pm Saturday: 10:00am - 5:00pm Sunday: 12:00pm - 5:00pm

**ARIA DENVER**

Floor plan diagram showing the layout of the building, including rooms labeled A through G, a central staircase area, and various service areas.





## Cadence 1 (Plan)

Midtown at Clear Creek by Brookfield Residential , Denver, CO 80221

**\$359,880**

2 Beds | 2 Full Baths, 1 Half Bath | 1390 Square Feet | 1 Garage | 3.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of Cadence 1

We'd never come right out and say this floorplan is for smart people. But we know some of you are going to nerd out on this one. There's just so darn much efficiency going on here. Behold the one-car garage with bonus storage space. (Not for a mower, of course, but how about an extra bike or two?) Then there's that long, free-flowing cooking-dining-living space that totally gets how life happens on the move. And the upper floor? Nary an inch of wasted space—it's all right where you want it. In a thoughtfully sized master suite with walk-in closet. Second bedroom with its own bath. And laundry mere steps from both. That's called putting the plan in floorplan.

### Community Info of Midtown at Clear Creek

A boutique new home neighborhood less than 5 miles from downtown Denver. With all the benefits of the city – art, entertainment, restaurants, nightlife – and all the advantages of a new home. Featuring fresh, contemporary style and seamless indoor-outdoor living.

### Listing Info of Cadence 1

Information last updated on May 10, 2019

- Price: \$359,880
- 1390 Square Feet
- Status: Plan
- 2 Bedrooms
- 1 Garage
- Zip: 80221
- 2 Full Bathrooms, 1 Half Bathroom
- 3 Stories

### Living area included

- Living Room

### Plan Amenities included

- Master Bedroom Upstairs

## Amenities

### Health & Fitness

- Trails

### Community Services

- Play Ground
- Park
- Community Center

### Social Activities

- Club House

## Contact Info

Sales Office Phone: 888-857-6807

Sales Representative: Steve Saltiel, Roger Shimono, Myles McGinnis

Office Hours: Models are open daily: Tuesday-Saturday 10am-6pm; Sunday & Monday 12am-6pm.

## Driving Directions

Take I76 to Pecos and head North. From Pecos turn West on W. 67th Avenue. The models are on the corner of W. Raritan Drive and W. 67th Avenue.

## Floor Plan





## Cadence 2 (Plan)

Midtown at Clear Creek by Brookfield Residential , Denver, CO 80221

**\$394,880**

3 Beds | 2 Full Baths, 2 Half Baths | 1739 Square Feet | 2 Garage | 3.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of Cadence 2

Entertaining is all about the details, isn't it? An artful table setting. Intriguing menu. An "I'll start my diet on Monday" dessert. Like an accomplished host, Plan 2.1 creates abundant opportunities for happy connecting. Starting with hello. This plan provides a more spacious entry (with handy coat closet) for luxuriously chatty comings and goings. Once the party moves upstairs, folks will naturally gather for drinks and apps around the kitchen island. Which connects fluidly to the dining area for sit-down affairs. Or game-watching in the living room. Old friends passing through town? No sweat. With three bedrooms at the ready, entertaining just became your superpower.

### Community Info of Midtown at Clear Creek

A boutique new home neighborhood less than 5 miles from downtown Denver. With all the benefits of the city – art, entertainment, restaurants, nightlife – and all the advantages of a new home. Featuring fresh, contemporary style and seamless indoor-outdoor living.

### Listing Info of Cadence 2

Information last updated on May 10, 2019

- Price: \$394,880
- 1739 Square Feet
- Status: Plan
- 3 Bedrooms
- 2 Garages
- Zip: 80221
- 2 Full Bathrooms, 2 Half Bathrooms
- 3 Stories

### Living area included

- Dining Room
- Living Room

### Amenities

#### Health & Fitness

- Trails

#### Community Services

- Play Ground
- Park
- Community Center

#### Social Activities

- Club House

## Contact Info

Sales Office Phone: 888-857-6807

Sales Representative: Steve Saltiel, Roger Shimono, Myles McGinnis

Office Hours: Models are open daily: Tuesday-Saturday 10am-6pm; Sunday & Monday 12am-6pm.

## Driving Directions

Take I76 to Pecos and head North. From Pecos turn West on W. 67th Avenue. The models are on the corner of W. Raritan Drive and W. 67th Avenue.

## Floor Plan





## Cadence 3 (Plan)

Midtown at Clear Creek by Brookfield Residential , Denver, CO 80221

**\$407,880**

3 Beds | 2 Full Baths, 1 Half Bath | 1877 Square Feet | 2 Garage | 3.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of Cadence 3

Say townhome and people tend to think petite. Perhaps even puny. Pshaw, we say. Not the Plan 2.2, a townhome that defiantly leans in toward the concept of more is more. While the square footage is generous, the bigger story is how it's applied. Toward the two-car garage, offering extra width for comfier car access. Expanded laundry. More spacious pantry for keeping the troops fed. And three bedrooms, including a master that lives up to its name. One more thing to show off to any townhome naysayer: a spacious balcony, conveniently adjacent to the kitchen for sipping your morning brew. Or hosting an indoor-outdoor soiree.

### Community Info of Midtown at Clear Creek

A boutique new home neighborhood less than 5 miles from downtown Denver. With all the benefits of the city – art, entertainment, restaurants, nightlife – and all the advantages of a new home. Featuring fresh, contemporary style and seamless indoor-outdoor living.

### Listing Info of Cadence 3

Information last updated on January 11, 2019

Price: \$407,880	1877 Square Feet	Status: Plan
3 Bedrooms	2 Garages	Zip: 80221
2 Full Bathrooms, 1 Half Bathroom	3 Stories	

### Living area included

Dining Room	Living Room
-------------	-------------

### Plan Amenities included

Master Bedroom Upstairs



## Amenities

### Health & Fitness

Trails

### Community Services

Play Ground

Park

Community Center

### Social Activities

Club House

## Contact Info

Sales Office Phone: 888-857-6807

Sales Representative: Steve  
Saltiel, Roger Shimono, Myles  
McGinnis

Office Hours: Models are open  
daily: Tuesday-Saturday 10am-  
6pm; Sunday & Monday 12am-  
6pm.

## Driving Directions

Take I76 to Pecos and head North. From Pecos turn West on W. 67th Avenue. The models are on the corner of W. Raritan Drive and W. 67th Avenue.



## 6720 Zuni Street (Signature 4) (Under Construction)

Midtown at Clear Creek by Brookfield Residential , Denver, CO 80221

**\$553,540**

3 Beds | 2 Full Baths, 1 Half Bath | 2060 Square Feet | 2 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of 6720 Zuni Street (Signature 4)

Lifestyle is not defined by age or income. It's about how you live. So we designed this home with a flexible interior that flows from room to room and an artful exterior that re-imagines classic architecture with a contemporary twist. The result is a home with personality and vitality - like the people who live in it.

### Community Info of Midtown at Clear Creek

A boutique new home neighborhood less than 5 miles from downtown Denver. With all the benefits of the city – art, entertainment, restaurants, nightlife – and all the advantages of a new home. Featuring fresh, contemporary style and seamless indoor-outdoor living.

### Listing Info of 6720 Zuni Street (Signature 4)

Information last updated on December 12, 2018

- Price: \$553,540
- 2060 Square Feet
- Status: Under Construction
- 3 Bedrooms
- 2 Garages
- Zip: 80221
- 2 Full Bathrooms, 1 Half Bathroom
- 2 Stories

### Living area included

- Study

### Plan Amenities included

- Master Bedroom Upstairs

### Amenities

#### Health & Fitness

- Trails

#### Community Services

- Play Ground
- Park
- Community Center

#### Social Activities

- Club House

## Contact Info

Sales Office Phone: 888-857-6807

Sales Representative: Steve Saltiel, Roger Shimono, Myles McGinnis

Office Hours: Models are open daily: Tuesday-Saturday 10am-6pm; Sunday & Monday 12am-6pm.

## Driving Directions

Take I76 to Pecos and head North. From Pecos turn West on W. 67th Avenue. The models are on the corner of W. Raritan Drive and W. 67th Avenue.

Floor Plan





## 8939 Yates Drive (The Meadowlark) (Under Construction)

Connections by Berkeley Homes, Westminster, CO 80003

**\$495,553**

2 Beds | 2 Full Baths, 1 Half Bath | 1683 Square Feet | 2 Garage | 3.0 Story

### Home Details of 8939 Yates Drive (The Meadowlark)

This beautiful model homes features 1,683 sq ft with 2 bedrooms, 2.5 baths and flexible loft space. The inviting entry welcomes you into the spacious kitchen featuring contemporary gray cabinets with elegant white tile back splash and crisp white quartz counter tops and stainless steel appliances. The dining space has room for entertaining and opens up into the great room with an abundance of natural light. The great room allows access to the back deck with stunning views! Upgraded low voltage including a central vacuum system, a home theater (which includes speakers) and a security system. Upstairs holds the master bedroom with spa like bath and expansive walk in closet. One additional bedroom with a private bath, and a flexible loft space provides plenty of space for a home office or lounge space. Completing the upper level is a convenient laundry room and linen closet.

### Community Info of Connections

Located just east of the US-36/Sheridan Blvd interchange in Westminster, Connections is an intimate enclave of 59 low-maintenance, single-family, two-story homes that mix traditional Colorado architecture with more modern, and slightly urban designs. Homeowners enjoy a beautiful community park and landscaped greenways with alley-accessed driveways, and some will have spectacular Front Range views. Families with children can choose the neighborhood or charter school just right for their child, thanks to highly ranked Adams County School District's open enrollment policy. Shopping and restaurants abound in trendy Highlands and charming Olde Town Arvada , both just 10 minutes away. And just across US36 is the Downtown Westminster project, a redevelopment of the Westminster Mall into a vibrant mix of commercial, office and residential spaces—an urban downtown in the heart of Westminster. Commuters can get to downtown Denver and Interlocken Business Parks in 15 minutes, or Boulder in just 20 minutes.

### Listing Info of 8939 Yates Drive (The Meadowlark)

Information last updated on June 06, 2019

- Price: \$495,553
- 1683 Square Feet
- Status: Under Construction
- 2 Bedrooms
- 2 Garages
- Zip: 80003
- 2 Full Bathrooms, 1 Half Bathroom • 3 Stories
- Move In Date June 2019

### Plan Amenities included

- Master Bedroom Upstairs

#### Contact Info

Sales Office Phone: 888-842-1450

Sales Representative: Elise Hatfield

#### Driving Directions

Highway 36 to Sheridan Boulevard. Head North on Sheridan to 92nd. Turn East on Sheridan to Yates Street. Head south on Yates street and the community is on the left hand side.

Floor Plan





## Signature 2 (Plan)

Midtown at Clear Creek by Brookfield Residential , Denver, CO 80221

**\$514,880**

3 Beds | 2 Full Baths, 1 Half Bath | 1997 Square Feet | 2 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of Signature 2

Rather than simply doing what's been done, we challenged ourselves to design a home for real life. Here, the kitchen opens to the flexible great room, where gatherings of all kinds naturally happen. But there's privacy where you need it, too. Like a master suite with a reading room and two separate bathrooms that meet in the shower. We did some of our best thinking where you do some of yours.

### Community Info of Midtown at Clear Creek

A boutique new home neighborhood less than 5 miles from downtown Denver. With all the benefits of the city – art, entertainment, restaurants, nightlife – and all the advantages of a new home. Featuring fresh, contemporary style and seamless indoor-outdoor living.

### Listing Info of Signature 2

Information last updated on September 18, 2018

- Price: \$514,880
- 1997 Square Feet
- Status: Plan
- 3 Bedrooms
- 2 Garages
- Zip: 80221
- 2 Full Bathrooms, 1 Half Bathroom
- 2 Stories

### Plan Amenities included

- Master Bedroom Upstairs

### Amenities

#### Health & Fitness

- Trails

#### Community Services

- Play Ground
- Park
- Community Center

#### Social Activities

- Club House

## Contact Info

Sales Office Phone: 888-857-6807

Sales Representative: Steve Saltiel, Roger Shimono, Myles McGinnis

Office Hours: Models are open daily: Tuesday-Saturday 10am-6pm; Sunday & Monday 12am-6pm.

## Driving Directions

Take I76 to Pecos and head North. From Pecos turn West on W. 67th Avenue. The models are on the corner of W. Raritan Drive and W. 67th Avenue.



Floor Plan



## Signature 1 (Plan)

Midtown at Clear Creek by Brookfield Residential , Denver, CO 80221

**\$494,880**

2 Beds | 2 Full Baths, 1 Half Bath | 1786 Square Feet | 2 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of Signature 1

The relationship between indoor and outdoor living spaces is at the forefront of our design. The first floor, including the master suite, wraps around the courtyard with a wall of windows. We've moved the front door to the side courtyard to welcome guests through the garden. And a set-back second floor creates a beautiful street aesthetic. Because one good idea deserves another.

### Community Info of Midtown at Clear Creek

A boutique new home neighborhood less than 5 miles from downtown Denver. With all the benefits of the city – art, entertainment, restaurants, nightlife – and all the advantages of a new home. Featuring fresh, contemporary style and seamless indoor-outdoor living.

### Listing Info of Signature 1

Information last updated on September 18, 2018

Price: \$494,880	1786 Square Feet	Status: Plan
2 Bedrooms	2 Garages	Zip: 80221
2 Full Bathrooms, 1 Half Bathroom	2 Stories	

### Living area included

Dining Room	Family Room	Loft
-------------	-------------	------

### Plan Amenities included

Master Bedroom Downstairs

### Amenities

#### Health & Fitness

Trails

#### Community Services

Play Ground  
Park  
Community Center

#### Social Activities

Club House

## Contact Info

Sales Office Phone: 888-857-6807

Sales Representative: Steve  
Saltiel, Roger Shimonio, Myles  
McGinnis

Office Hours: Models are open  
daily: Tuesday-Saturday 10am-  
6pm; Sunday & Monday 12am-  
6pm.

## Driving Directions

Take I76 to Pecos and head North. From Pecos turn West on W. 67th Avenue. The models are on the corner of W. Raritan Drive and W. 67th Avenue.

Floor Plan

## Signature 4 (Plan)

Midtown at Clear Creek by Brookfield Residential , Denver, CO 80221

**\$522,880**

3 Beds | 2 Full Baths, 1 Half Bath | 2063 Square Feet | 2 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of Signature 4

Lifestyle is not defined by age or income. It's about how you live. So we designed this home with a flexible interior that flows from room to room and an artful exterior that re-imagines classic architecture with a contemporary twist. The result is a home with personality and vitality - like the people who live in it.

### Community Info of Midtown at Clear Creek

A boutique new home neighborhood less than 5 miles from downtown Denver. With all the benefits of the city – art, entertainment, restaurants, nightlife – and all the advantages of a new home. Featuring fresh, contemporary style and seamless indoor-outdoor living.

### Listing Info of Signature 4

Information last updated on September 18, 2018

Price: \$522,880	2063 Square Feet	Status: Plan
3 Bedrooms	2 Garages	Zip: 80221
2 Full Bathrooms, 1 Half Bathroom	2 Stories	

### Living area included

Study

### Plan Amenities included

Master Bedroom Upstairs

### Amenities

#### Health & Fitness

Trails

#### Community Services

Play Ground

Park

Community Center

#### Social Activities

Club House

## Contact Info

Sales Office Phone: 888-857-6807

Sales Representative: Steve Saltiel, Roger Shimonio, Myles McGinnis

Office Hours: Models are open daily: Tuesday-Saturday 10am-6pm; Sunday & Monday 12am-6pm.

## Driving Directions

Take I76 to Pecos and head North. From Pecos turn West on W. 67th Avenue. The models are on the corner of W. Raritan Drive and W. 67th Avenue.

Floor Plan

## Signature 5 (Plan)

Midtown at Clear Creek by Brookfield Residential , Denver, CO 80221

**\$496,880**

2 Beds | 2 Full Baths, 1 Half Bath | 1994 Square Feet | 2 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of Signature 5

We've poured sunlight and good ideas into every room. Like the very practical mudroom featuring a handy bench and smart storage. And the large patio that extends your living room out under the sky. This home may very well be on its way to becoming a new classic- beautifully modern yet tried and true.

### Community Info of Midtown at Clear Creek

A boutique new home neighborhood less than 5 miles from downtown Denver. With all the benefits of the city – art, entertainment, restaurants, nightlife – and all the advantages of a new home. Featuring fresh, contemporary style and seamless indoor-outdoor living.

### Listing Info of Signature 5

Information last updated on September 18, 2018

Price: \$496,880

1994 Square Feet

Status: Plan

2 Bedrooms

2 Garages

Zip: 80221

2 Full Bathrooms, 1 Half Bathroom

2 Stories

### Living area included

Loft

Study

### Plan Amenities included

Master Bedroom Upstairs

### Amenities

#### Health & Fitness

Trails

#### Community Services

Play Ground

Park

Community Center

#### Social Activities

Club House



## Contact Info

Sales Office Phone: 888-857-6807

Sales Representative: Steve Saltiel, Roger Shimonio, Myles McGinnis

Office Hours: Models are open daily: Tuesday-Saturday 10am-6pm; Sunday & Monday 12am-6pm.

## Driving Directions

Take I76 to Pecos and head North. From Pecos turn West on W. 67th Avenue. The models are on the corner of W. Raritan Drive and W. 67th Avenue.

Floor Plan

## Signature 6 (Plan)

Midtown at Clear Creek by Brookfield Residential , Denver, CO 80221

**\$497,880**

2 Beds | 2 Full Baths, 1 Half Bath | 2159 Square Feet | 2 Garage | 2.0 Story

### Agent Compensation

Commission: 3%

Basis: Base Price

Disbursement: Unspecified

### Home Details of Signature 6

Good design gives you the space you need, where you need it. So we put things right where they should be. Like a laundry room upstairs where you keep your clothes. And a flexible loft where kids can do their homework in peace. Or turn the loft into a fourth bedroom. It's the difference between having lots of space and having lots of space you can use.

### Community Info of Midtown at Clear Creek

A boutique new home neighborhood less than 5 miles from downtown Denver. With all the benefits of the city – art, entertainment, restaurants, nightlife – and all the advantages of a new home. Featuring fresh, contemporary style and seamless indoor-outdoor living.

### Listing Info of Signature 6

Information last updated on September 18, 2018

Price: \$497,880	2159 Square Feet	Status: Plan
2 Bedrooms	2 Garages	Zip: 80221
2 Full Bathrooms, 1 Half Bathroom	2 Stories	

### Living area included

Loft	Study
------	-------

### Plan Amenities included

Master Bedroom Upstairs

### Amenities

#### Health & Fitness

Trails

#### Community Services

Play Ground  
Park  
Community Center

#### Social Activities

Club House

## Contact Info

Sales Office Phone: 888-857-6807

Sales Representative: Steve  
Saltiel, Roger Shimono, Myles  
McGinnis

Office Hours: Models are open  
daily: Tuesday-Saturday 10am-  
6pm; Sunday & Monday 12am-  
6pm.

## Driving Directions

Take I76 to Pecos and head North. From Pecos turn West on W. 67th Avenue. The models are on the corner of W. Raritan Drive and W. 67th Avenue.

Floor Plan

## The Desi (Plan)

Elmwood Pointe by Elmwood Pointe, Denver, CO 80221

**\$430,000**

3 Beds | 2 Full Baths, 1 Half Bath | 1484 Square Feet | 1 Garage | 2.0 Story

### Agent Compensation

Disbursement: Unspecified

### Home Details of The Desi

1484-sq.-ft. treasure with 3 full-sized bedrooms (including a master), 2½ baths, spacious one-car garage, ample storage & large kitchen island.

### Community Info of Elmwood Pointe

Expansive yards include 6-foot cedar fencing, low-maintenance landscaping and a brand new, professionally installed sprinkler system. Front covered porches and back patios are perfect for entertaining, while our unique, alley-free site design and extra wide streets encourage outdoor exploration, game playing and get-togethers.

### Listing Info of The Desi

Information last updated on May 15, 2019

Price: \$430,000	1484 Square Feet	Status: Plan
3 Bedrooms	1 Garage	Zip: 80221
2 Full Bathrooms, 1 Half Bathroom	2 Stories	

### Living area included

Dining Room	Living Room
-------------	-------------

### Amenities

#### Community Services

Landscaped, low-maintenance backyards  
Park

#### Local Area Amenities

Great dining, shopping & recreation  
Adjacent to large green spaces & trails  
12 minutes to downtown Denver  
20 minutes to downtown Boulder

## Contact Info

Sales Office Phone: 888-262-0604

Sales Representative: Francisco Padilla

Office Hours: Call for

Appointment at

<https://discoverelmwood.com/contact/>

## Floor Plan

**The Lucy** (Plan)

Elmwood Pointe by Elmwood Pointe, Denver, CO 80221

**\$460,000**

4 Beds | 2 Full Baths, 1 Half Bath | 1950 Square Feet | 2 Garage | 2.0 Story

**Agent Compensation**

Disbursement: Unspecified

**Home Details of The Lucy**

1950-sq.-ft. gem with 4 full-sized bedrooms (including a master), 2½ baths, a two-car garage, ample storage, large kitchen island & ground-floor, glass-enclosed study.

**Community Info of Elmwood Pointe**

Expansive yards include 6-foot cedar fencing, low-maintenance landscaping and a brand new, professionally installed sprinkler system. Front covered porches and back patios are perfect for entertaining, while our unique, alley-free site design and extra wide streets encourage outdoor exploration, game playing and get-togethers.

**Listing Info of The Lucy**

Information last updated on May 15, 2019

Price: \$460,000	1950 Square Feet	Status: Plan
4 Bedrooms	2 Garages	Zip: 80221
2 Full Bathrooms, 1 Half Bathroom	2 Stories	

**Living area included**

Dining Room	Living Room	Office
-------------	-------------	--------

**Plan Amenities included**

Master Bedroom Upstairs
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## Amenities

### Community Services

Landscaped, low-maintenance backyards  
Park

### Local Area Amenities

Great dining, shopping & recreation  
Adjacent to large green spaces & trails  
12 minutes to downtown Denver  
20 minutes to downtown Boulder

### Contact Info

Sales Office Phone: 888-262-0604

Sales Representative: Francisco Padilla

Office Hours: Call for

Appointment at

<https://discoverelmwood.com/contact/>

## Floor Plan

## Comments – Berkley Shores Metropolitan District

- There is mention of an advance by the developer to the District in McGeady, Becher P.C.'s intro letter. What is the interest rate and/or other applicable financial terms, if any, to the District by the developer?
- On the list of comparable mills, the District is proposing a mill on the higher end of the list of districts noted in the packet. Please explain how the higher than average levy for district could impact the project and the taxes residents will pay. Most of the comparable levies are for some of the highest metro districts in the County.
- Financial Plan Section C.1., we are questioning the reasonableness in using the 2016 Gallagher residential property rate for a District that will begin operations in 2020?
- Financial Plan Section C.2. Please note that there is no limitation on mill levies to pay debt service in certain circumstances, which could result in an increased burden to homeowners. Explain how that would be addressed.
- Financial Plan Section F. Please explain in greater detail showing the reasonableness of operating costs proposed reasonable? How does this compare to operating costs of other proposed plans?
- D.A. Davidson Financial Plan (Exhibit C), The cost of issuance, \$366,400 appears high in proportion to the debt issued.
- D.A. Davidson Financial Plan (Exhibit C), What happens to the model if only 50 mills are used?
- D.A. Davidson Financial Plan (Exhibit C), Specific Ownership Tax calculated on 6% of property tax revenues – is this a reasonable and/or standard method of estimation?
- D.A. Davidson Financial Plan (Exhibit C), Has there been any shock analysis to determine the ability to pay debt if assumptions are not met? (D.A. Davison mentions that they have not reviewed assumptions).
- D.A. Davidson Financial Plan (Exhibit C), Is a 4% interest rate reasonable after the 10-year refinancing? What happens to the model if 4% cannot be achieved?
- D.A. Davidson Financial Plan (Exhibit C), After the refinancing, the debt schedule is pushed out to 2060. Is it reasonable to extend the taxpayers responsibility for this long?
- D.A. Davidson Financial Plan (Exhibit C), Please note – D.A. Davidson mentions there is a high probability that actual results will differ greatly from the model. This could greatly impact the ability to pay debt.
- On the bond solution table – the principal of the debt is paid off very slowly, resulting in high interest payments over the life of the debt. How does this compare to the repayment schedules for other metro districts?

**From:** [Laura Garcia](#)  
**To:** [Libby Tart-Schoenfelder](#)  
**Subject:** RE: PLN2019-00007 Berkley Shores Metro. District Formation Request for Comment  
**Date:** Thursday, July 18, 2019 12:04:45 PM

---

Hi Libby,

After looking at their responses I don't have any other questions.

Just for my knowledge does the planning commission and the BOCC get to see their responses to the questions?

Thanks and have a great day.

**Laura Garcia**

Senior Accountant, *Finance*

4430 South Adams County Parkway, 4th floor, Suite C4228

Brighton, CO 80601

720.523.6239 | [Lgarcia@adcogov.org](mailto:Lgarcia@adcogov.org) | [adcogov.org](http://adcogov.org)

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**From:** [Loeffler - CDOT, Steven](#)  
**To:** [Libby Tart-Schoenfelder](#)  
**Subject:** Re: PLN2019-00007 Berkley Shores Metro. District Formation Request for Comment  
**Date:** Monday, July 8, 2019 8:18:25 AM  
**Attachments:** [PRC2019-00003, 6300 Lowell Blvd comments 3-8-19.pdf](#)

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Please be cautious: This email was sent from outside Adams County

Libby,

I have reviewed the Berkley Shores Metro District Formation and have no objections.

Previous comments for this development under PRC2019-00003 (attached) still apply.

Thank you for the opportunity to review this referral.

**Steve Loeffler**  
Permits Unit- Region 1



P 303.757.9891 | F 303.757.9886  
2829 W. Howard Pl. 2nd Floor, Denver, CO 80204  
[steven.loeffler@state.co.us](mailto:steven.loeffler@state.co.us) | [www.codot.gov](http://www.codot.gov) | [www.cotrip.org](http://www.cotrip.org)

On Wed, Jul 3, 2019 at 4:38 PM Libby Tart-Schoenfelder <[LTart-Schoenfelder@adcogov.org](mailto:LTart-Schoenfelder@adcogov.org)> wrote:

Hello all – My apologies! We actually need the comments back from our referrals **on or before Friday, July 19, 2019**. The attachment is a request for comment on a service plan for a proposed Metropolitan District entitled Berkley Shores. Please submit your comments in writing to my email below.

Many thanks and have a happy holiday!

Sincerely,

Libby

**Libby Tart, AICP**

Senior Long Range Planner, *Community and Economic Development Department*

ADAMS COUNTY, COLORADO

4430 S. Adams County Parkway, 1<sup>st</sup> Floor, Suite W2000A

Brighton, CO 80601

O: 720.523.6858 | General Line: 720.523.6800

[ltart-schoenfelder@adcogov.org](mailto:ltart-schoenfelder@adcogov.org) | [www.adcogov.org](http://www.adcogov.org)



STATE OF  
COLORADO

Loeffler - CDOT, Steven <[steven.loeffler@state.co.us](mailto:steven.loeffler@state.co.us)>

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## PRC2019-00003, 6300 Lowell Blvd.

1 message

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**Loeffler - CDOT, Steven** <[steven.loeffler@state.co.us](mailto:steven.loeffler@state.co.us)>  
To: Libby Tart-Schoenfelder <[LTart-Schoenfelder@adcogov.org](mailto:LTart-Schoenfelder@adcogov.org)>  
Cc: Bradley Sheehan - CDOT <[bradley.sheehan@state.co.us](mailto:bradley.sheehan@state.co.us)>

Fri, Mar 8, 2019 at 11:48 AM

Libby,

I have reviewed the referral for 6300 Lowell Blvd. and have no objections to the request to rezone, create a PDP for 92 units of single family attached and detached housing, and to create a preliminary plat for 92 parcels and 15 tracts on 9.726 acres.

It appears that a connection will be made to W. 63rd Ave. which will allow access to both W. 64th Ave. and to Federal Blvd. (State Highway 287). If the increase in use of the access of W. 63rd Ave. to Federal Blvd. will be 20% or greater, a new State Highway Access Permit will be required for that connection. Since W. 63rd Ave. is an Adams County Road, the County would need to be the Permittee of the permit.

Thank you for the opportunity to review this referral.

**Steve Loeffler**  
Permits Unit



COLORADO  
Department of Transportation  
Region I

P [303.757.9891](tel:303.757.9891) | F [303.757.9886](tel:303.757.9886)  
2829 W. Howard Pl. 2nd Floor, Denver, CO 80204  
[steven.loeffler@state.co.us](mailto:steven.loeffler@state.co.us) | [www.codot.gov](http://www.codot.gov) | [www.cotrip.org](http://www.cotrip.org)



July 11, 2019

Libby Tart  
Adams County Community and Economic Development  
4430 South Adams County Parkway, Suite W2000A  
Brighton, CO 80601

RE: Berkley Shores Metro District Formation, PLN2019-00007  
TCHD Case No. 5717

Dear Ms. Tart,

Thank you for the opportunity to review and comment the service plan to establish Berkley Shores Metropolitan District, which will provide funding for construction and maintenance of public services and facilities within the Berkley Shores Subdivision. Tri-County Health Department (TCHD) staff has reviewed the application for compliance with applicable environmental and public health regulations and principles of healthy community design. After reviewing the application, TCHD has the following comments.

#### **Mosquito Control - Stormwater Facilities**

The service plan indicates that the District will have the power and authority over mosquito and pest control. Detention ponds, stagnant water, and decaying organic matter can provide suitable mosquito breeding habitat. To reduce the potential for human exposures to West Nile and other mosquito-borne viruses, TCHD supports plans for a mosquito control plan. Elements of the plan should include proper design, construction and regular inspection and maintenance of stormwater quality facilities, and mosquito larvaciding if the insects become a problem. The applicant may submit the mosquito control plan to TCHD for review. More information is available here <http://www.tchd.org/276/Mosquitoes-West-Nile-Virus>. A guidance document is attached.

#### **Water Conservation**

Effective water conservation strategies help to address this important natural resource as well as public and environmental health. TCHD supports water conservation programs to ensure a sustainable supply for essential uses such as drinking and hygiene. To reduce water consumption, the applicant should consider techniques such as conducting water audits. For more information on specific water conservation measures, consult the Colorado Statewide Water Conservation Best Practices Guidebook:

<http://cwcwebelink.state.co.us/weblink/0/doc/146033/Electronic.aspx?searchid=e37b0a05-4e5a-45f7-a4c6-260ddc8da4ac>.

Berkley Shores Metro District Formation

July 11, 2019

Page 2 of 4

Please feel free to contact me at 720-200-1585 or [aheinrich@tchd.org](mailto:aheinrich@tchd.org) if you have any questions on TCHD's comments.

Sincerely,

A handwritten signature in cursive script, appearing to read "A. Heinrich".

Annemarie Heinrich, MPH/MURP  
Land Use and Built Environment Specialist

cc: Sheila Lynch, Monte Deatrich, TCHD



**Tri-County Health Department  
Guidance for Preparation of  
Mosquito Control Plan**

A Mosquito Control Plan should contain the following elements:

1. Designation of a management entity

This is the entity with authority/responsibility for implementing the plan. Typically, this will be a Special District or a Homeowners Association. If this is the case, the applicant shall submit a copy of the organizational Service Plan, by-laws or other legal document providing the authority for mosquito control. If the entity is the developer, this should be noted.

2. Funding mechanism

A method needs to be put in place to finance the program. This could be a commitment for the Service District, HOA or developer to include adequate funds for the activities as part of its annual budgeting process, or a plan by the District or HOA to assess an annual fee on residents in the subject service area, or to fund the program in some other way, per its legal authority as noted in #1.

3. Activities that will be undertaken to prevent mosquito breeding conditions

This section places emphasis on the proper design, construction, operation and maintenance of stormwater facilities to prevent mosquitoes from breeding. In most instances, it is nothing different than is already required by the County and Volume 3 of the Urban Drainage and Flood Control District's (UDFCD) Urban Storm Drainage Criteria Manual for flood control and stormwater quality. The literature on this subject, supported by local field experience, suggests that if stormwater facilities are well-designed, built to specification, and regularly inspected and maintained to meet operating standards, stormwater facilities that are designed to completely drain in 72 hours or less are likely to do so and to prevent mosquito breeding conditions.

The likelihood or extent of mosquito breeding can also be reduced through the proper design, construction and inspection/maintenance of retention ponds or constructed wetlands that are intended to hold permanent water pools.

We have found that at the time of construction of stormwater facilities, there is often little thought given to continuity of maintenance. Requiring the applicant to think through the tasks that need to be accomplished from design through operation, who will be responsible for tasks in each phase, and a schedule for their accomplishment increases the probability that these tasks will be completed.

Ideally, before getting to this point, the applicant will have considered stormwater facility options that do not rely on extended retention or detention of stormwater without flushing over a period of 2-3 days; e.g. grass swales, porous pavements, landscape detention, reducing directly connecting impervious areas to increase infiltration. This would be coordinated through and in compliance with the requirements of the County's Engineering and/or Stormwater sections.

Suggested elements in this section include the following:

- Design review – Qualified personnel review construction plans and conduct field investigation to ensure construction per specifications of UDFCD Volume 3 and County criteria.
- Operation and maintenance activities:  
This should identify who will conduct these activities (e.g., staff or contractor), and a schedule or trigger point for doing each task. Again, the UDFCD's Vol. 3 contains minimum operation and maintenance activities. If staff are to be used, this section should note if they will need training and how they will receive it.
- Regular inspections:  
Facilities that are found to retain water should be inspected regularly to ensure that no mosquito larvae are present. Facilities should be inspected once a week beginning in April and continuing through September.
- Larvacide program:  
Even if inspections do not reveal larvae, a larvaciding program should be established as a preventive measure at the same time that the inspection program begins (generally May) and continue through September. Some mosquitoes lay their eggs in mud, and when rain falls later, they can hatch and present a problem. Larvacide should be applied at the recommended rate and frequency specified by the product manufacturer. Mosquito control products can be found by doing a search on the internet.  
Natural control of mosquito larva can be very effective is done properly. Consult the Colorado Department of Wildlife, Fisheries Division, for consultation on proper stocking of ponds with fish that will effectively control mosquito larvae.

For Technical Assistance - Contact Monte Deatrich, Tri-County Health Department's mosquito control specialist, if you have any questions about any elements of the mosquito control program. Mr. Deatrich is in Tri-County's Commerce City office; he can be reached by phone at (303) 439-5902, or by e-mail at [mdeatric@tchd.org](mailto:mdeatric@tchd.org).



**Right of Way & Permits**

1123 West 3<sup>rd</sup> Avenue  
Denver, Colorado 80223  
Telephone: **303.571.3306**  
Facsimile: 303. 571. 3284  
donna.l.george@xcelenergy.com

July 11, 2019

Adams County Community and Economic Development Department  
4430 South Adams County Parkway, 3<sup>rd</sup> Floor, Suite W3000  
Brighton, CO 80601

Attn: Libby Tart

**Re: Berkley Shores Metro District Formation, Case # PLN2019-00007**

Public Service Company of Colorado's (PSCo) Right of Way & Permits Referral Desk has reviewed the documentation for **Berkley Shores Metro District Formation** and has no objection to this proposal, contingent upon PSCo's ability to maintain all existing rights and this amendment should not hinder our ability for future expansion, including all present and any future accommodations for natural gas transmission and electric transmission related facilities.

The property owner/developer/contractor must complete the application process for any new natural gas or electric service, or modification to the existing gas service or electric distribution facilities via [xcelenergy.com/InstallAndConnect](http://xcelenergy.com/InstallAndConnect). The Builder's Call Line is 1-800-628-2121. It is then the responsibility of the developer to contact the Designer assigned to the project for approval of design details. Additional easements may need to be acquired by separate document for new facilities.

As a safety precaution, PSCo would like to remind the developer to call the Utility Notification Center by dialing 811 to have all utilities located prior to any construction.

Donna George  
Right of Way and Permits  
Public Service Company of Colorado / Xcel Energy  
Office: 303-571-3306 – Email: donna.l.george@xcelenergy.com

## Exhibit 5: Neighborhood Comment

No comment.



## Request for Comments

Case Name: Berkley Shores Metro District Formation

Case Number: PLN2019-00007

July 5, 2019

Adams County Planning Commission and the Board of County Commissioners are requesting comments on the following requests:

**A service plan to establish the Berkley Shores Metropolitan District. The service plan will provide funding for construction and maintenance of public services and facilities within the Berkley Shores Subdivision.**

The Assessor's Parcel Numbers are: **0182508200049, 0182508200050, 018250829001**

Applicant Information: McGeedy Becher, P.C.  
450 East 17<sup>th</sup> Avenue, Suite 400  
Denver, CO 80203

Please forward any written comments on this application to the Department of Community and Economic Development at 4430 South Adams County Parkway, Suite W2000A Brighton, CO 80601-8216. (720) 523-6858 by **Friday, July 19, 2019** in order that your comments may be taken into consideration in the review of this case. If you would like your comments included verbatim please send your response by way of e-mail to [Ltart-schoenfelder@adcogov.org](mailto:Ltart-schoenfelder@adcogov.org).

Once comments have been received and the staff report written, the staff report and notice of public hearing dates will be forwarded to you for your information. The full text of the proposed request and additional colored maps can be obtained by contacting this office or by accessing the Adams County web site at [www.adcogov.org/planning/currentcases](http://www.adcogov.org/planning/currentcases).

Thank you for your review of this case.

Libby Tart, AICP  
Case Manager



## Public Hearing Notification

<b>Case Name:</b>	Berkley Shores Metro District Formation
<b>Case Number:</b>	PLN2019-00011
Planning Commission Date:	July 25, 2019 at 6 p.m.
Board of County Commissioners Consent Item:	August 13, 2019 at 9:30 a.m.
<b>Board of County Commissioners Hearing:</b>	<b>August 20, 2019</b> at 9:30 a.m.

July 19, 2018

A public hearing has been set by the Adams County Board of County Commissioners to consider the following request:

**A service plan to establish the Berkley Shores Metropolitan District. The service plan will provide funding for construction and maintenance of public services and facilities within the Berkley Shores Subdivision.**

The Assessor's Parcel Numbers are: **0182508200049, 0182508200050, 018250829001**

Applicant Information: McGeady Becher, P.C.  
450 East 17<sup>th</sup> Avenue, Suite 400  
Denver, CO 80203

The hearing will be held in the Adams County Hearing Room located at 4430 South Adams County Parkway, Brighton CO 80601. This will be a public hearing and any interested parties may attend and be heard. The Applicant and Representative's presence at these hearings is requested. If you require any special accommodations (e.g., wheelchair accessibility, an interpreter for the hearing impaired, etc.) please contact the Adams County Community and Economic Development Department at 720-523-6800 (or if this is a long distance call, please use the County's toll free telephone number at 1-800-824-7842) prior to the meeting date. For further information regarding this case, please contact the Department of Community and Economic Development, 4430 S. Adams County Parkway, Brighton, CO 80601, 720-523-6800. This is also the location where maps and/or text certified by the Planning Commission may be viewed. The full text of the proposed request and additional colored maps can be obtained by contacting this office or by accessing the Adams County web site at [www.adcogov.org/planning/currentcases](http://www.adcogov.org/planning/currentcases).

Thank you for your review of this case.

Libby Tart, AICP  
Case Manager

BOARD OF COUNTY COMMISSIONERS

Eva J. Henry  
DISTRICT 1

Charles "Chaz" Tedesco  
DISTRICT 2

Emma Pinter  
DISTRICT 3

Steve O'Dorisio  
DISTRICT 4

Mary Hodge  
DISTRICT 5

**NOTICE OF PUBLIC HEARING  
FOR LAND USE**

**NOTICE IS HEREBY GIVEN**, that an application has been filed by, **HIGHLAND DEVELOPMENT COMPANY, Case # PLN2019-00007**, requesting: A service plan to establish the Berkley Shores Metropolitan District. The service plan will provide funding for construction and maintenance of public services and facilities within the Berkley Shores Subdivision on the following property:

**LEGAL DESCRIPTION:**

**TRACT A:**

A PARCEL OF LAND SITUATED IN THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 3 SOUTH, RANGE 68 WEST OF THE SIXTH P.M., COUNTY OF ADAMS, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 8; THENCE NORTH 0°08'18" EAST ALONG THE WEST LINE OF SAID NORTHWEST 1/4, A DISTANCE OF 1292.26 FEET THENCE SOUTH 89°51'42" EAST, A DISTANCE OF 30.00 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF LOWELL BOULEVARD, SAME BEING THE TRUE POINT OF BEGINNING;

THENCE NORTH 0°08'18" EAST ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 124.18 FEET;

THENCE SOUTH 89°51'42" EAST DEPARTING SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 10.00 FEET TO A POINT ON A LINE 40.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID NORTHWEST 1/4; THENCE NORTH 62°25'26" EAST, A DISTANCE OF 388.32 FEET; THENCE NORTH 73°18'34" EAST A DISTANCE OF 95.57 FEET; THENCE SOUTH 89°45'58" EAST, A DISTANCE OF 185.26 FEET TO A POINT ON THE EAST LINE OF THE WEST 1/2 OF THE WEST 1/2 OF SAID NORTHWEST 1/4; THENCE SOUTH 0°06'13" WEST ALONG SAID EAST LINE, A DISTANCE OF 332.96 FEET; THENCE NORTH 89°47'13" WEST, A DISTANCE OF 630.72 FEET TO THE TRUE POINT OF BEGINNING,

EXCEPTING THEREFROM, THE PARCELS CONVEYED TO THE COUNTY OF ADAMS, STATE OF COLORADO IN WARRANTY DEEDS RECORDED SEPTEMBER 9, 2008 UNDER RECEPTION NOS. 2008000072012 AND 2008000072020,

COUNTY OF ADAMS, STATE OF COLORADO.

**TRACT B:**

BLOCK 1, POMPONIO SUBDIVISION, ACCORDING TO THE PLAT RECORDED MARCH 16, 1970 UNDER RECEPTION NO. 886524, WHICH SUBDIVISION IS NOW KNOWN AS CLYDE AND OPAL'S SUBDIVISION, ACCORDING TO THE RATIFICATION AND CONFIRMATION RECORDED APRIL 27, 1970 IN BOOK 1593 AT PAGE 464, COUNTY OF ADAMS, STATE OF COLORADO.

**TRACT C:**

THE NW 1/4 OF THE SW 1/4 OF THE NW 1/4 AND THE SW 1/4 OF THE NW 1/4 OF THE NW 1/4 OF SECTION 8, TOWNSHIP 3 SOUTH, RANGE 68 WEST, OF THE SIXTH P.M.,

EXCEPT THE PARCELS CONVEYED IN DEEDS RECORDED JUNE 1, 1972 IN BOOK 2351 AT PAGE 962 AND JANUARY 5, 1984 IN BOOK 2827 AT PAGE 139,

AND ALSO EXCEPTING THE PARCELS CONVEYED TO THE COUNTY OF ADAMS, STATE OF COLORADO IN WARRANTY DEEDS RECORDED SEPTEMBER 9, 2008 UNDER RECEPTION NOS. 2008000072012 AND 2008000072020,

AND FURTHER EXCEPTING THE PROPERTY SET FORTH WITHIN THE PLATS OF POMPONIO SUBDIVISION RECORDED MARCH 16, 1970 UNDER RECEPTION NO. 886524, WHICH SUBDIVISION IS NOW KNOWN AS CLYDE AND OPAL'S SUBDIVISION, ACCORDING TO THE RATIFICATION AND CONFIRMATION RECORDED APRIL 27, 1970 IN BOOK 1593 AT PAGE 464, AND SUNSET LAKES FILING NO. 1 RECORDED MAY 17, 1995 UNDER RECEPTION NO. C0074382,

COUNTY OF ADAMS, STATE OF COLORADO.

(The above legal description was provided by the applicant and Adams County is not responsible for any errors and omissions that may be contained herein and assumes no liability associated with the use or misuse of this legal description.)

**APPROXIMATE LOCATION:**

**6300 LOWELL BLVD.**

**NOTICE IS HEREBY GIVEN** that a public hearing will be held by the Adams County Planning Commission in the Hearing Room of the Adams County Government Center, 4430 S. Adams County Parkway, Brighton, CO - 1st Floor, on the **25th day of July, at the hour of 6:00 p.m.**, where and when any person may appear and be heard and a recommendation on this application will be forwarded to the Board of County Commissioners.

**NOTICE IS FURTHER GIVEN**, that a consent agenda hearing will be held by the Adams County Board of County Commissioners in the Hearing Room of the Adams County Government Center, 4430 S. Adams County Parkway, Brighton, CO - 1st Floor, on the **13th day of August, at the hour of 9:30 a.m.**, to consider the above request where and when any person may appear and be heard.

**NOTICE IS FURTHER GIVEN**, that a public hearing will be held by the Adams County Board of County Commissioners in the Hearing Room of the Adams County Government Center, 4430 S. Adams County Parkway, Brighton, CO - 1st Floor, on the **20th day of August, at the hour of 9:30 a.m.**, to consider the above request where and when any person may appear and be heard.

**NOTICE IS FURTHER GIVEN** that any person owning property in the proposed special district requesting that his or her property be excluded from the special district shall submit a request to the Board of County Commissioners pursuant to Colorado Revised Statute 32-1-203(3.5).

For further information regarding this case, please contact Libby Tart at the Department of Community and Economic Development, 4430 S. Adams County Pkwy, Brighton, CO 80601, 720.523.6800. This is also the location where the maps and/or text certified by the Planning Commission may be viewed.

**BY ORDER OF THE BOARD OF COUNTY COMMISSIONERS**  
**JOSH ZYGIELBAUM, CLERK OF THE BOARD**

Adams County Attorney's Office  
Attn: Christine Fitch  
CFitch@adcogov.org  
4430 S Adams County Pkwy  
Brighton CO 80601

Century Link, Inc  
Attn: Brandyn Wiedreich  
5325 Zuni St, Rm 728  
Denver CO 80221

Adams County CEDD Development Services Engineer  
Attn: Devt. Services Engineering  
4430 S. Adams County Pkwy.  
Brighton CO 80601

CITY OF ARVADA  
Attn: Rita McConnell  
8101 RALSTON RD  
ARVADA CO 80002

Adams County CEDD Right-of-Way  
Attn: Marissa Hillje  
4430 S. Adams County Pkwy.  
Brighton CO 80601

CITY OF ARVADA - WATER AND SANITATION DEPT.  
Attn: JAMES SULLIVAN  
8101 RALSTON RD.  
ARVADA CO 80002

Adams County Development Services - Building  
Attn: Justin Blair  
4430 S Adams County Pkwy  
Brighton CO 80601

CITY OF WESTMINSTER  
Attn: Andy Walsh  
4800 W 92nd Avenue  
WESTMINSTER CO 80031

Adams County Fire Protection District  
Attn: Chris Wilder  
8055 N. WASHINGTON ST.  
DENVER CO 80229

CITY OF WESTMINSTER  
Attn: MAC CUMMINS  
4800 W 92ND AVE.  
WESTMINSTER CO 80031

Adams County Parks and Open Space Department  
Attn: Aaron Clark  
mpedrucci@adcogov.org

Code Compliance Supervisor  
Attn: Eric Guenther  
eguenther@adcogov.org

Adams County Sheriff's Office: SO-HQ  
Attn: Rick Reigenborn

COLORADO DEPT OF TRANSPORTATION  
Attn: Steve Loeffler  
2000 S. Holly St.  
Region 1  
Denver CO 80222

Adams County Sheriff's Office: SO-SUB  
Attn: SCOTT MILLER

COMCAST  
Attn: JOE LOWE  
8490 N UMITILLA ST  
FEDERAL HEIGHTS CO 80260

ARVADA FIRE DEPT.  
Attn: CHIEF JON GREER  
HEADQUARTERS, 7903 ALISON WAY  
ARVADA CO 80005

Crestview Water & Sanitation  
Attn: Patrick Stock  
7145 Mariposa St  
PO Box 21299  
Denver CO 80221-0299

CDOT Colorado Department of Transportation  
Attn: Bradley Sheehan  
2829 W. Howard Pl.  
2nd Floor  
Denver CO 80204

GOAT HILL  
Attn: SHARON WHITEHAIR  
2901 W 63RD  
AVE SP:0047  
DENVER CO 80221



Hyland Hills Park & Recreation District  
Attn: Terry Barnhart  
8801 Pecos St  
Denver CO 80260

Xcel Energy  
Attn: Donna George  
1123 W 3rd Ave  
DENVER CO 80223

METRO WASTEWATER RECLAMATION  
Attn: CRAIG SIMMONDS  
6450 YORK ST.  
DENVER CO 80229

NS - Code Compliance  
Attn: Kerry Gress  
kgress@adcogovorg

REGIONAL TRANSPORTATION DIST.  
Attn: CHRIS QUINN  
1560 BROADWAY SUITE 700  
DENVER CO 80202

TRI-COUNTY HEALTH DEPARTMENT  
Attn: MONTE DEATRICH  
4201 E. 72ND AVENUE SUITE D  
COMMERCE CITY CO 80022

TRI-COUNTY HEALTH DEPARTMENT  
Attn: Sheila Lynch  
6162 S WILLOW DR, SUITE 100  
GREENWOOD VILLAGE CO 80111

Tri-County Health: Mail CHECK to Sheila Lynch  
Attn: Tri-County Health  
landuse@tchd.org

WESTMINSTER FIRE DEPT.  
Attn: CAPTAIN DOUG HALL  
9110 YATES ST.  
WESTMINSTER CO 80031

WESTMINSTER SCHOOL DISTRICT #50  
Attn: Jackie Peterson  
7002 Raleigh Street  
WESTMINSTER CO 80030

Xcel Energy  
Attn: Donna George  
1123 W 3rd Ave  
DENVER CO 80223

Berkeley Water & Sanitation District	4455 West 58th Avenue, Unit A	Arvada	CO	80002 <a href="mailto:berkeleywater@gmail.com">berkeleywater@gmail.com</a>	PL016	Sharon	Whitehair	
Shaw Heights Water District	8870 Hunter Way	Westminster	CO	80031	PL120	Lloyd	O'Neal	Westminster provides water to this District
North Pecos Water & Sanitation District	6900 Pecos St	Denver	CO	80221 <a href="mailto:manager@northpecoswater.org">manager@northpecoswater.org</a>	PL103	Russell	Traska	
North Washington Street Water & San Dist	3172 E 78th Ave	Denver	CO	80229 <a href="mailto:jjamsey@nwsd.com">jjamsey@nwsd.com</a>	PL104	Jim	Jamsey	
North Lincoln Water and Sanitation District	1560 Broadway, Suite 1400	Denver	CO	80202 <a href="mailto:ebarenberg@owen-engineering.com">ebarenberg@owen-engineering.com</a>	PL102	Jorge	Hinojos	
South Adams County Water & San Dist	10200 E 102nd Ave	Henderson	CO	80022 <a href="mailto:amorenos@acwsd.org">amorenos@acwsd.org</a>	PL123	Abel	Moreno	
SOUTH ADAMS CO. FIRE DISTRICT	6050 Syracuse Street	Commerce City	CO	80022 <a href="mailto:rweigum@sacfd.org">rweigum@sacfd.org</a>	PL161	Randall	Weigum	
Mapleton Public Schools	591 East 80th Avenue	Denver	CO	80229 <a href="mailto:charlotte@mapleton.us">charlotte@mapleton.us</a>				
WEST ADAMS SOIL CONSERVATION DISTRICT	57 West Bromley Lane	Brighton	CO	80601 <a href="mailto:cindy.einspahr@co.usda.gov">cindy.einspahr@co.usda.gov</a>	PL093	Cindy	Einspahr	

# Berkley Shores Metropolitan District Service Plan

PLN2019-00007

August 20, 2019

Board of County Commissioners

Community and Economic Development Department

Case Manager: Libby Tart



# Request

- A Service Plan for the Berkley Shores Metropolitan District



# Aerial View 6300 and 6330 Lowell Blvd.



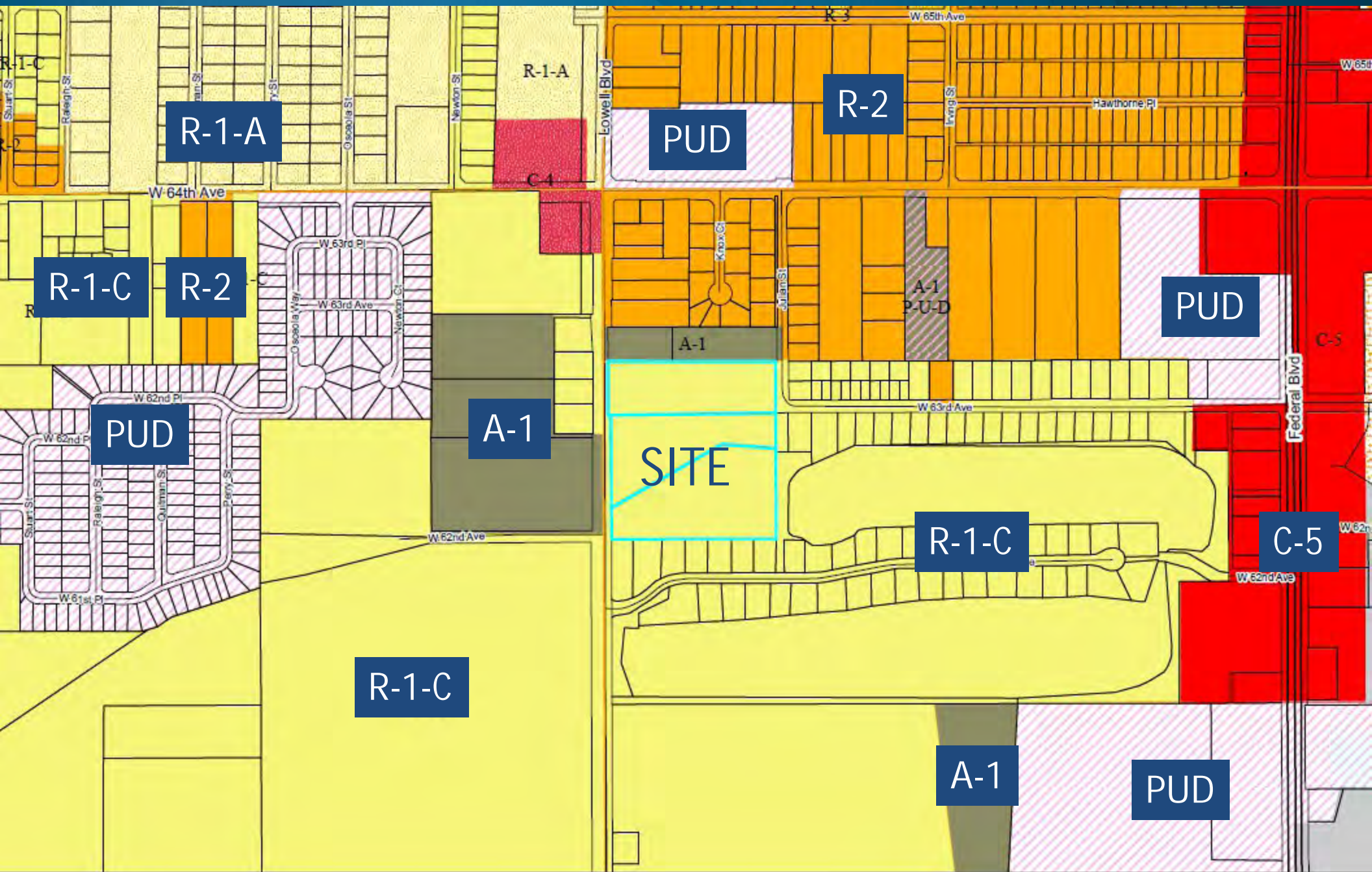


# Aerial View 6300 and 6330 Lowell



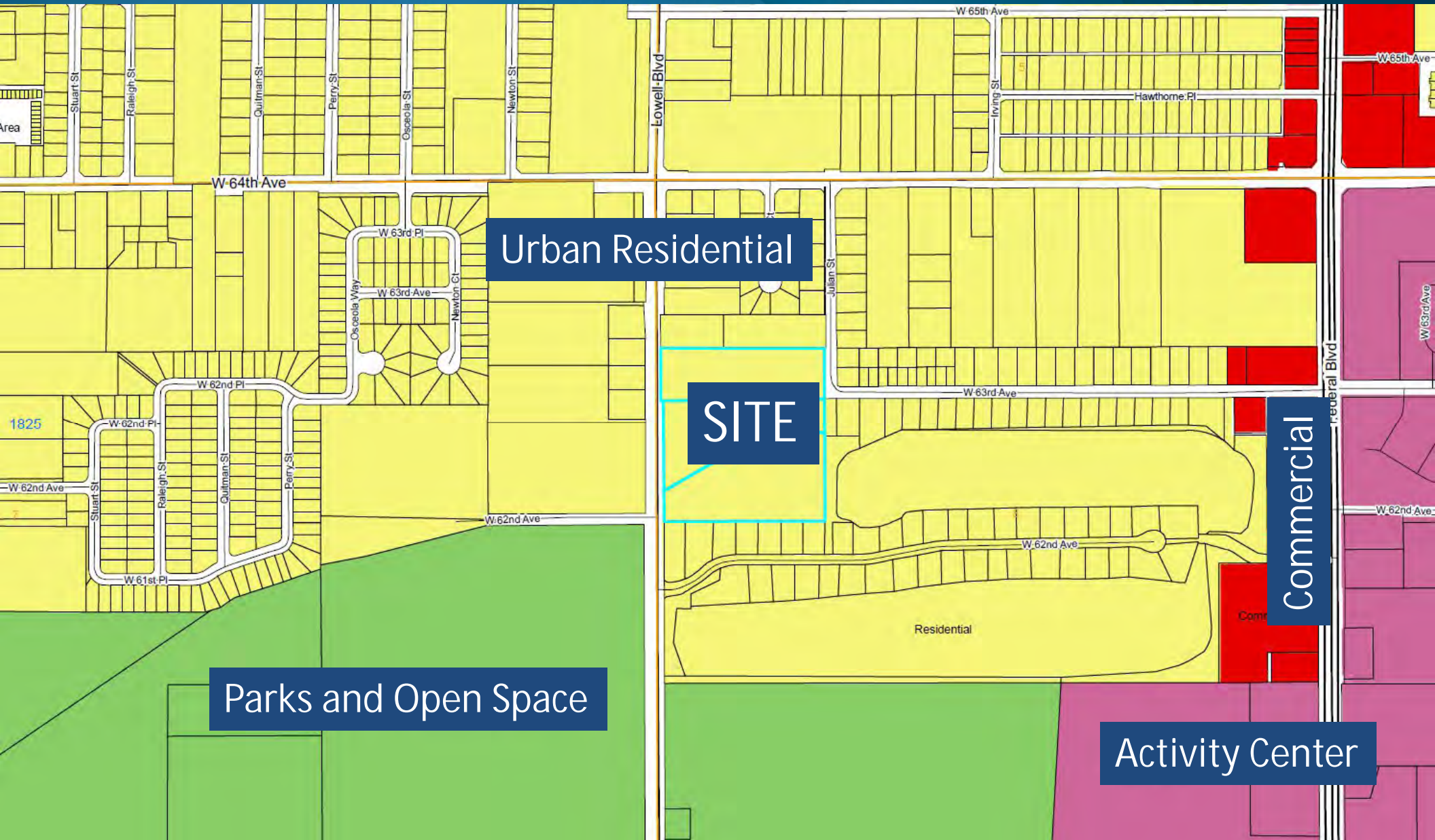


# Current Zoning Map





# Future Land Use Map





# Background

## Applications Submitted for the Proposed Development:

1. Rezoning to Planned Unit Development
2. Preliminary Development Plan (PDP)
3. Preliminary Plat
4. Waiver of the Lot Width to Depth Ratio

# Background

- Proposed Development
  - 10 acres
  - 89 units of housing – 17 SFD, 72 SFA
  - Anticipated price point for SFD: mid-500s
  - Anticipated price point for SFA: mid-300s/low 400s
  - 30% minimum open space – includes a water feature/open space amenity

# Development Standards

- Chapter 10 - Special Districts
  - Description of area to be served
  - Description of proposed facilities & services
  - Financial plan (cost & debt)
- Findings
  - Sufficient existing and projected need for organized services
  - Existing service is inadequate for present and projected needs
  - Proposed district is capable of providing economical and sufficient service/ financial ability to repay debt

# Description of Facilities and Services

Financing and construction of public infrastructure and improvements, including:

- District Owned Streets and Alleys
- Water and Sanitation Infrastructure
- Traffic & Safety Controls
- Mosquito Control
- Etc.



# Financing Structure

- Maximum debt issuance amount: \$8.3 million
- Estimated cost of public improvements: \$4.4 million
- Max. mill levy: 50 mills
- Maximum interest rate: 18%
- Proposed length of bonds: 30 years
- Operating budget in first year: \$50,000

# Referral Comments

- Agencies/districts within 3 miles
- Adams County agencies
  - No outstanding concerns noted

# PC Update

- July 25, 2019
  - Recommended unanimous approval (7-0) vote
- Public Testimony:
  - None

# Staff Analysis

- Sufficient existing and projected need
- Existing service is inadequate
- Capable of providing service
- Financial ability to re-pay debt
- Adequate service will not be available through the County or other agency
- Facility and service standards compatible with County standards
- Compliance with Master Plan
- Compliance with County, regional, or state water quality management plans
- Creation of District in best interest of area to be served



# Recommendation

(PLN2019-00007 Berkley Shores Metropolitan  
District Service Plan)

PC and Staff recommends Approval of this request with 9 findings-of-fact.

# Findings-of-Fact

1. There is sufficient existing and projected need for organized service in the area to be serviced by the proposed District.
2. The existing service in the area to be served is inadequate for present and projected needs.
3. The proposed Special District is capable of providing economical and sufficient service to the area within its proposed boundaries.
4. The area to be included in the proposed Special District has, or will have, the financial ability to discharge the proposed indebtedness on a reasonable basis.
5. Adequate service is not, or will not be, available to the area through the County, other existing municipal or quasi-municipal corporations, including existing Special Districts, within a reasonable time and on a comparable basis.

# Findings of Fact

6. The facility and service standards of the proposed Special District are compatible with the facility and service standards of each county within which the proposed District is to be located and each municipality which is an interested party under C.R.S. Section 32-1-204 (1).
7. The proposal is in compliance with a master plan adopted pursuant to C.R.S. Section 30-28-106.
8. The proposal is in compliance with any duly adopted county, regional, or state long-range water quality management plan for the area.
9. The creation of the proposed District will be in the best interest of the area proposed to be served.





# Property Taxes

- Actual value is not taxable value
  - Taxable is a % of actual= Assessed value
- To calculate the property tax, multiply the assessed value times the decimal equivalent of the total mill levy.
- A mill is equal to 1/1000 of a dollar (\$1 per \$1,000).
- A tax rate is the mill levy expressed as a percentage.
- 50 mills = Five percent or .05 as the decimal equivalent.
- Assessed Value x Mill Levy= Taxes